NOTICE OF COUNCIL MEETING

TO:  Mayor  Karen Redman
     Deputy Mayor  Ian Tooley
     Councillors  Kevin Fischer
                  Beverley Gidman
                  David Hughes
                  Paul Koch
                  Merilyn Nicolson
                  Adrian Shackley
                  Robin Symes
                  Jim Vallelonga

NOTICE is hereby given pursuant to the provisions of Section 83 (1) of the Local Government Act 1999, that the next ordinary meeting of the Council for the Town of Gawler will be held in the Conference Room, Town of Gawler Administration Centre, 43 High Street, Gawler East, on Tuesday 23 January 2018, commencing at 7:00pm.

A copy of the Agenda for the above meeting is supplied as prescribed by Section 83 (3) of the said Act.

....................................................
David Barrett
Acting Chief Executive Officer
18 January 2018
Meeting of the Council for the Town of Gawler to be held on Tuesday 23 January 2018 at 7:00pm in the Conference Room, Town of Gawler Administration Centre, 43 High Street, Gawler East.

AGENDA

1. Statement of Acknowledgement

   Mayor: We would like to acknowledge this land that we meet on today is the traditional lands for the Kaurna people and that we respect their spiritual relationship with their country. We also acknowledge the Kaurna people as the custodians of the greater Adelaide region and that their cultural and heritage beliefs are still as important to the living Kaurna people today.

2. Attendance Record

   2.1 Roll Call
   2.2 Apologies
   2.3 Motions to grant Leave of Absence
   2.4 Leave of Absence
   2.5 Non-attendance

3. Public Open Forum

   (Limited to a total time of up to 20 minutes)

4. Deputations

   Nil

5. Petitions

   Nil

6. Confirmation of Minutes

   6.1 Council Meeting 12 December 2017
   6.2 Special Council Meeting 19 December 2017
   6.3 Special Council Meeting 18 January 2018

7. Business Arising from Minutes
8. Officer Reports

8.1 Town of Gawler Achievements 2017 4
8.2 Local Government Association 2018 Ordinary General Meeting – Council Notice of Motion 6
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8.4 Fund My Neighbourhood Update 10
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8.6 Gawler & District College – Shared Facilities 19
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8.8 Joint Planning Boards 24

9. Recommendations from Committees

- Gawler Heritage Committee – meeting held 14 December 2017 30

10. Council Member Reports

11. Questions on Notice

12. Questions without Notice

13. Motions on Notice

14. Motions without Notice

15. Confidential Reports

16. Close

17. Next Ordinary Meeting

Tuesday 27 February 2018, commencing 7:00pm
OFFICER’S RECOMMENDATION

Item 8.1 – Town of Gawler Achievements 2017 (CC17/177)

That Council notes the presentation highlighting the achievements made by Town of Gawler in 2017.

BACKGROUND

The year 2017 delivered many successful projects, programs and services for the Town of Gawler. These will provide ongoing beneficial outcomes for the community and the environment.

The purpose of this report is to present the Council a graphical showcase of its achievements in 2017.

COMMENTS/DISCUSSION

Council provides a wide range of services to the community, engaging with residents and visitors in many ways. Staff, together with Council Members, work to achieve the best possible outcomes thereby enhancing the well-being of our community.

Staff have compiled the attached presentation to showcase some of the achievements of Town of Gawler for the year 2017. This presentation is contained in Attachment 1.

COMMUNICATION (INTERNAL TO COUNCIL)

Chief Executive Officer
Executive Management Group
Team Leaders

CONSULTATION (EXTERNAL TO COUNCIL)

Nil

POLICY IMPLICATIONS

Nil
STATUTORY REQUIREMENTS

Nil

FINANCIAL/BUDGET IMPLICATIONS

Nil

COMMUNITY PLAN

Objective 1.1: Maintain a clearly defined township, one which is distinct from neighbouring areas
Objective 1.2: Build a local community that is proud of Gawler
Objective 1.3: Protect and promote Gawler’s unique heritage
Objective 1.4: Foster a vibrant and active filled Council area
Objective 1.5: Promote cultural heritage and the creative sector to build community spirit pride
Objective 2.1: Physical and social infrastructure to service our growing population and economy
Objective 2.2: Growth to be sustainable and respectful of cultural and built heritage
Objective 2.3: The local environment to be respected
Objective 2.4: Manage growth through the real connection of people and places
Objective 2.5: Local economic activity to create local job opportunities and generate increased local wealth
Objective 3.1: Health and social wellbeing services in Gawler to meet growing regional community needs
Objective 3.2: Sporting facilities to meet local and regional community needs
Objective 3.3: Provide facilities for a range of different recreational activities.
Objective 3.4: Gawler to be an inclusive and welcoming community
Objective 3.5: Recognise, respect, support and advocate on behalf of volunteers
Objective 3.6: Encourage the development of the Arts and the creative sector
Objective 3.7: Provision of library services
Objective 4.1: Create and maintain a riverine environment that reflects the social, cultural and landscape values of the river corridor
Objective 4.2: Support development that respects the environment and considers, the impacts of climate change
Objective 4.3: Protect environmentally significant areas of native vegetation for present and future generations
Objective 4.4 Support sustainable use of natural resources and minimise further waste to landfill
Objective 4.5 Support provision of useable open space that preserves natural habitat and biodiversity
Objective 5.1: Support and encourage community teamwork
Objective 5.2: Be recognised as a ‘best practice’ Local Government organisation
Objective 5.3: Deliver ongoing effective and efficient services, including support for regional collaboration
Objective 5.4: Create a safe community environment
OFFICER’S RECOMMENDATION

Item 8.2 – Local Government Association 2018 Ordinary General Meeting – Council Notice of Motion (CC18/153)

That Council notes that any proposed Motions of Notice for the Local Government Association 2018 Ordinary General Meeting will need to be presented to the Council Meeting on 27 February 2018 to enable them to be considered for submission to the Local Government Association.

