

Minutes

Ordinary Meeting of Council

28 October 2025

ORDINARY MEETING OF COUNCIL
HELD IN THE COUNCIL CHAMBERS, MORUYA
ON TUESDAY 28 OCTOBER 2025

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**MINUTES OF THE
ORDINARY MEETING OF COUNCIL
HELD IN THE COUNCIL CHAMBERS, MORUYA
ON TUESDAY, 28 OCTOBER 2025
COMMENCING AT 12:30 PM**

PRESENT: Councillor Mathew Hatcher, Mayor (in the Chair)
Councillors Laurence Babington, Phil Constable, Mick Johnson, Anthony Mayne (via audio visual link), Rob Pollock OAM, Amber Schutz, Colleen Turner and Sharon Winslade

Staff: Mark Ferguson, General Manager
Mr G Bruce, Director, Planning and Environment
Mr G Attenborough, Director, Infrastructure Services
Mrs K Arthur, Director, Community, Arts and Recreation
Mrs S Speedy, Director, Finance and Corporate Services
Mr S Westbury, Corporate Manager, Governance and Risk
Miss H Johnson, Minute Secretary

1. WELCOME

The Mayor welcomed everyone to the meeting.

2. ACKNOWLEDGEMENT OF COUNTRY

The Mayor acknowledged the Traditional Custodians of the Land, Eurobodalla Shire Council recognises Aboriginal people as the original inhabitants and custodians of all land and water in the Eurobodalla and respects their enduring cultural and spiritual connection to it. Eurobodalla Shire Council acknowledges the Traditional Owners of the land in which we live. Council pays respect to Elders past, present and future. We are on Yuin Country.

3. APOLOGIES

Nil

4. CONFIRMATION OF MINUTES OF PREVIOUS MEETING

25/156 MOTION Councillor Schutz/Councillor Constable

THAT the minutes of the Ordinary Meeting held on 23 September 2025 be confirmed.

(The Motion on being put was declared **CARRIED**)

Division

For the Motion: Crs L Babington, P Constable, M Hatcher, M Johnson, R Pollock OAM, A Schutz, C Turner and S Winslade.

Against the Motion: Nil.

25/157 MOTION Councillor Schutz/Councillor Babington

THAT the minutes of the Extraordinary Meeting held on 21 October 2025 be confirmed.

(The Motion on being put was declared **CARRIED**)

Division

For the Motion: Crs L Babington, P Constable, M Hatcher, M Johnson, R Pollock OAM, A Schutz, C Turner and S Winslade.

Against the Motion: Nil.

5. DECLARATIONS OF INTEREST OF MATTERS ON THE AGENDA

Nil

6. PUBLIC FORUM (AGENDA ITEMS ONLY)

(Minutes of the Public Forum are a summary only and do not purport to be a complete transcript of the proceedings.)

PF25/041 QON25/006 NEW ANIMAL SHELTER DESIGN AND CONSTRUCTION

Louise Webb addressed Council in relation to QON25/006.

A copy of Louise's presentation is available on Council's website.

PF25/042 QON25/006 NEW ANIMAL SHELTER DESIGN AND CONSTRUCTION

Peter Cormick addressed Council in relation to QON25/006.

A copy of Peter's presentation is available on Council's website.

**PF25/043 PER25/019 ADOPTION OF DRAFT HOUSING STRATEGY,
PER25/020 DRAFT BATEMANS BAY MASTERPLAN – RESPONSE TO
SUBMISSIONS**

Brett Stevenson, Co-Convenor, A Better Eurobodalla addressed Council in relation to PER25/019 and PER25/020.

A copy of Brett’s presentation is available on Council’s website.

**PF25/044 PER25/019 ADOPTION OF DRAFT HOUSING STRATEGY,
PER25/020 DRAFT BATEMANS BAY MASTERPLAN – RESPONSE TO
SUBMISSIONS**

Frank Ross, SHASA, addressed Council in relation to PER25/019 and PER25/020.

A copy of Franks’s presentation is available on Council’s website.

PF25/045 PER25/019 ADOPTION OF DRAFT HOUSING STRATEGY

Allan Rutherford addressed Council in relation to PER25/019.

A copy of Allan’s presentation is available on Council’s website.

At **1.15pm** Councillor Anthony Mayne joined the Ordinary Council Meeting.

PF25/046 PER25/019 ADOPTION OF DRAFT HOUSING STRATEGY

Rob Pollock, Moruya Business Chamber, addressed Council in relation to PER25/019.

A copy of Rob’s presentation is available on Council’s website.

PF25/047 PER25/019 ADOPTION OF DRAFT HOUSING STRATEGY

Cid Mateo addressed Council in relation to PER25/019.

A copy of Cid’s presentation is available on Council’s website.

