

COUNCIL MEETING

A meeting of WAVERLEY COUNCIL will be held at the Boot Factory, Spring Street, Bondi Junction at:

7.00 PM, TUESDAY 20 MAY 2025

Emily Scott

General Manager

Waverley Council PO Box 9 Bondi Junction NSW 1355 DX 12006 Bondi Junction Tel: 9083 8000

Email: info@waverley.nsw.gov.au

Statement of Ethical Obligations

Councillors are reminded of their oath or affirmation of office made under section 233A of the Act and their obligations under Council's code of conduct to disclose and appropriately manage conflicts of interest.

Live Streaming of Meetings

This meeting is streamed live via the internet and an audio-visual recording of the meeting will be publicly available on Council's website.

By attending this meeting, you consent to your image and/or voice being live streamed and publicly available.

AGENDA

PRAYER AND ACKNOWLEDGEMENT OF INDIGENOUS HERITAGE

The General Manager will read the following Opening Prayer:

God, we pray for wisdom to govern with justice and equity. That we may see clearly and speak the truth and that we work together in harmony and mutual respect. May our actions demonstrate courage and leadership so that in all our works thy will be done. Amen.

The Mayor will read the following Acknowledgement of Indigenous Heritage:

Waverley Council respectfully acknowledges our Indigenous heritage and recognises the ongoing Aboriginal traditional custodianship of the land which forms our local government area.

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	The following matters are proposed to be dealt with in closed session and have been distributed to Councillors separately with the agenda:			
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	CM/11.4/25.05	CONFIDENTIAL REPORT - Bondi Pavilion - First Floor Bar and Catering Services - Licence
	CM/11.3/25.05	CONFIDENTIAL REPORT - High Impact Events 2025-2026
	CM/11.2/25.05	CONFIDENTIAL REPORT - Sydney Roosters - Community Partnership Agreement

OBITUARIES CM/3/25.05

Subject: Obituaries

Author: Emily Scott, General Manager



The Mayor will ask Councillors for any obituaries.

Council will rise for a minute's silence for the souls of people generally who have died in our local government area.

CONFIRMATION AND ADOPTION OF MINUTES CM/5.1/25.05

Subject: Confirmation of Minutes - Council Meeting - 29 April

2025

TRIM No: A25/0081

Manager: Richard Coelho, Executive Manager, Governance



RECOMMENDATION:

That Council confirms the minutes of the Council meeting held on 29 April 2025 as a true record of the proceedings of that meeting.

Introduction/Background

The minutes of Council meetings must be confirmed at a subsequent meeting of Council, in accordance with section 375 of the *Local Government Act 1993*.

Attachments

1. Council Meeting Minutes - 29 April 2025

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MINUTES OF THE WAVERLEY COUNCIL MEETING HELD AT THE BOOT FACTORY, SPRING STREET, BONDI JUNCTION ON TUESDAY, 29 APRIL 2025

Present:

Councillor Will Nemesh (Mayor) (Chair) **Hunter Ward** Councillor Keri Spooner (Deputy Mayor) Waverley Ward Councillor Ludovico Fabiano Waverley Ward Councillor Dov Frazer **Hunter Ward** Councillor Steven Lewis **Hunter Ward** Councillor Paula Masselos Lawson Ward Councillor Margaret Merten Bondi Ward Councillor Joshua Spicer Waverley Ward Councillor Michelle Stephenson Bondi Ward Councillor Lauren Townsend Lawson Ward Councillor Katherine Westwood Lawson Ward Councillor Dominic Wy Kanak **Bondi Ward**

Staff in attendance:

Emily Scott General Manager

Sharon Cassidy Director, Assets and Operations
Tara Czinner Director, Corporate Services

Fletcher Rayner Director, Planning, Sustainability and Compliance

Ben Thompson Director, Community, Culture and Customer Experience

At the commencement of proceedings at 7.00 pm, those present were as listed above.

Crs Frazer and Wy Kanak attended the meeting by audio-visual link.

At 8.55 pm, during the consideration of item CM/6.3/25.04, the meeting adjourned for a short break. At 9.00 pm, the meeting resumed.

At 9.01 pm, following the vote on item CM/6.3/25.04, a procedural motion to shorten the duration of Councillors' speeches to three minutes at any one time, moved by Cr Nemesh and seconded by Cr Westwood, was put and declared carried on the casting vote of the chair.