BACKGROUND

The Local Government Association of South Australia (LGA) is calling for Councils to submit Notices of Motion for the 2018 LGA Ordinary General Meeting, to be held on 13 April 2018 at the Adelaide Town Hall.

COMMENTS/DISCUSSION

Pursuant to Clause 25 of the LGA Constitution:

"any ordinary member may give the LGA notice of a motion it proposes to move at a General Meeting."

Notices of Motion must be received by the LGA no later than 42 days prior to the meeting. The deadline for submission to the LGA for Notice of Motion is 2 March 2018.

Members are requested to forward any Motions they may wish to submit to the LGA for consideration to the Chief Executive Officer no later than 7 February, for inclusion in the Agenda to the 27 February 2018 Council meeting.

The LGA template for any Notice of Motion that Council may wish to submit is Attachment 1 and the LGA Strategic Plan Key Initiative and Strategy references are available at Attachment 2.

COMMUNICATION (INTERNAL TO COUNCIL)

Nil
CONSULTATION (EXTERNAL TO COUNCIL)

Local Government Association of South Australia

POLICY IMPLICATIONS

Nil

STATUTORY REQUIREMENTS

*Local Government Act 1999 Section 1 - The Local Government Association of South Australia*

FINANCIAL/BUDGET IMPLICATIONS

Nil

COMMUNITY PLAN

Objective 5.2: Be recognised as a ‘best practice’ Local Government organisation
Objective 5.3: Deliver ongoing effective and efficient services, including support for regional collaboration
OFFICER’S RECOMMENDATION

Item 8.3 – National General Assembly of Local Government 2018 – Call for Motions (CC10/558)

That Council notes that any proposed Motions of Notice for the National General Assembly for Local Government 2018 will need to be presented to the Council Meeting on 27 February 2018 to enable them to be considered for submission to the Australian Local Government Association.

BACKGROUND

The Australian Local Government Association (ALGA) has announced that the annual Nation General Assembly (NGA) of Local Government will be held 17-20 June, 2018 and the National Convention Centre, Canberra Attachment 1.

COMMENTS/DISCUSSION

The ALGA has forwarded a Discussion Paper to assist Council’s in the development of Motions for debate at the 2018 NGA. Councils are encouraged to submit Motions on the policy areas identified in the Paper Attachment 2.

As Motions must be lodged no later than 30 March 2018, Members are requested to forward proposed motions to the Chief Executive Officer no later than 7 February to be submitted in a report to the Council meeting held on 23 February 2018.

CONSULTATION (EXTERNAL TO COUNCIL)

Australian Local Government Association

POLICY IMPLICATIONS

Nil

STATUTORY REQUIREMENTS

Nil
FINANCIAL/BUDGET IMPLICATIONS

There is no financial expenditure in submitting Motions on Notice to the Australian Local Government Association. Council’s Mayor and Chief Executive Officer will attend the National General Assembly as Town of Gawler’s representatives.

COMMUNITY PLAN

Objective 5.2: Be recognised as a 'best practice' Local Government organisation
OFFICER’S RECOMMENDATION

Item 8.4 – Fund My Neighbourhood Update (CC17/932)

That Council:-
1. Notes the progress of the Fund My Neighbourhood Projects within the Town of Gawler.
2. Notes that Council will sponsor and deliver the Gawler Oval Grandstand Project on behalf of the Gawler Central Football and Sporting Clubs.
3. Approves the preferred location of the BMX Pump Track as detailed within Option 2 in this report and provide landowner consent for the project to be delivered in this location.
4. Notes that Council Administration will continue to work with the sponsors of the other funded projects within the Town of Gawler to ensure their successful implementation.
5. Notes that a report detailing whole of life costs for projects that Council is required to maintain will be presented to a future Council meeting.

BACKGROUND

The State Government ‘Fund My Neighbourhood’ Program is a $40 million participatory budgeting program that gives South Australians the power to nominate and vote for projects to improve their neighbourhoods. $20 million has been allocated in Round One for the 2017/18 financial year. A further $20 million will be available in Round Two in the 2018/19 financial year.

At the 12 December 2017 Council meeting, the following motion was resolved:

Moved by Cr K Fischer
Seconded by Cr R Symes
Motion No: 2017:12:478

That Council notes:-
2. That 15 projects within the Town of Gawler were successful in receiving funding with a total value of $982,948 (excluding GST).
3. That the Town of Gawler will sponsor the Dog and Recreation Park idea with a funding value of $70,000 (excluding GST) for delivery of the ‘recreational’ aspect of the idea.

4. That the project planning stage will define project costs and impacts to Council and an update report will be presented for Council’s consideration at a future meeting.

5. That Council Administration will continue to work with the sponsors of the other funded projects within the Town of Gawler to ensure their successful implementation.

6. That Council Administration has established an internal Fund My Neighbourhood working group that will oversee the smooth implementation of the projects funded.

7. That the Mayor will write to all successful sponsors of the projects that have received funding congratulating them on the success achieved and reaffirming Council’s commitment to assist them as and where appropriate in the delivery of the projects to the community.

This report provides a further update on the progress of Fund My Neighbourhood projects and Council’s involvement with the following successful projects:

1. Mobile Food Trailer Servicing the Gawler Area
2. Willo’s Mens Shed – New Workshop to assist with community projects
3. Special Needs Indoor Play Area with Sensory Chill Out Room
4. Gawler Primary School Nature Play, Science and Outdoor Classroom
5. Apex Park Gawler Upgrade
6. Riverside Delight – a natural escape down by the Riverside
7. A ‘Different’ Free community bus
8. Wheels in Motion – Gawler
9. BMX Pump Track at Willaston
10. Gawler Oval Grandstand Sheltering
11. Dog and Recreation Park - Create a Dog, fitness and play area with Parking.
12. Open Access Community Playground and Garden Update
13. Gawler Road Safety Group Speed Trailer
14. Kitchen and Dining area upgrade for The Community House
15. Gawler Community Care Hub

COMMENTS/DISCUSSION

Council Administration’s internal Fund My Neighbourhood working group met to discuss how all funded projects within our Local Government Area interact with Council as a number of projects will require Council staff involvement (Development, Property, Building, etc.). Each project was assigned a Council liaison based on the nature of potential staff involvement.