**PF25/048 PER25/020 DRAFT BATEMANS BAY MASTERPLAN – RESPONSE TO
SUBMISSIONS**

Neil Gow addressed Council in relation to PER25/020.

A copy of Neil’s presentation is available on Council’s website.

PF25/049 PER25/020 DRAFT BATEMANS BAY MASTERPLAN – RESPONSE TO SUBMISSIONS

Hannah Semler addressed Council in relation to PER25/020.

A copy of Hannah's presentation is available on Council's website.

PF25/050 PER25/027 DA0550/25 CONCEPT APPROVAL FOR A DWELLING HOUSE AT YOUNGS ROAD, AKOLELE

Rebecca Ireland, Candor Planning, addressed Council in relation to PER25/027.

Rebecca did not provide a copy of her presentation.

PF25/051 CAR25/015 POST EXHIBITION REVIEW AND ADOPTION OF PROPOSED FEES AND CHARGES FOR PRIMITIVE CAMPING AT MORUYA SHOWGROUND

Patricia Hellier addressed Council in relation to CAR25/015.

A copy of Patricia's presentation is available on Council's website.

25/158 MOTION Councillor Hatcher/Councillor Constable

THAT the Ordinary Council Meeting be adjourned for a ten minute recess.

(The Motion on being put was declared **CARRIED**)

Division

For the Motion: Crs L Babington, P Constable, M Hatcher, M Johnson, A Mayne, R Pollock
 OAM, A Schutz, C Turner and S Winslade.

Against the Motion: Nil.

At **2:25 pm** the Mayor adjourned the Ordinary Meeting of Council.

25/159 MOTION Councillor Hatcher/Councillor Constable

THAT the Ordinary Council Meeting be reconvened following the ten minute recess.

(The Motion on being put was declared **CARRIED**)

Division

For the Motion: Crs L Babington, P Constable, M Hatcher, M Johnson, A Mayne, R Pollock
 OAM, A Schutz, C Turner and S Winslade.

Against the Motion: Nil.

At **2.39 pm** the Mayor reconvened the Ordinary Meeting of Council.

7. MAYORAL REPORTS

MR25/007 CENTRAL TILBA SCHOOLS OF ARTS TRUST – INTEREST FREE ADVANCE

File Ref: S011-T00024

25/160 MOTION Councillor Hatcher/Councillor Constable

THAT the Central Tilba School of Arts Trust is offered an interest free advance of \$60,000 for a term of five years, with annual repayments of \$12,000.

(The Motion on being put was declared **CARRIED**)

Division

For the Motion: Crs L Babington, P Constable, M Hatcher, M Johnson, A Mayne, R Pollock
OAM, A Schutz, C Turner and S Winslade.

Against the Motion: Nil.

8. NOTICES OF MOTION

Nil

9. QUESTIONS ON NOTICE FROM COUNCILLORS

QON25/003 DRAFT HOUSING STRATEGY

The following question on notice was received from Councillor Turner:

Question

It is now 11 months since the community, or the Councillors have seen the Eurobodalla Shire Housing Strategy. We have yet to see a draft revised strategy though there has been feedback on the original strategy. So my questions are:

1. Given Councils integrated planning process, and given that affordable housing is the number one priority in the Community Strategic Plan Council endorsed earlier this year, why are we considering a master plan for one town at the same time as the Housing Strategy for the whole Shire?
2. What is included in the revised Housing strategy? What measures are included to increase housing affordability? When will the revised draft be presented to Council and the Community? Will the Community have a chance to make submissions on the revised strategy and when?
3. Has there been any progress in developing a contributions policy foreshadowed in the draft Strategy? Will that policy be included in the Housing Strategy?
4. A previous report to Council from Judith Stubbs and Associates recommended a range of mechanisms for affordable housing. Have those recommendations been included in the revised housing Strategy?
5. Council has received funding from the NSW Government Urban Renewal strategy. What are the outcomes and activities included in that funding?

Thanks for following up on these questions that are of considerable interest to me and to many members of the community.

Response

The draft Eurobodalla Housing Strategy was presented to Council in November 2024 and deferred to allow the consideration of further actions that would facilitate an increase in affordable, social and community housing. A subsequent report (scoping report) was presented to Council in February 2025 and publicly exhibited to elicit discussion on what actions should be incorporated into the housing strategy.

A workshop was carried out with Councillors in May 2025, and a revised draft Housing Strategy is proposed to be presented to Council in October 2025.

Question 1 – why do a masterplan before a housing strategy?

The priorities identified in the Community Strategic Plan include housing for all, infrastructure improvements, health services, environmental preservation and stewardship, and connecting towns through walking and cycling paths. Housing affordability and availability were identified as the number one priority.

