

AGENDA

Council Meeting

Monday, 22 June 2026

7:00 PM

Dragon Room

Civic Centre

Hurstville



OATH OF OFFICE OR AFFIRMATION OF OFFICE

All Georges River Councillors are reminded of their Oath of Office or Affirmation of Office made at the time of their swearing into the role of Councillor.

All Councillors are to undertake the duties of the office of Councillor in the best interests of the people of the Georges River Council area and are to act faithfully and impartially carry out the functions, powers, authorities and discretions vested in them under the *Local Government Act 1993* or any other Act to the best of their ability and judgement.

DISCLOSURES OF INTEREST

All Georges River Councillors are reminded of their obligation to declare any conflict of interest (perceived or otherwise) in a matter being considered by Council or at any meeting of Council.

COUNCIL MEETING ORDER OF BUSINESS

OPENING

ACKNOWLEDGEMENT OF COUNTRY

Council acknowledges the Bidjigal people of the Eora Nation, who are the Traditional Custodians of all lands, waters and sky in the Georges River area. I pay my respect to Elders past and present and extend that respect to all Aboriginal and Torres Strait Islander peoples who live, work and meet on these lands.

NATIONAL ANTHEM

PRAYER

APOLOGIES / LEAVE OF ABSENCE

NOTICE OF WEBCASTING

DISCLOSURES OF INTEREST

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NOTICES OF MOTION

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Nil

CONFIRMATION OF MINUTES OF PREVIOUS MEETINGS

Item: CCL036-26 Confirmation of the Minutes of the Council Meeting held on 25 May 2026

Author: Executive Services Officer

Directorate: Office of the General Manager

Matter Type: Previous Minutes

CCL036-26

RECOMMENDATION:

That the Minutes of the Council Meeting held on 25 May 2026, be adopted.

ATTACHMENTS

Attachment [↓](#)1 Minutes of the Council Meeting held on 25 May 2026

MINUTES

Council Meeting

Monday, 25 May 2026

7:00 PM

Dragon Room
Civic Centre
Hurstville

UNCONFIRMED



PRESENT

COUNCIL MEMBERS

The Mayor, Councillor Elise Borg, Councillor Matthew Allison, Councillor Elaina Anzellotti, Councillor Oliver Dimoski, Councillor Thomas Gao, Councillor Gerard Hayes, Councillor Christina Jamieson, Councillor Kathryn Landsberry, Councillor Nancy Liu, Councillor Peter Mahoney, Councillor Natalie Mort, Deputy Mayor, Councillor Sam Stratikopoulos, and Councillor Ben Wang.

COUNCIL STAFF

General Manager – David Tuxford, Director Assets and Infrastructure – Bryce Spelta, Director Environment and Planning – Joseph Hill, Director Community and Culture – Kristie Dodd, Director Business and Corporate Services – Danielle Parker, Manager, Office of the General Manager – Vicki McKinley, Executive Services Officer – Marisa Severino, Executive Services Officer – Nickie Paras, Executive Assistant to General Manager – Sue Matthew, General Counsel - James Fan, Executive Manager City Futures – Kent Stroud, Chief Audit Executive – Steven Baker, Coordinator Communications & Engagement – Catherine James, Environmental and Open Space Projects Engineer – Leo Hoang, Chief Information Officer – Brendan Scott, Head of Technology – Garuthman De Silva and Technology Services Officer Chris Stojanovski.

OPENING

The Mayor, Councillor Borg, opened the meeting at 7.00pm.

ACKNOWLEDGEMENT OF COUNTRY

The Mayor, Councillor Borg acknowledged the Bidjigal people of the Eora Nation, who are the Traditional Custodians of all lands, waters and sky in the Georges River area. I pay my respect to Elders past and present and extend that respect to all Aboriginal and Torres Strait Islander peoples who live, work and meet on these lands.

NATIONAL ANTHEM

All those present stood for the singing of the National Anthem.

PRAYER

Pastor Peter Wallis from Revival Church offered a prayer to the meeting.

APOLOGIES/LEAVE OF ABSENCE

That an apology be accepted for Councillor Pun and Councillor Arthur.

RESOLVED: Councillor Anzellotti, Councillor Gao

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Allison, Councillor Anzellotti, Councillor Dimoski, Councillor Gao, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Councillor Mort, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

REQUEST TO ATTEND VIA AUDIO VISUAL LINK

There were no requests to attend via Audio Visual Link.

NOTICE OF WEBCASTING

The Mayor, Councillor Borg advised staff and the public that the meeting is being recorded for minute-taking purposes and is also webcast live on Council's website, in accordance with section 5 of Council's Code of Meeting Practice. This recording will be made available on Council's Website.

CODE OF MEETING PRACTICE

Council's Code of Meeting Practice prohibits the electronic recording of meetings without the express permission of Council.

DISCLOSURES OF INTEREST

Non-Significant, Non-Pecuniary Interest – Councillor Allison disclosed a Non-Significant, Non-Pecuniary Interest in item **NM030-26 Poisoning of Trees – Boundary Road Reserve Peakhurst** for the reason he is a long term member of Oatley Flora and Fauna (OFF) which strongly advocates for the preservation of remnant indigenous trees being a connection to country and recognises that perpetrators of these heinous acts when convicted be subject to substantial penalties. **Councillor Allison** will remain in the meeting and take part in the consideration of this item.

CONFIRMATION OF MINUTES OF PREVIOUS MEETINGS

CCL029-26 Confirmation of the Minutes of the Council Meeting held on 28 April 2026
(Report by Executive Services Officer)

RESOLVED: Councillor Mahoney, Councillor Liu

That the Minutes of the Council Meeting held on 28 April 2026, be adopted.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Allison, Councillor Anzellotti, Councillor Dimoski, Councillor Gao, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Councillor Mort, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

MAYORAL MINUTES

MM005-26 Expansion of Lime Bikes in Georges River
(Report by The Mayor, Councillor Borg)

RESOLVED: The Mayor, Councillor Borg

That Council:

- (a) Notes the update on the expansion of Lime shared e-bike operations, including usage data and community feedback;
- (b) Continues to work collaboratively with Lime to monitor service levels, including parking compliance and operator responsiveness, and improve outcomes for the Georges River

community;

- (c) Commences a community awareness campaign outlining the responsibilities of the operator and riders and promoting safe riding and proper parking;
- (d) Advocates for clear, enforceable and contemporary regulations, as well as appropriate and equitable funding arrangements to support the management of micromobility services; and
- (e) Provides a Councillor briefing/workshop on the expansion and management of shared micromobility services to ensure the best outcomes for the community.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Allison, Councillor Anzellotti, Councillor Dimoski, Councillor Gao, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Councillor Mort, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

MM006-26 Emergency Services Funding Reform – Response to NSW Treasury Options Paper (Report by The Mayor, Councillor Borg)

RESOLVED: The Mayor, Councillor Borg

- (a) That Council promote community awareness of the Parliamentary Select Committee inquiry by sharing relevant information and submission links through Council's communication channels, including social media, to encourage residents and businesses to understand the proposed reforms and participate in the consultation process.
- (b) That Council submit a formal response to the Parliamentary Select Committee inquiry prior to the 19 June 2026 deadline, and provide a copy to the local Members representing the Local Government Area (LGA), which:
 - (i) Supports reform of the Emergency Services Levy (ESL) to ensure the funding model is fairer, more transparent, and more equitable across the community.
 - (ii) Supports Revenue NSW assuming sole responsibility for the administration, billing, collection, and debt management of any new broad-based property levy.
- (c) Opposes any funding model that requires local councils to act as the primary collection agency through the inclusion of the levy on council rate notices, particularly where such arrangements would impose additional administrative costs, resource burdens, and cost-shifting pressures on local government.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Allison, Councillor Anzellotti, Councillor Dimoski, Councillor Gao, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Councillor Mort, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

CONDOLENCES

Councillor Anzellotti offered condolences for Neale Daniher.

Georges River Council expresses its deep sorrow at the passing of Neale Daniher, a remarkable Australian whose courage, dignity and determination inspired millions.

Neale's tireless advocacy for people living with motor neurone disease transformed awareness of the illness across the nation and raised vital funds for research and support services through his leadership of FightMND. In recognition of his extraordinary contribution to the Australian community, Neale was named Australian of the Year in 2025 — a fitting tribute to a man whose courage and selflessness united the nation.

Motor neurone disease remains one of the most devastating and cruel diseases affecting Australian families. There is currently no cure, no known cause and very limited treatment options. Around 2,800 Australians are currently living with MND, with two Australians diagnosed every day and another two losing their lives to the disease each day. The average life expectancy following diagnosis is just 27 months.

Based on national prevalence rates, it is estimated that around 15 to 20 people and families within the Georges River community may currently be living with this cruel disease, facing unimaginable physical, emotional and financial challenges.

This motion of condolence is also deeply personal for me. My father passed away from motor neurone disease in 2020, and like so many families, we witnessed firsthand the heartbreaking impact this disease has not only on the person diagnosed, but on their loved ones and carers as well. We watched a strong and capable man gradually lose his ability to walk, speak and eventually breathe. That is why Neale Daniher's courage, advocacy and determination meant so much to families like mine across Australia.

Despite his own diagnosis, Neale continued to show extraordinary strength, humility and optimism, becoming a symbol of resilience and hope for countless Australian families affected by MND.

On behalf of Georges River Council, I would like to extend our sincere condolences to Neale's wife Jan, his children, extended family, friends, former teammates and all those touched by his life and advocacy.

May his legacy continue to inspire compassion, generosity and the pursuit of a cure for motor neurone disease.

Note: A minutes silence was observed by all present.

COMMITTEE REPORTS

CCL030-26 Report of the Assets and Infrastructure Committee meeting held on 11 May 2026

(Report by Executive Services Officer)

RESOLVED: Councillor Mort, Councillor Liu

That the Assets and Infrastructure Committee recommendations for items ASS018-26 to ASS021-26 as detailed below, be adopted by Council.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Allison, Councillor Anzellotti, Councillor Dimoski, Councillor Gao, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney,

Councillor Mort, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

ASS018-26 MORTDALE STREETSCAPE ENHANCEMENT INVESTIGATION
(Report by Manager City Technical Services)

That Council:

- (a) Receive and note this report outlining the outcomes of the investigation and the installation of enhancements to the Mortdale streetscape.
- (b) Approves the inclusion of non-budgeted capital expenditure of \$90,000 in the 2026/27 Financial Year.

ASS019-26 DRAFT VERGE MANAGEMENT POLICY
(Report by Executive Manager City Presentation & Operational Services)

- (a) That Council endorse the Draft Verge Management Policy to go on public exhibition for a period of not less than 28 days to allow feedback from residents, stakeholders and experts in environmental sustainability.
- (b) That Council receive a further report after the public exhibition period has concluded to adopt the policy after considering the feedback received.

ASS020-26 CARSS BUSH PARK PLAYSPACE UPGRADE (STAGE 2) - COMMUNITY ENGAGEMENT OUTCOMES AND CONCEPT DESIGN
(Report by Manager City Technical Services)

That Council:

- (a) Note the outcome of the Carss Bush Park Playspace Stage 2 design community engagement.
- (b) Endorses the concept design for the Carss Bush Park Playspace Stage 2 to proceed to detailed design and construction.

ASS021-26 REPORT OF THE LOCAL TRANSPORT FORUM MEETING HELD ON 29 APRIL 2026
(Report by Executive Services Officer)

That the Local Transport Forum recommendations for items LTF031-26 to LTF040-26 as detailed below, be adopted by Council.

LTF031-26 BAUMANS ROAD AND MEADOWLAND ROAD, PEAKHURST - PROPOSED 'NO STOPPING ZONES' & '1/2P' RESTRICTIONS AT THE INTERSECTION.
(Report by Traffic Engineer)

- (a) That 'No Stopping' restrictions be introduced at the intersection of Baumans Road and Meadowland Road, Peakhurst, as per the plan attached in the report.
- (b) That '1/2P, 8:30am–6:00pm Mon–Fri & 8:30am–12:30pm Sat' parking restrictions be implemented on southern side of Meadowland Road near the intersection with Baumans Road.

LTF032-26 GLENWALL STREET, KINGSGROVE - FORMALISATION OF AN EXISTING 'BUS ZONE'
(Report by Traffic Engineer)

That the existing 'Bus Zone' on the western side of Glenwall Street, Kingsgrove, south of the driveway to No. 34, be formalised as per the plan in the report.

LTF033-26 TRAFALGAR STREET, PEAKHURST - PROPOSED "BUS ZONE" EXTENSION
(Report by Traffic Engineer)

That the existing 'Bus Zone' on the southern side of Trafalgar Street, fronting No. 69, be extended 4m east as shown on the plan attached to the report.

LTF034-26 HILLCREST AVENUE, HURSTVILLE - PROPOSED RESIDENT PARKING PERMIT SCHEME
(Report by Senior Traffic and Transport Engineer)

That the 'Existing Resident Parking Permit Scheme Area 6' be extended to include Hillcrest Avenue between King Georges Road and Woniora Road, Hurstville as per the plan in the report.

LTF035-26 WEST STREET, BLAKEHURST - PROPOSED REALLOCATION OF THE 'NO STOPPING' SIGN
(Report by Traffic Engineer)

That the 'No Stopping' sign on the southern side of West Street, Blakehurst, be relocated 3.4m to the west as per the plan in the report.

LTF036-26 JUNCTION ROAD, BEVERLY HILLS - PROPOSED RELOCATION OF 'BUS ZONE' RESTRICTION
(Report by Traffic Engineer)

That the existing 'Bus Zone' restriction on the southern side of Junction Road, Beverly Hills, be relocated east, as per the plan in the report.

LTF037-26 DEPOT ROAD, MORTDALE - PROPOSED TEMPORARY CHANGES TO PARKING RESTRICTIONS
(Report by Traffic Engineer)

(a) That a temporary 'No Parking' restriction be installed on Depot Road, Mortdale, as per the plan in the report, during the following period to facilitate a waste drop-off event:

Friday 23 October 2026 to Monday 26 October 2026

(b) That the 'No Parking' restriction and associated signage be removed between each waste drop-off event.

LTF038-26 PITT STREET, MORTDALE - PROPOSED ACCESSIBLE PARKING
(Report by Traffic Engineer)

That 6m of the existing time-restricted parking '2P, Mon-Fri 8:30 am-6 pm and Sat 8:30 am-12:30 pm' on the southern side of Pitt Street, Mortdale be converted into an accessible parking zone, as per the plan in the report.

LTF039-26 BURGESS STREET AND TARGO ROAD INTERSECTION - PROPOSED

INTERSECTION CHANGES

(Report by Traffic Engineer)

That the priority at the Burgess Street and Targo Road intersection be modified, as per the plan in the report.

LTF040-26 WOODLANDS AVENUE, LUGARNO - PROPOSED CHANGES TO PARKING RESTRICTIONS

(Report by Traffic Engineer)

- (a) That the 'No Parking' restrictions on Woodlands Avenue, east of the intersection with Boronia Parade, be converted to 'No Stopping' restrictions, as per the plan in the report.
- (b) That the 'No Stopping' restrictions, fronting No. 93 Woodlands Avenue, be extended by approximately 2m, as per the plan in the report.

CCL031-26 Report of the Finance and Governance Committee meeting held on 11 May 2026

(Report by Executive Services Officer)

RESOLVED: Councillor Jamieson, Councillor Liu

That the Finance and Governance Committee recommendations for items FIN018-26 to FIN021-26 as detailed below, be adopted by Council.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Allison, Councillor Anzellotti, Councillor Dimoski, Councillor Gao, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Councillor Mort, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

FIN018-26 INVESTMENT REPORT AS AT 31 MARCH 2026

(Report by Senior Financial Accountant - Reporting)

That the Investment Report as at 31 March 2026 be received and noted by Council.

FIN019-26 DRAFT GEORGES RIVER COUNCIL ARTIFICIAL INTELLIGENCE (AI) POLICY

(Report by Chief Information Officer)

- (a) That Council endorse the newly developed draft Georges River Council Artificial Intelligence (AI) Policy for public consultation.
- (b) That the draft Artificial Intelligence (AI) Policy be placed on public exhibition for a period of no less than 28 days to allow the community to provide feedback.
- (c) That Council receive a further report following the public exhibition period.

FIN020-26 QUARTERLY STRATEGIC PROPERTY REPORT FOR PERIOD ENDING 31 MARCH 2026

(Report by Senior Property Officer)

That Council receive and note the contents of this report in relation to the Quarterly Commercial Property Portfolio, for the period ending 31 March 2026.

FIN021-26 QUARTERLY BUDGET REVIEW REPORT FOR PERIOD ENDING 31 MARCH 2026

(Report by Head of Financial Planning and Analysis)

That this item be deferred for consideration at the 25 May 2026 Ordinary Council Meeting.

CCL032-26 Report of the Community and Culture Committee meeting held on 11 May 2026

(Report by Executive Services Officer)

RESOLVED: Councillor Landsberry, Councillor Dimoski

That the Community and Culture Committee recommendations for items COM018-26 to COM019-26 as detailed below, be adopted by Council.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Allison, Councillor Anzellotti, Councillor Dimoski, Councillor Gao, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Councillor Mort, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this MOTION was UNANIMOUS. The Motion was CARRIED.

COM018-26 COMMUNITY GRANTS 2025-2026 ROUND 2

(Report by Grants and Project Officer)

That Council adopts the funding recommendations resulting from Georges River Council Community Grants 2025-2026 Round 2, as detailed in Attachment 1 of this report.

COM019-26 OUTGOING SPONSORSHIP - KINGSWAY COMMUNITY CARE FUNDRAISING DINNER 2026

(Report by Coordinator Events and Sponsorship)

That Council approves the Outgoing Sponsorship request of \$10,000 to become a sponsor of the Kingsway Community Care Fundraising Dinner being held on 18 June 2026.

CCL033-26 Report of the Environment and Planning Committee meeting held on 11 May 2026

(Report by Executive Services Officer)

Note: It was noted that Councillor Dimoski left the Chambers at 07.27pm.

RESOLVED: Councillor Mahoney, Councillor Landsberry

That the Environment and Planning Committee recommendations for items ENV018-26 to ENV019-26 as detailed below, be adopted by Council.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Allison, Councillor Anzellotti, Councillor Gao, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Councillor Mort, Deputy

Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

ENV018-26 DEVELOPMENT AND BUILDING Q3 METRICS REPORT
(Report by Manager Development and Building)

That Council note the Quarterly Development and Building Team Functions and Services Metrics Report for the period January to March 2026.

ENV019-26 ENDORSEMENT OF COUNCIL SUBMISSION TO THE DRAFT STATEWIDE COMMUNITY PARTICIPATION PLAN
(Report by Manager Strategic Planning)

- (a) That Council endorse the Georges River Council submission to the NSW Government on the draft Statewide Community Participation Plan (**Attachment 1**).
- (b) That Council authorise the Director, Planning & Environment to finalise and submit the endorsed submission, including any minor amendments that do not alter the substantive intent.

FINANCE AND GOVERNANCE

CCL034-26 Applications Pursuant to Councillor Ward Discretionary Fund Policy - May 2026
(Report by Executive Services Officer)

RESOLVED: Councillor Jamieson, Councillor Mahoney

That the following application for funding, pursuant to the Councillors Ward Discretionary Fund Policy, be approved:

CWF30/25-26 – Application submitted by Councillor Landsberry on behalf of Autism Community Network in the amount of \$1,500.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Allison, Councillor Anzellotti, Councillor Gao, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Councillor Mort, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

CCL035-26 FIN021-26 Quarterly Budget Review Report for Period Ending 31 March 2026 - Deferred from Finance and Governance Committee held on 11 May 2026
(Report by Head of Financial Planning and Analysis)

Note: It was noted that Councillor Dimoski returned to the Chambers at 07.29pm

RESOLVED: Councillor Jamieson, Councillor Liu

- (a) That Council receives and notes the contents of this report in relation to the Quarterly Budget Review for the period ending 31 March 2026.
- (b) That Council adopt the proposed amendments to the 2025/26 Budget as outlined in attachment 1.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Allison, Councillor Anzellotti, Councillor Dimoski, Councillor Gao, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Councillor Mort, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

NOTICES OF MOTION

NM027-26 Sporting Recognition Framework (Report by Councillor Dimoski)

RESOLVED: Councillor Dimoski, Councillor Mort

(a) That Council:

- (i) Acknowledges that many local athletes, coaches, officials and volunteers have achieved excellence and made significant contributions to sport at local, regional, state, national and international levels.
- (ii) Recognise the important role that sporting achievement plays in fostering community pride, inspiring participation in sport and physical activity, and contributing to the social and cultural life of the Georges River community.

(b) That the General Manager prepares a report to Council outlining options for a structured sporting recognition framework for the Georges River community.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Allison, Councillor Anzellotti, Councillor Dimoski, Councillor Gao, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Councillor Mort, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

NM028-26 Peakhurst West Public School Swimming Pool (Report by Councillor Liu)

MOTION: Councillor Liu, Councillor Mort

That Council:

- (a) Acknowledge that access to affordable and appropriate community sporting facilities is essential to community wellbeing.
- (b) Note that:
 - (i) The transfer of the pool to a new private operator and a commercialised mode of operation has raised concerns amongst community groups of increased fees and reduced access for community users, including local swimming clubs;
 - (ii) Proposed changes, including a reduction in 25-metre pool depth from 2.0 metres to 1.4 metres, represent a downgrade of the facility and impact its suitability for training, community programs, and typical competition use; and

- (iii) This matter has been raised with Council since December 2024, including a 2025 resolution regarding the reopening of the facility (NM091-25), and key concerns relating to affordability, access, and proposed changes remain unresolved.
- (c) Write to the NSW State Government and relevant authorities to;
 - (i) seek clarification regarding the proposed changes to the pool, including the reduction in pool depth and its impact on community users;
 - (ii) request that the proposed works be paused pending further consultation and clarification, noting that once works commence, the original functionality of the pool may be permanently affected;
 - (iii) express Council's and the community's concerns regarding affordability, access, and the proposed changes to the facility;
 - (iv) seek a review to ensure the facility remains accessible, appropriate, and fit for long-term community use.

AMENDMENT: Councillor Anzellotti Councillor Hayes

That Council:

- (a) Acknowledge that access to affordable and appropriate community sporting facilities is essential to community wellbeing.
- (b) Note that:
 - (i) The transfer of the pool to a private operator and a commercialised mode of operation has reportedly resulted in increased fees and reduced access for community users, including local swimming clubs;
 - (ii) Proposed changes, including a reduction in 25-metre pool depth from 2.0 metres to 1.35/1.4 metres, represent a downgrade of the facility and impact its suitability for training, community programs, and typical competition use; and
 - (iii) This matter has been raised with Council since December 2024, including a 2025 resolution regarding the reopening of the facility (NM091-25), and key concerns relating to affordability, access, and proposed changes remain unresolved.
- (c) Write to the NSW Government to:
 - (i) Express Council's and the community's concerns regarding affordability, access, and proposed facility changes;
 - (ii) Seek a review to ensure the facility remains accessible and appropriate for community use; and
 - (iii) Request clarification on proposed changes, including pool depth and their impact on users.
- (d) Note that local government authorities are traditionally and practically the most appropriate bodies to manage public swimming infrastructure, and therefore write to the NSW State Government to formally propose that Georges River Council assume full care and management of the facility to return it to a local government-run model.

Record of Voting

For the Amendment: Councillor Anzellotti, Councillor Gao, Councillor Hayes, Councillor Wang

Against the Amendment: The Mayor, Councillor Borg, Councillor Allison, Councillor Dimoski,

Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Councillor Mort, Deputy Mayor, Councillor Stratikopoulos

On being PUT to the meeting, voting on this Amendment was four (4) votes FOR and nine (9) votes AGAINST. The Amendment was LOST.

RESOLVED: Councillor Liu, Councillor Mort

That Council:

- (a) Acknowledge that access to affordable and appropriate community sporting facilities is essential to community wellbeing.
- (b) Note that:
 - (i) The transfer of the pool to a new private operator and a commercialised mode of operation has raised concerns amongst community groups of increased fees and reduced access for community users, including local swimming clubs;
 - (ii) Proposed changes, including a reduction in 25-metre pool depth from 2.0 metres to 1.4 metres, represent a downgrade of the facility and impact its suitability for training, community programs, and typical competition use; and
 - (iii) This matter has been raised with Council since December 2024, including a 2025 resolution regarding the reopening of the facility (NM091-25), and key concerns relating to affordability, access, and proposed changes remain unresolved.
- (c) Write to the NSW State Government and relevant authorities to:
 - (i) seek clarification regarding the proposed changes to the pool, including the reduction in pool depth and its impact on community users;
 - (ii) request that the proposed works be paused pending further consultation and clarification, noting that once works commence, the original functionality of the pool may be permanently affected;
 - (iii) express Council's and the community's concerns regarding affordability, access, and the proposed changes to the facility;
 - (iv) seek a review to ensure the facility remains accessible, appropriate, and fit for long-term community use.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Allison, Councillor Dimoski, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Councillor Mort, Deputy Mayor, Councillor Stratikopoulos

Against the Motion: Councillor Anzellotti, Councillor Gao, Councillor Hayes, Councillor Wang

On being PUT to the meeting, voting on this Motion was nine (9) votes FOR and four (4) votes AGAINST. The Motion was CARRIED.

NM029-26 **Beverly Hills Master Plan**
(Report by Councillor Wang)

Note: It was noted that Councillor Mahoney left the Chambers at 08:00pm

Note: It was noted that Councillor Mahoney returned to the Chambers at 08:02pm

MOTION: Councillor Wang, Councillor Gao

That Council:

- (a) Acknowledges the shifting planning landscape:

Notes that the vast majority of the Beverly Hills Commercial Business Area is now subject to State-led planning pathways, specifically the State Significant Development (SSD) application at 447-453 King Georges Road (former cinema site) and the State-Assessed Rezoning Proposal (SARP) for 407-511 King Georges Road. There could be more SSD submissions in the pipeline.

- (b) Recognises overlapping State jurisdictions:

Notes that the management of the Moomba to Sydney pipeline risk has effectively been referred to the Department of Planning, Housing and Infrastructure (DPHI). In November 2025, Council resolved to submit a Planning Proposal to State Planning seeking to impose a 200-metre Activity Hazard Risk Map. Given DPHI is assessing these risk controls alongside the precinct's Low- and Mid-Rise (LMR) housing policy, the State is already the primary authority.

- (c) Acknowledges the lack of a delivery timeline:

Notes with concern that despite nearly a decade of delays, Council cannot provide a definite timeline for the completion of the Beverly Hills Master Plan.