Letters of congratulation were forwarded to the sponsors of each project and included information regarding who the nominated Council liaison for the project was. For those projects being undertaken on Council land, the letters also included confirmation that land owner consent was considered and approved by Council during the initial verification process.

Council Staff have made contact or will make contact in the near future to confirm the scope of projects and to discuss relevant legislative and Council requirements and how Council can assist with ensuring successful outcomes. Council Staff will re-iterate that projects should not commence (at the very least, expenses should not be incurred) until such time as the Grant Agreement is in place.
An update on the progress of projects is outlined below.

**Mobile Food Trailer Servicing the Gawler Area**

Council Staff have contacted the project sponsor (Community Central/ Hope Chapel Incorporated) and will schedule a meeting in the near future.

**Willo’s Men’s Shed – New Workshop to assist with community projects**

Council Staff met with representatives from the Willo’s Men’s Shed during the ideas phase of the Fund My Neighbourhood program to discuss the project and have scheduled a meeting for late January to further discuss specific project requirements.

**Special Needs Indoor Play Area with Sensory Chill Out Room**

Council Staff have contacted the project sponsor (Salvation Army Gawler Corps) and a meeting will be scheduled in the near future.

**Gawler Primary School Nature Play, Science and Outdoor Classroom**

Council’s internal working group determined that as this project presents no implications for Council, further contact with the project sponsor (Gawler Primary School) would not be required. However, the Mayor’s letter of congratulation included a nominated Council contact should Gawler Primary School wish to seek advice from Council in regards to this project.

**Apex Park Gawler Upgrade**

Council Staff discussed the project with the Gawler Apex Club in late December 2017. The Gawler Apex Club is currently seeking quotes from Council’s preferred park furniture supplier and the parties will meet to confirm scope and costs in early February 2018.

**Riverside Delight – a natural escape down by the Riverside**

Council Staff have contacted the project sponsor (Salvation Army Gawler Corps) and a meeting will be scheduled in the near future.

**A ‘Different’ Free community bus**

Council’s internal working group determined that as this project presents no implications for Council, further contact with the project sponsor (Salvation Army Gawler Corps) regarding would not be required. However, it should be noted that as Council Staff will be contacting the Salvation Army Gawler Corps in regards to their other Fund My Neighbourhood projects there will opportunity for Council Staff to seek an update and provide advice as required.
Wheels in Motion – Gawler

Council staff met with the Rotary Club of Gawler Light in December 2017 to confirm the scope and delivery of the project. Meetings between Council Staff and Rotary Club of Gawler Light representatives have been scheduled to discuss the State Government’s Pre-Agreement form and planning for project delivery. Council Staff will continue to provide assistance where possible and appropriate.

BMX Pump Track at Willaston

Council Staff met with the Gawler BMX Club in early January 2018 to discuss the project and options for the location of the pump track. Options discussed are outlined in Attachment 1 and included using land within the Club’s leased area (Option 1 – the original location considered by Council as part of the verification process) and using land outside of the leased area (Option 2).

Option 2 is considered a more appropriate location for the pump track as it provides better public access, security and safety. The area is located to the north of the existing BMX track, adjacent the Netball Club and east of the Scout Hall. This location on the Gawler River Road is flat with little to no vegetation that will require removal and is easily accessible from the road. Some investigations need to occur in respect to layout of the track and any easements required for underground services, however at this stage this area appears to be the preferred option. Should investigations indicate this area is suitable, public consultation will be required regarding the pump track.

The activity is supported in the Development Plan zoning for the area (Special Uses Zone), the Community Land Management Plan for the area and the Gawler Open Space, Sport and Recreation Plan which notes a lack of recreation space in Willaston.

It is recommended that the Gawler BMX Club remain the sponsor and deliver this project, with input from Council Staff as required. However, as it is on Council land, Council would be responsible for undertaking public consultation and ongoing maintenance which is expected to be negligible.

Gawler Oval Grandstand Sheltering

Council’s internal Fund My Neighbourhood Working Group identified that this project will be delivered on Council land that currently has shared use agreements with multiple community organisations, including the Gawler Central Sporting Club. Consequently, it was considered more appropriate that Council is the project sponsor for this community initiative.

Council staff met with representatives of the Gawler Central Sporting and Football Clubs to discuss the project and the potential for the sponsorship to be re-assigned to Council. Gawler Central have agreed to the Town of Gawler sponsoring and delivering the project on behalf of the Club, on the basis of an agreed process which includes Gawler Central representatives being engaged in key stages of the project, including concept design development, procurement and delivery. The Department of the Premier and Cabinet has also approved the reassignment of project sponsorship to the Town of Gawler.
High level concept designs are currently being developed for consultation with the Gawler Central Sporting and Football Clubs and other community organisations with shared use agreements. High level indicative costing on some initial concepts has indicated that the full $150,000 funding will be utilised to deliver this project, with Council to provide a project management service.

Ongoing maintenance costs will be developed once the final concept design has been agreed.

**Dog and Recreation Park - Create a Dog, fitness and play area with Parking**

The original proposal submitted from a resident, Mr Mitchell, included a dog park combined with a fitness and play area. As the proposed Clonlea Reserve Dog Park is allocated in Council’s 2017/18 budget, the dog park component of Mr Mitchell’s idea was ineligible for funding support under this Funding Program. However, during the verification phase, Council Staff proposed an amendment to the scope of the idea to deliver only the ‘recreation’ aspects which include fitness stations and a shade structure that could be located near (or as part of) the proposed Clonlea Reserve Dog Park. Council Staff estimated that this component of Mr Mitchell’s idea would cost $70,000 (excluding GST).

