

RAILWAY LANDS DEVELOPMENT AND MANAGEMENT COMMITTEE

Meeting held in the Conference Room, Level One of Civic Centre,
10 Watson Terrace, Mount Gambier, on Friday, 5th June 2015 at 12:30 p.m.

MINUTES

PRESENT: Cr C Greco (Presiding Member)
Crs F Morello and S Perryman

APOLOGIES: Cr Perryman moved the apology received from Cr S Meziniec and
Cr M Lovett be accepted.

Cr Morello seconded

Carried

COUNCIL OFFICERS: Director - Operational Services, Daryl Sexton
Engineering Manager, Daryl Morgan
Manager - Regulatory Services, Michael Silvy
Team Leader - Administration (Operational Services), Sally Wilson
Administration Officer - Operational Services, Elisa Solly

COUNCIL MEMBERS

AS OBSERVERS: Nil

**WE ACKNOWLEDGE THE BOANDIK PEOPLES AS THE TRADITIONAL CUSTODIANS OF THE
LAND WHERE WE MEET TODAY. WE RESPECT THEIR SPIRITUAL RELATIONSHIP WITH
THE LAND AND RECOGNISE THE DEEP FEELINGS OF ATTACHMENT OUR INDIGENOUS
PEOPLES HAVE WITH THIS LAND.**

MINUTES: Cr Perryman moved the minutes of the previous meeting held on
Friday, 1st May 2015 be taken as read and confirmed.

Cr Morello seconded

Carried

QUESTIONS: (a) With Notice - nil submitted.
(b) Without Notice - nil received.

1. PROPERTY MANAGEMENT - Railway Lands - Update on Progress of Development Works - Ref. AF13/439

Goal: *Building Communities*

Strategic Objective: (i) *Strive for an increase in services and facilities to ensure the
community has equitable access and that the identified
needs of the community are met*
(ii) *The identified needs of the community are met, through
implementing Long Term Asset Management Plans and
Infrastructure Plans*

The Presiding Member reported:

(a) The following update on the progress of works is provided below:

TASK / ACTIVITY DESCRIPTION	TIMEFRAME
Approval to accept Department of Planning, Transport and Infrastructure's offer	Completed
Advertisement for Demolition and Remediation	Completed
Consider tenders for Demolition and Remediation and award contracts	Completed

Railway Lands Development and Management Committee Minutes of 5th June 2015 Cont'd...

Site demolition	Completed
Site remediation works	Completed
Construction of WSUD ponds and creek	Completed
Construct rail easement shared path	Completed
Irrigation bore and irrigation system	Completed
Rejuvenation of soil and planting of turf	Completed
Paths, sandpit, concrete plinths and mulch for nature play area	Completed
Refurbishment of railway heritage items including telegraph poles, fencing and construction of foot bridges by Rotary	In Progress
Reconstruct/extend platform and provide access ramps, stairs and balustrading	In Progress, 90% complete
Artistic Balustrade panels	In Progress
Tree Planting	Completed
Construct Sunken Amphitheatre	Completed
Resurfacing existing platform	In Progress
Fencing to pond area	Completed
Supply & Install Solar Path and Plaza Lights	Completed
Supply & Install feature lighting	Completed
Install footpath pavers	In Progress, 65% complete
Install Plaza pavers and street furniture	Pavers 100% Furniture 10%
Signal Box redevelopment as public toilets	In Progress, 30% complete
Major Art Commission concept design and selection of final pieces	In Progress

Cr Greco moved it be recommended:

(a) The report be received and contents noted.

Cr Morello seconded

Carried

Goal:	<i>Building Communities</i>
Strategic Objective:	<ul style="list-style-type: none"> <i>(i) Strive for an increase in services and facilities to ensure the community has equitable access and that the identified needs of the community are met</i> <i>(ii) The identified needs of the community are met, through implementing Long Term Asset Management Plans and Infrastructure Plans</i>

(a) The below Budget Update and Works Schedule is provided for Members information:

Current Budget Remaining	\$380,365
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Budget - Forecast Expenditure	-\$129,635
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Summary of additional expenses:

Trenching/site prep lighting	\$15,000
Additional site drainage/grass reinstatement	\$20,000
Replacement landscaping	\$5,000
Drainage repairs to existing Elizabeth Street system	\$8,700

Railway Lands Development and Management Committee Minutes of 5th June 2015 Cont'd...