Batemans Bay is the regional centre for our shire. There was and continues to be pressure from landowners and developers to allow greater density and development potential in Batemans Bay. The masterplan process was devised to provide certainty to landowners and allow for a strategic, Council led approach to how Batemans Bay should develop in the future.

It is good planning to look at our town centres and ask questions about increased density and height. This is because there are existing infrastructure and services within the town centre that do not need to be provided when building a greenfield centre. It reduces Councils costs to extend infrastructure and by also having people live within town centres, should also reduce traffic movements.

The housing Strategy and the Batemans Bay masterplan project are interconnected, and it would always be the case that any housing strategy would have an action around an urban densification project. The scoping report which was reported to Council in February 2025 illustrated that every local government area that was reviewed had similar actions.

LGA	Action	Project
Bega Valley Shire Council	Strategy 7	Amend height and FSR controls within 600 metres of Bega, Eden and Merimbula.
Queanbeyan Palerang Regional	Strategy 10	Providing additional FSR in the Queanbeyan B3 zone in return for the development of Boarding Houses and Co-living Housing, and studio and one-bedroom apartments, secured through a section 7.4 Planning Agreement and/or conditions of consent
Shoalhaven City Council	Action 2.4	Increase densities in strategic centres, new release areas and existing residential areas

Question 2 - What is included in the revised Housing strategy? What measures are included to increase housing affordability? When will the revised draft be presented to Council and the Community? Will the Community have a chance to make submissions on the revised strategy and when?

The revised draft Housing Strategy incorporates the priorities identified by Councillors in May 2025. These priorities were circulated to the Councillors on the 25 July 2025 and have been used as the foundation of a new and revised housing strategy.

The draft revised Housing Strategy is to be presented to Council in October 2025 for adoption. It is not proposed to be re-exhibited. The reason for this is that while it is acknowledged that the community has not commented on the current draft strategy, it also needs to be recognised that there have been two (2) public exhibitions in the preparation of the strategy, that being the original draft strategy and the subsequent scoping report. It is considered that Council should adopt the revised strategy and move to delivering some of the actions.

Question 3 - Has there been any progress in developing a contributions policy foreshadowed in the draft Strategy? Will that policy be included in the Housing Strategy?

There has not been any progress on developing an affordable housing contributions policy. It is a proposed action in the revised draft strategy.

Question 4 - A previous report to Council from Judith Stubbs and Associates recommended a range of mechanisms for affordable housing. Have those recommendations been included in the revised housing Strategy?

A number of actions have been included in the draft revised strategy. It is also proposed to prepare an interim affordable housing policy that would provide some planning controls/incentives/ etc for affordable housing while Council is reviewing and updating its planning controls.

Question 5 - Council has received funding from the NSW Government Urban Renewal strategy. What are the outcomes and activities included in that funding?

The outcome of the grant funding is to facilitate the planning proposal associated with the Batemans Bay Masterplan. In addition to the formal planning proposal documentation, there are a number of other planning related documents and technical studies required to finalise the amendments to the local environmental plan (planning proposal).

25/161 MOTION Councillor Winslade/Councillor Turner

THAT the response to the question regarding the draft Housing Strategy raised by Councillor Turner be received and noted.

(The Motion on being put was declared **CARRIED**)

Division

For the Motion: Crs L Babington, P Constable, M Hatcher, A Mayne, R Pollock OAM, A Schutz, C Turner and S Winslade.

Against the Motion: Cr M Johnson.

QON25/004 BATEMANS BAY MASTERPLAN PROBITY REPORT

The following question on notice was received from Councillor Mayne.

Question

Could Council please advise on the status of the Probity Report in regards to the Batemans Bay Masterplan?

What actions have been taken to progress this Report and when will it be made available to the community?

Response

Council prepared a request for quotation and project brief in July 2025 with responses received at the end of the month.

Council received three proposals from companies listed on the Local Government Procurement Panel and Council's Professional Services Panel. Council engaged Centium Pty Ltd. on the 18 August 2025.

The probity report was due for completion in September 2025 but has been delayed due to staff absences. Council is expecting to have a draft probity report for review by the end of October 2025.

25/162 MOTION Councillor Pollock OAM/Councillor Mayne

THAT the response to the question regarding the Batemans Bay Masterplan Probity Report raised by Councillor Mayne be received and noted.

(The Motion on being put was declared **CARRIED**)

Division

For the Motion: Crs L Babington, P Constable, M Hatcher, M Johnson, A Mayne, R Pollock OAM, A Schutz, C Turner and S Winslade.

Against the Motion: Nil.

