

NARROMINE SHIRE COUNCIL
ORDINARY MEETING BUSINESS PAPER – 16 JUNE 2021
REPORTS TO COUNCIL – COMMUNITY AND ECONOMIC DEVELOPMENT

1. DEVELOPMENT APPROVALS

Author Director Community and Economic Development
Responsible Officer Director Community and Economic Development
Link to Strategic Plans CSP – 3.1.6 – Encourage developers to consider energy efficiency and sustainable building design options in new developments
 DP – 3.1.6.1 - Ensure compliance with relevant building codes and regulations

Executive Summary

This report provides information to Council on the approved Development Applications for the month of May 2021.

Report

The approvals for the month of May bring the total approved Development Applications for the financial year to 78 with a total value of \$18,287,589.00

| DA No. | Location | LOT/DP | Description | Value | Assessment Time/Days |
|---------------|------------------------------|---------------|---------------------------------------|--------------|-----------------------------|
| 2019/31 | Farrendale Rd, Narromine | 27/755097 | Change of Use - Intensive Agriculture | \$0.00 | Refused |
| 2021/07 | Newell Hwy, Tomingley | 143/755110 | Relocation of House | \$0.00 | 1 |
| 2021/37 | Sungift Ave, Narromine | 34/261177 | Industrial Development | \$20,000 | 11 |
| 2021/38 | Tantitha Rd, Tomingley | 4/788957 | Dwelling | \$376,500 | 9 |
| 2021/39 | Meryula St, Narromine | 101/599751 | Shed | \$20,000 | 12 |
| 2021/41 | Macquarie View Dr, Narromine | 2/800770 | Pools | \$24,900 | 7 |

There are currently 17 applications under assessment.

Legal and Regulatory Compliance

Environmental Planning and Assessment Act 1979
 Environmental Planning and Assessment Regulation 2000

1. DEVELOPMENT APPROVALS (Cont'd)

Risk Management Issues

Nil

Internal/ external Consultation

Nil

Attachments

Nil

RECOMMENDATION

That the information be noted.

2. MODIFICATION TO DEVELOPMENT APPLICATION 2020/16 – SUBDIVISION DAPPO ROAD

| | |
|--------------------------------|---|
| Author | Director Community and Economic Development |
| Responsible Officer | Director Community and Economic Development |
| Link to Strategic Plans | DP – 3.1.6.1 - Ensure compliance with relevant building codes and regulations CSP – 3.2.2 Ensure regulatory compliance with environmental legislation. |

Executive Summary

Narromine Shire Council is in receipt of a request to modify DA consent 2020/16. DA 2020/16 is for Narromine Shire Council's 15 lot residential subdivision and associated works on Dappo Road.

The modification request has been assessed under section 4.55 (2) of the Environmental Planning and Assessment Act 1979.

Report

The original consent 2020/ 16 was issued on the 9th of September 2020. On the 4th of May 2021 a formal request was received to seek modifications to ten of the conditions. The modification requests are largely regarding consistency with Australian Standards, updating of drainage requirements and updating access requirements for kerb ramps and footpaths,

The original consent was provided by Council as per resolution 2020/215. Given that this is a development by Narromine Shire Council it is prudent for Councillors to also consider the modification request.

2. MODIFICATION TO DEVELOPMENT APPLICATION 2020/16 – SUBDIVISION DAPPO ROAD (Cont'd)

The Development Assessment report is provided to Councillors for consideration. Each of the conditions to be modified appears within the report as annexure A.

Legal and Regulatory Compliance

Environmental Planning and Assessment Act 1979
Environmental Planning and Assessment Regulation 2000

Risk Management Issues

Nil

Internal/ external Consultation

Narromine Shire Council's Engineering Department, Heath Consulting Engineers.

Attachments

Attachment No 1 - Development Assessment Report 2020/16 MOD 1 and Notice of Determination of Modification of Development Consent.

As this is a planning decision made in the exercise of a function of a Council under the Environmental Planning and Assessment Act 1979, including a decision relating to a development application under that Act, a division is required to be called.

RECOMMENDATION

That Narromine Shire Council consents to development application 2020/16 MOD 1 for the subdivision of Lot 59 DP 755131, 110 Dappo Road Narromine pursuant to the conditions of consent as modified in the attached assessment report (Annexure A).

3 ADVERSE EVENTS PLAN

| | |
|--------------------------------|---|
| Author | Director Community and Economic Development |
| Responsible Officer | Director Community and Economic Development |
| Link to Strategic Plans | CSP – 4.2.7 Continuously improve organisational performance, efficiency of service and project delivery D.P – 4.3.3.1 Maximise opportunities for utilising grants to supplement and support identified Council priorities and projects |

Executive Summary

The Narromine Shire Council Adverse Events Plan provides a basis to set a standard approach across the Narromine Local Government Area to meet the needs of the community in dealing with adverse events.

3 ADVERSE EVENTS PLAN (Cont'd)

The development of the Adverse Events Plan is a requirement of gaining funding under the second round of the Drought Communities Program.

Report

Narromine Shire Adverse Events may be either events for which Narromine Shire Council has full or partial responsibility or external events which are the responsibility of another agency (e.g. Rural Fire Service, Local Health Service).

Staff are to report all adverse events that:

- i. Originate with Narromine Shire Council and where Council has direct responsibility.
- ii. Occur in systems for which Narromine Shire Council has a joint responsibility e.g. road network.

This report would typically be on Council's Content Manager Records System. The Adverse Event Plan covers;

- All services provided and supported by Narromine Shire Council, and
- All staff who work for Narromine Shire Council. The aims of the Narromine Shire Council Adverse Event Plan are to:
 - Determine any response to an Adverse Event.
 - Provide a source of information on resources available for use during an Adverse Event.
 - Prepare for an Adverse Event by ensuring staff are aware of their roles and responsibilities.
 - Support staff to manage Adverse Events in a timely, efficient and effective manner.
 - Inform the community of responses to various disaster scenarios e.g. Local Emergency Management Plan.
 - Develop a consistent and coordinated approach to identifying and responding to Adverse Events.
 - Learn from Adverse Events and consequently make service improvements as appropriate.

Legal and Regulatory Compliance

Environmental Planning and Assessment Act 1979
Local Government Act 1993

3 ADVERSE EVENTS PLAN (Cont'd)

Risk Management Issues

There are no additional risks as a result of adopting the adverse events plan. The source of risks and risk levels are outlined in the risk summary on page 8 of the plan.

Internal/ external Consultation

References to this plan include:

1. Narromine Shire Community Strategic Plan 2027
2. Narromine LGA Local Emergency Management Plan 2017
3. Narromine Local Environmental Plan 2011
4. Narromine Shire Community Engagement Strategy 2016
5. Narromine Shire Local Strategic Planning Statement
6. Narromine Shire Council Work Health and Safety Policy 2018
7. Narromine Shire Council Work Health and Safety Manual 2020

Attachments

- **Attachment No 2** – Narromine Shire Council Adverse Event Plan

RECOMMENDATION

That the Adverse Events Plan for the Narromine Shire Council area be adopted.

4 VOLUNTARY PLANNING AGREEMENT- TOMINGLEY GOLD OPERATIONS

| | |
|--------------------------------|--|
| Author | Executive Manager Corporate Governance |
| Responsible Officer | General Manager |
| Link to Strategic Plans | CSP- 2.2.6- Planning mechanisms that support the provision of suitable and serviceable land that will support infrastructure that allows for localised employment opportunities. |

Executive Summary

This report is presented to Council to consider a modification to the existing Voluntary Planning Agreement between Council and the Tomingley Gold Operations.

Report

At the Council meeting on the 10th March 2021 Council considered a report regarding the modification of consent to the mining operations at Tomingley Gold. The modification (MP09-0155 Mod 5) involves the extension of the life of the mine through to 31 December 2025.

As a result, TGO have suggested extending the life of the Planning Agreement to 31 December 2025 with the following amendments (in red).

NARROMINE SHIRE COUNCIL
ORDINARY MEETING BUSINESS PAPER – 16 JUNE 2021
REPORTS TO COUNCIL – COMMUNITY AND ECONOMIC DEVELOPMENT

4 VOLUNTARY PLANNING AGREEMENT- TOMINGLEY GOLD OPERATIONS (Cont'd)

| Number | Summary Description | Manner and Timeframe for Payment of the Contribution |
|---------------|---|--|
| 1 | Community Fund | \$53,750/year (base year 2012/13) paid until 31 December 2025 with 50% payable on 1 July and 50% payable on 1 January each year. |
| 2 | Road Maintenance (except for Tomingley West Road) | \$45,000/year (base year 2012/13) paid until 31 December 2025 with 50% payable on 1 July and 50% payable on 1 January each year. |
| 3 | Provision of Council environmental management expertise | \$20,000/year (base year 2012/13) paid until 31 December 2025 with 50% payable on 1 July and 50% payable on 1 January each year. |

On the 10th of March council resolved (2021/031):

That Council place the proposed amendment to the existing Voluntary Planning Agreement between Narromine Shire Council and Tomingley Gold Operations on public Exhibition for a period of not less than 28 days.