Council Staff met with Mr Mitchell in December 2017 to advise him of the change in scope to his original idea and provide him with information on the proposed Clonlea Reserve Dog Park and the intention to align the recreational aspect of the Fund My Neighbourhood project with the Clonlea Reserve Dog Park Project.

Council Staff will continue to consult with Mr Mitchell in regards to this project, including seeking his feedback on the proposed concept design which is currently under development and expected to be finalised by the end of January.

Ongoing maintenance costs will be developed once the final concept design has been agreed.

**Open Access Community Playground and Garden Update**

Council Staff have contacted with the project sponsor (Gawler Uniting Church) and a meeting will be scheduled in the near future.

**Gawler Road Safety Group Speed Trailer**

The Gawler Road Safety Group (which includes Council staff representation) met in December 2017 to progress this project. Quotes have been sought to assist with completion of the Pre-Agreement Form.

**Kitchen and Dining area upgrade for The Community House**

Council Staff have contacted the project sponsor (Gawler Neighbourhood House inc) and a meeting will be scheduled in the near future.
Gawler Community Care Hub

Council’s internal working group determined that as this project presents no implications for Council, further contact with the project sponsor (Salt Church Inc.) would not be required. However, the Mayor’s letter of congratulation included a nominated Council contact should Salt Church wish to seek advice from Council in regards to this project.

Next Steps

Project sponsors of successful projects are required to complete an online Pre-Agreement form which includes all necessary information to develop the Grant Agreement with the State Government. The completed form must be submitted to the Department of the Premier and Cabinet (DPC) by 16 February 2018. A Grant Agreement will be drafted using the information provided in the online form and DPC will work with project sponsors to negotiate and finalise grant agreements between 19 February and mid-April, with all grant agreements finalised by late April. Funds will be paid by 30 June 2018 enabling project to commence thereafter.

Council Administration will progress the Council sponsored projects and will continue to work with the sponsors of the other funded projects within the Town of Gawler to ensure their successful implementation.

COMMUNICATION (INTERNAL TO COUNCIL)

Manager Business Enterprises and Communications
Manager Library and Community Services
Manager Engineering and Infrastructure
Team Leader Asset Planning
Team Leader Team Leader Asset Delivery
Team Leader Town Services
Team Leader Property and Procurement
Team Leader Recreation and Community
Team Leader Development Services
Team Leader Environment and Regulatory Services
Youth Development Officer

CONSULTATION (EXTERNAL TO COUNCIL)

Local Government Association of SA
Department of the Premier and Cabinet
Project Sponsors of Fund My Neighbourhood projects, as detailed in this report

POLICY IMPLICATIONS

Some successful ideas will require public consultation

STATUTORY REQUIREMENTS

Some successful ideas will require Development Approval.
FINANCIAL/BUDGET IMPLICATIONS

It is expected that a number of funded projects within the Council Area will have financial implications for Council including, but not limited to, the depreciation of assets for funded projects being delivered on Council land.

A detailed analysis of these financial implications will be undertaken once project scope and concept designs are finalised with whole of life costs to be presented to Council in an update report at a future meeting.

COMMUNITY PLAN

Objective 1.2: Build a local community that is proud of Gawler
Objective 1.4: Foster a vibrant and active filled Council area
Objective 2.1: Physical and social infrastructure to service our growing population and economy
Objective 2.4: Manage growth through the real connection of people and places
Objective 2.5: Local economic activity to create local job opportunities and generate increased local wealth
Objective 3.1: Health and social wellbeing services in Gawler to meet growing regional community needs
Objective 3.2: Sporting facilities to meet local and regional community needs
Objective 3.3: Provide facilities for a range of different recreational activities.
Objective 4.1: Create and maintain a riverine environment that reflects the social, cultural and landscape values of the river corridor
Objective 5.1: Support and encourage community teamwork
Objective 5.2: Be recognised as a ‘best practice’ Local Government organisation
Objective 5.3: Deliver ongoing effective and efficient services, including support for regional collaboration
Objective 5.4: Create a safe community environment
OFFICER’S RECOMMENDATION

Item 8.5 – Monthly Finance Report – December 2017 (CC17/806)

That the Monthly Finance Report as at 31 December be noted.

BACKGROUND

The purpose of this report is to present the Monthly Finance Report in accordance with Clause 4.1.4.6 of Council’s Budget Management Policy.

COMMENTS/DISCUSSION

Overall, Council is reporting an unfavourable variance of $74K as at the reporting date.

Whilst Attachment 1 to this report provides a more detailed report of the variances over $5K and 5%, please find below a list of the some of the more significant items and the variances YTD:

Statutory Charges
- Dog Registrations (unfavourable $48K)
- Parking Expiations (unfavourable $17K)
- Town Planning Land Division Fees (favourable $11K)

User Charges
- Hire of Council Owned Facilities (unfavourable $41K)
- Burials at Willaston Cemetery (unfavourable $16K)
- Activity at the Gawler Aquatic Centre (favourable $9K)

Grants Subsidies and Contribution
- Library Grant (favourable $12K)
- Youth Grants (favourable $9K)

Employee Costs
- A number of new cost codes were created in conjunction with the General Ledger Restructure. Budget and Actuals to be adjusted as part of 2nd Qtr, Budget Review.
Materials, Contracts and Other Expenses
- Agency Staff which will be partially offset by vacant positions (unfavourable $119K)
- Unplanned Stormwater works (unfavourable $26K)
- Fringe Benefit Tax (unfavourable $10K)
- Hire of External Equipment (unfavourable $53K)

Finance Costs
- Overdraft Interest (favourable $25K)

COMMUNICATION (INTERNAL TO COUNCIL)
Department Managers and Team Leaders

CONSULTATION (EXTERNAL TO COUNCIL)
Nil

POLICY IMPLICATIONS
Budget Management Policy

STATUTORY REQUIREMENTS
Nil

FINANCIAL/BUDGET IMPLICATIONS
The cost of preparing the Monthly Finance Report is accommodated within the Employee Costs budget for the Financial Services Team.