QON25/005 BATEMANS BAY MASTERPLAN - USE OF CONSULTANTS

File Ref: OP0034-S001; OP0034-S006

The following question on notice was received from Councillor Pollock:

QUESTION

“Request for Quotation – Consultancy Service’s Batemans Bay Living Place Master Plan Project Densification and Heights, Components, RFQ-2224-016” which resulted in the appointment by Council of MGS Architects.

The brief issued by Council, among other matters stated that:

“The project will deliver:

- 1. **Develop three scenarios** for urban infill in the town considering height, density and livability options.*
- 2. **Provide three built scenario models with 3D models** rendered to provide an artistic impression of what the town centre and Beach Road frontage might look like. These diagrams will be used during the community consultation processes.”*

“Site-specific assessment of building heights of landmark sites

- 1. 11-23 Beach Road and 21-37 Orient Street*
- 2. 1a Orient Street*
- 3. 21 Clyde Street*
- 4. 29-31 Clyde Street*
- 5. 2 Vesper Street*
- 6. **Visitor Information Centre***
- 7. Batemans Bay Hospital site”*

Inconsistency – the completed MGS Architects study exhibited with the draft Master Plan only provided one (1) scenario and 1 model. The brief required 3 of each!! Which was inconsistent with the proposals in the draft Master Plan.

Inconsistency – the brief required “site-specific assessment of building heights of landmark sites” including the “Visitor Information Centre”, but the completed study exhibited with the draft Master Plan did not include a site-specific assessment of the Visitor Information Centre site.

The Council’s Request for Quote also stated:

- 1. A discovery of emerging issues & opportunities that will shape the urban precinct,
 - a. A process to set goals and objectives through a workshop with Councillors.*
 - b. Several Stakeholder engagement events, including an enquiry by design event.*
 - c. A possible forum will address the issues and opportunities and discuss possible futures. The forum will be in a large public theatre and will be available online with live feedback.**

- d. A multicriteria assessment to be run with stakeholders may be used to prioritise catalyst projects.*
- e. Present the emerging issues and opportunities arising from consultation and preliminary analysis to the Council.*

Inconsistency – these engagement activities were not undertaken.

The omission of these engagements signals a deviation from the initial brief, limiting the breadth of insights incorporated into the draft Master Plan. Such events and in particular an enquiry by design event and meetings with key stakeholders would have been instrumental in gathering diverse perspectives and fostering collaboration among community members, industry representatives and technical experts. This process would have been potentially avoided many of the issues with the draft Master Plan and avoided the need for rework which will now be required.

It is not clear why the work undertaken and presented with the draft Master Plan is inconsistent with the brief issued by Council.

Why were the technical studies not completed in accordance with the briefs used to select and appoint the consultants?

Were the fees paid to the consultants reduced to reflect the reduced scope of works? If not why not?

Was the full budget for the technical studies spent? How much of the budget is left?

There are inconsistencies between the draft Master Plan and the heights recommended by the MGS Architects study, for example:

- 29-31 Clyde Street recommended total height of 35m, proposed by the draft Master Plan 80-100RL

Why did we engage and pay for the advice of independent consultants if we are then going to ignore or depart so significantly from their advice?

Why has the draft masterplan not explained or justified the variations from the independent professional advice?

How much did Council spend on the independent advice? Why did we spend this money if we are going to ignore the advice?

RESPONSE (Questions and Response):

- 1. Why were the technical studies not completed in accordance with the briefs used to select and appoint the consultants?*

Response:

The original brief issued to MGS Architects was comprehensive and ambitious. However, the first RFQ process resulted in proposals that significantly exceeded the available budget. As a result, the project was redefined and reorganised to seek separate consultants for each project and reduce costs.

In the second RFQ round, all consultants proposed reduced scopes to align with the available budget. Council selected the most comprehensive proposal within those constraints, and the final contract reflected a reduced scope of work. Each consultant tailored their methodology to deliver usable outcomes within their area of expertise and within the financial limitations.

MGS Architects delivered most of the scope agreed upon in their contract, which included:

- One urban infill scenario and associated 3D model
- Site-specific assessments for most of the identified landmark sites (excluding the Visitor Information Centre due to scope prioritisation)
- A streamlined engagement process, which did not include the large-scale public forum or enquiry-by-design event due to budget limitations

There were further discussions about their ability to deliver a fully developed 3d model of the tourism quarter. Their modelling approach was more focused on architectural construction capability and more comprehensively covered site feasibility than the planning team considered necessary. Consequently, time and money were spent on details that, while valuable for construction processes, are less beneficial for community appreciation approaches.

2. *Were the fees paid to the consultants reduced to reflect the reduced scope of works? If not why not?*

Response:

Yes. The fees paid to each consultant were consistent with the reduced scope negotiated during contract finalisation. Council prioritised deliverables that would offer the most significant strategic value within the available budget, ensuring that essential components were addressed despite the reduced scope.