Following the resolution, the amended voluntary planning agreement was placed on public exhibition.

No submissions were received.

The amended Voluntary Planning Agreement is now recommended for adoption.

Legal and Regulatory Compliance

Section 7.5 EP & A Act 1979- a planning agreement cannot be entered into, and a planning agreement cannot be amended or revoked, unless public notice has been given of the proposed agreement, amendment or revocation and a copy of the proposed agreement, amendment or revocation has been available for inspection by the public for a period of not less than 28 days.

Part 4 Division 1A of the Environmental Planning and Assessment Regulation 2000

Risk Management Issues

Planning agreements enable the provision of development contributions for a variety of public purposes, some of which extend beyond the scope of Section 7.11 and 7.12 (local infrastructure contributions).

Public participation in the planning agreement process is important to ensure the community has an opportunity to provide input in decisions being made relating to public benefit and development.

4 VOLUNTARY PLANNING AGREEMENT- TOMINGLEY GOLD OPERATIONS (Cont'd)

Internal/ external Consultation

Public exhibition of proposed amendments to the existing Voluntary Planning Agreement.

Attachments

Nil

As this is a planning decision made in the exercise of a function of a Council under the Environmental Planning and Assessment Act 1979, including a decision relating to a development contribution plan under that Act, a division is required to be called.

RECOMMENDATION

That Council adopt the Voluntary Planning Agreement between Narromine Shire Council and Tomingley Gold operations as amended.

5. GRANT FUNDING

| | |
|--------------------------------|---|
| Author | Director Community and Economic Development |
| Responsible Officer | Director Community and Economic Development |
| Link to Strategic Plans | CSP – 4.3.3 Ensure sufficient resources to meet current and future needs of the community |

Executive Summary

This report provides information on the progress of various future grant funding applications and seeks to approve a funding contribution of \$100,000

Report

The following sources of funding are about to open for applications. Council staff have developed the following suggestions for funding based on the aims of the fund and with priorities of the Community Strategic Plan in mind.

Stronger Country Communities Fund Round Four (State) – The funding available for projects in the Narromine Shire Local Government Area (LGA) equate to **\$790,301**. Round four will close 25 June 2021.

Funding will be allocated to projects that meet the program assessment criteria which includes Community Support, Viability and Alignment to the Program Objectives. It is encouraged that applications totalling up to fifty percent of the Round Four funding allocation for each LGA are for projects that increase female participation in sport and enhance female sporting facilities.

NARROMINE SHIRE COUNCIL
ORDINARY MEETING BUSINESS PAPER – 16 JUNE 2021
REPORTS TO COUNCIL – COMMUNITY AND ECONOMIC DEVELOPMENT

5. GRANT FUNDING (Cont'd)

| Project | Description | Location | Value | Council Contribution |
|-----------------------------------|--|-----------------------|------------------|-----------------------------|
| Tomingley signage and sculpture | Beautification works to Park. Tomingley interpretation signage and possible sculpture in the park. Highlight history of town. | Tomingley | \$20,000 | n/a |
| Public Toilet facilities upgrades | Disability access improvements/ to public toilet facilities in i. Trangie main street; ii. Trangie Library iii. Rotary Park Narromine | Trangie and Narromine | \$330,301 | n/a |
| Narromine Cale Oval Stage 4 | Cale Oval Tennis Court – i. Upgrade 4 tennis courts ii. Demolish and rebuild tennis clubhouse, CCTV. iii. Undertake works as per masterplan to the north east corner of Cale Oval | Narromine | \$440,000 | n/a |
| | | TOTAL | \$790,301 | |

Local Roads and Community Infrastructure Program (Federal) – the funding available from the Local Roads and Community Infrastructure equates to \$1,819,380 and will be made available from 1 January 2022 with construction due to be completed by 30 June 2023.

| Project | Description | Location | Value | Council Contribution |
|---------------------------------|---|-----------------|--------------|-----------------------------|
| Local Roads | Shire wide road maintenance and improvement | Shire wide | \$1,619,830 | n/a |
| Community infrastructure | Development of Tomingley water supply | Tomingley | \$200,000 | n/a |

Resources for Regions Program (Round 8) (State) – The funding available for Narromine Shire Local Government Area (LGA) equates to \$2,325,222. Round 8 will close 12 July 2021. Projects must be for infrastructure and community programs that support the ongoing prosperity of mining communities in regional NSW by providing vital infrastructure, economic opportunities and positive social outcomes.

NARROMINE SHIRE COUNCIL
ORDINARY MEETING BUSINESS PAPER – 16 JUNE 2021
REPORTS TO COUNCIL – COMMUNITY AND ECONOMIC DEVELOPMENT

5. GRANT FUNDING (Cont'd)

| Project | Description | Location | Value | Council Contribution |
|--|---|-----------------------|------------------------------|-----------------------------|
| Business Cases x 3 | Business cases/preplanning for i. Freight Exchange - Narromine ii. Culling Street Noise Abatement study - Narromine iii. Narromine truck decoupling study - Narromine | Narromine | \$150,000 (\$50K each study) | n/a |
| Youth Sport and Recreational Program | A targeted youth sport and recreational program/ project. Facilitated by Council's sports coordinator and community development/ youth project support/ community support. To stimulate youth activity in Trangie and Narromine. | Narromine and Trangie | \$200,000 | n/a |
| Water supply boost – Duffy Street storage, Narromine | Water – main supply boost for Duffy St storage. Critical to future residential development to south side of railway. Future development of Dappo Road and Timbrebongie House. Supports LEP review amendments for additional residential land. | Narromine | \$400,000 | \$100,000 |
| Local Roads | Shire wide road maintenance and improvement | Shire wide | \$1,575,222 | n/a |
| | | TOTAL | \$2,325,222 | \$100,000 |

5. GRANT FUNDING (Cont'd)

Financial Implications

There are no financial implications for Narromine Shire Council. Co-funding for the booster supply will part of the Dappo Road Development.

Legal and Regulatory Compliance

Appropriate funding agreements will need to be entered into for each funding program (if successful).

Risk Management Issues

Project delays and scope creep are possible. These will be managed by each of the project leaders and relevant Director.

Internal/External Consultation

Executive Leadership Team
Narromine Shire Council 2027 Community Strategic Plan

Attachments

Nil

RECOMMENDATION

That the grant funding report be noted.

**Phil Johnston
Director Community and Economic Development**

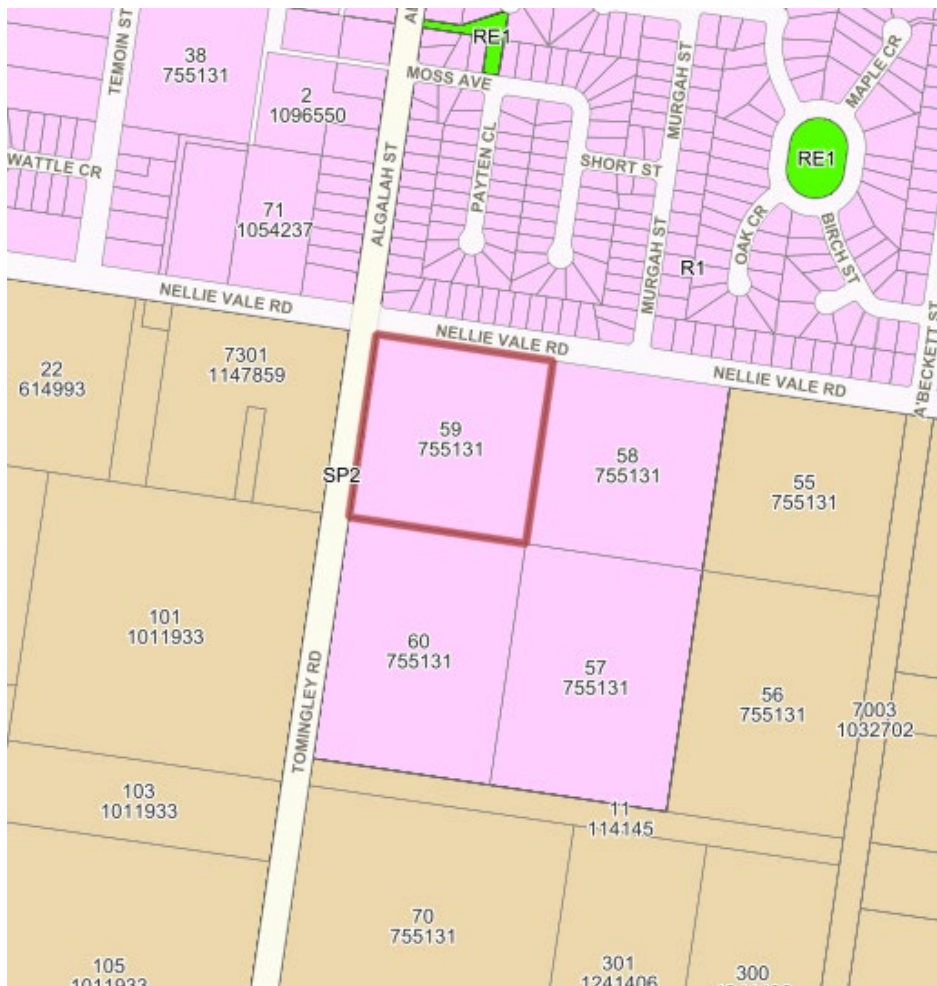
Application Details:

Development Application No: 2020/16 – MOD 1
Description of Development: Subdivision of one lot to enable a 15 lot residential subdivision plus one lot for public infrastructure purposes
BCA Class: N/A
Applicant: Emma Yule, on behalf of Narromine Shire Council
Landowner(s): Narromine Shire Council
Landowners consent provided: Yes No (copy of letter in Modification file)

Property Description:

Legal Description: Lot 59 DP 755131
Existing Improvements: None- vacant land.
Current land-use: Vacant residential land

Locality and Site Context Map:



Site Location:

| | | | |
|---|---|--|---|
| Has the subject land been correctly identified on DA Plans and SEE? | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No | <input type="checkbox"/> N/A |
| Is the land freehold title with all owners consent? | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No | <input type="checkbox"/> N/A |
| Is the site vacant of buildings? | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No | <input type="checkbox"/> N/A |
| Are there other buildings / structures located on the subject land? | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No | <input type="checkbox"/> N/A |
| Has the proposed building location been confirmed on the subject land? | <input type="checkbox"/> Yes | <input type="checkbox"/> No | <input checked="" type="checkbox"/> N/A |
| Do the provided plans, specifications and supporting documents accurately depict the site conditions? | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No | <input type="checkbox"/> N/A |

Comments:

Proposed modification is substantially the same development as originally approved by Council. Proposed changes relate to wording of conditions only.

Site Inspection:

| | |
|----------------------------|---|
| Date: | Mon 24/05/2021 |
| Was the Applicant present? | <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No |
| Was the owner present? | <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No |

Comments:**Dappo Road looking south-west towards the site (11/5/2021)****Dappo Road looking south towards site (11/5/2021)****Internal Referral Advice:**

| | | | |
|---|---|-----------------------------|---|
| Has an Internal Engineering Referral been received? | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No | <input type="checkbox"/> N/A |
| Has an Internal Building Referral been received? | <input type="checkbox"/> Yes | <input type="checkbox"/> No | <input checked="" type="checkbox"/> N/A |
| Has an Internal Heritage Advice Referral been received? | <input type="checkbox"/> Yes | <input type="checkbox"/> No | <input checked="" type="checkbox"/> N/A |

Comments:

Engineering advice obtained from Director Engineering Services and the Manager of Utilities due to conditions proposed to change relating to servicing matters. Internal building advice not relevant for this mod as no building-related conditions to be modified.

Easement(s):

| | | | |
|---|---|-----------------------------|---|
| Are there any easements applying to the subject land? | <input type="checkbox"/> Yes | <input type="checkbox"/> No | <input checked="" type="checkbox"/> N/A |
| Is the proposed development clear of easements? | <input type="checkbox"/> Yes | <input type="checkbox"/> No | <input checked="" type="checkbox"/> N/A |
| Are there any proposed easements? | <input type="checkbox"/> Yes | <input type="checkbox"/> No | <input checked="" type="checkbox"/> N/A |
| Are easements required? | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No | <input type="checkbox"/> N/A |

Comments: This application relates to change of engineering conditions – existing conditions relating to easements still stand so the easements referred to in this section are not relevant. With change to temporary turning area, easement for access to be registered on title of Lot 209 to ensure service vehicles can turn around. Easement to benefit Council.

Consolidation of Lots:

Are there more than one lot owned by the landowner in same holding? Yes No N/A
 Is there a need to consolidate lots? Yes No N/A

Comments: Nil.

Section 4.14 Consultation and development consent

The application was not notified to external authorities for approvals- none relevant under s. 4.46 EP&A Act 1979.

Contributions:

Does the Section 7.12 Contributions Plan apply? Yes No N/A
 Does the Section 7.11 Contributions Plan apply? Yes No N/A
 Does the Developer Services Plan apply? Yes No N/A

Comments: The proposed development involves a 15 lot residential subdivision. Council's 7.12 Contributions Plan applies and the monetary contribution is to be paid prior to release or approval of the subdivision certificate. This condition is not proposed to change.

Additionally, condition 105 details current DSP charges that apply for water and sewer headworks. These are also not proposed to change.

Section 4.15(1) Assessment

S4.15 (1) (a) (i) The provisions of any environmental planning instrument

Local Environmental Plans

The Narromine Local Environmental Plan 2011 applies to the land within the Narromine Local Government Area. The site of the proposed development is zoned R1 General Residential under the Narromine Local Environmental Plan 2011. The Land Use Table for the R1 zone permits subdivision for residential development.

Clause 2.3(2) of Narromine Local Environmental Plan 2011 provides that the Council shall have regard to the objectives for development in a zone when determining a development application in respect of land within the zone. The objectives of the R1 zone are:

1 Objectives of zone

- To provide for the housing needs of the community.
- To provide for a variety of housing types and densities.
- To enable other land uses that provide facilities or services to meet the day to day needs of residents.

The development is consistent with the objectives of the R1 zone.

The following provisions of the Narromine Local Environmental Plan 2011 have been especially considered in the assessment of the proposal:

- Clause 4.1 Minimum subdivision lot size

Minimum lot size of 450m² for residential lots complied with.

- Clause 6.3 Stormwater

Consent authority to be satisfied that the development avoids any significant impacts of stormwater runoff on adjoining downstream properties and receiving waters. Need to ensure with SWC that any stormwaters leaving the site are clean/debris free. Stormwater Management Plan (condition 30) addresses this – no change proposed.

State Environmental Planning Policies

The following State Environmental Planning Instruments (SEPPs) apply to the Narromine Local Government Area:

- SEPP 21 - Caravan Parks
- SEPP 33 - Hazardous and Offensive Development
- SEPP 36 - Manufactured Home Estates
- SEPP 50 - Canal Estate Development
- SEPP 55 - Remediation of Land
- SEPP 64 - Advertising and Signage
- SEPP 65 - Design Quality of Residential Flat Development
- SEPP (Affordable Rental Housing) 2009
- SEPP (Building Sustainability Index: BASIX) 2004
- SEPP (Exempt and Complying Development Codes) 2008
- SEPP (Housing for Seniors or People with a Disability) 2004
- SEPP (Koala Habitat Protection) 2021 (noted – this SEPP did not come into effect until 17/3/2021)
- SEPP (Infrastructure) 2007
- SEPP (Mining, Petroleum Production and Extractive Industries) 2007
- State Environmental Planning Policy (Primary Production and Rural Development) 2019
- SEPP (State and Regional Development) 2011
- SEPP (Concurrences and Consents) 2018
- SEPP (Educational Establishments and Child Care Facilities) 2017
- SEPP (Primary Production and Rural Development) 2019

None of the above SEPPs relate specifically to this development application.

S4.15 (1) (a) (ii) The provisions of any proposed environmental planning instrument

There are no draft LEPs or draft SEPPs that apply to the subject land.

S4.15 (1) (a) (iii) The provisions of any development control plan

Narromine Shire Council Development Control Plan 2011 applies to the land.

The following DCP clauses are specifically relevant to the assessment of the proposed development:

Water Sensitive Urban Design treatments utilised with grassed swales in Dappo Road.

Condition to ensure sufficient setback from road included.

S4.15 (1) (a) (iiia) any planning agreement that has been entered into under section 7.4, or any draft planning agreement that a developer has offered to enter into under section 7.4.

There are no planning agreements relating to the site. The applicant has not requested Council to enter into any form of planning agreement.