The preparation of the report promotes financial accountability and transparency of the Council’s financial operations.

COMMUNITY PLAN
Objective 5.2: Be recognised as a ‘best practice’ Local Government organisation
OFFICER’S RECOMMENDATION

Item 8.6 – Gawler & District College – Shared Facilities (CC18/271)

That:-
1. Council authorise the Chief Executive Officer and relevant staff to undertake without prejudice discussions with the Department of Education & Child Development and Gawler & District College, regarding the development of shared facilities located at Gawler & District College.
2. An update report related to this initiative be presented to the Corporate & Community Services Committee.

BACKGROUND

Council has undertaken a number strategic studies over the past five years, in relation to the provision of social, community and recreation facilities and services, most notably:
   a. Gawler Open Space, Sport & Recreation Plan
   b. Social Infrastructure & Services Study
   c. Gawler East Social Recreation Infrastructure Study
   d. Barossa, Light & Lower North Open Space, Recreation and Public Realm Strategy

A common theme that emerges from these Gawler focused studies, as well as those undertaken throughout other South Australian Council areas, is the increased provision of multiuse community facilities. The provision of multiuse rather than single use facilities is expected to result in increased utilisation and more efficient use of limited resources, both capital and ongoing maintenance requirements. An area of opportunity for multiuse community facilities is the development of partnerships with education institutions, both public and private, to provide social and recreation infrastructure on school grounds that are accessible to the wider community.

The idea of community use of school facilities is one that already has numerous successful examples occurring within Gawler, such as cricket club use of ovals and sporting club use of gymnasiums. The current uses have occurred in a reactive and ad hoc manner, with users identifying opportunities and seeking individual arrangements with the school. Council currently does not have any ongoing arrangements with schools for use of any of their facilities.
The development of more structured partnerships between Council/Community organisations and schools have been identified and included in the following Council Plans:

Gawler Open Space Sport & Recreation Plan
Strategy 2.3
Negotiate with Department of Education and Child Development (DECD), and public and private schools to gain long term access to a number of school ovals and facilities to contribute to catering for sporting needs. This includes investigating the potential community use of State schools and private schools. Partnerships would be required including for the establishment of amenities for player use, lights for night training and improved irrigation (drawing on Irrigated Public Open Space (IPOS) best practice).

Social Infrastructure and Services Study
Recommended Action 3
Council to collaborate with the Department of Education and Child Development and independent schools to identify opportunities to develop Community Hubs at Department of Education and Child Development and private school sites within the Gawler area (e.g. Gawler and District College, Trinity College, etc.).

The South Australian State Government strategically supports increased community use of schools through their “School as Community Hubs” initiative.

COMMENTS/DISCUSSION

Gawler & District College is currently developing a five year plan to improve facilities at the site following recent additional State Government funding, including $10 million as part of the Building Better Schools program. College principle, Andrew Dickinson has approached Council as part of the plan development, through a letter included in this report as Attachment 1. The letter asks that Council and the Department of Education and Child Development investigate opportunities on the Gawler & District College site for shared community facilities, with the emphasis on an indoor multisport facility.

Council’s Chief Executive Officer has initially met with representatives from Gawler & District College staff and the Gawler & District College Board in relation to this initiative. The formal approach from the College seeking additional discussions with Council and the Department of Education and Child Development to investigate the viability of shared community facility opportunities is a direct result of these initial discussions.

COMMUNICATION (INTERNAL TO COUNCIL)

Chief Executive Officer
Manager Library & Community Services

In the event that Council endorses the Officer’s recommendation, additional staff may be involved in this initiative as identified by the Chief Executive Officer.

CONSULTATION (EXTERNAL TO COUNCIL)

Department of Education & Child Development
Gawler & District College
POLICY IMPLICATIONS

Nil

STATUTORY REQUIREMENTS

Nil

FINANCIAL/BUDGET IMPLICATIONS

The Officer’s recommendation does not have a financial implication on Council.

COMMUNITY PLAN

Objective 1.2: Build a local community that is proud of Gawler
Objective 2.1: Physical and social infrastructure to service our growing population and economy
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Objective 3.1: Health and social wellbeing services in Gawler to meet growing regional community needs
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Objective 3.4: Gawler to be an inclusive and welcoming community
Objective 5.1: Support and encourage community teamwork
Objective 5.2: Be recognised as a ‘best practice’ Local Government organisation
Objective 5.3: Deliver ongoing effective and efficient services, including support for regional collaboration
Objective 5.4: Create a safe community environment
## OFFICER’S RECOMMENDATION

**Item 8.7 – Appointment of Audit Committee Chairperson (CC18/127)**

That Council appoint Mr Peter Brass as Chairperson of the Audit Committee for a term of two (2) years.

### BACKGROUND

The Audit Committee Terms of Reference provides procedural guidance to assist in the effective functioning of the Audit Committee.

Clause 3.1 in relation to Membership states that:

“A minimum of two (2) Council Members and the Mayor and will be appointed by the Council by resolution as members of the Committee, for a period determined by Council. Council Members may be reappointed by Council.”