3. *Was the full budget for the technical studies spent? How much of the budget is left?*

Response:

Council allocated a total of \$350,000 for consultancy services to support the Master Plan. This full amount was spent across three consultancies:

- MGS Architects – Urban design, built form scenarios, and height analysis
- Movement & Place – Traffic, transport, and pedestrian activity analysis
- Landscape Architecture Input – Minor contributions to public realm and open space considerations

No funds remain from this allocation.

4. *Why did we engage and pay for the advice of independent consultants if we are then going to ignore or depart so significantly from their advice?*

Response:

Consultant advice was a key input into the draft Master Plan, alongside strategic planning frameworks, community feedback, and long-term policy objectives. In some cases, Council planning staff made adjustments based on broader considerations.

For example, the variation in proposed heights at **29–31 Clyde Street** reflects a strategic planning decision informed by multiple inputs. Notably, the consultants were allowed to review and comment on the suggested changes before they were made, ensuring their expertise was considered in the final recommendation.

5. Why has the draft masterplan not explained or justified the variations from the independent professional advice?

Response:

The draft Masterplan is a strategic document that balances technical input with policy direction, community aspirations and feasibility. The consultant's advice was advice used in the preparation of the Masterplan and there were instances where internal review dictated a different outcome.

The Masterplan is currently being reconsidered based upon community feedback.

6. How much did Council spend on the independent advice? Why did we spend this money if we are going to ignore the advice?

Response:

Answered previously. Consultants provide expert advice, which is then reviewed on its merit and evaluated in light of broader planning considerations. Where differences have occurred, they were made transparently and with the intent to balance technical input with long-term community and policy goals. The draft masterplan and technical studies were all exhibited during the public consultation.

25/163 MOTION Councillor Pollock OAM/Councillor Schutz

THAT the response to the question regarding the Batemans Bay Masterplan – Use of Consultants raised by Councillor Pollock be received and noted.

(The Motion on being put was declared **CARRIED**)

Division

For the Motion: Crs L Babington, P Constable, M Hatcher, M Johnson, A Mayne, R Pollock OAM, A Schutz, C Turner and S Winslade.

Against the Motion: Nil.

QON25/006 NEW ANIMAL SHELTER DESIGN AND CONSTRUCTION

The following question on notice was received from Councillor Johnson:

Question

During Council's 29 April 2025 meeting, a resolution was passed that:

1. The report concerning the proposed site for the new animal shelter and re-positioning of the livestock yards be received.
2. Approval is sought to temporarily relocate all or part of the existing livestock sale yards to the car park of the current animal shelter during construction.
3. Approval be granted to prepare and submit a Development Application for the construction of the new animal shelter, re-positioning of the livestock yards and the demolition of the existing animal shelter.
4. Council approves the submission of grant applications to support this project.
5. That staff provide a comprehensive report to Council within this calendar year of the design, construction and budget.
6. A report be provided to Council in conjunction with its consideration of its annual operating plan in June 2025.

I respectfully request answers to these questions.

Staff inform Councillors of the community and stakeholder engagement conducted to date.

Response

The following response is provided to each of the items listed in the Council resolution.

1. Noted, no further action required.
2. Noted, future action.
3. A development application has not been prepared at this stage. A budget allocation was provided as part of the September quarterly Budget review. It is proposed to report on item 5 prior to proceeding with any development application documentation.
4. A grant application has not been submitted as there are no grants available, and the development application documentation has not been finalised.
5. Council staff are working on the report to address the design, construction and budget for a new animal shelter. As part of this process, there is a review of how the service can be provided and if there are other ways of providing this service and/or the construction of the animal shelter.
6. A report was provided to Council in June 2025 concerning the adoption of the Delivery program 2025-2029, Resourcing Strategy 2025-2035 and Operational Plan 2025-2026.

One of the resolutions of the June meeting was as follows:

Council approves a budget allocation of \$100,000 in the 2025-26 capital works budget for the development approval of the new animal shelter. This adjustment and any associated funding will be reflected in the September Quarterly Budget Review.

The report outlined the following.

Council has currently resolved to seek grant funding and prepare a Development Application for the project. The 2025-26 Operational Plan has an action to continue work to replace Eurobodalla's animal shelter/pound. A budget is proposed to be included in the September 2025 Quarterly Budget Review to support this application process which is a precursor for the application of any grant funding.

Prior to December 2025, Council will receive a comprehensive report outlining design, construction and budget information. Funding options will also be considered for inclusion in the 2026-27 Operational Plan.

25/164 MOTION Councillor Turner/Councillor Johnson

THAT the response to the question regarding the new animal shelter design and construction raised by Councillor Mick Johnson be received and noted.