At 9.45 pm, following the vote on item CM/7.7/25.04, the meeting adjourned for a short break. At 9.56 pm, the meeting resumed.

At 11.10 pm, following the vote on item CM/7.17/25.04, a procedural motion to adjourn the meeting to 6 pm Tuesday, 6 May 2025, moved by Cr Lewis and seconded by Cr Masselos, was put and declared lost. A procedural motion to extend the meeting to 12.00 am, moved by Cr Nemesh and seconded by Cr Spicer, was then put and declared carried.

At 11.47 pm, following the vote on item CM/12/25.04, Crs Lewis, Masselos, Fabiano, Merten and Spooner left the meeting and did not return.

At 11.51 pm, following the vote on item CM/8.1/25.04, Cr Wy Kanak left the meeting and did not return.

At 11.53 pm, the chair adjourned the meeting due to the absence of a quorum, to reconvene at 6 pm Tuesday, 6 May 2025, at the Boot Factory. The absence of quorum was caused by Crs Lewis, Masselos, Fabiano, Merten, Spooner and Wy Kanak leaving the meeting. Crs Lewis and Masselos advised that they left the meeting for health reasons. The Councillors present were Crs Frazer, Nemesh, Spicer, Stephenson, Townsend and Westwood.

At 6.00 pm Tuesday, 6 May 2025, the meeting reconvened, with those present as listed above. Crs Frazer, Townsend and Wy Kanak attended the reconvened meeting by audio-visual link.

At 7.05 pm, during the consideration of item CM/8.4/25.04, the meeting adjourned to allow the Finance, Operations and Community Services Committee meeting and the Strategic Planning and Development Committee meeting to commence. At 7.59 pm, the meeting resumed.

At 8.58 pm, during the consideration of item CM/8.9/25.04, the meeting adjourned for a short break. At 9.17 pm, the meeting resumed.

PRAYER AND ACKNOWLEDGEMENT OF INDIGENOUS HERITAGE

The Mayor read the following Opening Prayer and Acknowledgement of Indigenous Heritage:

God, we pray for wisdom to govern with justice and equity. That we may see clearly and speak the truth and that we work together in harmony and mutual respect. May our actions demonstrate courage and leadership so that in all our works thy will be done. Amen.

Waverley Council respectfully acknowledges our Indigenous heritage and recognises the ongoing Aboriginal traditional custodianship of the land which forms our local government area.

1. Apologies/Leaves of Absence

There were no apologies.

2. Declarations of Pecuniary and Non-Pecuniary Interests

The chair called for declarations of interest and the following were received:

- 2.1 Cr Lewis declared a less than significant non-pecuniary interest in item CM/8.5/25.04 Late Night Trading Hours in Bondi Junction Extension and informed the meeting that his wife is a director of companies that own pubs that do not operate in the Waverley local government area.
- 2.2 Cr Lewis declared a less than significant non-pecuniary interest in item CM/8.7/25.04 Blair Street and Wairoa Avenue Intersection, North Bondi Pedestrian Crossing and informed the meeting that he owns properties on this corner and his son resides in one of those properties.
- 2.3 Cr Lewis declared a less than significant non-pecuniary interest in Item CM/7.16/25.04 Petition Wairoa Avenue and Blair Street Intersection Pedestrian Crossing and informed the meeting that he owns properties on this corner and his son resides in one of those properties.
- 2.4 Cr Lewis declared a less than significant non-pecuniary interest in item CM/8.14/25.04 Pedestrian Safety and In-Ground Lighting Spring Street, Bondi Junction and informed the meeting that he owns a property adjacent to the crossing and his daughter resides in the property.
- 2.5 Cr Nemesh declared a less than significant non-pecuniary interest in item CM/6.3/25.04 Hungarian Revolution of 1956 Memorial and informed the meeting that he is a Hungarian citizen.
- 2.6 Cr Masselos declared a less than significant non-pecuniary interest in item CM/6.3/25.04 Hungarian Revolution of 1956 Memorial and informed the meeting that she is a Greek citizen.
- 2.7 Cr Wy Kanak declared a pecuniary interest in item CM/7.6/25.04 Community and Cultural Grants Program Nominated Organisation Bondi and Districts Chamber of Commerce and informed the meeting that he a current and paid member of the Bondi and Districts Chamber of Commerce, and that he will leave the meeting for the consideration and vote on this item.