At the Council Meeting held on 28 November 2017 the following motion was resolved:

Moved by Cr D Hughes  
Seconded by Cr P Koch  
Motion No: 2017:11:429

That in accordance with its Terms of Reference the following (minimum of two (2)) Council Members be appointed to the Committee until the next ordinary Council elections in 2018:

1) Mayor K Redman  
2) Councillor P Koch  
3) Councillor B Gidman

Clause 3.2 in relation to Membership states that:

“A minimum of two (2) independent members will be appointed by the Council by resolution as members of the Committee, for a period of up to four years, so that terms overlap each Council election and provide some continuity. Appointees may be reappointed by Council.”
At the Council Meeting held on 12 December 2017 the following motion was resolved:

Moved by Cr R Symes  
Seconded by Cr P Koch  
Motion No: 2017:12:472

That:-
1. Mr. Peter Brass be appointed as an Independent Member to the Audit Committee, for a four year term commencing 1 January 2018;
2. Mr. Peter Fairlie-Jones be appointed as an Independent Member to the Audit Committee, for a three year term commencing 1 January 2018.

COMMENTS/DISCUSSION

Clause 4.1 in relation to Chairperson and Deputy Chairperson states that:

“The Council will appoint the Presiding Member (to be known as the Chairperson) of the Committee for the term determined by Council.”

Council administration recommends that the Chairperson be appointed for a term of two (2) years.

The purpose of this report is for Council to appoint a Chairperson in accordance with the Terms of Reference for the Audit Committee.

Mr Peter Brass was previously appointed to the position of Chairperson of the Audit Committee by Council at the meeting held on 24 November 2015.

COMMUNICATION (INTERNAL TO COUNCIL)

Manager Finance and Corporate Services

CONSULTATION (EXTERNAL TO COUNCIL)

Nil

POLICY IMPLICATIONS

Nil

STATUTORY REQUIREMENTS

Local Government Act 1999 Section 126 – Audit Committee.

FINANCIAL/BUDGET IMPLICATIONS

Independent Member allowances have been included in the 2017/18 Annual Budget.

COMMUNITY PLAN

Objective 5.2: Be recognised as a ‘best practice’ Local Government organisation
OFFICER’S RECOMMENDATION

Item 8.8 – Joint Planning Boards (CC16/1174)

That Council:-
1. Notes the Joint Planning Boards Report.
2. Authorises the Chief Executive Officer to formally write to the Director Development and Environmental Services of The Barossa Council as lead representative for the region advising Council’s in principle support for continuation with the development of a business case as part of the Joint Planning Board Pilot Project.

BACKGROUND

In March 2017, the Department of Planning, Transport and Infrastructure (DPTI) invited Expressions of Interest (EOI) to participate in a Joint Planning Arrangements Pilot Project, with nominations being due by 12 May 2017. DPTI were offering to fund the coordinator and provide up to $50,000 (on the basis that councils co-contribute dollar for dollar) to assist regions to develop business cases for the pilot program. Below is the motion passed by Council at its meeting on 28 March 2017:

Moved by Cr A Shackley
Seconded by Cr K Fischer
Motion No: 2017:03:76
That Council:-
1. Notes the State Government’s progression in implementing the Planning, Development and Infrastructure 2016 Act.
2. Authorises the Chief Executive Officer to appoint Mr Ryan Viney, Manager—Development, Environment and Regulatory Services as the interim Assessment Manager when required in Accordance with the Planning, Development and Infrastructure 2016 Act.
3. Authorises Council staff to continue discussions with neighbouring Councils (The Barossa Council, Light Regional Council and Adelaide Plains Council) regarding the Town of Gawler’s potential involvement in a pilot program associated with the establishment of a Joint Planning Board.
4. Notes with concern that Council will be required to make annual contributions to the State Government for the ongoing development of the online Planning Portal.
5. Requests staff to present further reports to Council, as and when appropriate, detailing the implementation of the Planning, Development and Infrastructure Act 2016 and its effects upon the current planning system.

A regional Expression of Interest from The Barossa Council, Adelaide Plains Council, Town of Gawler and Light Regional Council was one of eight received by the Department of Planning, Transport and Infrastructure (DPTI), which collectively represented 42 councils. The eight regions are:

1. Eyre Peninsula LGA (11 Councils)
2. Limestone Coast LGA (7 Councils)
3. Murraylands Councils (5 Councils)
4. Riverland Councils (3 Councils)
5. Spencer Gulf Cities Inc (3 Councils)
6. Yorke Peninsula Alliance (3 Councils)
7. Eastern Metropolitan Regional Alliance (6 Councils)
8. Adelaide Plains, Barossa, Gawler, Light Regional (4 Councils)

This strong level of interest led DPTI to change its approach, appointing consultants Jeff Tate (Jeff Tate Consulting P/L) and Stephanie Hensgen (Planning Futures P/L) to progress a revised Joint Planning Arrangements Pilot Project (Pilot Project) as a collaborative process with a Local Government Association representative and representatives of each of the eight council consortiums, which form a Project Working Advisory Group (PWAG).

The Adelaide Plains/Barossa/Gawler/Light regional alliance is represented on the PWAG by Mr Gary Mavrinac, Director Development and Environmental Services at The Barossa Council.

The Pilot Project that the consultants have been tasked to deliver comprises:

1. Developing a Business Case and Business Plan template;
2. Preparing a Findings Paper;
3. Preparing a Tool Kit to assist other groups of councils to develop applications to the Minister for Planning for joint planning arrangements in the future.

The Pilot Project is a complex process to work through, as it involves developing a methodology to guide determination of a suitable Joint Planning Board model/structure for each diverse area, then defining that through an appropriate boundary and supporting it with the governance, administrative, professional and financial resources needed to ensure that its assigned functions can be completed effectively.
The Pilot Project is being advanced to ultimately deliver resources to assist councils that desire to come together to prepare proposals for a Joint Planning Board for consideration of the Minister for Planning and approval through a Planning Agreement. The model will be supported by decision/‘hold’ points for participating councils to evaluate their ongoing involvement on the basis of likely resourcing requirements and other considerations.