(The Motion on being put was declared **CARRIED**)

Division

For the Motion: Crs L Babington, P Constable, M Hatcher, M Johnson, R Pollock OAM, A Schutz, C Turner and S Winslade.

Against the Motion: Nil.

10. PETITIONS

PET25/003 KERB AND GUTTERING - OCEAN ROAD, BATEHAVEN

File Ref: S012-T00029; S028-T00009

25/165 MOTION Councillor Hatcher/Councillor Schutz

THAT Council receive and note the petition.

(The Motion on being put was declared **CARRIED**)

Division

For the Motion: Crs L Babington, P Constable, M Hatcher, M Johnson, R Pollock OAM, A Schutz, C Turner and S Winslade.

Against the Motion: Nil.

11. GENERAL MANAGER'S REPORTS

Nil

12. PLANNING AND ENVIRONMENT REPORTS

PER25/019 ADOPTION OF DRAFT HOUSING STRATEGY

File Ref: S017-T00003; OP0076-S006

MOTION Councillor Pollock OAM/Councillor Turner

THAT Council:

1. endorses the Eurobodalla Housing Strategy as amended as the current policy guiding housing supply and diversity in the Shire.
2. prepares a final implementation plan in conjunction with the Housing Advisory group to guide Council in the delivery of the Housing Strategy.
3. prepares an interim Affordable Housing policy that outlines proposed targets for affordable housing and planning controls/ incentives to increase the supply of affordable housing.

25/166 MOTION Councillor Winslade/Councillor Pollock OAM

THAT the Ordinary Council Meeting move into a Committee of a Whole to discuss this item freely around the table.

(The Motion on being put was declared **CARRIED**)

Division

For the Motion: Crs L Babington, P Constable, M Hatcher, M Johnson, R Pollock OAM, A Schutz, C Turner and S Winslade.

Against the Motion: Nil.

At 3:42 pm the Ordinary Meeting of Council moved into a Committee of a Whole.

25/167 MOTION Councillor Hatcher/Councillor Schutz

THAT the Ordinary Council Meeting reconvene.

(The Motion on being put was declared **CARRIED**)

Division

For the Motion: Crs L Babington, P Constable, M Hatcher, M Johnson, R Pollock OAM, A Schutz, C Turner and S Winslade.

Against the Motion: Nil.

At 4:09 pm the Ordinary Meeting of Council reconvened.

25/168 MOTION Councillor Pollock OAM/Councillor Turner

THAT Council:

1. endorses the Eurobodalla Housing Strategy as amended as the current policy guiding housing supply and diversity in the Shire.
2. prepares a final implementation plan in conjunction with the Housing Advisory group to guide Council in the delivery of the Housing Strategy.
3. prepares an interim Affordable Housing policy that outlines proposed targets for affordable housing and planning controls/ incentives to increase the supply of affordable housing.

(The Motion on being put was declared **CARRIED**)

Division

For the Motion: Crs L Babington, P Constable, M Hatcher, M Johnson, R Pollock OAM, A Schutz, C Turner and S Winslade.

Against the Motion: Nil.

25/169 MOTION Councillor Hatcher/Councillor Winslade

THAT the duration of the Ordinary Council Meeting be extended by one hour, with the meeting to conclude at 5:30pm.

(The Motion on being put was declared **CARRIED**)

Division

For the Motion: Crs L Babington, P Constable, M Hatcher, M Johnson, R Pollock OAM, A Schutz, C Turner and S Winslade.

Against the Motion: Nil.

PER25/020 DRAFT BATEMANS BAY MASTERPLAN - RESPONSE TO SUBMISSIONS

File Ref: OP0034-S001; OP0034-S006

25/170 MOTION Councillor Schutz/Councillor Pollock OAM

THAT Council:

1. Note the submissions received during the exhibition of the Batemans Bay Masterplan.
2. Thank all community members who made a submission.
3. Acknowledge that a revised Batemans Bay Masterplan is being developed and this will include engagement with external stakeholder groups.

(The Motion on being put was declared **CARRIED**)

Division

For the Motion: Crs L Babington, P Constable, M Hatcher, M Johnson, R Pollock OAM, A Schutz, C Turner and S Winslade.

Against the Motion: Nil.

**PER25/027 DA0550/25 - CONCEPT APPROVAL FOR A DWELLING HOUSE,
YOUNGS ROAD, AKOLELE**

File Ref: DA0550/25

25/171 MOTION Councillor Pollock OAM/Councillor Winslade

THAT Council defer item PER25/027 DA0550/25 – Concept Approval for a Dwelling House, Youngs Road, Akolele.

(The Motion on being put was declared **CARRIED**)

Division

For the Motion: Crs L Babington, P Constable, M Hatcher, M Johnson, R Pollock OAM, A Schutz, C Turner and S Winslade.