3. Obituaries

Richard Heffer

Council rose for a minute's silence for the souls of people generally who have died in our local government area.

4. Addresses by Members of the Public

- 4.1 A Brookes (on behalf of Sydney Roosters) CM/6.2/25.04 Sydney Roosters Community Partnership.
- 4.2 M Makhlin (on behalf of Bondi and Districts Chamber of Commerce) CM/6.2/25.04 Sydney Roosters Community Partnership.
- 4.3 E Constantinou (on behalf of Bondi and Districts Chamber of Commerce) CM/7.6/25.04 Community and Cultural Grants Program Nominated Organisation Bondi and Districts Chamber of Commerce.
- 4.4 E Constantinou (on behalf of Bondi and Districts Chamber of Commerce) CM/7.13/25.04 Footpath Seating Policy and Guidelines and Development Control Plan 2022 Exhibition.
- 4.5 J Roach (on behalf of Consume) CM/7.13/25.04 Footpath Seating Policy and Guidelines and Development Control Plan 2022 Exhibition.
- 4.6 C Morris (chief petitioner) CM/7.15/25.04 Petitions Fig Tree at 28-30 Edward Street, Bondi.
- 4.7 N Udachina (chief petitioner) CM/7.15/25.04 Petitions Fig Tree at 28-30 Edward Street, Bondi.
- 4.8 C Waugh (chief petitioner) CM/7.16/25.04 Petition Wairoa Avenue and Blair Street Intersection Pedestrian Crossing.
- 4.9 J Ryan (on behalf of Tea Gardens Hotel) CM/8.5/25.04 Late Night Trading Hours in Bondi Junction Extension.
- 4.10 M Makhlin (on behalf of Bondi and Districts Chamber of Commerce) CM/8.5/25.04 Late Night Trading Hours in Bondi Junction Extension.
- 4.11 S Hammond CM/8.12/25.04 Oxford Street and Ruthven Street Intersection, Bondi Junction Safety Upgrades.
- 4.12 B Scaffidi (on behalf of Bronte Surf Life Saving Club) CM/11.2/25.04 CONFIDENTIAL REPORT Bronte Surf Life Saving Club and Community Facilities Building Upgrade Project Update and Project Agreement

ITEMS BY EXCEPTION

MOTION / DECISION Mover: Cr Nemesh

Seconder: Cr Westwood

That the recommendations for the following items be adopted as recommended in the business paper:

CM/5.2/25.04	Adoption of Minutes – Waverley Traffic Committee Meeting – 20 March 2025.
CM/7.1/25.04	Access and Inclusion Advisory Panel Meeting – 26 March 2025 – Minutes.
CM/7.2/25.04	Arts, Culture and Creativity Advisory Committee Meeting – 10 March 2025 – Minutes.
CM/7.3/25.04	Capital Works Review Committee Meeting – 27 February 2025 – Minutes.
CM/7.4/25.04	Strategic Property Review Committee Meeting – 27 February 2025 – Minutes.
CM/7.5/25.04	First Nations Advisory Committee – Name and Terms of Reference.
CM/7.11/25.04	Delivery Program 2022-26 – Six-Monthly Progress Report.
CM/7.12/25.04	Investment Portfolio Report – March 2025.
CM/7.18/25.04	Tender Evaluation – Alexandria Integrated Facility (AIF) Wash Bay.
CM/11.3/25.04	CONFIDENTIAL REPORT – Commercial Waste – Food Organics and Garden Organics (FOGO) Collection Fees.

5. Confirmation and Adoption of Minutes

CM/5.1/25.04 Confirmation of Minutes - Council Meeting - 18 March 2025 (A25/0081)

CM/11.4/25.04 CONFIDENTIAL REPORT – Procurement Exemption – BYD Electric Vehicles.

MOTION Mover: Cr Nemesh

Seconder: Cr Westwood

That Council confirms the minutes of the Council meeting held on 18 March 2025 as a true record of the proceedings of that meeting.

THE MOVER OF THE MOTION ACCEPTED AN AMENDMENT TO CORRECT THE TITLE OF ITEM CM/10.1/25.03.

THE MOTION AS AMENDED WAS THEN PUT AND DECLARED CARRIED UNANIMOUSLY.

UNANIMOUS DECISION

That Council confirms the minutes of the Council meeting held on 18 March 2025 as a true record of the proceedings of that meeting, subject to the title of item CM/10.1/25.03 being corrected to read as follows: 'Mardi Gras Matter'.