S4.15 (1) (a) (iv) the regulations (to the extent that they prescribe matters for the purposes of this paragraph)

Division 8 of Part 6 of the Environmental Planning and Assessment Regulation 2000 specifies additional matters that must be taken into consideration by a consent authority in determining a development application. Consideration of these matters is included below:

- **Clause 92 - Government Coastal Policy** - Not applicable to the Narromine Shire Local Government Area.
- **Clause 92 - Building Demolition** – N/A.
- **Clauses 93 & 94 – Fire Safety Upgrades** – not relevant to the proposal.
- **Clause 94A - Temporary Structures** - not relevant to the proposal.
- **Clause 95 - Deferred Commencement** - not relevant to the proposal.
- **Clause 96 – Ancillary aspects of development** - not relevant to the proposal.
- **Clause 97 - Modification or surrender of development consent or existing use** – relevant to this application.

The notice of modification includes the required information under cl. 97(1) including owner's consent.

S4.15 (1) (b) the likely impact on the natural and built environment(s) and the likely social and/or economic impact on the locality

- **Context and Setting** – The development proposed remains in accordance with the R1 zoning objectives and surrounding semi-rural setting.
- **Land Use Conflict** – None envisaged with this modification as changes relate to engineering specifications and requirements within subdivision already approved.
- **Access and Traffic** – The only change regarding access and traffic with this modification is the removal of an easement for access on an adjoining (separately owned) parcel of land. As this cannot be legally enforced, this condition is agreed to be removed in entirety. The disability access condition is also to be removed as it does not relate to a torrens title residential subdivision.
- **Public Domain** – No impact envisaged.
- **Utilities** – Changes proposed to some utilities-related conditions which have been discussed with Engineers. The requirement for a bulk revenue water meter at the boundary is to be removed – this is appropriate as the mains throughout are all Council mains. Clarification on the relevance of AS/NZS 2419 – this is applicable to street hydrants, in particular the spacing of them and as such this will be clarified in the amended condition.
- **Heritage** – No local heritage items recorded in LEP. No Aboriginal heritage items noted in AHIMS search for property.
- **Other land resources** – N/A
- **Surface Water and Groundwater** -



Blue shows high groundwater vulnerability which is widespread across the town. Due to proposed subdivision being serviced by reticulated water & sewerage as well as an appropriately designed stormwater management plan, groundwater impacts are minimised.

Condition 71 – stormwater quality

It should be noted here that condition 71 was requested to be amended by the applicant. This condition, required during construction, states that stormwater quality leaving the site is to comply with relevant regulations and that sediment and gross pollutants shall be captured/treated before entering Council's stormwater drainage system. The strikethrough section below is proposed to be removed from this condition with the reason that the subdivision is proposed to drain to the Narromine wetlands which are designed to accept runoff and sediments/pollutants from such lands.

71. The stormwater drainage system shall drain into the street drainage system located in Dappo Road. Stormwater quality leaving the site shall comply with relevant regulations and sediment and gross pollutants shall be captured/ treated before entering the Council stormwater drainage system.

NOTE 1: The use of a pump-out stormwater drainage system is not a preferred option.

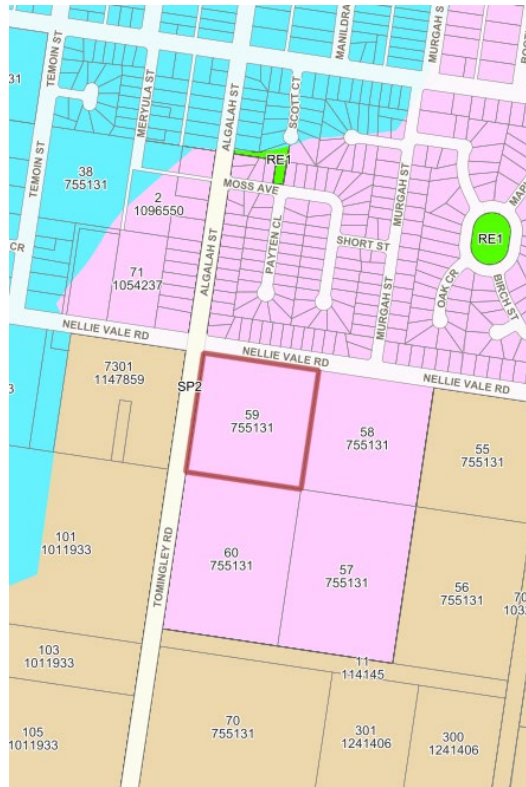
NOTE 2: If stormwater is to be directed to an adjoining property prior to disposal, an easement for stormwater drainage is to be registered on the so burdened Deposited Plan prior to disposal to a public road or approved drainage inlet.

*The request to delete this part-condition has been denied. The above requirements are not uncommon for a subdivision of this scale and the stormwater quality leaving the site is to be no worse than pre-development quality. Instead the following wording is proposed to be used to clarify the intent of the condition:

*The stormwater drainage system shall drain into the street drainage system located in Dappo Road. Stormwater quality leaving the site shall comply with **the approved stormwater management plan including (where relevant) the use of gross pollutant traps to treat stormwater** before entering the Council stormwater drainage system.*

- **Soils** – Original condition regarding soil and water management to be maintained.

- **Air & Microclimate** - No issues raised – standard condition.
- **Noise and Vibration** – No issues raised.
- **Flora and Fauna** – cleared site. No impacts envisaged.
- **Waste** – Site to be serviced by Council's garbage collection service.
- **Natural Hazards** – Flood Policy for Developments in Urban Floodplains does not apply to this site, no is the site flood liable. See below.



NLEP 2011 Flood Planning Map Sheet FLD_003 – Flood Planning Area (blue)
Provisions of clause 6.2 considered.

- **Technological Hazards** - No issues raised – standard condition.
- **Safety Security and Crime Prevention** - No issues raised due to location. Open nature of subdivision and passive surveillance will help with crime prevention.
- **Social Impact in the Locality** – No impacts envisaged. This lot has been zoned for future residential use for some time.
- **Economic Impact in the Locality** - No impacts envisaged.
- **Site Design and Internal Design** - No issues raised – standard conditions and condition to address flooding protection for electrical services.
- **Cumulative Impacts** – No cumulative impacts

S4.15 (1) (c) The suitability of the site for the development,

The site is suitable for residential developments. The lots are not flood liable and have been zoned for future development of this kind. The site is flat and conducive to a torrens title residential subdivision.

S4.15 (1) (d) Any submissions made in accordance with this Act or the regulations,

The modification was not notified/advertised, in accordance with Council's Community Participation Plan.

The CPP states that an application to modify a development consent under s. 4.55(2) or s.4.56 must be notified or advertised if the original DA was notified or advertised. This Modification application has been submitted and accepted by Council under s.4.55(1A) as a modification of minimal environmental impact and as such, is not required by either the DCP/ CPP or the Regulations to be notified.

S4.15 (1) (e) the public interest

The proposal is assessed to pose no significant impacts on the public interest.

Assessment Conclusion / Recommendation

Consent be granted subject to condition(s) detailed in Annexure 'A' *attached*.

Assessment Officer
Melissa Ward
Consultant Planner

Date

Reviewing Officer

Date

Annexure A

Conditions:

The following conditions are the amended and deleted conditions of consent from original DA 2020/16. For ease of reading, the full list of conditions will be included as an attachment to the Modification of Development Consent.

Development Application 2020/16 granted consent by Narromine Shire Council on 19 August 2020 for

Subdivision of one lot to enable a 15 lot residential subdivision plus one lot for public infrastructure purposes

at Lot 59 DP 755131, 110 Dappo Road Narromine

is recommended to be modified by amending, adding and waiving conditions of consent as follows:

Condition 17 (amended) *Prior to issue of SWC*

17. Complete road layout designs shall be prepared by a suitably qualified, experienced and practising person and must be submitted to Council or an Accredited Certifier for approval. Turning paths (sweep paths) for the cul-de-sac incorporating a ~~medium rigid truck at least 12.5 metres in length~~ garbage truck for the purpose of waste collection and truck for fire fighting throughout the subdivision shall accompany submitted design drawings, as well as plan and long sections, cross sections and pavement investigation outcomes and design for both roads.

NOTE: The length of the waste collection truck currently in use by Council contractors is 9.1 metres in length.