Against the Motion: Nil.

13. FINANCE AND CORPORATE SERVICES REPORTS

FCS25/055 PART ROAD CLOSURE - ADJACENT TO LOTS 1, 2 AND 3 DP1230661, LOTS 269 AND 308 DP752137 CONGO (SOUTH)

File Ref: S023-T00023

25/172 MOTION Councillor Pollock OAM/Councillor Winslade

THAT:

1. Council approve the proposed road closure at Congo Road (south) adjacent to Lots 1, 2 and 3 DP 1230661, Lot 308 DP 752137 and Lot 269 DP 752137 and sell that part to the owner of Lot 1, 2 and 3 DP 1230661, Lot 308 DP 752137 and Lot 269 DP 752137.
2. A Deed of agreement be entered into with the landowner of Lots 1, 2 and 3 DP 1230661, Lot 308 DP 752137 and Lot 269 DP 752137 for the closure of road reserves adjacent to its properties requiring the landowner to pay all costs associated with the closure of the road reserve, including payment for the land to be determined following valuation by a registered valuer, and with the condition that no land locked parcels are created from this transaction.
3. Once closed and vested in Council, the former segments of unformed road reserve adjacent to Lots 1, 2 and 3 DP 1230661, Lot 308 DP 752137 and Lot 269 DP 752137 be transferred to the landowner following payment of agreed value.
4. The general manager be given delegated authority to execute all necessary documentation.

(The Motion on being put was declared **CARRIED**)

Division

For the Motion: Crs L Babington, P Constable, M Hatcher, M Johnson, R Pollock OAM, A Schutz, C Turner and S Winslade.

Against the Motion: Nil.

FCS25/056 POSITION OF DEPUTY MAYOR

File Ref: S012-T00020

25/173 MOTION Councillor Hatcher/Councillor Pollock OAM

THAT in accordance with section 231 of the *Local Government Act 1993*:

1. Council resolve to create the position of deputy mayor;
2. Council resolve that the term of appointment for the position of deputy mayor to be for twelve months;
3. Council resolve that the method of ballot be by open voting pursuant to Schedule 7, Part 1(3) of the Local Government (General) Regulation 2021;
4. Nominations be called for the position of deputy mayor and the election be conducted as determined in (3) above;
5. The result of the election be provided to the Chief Executive of the Office of Local Government, along with the local media and other councils in New South Wales.

(The Motion on being put was declared **CARRIED**)

Division

For the Motion: Crs L Babington, P Constable, M Hatcher, M Johnson, A Mayne, R Pollock OAM, A Schutz, C Turner and S Winslade.

Against the Motion: Nil.

ELECTION OF DEPUTY MAYOR

The General Manager, as returning officer, called for nominations for the position of Deputy Mayor and declared two nominations had been received for the position, being Councillor Amber Schutz and Councillor Colleen Turner.

In accordance with Council's resolution, a ballot by show of hands was conducted for the position of Deputy Mayor.

On the basis of the result of the ballot, the General Manager, as returning officer, declared Councillor Colleen Turner was elected as Deputy Mayor for a twelve month period.

**FCS25/057 AUDIT RISK AND IMPROVEMENT COMMITTEE - MEETING MINUTES 2 APRIL
2025**

File Ref: S004-T00048

25/174 MOTION Councillor Winslade/Councillor Johnson

THAT Council receive and note the minutes of the ARIC meeting held on 2 April 2025.

(The Motion on being put was declared **CARRIED**)

Division

For the Motion: Crs L Babington, P Constable, M Hatcher, M Johnson, R Pollock OAM, A
 Schutz, C Turner and S Winslade.

Against the Motion: Nil.

FCS25/058 DISCLOSURE OF PECUNIARY INTEREST AND OTHER MATTERS RETURNS

File Ref: S012-T00031, S021-T00004

25/175 MOTION Councillor Constable/Councillor Johnson

THAT the report on the Disclosure of Pecuniary Interest and Other Matters returns for 2024-25 be received and noted.

(The Motion on being put was declared **CARRIED**)

Division

For the Motion: Crs L Babington, P Constable, M Hatcher, M Johnson, R Pollock OAM, A Schutz, C Turner and S Winslade.

Against the Motion: Nil.

FCS25/060 POLICY REVIEW - CODE OF MEETING PRACTICE

File Ref: S012-T00025

25/176 MOTION Councillor Turner/Councillor Johnson

THAT:

1. Council endorse the draft Code of Meeting Practice be placed on public exhibition for 42 days from 29 October to 9 December 2025.
2. Following public exhibition, a further report will be presented to a future Ordinary Meeting of Council for the consideration of submissions and adoption of the Code of Meeting Practice.