- (d) Formally requests a State takeover based on proven precedents:

Writes to the Honourable Paul Scully MP, Minister for Planning and Public Spaces, and the Department of Planning, Housing and Infrastructure (DPHI), formally requesting the State Government assume full planning control of the Beverly Hills Master Plan. Council requests the State apply a model similar to the recently finalised Sydney Olympic Park Master Plan 2050—potentially through designation as a State Significant Precinct (SSP) under a State Environmental Planning Policy (SEPP)—to ensure a holistic, cohesive precinct design and avoid fragmented, "siloed" development.

- (e) Protects ratepayer funds:

Resolves to immediately cease all further expenditure of Council funds on external consultants and technical studies for the Beverly Hills Master Plan, preventing costly coordination friction and the duplication of planning efforts.

AMENDMENT: Councillor Liu, Councillor Mahoney

That Council:

- (a) Reaffirms Council's commitment to a Council-led Beverly Hills Local Centre Master Plan to provide a coordinated, place-based framework for future land use, infrastructure, public domain improvements and revitalisation of the Beverly Hills Local Centre.
- (b) Requests that Councillors be provided with a regular project update outlining key milestones, remaining work program items and anticipated exhibition and reporting timeframes for the Beverly Hills Master Plan.
- (c) Notes that while some sites in Beverly Hills have been subject to State-led planning pathways, the State Significant Development (SSD) application for 447–453 King Georges Road was revoked by the Minister for Planning and Public Spaces for not progressing within the required timeframes, and the State Assessed Rezoning Proposal (SARP) declaration for 407–511 King Georges Road has not materially progressed since its declaration.
- (d) Notes that there is currently no established State-led precinct framework specifically

applying to Beverly Hills, and that Beverly Hills differs in context and function from major metropolitan precincts such as Sydney Olympic Park that would typically warrant consideration as a State Significant Precinct (SSP).

- (e) Notes that the Department of Planning, Housing and Infrastructure (DPHI) has a statutory role in assessing matters including hazard risks associated with the Moomba to Sydney pipeline and the implementation of State housing policies, and further notes that under the Environmental Planning and Assessment Act 1979 and relevant State planning guidelines, Council is required to consider and respond to hazard risks as part of its strategic planning functions. Council is progressing Planning Proposal PP2026/0002 in accordance with these requirements.
- (f) Acknowledges that the Beverly Hills Master Plan has experienced delays due to flood-related technical requirements from State agencies and the requirement to complete a revised Moomba to Sydney Pipeline Hazard Analysis Report following the State Government's approval for the pipeline to transition from ethane to natural gas, which has required additional hazard assessment work and contributed to delays in reporting the draft Master Plan. Council notes that the draft Master Plan is expected to be reported to Council in the coming months for endorsement for public exhibition.

POINT OF ORDER

Note: At this point in the meeting, Councillor Wang raised a Point of Order referring to Clause 10.11 of the Code of Meeting Practice that an amendment must not be a direct negative of the original motion. The Mayor, Councillor Borg, ruled on the Point of Order after suspending the business before the meeting. The Point of Order was overruled.

MOTION OF DISSENT

MOTION: Councillor Wang

That I move to dissent from the ruling of the Chairperson on the Point of Order.

Record of Voting

For the Motion: Councillor Anzellotti, Councillor Gao, Councillor Hayes, Councillor Wang

Against the Motion: The Mayor, Councillor Borg, Councillor Allison, Councillor Dimoski, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Councillor Mort, Deputy Mayor, Councillor Stratikopoulos

On being PUT to the meeting, voting on this Motion of Dissent four (4) votes FOR and nine (9) votes AGAINST. The Motion of Dissent was LOST.

AMENDMENT: Councillor Liu, Councillor Mahoney

That Council:

- (a) Reaffirms Council's commitment to a Council-led Beverly Hills Local Centre Master Plan to provide a coordinated, place-based framework for future land use, infrastructure, public domain improvements and revitalisation of the Beverly Hills Local Centre.
- (b) Requests that Councillors be provided with a regular project update outlining key milestones, remaining work program items and anticipated exhibition and reporting timeframes for the Beverly Hills Master Plan.
- (c) Notes that while some sites in Beverly Hills have been subject to State-led planning pathways, the State Significant Development (SSD) application for 447–453 King Georges Road was revoked by the Minister for Planning and Public Spaces for not progressing within the required timeframes, and the State Assessed Rezoning Proposal (SARP)

declaration for 407–511 King Georges Road has not materially progressed since its declaration.

- (d) Notes that there is currently no established State-led precinct framework specifically applying to Beverly Hills, and that Beverly Hills differs in context and function from major metropolitan precincts such as Sydney Olympic Park that would typically warrant consideration as a State Significant Precinct (SSP).
- (e) Notes that the Department of Planning, Housing and Infrastructure (DPHI) has a statutory role in assessing matters including hazard risks associated with the Moomba to Sydney pipeline and the implementation of State housing policies, and further notes that under the Environmental Planning and Assessment Act 1979 and relevant State planning guidelines, Council is required to consider and respond to hazard risks as part of its strategic planning functions. Council is progressing Planning Proposal PP2026/0002 in accordance with these requirements.
- (f) Acknowledges that the Beverly Hills Master Plan has experienced delays due to flood-related technical requirements from State agencies and the requirement to complete a revised Moomba to Sydney Pipeline Hazard Analysis Report following the State Government's approval for the pipeline to transition from ethane to natural gas, which has required additional hazard assessment work and contributed to delays in reporting the draft Master Plan. Council notes that the draft Master Plan is expected to be reported to Council in the coming months for endorsement for public exhibition.

Record of Voting

For the Amendment: The Mayor, Councillor Borg, Councillor Allison, Councillor Dimoski, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Councillor Mort, Deputy Mayor, Councillor Stratikopoulos

Against the Amendment: Councillor Anzellotti, Councillor Gao, Councillor Hayes, Councillor Wang

On being PUT to the meeting, voting on this Amendment was nine (9) votes FOR and four (4) votes AGAINST. The Amendment became the Motion.

RESOLVED: Councillor Liu, Councillor Mahoney

That Council:

- (a) Reaffirms Council's commitment to a Council-led Beverly Hills Local Centre Master Plan to provide a coordinated, place-based framework for future land use, infrastructure, public domain improvements and revitalisation of the Beverly Hills Local Centre.
- (b) Requests that Councillors be provided with a regular project update outlining key milestones, remaining work program items and anticipated exhibition and reporting timeframes for the Beverly Hills Master Plan.
- (c) Notes that while some sites in Beverly Hills have been subject to State-led planning pathways, the State Significant Development (SSD) application for 447–453 King Georges Road was revoked by the Minister for Planning and Public Spaces for not progressing within the required timeframes, and the State Assessed Rezoning Proposal (SARP) declaration for 407–511 King Georges Road has not materially progressed since its declaration.
- (d) Notes that there is currently no established State-led precinct framework specifically applying to Beverly Hills, and that Beverly Hills differs in context and function from major metropolitan precincts such as Sydney Olympic Park that would typically warrant consideration as a State Significant Precinct (SSP).

- (e) Notes that the Department of Planning, Housing and Infrastructure (DPHI) has a statutory role in assessing matters including hazard risks associated with the Moomba to Sydney pipeline and the implementation of State housing policies, and further notes that under the Environmental Planning and Assessment Act 1979 and relevant State planning guidelines, Council is required to consider and respond to hazard risks as part of its strategic planning functions. Council is progressing Planning Proposal PP2026/0002 in accordance with these requirements.
- (f) Acknowledges that the Beverly Hills Master Plan has experienced delays due to flood-related technical requirements from State agencies and the requirement to complete a revised Moomba to Sydney Pipeline Hazard Analysis Report following the State Government's approval for the pipeline to transition from ethane to natural gas, which has required additional hazard assessment work and contributed to delays in reporting the draft Master Plan. Council notes that the draft Master Plan is expected to be reported to Council in the coming months for endorsement for public exhibition.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Allison, Councillor Dimoski, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Councillor Mort, Deputy Mayor, Councillor Stratikopoulos

Against the Motion: Councillor Anzellotti, Councillor Gao, Councillor Hayes, Councillor Wang

On being PUT to the meeting, voting on this Motion was nine (9) votes FOR and four (4) votes AGAINST. The Motion was CARRIED.

NM030-26 Poisoning of Trees - Boundary Reserve Peakhurst (Report by Councillor Mahoney)

RESOLVED: Councillor Mahoney, Councillor Allison

That Council:

- (a) Recognises that three (3) *Syncarpia glomulifera* (Turpentine) trees and one (1) *Eucalyptus microcorys* (Tallowwood) tree located in Boundary Reserve, Peakhurst have been killed by poisoning.
- (b) Notes that *Syncarpia glomulifera* forms part of the Turpentine–Ironbark Forest within the Sydney Basin Bioregion (which was listed by the Commonwealth Government in 2014 as critically endangered under the Environment Protection and Biodiversity Conservation (EPBC) Act 1999).
- (c) Condemns this act of vandalism, which has adversely impacted a highly vulnerable and protected ecological system.
- (d) Continues its investigations into the matter in order to identify the culprit, and seeks the assistance of the Commander, St George Police Area Command in this regard.
- (e) Explores the possibility of incorporating all *Syncarpia glomulifera* growing in Council's parks, reserves and streets into the Significant Tree Register.
- (f) Conducts an extensive media campaign in order to publicise this act of vandalism, highlighting the penalties applicable to such crimes.
- (g) Erects appropriate signage as a further preventative and educational measure.
- (h) Notes that the damage has been registered in Council's Public Tree Vandalism Database.
- (i) Extensively replants the affected area with more specimens of *Syncarpia glomulifera* and

other species from the same endangered ecological community.

- (j) Installs necessary security measures (such as surveillance camera equipment and lighting) to deter further acts of vandalism within Boundary Reserve.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Allison, Councillor Anzellotti, Councillor Dimoski, Councillor Gao, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Councillor Mort, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

QUESTIONS WITH NOTICE

QWN013-26 Tree Vandalism
(Report by Councillor Allison)
Answer published in the business paper.

QWN014-26 Additional and Diverse Housing Planning Proposal
(Report by Councillor Wang)
Answer published in the business paper.

QUESTIONS WITH NO NOTICE

QNN006-26 NM026-26: Road Safety Concerns - Kingsway and Maluka Place Kingsgrove
(Report by Councillor Pun)
Answer published in the business paper.

CONCLUSION

The Meeting was closed at 8:52pm.

Chairperson

Item: CCL037-26 Confirmation of the Minutes of the Extraordinary Council Meeting held on 9 June 2026

Author: Executive Services Officer

Directorate: Office of the General Manager

Matter Type: Previous Minutes

RECOMMENDATION:

That the Minutes of the Extraordinary Council Meeting held on 9 June 2026, be adopted.

ATTACHMENTS

Attachment [↓](#)1 Minutes of the Extraordinary Council Meeting held on 9 June 2026

CCL037-26

MINUTES

Extraordinary Council Meeting

Tuesday, 09 June 2026

At the conclusion of the Committee Meetings

Dragon Room
Civic Centre
Hurstville

UNCONFIRMED



GEORGES RIVER COUNCIL

PRESENT

COUNCIL MEMBERS

The Mayor, Councillor Elise Borg, Councillor Matthew Allison, Councillor Elaina Anzellotti, Councillor Tom Arthur, Councillor Oliver Dimoski, Councillor Gerard Hayes, Councillor Christina Jamieson, Councillor Kathryn Landsberry, Councillor Nancy Liu, Councillor Peter Mahoney, Councillor Natalie Mort, Councillor Leon Pun, Deputy Mayor, Councillor Sam Stratikopoulos, and Councillor Ben Wang.

COUNCIL STAFF

General Manager – David Tuxford, Director Assets and Infrastructure – Bryce Spelta, Director Environment and Planning – Joseph Hill, Director Community and Culture – Kristie Dodd, Director Business and Corporate Services – Danielle Parker, Manager, Office of the General Manager – Vicki McKinley, Executive Services Officer – Marisa Severino, Executive Services Officer – Nickie Paras, Executive Assistant to General Manager – Sue Matthew, General Counsel - James Fan, Executive Manager City Futures – Kent Stroud, Chief Audit Executive – Steven Baker, Chief Information Officer – Brendan Scott, Head of Technology – Garuthman De Silva.

OPENING

The Mayor, Councillor Borg, opened the meeting at 8:07pm

ACKNOWLEDGEMENT OF COUNTRY

The Mayor, Councillor Borg acknowledged the Bidjigal people of the Eora Nation, who are the Traditional Custodians of all lands, waters and sky in the Georges River area. I pay my respect to Elders past and present and extend that respect to all Aboriginal and Torres Strait Islander peoples who live, work and meet on these lands.

APOLOGIES/LEAVE OF ABSENCE

RESOLVED: Councillor Anzellotti, Councillor Hayes

That an apology be accepted and a leave of absence granted for Councillor Gao.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Allison, Councillor Anzellotti, Councillor Arthur, Councillor Dimoski, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Councillor Mort, Councillor Pun, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

REQUEST TO ATTEND VIA AUDIO VISUAL LINK

There were no requests to attend via Audio Visual Link.

NOTICE OF WEBCASTING

The Mayor, Councillor Borg advised staff and the public that the meeting is being recorded for minute-taking purposes and is also webcast live on Council's website, in accordance with section 5 of Council's Code of Meeting Practice. This recording will be made available on Council's Website.

CODE OF MEETING PRACTICE

Council's Code of Meeting Practice prohibits the electronic recording of meetings without the express permission of Council.

DISCLOSURES OF INTEREST

There were no disclosures of interest made.

NOTICES OF RESCISSION

NR001-26 Notice of Rescission - CCL125-25 Adoption of Georges River Council's Code of Meeting Practice 2025
(Report by The Mayor, Councillor Borg)

RESOLVED: Councillor Landsberry, Councillor Jamieson

That the decision in respect of Item No. CCL125-25 from the Ordinary Meeting of Council held on 8 December 2025 be rescinded in part.

The resolution proposed to be rescinded in part is as follows:

That Council:

- (b) Adopt the Draft Code of Meeting Practice 2025 (Attachment 2) for a six (6) month trial period, noting the below overview of a number of recommended amendments:
- (i) Clause 3.7 The business paper of the Ordinary Council Meeting will be published at least eleven (11) days prior to the Ordinary Council Meeting being held.
 - (ii) Clause 3.10 Councillors are required to give notice of any business they wish to be considered by the Council at an Ordinary Council Meeting by 5:00pm, fourteen (14) business days before the meeting is held by Council (6 business days prior to publishing the business paper).
 - (iii) Clause 3.41-3.42 A Councillor may submit questions on an item of business at an Ordinary Council Meeting by 5.00pm the day after the public forum. (Note: this does not limit Councillors' ability to submit questions prior to this once the agenda has been published or ask questions on items during the meeting).
 - (iv) Clause 3.43 A supplementary business paper to be published by 5.00pm on the day of an Ordinary Council Meeting containing the Councillor questions and Council officer responses.
 - (v) As per the Model Code, a council may determine the rules under which public forums are to be conducted and when they are to be held, the following revisions have been made:
 - a) Clause 4.2 Council will conduct its public forum commencing at 6.00pm seven (7) days prior to an Ordinary Council Meeting for the purpose of hearing oral submissions from members of the public.
 - b) Clause 4.3 The Mayor, Deputy Mayor or their nominee will preside as chairperson at the forum with all Councillors invited to attend. In the absence of

the Mayor or Councillors, the General Manager will preside as chairperson.

- c) Clause 4.5 To speak at a public forum, applications must be received by 10.00am on the day on which the meeting is being held.
- d) Clause 4.15 Speakers at public forums must declare if they have an interest, state the nature of the interest and whether personal or business related, on any item they apply to speak on.
- e) Clause 4.18 A public forum should not be used to raise questions or complaints. Such matters should be forwarded in writing to the council where they will be responded to by appropriate council officers.
- (vi) Clause 18.1 Meetings of the Council and Committees of the Council are to conclude no later than 10.30pm to support the health and safety of Councillors and Council staff.
- (vii) Removed reference to a cap on Notice of Motions, Questions with Notice.
- (c) Adopt the proposed Council and Committee Meeting Schedule 2026 (Attachment 3).
- (g) The General Manager submit a report to Council in July 2026 evaluating the outcomes of the new Code of Meeting Practice after a 6 month trial period.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Allison, Councillor Anzellotti, Councillor Arthur, Councillor Dimoski, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Councillor Mort, Councillor Pun, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

FORESHADOWED MOTION

RESOLVED: Councillor Landsberry, Councillor Mort

That Council:

- (a) Note the *Local Government (General Amendment (Model Code of Meeting Practice) Regulation 2025* (Amendment Regulation) which prescribed the 2025 Model Code of Meeting Practice for Local Councils in NSW (2025 Model Meeting Code) has been disallowed by the NSW Legislative Council.
- (b) Note the disallowance of the Amendment Regulation means that the 2025 Model Meeting Code is no longer prescribed for the purposes of Section 360 of the *Local Government Act 1993* (LG Act) and the previous 2021 version of the Model Meeting Code now becomes the prescribed version.
- (c) Note at the Ordinary Meeting of Council held on 23 June 2025, Council adopted its Code of Meeting Practice including the mandatory clauses within the 2021 version of the Model Meeting Code.
- (d) Note that the Georges River Council Code of Meeting Practice adopted at the Ordinary Meeting of Council held on 23 June 2025 is reinstated.
- (e) Note the parts of the Council Resolution of the 8 December 2025 Meeting (CCL125-25) not rescinded as they are matters separate to the Code of Meeting Practice:

- (i) That Council adopt the revised Committee Meeting Terms of Reference for the:
 - a) Assets and Infrastructure Committee Meeting
 - b) Community and Culture Committee Meeting
 - c) Environment and Planning Committee Meeting
 - d) Finance and Governance Committee Meeting
- (ii) The membership of Council's Committee Meetings to include all Councillors and that meetings will be held consecutively on the second Monday of the month.
- (iii) The current Chairpersons of Council's Committee Meetings will remain in place until September 2026 as per Council Resolution CCL077-25.
- (f) That the General Manager review the Code of Meeting Practice within six months with a view to incorporating supplementary provisions or on the prescription of an updated Model Meeting Code by the NSW Government.
- (g) Further note:
 - (i) The provisions in Section 4 of the 2021 version of the Model Meeting Code stating that a Council may hold a public forum prior to each Ordinary Meeting of the Council for the purpose of hearing oral submissions from members of the public on items of business to be considered at the meeting.
 - (ii) That items of business refer to mayoral minutes, reports to council and notices of motion only, being items of business of Council.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Allison, Councillor Anzellotti, Councillor Arthur, Councillor Dimoski, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Councillor Mort, Councillor Pun, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

CONCLUSION

The Meeting was closed at 8:25pm



Chairperson

MAYORAL MINUTE**Item: MM007-26 Recognition of Kim Wagstaff's 14 Years of Service and Honour Board Induction to Georges Riverkeeper****Mayor:** The Mayor, Councillor Borg**BACKGROUND**

I want to acknowledge and celebrate the outstanding contribution of Mr Kim Wagstaff, who has recently been honoured with induction onto the Georges Riverkeeper Honour Board.

This Honour Board recognises individuals whose contribution to the health and protection of our river is truly exceptional. Kim now joins a very small and distinguished group of just eight honourees.

According to Georges Riverkeeper, Kim has been a valued Community Representative for more than 14 years. As a local resident of Oatley and a regular swimmer at Jewfish Bay Baths, his connection to the river is both personal and enduring. His passion for water quality and river health is evident in his long-standing volunteer work.

Kim strongly supports important stormwater and wastewater initiatives. This includes the Get the Site Right program, as well as key Water Urban Stormwater Design projects such as assessing the effectiveness of gross pollutant traps. He has also supported efforts to monitor wet weather sewage overflows.

More recently, Kim has taken a strong interest in the AUSMAP microplastics monitoring program. This work is drawing increasing attention from community groups such as Oatley Flora and Fauna, highlighting growing concern about microplastics as an insidious form of water pollution.

Kim has also been an integral voluntary member of the Georges Riverkeeper River Health Monitoring Program, contributing to water quality testing and sampling across the lower estuary each year.

Beyond this, Kim is an active member of the Oatley Flora and Fauna Conservation Society, further demonstrating his commitment to protecting our local environment. His contribution reflects the vital role that dedicated community volunteers play in preserving the Georges River for current and future generations.

We are fortunate to have had someone of Kim's dedication working quietly and consistently in service of our community and environment.

On behalf of Georges River Council, I thank Kim Wagstaff for his many years of service. His legacy will not only be reflected in the improved health of our river, but also in the inspiration he provides to others, including his family, to value and protect the natural world.

I am pleased that Kim is here with us today, and I invite him to come forward to receive an award for his years of service.

MOTION:

THAT Council recognise Kim Wagstaff's induction to the Georges Riverkeeper Honour Board and his 14 years of service as the Community Representative on Georges Riverkeeper.

ATTACHMENTS

Nil

Item: MM008-26 Hurstville Public School 150th Anniversary**Mayor:** The Mayor, Councillor Borg**BACKGROUND**

I am honoured to acknowledge and celebrate a remarkable milestone in our community, the 150th anniversary of Hurstville Public School.

Established in 1876, Hurstville Public School has stood at the heart of our community for a century and a half, shaping generations of young people and reflecting the growth and diversity of the Hurstville area.

From its beginnings with just 38 pupils under its first teacher, Michael Lappin, the school has grown into one of the region's most significant educational institutions.

Over the years, the school has evolved alongside the community it serves. From its early buildings and modest enrolments, to becoming one of the largest schools in New South Wales by the early 20th century, Hurstville Public School has always been a place of ambition, progress and opportunity.

Throughout its 150-year history, countless students, teachers, families and community members have contributed to the life of the school. From academic achievement and sporting success to community events and shared memories, Hurstville Public School has played a vital role in bringing people together and supporting a strong sense of belonging.

As we recognise this milestone, we celebrate not only the school's rich past, but also its bright future. Today, Hurstville Public School continues to be a vibrant, inclusive and forward-looking place of learning, committed to helping every student succeed.

To mark this significant anniversary, the school will host a community fair on Saturday 8 August on the school grounds, featuring a historical display, entertainment, food and rides, bringing together past and present members of the school community.

May the next 150 years continue to build on this proud legacy of education, community and excellence.

MOTION:

That Council extends our sincere congratulations to the principal, staff, students, families and alumni of Hurstville Public School on this very special occasion.

ATTACHMENTS

Nil

Item: MM009-26 Unlocking Homes: Accelerating Delivery of Local and State Infrastructure**Mayor:** The Mayor, Councillor Borg**BACKGROUND**

Tonight, I am joining mayors across NSW who are calling on the State Government to ensure housing growth in our community is matched with supporting infrastructure.

Growth in housing supply is being constrained by the timing of the delivery of enabling infrastructure – including roads, stormwater systems, water and sewer networks and public transport hubs.

While existing developer contributions do provide much-needed infrastructure funding – including through s7.11 and s7.12 plans for councils, and the State's Housing and Productivity Contribution (HPC) – the timing of payment means that infrastructure delivery often lags new housing and because it is delayed, it costs more.

At the same time, the NSW Government's Essential Works List restricts how councils can use local contributions, meaning that while councils can buy land for social infrastructure such as libraries, they cannot fund library construction, leaving a significant gap in the delivery of the essential infrastructure that makes communities liveable.

The NSW Government has the capacity to enable the delivery of tens of thousands of new homes by adopting three fiscally responsible proposals for infrastructure contributions reform.

These proposals are that the NSW Government must:

1. Establish a \$5 billion interest-free loan facility for councils to deliver local infrastructure ahead of developer contributions receipts, with repayment drawn from contributions as they are collected over the life of contributions plan.

Georges River recognises there are many councils across NSW that are required to deliver significant enabling infrastructure upfront. This proposal would greatly benefit those councils.

2. Commit to forward-funding \$3 billion of State and regional infrastructure in growth areas, with costs recouped progressively from the State Government's Housing and Productivity Contribution receipts.

This proposal is relevant across all councils given the increasing pressure associated with State-led housing growth and infrastructure coordination.

3. Update the list of approved infrastructure that local contributions can be used for, to allow councils to build social infrastructure such as libraries that make communities liveable.

This third proposal is the most directly relevant to the Georges River community. It is important for our urban renewal, particularly around expanding the scope of developer contributions to support a wider range of social infrastructure.

In Georges River we are building communities, not simply housing.

Crucially, these measures must supplement, and not replace, existing grant funding programs for enabling infrastructure. More broadly, there also remains the need to index local infrastructure contribution caps, which have not changed since 2009.

These proposals will potentially provide significant benefits to NSW and our current and future residents including:

- Accelerating housing supply by removing infrastructure bottlenecks.
- Predictable infrastructure delivery strengthening investor confidence.

- Land and infrastructure purchased earlier avoids further cost escalation.
- Financially constrained councils can deliver growth infrastructure without compromising core services.
- Fiscally responsible solution for the NSW Government, which can access lower interest loans than councils and will benefit from billions of dollars in stamp duty receipts.
- Better planning outcomes as infrastructure-led development builds social licence.
- Communities supported with social infrastructure that supports them to thrive.

This report calls for the NSW Government to take action to ensure the delivery of tens of thousands of new homes, by unblocking infrastructure delays that are preventing the delivery of much-needed new housing and liveable communities.

MOTION:

That Council:

- (a) Note the release of LGNSW's policy proposal, *Unlocking Homes: Accelerating delivery of local and state infrastructure for NSW*, which calls on the NSW Government to enable delivery of much-needed new housing by forward-funding state and local infrastructure, and changing the Essential Works List to allow local contributions to be used to construct social infrastructure such as libraries,
- (b) Write to the NSW Premier and Minister for Planning and Public Spaces, setting out the local impacts of delayed infrastructure provision and requesting that they support this policy proposal, and
- (c) Write to local member(s) of the NSW Parliament asking that they support their local residents by endorsing this policy proposal.

ATTACHMENTS

Attachment [↓](#)1 LG NSW - Unlocking Homes 2026



UNLOCKING HOMES Accelerating delivery of local and state infrastructure for NSW

MM009-26 Attachment 1

PRESIDENT'S FOREWORD

Right across NSW, further growth in housing supply is constrained by the timing of the delivery of enabling infrastructure – including roads, stormwater systems, public transport hubs, water and sewer networks.

The current system for funding this infrastructure that is desperately needed for new homes is broken and must be remade to solve the housing supply crisis in NSW.

Councils and the NSW Government are required to deliver essential infrastructure, but under this broken system the funding arrives too late. That means housing is delayed, communities wait longer for facilities, and the cost only goes up.

We agree with the NSW Government that the housing crisis is the number one challenge facing our communities but we also know that too little investment in the basic infrastructure needed for new homes is making the crisis worse.

The NSW Government has the capacity to bridge this gap by making no-interest loans available to Councils, by forward funding infrastructure and by expanding the list of community facilities that can be funded by developer contributions. Under the proposals put forward by LGNSW, the State Government can partner with Local Government to ensure this essential infrastructure is built, thereby supporting the growth of much needed housing.