Condition 28 (amended) *Prior to issue of SWC*

28. The applicant shall submit to Council or an Accredited Certifier, as relevant, engineering plans and specifications for the water main extensions, comprising the following requirements at a minimum, to service the development:

- a) A new 150mm water main from the existing water main in Dappo Road;
- b) All works, including calculations on peak instantaneous demands and fire flow demands are to be provided and comply with ~~AUS SPEC 0071~~, AS/NZS 3500, ~~AS/NZS 2419~~ and the Plumbing and Drainage Act 2011. Water demands shall include open space (gardens, lawns, etc) requirements. Note, this assessment may reveal necessary augmentation of the system by either onsite storage and/or booster sets or alternative arrangements. ~~Spacing and location of hydrants is to be in accordance with AS/NZS 2419. Consideration is to be given to the structural integrity of water infrastructure when a fire fighting/external appliance is connected to Council infrastructure.~~
- c) All designs and material selection shall comply with relevant Australian Standards, Water Services Association of Australia (WSAA) guidelines and Council requirements;
- ~~d) Bulk/revenue water meter shall be provided at the boundary at no cost to Council;~~
- e) The plans are to demonstrate ~~certification that fire fighting~~ requirements for street hydrants will be met.

Condition 31 (amended) *Prior to issue of SWC*

31. On site drainage design, plans and associated calculations to be in accordance with AS3500.3-2003 & Australian Rainfall and Runoff (AR&R). The design is to show details of the surface and invert levels of the stormwater pits, the estimated permissible site discharge, ~~the estimated storage volume, method of detention~~ and the point of discharge into Council's stormwater system.

Condition 45 (waived) *Prior to issue of SWC*

~~45. Access for people with disabilities must be provided to kerb ramps and footpaths along the street frontages, by means of a continuous path of travel in accordance with Australian Standard AS 1428.1.~~

~~Note: Additional legislation exists to promote the provision of services, which enable people with a disability to maximise their potential, further their integration in the community and achieve positive outcomes.~~

The following legislation may be relevant:

~~— NSW Disability Inclusion Act 2014~~

~~— Commonwealth Disability Discrimination Act 1992~~

~~— NSW Anti-Discrimination Act 1977.~~

Condition 51 *Prior to commencement of works* Waived

~~51. A metered water supply point must be provided by the proponent prior to the commencement of construction of the works.~~

Condition 71 *During construction* Amended

71. The stormwater drainage system shall drain into the street drainage system located in Dappo Road.

~~Stormwater quality leaving the site shall comply with relevant regulations and sediment and gross pollutants shall be captured/ treated before entering the Council stormwater drainage system~~

The stormwater management system must comply with the 'Managing Urban Stormwater: Soils and Construction' – Volume 1 (Blue Book).

NOTE 1: The use of a pump-out stormwater drainage system is not a preferred option.

NOTE 2: If stormwater is to be directed to an adjoining property prior to disposal, an easement for stormwater drainage is to be registered on the so burdened Deposited Plan prior to disposal to a public road or approved drainage inlet.

Condition 86 (waived)

~~86. A right of carriageway benefiting Lot 59 is to be created burdening Lot 60 to enable a turning circle to be created.~~

Condition 89 (amended to clarify requirements for temporary turning area rather than temporary cul-de-sac on separately owned Lot 60 to south)

89. A right of carriageway in relation to the turning circle on Lot 60 benefiting Lot 59 shall be approved by Council and registered on the title of the relevant lot(s) with Land and Property Information NSW.

Replace with:

89. A temporary turning area within the western boundary of proposed lot 209 to enable manoeuvring of service vehicles is to be shown on the final plan of subdivision. Additionally, the final plan of subdivision is to show an easement for access over this manoeuvring area on proposed Lot 209, benefitting Narromine Shire Council.

Condition 100 (amended)

100. The works undertaken to implement the landscaping plan [are to be included in the calculation of civil construction cost purposes and included in the bond amount](#). Landscaping is to be maintained for a period of six (6) months after the issue of the Subdivision Certificate, to the satisfaction of Council. Any dead or underperforming plants are to be replaced during this period and a satisfactory level of maintenance achieved, e.g. kept weed free and well mulched.

Condition 101 (amended) and Condition 102 included as an amended note with Condition 101

101. The developer is to lodge a bond with Council equal to 5% of the total subdivision civil construction costs at practical completion to be held by Council for a minimum period of six (6) months. The bond must be lodged with Council before a Subdivision Certificate will be issued by Council.

NOTE 1: If civil construction works are contracted to an external firm, the above bond [remains the obligation of the applicant/developer and requires payment to Council and is separate to any contractual agreements](#).

NOTE 2: In contract documentation, defects liability for Council assets to be 12 months and warranties to be novated to Council. Assets handed over to Council must be defect-free.

End.



NOTICE OF DETERMINATION OF MODIFICATION OF DEVELOPMENT CONSENT

Issued under Section 4.55 of the Environmental Planning and Assessment Act 1979

APPLICANT DETAILS

Applicant: Narromine Shire Council
Address: PO Box 115
Narromine NSW 2821

APPLICATION DETAILS

Development Application Number: **2020/16.2**
Determination Date: **9 September 2020**
Approval to lapse on: **9 September 2025**
Description of Development: **Subdivision of one Lot to enable a 15 Lot residential subdivision plus one Lot for public purposes**

LAND TO BE DEVELOPED

Address: 110 Dappo Road NARROMINE
Property Description: Lot: 59 DP: 755131

DETERMINATION DETAILS

Description of Development: **Subdivision of one Lot to enable a 15 Lot residential subdivision plus one Lot for public purposes**
Decision: **Approved subject to Revised Conditions in Part A of this consent**
Date of this Notice: **16 June 2021**

Please address all correspondence to the General Manager, P O Box 115 Narromine NSW 2821
T: 02 6889 9999 F: 02 6889 9998 E: mail@narromine.nsw.gov.au W: www.narromine.nsw.gov.au
Office Address: 124 Dandaloo Street Narromine NSW 2821
ABN 99 352 328 405

Development Consent - DA 2020/16.2

PART A - MODIFIED ADMINISTRATIVE CONDITIONS

The following conditions are the amended and deleted conditions of consent from original DA 2020/16. For ease of reading, the full list of conditions will be included as an attachment to the Modification of Development Consent.

Development Application 2020/16 granted consent by Narromine Shire Council on 9 September 2020 for **Subdivision of one Lot to enable a 15 Lot residential subdivision plus one Lot for public infrastructure purposes** at **Lot 59 DP 755131, 110 Dappo Road Narromine** is recommended to be modified by amending, adding and waiving conditions of consent as follows:

Condition 17 (amended) *Prior to issue of SWC*

17. Complete road layout designs shall be prepared by a suitably qualified, experienced and practising person and must be submitted to Council or an Accredited Certifier for approval. Turning paths (sweep paths) for the cul-de-sac incorporating a ~~medium rigid truck at least 12.5 metres in length~~ garbage truck for the purpose of waste collection and truck for fire fighting throughout the subdivision shall accompany submitted design drawings, as well as plan and long sections, cross sections and pavement investigation outcomes and design for both roads.

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- c) All designs and material selection shall comply with relevant Australian Standards, Water Services Association of Australia (WSAA) guidelines and Council requirements;

Development Consent - DA 2020/16.2

- ~~d) Bulk/revenue water meter shall be provided at the boundary at no cost to Council;~~
- e) The plans are to demonstrate certification that firefighting requirements for street hydrants will be met.

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31. On site drainage design, plans and associated calculations to be in accordance with AS3500.3-2003 & Australian Rainfall and Runoff (AR&R). The design is to show details of the surface and invert levels of the stormwater pits, the estimated permissible site discharge, ~~the estimated storage volume, method of detention~~ and the point of discharge into Council's stormwater system.

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Development Consent - DA 2020/16.2

NOTE 1: *The use of a pump-out stormwater drainage system is not a preferred option.*

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Condition 101 (amended) and Condition 102 included as an amended note with Condition 101

101. The developer is to lodge a bond with Council equal to 5% of the total subdivision civil construction costs at practical completion to be held by Council for a minimum period of six (6) months. The bond must be lodged with Council before a Subdivision Certificate will be issued by Council.

NOTE 1: *If civil construction works are contracted to an external firm, the above bond remains the obligation of the applicant/developer and requires payment to Council and is separate to any contractual agreements.*

NOTE 2: *In contract documentation, defects liability for Council assets to be 12 months and warranties to be novated to Council. Assets handed over to Council must be defect-free.*

LAPSING OF DEVELOPMENT CONSENT

Development consent does not lapse if the approved use has actually commenced or the proposed work is physically commenced before the consent lapse date, except where a condition specifies a limit to the duration of the consent.

RIGHT OF APPEAL

If you are the applicant:

You can appeal against this decision in the Land and Environment Court within six (6) months of the date of this notice (section 8.7 of the *Environmental Planning and Assessment Act, 1979*).

REVIEW OF DETERMINATION

An applicant may request the Council to review this determination within six (6) months after the date the applicant received this notice. The prescribed fee must be paid with the request for a review. Once the review is completed the Council may confirm or change the determination.

If there is an appeal, the period of time within which Council may undertake a review is extended up to the time the Court hands down its decision.