(The Motion on being put was declared **CARRIED**)

Division

For the Motion: Crs L Babington, P Constable, M Hatcher, M Johnson, R Pollock OAM, A Schutz, C Turner and S Winslade.

Against the Motion: Nil.

FCS25/059 CHANGE IN PUBLIC ACCESS DATE FOR NOVEMBER 2025

File Ref: S012-T00025

25/177 MOTION Councillor Hatcher/Councillor Winslade

THAT Council amend the previously endorsed November Public Access session date from Tuesday 11 November 2025 to Wednesday 12 November 2025 (no change to commencement time).

(The Motion on being put was declared **CARRIED**)

Division

For the Motion: Crs L Babington, P Constable, M Hatcher, M Johnson, R Pollock OAM, A Schutz, C Turner and S Winslade.

Against the Motion: Nil.

FCS25/061 INVESTMENTS MADE AS AT 30 SEPTEMBER 2025

File Ref: S011-T00006, S012-T00025

25/178 MOTION Councillor Schutz/Councillor Turner

THAT the certification of investments as of 30 September 2025, made in accordance with the *Local Government Act 1993*, Council's Investment Policy and the provision of Clause 1 (Reg. 212) of the *Local Government (General) Regulation 2021*, be received.

(The Motion on being put was declared **CARRIED**)

Division

For the Motion: Crs L Babington, P Constable, M Hatcher, M Johnson, R Pollock OAM, A Schutz, C Turner and S Winslade.

Against the Motion: Nil.

14. INFRASTRUCTURE REPORTS

Nil

15. COMMUNITY, ARTS AND RECREATION REPORTS

**CAR25/016 DEVELOPMENT OF ADDITIONAL AMENITIES AT HANGING ROCK SPORTS
GROUNDS**

File Ref: S026-T00009

25/179 MOTION Councillor Pollock OAM/Councillor Constable

THAT Council:

1. Note the invitation to lodge a non-competitive grant application of \$3 million to the Australian Government Major and Local Community Infrastructure program (MLCIP), for the construction of an additional amenities building and additional grounds upgrades at Hanging Rock Regional Sporting Grounds.
2. Subject to its success, incorporates the funding into the budget as part of its quarterly review process.

(The Motion on being put was declared **CARRIED**)

Division

For the Motion: Crs L Babington, P Constable, M Hatcher, M Johnson, R Pollock OAM, A Schutz, C Turner and S Winslade.

Against the Motion: Nil.

**CAR25/015 POST EXHIBITION REVIEW AND ADOPTION OF PROPOSED FEES AND CHARGES
FOR PRIMITIVE CAMPING AT MORUYA SHOWGROUND**

File Ref: S004-T00048

25/180 MOTION Councillor Constable/Councillor Johnson

THAT Council endorse the fees and charges for primitive camping at Moruya Showground, as outlined in Table 2.

(The Motion on being put was declared **CARRIED**)

Division

For the Motion: Crs L Babington, P Constable, M Hatcher, M Johnson, A Schutz, C Turner
and S Winslade.

Against the Motion: Cr R Pollock OAM.

16. URGENT BUSINESS

NIL

17. DEALING WITH MATTERS IN CLOSED SESSION

NIL

18. CONFIDENTIAL MATTERS

Mayor's Acknowledgements:

Council's new General Manager, Mark Ferguson

The Mayor officially welcomed the new General Manager, Mark Ferguson, to the team. It was noted that it was fantastic to have him on board and that he had already undertaken significant work with Council and Councillors prior to his appointment. Congratulations were extended to Mark on his successful application for the role, and it was mentioned that positive feedback had already been received from the community regarding his contributions and leadership.

Sea Otter Event

The Mayor acknowledged Martin and Julianne Wisata for organising the Sea Otter event held over the weekend. It was noted that there was an increase in traffic throughout the Shire, reflecting the strong attendance and interest in the event. The event was recognised as a fantastic boost to the local economy and an exceptionally well run occasion. Thanks were extended to Council staff for their support, and it was reported that significant positive feedback had been received from the community. It was also noted that dates for next year's event have been announced, 21–25 October 2026.

Passing of Robin Innes

The Mayor acknowledged the passing of Robin Innes, a former Councillor of the Eurobodalla Shire Council. Robin was recognised for her outstanding dedication and long standing service to the community over many years. The Mayor extended condolences to Robin's family and the Batemans Bay community, noting that the Council's thoughts and sympathies are with them at this time.

Vale Robin Innes

THE MEETING CLOSED AT 4:57pm

CHAIRPERSON

Chairperson of the Ordinary Council Meeting held on Wednesday, 26 November 2025 at which meeting the signature hereon was subscribed.