Local Government again stands ready to partner with the State Government to deliver on much needed infrastructure for our communities.

Mayor Darcy Byrne
President LGNSW

THE PROBLEM



Both infill and greenfield development have a role to play in addressing the housing crisis.



In growth areas, housing construction is heavily dependent on enabling infrastructure provided by state and local governments – this includes water and stormwater management, roads, sewerage, electricity grids and public transport hubs.



Councils and the NSW Government only receive developer contributions for this infrastructure following subdivision or when housing construction is imminent.



This funding gap delays infrastructure delivery, often slowing delivery of much needed housing.



PROPOSAL

LGNSW calls on the NSW Government to:

- 01 **Establish a \$5 billion interest-free loan facility for councils to deliver local infrastructure ahead of developer contributions receipts, with repayment drawn from contributions as they are collected over the life of contributions plan.**
- 02 **Commit to forward-funding \$3 billion of State and regional infrastructure in growth areas, with costs recouped progressively from the State Government’s Housing and Productivity Contribution receipts.**
- 03 **Update the list of approved infrastructure that local contributions can be used for, to allow councils to build social infrastructure such as libraries that make communities liveable.**

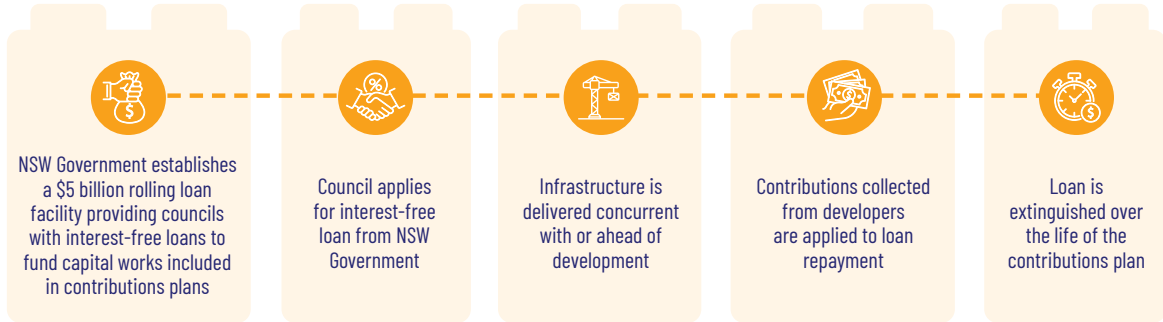
Crucially, these measures must supplement, and not replace, existing grant funding programs for enabling infrastructure. More broadly, there also remains the need to index local infrastructure contribution caps, which have not changed since 2009.

Benefits

- ✓ Accelerated housing supply by removing infrastructure bottlenecks.
- ✓ Predictable infrastructure delivery strengthens investor confidence.
- ✓ Land and infrastructure purchased earlier avoids further cost escalation.
- ✓ Financially constrained councils can deliver growth infrastructure without compromising core services.
- ✓ Fiscally responsible solution for NSW Government, which can access lower interest loans than councils.
- ✓ Better planning outcomes as infrastructure-led development builds social licence.
- ✓ Communities supported with social infrastructure that supports communities to thrive.

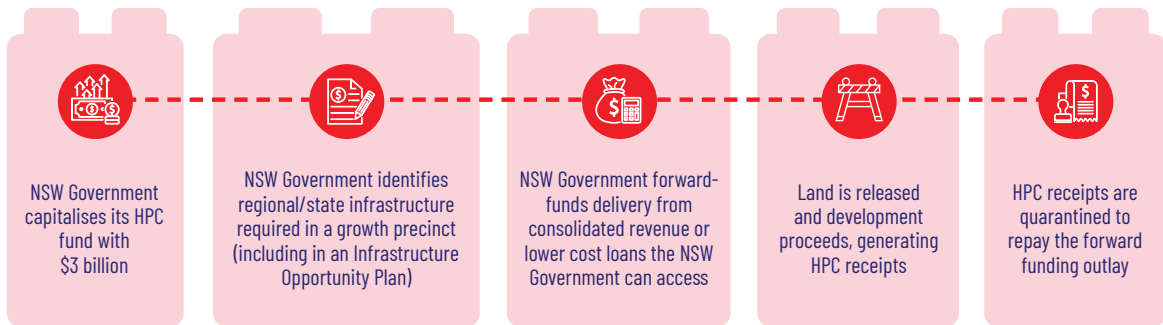
PROPOSAL ONE \$5 billion interest-free infrastructure loans for councils

Enable councils to deliver local infrastructure earlier, repaid from developer contributions as they are received over the life of a contributions plan.



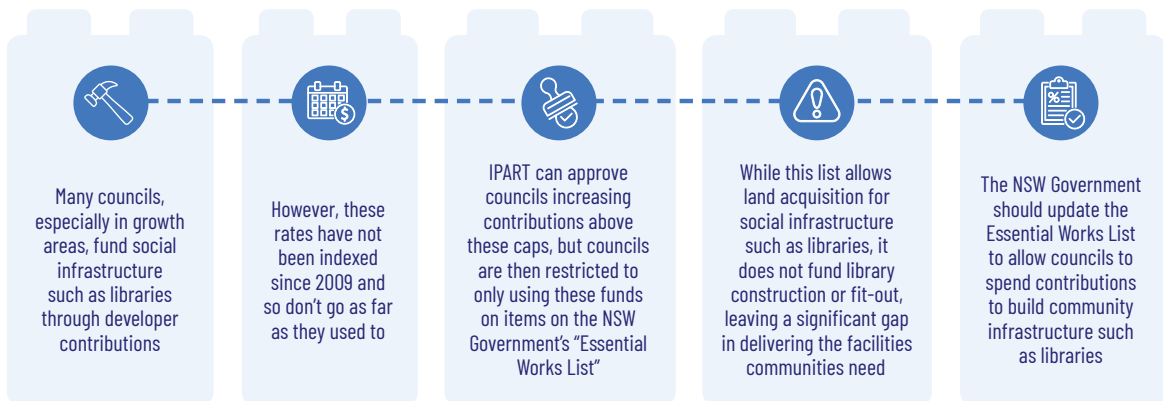
PROPOSAL TWO Forward funding regionally significant infrastructure

NSW Government forward-funds State and regional infrastructure in growth areas, recouping costs from its own HPC contributions stream.



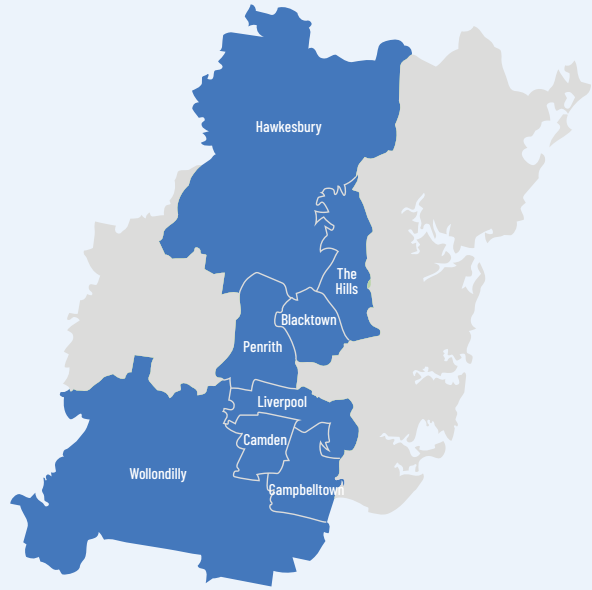
PROPOSAL THREE Allow local contributions to be used to construct social infrastructure such as libraries

Update the Essential Works List to allow construction of social infrastructure such as libraries.



LOCAL IMPACTS IN SELECTED GROWTH AREAS

To illustrate the impact of the infrastructure funding gap, just eight LGAs in NSW growth areas together have a population of more than 1.6 million residents (almost a third of Greater Sydney) and have already delivered well over 200,000 new dwellings over the last 30 years, with many more approved. However, construction of thousands of potential additional dwellings cannot proceed without funding for necessary enabling infrastructure. Forward funding infrastructure in just eight Greater Sydney LGAs would unlock the potential for almost 70,000 new homes. As these new lots are sold, they would also generate an estimated \$1.8 billion in stamp duty receipts for the NSW Government.



CASE STUDIES



Blacktown LGA



- **Approximately 3,200 dwellings completed** since 1 July 2024.
- **An estimated 3,000+ dwellings** will be directly unlocked with delivery of State-funded infrastructure.
- **Approximately 2,000 dwellings approved** but not commenced.

Case study: Quakers Road to unlock thousands of new homes

Delivery of Quakers Road is a critical infrastructure investment required to unlock housing in the Schofields Precinct in the North West Growth Area. The project includes construction of a new 1.64 kilometre four-lane sub-arterial road, intersection upgrades, shared paths, drainage, land acquisition and major utility relocations.

Investment of approximately \$85 million is required to deliver this infrastructure, supporting more than 5,000 new homes alongside improved access to transport, jobs and services. Without accelerated investment, up to 3,500 dwellings will be deferred by around seven years.

Forward-funding and accelerating delivery of Quakers Road would:

- Stimulate early housing delivery by unlocking fragmented and constrained land for development;
- Improve traffic flow and provide a critical north-south connection;
- Support public and active transport, including future bus services;
- Maximise benefits of significant government investment in the North West Growth Area and Metro network, and enhance access to Schofields Station; and
- Facilitate access to major regional sporting, social and educational infrastructure.



Camden LGA



- **2,650 dwellings completed** since 1 July 2024.
- **785 potential dwellings** approved but yet to commence construction.
- **More than 6,000 dwellings awaiting** enabling infrastructure in the Leppington Town Centre alone

Case study: Dickson Road corridor – helping to unlock Leppington Town Centre

Investment in the Dickson Road corridor is a key infrastructure package needed to unlock development in the Leppington Town Centre. It includes major road upgrades, drainage works, land acquisition and utility relocation.

Investment of approximately \$133 million is needed for this infrastructure to unlock 6,000 new homes, alongside jobs and services.

Current estimates exceed the balances of the contributions plan balances, impacting feasibility of the infrastructure package.

Forward-funding this infrastructure delivery would:

- Stimulate the early investment of lead-in infrastructure to enable new housing, industrial and commercial activity;
- Improve traffic flow through a key north-south connection; and
- Support the growth of the town centre.



Campbelltown LGA



- **1,150 lots delivered** since June 2021
- **More than 3,500 potential dwellings** awaiting enabling infrastructure.

Case study: Enabling infrastructure to support housing in Campbelltown

In Campbelltown LGAs portion of the Greater Macarthur Growth Area, more than 12,000 additional lots are progressing towards rezoning, but will be constrained by a lack of enabling infrastructure to allow for housing construction.

Within this Growth Area, across Rosalind Park and Gilead Stage 2 developments, the delivery of more than 3,500 dwelling lots is adversely impacted by a lack of critical infrastructure. This includes major intersections, sewer infrastructure as well as significant transport corridors, such as the Greater Macarthur Transit Corridor and Appin Road upgrade.

The impact of increasing development brings Narellan Road to a standstill daily, and with Appin Road being the only conduit between Narellan Road and the Illawarra, alternative regional transport connections are required early to facilitate future development within the area.



Hawkesbury LGA



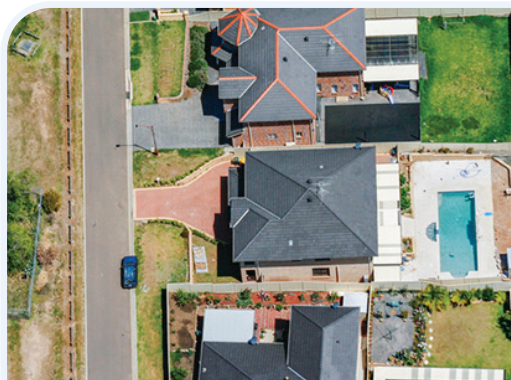
- **843 dwellings completed** since 1 July 2024.
- **445-615 potential dwellings awaiting** enabling infrastructure.
- **300 dwellings approved** but not commenced.

Case study: Vineyard Precinct – Unlocking growth in Hawkesbury

Infrastructure is needed to unlock new housing in the Vineyard precinct, where development is currently constrained by limited access and road capacity.

Two priority upgrades would enable significant new housing:

- **Vineyard South of Killarney Chain of Ponds** – A new signalised intersection at Windsor Street/Otago Street – the only access point for residential development in this area – is required to open up land south of Killarney Chain of Ponds. Land acquisition is needed across multiple land parcels. This would unlock up to 185 new homes, and require an investment of around \$5.7 million.
- **Boundary Road upgrade** – would support up to 430 new dwellings.



Liverpool LGA



- **Approximately 4,000 dwellings completed** since 1 July 2024.
- **More than 13,000 potential homes** could be unlocked with investment in essential infrastructure.
- **More than 1,400 dwellings approved** but not commenced.

Case study: Supporting growth and liveability in the Austral and Leppington North Precinct

Targeted infrastructure investment would unlock thousands of new homes and thriving communities in Austral and Leppington North.

- **Drainage basins** – 19 drainage basins for flood mitigation would unlock 10,000 to 12,000 new homes, requiring an investment of approximately \$385m to deliver (including associated land acquisition).
- **Fourth Avenue upgrade** – Accelerating the full upgrade of Fourth Avenue between Bringelly Road and Gurner Avenue is estimated at approximately \$365m. This would deliver approximately 1,200 dwellings from undeveloped sites immediately along the corridor, as well as unlocking a further 4,000-5,000 homes in sites east and west of the corridor.
- **WV Scott Memorial Park Upgrade** – WV Scott Memorial Park is the future location for a new aquatic centre, indoor sports facilities and upgraded playing fields, which will service a population catchment of approximately 75,000 people. Given current limitations with funding social infrastructure from local contributions, only the land required to deliver the facilities can be funded. An alternate funding source will be needed to deliver this essential social infrastructure for rapidly growing communities.



Penrith LGA



- **1,211 dwellings completed** since 1 July 2024.
- **20,000 potential new dwellings** already zoned for housing.
- **1,462 dwellings approved** but not commenced.

Case study: St Marys Town Centre – Penrith City’s second largest centre

St Marys Town Centre is set for a dramatic transformation, with the arrival of the new metro line connecting St Marys to the new Western Sydney International Airport, with changes continuing for the next two decades and beyond.

Penrith City Council’s Master Plan for the Town Centre was adopted in March 2025 and is expected to facilitate an estimated additional 9,307 dwellings and 8,360 jobs over the next 20+ years.

An investment of \$235 million is required to fund the local infrastructure needed to support the forecast resident and worker growth. The St Marys Town Centre Development Contributions Plan 2025 identifies these local infrastructure requirements as follows:

- traffic and active transport (roads and intersections) - \$108.5m
- streetscape improvements- \$3.46m
- stormwater management - \$23.77m
- local open space and recreation - \$29.35m
- community facilities (works) - \$27.5m
- land acquisition - \$43.3m

A further \$369m+ in State infrastructure is needed to support the planned growth, plus a proportion of unfunded local infrastructure that is not part of the Contributions Plan.



The Hills Shire LGA



- **4,450 dwellings completed** since 1 July 2024.
- **251 potential dwellings/lots** awaiting enabling infrastructure.
- **4,900 dwellings/ lots** approved but not commenced.
- **16,370 dwellings/ lots** approved but not completed.

Case study: Box Hill infrastructure funding shortfall

Due to the capping of local infrastructure contributions, cost escalations and the past Government-imposed reductions in cost estimates within the Plan, it is projected that there will be a \$209m shortfall at the end of the Box Hill Contributions Plan.

The Hills Shire has had to delay the provision of \$209m of the infrastructure until such time as alternative funding becomes available. This includes roads, pedestrian and vehicle bridges, drainage infrastructure and reserves.

The future Box Hill community will generate demand for this infrastructure and failure to provide it will impact on liveability and amenity of the precinct.

The longer the Hills Shire has to wait for a suitable funding source, the more expensive delivery will be.



Wollondilly LGA



- **1,526 dwellings completed** since 1 July 2024.
- **23,306 potential dwellings awaiting** enabling infrastructure.
- **653 dwellings approved** but not commenced.

Case study: Unlocking Wilton Growth Area's potential

Wilton is a State-led growth area in outer Western Sydney, planned to deliver a major new community with:

- 15,000 homes and 15,000 jobs
- 7 major precincts
- 12,000+ lots already rezoned
- 9,550 potential dwellings already rezoned and awaiting enabling infrastructure

Significant investment is required to unlock the housing potential, including:

- Stage 2 Wilton Wastewater system capacity upgrades to take servicing capacity from 4,000 to 8,000 homes, and Stage 3 to service 15,000 homes
- Picton Road / Hume Highway interchange (planning approved, shovel ready): \$598m
- Wilton Park Road and key intersections: \$50m.

For further information, contact LGNSW at media@lgnsw.org.au

COMMITTEE REPORTS

Item: CCL038-26 Report of the Assets and Infrastructure Committee meeting held on 9 June 2026

Author: Executive Services Officer

Directorate: Office of the General Manager

Matter Type: Committee Reports

CCL038-26

RECOMMENDATION:

That the Assets and Infrastructure Committee recommendations for items ASS023-26 to ASS028-26 as detailed below, be adopted by Council.

EXECUTIVE SUMMARY

The following Committee recommendations for items ASS023-26 to ASS028-26 are submitted to Council for determination.

The recommendations were made by the Assets and Infrastructure Committee at its meeting on 9 June 2026.

COMMITTEE RECOMMENDATIONS

ASS023-26 CAPITAL PROJECTS UPDATE - JUNE 2026
(Report by Manager City Technical Services)

RECOMMENDATION: Councillor Jamieson, Councillor Landsberry

That Council receive and note the capital projects update.

ASS024-26 GIFFORD PARK SPORTING AND PUBLIC AMENITY - COMMUNITY ENGAGEMENT
(Report by Manager City Technical Services)

RECOMMENDATION: Councillor Jamieson, Councillor Liu

That consideration of this item be deferred to a future Ordinary Council Meeting.

ASS025-26 JUBILEE STADIUM EASTERN TOILET BLOCK - CAPITAL PROJECT SCOPE CHANGE
(Report by Manager Assets and Traffic)

RECOMMENDATION: Councillor Dimoski, Councillor Allison

- (a) That Council note the proposed change in scope and required budget adjustment associated with the Jubilee Stadium - Eastern Toilet Block Replacement project.
- (b) That the 4-year Capital Works Program be updated to reflect the changes to the project budget for the 2026-27 Financial Year.

ASS026-26 PROPOSED FOOTPATH, EAST STREET BLAKEHURST

(Report by Manager Assets and Traffic)

RECOMMENDATION: Councillor Landsberry, Councillor Liu

That Council:

- (a) Receive and note the feasibility assessment outlined in this report for the proposed new footpath on the eastern side of East Street, Blakehurst between Oberon Street and Orana Crescent.
- (b) Does not proceed with community consultation on the proposal to construct a footpath in East Street, Blakehurst, at this time.
- (c) Receives a future report detailing the prioritisation of new footpaths across the LGA, including the proposed program of works over the next four years.

ASS027-26 ADDITIONAL LIGHTING, HOGBEN PARK BASKETBALL COURT
(Report by Manager Assets and Traffic)

RECOMMENDATION: Councillor Dimoski, Councillor Mahoney

- (a) Council receives and notes the results of the September 2025 Community Consultation.
- (b) Council endorses the installation of lighting at Hogben Park basketball court for recreational purposes only.

ASS028-26 CLOSED CIRCUIT TELEVISION (CCTV) OPERATIONS POLICY FOR ADOPTION
(Report by Executive Manager City Presentation & Operational Services)

RECOMMENDATION: Councillor Mahoney, Councillor Liu

- (a) That Council acknowledge the results of the community consultation for the new draft Closed Circuit Television (CCTV) Operations Policy.
- (b) That Council adopts the draft Closed Circuit Television (CCTV) Operations Policy.

ASS029-26 Budget Allocation for Playspace Strategy Implementation for FY2026/27
(Report by Manager Assets and Traffic)

RECOMMENDATION: Councillor Jamieson, Councillor Allison

That Council endorse the 2026/27 program of works associated with the budget allocation for the 'Playspace Strategy Implementation' project.

FILE REFERENCE

D26/164094

ATTACHMENTS

Attachment [↓](#)1 Minutes of the Assets and Infrastructure Committee meeting held on 9 June 2026

MINUTES

Assets and Infrastructure Committee

Tuesday, 09 June 2026

6:00 PM

Dragon Room

Georges River Civic Centre

Hurstville

UNCONFIRMED



GEORGES RIVER COUNCIL

PRESENT

COUNCIL MEMBERS

The Mayor, Councillor Elise Borg, Councillor Natalie Mort (Chair), Councillor Matthew Allison, Councillor Elaina Anzellotti, Councillor Tom Arthur, Councillor Oliver Dimoski, Councillor Thomas Gao, Councillor Gerard Hayes, Councillor Christina Jamieson, Councillor Kathryn Landsberry, Councillor Nancy Liu, Councillor Peter Mahoney, Councillor Leon Pun, Deputy Mayor, Councillor Sam Stratikopoulos, and Councillor Ben Wang.

COUNCIL STAFF

General Manager – David Tuxford, Director Assets and Infrastructure – Bryce Spelta, Director Environment and Planning – Joseph Hill, Director Community and Culture – Kristie Dodd, Director Business and Corporate Services – Danielle Parker, Manager, Chief Information Officer – Brendan Scott, Chief Finance Officer - Scott Henwood, Manager City Technical Services - Tom Heath, Manager Assets and Traffic - Sam Lindsay, Chief Audit Executive - Steven Baker, Manager, Office of the General Manager – Vicki McKinley, Executive Services Officer – Marisa Severino, Executive Services Officer – Nickie Paras, General Counsel - James Fan, Executive Manager City Futures – Kent Stroud and Technology Services Officer Lee Fermor.

OPENING

The Chairperson, Councillor Mort, opened the meeting at 6:12pm.

APOLOGIES/LEAVE OF ABSENCE

There were no apologies or requests for leave of absence.

REQUEST TO ATTEND VIA AUDIO VISUAL LINK

There were no requests to attend via Audio Visual Link.

DISCLOSURES OF INTEREST

There were no disclosures of interest made.

CONFIRMATION OF MINUTES OF PREVIOUS MEETINGS

ASS022-26 Confirmation of the Minutes of the Assets and Infrastructure Committee Meeting held on 11 May 2026

(Report by Executive Services Officer)

RECOMMENDATION: Deputy Mayor, Councillor Stratikopoulos, Councillor Allison

That the Minutes of the Assets and Infrastructure Committee Meeting held on 11 May 2026, be confirmed.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Mort, Councillor Allison, Councillor Anzellotti, Councillor Arthur, Councillor Dimoski, Councillor Gao, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Councillor Pun, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

COMMITTEE REPORTS

ASS023-26 Capital Projects Update - June 2026 (Report by Manager City Technical Services)

RECOMMENDATION: Councillor Jamieson, Councillor Landsberry
That Council receive and note the capital projects update.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Mort, Councillor Allison, Councillor Anzellotti, Councillor Arthur, Councillor Dimoski, Councillor Gao, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Councillor Pun, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

ASS024-26 Gifford Park Sporting and Public Amenity - Community Engagement (Report by Manager City Technical Services)

RECOMMENDATION: Councillor Jamieson, Councillor Liu
That consideration of this item be deferred to a future Ordinary Council Meeting.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Mort, Councillor Allison, Councillor Anzellotti, Councillor Arthur, Councillor Dimoski, Councillor Gao, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Councillor Pun, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

ASS025-26 Jubilee Stadium Eastern Toilet Block - Capital Project Scope Change (Report by Manager Assets and Traffic)

- RECOMMENDATION:** Councillor Dimoski, Councillor Allison
- (a) That Council note the proposed change in scope and required budget adjustment associated with the Jubilee Stadium - Eastern Toilet Block Replacement project.
 - (b) That the 4-year Capital Works Program be updated to reflect the changes to the project budget for the 2026-27 Financial Year.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Mort, Councillor Allison, Councillor Anzellotti, Councillor Arthur, Councillor Dimoski, Councillor Gao, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Councillor Pun, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

ASS026-26 Proposed Footpath, East Street Blakehurst
(Report by Manager Assets and Traffic)

Note: It was noted that Councillor Pun left the Chambers at 06.31pm

Note: It was noted that Councillor Pun returned to the Chambers at 06.32pm

RECOMMENDATION: Councillor Landsberry, Councillor Liu

That Council:

- (a) Receive and note the feasibility assessment outlined in this report for the proposed new footpath on the eastern side of East Street, Blakehurst between Oberon Street and Orana Crescent.
- (b) Does not proceed with community consultation on the proposal to construct a footpath in East Street, Blakehurst, at this time.
- (c) Receives a future report detailing the prioritisation of new footpaths across the LGA, including the proposed program of works over the next four years.

AMENDMENT: Councillor Gao, Councillor Arthur

That Council:

- (a) Receive and note the feasibility assessment outlined in this report for the proposed new footpath on the eastern side of East Street, Blakehurst between Oberon Street and Orana Crescent.
- (b) Proceed with community consultation on the proposal to construct a footpath in East Street, Blakehurst, at this time.

Record of Voting

For the Amendment: Councillor Anzellotti, Councillor Arthur, Councillor Gao, Councillor Hayes, Councillor Pun, Councillor Wang

Against the Amendment: The Mayor, Councillor Borg, Councillor Mort, Councillor Allison, Councillor Dimoski, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Deputy Mayor, Councillor Stratikopoulos

On being PUT to the meeting, voting on this Amendment was six (6) votes FOR and nine (9) votes AGAINST. The Amendment was LOST.

RECOMMENDATION: Councillor Landsberry, Councillor Liu

That Council:

- (a) Receive and note the feasibility assessment outlined in this report for the proposed new footpath on the eastern side of East Street, Blakehurst between Oberon Street and Orana Crescent.
- (b) Does not proceed with community consultation on the proposal to construct a footpath in East Street, Blakehurst, at this time.
- (c) Receives a future report detailing the prioritisation of new footpaths across the LGA, including the proposed program of works over the next four years.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Mort, Councillor Allison, Councillor Dimoski, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Deputy Mayor, Councillor Stratikopoulos

Against the Motion: Councillor Anzellotti, Councillor Arthur, Councillor Gao, Councillor Hayes,

Councillor Pun, Councillor Wang

On being PUT to the meeting, voting on this Motion was nine (9) votes FOR and six (6) votes AGAINST. The Motion was CARRIED.