A Review cannot be requested for:

- a determination to issue or refuse to issue a complying development certificate, or
- a determination in respect of designated development, or
- a determination made by Council under Division 4.6 in respect of an application by the Crown.

Signed on behalf of Narromine Shire Council

Date: 16 June 2021

Jane Redden
General Manager



Narromine Shire Council Adverse Event Plan

CONTENTS

| | | |
|------------|--------------------------------|----|
| 1. | Summary | 3 |
| 2. | Definition of an Adverse Event | 3 |
| 3. | Scope of Plan | 3 |
| 4. | Council's Vision & Values | 4 |
| 5. | Aims of the Plan | 5 |
| 6. | Managing an Adverse Event | 5 |
| 7. | Communications | 6 |
| 8. | Roles & Responsibilities | 6 |
| 9. | Adverse Events Processes | 7 |
| 10. | Policy Reviews | 9 |
| 11. | Prevention Strategies | 10 |
| 12. | References | 16 |

SUMMARY

The Narromine Shire Council Adverse Event Plan provides a basis to set a standard approach across the Narromine Local Government Area to meet the needs of the community in dealing with adverse events.

The Plan considers factors such as;

- Natural resource management
- Economic and Community resilience
- Emergency management
- Communication protocols

Should any members of staff need greater clarification of aspects of the Adverse Event Plan, additional information should be sought from Directors or Council's Local Emergency Management Officer.

DEFINITION OF AN ADVERSE EVENT

An adverse event means an event or incident that has a negative impact on the wellbeing of the community.

SCOPE OF PLAN

Narromine Shire Adverse Events may be either events for which Narromine Shire Council has full or partial responsibility or external events which are the responsibility of another agency (e.g. Rural Fire Service, Local Health Service).

Staff are to report all adverse events that:

- i. Originate with Narromine Shire Council and where Council has direct responsibility.
- ii. Occur in systems for which Narromine Shire Council has a joint responsibility e.g. road network.

This report would typically be on Council's Content Manager Records System. The Adverse Event Plan covers;

- All services provided and supported by Narromine Shire Council, and
- All staff who work for Narromine Shire Council.

COUNCIL'S VISION & VALUES

The Vision and Guiding Principles of Narromine Shire Council is reflected in Council's Community Strategic Plan 2027.

The Community Strategic Plan is the lead document in Council's Strategic Planning Framework.

The following four guiding principles have been identified and developed through extensive community consultation and reflect our community's goals for the future.

VISION

The Narromine Shire is a friendly place to live with a strong sense of community that values our services, facilities and our natural rural environment. We are a community that values the diversity of people, ideas, perspectives and experiences.

We work together to strive towards a vibrant, safe and engaged community that provides opportunities for all its members. Our Council is a leader for our community sharing the responsibility for growth, development and provision of services.

GUIDING PRINCIPLES

1. VIBRANT COMMUNITIES

GOAL: We want to create a safe, healthy and connected region that encourages participation and creates a strong sense of pride in our community and each others wellbeing.

2. GROWING OUR ECONOMY

GOAL: We have a diverse economy with thriving businesses that offer a range of employment opportunities supported by skill development options.

3. PROTECTING AND ENHANCING OUR ENVIRONMENT

GOAL: We value our natural and built environment, our resources for the enjoyment of the community and visitors to our Shire.

4. PROACTIVE LEADERSHIP

GOAL: We are an open and accountable local government that involves our community in the decision-making process and effectively manages our public resources through sound financial management and well-informed strategic planning for our Shire's future.

These key values and vision set the background to Narromine Shire Council's Adverse Event Plan and establish the values for the Narromine Shire community.

AIMS OF THE PLAN

The aims of the Narromine Shire Council Adverse Event Plan are to:

- Determine any response to an Adverse Event.
- Provide a source of information on resources available for use during an Adverse Event.
- Prepare for an Adverse Event by ensuring staff are aware of their roles and responsibilities.
- Support staff to manage Adverse Events in a timely, efficient and effective manner.
- Inform the community of responses to various disaster scenarios e.g. Local Emergency Management Plan.
- Develop a consistent and coordinated approach to identifying and responding to Adverse Events.
- Learn from Adverse Events and consequently make service improvements as appropriate.

MANAGING AN ADVERSE EVENT

Each adverse event will vary in terms of:

- Seriousness of the event
- Numbers of people involved
- Risk exposure
- Financial impacts
- Media interest
- Need to involve other stakeholders

Therefore, the response to each adverse event should be proportionate to its scale, scope and complexity.

The Council's risk management framework sets out **5 steps** in the risk management process;

- Step 1 Hazard Identification
- Step 2 Risk Assessment
- Step 3 Identification and Control/Elimination of the Risk
- Step 4 Allocation of Responsibilities
- Step 5 Monitoring and Review

Where a Project Management Plan is required, reference should be made to the following resources;

- Project Management Plan (template)
- Risk Management Plan (template)

These will assist in providing staff with a template to manage an Adverse Event where contracts are needed to be put in place to manage necessary works.

These documents are available on request from Council administration.

COMMUNICATIONS

Communication protocols concerning any Adverse Events will be firstly in accordance with Narromine Shire Council's Community Engagement Strategy and Emergency Management Plan.

Where a head agency has been nominated communication strategies will be in accordance with their protocols.

Council's Community Engagement Strategy can be found on Council's website at www.narromine.nsw.gov.au

ROLES & RESPONSIBILITIES

General Manager, Directors and Managers

Have a duty to exercise due diligence to ensure that Council complies with the Work Health and Safety (WH&S) Act 2011 and Regulations. This includes taking steps to provide and maintain as far as reasonably practicable:

And may include

- Provision of an up to date knowledge of WH&S matters,
- Understand Council business including its hazards and risks,
- Ensure that Council has (and uses) appropriate resources and processes to minimise safety risks,
- Ensure Council has appropriate processes to receive information about incidents, hazards and risks and responding in a timely manner to that information,
- Ensure that Council has and implements processes to comply with any duty or obligation under WH&S laws including:
 - ▣ Reporting adverse incidents.
 - ▣ Consulting with workers.
 - ▣ Ensuring compliance with notices.
 - ▣ Providing training and instruction to workers in respect to WH&S.

Overseers and Team Leaders

The responsibilities of Overseers and Team Leaders who supervise workers must:

- Demonstrate active and visible leadership in work health and safety,
- Identify hazards and work health and safety risks from jobs, tasks and projects under their supervision,
- Assess and control identified risks in consultation with those involved or affected,

- Promptly address work health and safety issues raised, in consultation with those involved or affected;
- Investigate work related incidents, seeking to identify the causes and take steps to prevent recurrence.

Workers

Responsibilities of Narromine Shire Council worker include, but are not limited to;

- Taking reasonable care for his or her own health and safety,
- Taking reasonable care that his or her acts or omissions do not adversely affect the health and safety of other persons,
- Comply with any reasonable instruction from Council so far as reasonably practicable,
- Cooperate with any reasonable policy or procedures of Council relation to health and safety

A worker includes an employee, labour hire safety, volunteer, work experience student, sub-contractor, trainee, contractor, outworker and Councillor.

ADVERSE EVENT PROCESSES

The managing of Adverse Events in the Narromine Local Government Area are to be conducted through a range of various plans.

Staff in assessing an Adverse Event should have regard to the following matrix as published in the Narromine Shire.