CM/5.2/25.04 Adoption of Minutes - Waverley Traffic Committee Meeting - 20 March 2025 (A25/0078)

MOTION / DECISION Mover: Cr Nemesh

Seconder: Cr Westwood

That Council adopts Part 1 of the minutes of the Waverley Traffic Committee meeting held on 20 March 2025.

6. Mayoral Minutes

CM/6.1/25.04 Affordable Housing Purchase - 49 Mitchell Street, Bondi Beach (A25/0571)

MOTION

That Council:

- 1. Notes the purchase of a six-unit apartment block at 49 Mitchell Street, Bondi Beach, as part of Council's Affordable Housing Program.
- 2. Notes that the purchase is the first addition to Council's Affordable Housing Program since 2016 and the first addition within Waverley since 2004.
- 3. Notes that the purchase is funded from developer contributions through Council's Affordable Housing Reserve.
- 4. Congratulates Council officers involved in the purchase of 49 Mitchell Street.
- 5. Requests the Mayor to write to Council's Precincts, the Member for Vaucluse, Kellie Sloane MP, the Member for Coogee, Marjorie O'Neill MP, and the Member for Wentworth, Allegra Spender MP, informing them of this motion.

Background

In March 2025, Council purchased a six-unit apartment block at 49 Mitchell Street, Bondi Beach, as part of Council's Affordable Housing Program. This is the most significant expansion of Council's affordable housing portfolio in almost a decade, with the last property for affordable housing purchased in 2016 and the first addition within Waverley since 2004.

The purchase of 49 Mitchell Street is a momentous acquisition for the community, gaining additional high-quality housing in a very convenient location, funded from developer contributions through Council's affordable housing reserve.

This purchase will directly address the growing demand for affordable housing within our community, providing much-needed housing options for low to moderate-income residents and families who can demonstrate a connection to the Waverley area.

The location of the property at Bondi Beach is strategically advantageous, offering proximity to essential services, public transport, and community amenities, ensuring residents have access to opportunities and support.

This initiative demonstrates Council's strong commitment to ensure our residents have housing availability irrespective of their economic circumstances. Council is proactively committed to creating a more inclusive and equitable future, delivering more affordable housing dwellings to the community than at any other time in the last decade.

THE MOVER OF THE MOTION ACCEPTED AN AMENDMENT TO CLAUSE 5.

THE MOTION AS AMENDED WAS THEN PUT AND DECLARED CARRIED.

UNANIMOUS DECISION

That Council:

- 1. Notes the purchase of a six-unit apartment block at 49 Mitchell Street, Bondi Beach, as part of Council's Affordable Housing Program.
- 2. Notes that the purchase is the first addition to Council's Affordable Housing Program since 2016 and the first addition within Waverley since 2004.
- 3. Notes that the purchase is funded from developer contributions through Council's Affordable Housing Reserve.
- 4. Congratulates Council officers involved in the purchase of 49 Mitchell Street.
- 5. Requests the Mayor to write to the Minister for Housing, the Hon Rose Jackson MLC, the Minister for Local Government, the Hon Ron Hoening MP, Council's Precincts, the Member for Vaucluse, Kellie Sloane MP, the Member for Coogee, Marjorie O'Neill MP, and the Member for Wentworth, Allegra Spender MP, informing them of this motion.

CM/6.2/25.04 Sydney Roosters - Community Partnership (A25/0632)

MOTION / DECISION Mover: Cr Nemesh

That Council:

- 1. Notes recent discussions between the Council officers and the Eastern Suburbs District Rugby League Football Club (Sydney Roosters) about a potential community partnership/corporate sponsorship for the 2025-26 and 2026-27 seasons.
- 2. Gives in-principle support for a community partnership/corporate sponsorship between Council and the Sydney Roosters for the 2025-26 and 2026-27 seasons.
- 3. Officers enter negotiation with the Sydney Roosters to develop a draft memorandum of understanding (MoU) for consideration by Council.
- 4. Receives a report no later than May 2025 with a copy of the draft MOU and the potential budget impacts.

Background

The Sydney Roosters, founded in 1908 as the Eastern Suburbs District Rugby League Football Club, are one of the oldest and most successful clubs in the National Rugby League (NRL), having won 15

premierships and competing in every season since their inception.