ASS027-26 Additional Lighting, Hogben Park Basketball Court
(Report by Manager Assets and Traffic)

RECOMMENDATION: Councillor Dimoski, Councillor Mahoney

- (a) Council receives and notes the results of the September 2025 Community Consultation.
- (b) Council endorses the installation of lighting at Hogben Park basketball court for recreational purposes only.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Mort, Councillor Allison, Councillor Anzellotti, Councillor Arthur, Councillor Dimoski, Councillor Gao, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Councillor Pun, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

ASS028-26 Closed Circuit Television (CCTV) Operations Policy for Adoption
(Report by Executive Manager City Presentation & Operational Services)

RECOMMENDATION: Councillor Mahoney, Councillor Liu

- (a) That Council acknowledge the results of the community consultation for the new draft Closed Circuit Television (CCTV) Operations Policy.
- (b) That Council adopts the draft Closed Circuit Television (CCTV) Operations Policy.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Mort, Councillor Allison, Councillor Anzellotti, Councillor Arthur, Councillor Dimoski, Councillor Gao, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Councillor Pun, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

ASS029-26 Budget Allocation for Playspace Strategy Implementation for FY2026/27
(Report by Manager Assets and Traffic)

RECOMMENDATION: Councillor Jamieson, Councillor Allison

That Council endorse the 2026/27 program of works associated with the budget allocation for the 'Playspace Strategy Implementation' project.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Mort, Councillor Allison, Councillor Anzellotti, Councillor Arthur, Councillor Dimoski, Councillor Gao, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mahoney, Councillor Pun, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

CONCLUSION

The Meeting was closed at 6:31pm



Chairperson

UNCONFIRMED

Item: CCL039-26 Report of the Community and Culture Committee meeting held on 9 June 2026

Author: Executive Services Officer

Directorate: Office of the General Manager

Matter Type: Committee Reports

CCL039-26

RECOMMENDATION:

That the Community and Culture Committee recommendations for items COM021-26 to COM023-26 as detailed below, be adopted by Council.

EXECUTIVE SUMMARY

The following Committee recommendations for items COM021-26 to COM023-26 are submitted to Council for determination.

The recommendations were made by the Community and Culture Committee at its meeting on 9 June 2026.

COMMITTEE RECOMMENDATIONS

COM021-26 DISABILITY INCLUSION ACTION PLAN 2026-2030 FOR ADOPTION
(Report by Coordinator Community Capacity Building)

RECOMMENDATION: Councillor Jamieson, Councillor Mort

That Council:

- (a) Receive and note the findings of the Public Exhibition of the draft Disability Inclusion Action Plan (DIAP) 2026-2030, as outlined in this report;
- (b) Adopts the draft DIAP; and
- (c) Approves the draft DIAP to be submitted to the NSW Department of Communities and Justice by 30 June 2026.

COM022-26 REPORT OF THE GEORGES RIVER COUNCIL SPORTS ADVISORY COMMITTEE MEETING HELD ON 14 MAY 2026
(Report by Executive Services Officer)

RECOMMENDATION: Councillor Dimoski, Councillor Mort

That the Georges River Council Sports Advisory Committee recommendations for items SAC007-26 to SAC011-26 as detailed below, be adopted by Council.

COM023-26 FUTURE UPDATES TO EVENT GRANT GUIDELINES
(Report by Coordinator Events and Sponsorship)

RECOMMENDATION: Councillor Jamieson, Councillor Dimoski

That Council receive and note:

- (a) The increasing demand in funding requested from community organisations under Council's Event Grant Program;

- (b) Upcoming refinements to the Event Grant guidelines to strengthen consistency and alignment across grant programs under the Grants and Donations Policy; and
- (c) Associated community engagement to ensure event organisers are informed of these updates.

FILE REFERENCE

D26/164098

ATTACHMENTS

Attachment [↓](#)1 Minutes of the Community and Culture Committee meeting held on 9 June 2026

MINUTES

Community and Culture Committee

Tuesday, 09 June 2026

Dragon Room
Georges River Civic Centre
Hurstville

UNCONFIRMED



GEORGES RIVER COUNCIL

PRESENT

COUNCIL MEMBERS

The Mayor, Councillor Elise Borg, Councillor Kathryn Landsberry (Chair), Councillor Matthew Allison, Councillor Elaina Anzellotti, Councillor Tom Arthur, Councillor Oliver Dimoski, Councillor Gerard Hayes, Councillor Christina Jamieson, Councillor Nancy Liu, Councillor Peter Mahoney, Councillor Natalie Mort, Councillor Leon Pun, Deputy Mayor, Councillor Sam Stratikopoulos, and Councillor Ben Wang.

COUNCIL STAFF

General Manager – David Tuxford, Director Assets and Infrastructure – Bryce Spelta, Director Environment and Planning – Joseph Hill, Director Community and Culture – Kristie Dodd, Director Business and Corporate Services – Danielle Parker, Manager, Chief Information Officer – Brendan Scott, Chief Finance Officer - Scott Henwood, Chief Audit Executive - Steven Baker, Manager Community Impact – Estelle Marque, Office of the General Manager – Vicki McKinley, Executive Services Officer – Marisa Severino, Executive Services Officer – Nickie Paras, General Counsel - James Fan, Executive Manager City Futures – Kent Stroud and Technology Services Officer Lee Fermor.

OPENING

The Chairperson, Councillor Landsberry, opened the meeting at 6:42pm.

APOLOGIES/LEAVE OF ABSENCE

MOTION: Councillor Arthur, Councillor Hayes

That an apology be accepted and leave of absence granted for Councillor Gao

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Landsberry, Councillor Allison, Councillor Anzellotti, Councillor Arthur, Councillor Dimoski, Councillor Hayes, Councillor Jamieson, Councillor Liu, Councillor Mahoney, Councillor Mort, Councillor Pun, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

REQUEST TO ATTEND VIA AUDIO VISUAL LINK

There were no requests to attend via Audio Visual Link.

DISCLOSURES OF INTEREST

There were no disclosures.

CONFIRMATION OF MINUTES OF PREVIOUS MEETINGS

COM020-26 Confirmation of the Minutes of the Community and Culture Committee Meeting held on 11 May 2026
(Report by Executive Services Officer)

RECOMMENDATION: Councillor Liu, Councillor Mahoney

That the Minutes of the Community and Culture Committee Meeting held on 11 May 2026, be confirmed.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Landsberry, Councillor Allison, Councillor Anzellotti, Councillor Arthur, Councillor Dimoski, Councillor Hayes, Councillor Jamieson, Councillor Liu, Councillor Mahoney, Councillor Mort, Councillor Pun, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

COMMITTEE REPORTS

COM021-26 Disability Inclusion Action Plan 2026-2030 for Adoption (Report by Coordinator Community Capacity Building)

RECOMMENDATION: Councillor Jamieson, Councillor Mort

That Council:

- (a) Receive and note the findings of the Public Exhibition of the draft Disability Inclusion Action Plan (DIAP) 2026-2030, as outlined in this report;
- (b) Adopts the draft DIAP; and
- (c) Approves the draft DIAP to be submitted to the NSW Department of Communities and Justice by 30 June 2026.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Landsberry, Councillor Allison, Councillor Anzellotti, Councillor Arthur, Councillor Dimoski, Councillor Hayes, Councillor Jamieson, Councillor Liu, Councillor Mahoney, Councillor Mort, Councillor Pun, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

COM022-26 Report of the Georges River Council Sports Advisory Committee meeting held on 14 May 2026 (Report by Executive Services Officer)

RECOMMENDATION: Councillor Dimoski, Councillor Mort

That the Georges River Council Sports Advisory Committee recommendations for items SAC007-26 to SAC011-26 as detailed below, be adopted by Council.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Landsberry, Councillor Allison, Councillor Anzellotti, Councillor Arthur, Councillor Dimoski, Councillor Hayes, Councillor Jamieson, Councillor Liu, Councillor Mahoney, Councillor Mort, Councillor Pun, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

SAC007-26 FEEDBACK FROM SPORTS ADVISORY COMMITTEE WORKSHOP - 26 FEBRUARY 2026 - LUX LIGHTING

(Report by Manager Sport and Community Facilities)

That, the Georges River Council Sports Advisory Committee:

- (a) Receive and note the outcomes of the Georges River Council Sports Advisory Workshop held on 26 February 2026 (Attachment 1).
- (b) Receive and note the outcomes of the broader community consultation on sports lighting (Attachment 2).
- (c) Note that a future report on the Lux Lighting Prioritisation Matrix and associated methodology will be presented to the Assets and Infrastructure Committee by the Manager Assets and Traffic.

SAC008-26 SPORT AND COMMUNITY FACILITIES UPDATE

(Report by Manager Sport and Community Facilities)

That the Georges River Council Sports Advisory Committee receive and note the presentation from the Manager Sport and Community Facilities and the Executive Manager City Presentation & Operations outlining an overview of Sport and Recreation facilities across the local government area.

SAC009-26 COMMUNITY IMPACT CONSULTATION

(Report by Coordinator Community Capacity Building)

That the Georges River Council Sports Advisory Committee receive and note:

- (a) The extensive community consultation planned to inform the review of the Customer Experience Strategy 2022-2027 and the Social Justice Charter 2022-2026.
- (b) The request to respond to and disseminate consultation surveys to their networks.

SAC010-26 SPORTING INFRASTRUCTURE CAPITAL WORKS UPDATE

(Report by Manager City Technical Services)

That the Georges River Council Sports Advisory Committee receive and note the presentation from the Manager City Technical Services providing an update on Sporting Infrastructure Projects within Council's Capital Works Program 2025/26.

SAC011-26 CARSS PARK AQUATIC FACILITY

(Report by Executive Manager City Futures)

That the Georges River Council Sports Advisory Committee receive and note the update within this report from Executive Manager City Futures on the Carss Park Aquatic Facility.

COM023-26 Future Updates to Event Grant Guidelines

(Report by Coordinator Events and Sponsorship)

RECOMMENDATION: Councillor Jamieson, Councillor Dimoski

That Council receive and note:

- (a) The increasing demand in funding requested from community organisations under Council's Event Grant Program;
- (b) Upcoming refinements to the Event Grant guidelines to strengthen consistency and alignment across grant programs under the Grants and Donations Policy; and
- (c) Associated community engagement to ensure event organisers are informed of these updates.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Landsberry, Councillor Allison,

Councillor Anzellotti, Councillor Arthur, Councillor Dimoski, Councillor Hayes, Councillor Jamieson, Councillor Liu, Councillor Mahoney, Councillor Mort, Councillor Pun, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

CONCLUSION

The Meeting was closed at 6:55pm



Chairperson

UNCONFIRMED

Item: CCL040-26 Report of the Environment and Planning Committee meeting held on 9 June 2026

Author: Executive Services Officer

Directorate: Office of the General Manager

Matter Type: Committee Reports

CCL040-26

RECOMMENDATION:

That the Environment and Planning Committee recommendations for items ENV021-26 to ENV027-26 as detailed below, be adopted by Council.

EXECUTIVE SUMMARY

The following Committee recommendations for items ENV021-26 to ENV027-26 are submitted to Council for determination.

The recommendations were made by the Environment and Planning Committee at its meeting on 9 June 2026.

COMMITTEE RECOMMENDATIONS

ENV021-26 ZERO LITTER TO GEORGES RIVER - PROGRESS UPDATE REPORT - JUNE 2026
(Report by Manager Environment Health & Regulatory Services)

RECOMMENDATION: Councillor Dimoski, Councillor Allison

That Council note the progress made towards Council's target of Zero Litter to Georges River originating from terrestrial locations above the high-water mark within the Georges River Local Government Area by 2030.

ENV022-26 COOKS RIVER ALLIANCE MEMBERSHIP CONSIDERATION
(Report by Manager Environment Health & Regulatory Services)

RECOMMENDATION: Councillor Allison, Councillor Mort

- (a) That Council receive the report reconsidering Cooks River Alliance membership.
- (b) That Council does not reconsider membership with Cooks River Alliance until they have a finalised business plan and resolved their legal entity status, which are key issues identified by Council in 2017 that remain outstanding.

ENV023-26 DEVELOPMENT ASSESSMENT TIMEFRAMES MINISTERIAL ACTION PLAN FINALISATION
(Report by Coordinator Advisory & Specialist Assessment)

RECOMMENDATION: Councillor Jamieson, Councillor Landsberry

That Council endorse the attached Action Plan provided by the Department of Planning, Housing and Infrastructure.

ENV024-26 DEPARTMENT OF PLANNING, HOUSING AND INFRASTRUCTURE'S EXHIBITION OF 'TWO PROPOSED PATHWAYS TO ASSESS HOMES IN 50 DAYS OR LESS' - COUNCIL SUBMISSIONS
(Report by Coordinator Advisory & Specialist Assessment)

RECOMMENDATION: Councillor Landsberry, Councillor Mort

- (a) That Council endorse the Georges River Council submission to the Department of Planning, Housing and Infrastructure on the Variations and Changes to Complying Development: Explanation of Intended Effect (**Attachment 1**).
- (b) That Council endorse the Georges River Council submission to the Department of Planning, Housing and Infrastructure on the Low-rise Housing and Targeted Assessment Discussion Paper (**Attachment 2**).
- (c) That Council authorise the Director, Planning & Environment to finalise and submit the endorsed submission, including any minor amendments that do not alter the substantive intent.

ENV025-26 ENDORSEMENT OF HURSTVILLE GOLF COURSE CLUBHOUSE PLANNING PROPOSAL FOR FINALISATION AND ADOPTION OF AMENDMENTS TO GENERIC PLANS OF MANAGEMENT - SPORTSGROUNDS AND GENERAL COMMUNITY USE
(Report by Senior Strategic Planner)

RECOMMENDATION: Councillor Mort, Councillor Landsberry

- (a) That Council forward the Planning Proposal No.2025/0003 (Hurstville Golf Course Clubhouse) enclosed in **Attachment 1** to the NSW Department of Planning, Housing and Infrastructure (DPHI) for finalisation in accordance with Section 3.36 of the *Environmental Planning and Assessment Act 1979*.
- (b) That Council adopt the proposed amendments to the Generic Plans of Management for sportsgrounds and general community use enclosed in **Attachments 2 and 3**.
- (c) That the adopted Plans of Management come into effect on the date the associated Local Environmental Plan amendment for Planning Proposal No.2025/0003 is made (gazetted).
- (d) That Council authorise the Director Environment and Planning to make minor administrative or editorial amendments in the finalisation of Planning Proposal No.2025/0003 (Hurstville Golf Course Clubhouse), and the amendments to the Generic Plans of Management, provided such changes do not alter the intent of the proposal or the plans.
- (e) That Council endorse the outcomes of the public hearing, including the independent facilitator's recommendations.
- (f) That Council note submissions received during the public exhibition
- (g) That all submitters be notified of Council's decision.

ENV026-26 BIODIVERSITY & FORESHORE SCENIC PROTECTION AREA PLANNING PROPOSAL AND GRDCP AMENDMENT NO.7 - OUTCOMES OF PUBLIC EXHIBITION
(Report by Coordinator Strategic Planner)

RECOMMENDATION: Councillor Dimoski, Councillor Allison

- (a) That Council note submissions received during the public exhibition of the Biodiversity, Character & Foreshore Scenic Protection Area (FSPA) Planning Proposal (PP2024/0002) to amend the *Georges River Local Environmental Plan 2021* (GRLEP) and the supporting controls in Amendment No.7 to the *Georges River Development Control Plan 2021* (GRDCP).
- (b) That Council endorse the Planning Proposal, unamended, (refer **Attachment 2**) to be forwarded to the Department of Planning, Housing and Infrastructure (DPHI) for finalisation and plan-making in accordance with Section 3.36 of the *Environmental Planning and Assessment Act 1979*.
- (c) That Council amend the exhibited draft Amendment No.7 to the GRDCP in response to issues raised by submissions received during public exhibition as detailed in **Attachment 3**.
- (d) That Council adopt Amendment No.7 of the GRDCP as amended in response to submissions pursuant to Section 3.43 of the *Environmental Planning and Assessment Act 1979* and Clause 14 of the *Environmental Planning and Assessment Regulation 2021*.
- (e) That Council give public notice of the decision to approve the amended GRDCP, on its website within 28 days in accordance with Clause 20 of the *Environmental Planning and Assessment Regulation 2021*.
- (f) That the adopted GRDCP become effective when the amendment to the GRLEP is gazetted.
- (g) That the DPHI be given a copy of the amended GRDCP in accordance with Clause 20 the *Environmental Planning and Assessment Regulation 2021* after it becomes effective.
- (h) That Council authorise the Director Environment and Planning to make minor editorial amendments to the updated Planning Proposal and Amendment No.7 to the GRDCP as required throughout the finalisation process.
- (i) That all persons who made a submission to the Planning Proposal and GRDCP Amendment No.7 be advised of Council's decision.

ENV027-26 GEORGES RIVER HERITAGE STUDY SCOPING REPORT
(Report by Strategic Planner)

RECOMMENDATION: Mayor, Councillor Borg, Councillor Dimoski

- (a) That Council note the proposed scope, methodology, timeframes and resourcing required to undertake a broader heritage study.
- (b) That Council proceed with the thematic history review as the first stage of a broader heritage study by using existing budget allocations from 2026/27.
- (c) That Council note future resourcing and funding needs for subsequent stages form part of Council's annual delivery planning and budget deliberations.

FILE REFERENCE

D26/164101

ATTACHMENTS

Attachment [↓](#)1 Minutes of the Environment and Planning Committee meeting held on 9 June 2026

MINUTES

Environment and Planning Committee

Tuesday, 09 June 2026

Dragon Room
Georges River Civic Centre,
Hurstville

UNCONFIRMED



GEORGES RIVER COUNCIL

PRESENT

COUNCIL MEMBERS

The Mayor, Councillor Elise Borg, Councillor Peter Mahoney (Chair), Councillor Matthew Allison, Councillor Elaina Anzellotti, Councillor Tom Arthur, Councillor Oliver Dimoski, Councillor Gerard Hayes, Councillor Christina Jamieson, Councillor Kathryn Landsberry, Councillor Nancy Liu, Councillor Peter Mahoney, Councillor Natalie Mort, Councillor Leon Pun, Deputy Mayor, Councillor Sam Stratikopoulos, and Councillor Ben Wang.

COUNCIL STAFF

General Manager – David Tuxford, Director Assets and Infrastructure – Bryce Spelta, Director Environment and Planning – Joseph Hill, Director Community and Culture – Kristie Dodd, Director Business and Corporate Services – Danielle Parker, Manager, Chief Information Officer – Brendan Scott, Chief Audit Executive - Steven Baker, Manager Development and Building – Kristy Griffiths, Coordinator Development Assessment – Aidan Harrington, Coordinator Strategic Planning - Ann Qin, Manager, Office of the General Manager – Vicki McKinley, Executive Services Officer – Marisa Severino, Executive Services Officer – Nickie Paras, General Counsel - James Fan, Executive Manager City Futures – Kent Stroud, and Technology Services Officer Lee Fermor.

OPENING

The Chairperson, Councillor Mahoney, opened the meeting at 6:57pm.

APOLOGIES/LEAVE OF ABSENCE

MOTION: Councillor Hayes, Councillor Arthur

That an apology be accepted and leave of absence granted for Councillor Gao.

Record of Voting

For the Motion: Mayor, Councillor Borg, Councillor Mahoney, Councillor Allison, Councillor Anzellotti, Councillor Arthur, Councillor Dimoski, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mort, Councillor Pun, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

REQUEST TO ATTEND VIA AUDIO VISUAL LINK

There were no requests to attend via Audio Visual Link.

DISCLOSURES OF INTEREST

Special Interest Disclosure – Councillor Mahoney submitted a Special Disclosure of Pecuniary Interest in **ENV026-26 Biodiversity and Foreshore Scenic Protection Area Planning Proposal and GRDCP Amendment No. 7 – Outcomes of Public Exhibition** for the reason his property is located within the current Foreshore Scenic Protection area. Councillor Mahoney will partake in any deliberations on this matter and will remain in the meeting and participate in the consideration and voting on this item.

Non-Significant, Non-Pecuniary – Mayor, Councillor Borg submitted a Non-Significant Non-Pecuniary in **ENV026-26 Biodiversity and Foreshore Scenic Protection Area Planning Proposal and GRDCP Amendment No. 7 – Outcomes of Public Exhibition** for the reason that the public parkland opposite her principal place of residence is proposed to be added to the Foreshore Scenic Protection area. **Mayor, Councillor Borg** will partake in any deliberations on this matter and will remain in the meeting and participate in the consideration and voting on this item.

Non-Significant, Non-Pecuniary – Councillor Allison submitted a Non-Significant Non-Pecuniary in **ENV026-26 Biodiversity and Foreshore Scenic Protection Area Planning Proposal and GRDCP Amendment No. 7 – Outcomes of Public Exhibition** for the reason his property is located within the current Foreshore Scenic Protection area. **Councillor Allison** will partake in any deliberations on this matter and will remain in the meeting and participate in the consideration and voting on this item.

Special Interest Disclosure – Councillor Wang submitted a Special Disclosure of Pecuniary Interest in **ENV026-26 Biodiversity and Foreshore Scenic Protection Area Planning Proposal and GRDCP Amendment No. 7 – Outcomes of Public Exhibition** for the reason his property and primary place of residence is in the proposed protection area. Councillor Wang will partake in any deliberations on this matter and will remain in the meeting and participate in the consideration and voting on this item.

Special Interest Disclosure – Councillor Liu submitted a Special Disclosure of Pecuniary Interest in **ENV026-26 Biodiversity and Foreshore Scenic Protection Area Planning Proposal and GRDCP Amendment No. 7 – Outcomes of Public Exhibition** for the reason her property is located within the current Foreshore Scenic Protection area. Councillor Liu will partake in any deliberations on this matter and will remain in the meeting and participate in the consideration and voting on this item.

CONFIRMATION OF MINUTES OF PREVIOUS MEETINGS

ENV020-26 Confirmation of the Minutes of the Environment and Planning Committee Meeting held on 11 May 2026
(Report by Executive Services Officer)

RECOMMENDATION: Councillor Landsberry, Councillor Allison

That the Minutes of the Environment and Planning Committee Meeting held on 11 May 2026, be confirmed.

Record of Voting

For the Motion: Mayor, Councillor Borg, Councillor Mahoney, Councillor Allison, Councillor Anzellotti, Councillor Arthur, Councillor Dimoski, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mort, Councillor Pun, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

COMMITTEE REPORTS

ENV021-26 Zero Litter to Georges River - Progress Update Report - June 2026
(Report by Manager Environment Health & Regulatory Services)

RECOMMENDATION: Councillor Dimoski, Councillor Allison

That Council note the progress made towards Council's target of Zero Litter to Georges River originating from terrestrial locations above the high-water mark within the Georges River Local

Government Area by 2030.

Record of Voting

For the Motion: Mayor, Councillor Borg, Councillor Mahoney, Councillor Allison, Councillor Anzellotti, Councillor Arthur, Councillor Dimoski, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mort, Councillor Pun, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

ENV022-26 Cooks River Alliance Membership consideration (Report by Manager Environment Health & Regulatory Services)

RECOMMENDATION: Councillor Allison, Councillor Mort

- (a) That Council receive the report reconsidering Cooks River Alliance membership.
- (b) That Council does not reconsider membership with Cooks River Alliance until they have a finalised business plan and resolved their legal entity status, which are key issues identified by Council in 2017 that remain outstanding.

Record of Voting

For the Motion: Mayor, Councillor Borg, Councillor Mahoney, Councillor Allison, Councillor Anzellotti, Councillor Arthur, Councillor Dimoski, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mort, Councillor Pun, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

ENV023-26 Development Assessment Timeframes Ministerial Action Plan Finalisation (Report by Coordinator Advisory & Specialist Assessment)

RECOMMENDATION: Councillor Jamieson, Councillor Landsberry

That Council endorse the attached Action Plan provided by the Department of Planning, Housing and Infrastructure.

Record of Voting

For the Motion: Mayor, Councillor Borg, Councillor Mahoney, Councillor Allison, Councillor Anzellotti, Councillor Arthur, Councillor Dimoski, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mort, Councillor Pun, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

ENV024-26 Department of Planning, Housing and Infrastructure's Exhibition of 'Two Proposed Pathways to Assess Homes in 50 days or less' - Council submissions (Report by Coordinator Advisory & Specialist Assessment)

RECOMMENDATION: Councillor Landsberry, Councillor Mort

- (a) That Council endorse the Georges River Council submission to the Department of

Planning, Housing and Infrastructure on the Variations and Changes to Complying Development: Explanation of Intended Effect (**Attachment 1**).

- (b) That Council endorse the Georges River Council submission to the Department of Planning, Housing and Infrastructure on the Low-rise Housing and Targeted Assessment Discussion Paper (**Attachment 2**).
- (c) That Council authorise the Director, Planning & Environment to finalise and submit the endorsed submission, including any minor amendments that do not alter the substantive intent.

Record of Voting

For the Motion: Mayor, Councillor Borg, Councillor Mahoney, Councillor Allison, Councillor Anzellotti, Councillor Arthur, Councillor Dimoski, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mort, Councillor Pun, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

ENV025-26 Endorsement of Hurstville Golf Course Clubhouse Planning Proposal for finalisation and adoption of amendments to Generic Plans of Management - Sportsgrounds and General Community Use (Report by Senior Strategic Planner)

RECOMMENDATION: Councillor Mort, Councillor Landsberry

- (a) That Council forward the Planning Proposal No.2025/0003 (Hurstville Golf Course Clubhouse) enclosed in **Attachment 1** to the NSW Department of Planning, Housing and Infrastructure (DPHI) for finalisation in accordance with Section 3.36 of the *Environmental Planning and Assessment Act 1979*.
- (b) That Council adopt the proposed amendments to the Generic Plans of Management for sportsgrounds and general community use enclosed in **Attachments 2 and 3**.
- (c) That the adopted Plans of Management come into effect on the date the associated Local Environmental Plan amendment for Planning Proposal No.2025/0003 is made (gazetted).
- (d) That Council authorise the Director Environment and Planning to make minor administrative or editorial amendments in the finalisation of Planning Proposal No.2025/0003 (Hurstville Golf Course Clubhouse), and the amendments to the Generic Plans of Management, provided such changes do not alter the intent of the proposal or the plans.
- (e) That Council endorse the outcomes of the public hearing, including the independent facilitator's recommendations.
- (f) That Council note submissions received during the public exhibition
- (g) That all submitters be notified of Council's decision.