An update report was presented to Council at its monthly meeting 28 November 2017, where the following motion was adopted:

Moved by Cr M Nicolson
Seconded by Cr K Fischer
Motion No: 2017:11:412

That Council:-
1. Notes the Officer’s report concerning Regional Planning Boards.
2. Authorises Council staff to continue working with The Barossa Council, Light Regional Council and Adelaide Plains Council and the State Government in relation to the Town of Gawler’s involvement in a pilot program associated with the establishment of a Joint Planning Board.
3. Write to the Minister raising concerns as to resource and financial implications of such Boards being established.

COMMENTS/DISCUSION

The intent is for a number of Councils to enter into a Planning Agreement with the Minister and possibly other entities to form a Joint Planning Board, which will facilitate Regional Plans and potential amendments to designated instruments such as state planning policy and the Planning and Design Code or design standards.

Working with the eight regions, the Pilot Project has identified a number of potential planning arrangements that could be implemented. These have been identified as ‘Bands’ containing mandatory and discretionary components that a region can consider. The table below shows these bands. A region may commence at Band 1 and evolve over time to include discretionary components of bands 2 and 3, or it may choose to commence at bands 2 or 3 depending on the level of maturity to be an early adopter of these options.

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<table>
<thead>
<tr>
<th>BAND 1</th>
<th>BAND 2</th>
<th>BAND 3</th>
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<tr>
<td>Planning, Development and Infrastructure Act functions</td>
<td>Other Local Government functions</td>
<td>Beyond traditional Local Government functions</td>
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<tr>
<td><strong>MANDATORY FUNCTIONS</strong></td>
<td><strong>DISCRETIONARY FUNCTIONS</strong></td>
<td><strong>DISCRETIONARY FUNCTIONS</strong></td>
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<td>Planning Agreement</td>
<td>Planning — eg: Open space planning</td>
<td>Planning — eg: Integrated planning across agencies</td>
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<tr>
<td>Joint Planning Board</td>
<td>Environmental planning</td>
<td>State Infrastructure planning</td>
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<td>Regional Plan</td>
<td>Community planning</td>
<td>Arterial Transport planning</td>
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<td>Regional Assessment Panel</td>
<td>Local road network planning</td>
<td>Delivery — eg: Natural Resource Management</td>
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<td>Code amendments</td>
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<td>Environment and health services</td>
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<td>Infrastructure Agreements</td>
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<td>Environmental protection and licensing</td>
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<td>Delivery</td>
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<td>Delivery of integrated projects</td>
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<td>Planning and building compliance</td>
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* Stage 2 involves functions that are not currently the role of local government and is therefore subject to legislative and/or regulatory change.
The Pilot Project has also reached the point that a Business Case template has been developed, but needs to be tested. A copy of the template is provided - Attachment 1. Advice has also been sought from Norman Waterhouse in relation to reviewing the Business Case template and developing a draft model Planning Agreement template.

Staff from the partner councils will begin to populate the Business Case template for future consideration by their respective Councils.

The Pilot Project was initially meant to be completed within a six month timeframe (December 2017). However, due to its complexity, the Department has extended the timeframe an additional six months to June 2018.

A potential funding model for undertaking Business Cases was presented to the last workshop and supported in principle, subject to costings. The proposed model is considered within the Financial Implications section of this report.

DPTI has communicated with all eight groups regarding the next stage of the project (Attachment 2) and has requested an indication as to our group’s interest in proceeding to the next stage, which includes development of the business case and the proposed funding arrangements.

The Adelaide Plains/Barossa/Gawler/Light regional alliance has participated in the Joint Planning Board Pilot Project. DPTI is now seeking each council to commit to the project in order to proceed with the Business Case.

DPTI has committed to financial assistance of 50% of costs to be capped at $6,500 towards the costs of a regional workshop and the engagement of a staff member or consultant. They have also indicated support for a staff member or consultant to attend a workshop in Adelaide and 50% of costs for legal and financial management advice and the preparation and review of the Business Case. Limits on this expenditure would be negotiated through discussions between DPTI and our group.

The Planning, Development and Infrastructure Act 2016 specifies that the State Planning Commission will be responsible for the development of the Planning and Design Code, but only where a Joint Planning Board has not been established. The Joint Planning Board would therefore be the primary authority for the development and implementation of the future Regional Plan.

The formation of a Joint Planning Board for our region will ensure that autonomy is retained by the member Councils regarding our future planning strategy. As in the past, there is a cost attached to our involvement, but it is in Council and the community’s best interests to retain jurisdiction over the formulation of the Regional Plan.

COMMUNICATION (INTERNAL TO COUNCIL)

Manager Development, Environment and Regulatory Services

CONSULTATION (EXTERNAL TO COUNCIL)

Department of Planning, Transport and Infrastructure
Light Regional Council
The Barossa Council
Adelaide Plains Council
POLICY IMPLICATIONS

There are no direct policy implications associated with this report.

STATUTORY REQUIREMENTS

Statutory Requirements under the Planning, Development and Infrastructure Act 2016 and the Statutes Amendment (Planning Development and Infrastructure) Bill 2016 will come into effect this year. As and when significant changes occur via this legislation, further information reports will be presented to Council.