RISK SUMMARY

| Source of Risk | Likelihood | Consequence | Risk Level |
|--|------------|-------------|----------------|
| FLOOD ("Major" to "Max Probable") | Possible | Major | Extreme |
| AGRICULTURAL DISEASE – Animal (Exotic Stock/Animal Disease – Saleyards) | Possible | Major | Extreme |
| AGRICULTURAL DISEASE – Plant | Possible | Major | Extreme |
| DAM FAILURE (Burrendong Dam) | Rare | Major | High |
| BUSHFIRE | Likely | Moderate | High |
| FIRE - INDUSTRIAL (Cotton Gin / Grain Storage / Fuel Depots / Gas Storage / Flour Mill) | Possible | Moderate | High |
| HAZMAT (Rail Transport) | Possible | Moderate | High |
| STORM | Likely | Moderate | High |
| TRANSPORT EMERGENCY – ROAD (Passenger Coach / Bus) | Possible | Moderate | High |
| HAZMAT (Road Transport) | Possible | Minor | Medium |
| HEATWAVE (Human) | Possible | Minor | Medium |
| PANDEMIC (Human) | Unlikely | Moderate | Medium |
| BUILDING COLLAPSE | Unlikely | Moderate | Medium |
| FIRE - COMMERCIAL (Shopping Centres / Aged Care Units / Nursing Home / Hospital / Schools) | Unlikely | Moderate | Medium |
| EARTHQUAKE | Unlikely | Moderate | Medium |
| UTILITIES FAILURE – Electricity (Sub Stations / Transmission Lines) | Unlikely | Moderate | Medium |
| UTILITIES FAILURE - Water | Unlikely | Moderate | Medium |
| UTILITIES FAILURE - Sewage | Unlikely | Moderate | Medium |
| UTILITIES FAILURE - Telecommunication | Unlikely | Moderate | Medium |
| TRANSPORT EMERGENCY – AIR (Regular Passenger Aircraft) | Unlikely | Moderate | Medium |
| BRIDGE COLLAPSE | Rare | Minor | Low |
| FLOOD (Flash) | Rare | Minor | Low |
| UTILITIES FAILURE - Natural Gas | Unlikely | Minor | Low |
| TRANSPORT EMERGENCY – RAIL (Freight / Tourist Train) | Unlikely | Minor | Low |
| FIRE RESIDENTIAL | Unlikely | Minor | Low |

POLICY REVIEW

| HAZARD | MANAGEMENT PLAN | LEAD AGENCY IF RELEVANT |
|---|-------------------------------------|-------------------------|
| 1. Agricultural Disease | NSC LEM | NSW DPI |
| 2. Bridge Collapse | <input checked="" type="checkbox"/> | LEOCON |
| 3. Building Collapse | <input checked="" type="checkbox"/> | FRNSW/LEOCON |
| 4. Communicable Disease (Human or animal) | <input checked="" type="checkbox"/> | NSW HEALTH |
| 5. Dam failure | <input checked="" type="checkbox"/> | NSW SES/Dam owner |
| 6. Fire – Bush | <input checked="" type="checkbox"/> | NSWRFS |
| 7. Fire - industrial | <input checked="" type="checkbox"/> | FRNSW/NSWRFS |
| 8. Fire - commercial | <input checked="" type="checkbox"/> | FRNSW/NSWRFS |
| 9. Fire - residential | <input checked="" type="checkbox"/> | FRNSW/NSWRFS |
| 10. Flood (flash) | <input checked="" type="checkbox"/> | NSW SES |
| 11. Flood (riverine) | <input checked="" type="checkbox"/> | NSW SES |
| 12. Hazardous Release | <input checked="" type="checkbox"/> | FRNSW |
| 13. Heatwave | <input checked="" type="checkbox"/> | SEOCON |
| 14. Severe Storm – Wind,rain or electrical | <input checked="" type="checkbox"/> | NSW SES |
| 15. Transport Accident | <input checked="" type="checkbox"/> | LEOCON |
| 16. Utilities Failure | <input checked="" type="checkbox"/> | LEOCON |

Key:

LEOCON - Local Emergency Operations Controller
 NSW SES – NSW State Emergency Services
 SEOCON – State Emergency Operations Controller
 FRNSW – Fire and Rescue NSW
 NSW RFS – NSW Rural Fire Service
 NSW DPI – NSW Dept Primary Industries
 NSW Health – NSW Health
 NSC LEM – Narromine Shire Council Local Emergency Plan

PREVENTION OF ENVIRONMENTAL AND ECONOMIC ADVERSE EVENTS THROUGH PLANNING AND DEVELOPMENT

A Local Environmental Plan (LEP) is a legal instrument which outlines the planning controls for a local government area in NSW.

An LEP splits land into categories known as 'zones' which permit certain uses and not others.

Examples of the types of zones used are IN1 (General Industrial) where industries are encouraged and dwellings are limited and R1 (General Residential) where conversely, dwellings are encouraged and industries are limited.

Narromine Shire Local Environmental Plan 2011 (can be accessed at www.narromine.nsw.gov.au), it details policy to:

1. The Plan aims to make local environmental planning provisions for land in Narromine in accordance with the relevant standard environmental planning instrument under section 33A of the Act.
2. The particular aims of this Plan are as follows:
 - a. to encourage economic development through tourism activities, business, employment initiatives and fostering industry growth,
 - b. to protect and conserve the natural environment including surface and ground water, soil, air and native vegetation by encouraging sustainable development,
 - c. to encourage sustainable agricultural practices, including intensive agriculture, by minimising land use conflicts and facilitating farm adjustments.

Included in the plan are clauses to minimise the chance of environmental adverse events:

6.1 Earthworks

- (1) The objectives of this clause are as follows—
 - (a) to ensure that earthworks for which development consent is required will not have a detrimental impact on environmental functions and processes, neighbouring uses, cultural or heritage items or features of the surrounding land,
 - (b) to allow earthworks of a minor nature without requiring a separate development consent.
- (2) Development consent is required for earthworks unless—
 - (a) the earthworks are exempt development under this Plan or another applicable environmental planning instrument, or
 - (b) the earthworks are ancillary to other development for which development consent has been given.
- (3) Before granting development consent for earthworks, the consent authority must consider the following matters—
 - (a) the likely disruption of, or any detrimental effect on, existing drainage patterns and soil stability in the locality of the development,

- (b) the effect of the development on the likely future use or redevelopment of the land,
- (c) the quality of the fill or the soil to be excavated, or both,
- (d) the effect of the development on the existing and likely amenity of adjoining properties,
- (e) the source of any fill material and the destination of any excavated material,
- (f) the likelihood of disturbing relics,
- (g) the proximity to, and potential for adverse impacts on, any waterway, drinking water catchment or environmentally sensitive area,
- (h) any measures proposed to minimise or mitigate the impacts referred to in paragraph (g).

Note.

The *National Parks and Wildlife Act 1974*, particularly section 86, deals with disturbing or excavating land and Aboriginal objects.

6.2 Flood planning

- (1) The objectives of this clause are as follows—
 - (a) to minimise the flood risk to life and property associated with the use of land,
 - (b) to allow development on land that is compatible with the land's flood hazard, taking into account projected changes as a result of climate change,
 - (c) to avoid significant adverse impacts on flood behaviour and the environment.
- (2) This clause applies to—
 - (a) land identified as “Flood planning area” on the [Flood Planning Map](#), and
 - (b) other land at or below the flood planning level.
- (3) Development consent must not be granted to development on land to which this clause applies unless the consent authority is satisfied that the development—
 - (a) is compatible with the flood hazard of the land, and
 - (b) is not likely to significantly adversely affect flood behaviour resulting in detrimental increases in the potential flood affectation of other development or properties, and
 - (c) incorporates appropriate measures to manage risk to life from flood, and
 - (d) is not likely to significantly adversely affect the environment or cause avoidable erosion, siltation, destruction of riparian vegetation or a reduction in the stability of river banks or watercourses, and
 - (e) is not likely to result in unsustainable social and economic costs to the community as a consequence of flooding.
- (4) A word or expression used in this clause has the same meaning as it has in the *Floodplain Development Manual* (ISBN 0 7347 5476 0), published by the NSW Government in April 2005, unless it is otherwise defined in this clause.
- (5) In this clause— **flood planning level** means the level of a 1:100 ARI (average recurrent interval) flood event plus 0.5 metres freeboard.

6.3 Stormwater

- (1) The objective of this clause is to minimise the impacts of urban stormwater on land to which this clause applies and on adjoining downstream properties, native bushland and receiving waters.
- (2) This clause applies to all land in residential, business and industrial zones.
- (3) Development consent must not be granted to development on land to which this clause applies unless the consent authority is satisfied that the development—
 - (a) is designed to maximise the use of water permeable surfaces on the land, having regard to the soil characteristics affecting on-site infiltration of water, and
 - (b) includes, if practicable, on-site stormwater retention for use as an alternative supply to mains water, groundwater or river water, and

- (c) avoids any significant impacts of stormwater runoff on adjoining downstream properties, native bushland and receiving waters, or if that impact cannot be reasonably avoided, minimises and mitigates the impact.

6.4 Terrestrial biodiversity

- (1) The objective of this clause is to maintain terrestrial biodiversity, by—
 - (a) protecting native fauna and flora, and
 - (b) protecting the ecological processes necessary for their continued existence, and
 - (c) encouraging the conservation and recovery of native fauna and flora and their habitats.
- (2) This clause applies to land identified as “Sensitive Area” on the [Terrestrial Biodiversity Map](#).
- (3) Before determining a development application for development on land to which this clause applies, the consent authority must consider whether or not the development—
 - (a) is likely to have any adverse impact on the condition, ecological value and significance of the fauna and flora on the land, and
 - (b) is likely to have any adverse impact on the importance of the vegetation on the land to the habitat and survival of native fauna, and
 - (c) has any potential to fragment, disturb or diminish the biodiversity structure, function and composition of the land, and
 - (d) is likely to have any adverse impact on the habitat elements providing connectivity on the land.
- (4) Development consent must not be granted to development on land to which this clause applies unless the consent authority is satisfied that—
 - (a) the development is designed, sited and will be managed to avoid any significant adverse environmental impact, or
 - (b) if that impact cannot be reasonably avoided—the development is designed, sited and will be managed to minimise that impact, or
 - (c) if that impact cannot be minimised—the development will be managed to mitigate that impact.