Cr Perryman moved it be recommended:

- (a) The report be received;**
- (b) an overspend of 2.28% on the original budget be noted.**

Cr Morello seconded

Carried

3. PROPERTY MANAGEMENT - Railway Lands - Creation of Roadway - Ref. AF13/439

Goal: Building Communities

Strategic Objective: (i) Strive for an increase in services and facilities to ensure the community has equitable access and that the identified needs of the community are met

The Presiding Member reported:

- (a) Members will recall discussion at the previous Committee meeting where the issue of adjacent properties (on the southern side property boundary to the Railway Lands) not being able to build within three metres of the property line was considered. This is an issue under the Building Code of Australia;
- (b) one solution mooted was to create a "road" along the southern boundary of the Railway Lands at say 3.05 metres in width - this effectively allows an adjoining property to build up to the southern property line of the Railway Lands;
- (c) advice has now been sought on this matter and that advice, together with a plan of division, was attached to the Railway Lands Development and Management Committee agenda for consideration.

Cr Greco moved it be recommended:

- (a) The report be received;**
- (b) Council proceed to lodge the Plan of Division to create a roadway 3.1 metres wide in accordance with Plan Number 25290-01 prepared by Cameron Lock Surveying, dated 26th May 2015 (TRIM Reference AR15/19509), being on the southern boundary of the "Railway" Lands.**

Cr Morello seconded

Carried

4. PROPERTY MANAGEMENT - Committees - Railway Lands Development and Management Committee - Labyrinth - Ref. AF15/37

Goal: Building Communities

Strategic Objective: (i) Strive for an increase in services and facilities to ensure the community has equitable access and that the identified needs of the community are met

The Presiding Member reported:

- (a) Council at its meeting of Tuesday, 19th May 2015 resolved:
 - "(a) The verbal report from Cr Persello be received;*
 - (b) Council allocate up to \$20,000 to facilitate the research, design and installation of a labyrinth in the paving of the amphitheatre of the Railway Lands;*

Railway Lands Development and Management Committee Minutes of 5th June 2015 Cont'd...

- (c) *noting that there is a projected surplus in the current 2014/15 budget, the funding allocation be drawn from existing surplus funds at the next periodic budget review;*
- (d) *Council explore appropriate design options through consultation with experienced Labyrinth designers and Cr Persello. The design is to be submitted to the Railway Lands Development and Management Committee for approval under delegated authority of Council.”;*
- (b) Council Officers have investigated the design and construction of public labyrinth examples and have produced a concept (as attached to the Railway Lands Development and Management Committee agenda) that fits within the confines of the partially constructed amphitheatre in the Railway Lands;
- (c) Council Officers also were made aware of an episode of the ABC’s Compass program that detailed the planning and construction of the Labyrinth in Sydney’s Centennial Park. This labyrinth was inspired by an example within a French cathedral and approximately the same size as the one planned for the Railway Lands but cost approximately \$500,000;
- (d) it appears on the whole - labyrinth are reasonably simple to design but potentially very expensive to build to a high standard expected within the Railway Lands precinct;
- (e) three clear options have emerged:
 - 1. individually cut stones/pavers and laid on a concrete base (Sydney Centennial Park);
 - 2. lay existing square pavers and create a square design (not recommended);
 - 3. apply a labyrinth ‘pattern’ to finished pavers or concrete base (Westmead Children’s Hospital);
- (f) following a meeting with Cr Persello and given the associated costs with the above options, it has been agreed the most cost effective and aesthetic solution is Option 3 (similar to Westmead Children’s Hospital) at an approximate cost of \$100,000.

Cr Perryman moved it be recommended:

- (a) The report be received;**
- (b) Council use the allocated \$20,000 to continue to fine tune the current design and arrange test panels in order to develop a tender specification to construct the labyrinth in the Railway Lands.**

Cr Morello seconded

Carried

MOTIONS WITHOUT NOTICE - Nil

The meeting closed at 1:28 p.m.

AF15/37
9 June 2015 SW

CONFIRMED THIS

DAY OF

2015.

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PRESIDING MEMBER