FINANCIAL/BUDGET IMPLICATIONS

The pilot working group had determined a funding arrangement to assist in the development of the Business Case template and Kit. To summarise, the funding model provides for financial assistance on a dollar for dollar basis for:

1. The costs of a regional workshop with all Councils in the group (DPTI contribution of 50% capped at $1,500)
2. Engagement of a staff member or consultant to draft the business case (DPTI contribution of 50% capped at $5,000)
3. A place for the staff member or consultant at a workshop in Adelaide on using the business case template, to be facilitated by Jeff Tate of Jeff Tate Consulting and Stephanie Hensgen of Planning Futures
4. Legal advice from Norman Waterhouse on matters relevant to all groups developing business cases through the business case template (note that 50% of the cost will be shared between those groups – limits on expenditure will be discussed with the groups)
5. Legal advice from Norman Waterhouse on matters specific to an individual group in developing the business case (limits on expenditure will be discussed with the groups)
6. Financial management advice from Peter Fairlie-Jones on matters relevant to all groups developing business cases through the business case template (note that 50% of the cost will be shared between those groups – limits on expenditure will be discussed with the groups)
7. Support in preparing a business case from Jeff Tate and Stephanie Hensgen (limits on expenditure will be discussed with the groups)
8. Review of the business case by Jeff Tate and Stephanie Hensgen (limits on expenditure will be discussed with the groups).

More detailed costs are yet to be worked through and are expected to be developed via the ongoing development of the business case.

Risk Management

The establishment of a Joint Planning Board to share responsibility for the development of a Regional Plan augurs well for the four councils (Adelaide Plains, Barossa, Gawler and Light Regional) who have demonstrated a high level of collaboration on a number of planning initiatives (i.e. Regional Public Health Plan, Regional Disability Access and Inclusion Plan, Regional Open Space and Public Realm Strategy).
A key issue for the Murraylands Councils, Eastern Metropolitan Regional Alliance and Adelaide Plains, Barossa, Gawler, Light region is that either all or part of the region is located within Greater Adelaide. Greater Adelaide is defined as a region within the PDI Act, subsequently *The 30 Year Plan for Greater Adelaide* is the Regional Plan for this region. The anomaly of being a ‘sub-region’, and whether a Regional or Sub-Regional Plan is prepared will require resolving before the regional planning arrangement can progress.

Should one or two Councils within the region opt not to continue with the Pilot Project, there is still an opportunity for the remaining Councils to progress, provided that they are contiguous. However, there may be reduced benefits in establishing a Joint Planning Board that is not inclusive of all four councils.

There is no dedicated budget allocation in the existing 2017/18 budget for this particular project. All expenses (Staff in-kind project support) to date have been managed within existing budget allocations. If Council resolves to proceed it is anticipated that some minor costs may be attributed within the remainder of the 2017/18 budget, which can be incorporated via a future budget adjustment. It is anticipated that as the project evolves and known costs are identified these will be presented to Council for consideration as a budget bid for the 2018/19 financial year.

**COMMUNITY PLAN**

Objective 1.1: Maintain a clearly defined township, one which is distinct from neighbouring areas
Objective 1.2: Build a local community that is proud of Gawler
Objective 5.2: Be recognised as a ‘best practice’ Local Government organisation
Objective 5.3: Deliver ongoing effective and efficient services, including support for regional collaboration
9.1 Item 2.3 Leave of Absence

That Council adopts the recommendation from the Gawler Heritage Collection Committee made at item 2.3 of the meeting of that Committee meeting held on 14 December 2017, being:

Motion No: GHCC:2017:12:41
That Brian Thom be granted a leave of absence from 1 to 22 February 2018, inclusive.

9.2 Item 5.1 – Gawler Heritage Collection Monthly Enquiries – November 2017 (CC15/626)

That Council adopts the recommendation from the Gawler Heritage Collection Committee made at item 5.1 of the meeting of that Committee meeting held on 14 December 2017, being:

Motion No: GHCC:2017:12:43
That the Gawler Heritage Collection Committee recommends to Council that the Gawler Heritage Collection Monthly Enquiries Report – November 2017 be noted.

9.3 Item 5.1 – Gawler Heritage Collection Monthly Enquiries – November 2017 (CC15/626)

That Council adopts the recommendation from the Gawler Heritage Collection Committee made at item 5.1 of the meeting of that Committee meeting held on 14 December 2017, being:

Motion No: GHCC:2017:12:44
That the Gawler Heritage Collection Committee recommends to Council that the Gawler Heritage Collection Enquiries Report be provided quarterly rather than monthly.
9.4 Item 6.2 - Gawler Civic Centre Requests for Information

That Council adopts the recommendation from the Gawler Heritage Collection Committee made at item 6.2 of the meeting of that Committee meeting held on 14 December 2017, being:

Motion No: GHCC:2017:12:45
That the Gawler Heritage Collection Committee recommends to Council that it notes the positive progress of the Gawler Civic Centre redevelopment and thanks the organisers of the site tour convened on 14 December 2017.

9.5 Item 6.4 - Gawler Civic Centre Opening Working Group

That Council adopts the recommendation from the Gawler Heritage Collection Committee made at item 6.4 of the meeting of that Committee meeting held on 14 December 2017, being:

Motion No: GHCC:2017:12:46
That the Gawler Heritage Collection Committee recommends to Council that Helen Hennessy be appointed to the Gawler Civic Centre Opening Working Group.

9.6 Item 6.7 - Gawler Heritage Collection Committee Meeting Dates 2018

That Council adopts the recommendation from the Gawler Heritage Collection Committee made at item 6.4 of the meeting of that Committee meeting held on 14 December 2017, being:

Motion No: GHCC:2017:12:47
That the Gawler Heritage Collection Committee recommends to Council that it notes that the first meeting of the Gawler Heritage Collection Committee in 2018 will be held at 4pm on Thursday 18 January with subsequent meetings being held at 4pm on the second Thursday of each month.

9.7 Item 5.1 – Gawler Heritage Collection Monthly Enquiries Report (CC15/626)

A review of this Committee’s minutes has been undertaken and the following motion was not referred to the 26 September 2017 Council meeting for adoption.

That Council adopts the recommendation from the Gawler Heritage Collection Committee made at item 5.1 of the meeting of that Committee meeting held on 17 August 2017, being:

Motion No: GHCC:2017:08:32
That the Gawler Heritage Collection Committee recommends to Council that the Gawler Heritage Collection Monthly Enquiries Report – July 2017 be noted.