Record of Voting

For the Motion: Mayor, Councillor Borg, Councillor Mahoney, Councillor Allison, Councillor Anzellotti, Councillor Arthur, Councillor Dimoski, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mort, Councillor Pun, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

ENV026-26 Biodiversity & Foreshore Scenic Protection Area Planning Proposal and GRDCP Amendment No.7 - Outcomes of Public Exhibition
(Report by Coordinator Strategic Planner)

Note: It was noted that Councillor Arthur left the Chambers at 07:37pm

Note: It was noted that Councillor Arthur returned to the Chambers at 07:38pm

Note: It was noted that Deputy Mayor, Councillor Stratikopoulos left the Chambers at 07:45pm

Note: It was noted that Deputy Mayor, Councillor Stratikopoulos returned to the Chambers at 07:46pm

RECOMMENDATION: Councillor Dimoski, Councillor Allison

- (a) That Council note submissions received during the public exhibition of the Biodiversity, Character & Foreshore Scenic Protection Area (FSPA) Planning Proposal (PP2024/0002) to amend the *Georges River Local Environmental Plan 2021* (GRLEP) and the supporting controls in Amendment No.7 to the *Georges River Development Control Plan 2021* (GRDCP).
- (b) That Council endorse the Planning Proposal, unamended, (refer **Attachment 2**) to be forwarded to the Department of Planning, Housing and Infrastructure (DPHI) for finalisation and plan-making in accordance with Section 3.36 of the *Environmental Planning and Assessment Act 1979*.
- (c) That Council amend the exhibited draft Amendment No.7 to the GRDCP in response to issues raised by submissions received during public exhibition as detailed in **Attachment 3**.
- (d) That Council adopt Amendment No.7 of the GRDCP as amended in response to submissions pursuant to Section 3.43 of the *Environmental Planning and Assessment Act 1979* and Clause 14 of the *Environmental Planning and Assessment Regulation 2021*.
- (e) That Council give public notice of the decision to approve the amended GRDCP, on its website within 28 days in accordance with Clause 20 of the *Environmental Planning and Assessment Regulation 2021*.
- (f) That the adopted GRDCP become effective when the amendment to the GRLEP is gazetted.
- (g) That the DPHI be given a copy of the amended GRDCP in accordance with Clause 20 the *Environmental Planning and Assessment Regulation 2021* after it becomes effective.
- (h) That Council authorise the Director Environment and Planning to make minor editorial amendments to the updated Planning Proposal and Amendment No.7 to the GRDCP as required throughout the finalisation process.
- (i) That all persons who made a submission to the Planning Proposal and GRDCP Amendment No.7 be advised of Council's decision.

Record of Voting

For the Motion: Mayor, Councillor Borg, Councillor Mahoney, Councillor Allison, Councillor Anzellotti, Councillor Arthur, Councillor Dimoski, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mort, Councillor Pun, Deputy Mayor, Councillor Stratikopoulos

Against the Motion: Councillor Wang

On being PUT to the meeting, voting on this Motion was thirteen (13) votes FOR and one (1) vote AGAINST. The Motion was CARRIED.

ENV027-26 Georges River Heritage Study Scoping Report
(Report by Strategic Planner)

Note: It was noted that Councillor Pun left the Chambers at 07:55pm

Note: It was noted that Councillor Pun returned to the Chambers at 07:56pm

Note: It was noted that Councillor Dimoski left the Chambers at 07:56pm

Note: It was noted that Councillor Dimoski returned to the Chambers at 07:57pm

RECOMMENDATION: Mayor, Councillor Borg, Councillor Dimoski

- (a) That Council note the proposed scope, methodology, timeframes and resourcing required to undertake a broader heritage study.
- (b) That Council proceed with the thematic history review as the first stage of a broader heritage study by using existing budget allocations from 2026/27.
- (c) That Council note future resourcing and funding needs for subsequent stages form part of Council's annual delivery planning and budget deliberations.

Record of Voting

For the Motion: Mayor, Councillor Borg, Councillor Mahoney, Councillor Allison, Councillor Anzellotti, Councillor Arthur, Councillor Dimoski, Councillor Hayes, Councillor Jamieson, Councillor Landsberry, Councillor Liu, Councillor Mort, Councillor Pun, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

QUESTIONS WITH NO NOTICE

ENV024-26 Department of Planning, Housing and Infrastructure's Exhibition of 'Two Proposed Pathways to Assess Homes in 50 days or less' – Council Submissions

Question: Mayor Councillor Borg - Do you know when the Public Exhibition closes?

CONCLUSION

The Meeting was closed at 8:02pm

Pear Mahoney

Chairperson

Item: CCL041-26 Report of the Finance and Governance Committee meeting held on 9 June 2026

Author: Executive Services Officer

Directorate: Office of the General Manager

Matter Type: Committee Reports

RECOMMENDATION:

That the Finance and Governance Committee recommendations for items FIN024-26 to FIN025-26 as detailed below, be adopted by Council.

EXECUTIVE SUMMARY

The following Committee recommendations for items FIN024-26 to FIN025-26 are submitted to Council for determination.

The recommendations were made by the Finance and Governance Committee at its meeting on 9 June 2026.

COMMITTEE RECOMMENDATIONS

FIN024-26 INVESTMENT REPORT AS AT 30 APRIL 2026
(Report by Senior Financial Accountant - Reporting)

RECOMMENDATION: Councillor Mort, Councillor Liu

That the Investment Report as at 30 April 2026 be received and noted by Council.

FIN025-26 AUDIT RISK AND IMPROVEMENT COMMITTEE - MINUTES OF MEETINGS HELD 5 MARCH 2026 (CONFIRMED) AND 28 MAY 2026 (UNCONFIRMED)
(Report by Chief Audit Executive)

RECOMMENDATION: Councillor Mahoney, Councillor Mort

- (a) That the confirmed Minutes of the Audit, Risk and Improvement Committee meeting held on 5 March 2026 be received and noted by Council.
- (b) That the unconfirmed Minutes of the Audit, Risk and Improvement Committee meeting held on 28 May 2026 be received and noted by Council.

FILE REFERENCE

D26/164105

ATTACHMENTS

Attachment [↓](#)1 Minutes of the Finance and Governance Committee meeting held on 9 June 2026

MINUTES

Finance and Governance Committee

Tuesday, 09 June 2026

Dragon Room
Georges River Civic Centre
Hurstville

UNCONFIRMED



GEORGES RIVER COUNCIL

PRESENT

COUNCIL MEMBERS

The Mayor, Councillor Elise Borg, Councillor Christina Jamieson (Chair), Councillor Matthew Allison, Councillor Elaina Anzellotti, Councillor Tom Arthur, Councillor Oliver Dimoski, Councillor Thomas Gao, Councillor Gerard Hayes, Councillor Kathryn Landsberry, Councillor Nancy Liu, Councillor Peter Mahoney, Councillor Natalie Mort, Councillor Leon Pun, Deputy Mayor, Councillor Sam Stratikopoulos, and Councillor Ben Wang.

COUNCIL STAFF

General Manager – David Tuxford, Director Assets and Infrastructure – Bryce Spelta, Director Environment and Planning – Joseph Hill, Director Community and Culture – Kristie Dodd, Director Business and Corporate Services – Danielle Parker, Manager, Chief Information Officer – Brendan Scott, Chief Finance Officer - Scott Henwood, Manager, Office of the General Manager – Vicki McKinley, Executive Services Officer – Marisa Severino, Executive Services Officer – Nickie Paras, General Counsel - James Fan, Executive Manager City Futures – Kent Stroud and Technology Services Officer Lee Fermor.

OPENING

The Chairperson, Councillor Jamieson, opened the meeting at 6:34pm.

APOLOGIES/LEAVE OF ABSENCE

There were no apologies or requests for leave of absence.

REQUEST TO ATTEND VIA AUDIO VISUAL LINK

There were no requests to attend via Audio Visual Link.

DISCLOSURES OF INTEREST

There were no disclosures of interest made.

CONFIRMATION OF MINUTES OF PREVIOUS MEETINGS

FIN023-26 Confirmation of the Minutes of the Finance and Governance Committee Meeting held on 11 May 2026
(Report by Executive Services Officer)

RECOMMENDATION: Councillor Mahoney, Councillor Dimoski

That the Minutes of the Finance and Governance Committee Meeting held on 11 May 2026, be confirmed.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Jamieson, Councillor Anzellotti, Councillor Allison, Councillor Arthur, Councillor Dimoski, Councillor Gao, Councillor Hayes, Councillor Mahoney, Councillor Landsberry, Councillor Liu, Councillor Mort, Councillor Pun, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

COMMITTEE REPORTS

FIN024-26 Investment Report as at 30 April 2026
(Report by Senior Financial Accountant - Reporting)

RECOMMENDATION: Councillor Mort, Councillor Liu

That the Investment Report as at 30 April 2026 be received and noted by Council.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Jamieson, Councillor Anzellotti, Councillor Allison, Councillor Arthur, Councillor Dimoski, Councillor Gao, Councillor Hayes, Councillor Mahoney, Councillor Landsberry, Councillor Liu, Councillor Mort, Councillor Pun, Deputy Mayor, Councillor Stratikopoulos, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

FIN025-26 Audit Risk and Improvement Committee - Minutes of Meetings held 5 March 2026 (Confirmed) and 28 May 2026 (Unconfirmed)
(Report by Chief Audit Executive)

Note: It was noted that Deputy Mayor, Councillor Stratikopoulos left the Chambers at 06:41pm

RECOMMENDATION: Councillor Mahoney, Councillor Mort

- (a) That the confirmed Minutes of the Audit, Risk and Improvement Committee meeting held on 5 March 2026 be received and noted by Council.
- (b) That the unconfirmed Minutes of the Audit, Risk and Improvement Committee meeting held on 28 May 2026 be received and noted by Council.

Record of Voting

For the Motion: The Mayor, Councillor Borg, Councillor Jamieson, Councillor Anzellotti, Councillor Allison, Councillor Arthur, Councillor Dimoski, Councillor Gao, Councillor Hayes, Councillor Mahoney, Councillor Landsberry, Councillor Liu, Councillor Mort, Councillor Pun, Deputy Mayor, Councillor Wang

On being PUT to the meeting, voting on this Motion was UNANIMOUS. The Motion was CARRIED.

QUESTION WITH NO NOTICE

FIN025-26 Audit Risk and Improvement Committee – Minutes of Meetings held 5 March 2026 (Confirmed) and 28 May 2026 (Unconfirmed)

Question: Councillor Mahoney - Will the State Government's new planning avenues such as TOD, SSD and LMR have any effect on the handling of VPAs?

CONCLUSION

The Meeting was closed at 6:40pm



Chairperson

CCL041-26 Attachment 1

UNCONFIRMED

FINANCE AND GOVERNANCE

Item: CCL042-26 Local Government Remuneration Tribunal Determination - Mayor and Councillors Fees for 2026/27

Author: Manager Office of the General Manager

Directorate: Office of the General Manager

Matter Type: Finance and Governance

CCL042-26

RECOMMENDATION:

That Council determine the remuneration for the Mayor and Councillors for the 2026/27 financial year, effective 1 July 2026.

EXECUTIVE SUMMARY

1. On 23 April 2026, the Local Government Remuneration Tribunal (Tribunal) released its Annual Report and Determination under Section 239 and 241 of the *Local Government Act 1993*, in respect to the categories of councils and the maximum and minimum amounts of fees to be paid to Mayors and Councillors.
2. The Office of Local Government issued a circular to Councils, dated 15 May 2026, advising of the determination.
3. The Tribunal considers that the allocation of Georges River Council into the current categories continues to be appropriate having regard to the 2026 review.
4. Georges River Council is currently classified as a 'Metropolitan Medium' Council.
5. The Tribunal has determined a 3.7 per cent increase to the minimum and maximum fees applicable to each category from 1 July 2026.

BACKGROUND

6. Section 239 of the *Local Government Act 1993* requires the Tribunal to determine the category of each NSW Council and mayoral offices. These categories are to be determined at least once every 3 years. The Tribunal undertook an extensive review of the categories and allocations of Councils into each of those categories in 2023 review. The next review will be undertaken as part of the 2027 determination.
7. Georges River Council is categorised as 'Metropolitan Medium'. Further detail on the categorisations is included in the LGRT Annual Report and Determination which is attached to this report.
8. Section 241 of the *Local Government Act 1993* requires the Tribunal to determine the remuneration to be paid to the Mayor and Councillors of each Council. This determination must be made no later than 1 May in each year.
9. Section 242A(1) of the *Local Government Act 1993* requires the Tribunal to give effect to the same policies on increases in remuneration as those of the Industrial Relations Commission.
10. The Tribunal's determinations take effect from 1 July in each year.
11. For reasons explained below, the Tribunal has determined that from 1 July 2026 there must be a 3.7% increase in the current minimum and maximum fees applicable to each

category of Council reflecting increases in the cost of living. Relevant indicators since the 2025 adjustment, include:

- Consumer Price Index for the 12 months to February 2026 of 3.7%;
- Wage Price Index for the 12 months to December 2025 of 3.4%;
- Full-time average weekly ordinary time earnings for the 12 months to November 2025;
- NSW Public Sector Salaries increases for FY 2025/26 of 3%;
- Local Government State Award increases for FY 2025/26 of 3%;
- IPART Rate Peg Base Cost Change for FY 2025/26 of 3.6%;
- The 2025 Public Service Senior Executive remuneration determinations of the
- Statutory and Other Offices Remuneration Tribunal; and
- The 2025 State Members of Parliament Basic Salary remuneration determination of the Parliamentary Remuneration Tribunal.

13. The Tribunal has also taken note of the current war in the Middle East, which is likely having an adverse impact on the cost of living, however, also takes the view that its effects and their potential impact on fee adjustment, cannot reliably be determined at this point.
14. The table below provides a summary of the minimum and maximum fees determined by the Tribunal for the previous five (5) years. The table also includes the annual fees to be paid, in the category Metropolitan Medium Council, to Councillors and Mayors effective from 1 July 2026, pursuant to section 241 of the *Local Government Act 1993*.

		Metropolitan Medium Council					
		Councillor Annual Fee			Mayor Additional Fee (*)		
		Minimum	Maximum	GRC Adopted	Minimum	Maximum	GRC Adopted
2021/22		\$14,100	\$26,310	\$25,790	\$29,950	\$69,900	\$68,530
2022/23		\$14,380	\$26,840	\$25,790	\$30,550	\$71,300	\$68,530
2023/24		\$14,810	\$27,650	\$27,650	\$31,470	\$73,440	\$73,440
2024/25		\$15,370	\$28,690	\$27,650	\$32,650	\$76,190	\$73,440
2025/26		\$15,830	\$29,550	\$27,650	\$33,630	\$78,480	\$73,440*
2026/27		\$16,420	\$30,640	To be determined	\$34,870	\$81,380	To be determined

(*) This fee must be paid in addition to the fee paid to the Mayor as a Councillor (Section 249(2) of the LG Act

15. The Office of Local Government (OLG) provided a review of the Tribunal determination in its Circular 26-15. A copy of the Circular is attached.
16. For the 2025/26 year, and at its meeting held on 26 May 2025, Council resolved that there be no change to the 2024/25 Mayor and Councillor Fees for the 2025/26 financial year.
17. A council cannot fix a fee higher than the amount determined by the Tribunal.

18. If a council does not fix a fee, the council must pay the minimum fee determined by the Tribunal.

FINANCIAL IMPLICATIONS

19. An increase in the Mayor and Councillors fees has been allocated in the 2026/27 draft Operational Plan.

COMMUNITY ENGAGEMENT

20. Community engagement is not required as part of this report.

FILE REFERENCE

D25/382479

ATTACHMENTS

- | | |
|--------------------------------|--|
| Attachment ↓ 1 | Council-circular-26-05-determination-of-the-local-government-remuneration-tribunal.pdf |
| Attachment 2 | Annual Determination of the Local Government Remuneration Tribunal - <i>published in separate document</i> |

Department of Planning, Housing and Infrastructure
Office of Local Government



Circular to Councils

Subject/title	2026/27 Determination of the Local Government Remuneration Tribunal
Circular Details	Circular 26-05 / 15 May 2026 / A1005478
Previous Circular	Circular 25-10 - 21-05 2025/26 Determination of the Local Government Remuneration Tribunal
Who should read this	Councillors / General Managers / Council Governance Staff
Contact	Council Governance Team / 02 4428 4100 / olg@olg.nsw.gov.au
Action required	Council to Implement

What’s new or changing?

- The Local Government Remuneration Tribunal (the Tribunal) has determined an increase of 3.7% to mayoral and councillor fees for the 2026-27 financial year, with effect from 1 July 2026.
- The Tribunal is required to determine the remuneration categories of councils and mayoral offices at least once every 3 years under section 239 of the *Local Government Act 1993* (the Act). The Tribunal last undertook a significant review of the categories as part of its 2023 determination.
- In undertaking its review this year, the Tribunal concluded that it was necessary to rectify a criteria anomaly identified in the ‘Regional Strategic’ category established by the 2023 annual determination, and to adjust the population criteria for the ‘Major Strategic Area’ category, from 300,000 to 200,000.
- The Tribunal found that the allocation of most councils into the current categories continued to be appropriate having regard to the 2023 review, the current category model and criteria, and the evidence put forward in the submissions received. However, the Tribunal has reclassified Dungog Shire Council as ‘Rural Large’ due to population growth.
- The Tribunal has indicated it will undertake a further review of the categories of councils as part of its 2027 determination.



What will this mean for council?

- Section 248 and 249 of the Act require councils to fix and pay an annual fee to councillors and mayors from 1 July 2026 based on the Tribunal's determination for the 2026-27 financial year.

Key points

- The level of fees paid will depend on the category the council is in.
- A council cannot fix a fee higher than the maximum amount determined by the Tribunal.
- If a council does not fix a fee, the council must pay the minimum fee determined by the Tribunal.

Where to go for further information

- The Tribunal's report and determination is available at:
<https://www.remtribunals.nsw.gov.au/local-government/current-lgrt-determinations>.
- For further information please contact the Council Governance Team on 02 4428 4100 or by email at olg@olg.nsw.gov.au.

A handwritten signature in blue ink, appearing to read 'Brett Whitworth'.

Brett Whitworth PSM
Deputy Secretary, Office of Local Government

Item: CCL043-26 **Tabling of Disclosure of Interest Returns - Acting and Higher Duties**

Author: Senior Governance Officer

Directorate: Business and Corporate Services

Matter Type: Finance and Governance

RECOMMENDATION:

That Council receives and notes the Tabling of Disclosure of Interest Returns for Council officers who have commenced in or acted in higher duties.

EXECUTIVE SUMMARY

1. The purpose of this report is to table the Disclosure of Interest Returns lodged by Council officers and designated persons in accordance with the Model Code of Conduct for NSW Councils. The Returns Table with this report relate only to officers who have performed higher duties in designated positions for the period of October 2025 to date.

BACKGROUND

2. Model Code of Conduct requires officers to submit their disclosure of interest returns. Clauses relevant to this are reproduced in points 3 and 4 of this report:
3. A Councillor or designated person must make and lodge a Return with the General Manager, in accordance with section 4.21 of Council's Code of Conduct (the Code), within three months after:
 - (a) Becoming a Councillor or designated person, and
 - (b) 30 June of each year, and
 - (c) The Councillor or designated person becoming aware of an interest they are required to disclose under Schedule 1 of the adopted Code of Conduct that has not been previously disclosed in a return lodged under paragraphs (a) or (b).
4. A person need not make and lodge a return under Clause 4.21 (a) or (b) if:
 - (a) They made and lodged a return under that clause in the preceding 3 months, or
 - (b) They have ceased to be a Councillor or designated person in the preceding 3 months.
5. The Returns Table in this report relate to officers who are not designated persons who have acted in higher positions triggering clause 2(a) of the Model Code of Conduct.
6. This does not affect the annual disclosure of interest return process to be brought back to Council post 30 September 2026.

Tabling of Returns

7. Officers submitting the Return provided appropriate information for periods in which they were acting in the respective designated role.

Public availability of Returns

8. Under the *Government Information (Public Access) Act 2009* (the GIPA Act) and *Government Information (Public Access) Regulation 2018* (the GIPA Regulation), Returns are considered 'open access' information and must be made publicly available on the Council website.
9. To ensure compliance with the GIPA Act and GIPA Regulation, Council applied a public interest test to determine if any information contained within the individual Returns should be redacted. The Returns subject to this report will be tabled and published with any approved redactions.

FINANCIAL IMPLICATIONS

10. No budget impact for this report as all processes have been completed within current resourcing.

RISK IMPLICATIONS

11. Strategic Risk 7 – '*Statutory and Regulatory requirement/Ineffective governance*' may be negatively impacted should Council fail to comply with Code of Conduct requirements that Disclosure of Interest Returns be lodged with the General Manager and tabled at the first meeting of Council pursuant to the Code of Conduct. Failure to publish the returns will also negatively impact this Strategic Risk, as Council will fail to comply with the legislative requirement of the GIPA Act and Regulations.

COMMUNITY ENGAGEMENT

12. Community engagement is not required however all Returns will be made available for public access in accordance with the GIPA Act and Regulations.

FILE REFERENCE

D26/138440

ATTACHMENTS

Nil

Item: CCL044-26 2026/27 Operational Plan, 2025-2029 Delivery Program and Updated Resourcing Strategy

Author: Corporate Planning and Performance Specialist and Chief Financial Officer

Directorate: Office of the General Manager

Matter Type: Finance and Governance

CCL044-26

RECOMMENDATION:

- (a) That Council note the public exhibition period undertaken and submissions received on the following:
- (i) Draft Delivery Program 2025-2029 and Operational Plan 2026/27, including:
 - a) Budget 2026/27
 - b) Revenue Policy 2026/27
 - c) Fees and Charges 2026/27
 - (ii) Draft Resourcing Strategy 2026/27 encompassing Our People Plan, Digital Strategy, Asset Management Plan and the Long-Term Financial Plan
 - (iii) Supporting detail of the 4-year capital works program
 - (iv) Supporting detail of the operating budget and proposed fees and charges.
- (b) That in accordance with Sections 403, 404 and 405 of the Local Government Act 1993 the following documents be adopted:
- (i) Revised Delivery Program 2025 - 2029
 - (ii) 2026/27 Operational Plan including the Budget, Revenue Policy, and Schedule of Fees and Charges, subject to the following amendments:
 - a) Operational Budget:
 - HV Evatt Trail Upgrades – Redirect funding in Bushcare Operations to undertake this project – No budget impact.
 - Tree Planting program – Add \$50,000 to increase the total budget to \$150,000.
 - Expanded community engagement resourcing – Two new positions confirmed and funded from existing budget allocation, effective from July 2026 – No budget impact.
 - Removal of credit card surcharge revenue in anticipation of forthcoming Reserve Bank reforms, effective 1 October 2026, which will prohibit surcharging on most card payments, resulting in a net cost to Council of \$65,000.
 - Penshurst Public Domain Renewal Program Traffic Study - Add \$80,000 to 2026/27
 - b) Capital Budget:
 - Penshurst Amenities Improvement Works (including toilet fit out) – Add \$120,000 to 2026/27

- Penshurst Community Space (TAHE land) – preliminary works with Transport for NSW to be funded within existing budget allocation – \$14,000 and no budget impact.
- Mortdale Streetscape Enhancements – Planter Boxes and Street Trees – Add \$90,000 to 2026/27
- Capitalised Salaries for Senior Project Engineers focussed on Developer Contributions funded projects – Add \$350,000 to 2026/27 and 2027/28
- Hurstville Museum & Gallery Replace Shed and Shelter – Rephase \$290,000 from 2026/27 to 2027/28
- Beverly Hills Sporting Amenities – Rephase and bring forward \$250,000 from 2027/28 to 2026/27 and \$2,000,000 from 2029/30 to 2027/28
- Gifford Park Sporting and Public Amenity Construction – Rephase \$1 million from 2026/27 to 2027/28
- Mortdale Depot & Waste Management Facility – Rephase \$500,000 from 2026/27 to 2027/28
- Jubilee Stadium - Eastern Toilet Block Replacement – Rephase \$600,000 from 2026/27 to 2027/28 resulting in a \$400,000 budget allocation in 2026/27 and \$600,000 allocation in 2027/28 for design and construction. The remaining budget allocation within the Delivery Program is no longer required.
- Carss Park Flats Precinct Upgrade – Rephase \$200,000 from 2026/27 to 2027/28
- Quarry Reserve North Sporting Precinct Upgrade – Rephase \$150,000 from 2026/27 to 2027/28
- San Souci Master Plan - Stage 1 and Stage 2 – Rephase \$150,000 from 2026/27 to 2027/28
- Retaining Wall Renewals – Rephase \$1.26 million from 2026/27 to 2027/28
- Oatley Park Baths Precinct Improvement – Rephase the multiyear project to \$550,000 in 2026/27, \$4,250,000 in 2028/29, and \$4,250,000 in 2029/30
- Peakhurst Park Community Centre Car Park and Landscaping – Rephase \$585,000 from 2026/27 to 2027/28
- Jack High Child Care Centre Outdoor & Building Improvement – Rephase \$200,000 from 2026/27 to 2027/28.

(iii) Resourcing Strategy encompassing Our People Plan, Digital Strategy, Asset Management Plan and the Long-Term Financial Plan.

- (c) That Council endorse the additional amendments to the 2026/27 Fees and Charges outlined in Attachment 7 for public exhibition for a period of not less than 28 days, and that, subject to no submissions being received, the amended fees be adopted and come into effect following the exhibition period.
- (d) That Council maintain financial discipline to achieve the \$2-3 million operating surplus target, by applying the 2026/27 Budget Strategy to support responsible decision-making and implement the Resourcing Strategy to ensure sustainability and continued service delivery.
- (e) That subject to the approval of (b)(ii) above, the 2026/27 Schedule of Fees and Charges,

become effective as at 1 July 2026.

- (f) That the General Manager be delegated authority to make minor editorial changes, enhancements and resolved budgetary amendments prior to publishing these documents on Council's website and providing a copy of the Delivery Program and Operational Plan to the Office of Local Government.
- (g) That the 2026/27 Operational Plan is updated with the applicable commentary/status to reflect any budget deferrals, which will impact the delivery of actions in 2026/27.
- (h) That a revised Long Term Financial Plan and other relevant supporting documents are updated based on the final 2026/27 Adopted Budget.
- (i) That, in accordance with Sections 496, 496A, 534 and 535 of the *Local Government Act 1993*, Council makes rates and charges for every parcel of rateable land within the Georges River Council Local Government Area for the year commencing 1 July 2026 as detailed in the 2026/27 Operational Plan, Revenue Policy and Fees and Charges.
- (j) That Council note the domestic waste charge will be maintained at the 2025/26 level for 2026/27, reflecting Council's commitment to minimising cost impacts on households.
- (k) That Council, having considered operational cost increases forecast for 2026/27 and the long-term financial sustainability of Council, and having determined that this increase is necessary to maintain service levels as outlined in the Delivery Program, increase general rates revenue by 4.8%, being the maximum rate peg permissible for the 2026/27 financial year (as set under Section 506 of the *Local Government Act 1993*), in accordance with Section 509, which limits the allowable increase in general income.
- (l) That in accordance with Sections 493, 494 and 535 of the *Local Government Act 1993*, Council make and levy the 2026/27 Residential Rate based on the latest valuations (Base Date 1 July 2025) and any supplementary valuations applicable as at July 2026. As such, the Georges River Council Residential Rate will be 0.0013483 and apply to all properties categorised as Residential, subject to the minimum rate.
- (m) That in accordance with Section 493, 494 and 535 of the *Local Government Act 1993*, Council make and levy the 2026/27 Business General Rate based on the latest valuations (Base Date 1 July 2025) and any supplementary valuations applicable as at 1 July 2026. As such, the Georges River Council Business General Rate will be 0.0031219 and apply to all properties categorised as Business, except for the following subcategories and subject to the minimum rates:
 - (i) Business Industrial Rate will be 0.0028504
 - (ii) Business Local Rate will be 0.0044565
 - (iii) Business Major Shopping Complex Rate will be 0.0117441
 - (iv) Business Strategic Centres (Hurstville and Kogarah CBDs) rate will be 0.0046329.
- (n) That in accordance with Section 548 of the *Local Government Act 1993*, Council make and levy the 2026/27 annual ordinary residential minimum rate on each separate assessment to be \$1,157.00.
- (o) That in accordance with Section 548 of the *Local Government Act 1993*, Council make and levy the 2026/27 annual ordinary Business – other than Strategic Centres and Major Shopping Complex minimum rate on each separate assessment to be \$1,318.00.
- (p) That in accordance with Section 548 of the *Local Government Act 1993*, Council make and levy the 2026/27 annual ordinary Business Strategic Centres (Hurstville and Kogarah CBD) and Major Shopping Complex minimum rate on each separate assessment to be \$1,797.00.