6.5 Riparian land and watercourses

- (1) The objective of this clause is to protect and maintain the following—
 - (a) water quality within watercourses,
 - (b) the stability of the bed and banks of watercourses,
 - (c) aquatic riparian habitats,
 - (d) ecological processes within watercourses and riparian areas.
- (2) This clause applies to land—
 - (a) identified as “Sensitive Area” on the [Watercourse Map](#), or
 - (b) all land that is within 40 metres of the top of the bank of a watercourse, being a watercourse that is identified as “Sensitive Area” on the [Watercourse Map](#).
- (3) Before determining a development application to carry out development on land to which this clause applies, the consent authority must consider whether or not the development—
 - (a) is likely to have any adverse impact on the following—
 - (i) the water quality and flows within the watercourse,
 - (ii) aquatic and riparian species, habitats and ecosystems of the watercourse,
 - (iii) the stability of the bed and banks of the watercourse,
 - (iv) the free passage of fish and other aquatic organisms within or along the watercourse,
 - (v) any future rehabilitation of the watercourse and its riparian areas, and
 - (b) is likely to increase water extraction from the watercourse.

- (4) Development consent must not be granted to development on land to which this clause applies unless the consent authority is satisfied that—
 - (a) the development is designed, sited and will be managed to avoid any significant adverse environmental impact, or
 - (b) if that impact cannot be reasonably avoided—the development is designed, sited and will be managed to minimise that impact, or
 - (c) if that impact cannot be minimised—the development will be managed to mitigate that impact.

6.6 Groundwater vulnerability

- (1) The objectives of this clause are to maintain the hydrological functions of key groundwater systems and to protect vulnerable groundwater resources from depletion and contamination as a result of inappropriate development.
- (2) This clause applies to land identified as “Vulnerable Land” on the [Groundwater Vulnerability Map](#).
- (3) Before determining a development application for development on land to which this clause applies, the consent authority must consider—
 - (a) whether or not the development (including any on-site storage or disposal of solid or liquid waste and chemicals) is likely to cause any groundwater contamination or have any adverse effect on groundwater dependent ecosystems, and
 - (b) the cumulative impact (including the impact on nearby groundwater extraction for potable water supply or stock water supply) of the development and any other existing development on groundwater.
- (4) Development consent must not be granted for development on land to which this clause applies unless the consent authority is satisfied that—
 - (a) the development is designed, sited and will be managed to avoid any significant adverse environmental impact, or
 - (b) if that impact cannot be reasonably avoided—the development is designed, sited and will be managed to minimise that impact, or
 - (c) if that impact cannot be minimised — the development will be managed to mitigate that impact.

6.7 Wetlands

- (1) The objective of this clause is to ensure that wetlands are preserved and protected from the impacts of development.
- (2) This clause applies to land identified as “Wetland” on the [Wetlands Map](#).
- (3) Before determining a development application for development on land to which this clause applies, the consent authority must consider whether or not the development is likely to have any adverse impact on the following—
 - (a) the condition and significance of the existing native fauna and flora on the land,
 - (b) the growth and survival of the existing native fauna and flora on the land,
 - (c) the provision and quality of habitats on the land for indigenous and migratory species,
 - (d) the surface and groundwater characteristics of the land, including water quality, natural water flows and salinity,
 - (e) any wetland in the vicinity of the development.
- (4) Development consent must not be granted for development on land to which this clause applies unless the consent authority is satisfied that—
 - (a) the development is designed, sited and will be managed to avoid any significant adverse environmental impact, or
 - (b) if that impact cannot be reasonably avoided—the development is designed, sited and will be managed to minimise that impact, or
 - (c) if that impact cannot be minimised—the development will be managed to mitigate that impact.

6.8 Essential services

Development consent must not be granted to development unless the consent authority is satisfied that any of the following services that are essential for the proposed development are available or that adequate arrangements have been made to make them available when required—

- (a) the supply of water,
- (b) the supply of electricity,
- (c) the disposal and management of sewage,
- (d) stormwater drainage or on-site conservation,
- (e) suitable road access.

6.9 Airspace operations

- (1) The objectives of this clause are as follows—
 - (a) to provide for the effective and ongoing operation of the Narromine Airport by ensuring that such operation is not compromised by proposed development that penetrates the Limitation or Operations Surface for that airport,
 - (b) to protect the community from undue risk from that operation.
- (2) If a development application is received and the consent authority is satisfied that the proposed development will penetrate the Limitation or Operations Surface, the consent authority must not grant development consent unless it has consulted with the relevant Commonwealth body about the application.
- (3) The consent authority may grant development consent for the development if the relevant Commonwealth body advises that—
 - (a) the development will penetrate the Limitation or Operations Surface but it has no objection to its construction, or
 - (b) the development will not penetrate the Limitation or Operations Surface.
- (4) The consent authority must not grant development consent for the development if the relevant Commonwealth body advises that the development will penetrate the Limitation or Operations Surface and should not be constructed.
- (5) In this clause —

Limitation or Operations Surface means the Obstacle Limitation Surface or the Procedures for Air Navigation Services Operations Surface as shown on the *Obstacle Limitation Surface Map* or the *Procedures for Air Navigation Services Operations Surface Map* for the Narromine Airport.

relevant Commonwealth body means the body, under Commonwealth legislation, that is responsible for development approvals for development that penetrates the Limitation or Operations Surface for the Narromine Airport.

INTEGRATED PLANNING AND REPORTING

The Integrated Planning and Reporting (IP&R) framework changed the way Councils in NSW planned, documented and reported on their plans for the future.

The Framework came into practice in 2009 and many councils have refined the way they create and review these plans over the subsequent years.

All councils in NSW **are required** to be working within the Integrated Planning and Reporting framework.

In essence the IP&R Framework begins with the community's, not councils, aspirations for a period of at least 10 years.

It includes a suite of integrated plans that set out a vision and goals and strategic actions to achieve them. It involves a reporting structure to communicate progress to council and the community as well as a structured timeline for review to ensure the goals and actions are still relevant.

The Integrated Planning and Reporting framework recognises that most communities share similar aspirations: a safe, healthy and pleasant place to live, a sustainable environment, opportunities for social interaction, opportunities for employment, reliable infrastructure, etc.

The difference lies in how each community responds to these needs.

It also recognises that the council plans and policies should not exist in isolation and that they are in fact connected. This framework allows NSW councils to draw their various plans together, to understand how they interact and to get the maximum leverage from their efforts by planning holistically for the future.

Narromine Shire Council's suite of Integrated Planning and Reporting documents have been prepared in line with the NSW Government's framework requirements and are listed below. These documents are available on council's website.

Community Engagement Strategy

The Community Engagement Strategy identifies stakeholders and plans methods of engaging each of these groups for the development and review of the Community Strategic Plan.

Community Strategic Plan

The Community Strategic Plan identifies the community's main priorities and aspirations for the future and to develop strategies for achieving these goals.

Delivery Program and Operational Plan

The Delivery Program is a four (4) year plan outlining the strategies Council will use to achieve the goals set out in the Community Strategic Plan. The Operational Plan is a one (1) year plan which set performance measures to ensure the activities of the Delivery Program are achieved.

Resourcing Strategy

The Resourcing Strategy identifies how Council will achieve the objectives of the Community Strategic Plan and consists of the following:

- Long Term Financial Plan (10 year plan) projecting Council's financial position for at least 10 years and includes improvement strategies proposed by Council to improve sustainability.
- The Statement of Revenue Policy provides information on Council's rating structure, fees and charges, including a comparison of proposed modifications to the rate base.
- The Workforce Management Plan, outlining Council's strategies and actions for developing and maintaining a workforce to underpin the delivery of four-year objectives outlined in the Delivery Program.
- Asset Management Plans (10-year plans) including: Transport, Water and Sewerage.

REFERENCES

1. Narromine Shire Community Strategic Plan 2027
2. Narromine LGA Local Emergency Management Plan 2017
3. Narromine Local Environmental Plan 2011
4. Narromine Shire Community Engagement Strategy 2016
5. Narromine Shire Local Strategic Planning Statement
6. Narromine Shire Council Work Health and Safety Policy 2018
7. Narromine Shire Council Work Health and Safety Manual 2020

[Back to Report](#)