- (q) That interest charged on overdue rates and charges for the year 1 July 2026 to 30 June 2027 be the maximum rate set by the Minister for Local Government, calculated on a daily basis.

EXECUTIVE SUMMARY

1. Council is required to adopt its 2026/27 Operational Plan by 30 June 2026. Council is required to adopt the annual Operational Plan, including a budget, before 30 June each financial year. It is also required to review and update, as required, the Delivery Program and Long-Term Financial Plan at this time.
2. All IP&R documents are contained in the following attachments, published under separate documents:
 - Revised Delivery Program 2025 - 2029 and Operational Plan 2026/27 – Attachment 1
 - Schedule of Fees and Charges 2025/26 – Attachment 2
 - Resourcing Strategy 2026/27 – Attachment 3 - comprised of:
 - Workforce Management Plan – Our People Plan
 - Digital Strategy
 - Asset Management Plan
 - Long-Term Financial Plan
 - 4-Year Capital Works Program 2026 – 2030 Supporting Information – Attachment 4
 - 1-Year Operating Budget and Proposed Fees and Charges 2026/27 Supporting Information – Attachment 5
 - Delivery Program 2025 – 2029 Updates – Attachment 6
3. The documents referenced above were publicly exhibited for 28 days from 29 April to 27 May 2026. The community was informed through a comprehensive engagement campaign, including media releases, social media, newsletters, print promotion, and distribution through Council facilities and community networks.
4. A total of 36 submissions were received, raising 87 individual items, all of which have been reviewed and responded to (refer Attachment 8). Key themes from submissions included:
 - Penshurst Town Centre investment – Ongoing planning with a draft public domain plan to be exhibited in July 2026, followed by further consultation and implementation planning.
 - Tree canopy and greening – Strong support for existing programs; Tree Management Policy review scheduled for 2026/27, with future budget consideration for an urban heat study.
 - Lime Kiln Bay Wetland – Support noted; ongoing community updates to continue.
 - Stormwater and GPTs – Incorporated as appropriate within broader stormwater programs.
 - Oatley Park Baths – Support noted.

- HV Evatt Trail upgrades – To proceed within existing Bushcare funding.
5. Councillor and staff submissions were also considered, and minor administrative updates have been made to the IP&R documents following exhibition.

BACKGROUND

6. Sections 402 – 406 of the Local Government Act 1993 govern the strategic planning framework that councils must follow. This includes:
- (a) 10 year Community Strategic Plan, outlining a high level vision for the community, reviewed or developed at the start of each council term
 - (b) 4 year Delivery Program, aligned to the council term and specifying target outcomes for that period
 - (c) Annual Operational Plan, detailing programs and actions to deliver the 4 year outcomes.
 - (d) Resourcing Strategy, covering 10 years of long-term financial planning and asset management and at least the council term for people planning.
 - (e) Community Engagement Strategy, to guide engagement with the community for the development of plans, policies and programs.

PUBLIC EXHIBITION AND SUBMISSIONS

7. Public exhibition of the Draft Revised Delivery Program 2025 - 2029, Operational Plan 2026/27, Draft Resourcing Strategy 2026/27 and Draft Capital Program 2026 – 2030, along with supporting information, ran from 29 April 2026 to 27 May 2026 (28 days). Information and copies of the documents were placed on Council’s website under the “Have Your Say’ page, and in Council’s Customer Experiences Centres and Libraries for this period.

Notification of the public exhibition and invitations to provide comment occurred as follows:

- Media Release distributed to 41 journalists on 4 May
 - Facebook and Instagram social post 3 May
 - Promoted in the 20 May edition of the Leader
 - Promoted in the 7 May Your Say Newsletter, with over 4,000 recipients
 - Promoted in the 8 May and 22 May Community eNews, with 18,000+ subscribers
 - Posters and information made available in Council’s Customer Experiences Centres and Libraries
 - Distributed through Community Capacity Building’s networks and directories.
8. Council received 36 submissions on the exhibited documents, with 87 individual items raised and responded to.
9. Attachment 8 contains the detailed submissions and corresponding officer responses, while the table below summarises the key themes raised and Council’s responses.

Topic	# of submissions	Notes	Officer Response
Penshurst Town Centre	9	Investment in town centre	The Draft Penshurst Public Domain Plan is scheduled for Public Exhibition and Consultation in July 2026. Following exhibition: - Amendments may be made

			- Consultation with Transport for NSW - Traffic Study conducted As the plan progresses towards adoption, an implementation plan will be developed to guide inclusions in future budgets. Works in the Penshurst area, such as improvements to Pole Depot Park, will be included in existing programs such as the Playspace Strategy Implementation Program.
Tree Canopy	7	Tree Planting Strategy Tree Planting Program Private Trees Urban Heat Study	Support for the included Tree Planting Strategy and Tree Planting Program noted. Council's Tree Management Policy will be reviewed during 2026/27 and may consider submissions. Funding is not currently available for an Urban Heat Study; this will be submitted as a future budget bid.
Lime Kiln Bay Wetland	2	Support for included project Request further consultation	The community were consulted throughout the development of the designs for this upgrade. Monthly progress updates will be available on Council's website and within the business papers for the Assets and Infrastructure Committee.
Gross Pollutant Traps (GPT)	2	Investment in GPT	Stormwater improvement works include a variety of different projects for new assets as well as renewals/upgrades. GPT will be incorporated into designs in areas that are deemed appropriate for this type of treatment.
Oatley Park Baths	2	Support for included project	Support noted.
HV Evatt Trail Upgrades	2	Requests to include this deferred project in 2026/27	Adequate funding has been identified within the existing Bushcare budget to undertake these works and they will be carried out during the second half of 2026.

CCL044-26

SUMMARY – DELIVERY PROGRAM 2025–2029 AND OPERATIONAL PLAN 2026/27

10. Georges River Council's Delivery Program 2025–2029 and Operational Plan 2026/27 outline Council's strategic priorities, service delivery and resource allocation for the Council term and the 2026/27 financial year. Developed under the NSW Integrated Planning and Reporting Framework, the documents translate the Community Strategic Plan 2025–2035 into clear actions supported by aligned financial, workforce, asset and digital planning.
11. The Delivery Program sets Council's four-year focus, while the Operational Plan details the specific actions, capital works and services to be delivered in 2026/27. Progress is measured through defined performance indicators to ensure transparency, accountability and continuous improvement.
12. The plans are structured around five strategic pillars.
 - **Our Community:** focuses on social connection, inclusion and wellbeing through accessible services, community facilities, libraries, cultural programs, early learning, sport and recreation, disability inclusion, heritage protection and improved customer experience.

- **Our Green Environment:** prioritises environmental sustainability, climate resilience and the protection of waterways, bushland and biodiversity through long-term waste management, tree canopy, environmental education and disaster preparedness initiatives.
 - **Our Economy:** supports a strong and resilient local economy through business support, town centre activation, place-based initiatives, advocacy, and improvements to amenity and safety.
 - **Our Built Environment:** focuses on delivering high-quality development outcomes, increased housing diversity, improved transport networks and ongoing investment in roads, footpaths, parks, playgrounds and major community infrastructure, including the Carss Park Aquatic Facility.
 - **Our Governance:** underpins delivery through ethical leadership, sound financial management, risk management, digital capability, workforce development, community engagement and transparent reporting.
13. Together, these plans provide a coordinated, responsible framework to deliver community outcomes and support the long-term sustainability and resilience of Georges River Council.

SUMMARY - RESOURCING STRATEGY

14. The Resourcing Strategy outlines how Council integrates its people, assets, digital capability and financial resources to deliver the Community Strategic Plan and Delivery Program in a sustainable manner. Developed under the Integrated Planning and Reporting Framework, it supports informed decision-making in both the short and long term.
15. The Strategy comprises four integrated plans: Our People Plan, Digital Strategy, Asset Management Plan and Long-Term Financial Plan, which together identify the resources and capabilities needed to meet current service demands and future challenges.
- **Our People Plan:** The Our People Plan sets out how Council will support and develop its workforce to deliver services effectively and sustainably. Key workforce challenges include an ageing profile, competition for specialist skills, rising employment costs, increased psychosocial safety obligations and changing expectations around flexibility and digital capability. The Plan is built around five priorities: Purpose, Connection, Inclusion, Support and Growth. The priorities focus on leadership capability, workforce planning, wellbeing, skills development and succession planning.
 - **Digital Strategy:** The Digital Strategy outlines Council's four-year approach to modernising digital systems, many of which are over 15 years old and increasingly costly, complex and reliant on manual processes. The Strategy shifts Council from maintaining ageing systems to using digital capability as an enabler of service improvement, efficiency and data-driven decision-making. Priorities include seamless community services, unified data, workforce digital capability and modern, secure technology, with staged review of Council's core enterprise system a key long-term consideration.
 - **Asset Management Plan:** The Asset Management Plan provides the framework for managing approximately \$1.6 billion in infrastructure assets, including roads, stormwater, buildings and open space. While many assets are in good condition, the Plan identifies renewal funding pressures for buildings and open space assets. It emphasises planned maintenance, realistic service levels and alignment with long-term

financial capacity, while balancing community expectations, affordability and intergenerational equity.

- **Long-Term Financial Plan:** The LTFP outlines Council's projected financial position over the next 10 years. For 2026/27, Council forecasts an operating surplus of approximately \$2 million (excluding capital grants), remains debt-free and holds strong cash reserves, noting that most reserves are restricted. Key pressures include rising costs, constrained income growth following the end of the Special Rate Variation, asset renewal demands and future operating costs of the Carss Park Aquatic Facility. The Plan reinforces the need for ongoing financial discipline, affordability testing and informed decision-making to support sustainability.

FINANCIAL IMPLICATIONS

16. For 2026/27, Council's key financial objective is to achieve an operating surplus of \$2–3 million, supporting long-term financial sustainability and Council's future contribution to the Carss Park Aquatic Facility, while maintaining core services.
17. Council's budget forecasts draw on multiple income sources and reflect the need to carefully manage rising costs. Expenditure has been aligned with available resources through prudent financial management. Service delivery and planned initiatives have been prioritised to support a balanced and sustainable financial position.
18. Financial sustainability remains a significant risk for Georges River Council and the local government sector broadly. The Australian Local Government Association (ALGA) President recently reinforced this point to the federal government, noting that councils are increasingly struggling to cover existing essential services while costs continue to outpace budgets. Every decision has become a trade-off between maintaining roads, funding services, or investing in future growth. The President acknowledged that budgets are stretched to their limits, a position further compounded by rising fuel costs and the risk these pose to construction and maintenance programs.
19. Council's ability to achieve its target operating surplus is sensitive to both income and expenditure movements. On the income side, rate revenue growth is constrained by the rate peg, while other income sources such as fees, charges and grants are subject to their own limitations and external factors. On the expenditure side, a number of cost pressures are outside Council's direct control, including movements in fuel, electricity, Award provisions, insurance and construction costs. Council continuously seeks to redirect and stretch resources further through its operational planning processes, with measures implemented across the organisation including, but not limited to:
 - applying a vacancy rate and actively managing workforce deployment, rostering and recruitment timing to reduce staffing costs without compromising service delivery
 - reducing energy expenditure through LED lighting upgrades, solar installations and energy audits across Council facilities
 - improving operational efficiency through process automation, digitisation of services and consolidation of technology systems
 - reviewing and optimising use of Council property, facilities and office accommodation to ensure assets are working harder
 - realigning sporting field allocations to improve utilisation and maximise community access across Council's open space portfolio
 - reprioritising grant-funded programs and reviewing low-patronage services
 - consolidating procurement, supplier contracts - through both internal review and collaborative procurement with neighbouring councils

20. These efforts are embedded in ongoing financial management and are reflected in the budget as presented. Should sufficient income levels not be achieved, this would need to be offset through either further savings beyond those already identified, a reduction in service levels, or deferral of capital work, each of which carries its own implications for the community and Council's long-term financial position.
21. The proposed four-year Capital Works Program totals approximately \$202 million (2026/27–2029/30) and focuses on renewing existing infrastructure to ensure assets remain safe, functional and cost-effective over the long term. Key investment areas include transport infrastructure, stormwater and drainage, parks and open space, community buildings, aquatic facilities, and operational assets such as plant, vehicles and IT systems.
22. Additional detailed information, including the Revenue Policy, Fees and Charges, and other statutory financial reporting, is contained within the Operational Plan 2026/27. Council's 10-year financial outlook is outlined in the Resourcing Strategy.

RISK IMPLICATIONS

23. Council's adopted strategic risks are outlined within the Draft Delivery Program 2025-29 and Operational Plan 2026/27.
24. Managing strategic risks is critical to delivering Council's Integrated Planning and Reporting framework. Active risk management supports informed decision-making, organisational resilience and continuity of services, helping ensure the objectives of the Community Strategic Plan, Delivery Program and supporting plans are achieved despite emerging challenges.
25. The budget has been prepared based on a normal operating environment. As such, it does not incorporate the potential impacts of ongoing global geopolitical conflict or the associated volatility in fuel markets, as the extent and timing of these effects remain highly uncertain and cannot be reliably measured or estimated at this stage. Similarly, while recent increases in electricity and insurance costs reflect broader market trends, future movements in these expenses remain outside Council's control and have not been adjusted beyond currently known parameters. Accordingly, the budget should be viewed in the context of these external uncertainties, which may result in variances to forecast outcomes over the period.

COMMUNITY ENGAGEMENT

26. Public exhibition process on the draft IP&R documents is outlined earlier in the report.
27. Following adoption of these IP&R documents, they will be made available to the public electronically through Council's website and in hard copy format at Council's Civic Centre and libraries.

FILE REFERENCE

D26/144496

ATTACHMENTS

- | | |
|--------------|---|
| Attachment 1 | Draft Delivery Program 2025-29 Operational Plan 2026-27 - <i>published in separate document</i> |
| Attachment 2 | Draft Fees and Charges 2026/27 - <i>published in separate document</i> |
| Attachment 3 | Draft Resourcing Strategy 2026-27 - <i>published in separate document</i> |
| Attachment 4 | Draft Detailed 4-Year Capital Works Program 2026-2030 - <i>published in separate document</i> |
| Attachment 5 | Draft 1-Year Operating Budget and Proposed Fees and Charges 2026/27 |

- Supporting Information - *published in separate document*
- Attachment 6 Delivery Program Updates 2025-29 - *published in separate document*
- Attachment 7 Additional amendments to the 2026/27 Fees and Charges - for Exhibition - *published in separate document*
- Attachment 8 Summary of Public Exhibition Submissions Received - *published in separate document*

Item: CCL045-26 Amendment to the Council and Committee Meeting Schedule 2025/26

Author: Manager Office of the General Manager

Directorate: Office of the General Manager

Matter Type: Finance and Governance

RECOMMENDATION:

That Council endorse the amendment to the Council and Committee Meeting Schedule 2025/26.

EXECUTIVE SUMMARY

1. This report is seeking Council endorsement to amend the previously endorsed (CCL012-26) Council and Committee Meeting Schedule 2025/26.

BACKGROUND

2. At the 23 February 2026 Council Meeting, Council endorsed the proposed Council and Committee Meeting Schedule 2025/26 to incorporate the announcement of the Anzac Day Public Holiday scheduled for Monday, 27 April 2026.
3. As a result of the recent Disallowance Motion passed by the NSW Legislative Council and the Rescission Motion resolved by Council at its Extraordinary Council Meeting held on 9 June 2026 (NR001-26), it is necessary to amend the current Council and Committee Meeting Schedule to allow for Councillor Workshops.

FINANCIAL IMPLICATIONS

4. Adoption of the recommendation outlined in this report will have no financial impact, as there is provision for the conduct of meetings allocated in the adopted 2025/26 Operational Plan and Budget.

RISK IMPLICATIONS

5. Strategic Risk 8 – Statutory and Regulatory requirement/ineffective governance identified should Council fail to meet its statutory obligations to meet at least 10 times per financial year, each time in a different month. The amendment achieves this minimum requirement.

COMMUNITY ENGAGEMENT

6. Community engagement was not undertaken in the preparation of this report.

FILE REFERENCE

D26/161289

ATTACHMENTS

Attachment [↓](#)1 Council and Standing Committee Schedule 2025 26 27 - Disallowance Motion Amendment



Council and Committee Meeting Schedule 2025-2026-2027

2025-2026 FINANCIAL YEAR				
Meetings Held	Date	Meeting	Commencing	Ordinary Council Mtg No.
Meetings already held	JULY 2025			
	Mon, 07 July 2025	Councillor Briefings and Workshops	6.00pm	
	Mon, 14 July 2025	Finance and Governance Committee	6.00pm	
	Mon, 14 July 2025	Community and Culture Committee	6.00pm	
	Mon, 14 July 2025	Environment and Planning Committee	7.00pm	
	Mon, 14 July 2025	Assets and Infrastructure Committee	7.00pm	
	Mon, 21 July 2025	Councillor Briefings and Workshops	6.00pm	
	Mon, 28 July 2025	Council Meeting	7.00pm	1
	AUGUST 2025			
	Mon, 04 Aug 2025	Councillor Briefings and Workshops	6.00pm	
	Mon, 11 Aug 2025	Finance and Governance Committee	6.00pm	
	Mon, 11 Aug 2025	Community and Culture Committee	6.00pm	
	Mon, 11 Aug 2025	Environment and Planning Committee	7.00pm	
	Mon, 11 Aug 2025	Assets and Infrastructure Committee	7.00pm	
	Mon, 18 Aug 2025	Councillor Briefings and Workshops	6.00pm	
	Mon, 25 Aug 2025	Council Meeting	7.00pm	2
	SEPTEMBER 2025			
	Mon, 01 Sept 2025	Councillor Briefings and Workshops	6.00pm	
	Mon, 08 Sept 2025	Finance and Governance Committee	6.00pm	
	Mon, 08 Sept 2025	Community and Culture Committee	6.00pm	
	Mon, 08 Sept 2025	Environment and Planning Committee	7.00pm	
	Mon, 08 Sept 2025	Assets and Infrastructure Committee	7.00pm	
	Mon, 19 Sept 2025	Councillor Briefings and Workshops	6.00pm	
	Mon, 22 Sept 2025	Extraordinary Council Meeting	6.00pm	
	Mon, 22 Sept 2025	Council Meeting	7.00pm	3
	OCTOBER 2025			
	Tue, 7 Oct 2025	Councillor Briefings and Workshops	6.00pm	
	Mon, 13 Oct 2025	Finance and Governance Committee	6.00pm	
	Mon, 13 Oct 2025	Community and Culture Committee	6.00pm	
	Mon, 13 Oct 2025	Environment and Planning Committee	7.00pm	
	Mon, 13 Oct 2025	Assets and Infrastructure Committee	7.00pm	
	Mon, 20 Oct 2025	Councillor Briefings and Workshops	6.00pm	
	Mon, 27 Oct 2025	Council Meeting	7.00pm	4
	NOVEMBER 2025			
	Mon, 3 Nov 2025	Councillor Briefings and Workshops	6.00pm	
	Mon, 10 Nov 2025	Finance and Governance Committee	6.00pm	
	Mon, 10 Nov 2025	Community and Culture Committee	6.00pm	
	Mon, 20 Nov 2025	Environment and Planning Committee	7.00pm	
	Mon, 10 Nov 2025	Assets and Infrastructure Committee	7.00pm	
	Mon, 17 Nov 2025	Council Meeting	7.00pm	5

CCL045-26 Attachment 1

	DECEMBER 2025			
	Mon, 3 Dec 2025	Councillor Briefings and Workshop	6.00pm	
	Mon, 8 Dec 2025	Council Meeting	7.00pm	6
	FEBRUARY 2026			
	Mon, 9 Feb 2026	Committee Meetings	6.00pm	
	Mon, 16 Feb 2026	Public Forum	6:00pm	
	Mon, 23 Feb 2026	Council Meeting	7.00pm	7
	MARCH 2026			
	Mon, 9 Mar 2026	Committee Meetings	6.00pm	
	Mon, 16 Mar 2026	Public Forum	6.00pm	
	Mon, 23 mar 2026	Council Meeting	7.00pm	8
	APRIL 2026			
	Mon, 13 Apr 2026	Committee Meetings	6.00pm	
	Mon, 20 Apr 2026	Public Forum	6.00pm	
	Mon, 27 Apr 2026	Council Meeting	7.00pm	9
	MAY 2026			
	Mon, 11 May 2026	Committee Meetings	6.00pm	
	Mon, 18 May 2026	Public Forum	6.00pm	
	Mon, 25 May 2026	Council Meeting	7.00pm	10
	JUNE 2026			
	Tue, 9 June 2026	Committee Meetings	6.00pm	
	Mon, 15 Jun 2026	Councillor Workshop	6.00pm	
	Mon, 22 Jun 2026	Council Meeting	7.00pm	11
2026-2027 FINANCIAL YEAR				
	JULY 2026			
	Mon, 6 July 2026	Councillor Workshop	6.00pm	
	Mon, 13 July 2026	Committee Meetings	6.00pm	
	Mon, 20 July 2026	Councillor Workshop	6.00pm	
	Mon, 27 July 2026	Council Meeting	7.00pm	1
	AUGUST 2026			
	Mon, 3 Aug 2026	Councillor Workshop	6.00pm	
	Tue, 10 Aug 2026	Committee Meetings	6.00pm	
	Mon, 17 Aug 2026	Councillor Workshop	6.00pm	
	Mon, 24 Aug 2026	Council Meeting	7.00pm	2
	SEPTEMBER 2026			
	Mon, 7 Sept 2026	Councillor Workshop	6.00pm	
	Mon, 14 Sept 2026	Committee Meetings	6.00pm	
	Mon, 21 Sept 2026	Councillor Workshop	6.00pm	
	Mon, 28 Sept 2026	Extraordinary Council Meeting	6.00pm	
	Mon, 28 Sept 2026	Council Meeting	7.00pm	3
	OCTOBER 2026			
	Tue, 6 Oct 2026	Councillor Workshop	6.00pm	
	Mon, 12 Oct 2026	Committee Meetings	6.00pm	
	Mon, 19 Oct 2026	Councillor Workshop	6.00pm	
	Mon, 26 Oct 2026	Council Meeting	7.00pm	4
	NOVEMBER 2026			
	Mon, 2 Nov 2026	Councillor Workshop	6.00pm	
	Mon, 9 Nov 2026	Committee Meetings	6.00pm	
	Mon, 16 Nov 2026	Councillor Workshop	6.00pm	
	Mon, 23 Nov 2026	Council Meeting	7.00pm	5
	DECEMBER 2026			
	Mon, 7 Dec 2026	Committee Meetings	6.00pm	
	Mon, 14 Dec 2026	Councillor Workshop	6.00pm	
	Mon, 21 Dec 2026	Council Meeting	7.00pm	6





DRAFT

CCL045-26 Attachment 1



ASSETS AND INFRASTRUCTURE

Item: CCL046-26 Carss Park Learn-to-Swim Pool Potential Future Enclosure - Project Scope and Budget

Author: Director Assets and Infrastructure

Directorate: Assets and Infrastructure

Matter Type: Assets and Infrastructure

CCL046-26

RECOMMENDATION:

- (a) That Council endorse progressing the planning and design of a Learn-to-Swim pool enclosure at the Carss Park Aquatic Facility to enable year-round operation and maximise asset utilisation.
- (b) That Council note the inclusion of funding within the Draft 4-Year Capital Works Program (2026–2030) to support the design, approvals and construction of the enclosure.
- (c) That Council note the enclosure will be subject to planning approval and a separate funding decision by Council under a separate Development Application, following completion of the State-led aquatic facility.
- (d) That the General Manager notify the Office of Local Government (OLG) of the funding implications of this project in accordance with the Capital Expenditure Guidelines, noting it forms part of the broader business case previously submitted.

EXECUTIVE SUMMARY

1. The Carss Park Aquatic Facility (Carss Park Pool), currently being delivered by the NSW Office of Sport, will provide a modern outdoor aquatic facility for the Georges River community. The facility includes a dedicated 20-metre outdoor Learn-to-Swim pool designed to support water safety education outcomes and broaden access to aquatic programs.
2. At a later stage, following handover of the Carss Park Aquatic Facility from the Office of Sport, it is proposed to enclose the Learn-to-Swim pool. This represents a significant opportunity to unlock the full potential of the asset through year-round operation. Enclosing the pool will enable expanded delivery of Learn-to-Swim and water safety programs, increase community access, enhance the overall user experience, and strengthen the long-term financial performance of the facility. Which was a critical element within the business case for the Carss Park Learn-to-Swim pool.
3. The project provides a proactive response to key strategic risks relating to financial sustainability, asset performance and organisational reputation. By addressing seasonal underutilisation, it ensures the facility delivers accessible, high-quality and fit-for-purpose infrastructure aligned with contemporary community expectations.
4. Funding for the project has been included within the Draft 4-Year Capital Works Program (2026–2030), with delivery subject to detailed design, Development Application approval, and procurement processes, including community engagement through the statutory planning framework.

5. Endorsement of the proposed project is sought to progress the project, ensuring alignment with the project program and anticipated construction timeframes of the broader aquatic facility.
6. As the enclosure represents a scope variation to the project, Council will provide notification to the NSW Office of Local Government (OLG) in accordance with applicable funding and governance requirements.

BACKGROUND

Carss Park Aquatic Facility (Carss Park Pool)

7. In April 2025, Council entered into a formal Project Agreement (Agreement) with the NSW Office of Sport, establishing the framework for delivery of a new Carss Park Aquatic Facility (Carss Park Pool) and marking the transition to a State-led delivery model, with the Office of Sport responsible for project delivery on behalf of Council and the NSW Government.
8. The Agreement established a two-tier governance structure comprising a Project Control Group, including representatives from Council, the Office of Sport and NSW Public Works, responsible for overseeing project management and delivery, and a Steering Committee, including the Office of Sport Chief Executive and Council's General Manager, providing strategic oversight and decision-making.
9. The scope of works being delivered under the Agreement comprises a modern outdoor aquatic facility, including a 50 metre, 8 lane heated outdoor swimming pool with a swim wall to allow flexible use as two 25 metre pools, and a 20 metre by 10 metre heated outdoor Learn-to-Swim pool with accessible entry and shade.
10. The facility also includes supporting amenities such as change rooms, toilets, lockers, family facilities, kiosk and retail space, spectator seating, shade structures, pool lighting, landscaping and associated operational infrastructure to support community use.
11. As at June 2026, the project has transitioned into the procurement and pre-construction phase, with the appointment of a construction contractor targeted for the third quarter of the 2026 calendar year, followed by commencement of works on site thereafter.
12. The project program anticipates completion of construction and opening of the facility to the public in late 2027, representing the delivery of a contemporary aquatic facility for the Georges River community under the Agreement.

Carss Park Learn-to-Swim Pool Enclosure

13. To enable the sustained utilisation of the Learn-to-Swim pool outside peak swimming periods, it is proposed to enclose this facility at a later stage; noting that the existing project scope does not include an enclosed structure over the Learn-to-Swim pool.
14. This future stage would involve the detailed design and documentation of an appropriate enclosure structure, ensuring integration with the completed aquatic facility and compliance with relevant building, accessibility and operational requirements, including ventilation, thermal performance and user amenity.
15. Subject to design finalisation, the proposal would require lodgement and approval of a Development Application under the Environmental Planning and Assessment Act 1979, prior to execution of a future separate construction phase, including procurement and delivery of works.

16. Capacity to execute this work while the facility remains operational will be determined during the Tendering phase where contractors can identify construction methodologies.
17. An indicative timeline for the execution of works is outlined in Table 1. This represents an optimistic, best-case scenario, assuming no issues with design integration, obtaining Development Consent, or construction within the existing facility, noting the site's proximity to the State Heritage-listed Carss Cottage. Construction activities are proposed to occur during the off-season period (May to November) to minimise disruption to pool operations during peak usage.

Table 1. Carss Park Learn-to-Swim Pool Enclosure Project Indicative Timeline	
Project Milestone	Projected Date
Design Consultant Engaged	Jul-26
Design Concept Finalised	Dec-26
Hold point – Council consideration of funding implications and endorsement to proceed	
Development Consent	Oct-27
Design Finalised (100%)	Nov-27
Construction RFT Finalised	Nov-27
Construction RFT Posted	Nov-27
Construction Contractor Engaged	Feb-28
Construction Commenced	May-28
Practical Completion	Nov-28

18. Following endorsement of this project, Council will assess the ability to engage the existing Architectural consultant working on the broader aquatic facility to undertake the design of the Learn-to-Swim enclosure. This process should ensure the integration of the building into the broader facility, potentially minimising future construction risks.

Carss Park Pool - Capital Expenditure Submission

19. The Office of Local Government (OLG) has formally confirmed Council's Capital Expenditure submission for the Carss Park Pool project meets the requirements of the Guidelines. The OLG have confirmed that the project cost is inclusive of land remediation and accepted the project funding sources are Council, Federal and State Government.
20. The OLG outlined Council's ongoing obligations to comply with several conditions. These include:
 - (a) Ongoing inclusion of capital and operating costs in the LTFP.
 - (b) Ongoing compliance with the Capital Expenditure Guidelines.
 - (c) Notification to the OLG of cost increases $\geq 10\%$ and provide revised funding plan.
 - (d) Continue updating all project documentation in line with the Guidelines (OOS Project Management).
 - (e) Provide clear, accountable reporting to Council and the community.
21. The OLG also highlighted that acceptance of the Capital Expenditure submission is not an approval or endorsement of the project and that Council must manage the project consistent with section 8 of the Local Government Act. In that, Council is responsible for ensuring the Carss Park Pool project is managed:

- responsibly
- transparently
- within budget
- in the community’s best interests
- with proper governance
- with financial sustainability in mind

22. The contents of this report and the proposed Learn-to-Swim pool enclosure fall within the broader deliverables of the business case previously submitted to the OLG. Therefore, it is recommended that Council notify the OLG of the funding implications in accordance with the Capital Expenditure Guidelines, noting that this component will be delivered and managed directly by Council.

FINANCIAL IMPLICATIONS

Scope expansion and funding implications

23. The project’s proposed design and construction of the enclosure has been incorporated within the Draft 4-Year Capital Works Program (2026–2030), which identifies delivery of the project across three (3) financial years. This is to ensure transparency of the proposed total cost estimates based OLG Capital Expenditure Guidelines.

	Estimated Amount	Deliverables	Funding Source
Year 1 (2026/27)	\$350k	Design and Development Consent	Merger Initiatives Allocation Reserve
Year 2 (2027/28)	\$2.15 million	Finalise detailed design (including cost estimates), Construction procurement and construction commencement	Options proposed to be considered for funding will be assets eligible for disposal or reduction in other capital program items to raise funding
Year 3 (2028/29)	\$3 million to \$4.5 million	Construction Completed	

24. A Quantity Surveyor (QS) cost estimate will be prepared following completion of the detailed design to confirm that the proposed construction budget is appropriately aligned with current market conditions and project scope prior to progressing to competitive tender. This approach will support robust financial planning, reduce the risk of cost escalation, and ensure that procurement is undertaken in accordance with Council’s Sustainable Procurement Policy, promoting value for money, transparency, and responsible resource management.

Council Contribution to Project – Revised from \$22.7 million to \$27.7 - 29.7 million

Details	Actual Costs	Budgeted	Funding Sources
Carss Park Aquatic Facility plans and studies	\$500k	\$500k	General funds

Demolition and Land Remediation of former Carss Park Pool	\$7.2 million	\$7.5 million	Various: Developer Contributions and Domestic Waste Reserve (remediation purposes)
Outdoor pool component (ref. CCL010-25) contributions to NSW Office of Sport	\$2 million	\$10 million	Operating result targets over 3 years which is isolated to the Carss Park Aquatic Facility Construction Contribution Reserve
Contribution to the Learn to-Swim (LTS) pool (ref. CCL086-25) contributions to NSW Office of Sport	-	\$5 million	Borrowing from Commercial property reserve and then repaid from disposal/redevelopment of assets
Council-led Carss Park Learn-to-Swim Pool Enclosure	-	\$5-7 million	Merger Initiatives Allocation Reserve (\$500k) and remaining funding requires confirmation and Council resolution following completions of year 1 activities: Options proposed to be considered for funding will be assets eligible for disposal or reduction in other capital program items to raise funding (\$4.5-\$6.5 million)

CCL046-26

RISK IMPLICATIONS

25. The scope of works being delivered under the Agreement by the Office of Sport has been focused on the effective and timely delivery of a quality aquatic infrastructure meeting the needs left by the closure of the former aquatic facility. Whilst the new Carss Park Pool will significantly increase Council's aquatic infrastructure capacity, Council may be exposed to several strategic risks associated with the operation and performance of the future aquatic facility, particularly in relation to Strategic Risk 1 (Financial Sustainability), Strategic Risk 3 (Assets and Infrastructure) and Strategic Risk 6 (Reputation). These risks primarily arise from seasonal underutilisation, constrained service delivery, and the inability of the asset to meet contemporary community expectations.
26. The proposed design and construction of an enclosure to the future Learn-to-Swim pool represents a proactive response to these risks by addressing the following key factors:
 - seasonal limitations and underutilisation of the asset, resulting in reduced financial performance and ongoing inefficiencies in the use of Council assets. The proposed enclosure will mitigate this risk by enabling extended operation through autumn and winter, increasing utilisation, expanding community water safety education, and improving the long-term financial viability of the aquatic facility.
 - reputational risk to Council associated with a possible reduced-use winter operating model, which limits community access to essential services such as Learn-to-Swim programs and aquatic recreation. Failure to optimise the use of a significant community asset may lead to perceptions of inefficiency and underinvestment. Conversely, delivery of the enclosure will demonstrate Council's commitment to providing accessible, inclusive, and financially sustainable community infrastructure aligned with contemporary expectations.
27. Statutory planning and approval risks exist with this project associated with the delivery of the enclosure, as the proposal will require development consent under the *Environmental Planning and Assessment Act 1979 (NSW)*. The site context introduces additional planning complexities, including proximity to the State Heritage curtilage of Carss Cottage,

location within a foreshore scenic protection area, and the broader environmental and community sensitivities of Carss Bush Park. These constraints may trigger detailed heritage, visual impact, environmental and planning assessments, potentially increasing project timeframes, costs and approval risk. Failure to acknowledge and appropriately address these considerations may result in delays, refusal of consent, or conditions that impact the design, scale or financial viability of the project. Early engagement with relevant stakeholders, preparation of appropriate technical studies (including heritage impact and environmental assessments), and a responsive design approach will be critical to mitigating approval risk and ensuring the proposal aligns with statutory planning controls and site-specific sensitivities.

28. Effective project management directly supports the mitigation of risks by ensuring that projects are planned, governed, and delivered in a controlled, transparent, and risk-aware manner. By applying structured project controls, including clear scoping, risk assessment, resource planning, and community engagement, Council strengthens its ability to address risks such as Strategic Risk 3 (Assets and Infrastructure), where well-managed projects help ensure, infrastructure meets community needs and withstands climate impacts, and Strategic Risk 12 (Business Continuity), where disciplined project oversight improves preparedness for unexpected events and maintains essential service delivery.

COMMUNITY ENGAGEMENT

29. Funding for design and delivery has been included in the Draft 4-Year Capital Works Program (2026–2030) which was publicly exhibited for 28 days from 29 April 2026 until 27 May 2026. There were no submissions received specific to this project.
30. Community engagement for the proposed enclosure will be undertaken in accordance with the statutory requirements of the *Environmental Planning and Assessment Act 1979 (NSW)* through the Development Application (DA) process. This will include formal public notification, exhibition of the proposal, and opportunities for submissions from the community and stakeholders.
31. Notification is expected to include adjoining landowners and occupiers, public exhibition via Council's website, and on-site signage, ensuring that the local community is informed of the proposal and able to provide feedback. Any submissions received will be considered as part of the DA assessment process, including potential impacts relating to amenity, heritage setting, visual character, and use of Carss Park.
32. This process provides a transparent and structured mechanism to capture community views and ensures the proposal is assessed with appropriate consideration of local context, community expectations, and stakeholder interests.

FILE REFERENCE

D26/143445

ATTACHMENTS

Nil

NOTICES OF MOTION**Item: NM031-26Hurstville Purple Flag Accreditation and Special Entertainment Precinct Opportunities****Councillor:** Councillor Liu

NM031-26

MOTION:

- (a) That Council:
- (i) Note the NSW Government's Vibrancy Reforms and Special Entertainment Precinct framework aimed at supporting safe and vibrant night-time economies.
 - (ii) Note that one of the first steps in being recognised as a Special Entertainment Precinct is participation in the NSW Government, Purple Flag Accreditation program.
 - (iii) The Purple Flag accreditation is an internationally recognised program that awards areas which meet high standards for safety, diversity and vibrancy including lighting, efficient transport and high-quality food and entertainment offerings. This program has expanded across NSW in stages and is part of the government's 24-Hour Economy Strategy to unlock the full potential of the state.
 - (iv) Note that Council has previously undertaken community consultation in February 2026 regarding potential Special Entertainment Precinct opportunities within the Georges River LGA.
 - (v) Note Council's commitment to business consultation and activations in Hurstville, that promotes it as a safe, vibrant and well-managed economic precinct.
- (b) That as part of the NSW Governments Vibrancy Reforms, Council work towards Purple Flag Accreditation for the Hurstville Precinct.
- (c) That the General Manager provide a report to Councillors on the eligibility of Hurstville as a potential Purple Flag accredited area and Special Entertainment Precinct.

DIRECTOR'S COMMENT:

This Motion is Consistent with Pillar 3: Our Economy in Georges River Council Community Strategic Plan and delivers on Goal 3.1 – Local jobs and local businesses are supported to grow.

Council supports progressing a Purple Flag precinct in Hurstville, noting existing precinct working groups established through the Uptown Grant Accelerator and strong strategic alignment to a safe and vibrant night-time economy.

Council acknowledges that the Purple Flag accreditation is an internationally recognised accreditation (adopted in cities such as London, Dublin and Auckland) that recognises precincts meet high standards of safety, diversity and vibrancy, delivering benefits including increased visitation, business activity, investment attraction and long-term economic growth.

Purple Flag accreditation is expected to deliver medium-term benefits including increased visibility, enhanced place reputation, greater visitation and foot traffic, and stronger collaboration between Council, businesses and stakeholders. Over the longer term, it supports sustainable economic growth, attracts new investment and business opportunities, enables continuous precinct improvement, and strengthens community identity and pride.

The initiative is consistent and strategically aligned with the Draft Economic Development Strategy (2027-2037), under action “1.3.1 - Explore opportunities to establish a Special Entertainment Precinct (SEP) and Purple Flag Accreditation under the NSW Vibrancy Reforms” and action 1.3.2 Support night-time economy pilots and trial activations in selected centres (extended trading, live music, events).

The initiative is consistent and strategically aligned with the Community Strategic Plan (2022–2032), including Our Community 1.1 by supporting events and activations that connect people and reflect community diversity, and 1.5 through enhancing safety in the night-time environment. It also aligns with Our Economy 3.1 by supporting local businesses and employment, 3.2 by advancing initiatives to grow the night-time economy, and 3.4 through place-based events and activations that enhance vibrancy in town centres.

Council supports progressing Hurstville (Forest Road) as a Purple Flag precinct, with a view to exploring future Purple Flag accreditation in other Centres across the LGA.

FINANCIAL IMPLICATIONS

Council officers can progress the Purple Flag accreditation for Hurstville within existing budget allocation.

It should be noted that ongoing activities and events that contribute to achieving Purple Flag accreditation are funded from various existing Council budgets.

If additional budget is required for costs specifically related to Purple Flag accreditation that is not funded from existing budgets, a budget submission will be prepared through the normal process.

FILE REFERENCE

D26/153641

ATTACHMENTS

Nil

Item: NM032-26 Loss of Bus Services in the South-West of the Georges River LGA**Councillor:** Councillor Mahoney**MOTION:**

That the General Manager writes to the Hon. John Graham MLC, Minister for Transport, seeking his assurances that:

- (a) Bus patrons within the Georges River Local Government Area will not experience any reduction in the standard of public bus services effective from 21 June 2026. For example, changes or cancellations of routes 942, 943, 944, 945 and M91.
- (b) Service frequency, operating hours, route coverage, accessibility standards, safety, amenity and connectivity with rail and other transport services, residential areas, retirement villages, schools, shopping centres and industrial zones particularly within the suburbs of Peakhurst, Peakhurst Heights, Lugarno, Riverwood, and Mortdale, as well as for travel originating or terminating outside the LGA (including Roselands and Bankstown) will be maintained from 21 June 2026.
- (c) Changes effective from 21 June have been effectively notified to the public, including those individuals who may lack access to the internet.
- (d) Any review of the revised bus services effective from 21 June 2026 will explicitly assess impacts on older persons, people with disabilities, students, workers, parents with children, commuters, and individuals without access to a private motor vehicle and will be communicated to Georges River and Canterbury-Bankstown Councils.
- (e) Any future changes to bus services within the Georges River LGA will be subject to a comprehensive community consultation program involving all stakeholders.

DIRECTOR'S COMMENT:

This Motion is consistent with Georges River Council's Community Strategic Plan 2022-2032, Pillar 4: Our built environment – There are a range of transport options and increased walkability and cycling to connect people, goods and businesses, Goal 4.3.1 Provide expert advice and lobby the State Government to provide and improve public transport options such as train and bus services.

The bus changes in Southwest Sydney are being made to coincide and improve connections with the upcoming M1 Bankstown Line Metro service, Greenacre Shops and Chullora Marketplace. Across the network changes are aimed at reducing crowding on services with high demand, improve overall reliability of services and enhance the passenger experience. Changes include the removal of 943, M91 services and shortening of the 942 service. These changes will be offset by the introduction of 6 new services across the LGA.

FINANCIAL IMPLICATIONS

No financial/budget impact for this recommendation.

FILE REFERENCE

D26/156584

ATTACHMENTS

Nil

Item: NM033-26 Safety Audit - Playground and Playground Equipment**Councillor:** Councillor Dimoski**MOTION:**

That Council:

- (a) Conduct an urgent and comprehensive safety audit of all playgrounds and playground equipment across the Local Government Area following the horrific incident at Peshurst Park Playground in which a child suffered the traumatic loss of a finger.
- (b) Take immediate action to close, isolate, or barricade any playground equipment identified during inspections as unsafe or posing a potential risk to public safety.
- (c) Publicly communicate with residents regarding any temporary playground closures and anticipated timelines for repair to ensure community awareness and transparency.

NM033-26

DIRECTOR'S COMMENT:

This Motion is consistent with Georges River Council's Community Strategic Plan 2025-2035:

Pillar 1: Our Community - *safety and care are at the heart of our community, with a particular focus on protecting and nurturing children.*

Pillar 4: Our Built Environment - *plan, maintain and manage public parks, facilities and open spaces to provide diverse active and passive recreation options.*

Pillar 6: Our Governance - *transparency in decision-making is crucial, and the rationale behind decisions must be clear and accessible to the community.*

Council recognises the seriousness of the recent incident and the need to maintain playground safety across the Local Government Area.

Council operates a structured inspection regime in accordance with Australian Standards (AS4685 – playground equipment & management & AS4422 – impact-attenuating surfacing) with annual comprehensive audits completed on Council's open space playground assets annually in September each year. Audits are completed by independent and suitably qualified consultants. In addition to the annual comprehensive audits, operational inspections and reports are undertaken in December, March and June each year.

Council has committed to training additional staff in playground inspections which will allow for additional routine visual inspections to be undertaken on a more frequent basis by staff to identify any obvious hazards arising from vandalism, weather or general use.

Council is currently preparing to go to market to undertake a comprehensive audit of playground assets with an alternative independent and suitably qualified consultant to review and validate recent inspection outcomes and risk assessments across all playgrounds.

Council has established processes to ensure immediate risk mitigation when hazards are identified. Defects identified in inspections are actioned in accordance with the level of risk determined by the qualified inspector. High risk items are actioned within 24 hours. This can be achieved by repair, removal or installing a barrier to close the equipment.

Council is committed to maintaining transparent communication with the community regarding playground safety. Where playground equipment is closed or isolated, Council currently provides on-site signage to inform users either on the equipment or on fencing isolating the equipment.

FINANCIAL IMPLICATIONS

The 2025-26 draft operational budget includes an increase of \$75,000 for playground repairs.

FILE REFERENCE

D26/130575

ATTACHMENTS

Nil

Item: NM034-26 Community Safety Partnerships and Engagement**Councillor:** Councillor Liu**MOTION:**

That Council:

(a) Note:

- (i) Council previously resolved (NM030-24, April 2024) to strengthen collaboration with St George Police Area Command on community safety matters.
- (ii) Georges River Council currently works collaboratively with St George Police Area Command through community safety engagement and education initiatives, including attendance at St George PAC Police Community Safety Precinct Committee Meetings.
- (iii) Council supports community safety through coordination, communication, Crime Prevention Through Environmental Design (CPTED), partnership and community engagement.
- (iv) Recent concerns raised by local businesses and residents, including incidents involving counterfeit currency, shoplifting and anti-social behaviour, have highlighted ongoing community safety challenges within local centres across the Georges River area.

(b) Explore:

- (i) Strengthening its partnership with St George Police Area Command through a formalised agreement to support community safety outcomes across the Georges River LGA.
- (ii) Any relevant State Government programs or grant opportunities that could assist Council in supporting local community safety initiatives.

DIRECTOR'S COMMENT:

This Motion is consistent with Georges River Council's Community Strategic Plan 2025- 2035:

- Pillar 1 – Our Community: *We all enjoy a safe and healthy life connected by a diverse and vibrant cultural community with a strong sense of belonging and heritage.*

Provide programs, services and activities that address health and safety issues.

The Motion is also consistent with Georges River Council's Social Justice Charter and Plan 2022-2026:

- Focus 1. Connected Communities - *1.1.1 Deliver campaigns to foster social cohesion, respect and inclusivity in our community.*
- Focus 2. Safe Places and Spaces - *2.1.4 Amplify resources and provide training to increase physical and online safety.*

Community Safety in Georges River

On 11 December 2023, Council resolved (CCL112-23 - COM040-23) to note the development of the Community Safety Education Program (CSEP). The CSEP is one stream of Council's Community Impact Series. It provides education and statistics on key crime areas, primary

prevention recommendations and awareness raising activities, and aims to ensure the Georges River community feels safe in addition to being safe.

The CSEP is delivered through a combination of resource amplification, online campaigns, and interactive sessions to maximise its impact and reach.

There are five target areas of the CSEP, which are informed through local crime statistics and community consultation. These include domestic and family violence, fraud and online safety, steal from a retail store, malicious damage to property, and community engagement.

The CSEP also provides a framework for addressing emerging crime trends, such as counterfeit currency, shoplifting and anti-social behaviour:

- Scams, fraud, anti-social and illegal activities targeting local businesses are identified target areas in the CSEP.
- BOCSAR data demonstrates that steal-from-retail incidents in Georges River LGA have remained stable over the past three years. Nearby, Bayside has also remained stable, while Sutherland Shire has recorded increases of up to 13.3% per year.
- For concerns about anti-social behaviour or illegal activities, community are encouraged to contact their local Police station. Every report supports Police's resource allocation and targeted policing to reduce common issues.

The CSEP underscores the importance of partnerships with other organisations, government agencies and community groups to effectively deliver these initiatives and maximise their impact. St George Police Area Command (PAC) is Council's key partner in the delivery of the CSEP. This partnership allows Council to collaborate with Police as issues emerge in the community and supports Council to work with Police.

Collaboration with St George Police Area Command (PAC)

On 22 April 2024, Council resolved (NM030-24) to continue to enhance the current working relationship with the St George PAC and the Multicultural Community Liaison Officer in particular. By collaborating closely with St George PAC, Council officers can implement measures to mitigate risks, maintain public order and enhance social cohesion.

The St George PAC hosts a quarterly Community Safety Precinct meeting for community and local organisations to build community capacity about current safety trends and strategies. Council officers attend these meetings.

Council officers also work closely with following areas of the St George PAC and NSW Police:

- Crime Prevention Officer – to discuss and address any general safety issues or opportunities for collaboration.
- Multicultural Liaison Officer – to organise and collaborate on multicultural initiatives to strengthen the relationship between Council, the local area command and culturally and linguistically diverse communities.
- Hate Crime Unit – to raise awareness of hate crime reporting processes.
- Domestic Violence Liaison Officers – to raise awareness of and plan initiatives to prevent and address domestic and family violence through the St George Domestic Violence Committee.
- St George PAC Officers - to collaborate on traffic matters as part of the monthly Traffic Advisory Committee, events and unreasonable customer contact.

In response to MM022-25 Community Safety in Georges River, Council is delivering Georges River Community Safety Forum in June 2026 in partnership with St George PAC, in response to growing community concerns about anti-social behaviour and theft in Georges River.

If approved by Council, Georges River Council will explore documenting its existing collaboration with St George PAC through an agreement, with the aim to further strengthen existing partnerships and ensure opportunities for future collaboration. This agreement would provide a framework for:

- improving information sharing pathways;
- building on existing engagement mechanisms;
- supporting community awareness and education initiatives;
- identifying opportunities for collaborative local safety initiatives such as targeted community safety engagement, prevention or awareness initiatives; and
- liaising with St George PAC regarding emerging safety trends, such as counterfeit currency, shoplifting and anti-social behaviour.

FINANCIAL IMPLICATIONS

No financial/budget impact for this recommendation.

Council officers will continue to explore relevant State Government programs or grant opportunities that could assist Council in supporting local community safety initiatives.

FILE REFERENCE

D26/148852

ATTACHMENTS

Nil

Item: NM035-26 Housing Delivery Authority**Councillor:** Councillor Landsberry**MOTION:**

That Council:

- (a) Notes that the Housing Delivery Authority (HDA) was established by the NSW Government on 19 December 2024 to accelerate the assessment of major residential development proposals through the State Significant Development (SSD) pathway, with the objective of streamlining planning processes, reducing assessment timeframes, and increasing housing supply.
- (b) Notes the State Significant Developments (SSD) webpage on Council's website that lists all HDA proposals that have been declared by the NSW Minister for Planning as SSDs and includes for each:
 - (i) the Housing Delivery Authority (HDA) number;
 - (ii) total dwellings;
 - (iii) site address and location map; and
 - (iv) Council's submission when completed.
- (c) That a short overview of the HDA to SSD process be included on the SSD webpage on Council's website, including an explanation of the respective roles of the HDA, the Minister for Planning, the Department of Planning, Housing and Infrastructure, and Council in the assessment and determination process, to improve community understanding of the pathway and provide greater clarity for interested stakeholders.
- (d) Receives a future report that provides commentary on:
 - (i) The potential cumulative impacts of these proposals on local infrastructure, services and community facilities, including transport networks, open space, recreational facilities, stormwater infrastructure, schools and community services, to assist Council in future strategic planning, infrastructure delivery and advocacy with the NSW Government; and`
 - (ii) The transparency and public accessibility of the current HDA to SSD process, including whether it provides adequate opportunities for community participation, timely information sharing and meaningful input from local government.

DIRECTOR'S COMMENT:

This Motion is consistent with Georges River Council's Community Strategic Plan (CSP) 2025-2035, Pillar 5 Our Governance:

- *Ensure all levels of government consult and engage the community on projects, initiatives and issues which have an impact on their lives.*

The NSW Government has established the Housing Delivery Authority (HDA) to expedite significant housing projects by streamlining approval processes. This is achieved by declaring developments as state significant developments (SSD), potentially with a concurrent rezoning process included.

Applicants can submit an expression of interest (EOI) to the HDA for projects valued over \$60 million in Greater Sydney that propose approximately 100 or more homes.

The HDA is responsible for reviewing all EOIs received against the “Housing Delivery Authority State Significant Development Criteria” and recommending to the Minister for Planning whether the proposed developments:

- Are to be declared under the HDA SSD pathway,
- Are not recommended to be called in as SSD,
- Already had significance via alternative SSD pathways and the existing pathways were appropriate, or
- To be deferred for further information and future consideration.

The Department of Planning, Housing and Infrastructure (DPHI) undertakes the merit assessment of all SSDs and concurrent rezonings. Local councils are unable to meaningfully participate in the assessment process. Instead, councils and the general community are given the opportunity to comment during the 14-day public exhibition period.

All SSDs in NSW are available on the DPHI’s Planning Portal website. For ease of reference for the Georges River community, a list of HDA proposals that have been declared by the NSW Minister for Planning as SSDs within the Georges River area is provided on Council’s website below:

<https://www.georgesriver.nsw.gov.au/Development/Development-Applications/State-Significant-Developments-SSD>

Should Council endorse this Motion, updates to the existing State Significant Developments webpage will be made in accordance with point (c). Furthermore, a report providing commentary on the impact of HDAs will be reported to a future Council meeting.

FINANCIAL IMPLICATIONS

No financial/budget impact for this recommendation.

FILE REFERENCE

D26/154235

ATTACHMENTS

Nil

Item: NM036-26 Comprehensive Management, Policy Reform and Phased Replacement of *Triadica sebifera* (Chinese Tallow Tree) and Other Toxic Weeds

Councillor: Councillor Wang

MOTION:

That Council notes the following:

- (a) Council is deeply committed to achieving a 40% urban canopy cover by 2038. However, the Chinese Tallow Tree (*Triadica sebifera*) is heavily planted as a street tree across our LGA, forming near-monocultures in areas such as Somerset Street (representing over 93% of street trees) and causing significant issues on Park Road, Bristol Road, and The Avenue.
- (b) The Chinese Tallow is highly toxic; its leaves, seeds, and milky sap can cause severe dermatitis upon contact, and ingestion can lead to nausea, vomiting, or breathing difficulties in vulnerable populations. Currently, Council assesses removal requests using a Visual Tree Assessment (VTA), which evaluates structural stability but is not designed to evaluate environmental toxicology. Relying on structural health tools to dismiss chemical toxicity concerns is a gap in our duty of care, especially when these trees shed toxic matter directly adjacent to childcare centres, schools, and high-density apartments.
- (c) The fact that Council staff ground a stump at 46 Park Road without applying chemical controls, predictably resulting in a massive outbreak of toxic suckers that required secondary intervention months later, shows there is a gap in the council's process to understand and manage the seriousness of this toxic tree. Standard tree removal methods fail with this aggressive invader, highlighting an urgent need for staff to be equipped with Integrated Weed Management (IWM) training.
- (d) Under the *Georges River Tree Management Policy*, tree removal is supported if an expert proves it is causing structural damage and all engineering alternatives have been exhausted. There is an opportunity to strengthen our assessment process by ensuring that when residents supply independent, highly credentialed AQF5 Arborist reports confirming irreparable damage (e.g., where root pruning is deemed unviable and root barriers ineffective, as seen in recent applications like 46 Bristol Road), these expert findings are given appropriate weight and thorough consideration.

DIRECTOR'S COMMENT:

Council acknowledges that Chinese Tallow (*Triadica sebifera*) was historically planted as a street tree throughout parts of the Georges River LGA. However, Council no longer plants this species, and replacement plantings are undertaken in accordance with Council's Street Tree Masterplan, which promotes increased species diversity and urban forest resilience.

The database of Council trees currently records 41,447 trees, including 229 Chinese Tallow trees, approximately 0.55 % of the total tree population.

A review of the tree inventory in Somerset Street has confirmed that of the 25 trees growing in this location, 15 are Chinese Tallowwood, representing 60% of the tree population for this street.

As street trees reach the end of their useful life or require removal for approved reasons, alternative species are progressively introduced. While some streets contain a high proportion

of Chinese Tallow trees due to historic planting practices, Council does not support monoculture planting and is actively transitioning toward a more diverse urban canopy over time.

Council arborists have advised that the trees at the locations listed are not causing significant issues to Council operations or the community.

Council acknowledges that Chinese Tallow contains sap and plant material that may cause irritation or adverse reactions in some individuals if significant contact or ingestion occurs. However, the species is not listed as a priority weed under the Greater Sydney Regional Strategic Weed Management Plan 2023–2027 and is not classified as an exempt species under Council's Tree Management Policy. This species is often found growing as park and street trees across the Sydney Metropolitan area and is not a known hazard for potential poisoning or injury from casual contact by the park users and the general community.

Visual Tree Assessment (VTA) is one of several tools used by qualified arborists to assess tree condition, including structure, health and risk. Tree management decisions are not based solely on VTA outcomes and may incorporate additional site-specific considerations such as infrastructure impacts, public safety, species characteristics, tree condition, amenity value and relevant policy frameworks.

Council staff undertaking tree management works are appropriately trained and qualified in arboriculture and vegetation management practices. The regeneration of root suckers following removal and stump grinding can occur in species with vigorous and resilient root systems, including the Chinese Tallow tree. The regrowth can be resolved by either herbicide application or further mechanical removal of root systems.

Council continually reviews its operational procedures to ensure species-specific management considerations are applied where appropriate. Management of Chinese Tallow trees in Council's streets and parks is generally undertaken within an arboricultural framework rather than a weed management program.

The use of chemical controls following tree removal is not always appropriate or desirable in public spaces. Herbicide application requires careful assessment due to the potential for off-target impacts on surrounding vegetation and the broader environment. Accordingly, treatment methods are determined on a case-by-case basis, having regard to public safety, environmental considerations, site conditions and the characteristics of the species.

Council's Tree Management Policy requires a holistic assessment of tree removal applications, incorporating arboricultural, engineering and site-specific factors.

Independent AQF5 arborist reports are an important input and are considered alongside Council's own technical advice, relevant standards, and site conditions. Where such reports identify structural damage and constraints to mitigation measures, these findings are carefully evaluated within the broader assessment framework.

Final determinations are based on a balanced consideration of all available evidence to ensure consistency with Council policy, with all expert submissions appropriately documented and considered.

FINANCIAL IMPLICATIONS

No financial/budget impact for this recommendation.

FILE REFERENCE

D26/159405

ATTACHMENTS

Nil

Item: NM037-26 Illegal Dumping Issues**Councillor:** Councillor Wang**MOTION:**

That Council:

- (a) Acknowledges the efforts of the Environment, Health & Regulatory Services team, who are currently balancing a massive caseload of investigating over 150 abandoned vehicles alongside daily compliance duties. Council commends the staff's proactive deployment of mobile CCTV units and their work in issuing formal removal orders (such as Order Number 27) for illegally dumped shipping containers.
- (b) Notes the prolonged and dire situation that despite these commendable efforts, the illegal dumping crisis along Vanessa Street and The Crescent has been a dire situation for a long time, with complaints regarding dumped household waste, mattresses, building materials, and abandoned vehicles dating back several years.
- (c) Recognises that under the current risk-based prioritisation model, certain large, dumped items (such as unregistered caravans) are classified as low-priority "aesthetic issues" because they do not impede traffic. Leaving these items in place acts as a magnet for further severe dumping, evidenced by shipping containers being dumped directly next to abandoned caravans.
- (d) Requests the General Manager to authorise a one-off, dedicated waste recovery "Strike Team" to immediately clear all taped rubbish, abandoned caravans, and shipping containers along Vanessa Street and The Crescent. This will permanently reset the baseline of the area without pulling Rangers away from other high-risk duties.
- (e) Reclassifies "Aesthetic" Hotspots Reviews and amends the internal risk-prioritisation matrix so that abandoned vehicles and large waste items located in known "dumping hotspots" are automatically elevated from low-priority "aesthetic issues" to "High-Priority Environmental Hazards". This acknowledges the "broken window effect," where leaving one abandoned caravan actively invites the dumping of subsequent large-scale waste.
- (f) Fast-Tracks Physical Redesign and Beautification Fast-tracks the execution of the previously passed motion, Item: NM008-24 Vanessa Street Beautification Improvement: *"That Council explores solutions to enhance the beautification of Vanessa Street in Beverly Hills and improve ongoing maintenance and upkeep of the area"*. This includes instantly placing the already-delivered sandstone blocks into the empty parking bays to physically block trucks from reversing in to drop shipping containers and installing shallow-rooted native shrubs to act as a psychological deterrent.
- (g) Upgrades to Permanent, Advanced Surveillance Transitions from temporary mobile cameras to permanent, high-resolution CCTV equipped with Automatic Number Plate Recognition (ANPR) specifically covering the parking bays from Kennards Storage to Beverly Hills Park.
- (h) Applies for the NSW EPA's \$1.2 million Illegal Dumping Prevention Program grants to fully fund this technological upgrade and enhance our forensic evidence gathering to catch repeat offenders.

DIRECTOR'S COMMENT:

This Motion is consistent with Council's Community Strategic Plan 2025 -2035- Pillar 1: Our Community, in particular the following strategy to achieve our goal: ***Provide programs, services and activities that address health and safety issues.***

All service requests are prioritised based on a range of factors, including risks to public safety and available resources, among other considerations. In this case, it is evident that community expectations are not being met, largely due to Council's limited capacity to effect change within the regulatory framework set by the NSW State Government. This stems from concerns regarding the inadequacy of the Public Spaces (Unattended Property) Act 2021 and its associated Regulations to address unattended items in a timely and effective manner, particularly where they impact public safety and amenity.

Further, a direction to amend internal risk prioritisation matrixes, specifically to elevate Aesthetic Issues currently deemed low priority to a high priority, in item (e) is not supported as an ad hoc direction for staff to follow without due consideration of the knock-on consequences.

FINANCIAL IMPLICATIONS

Should Council resolve to support this Motion, the financial implications will be provided in a future report where existing budget lines cannot accommodate the resolution. This may be the case for items (f) and (g).

FILE REFERENCE

D26/159414

ATTACHMENTS

Nil

Item: NM038-26 Traffic Concerns - Ferry Avenue Beverley Park**Councillor:** Councillor Gao**MOTION:**

That Council:

- (a) Acknowledges the ongoing issues of speeding, hooning, and general traffic safety concerns on Ferry Avenue, Beverley Park and recognises the petition being presented by local residents calling for action on this matter.
- (b) Investigates traffic calming measures to deter hooning within the street including consideration of a device outside Moore Park and away from any households on Ferry Ave.
- (c) Installs a vehicle activated speed advisory sign on Ferry Avenue to alert drivers and deter speeding while this investigation is undertaken and considers whether this sign should be installed permanently as part of the investigation.
- (d) Reports the findings of this investigation to the Local Traffic Forum within 4 months and commits to completing any works recommended and resolved by Council within 12 months.
- (e) Writes immediately to the St George Local Area Command requesting regular, targeted patrols and enforcement along Ferry Avenue, particularly during known peak hooning periods.

NM038-26

DIRECTOR'S COMMENT:

This Motion is consistent with Georges River Council's Community Strategic Plan 2022-2032, Pillar 1: Our Community – The community is safe and healthy, Goal 1.3.1A Increase community and road safety in Georges River Local Government Area.

Council Traffic Officers will undertake investigations and community consultation at this location and report back through the Georges River Local Transport Forum.

FINANCIAL IMPLICATIONS

Within existing budget allocation. Budgeted funds from TfNSW block grants will be used to fund part (b) of this motion in FY2026/27.

Should Council resolve to support this Motion, the financial implications for part (c) will be provided in a future report to Council via the Local Transport Forum.

FILE REFERENCE

D26/162634

ATTACHMENTS

Nil

Item: NM039-26 Enhancing Support for Not-for-Profit Organisations in Council Community Properties

Councillor: Councillor Gao

MOTION:

That Council:

- (a) Support longstanding, not-for-profit community service organisations that provide clear and ongoing benefit to the local community.
- (b) Ensure eligible community service organisations are not faced with unreasonable increases in venue hire fees or related charges where this would affect their ability to continue providing services to residents.
- (c) Allow, where legally possible, longstanding not-for-profit community service organisations to be exempt from standard tender, expression of interest, or competitive allocation processes for the use of Council venues.
- (d) Establish a fair assessment process for these organisations, taking into account: a. length of service to the local community; b. benefit provided to local residents; c. continuity of essential community services; d. support for vulnerable members of our community; e. not-for-profit or charitable status.
- (e) Recognises that Council venues are community assets and should be managed for community benefit, access, and continuity of services, rather than for profiteering purposes.
- (f) Undertakes a review of the Community Lease and Licence Policy to consider to the provision for extended tenure arrangements where organisations have made a capital contribution to the establishment or enhancement of a Council facility.

DIRECTOR'S COMMENT:

This Motion is consistent with Georges River Council's Community Strategic Plan (CSP) 2025-2035:

- *Pillar 1 – Our Community*, which aspires to foster a safe, healthy and connected community with a strong sense of belonging and heritage.

It supports Council's commitment to delivering accessible services and inclusive community infrastructure that fosters wellbeing, social connection, and equitable outcomes.

Council manages a portfolio of community properties under lease and licence arrangements in accordance with the Georges River Council Community Lease and Licence Policy (2024) and the Local Government Act 1993 (NSW), including Sections 46 and 47, which require transparency, public notification (where applicable), and equitable access to community land.

The Community Lease and Licence Policy was adopted by Council on 22 July 2024 (CCL046-24) and is due for review by early 2027. This provides an appropriate opportunity to consider the intent of this Notice of Motion as part of the overall policy review.

Council's community properties enable not-for-profit organisations to deliver essential programs and services at the local level, including social support, health and wellbeing initiatives, and cultural activities. Many of these organisations are long-standing occupants, providing trusted and continuous services, particularly for vulnerable and marginalised communities.

Council's existing processes recognise the financial and operational pressures faced by not-for-profit organisations. As part of the Expression of Interest (EOI) process for community property leases and licences, eligible organisations are invited to complete a rental and waste subsidy assessment, which informs the level of financial assistance based on community benefit, organisational capacity, and alignment with Council priorities.

Council also reinforced its support for organisational sustainability through its resolution of 28 July 2025 (NM052-25), which recognised that Council-owned and Council-managed community centres are predominantly operated by long-standing, community-based not-for-profit organisations, and endorsed lease and licence terms of up to ten years for eligible organisations.

While the motion seeks additional recognition of long-standing organisations, including fee considerations and potential exemptions from competitive processes, any such measures must remain consistent with legislative requirements, including fairness, probity, and transparency under the Local Government Act 1993 (NSW). Exemptions from EOI or tender processes may only be applied where legally permissible.

Should Council support this motion, the upcoming policy review will provide the appropriate mechanism to consider how factors such as length of tenure, continuity of service, financial contribution to facilities, and subsidy arrangements can be further refined within the existing framework.

FINANCIAL IMPLICATIONS

No financial/budget impact for this recommendation.

FILE REFERENCE

D26/162909

ATTACHMENTS

Nil

QUESTIONS WITH NOTICE**Item:** QWN015-26 Restricted Chemical Products**Author:** Councillor Allison**Directorate:** Office of the General Manager**Matter Type:** Questions with Notice**COUNCILLOR QUESTION**

1. Is Council aware of the Australian Pesticides and Veterinary Medicines Authority's (APVMA) decision back on 10 March 2026 certifying that it is in the public interest for chemical products containing any second-generation anticoagulant rodenticides (SGARS) to be declared restricted chemical products (RCPs)? The APVMA had determined that the current use of SGAR products presents unacceptable risks to non-target animals, including native wildlife and pets. Declaring SGARs as RCPs will enable tighter controls on their purchase and use, including restricting access to individuals who meet specific training and licensing requirements.
2. Given this decision by the leading govt agency, what is Council's planned response and/or actions as a result of the certification?

OFFICER RESPONSE

1. Council officers are aware that on 10 March 2026 the Australian Pesticides and Veterinary Medicines Authority (APVMA) certified that it is in the public interest for chemical products containing second-generation anticoagulant rodenticides (SGARs) to be declared Restricted Chemical Products (RCPs).

The certification is intended to enable tighter regulation, including restricting access to appropriately trained and licensed users, subject to adoption and implementation by the Commonwealth and State Governments.

In addition, the APVMA has implemented a 12-month suspension of SGAR product registrations from 24 March 2026, with interim use conditions applying nationally.

2. Council officers are progressing actions to ensure compliance with current requirements and alignment with anticipated regulatory changes.

Procurement for a suitable contractor to undertake pest control within Georges River is currently underway via an SSROC panel, with this scheduled to go to the market next month. As part of this procurement:

- The scope of works and contract specifications will be updated to reflect the APVMA decision and associated regulatory changes;
- Contractors will be required to comply with current APVMA Gazette conditions during the suspension period;
- Provisions will be incorporated to ensure contractors are capable of meeting any future licensing and training requirements associated with potential RCP declaration; and
- The specification will promote a reduced reliance on SGAR products and consideration of safer alternatives, where appropriate.

Concurrently, Council's operational team are reviewing its pest management practices and contractor arrangements to ensure they remain compliant, minimise environmental risks, and reflect emerging best practice.

Council officers will continue to monitor the progression of the APVMA certification and the implementation of any State or Commonwealth regulatory frameworks and will update practices as required.

Answer published in the business paper.

ATTACHMENTS

Nil

Item: QWN016-26 Larger and Heavy Vehicle Parking Concerns

Author: Councillor Liu

Directorate: Office of the General Manager

Matter Type: Questions with Notice

COUNCILLOR QUESTION

1. I refer to ongoing resident concerns regarding the regular parking of larger vehicles, including vehicles classified as heavy vehicles, within sections of 62-64 The Avenue & opposite side Hurstville, in proximity to residential driveways. Residents have raised concerns that the repeated presence of larger vehicles at this location may create more significant sight line limitations for vehicles exiting nearby driveways than would ordinarily be anticipated from standard passenger vehicles.
2. Could Council please advise:
 - (a) What restrictions, controls or enforcement provisions currently apply to the parking of heavy vehicles within residential streets across the Georges River LGA?
 - (b) Whether Council officers will undertake a further review of the current situation at The Avenue, Hurstville, taking into consideration the actual types and sizes of vehicles frequently parking at this location, including potential impacts on driveway visibility and road safety?
 - (c) Whether any additional measures or actions may be appropriate to ensure that road safety and safe driveway access for residents continue to be appropriately balanced alongside the demand for on-street parking?

OFFICER RESPONSE

1. As per NSW Road Rules, any vehicle with a Gross Vehicle Mass (GVM) over 4.5 tonnes or longer than 7.5 metres is classed as a heavy or long vehicle. By law, these vehicles cannot park on a built-up (residential or commercial) street for more than 1 hour. If vehicles of this nature are parking in local streets, this should be reported to Council's Enforcement Team for appropriate action.
2. As per Australian Standards, a sight line assessment considers permanent obstructions. Parked vehicles are not classified as permanent obstructions, as their presence, size, and orientation vary over time. While it is acknowledged that parked vehicles may, at times, partially restrict sightlines, this is a common and expected condition across many streets within the Georges River Local Government Area. The existing conditions are therefore consistent with typical urban street environments. Given the high demand for on-street parking in this locality, the removal of a legal parking space is not considered warranted or proportionate in this instance.
3. The existing sightlines are adequate and compliant with relevant standards, provided that drivers exercise appropriate caution when exiting driveways. This includes positioning vehicles appropriately within the driveway to improve visibility, approaching the property boundary cautiously and waiting for a safe gap in traffic before entering the carriageway. These behaviours are consistent with standard driver expectations and road safety practice.
4. Parking restrictions and controls apply to all vehicles regardless of size and type. The removal of a parking space at this location would displace parking demand to adjacent streets; potentially create similar conditions elsewhere and establish an undesirable precedent for removal requests across the LGA. On this basis, the removal of on-street parking in this location is not supported.

5. Council officers can assess locations for the installation of driveway delineation (line marking) to assist in improving sight distance where appropriate. Adjusting the setback of line marking from the driveway wings can provide incremental visibility improvements without necessitating the removal of on-street parking. It should be noted that driveway delineation lines are advisory in nature. They act as a visual guide to discourage parking too close to driveway access points, but they are not legally enforceable restrictions. Notwithstanding this, it is an offence under road rules to park across a driveway; or park in a manner that obstructs access to or from a driveway. These provisions apply regardless of whether any line marking is present.

Answer published in the business paper.

ATTACHMENTS

Nil

Item: QWN017-26 Glenlee
Author: Councillor Mahoney
Directorate: Office of the General Manager
Matter Type: Questions with Notice

COUNCILLOR QUESTION

1. With reference to the statement made by Penny Sharpe MLC (Minister for the Environment and Heritage) contained in correspondence to Council dated 19 July 2023 and 20 September 2023 that she and Heritage NSW "remain committed to working with Council, the property owners and the community to ensure Glenlee continues to be protected", what commitments has the Minister and/or Heritage NSW made to Council to demonstrate their fulfilment of that promise?
2. With reference to Notice of Motion NM015-26 (passed at the Council meeting held on 23 March 2026), which called for letters be written as follows:
 - (a) to the Hon. Penny Sharpe MLC, Minister for the Environment and Heritage, seeking a commitment to placing an Interim Heritage Order on "Glenlee" immediately in the event that a Development Application is lodged, and to consider imposing any further safeguards available to her under the National Parks and Wildlife Act 1974, in order to protect Aboriginal or any other heritage aspects of the site;
 - (b) to Senator the Hon. Malarndirri McCarthy, Minister for Indigenous Australians, to advise her of the likely presence of Aboriginal artefacts on the site (as was foreshadowed by the Heritage Council of NSW), and to immediately notify her in future in the event that a Development Application is lodged, in order to consider any options available to her under Commonwealth legislation;
 - (c) to the Hon. Chris Minns MP, Premier of NSW, and the Hon. Penny Sharpe MLC, Minister for Environment and Heritage, and the Hon. Paul Scully, MP, Minister for Planning and Public Spaces, seeking urgent funding commitments for the public acquisition of Glenlee; and
 - (d) to the Hon. Anthony Albanese, MP, Prime Minister, Senator the Hon. Murray Watt, Minister for Environment and Water, Senator the Hon. Malarndirri McCarthy, Minister for Indigenous Australians and Senator the Hon. Katy Gallagher, Minister for Finance, seeking urgent funding commitments for the public acquisition of "Glenlee";

Noting that the Hon. Paul Scully, MP responded to Council on 14 May 2026 stating the NSW Government declined funding for the acquisition of Glenlee, have any of the other politicians listed above provided a response to Council as yet?
3. Has a development application been lodged this year for the 80 Boronia Parade, Lugarno?

OFFICER RESPONSE

1. Neither Penny Sharpe MLC (Minister for the Environment and Heritage) or HNSW have made any further commitments since the letters dated 19 July 2023 and 20 September 2023 to the best knowledge of staff.
2. No other responses have been received.
3. No Development Application (DA) has been lodged this year for 80 Boronia Parade, Lugarno. DA tracking is available online ([Georges River Council - Development tracking](#)).

Answer published in the business paper.

ATTACHMENTS

Nil

QWN017-26

QUESTIONS WITH NO NOTICE

Item: QNN007-26 Public Liability for Lime Bikes

Author: Councillor Mahoney

Directorate: Office of the General Manager

Matter Type: Questions with no Notice

COUNCILLOR QUESTION

Who is responsible for the public liability for e-bikes?

OFFICER RESPONSE

Preliminary advice from our Insurer indicates that Council may have some liability to take reasonable steps to mitigate risks. However, given the complexity of the matter and Council's limited level of control, it is unclear how this could be effectively achieved.

As a result, formal legal advice will be obtained and will be reported to Council as soon as it is received.

Answer published in the business paper.

ATTACHMENTS

Nil

Item: QNN008-26 Department of Planning, Housing and Infrastructure's Exhibition of 'Two Proposed Pathways to Assess Homes in 50 days or less' - Council Submissions

Author: The Mayor, Councillor Borg

Directorate: Office of the General Manager

Matter Type: Questions with no Notice

COUNCILLOR QUESTION

Do you know when the Public Exhibition closes?

OFFICER RESPONSE

The public exhibition period concludes on Wednesday, 24 June 2026.

Answer published in the business paper.

ATTACHMENTS

Nil

QNN008-26

Item: QNN009-26 Audit Risk and Improvement Committee - Minutes of Meetings held 5 March 2026 (Confirmed) and 28 May 2026 (Unconfirmed)

Author: Councillor Mahoney

Directorate: Office of the General Manager

Matter Type: Questions with no Notice

COUNCILLOR QUESTION

Will the State Government's new planning avenues such as TOD, SSD and LMR have any effect on the handling of VPAs?

OFFICER RESPONSE

TOD and LMR

The NSW Government's [Transport Orientated Development \(TOD\) Program](#) is a state-led planning reform that introduces new planning controls around selected rail and metro stations to facilitate higher-density, mixed-use development. For the Georges River LGA, only Kogarah station is identified. The TOD controls do not apply to the MU1 Mixed Use zone, and therefore only have effect in Kogarah North where land is zoned R4 High Density Residential. Because of the high-density planning controls that already exist within Kogarah North, the TOD provisions provide no further density above and beyond the existing local planning controls.

The [Low and Mid-Rise \(LMR\) Policy](#) is a more broadly applied state-wide reform to planning controls that applies within the Georges River LGA to Beverly Hills, Hurstville, Kogarah, Mortdale, Oatley, Penshurst, and Riverwood. The more generous planning controls introduced under the LMR Policy enable development of a greater scale than that under Council's existing local provisions. However, the scale of development is modest compared to development applications that have traditionally been accompanied by a Planning Agreement, as evident on [Council's Planning Agreement register](#).

Both the TOD Program and LMR Policy have limited impact on the handling of Planning Agreements as they are typically only used by Council on major Planning Proposals or large-scale development applications.

HDA and SSD

The new [State Significant Development \(SSD\) pathway enabled by the Housing Delivery Authority \(HDA\)](#) is very likely to restrict Council's ability to utilise Planning Agreements to deliver public benefits in association with large SSD proposals, including those that include a concurrent rezoning. The streamlined SSD process does not include hold points for Planning Agreements. This is because the timing and key checkpoints with Council required to negotiate, publicly exhibit, and finalise a Planning Agreement is at odds with the streamlined SSD pathway. An SSD pathway offers Council little involvement and as such, limited ability to negotiate improved infrastructure outcomes and public benefits through a Planning Agreement.

This advice has been provided anecdotally by staff from the Department of Planning, Housing and Infrastructure (DPHI). Efforts have been made to receive a formal response on whether Planning Agreements can be negotiated with SSDs to ensure the infrastructure and facility requirements are addressed; however, no response has been received to date.

Of further note is the likely reduction in traditional Planning Proposals for rezoning applications for residential or mixed-use developments. Because the HDA ultimately enables a fast-track rezoning process in parallel with an SSD, developers are incentivised to utilise this pathway rather than the traditional planning proposal process through Council.

Consequentially, residential and mixed-use development proposals of a large scale and/or that exceed local planning provisions via the HDA and SSD pathways are now unlikely to include a public benefit that address the impacts and demands of the proposal. Relevant development contributions will still be payable on these developments, however these are set by the [Georges River Local Infrastructure Contributions Plan 2021](#) which is based upon the existing local planning controls only and does not consider density above and beyond this level.

Answer published in the business paper.

ATTACHMENTS

Nil