The Sydney Roosters and Waverley Council have an enduring and special relationship founded in the Roosters' presence within the Waverley area, including their Leagues Club in Bondi Junction and their connection to the Easts Group.

Council and Easts are intrinsically linked as the then Eastern Suburbs Leagues Club officially moved to Waverley when Council granted it a lease on the first floor of the Bondi Pavilion in 1958.

The Sydney Roosters were founding members of Council's Net Zero Alliance, which aims to support Council in achieving its community target of net zero greenhouse gas emissions by 2035. Council has also recognised the Sydney Roosters as a sponsor for their Brightest and Best Business Awards.

The Roosters have been recognised as a local sporting hero in the Waverley area and have been instrumental in bringing the community together in celebration. The club is recognised for its success on the field and also its ongoing commitment to Waverley and the charitable contributions it makes to the community.

A community partnership with the Sydney Roosters will strengthen and formalise the longstanding relationship between the Roosters and Council, and provide opportunities for collaboration on community engagement, education and initiatives that inspire and support our people. The partnership will focus on joint initiatives that create a positive and inclusive environment within the community, promoting positive health and wellbeing choices and building a stronger future through education and increased participation in community events and initiatives delivered in the local government area.

A community partnership with the Sydney Roosters will be a corporate sponsorship involving financial and/or in-kind contributions negotiated through the development of a memorandum of understanding, to achieve mutual benefits and address community needs. The partnership will foster business opportunities, economic development and assist community groups and programs. Randwick City Council has had a corporate partnership with Sydney Roosters for over 10 years.

Division

For the Motion: Crs Fabiano, Frazer, Lewis, Masselos, Merten, Nemesh, Spicer, Spooner,

Stephenson, Townsend and Westwood.

Against the Motion: Cr Wy Kanak.

A Brookes (on behalf of Sydney Roosters) and M Makhlin (on behalf of Bondi and Districts Chamber of Commerce) addressed the meeting.

CM/6.3/25.04 Hungarian Revolution of 1956 - Memorial (A23/0678)

A notice of motion to rescind this resolution has been submitted with the General Manager. The rescission motion will be considered at the Council meeting on 20 May 2025.

Cr Nemesh declared a less than significant non-pecuniary interest in this item informed the meeting that he is a Hungarian citizen.

Cr Masselos declared a less than significant non-pecuniary interest in this item and informed the meeting that she is a Greek citizen.

MOTION

That Council:

1. Notes correspondence from the Trade and Consular Office of Hungary in Sydney to the Mayor seeking in-principle support to have a memorial placed within the Waverley local government area (LGA) to commemorate the 70th anniversary of the Hungarian Revolution of 1956.

- 2. Recognises the many Hungarian refugees who settled within the Waverley LGA, as referenced in Council's Cultural Diversity Strategy 2021-2031.
- 3. Recognises the suffering and sacrifices of the Hungarian people during the 1956 revolution and the ongoing contributions of Hungarian refugees and their descendants to Australian society.
- 4. Extends its support to the Hungarian community's efforts to preserve the memory of the 1956 revolution and inspire future generations to remember the sacrifices and lessons of that period.
- 5. Provides in-principle support for a memorial to be placed within Waverley Park.
- 6. Notes that funding will be provided by the Hungarian Government.
- 7. Notes the precedent of the Greek Government's Battle of Crete memorial within Waverley Park.
- 8. Officers liaise with Trade and Consular Office of Hungary in Sydney and prepare a report to Council on the design and installation of the proposed memorial.

Background

The Hungarian Revolution of 1956, also known as the Hungarian Uprising, was a nationwide revolt against the Soviet-controlled government of the Hungarian People's Republic, lasting from 23 October 1956 to 10 November 1956.

The uprising began as a spontaneous student demonstration in Budapest, which quickly grew into a widespread revolt against the Soviet-imposed government and its policies. The protesters demanded political freedom, democratisation, withdrawal of Soviet troops and an end to the government's dependence on the Soviet Union.

Initially, the Hungarian revolutionaries gained control of Budapest and other cities, but the Soviet Union intervened with military force to crush the uprising. Soviet tanks and troops were deployed to suppress the revolution, leading to intense street fighting and heavy casualties on both sides.

After the Soviet Union intervention, the Soviet repressed the Hungarian Revolution on 4 November 1956 and fought the Hungarian revolutionaries until Soviet victory on 10 November 1956.

Repression of the Hungarian Uprising killed 2,500 Hungarians and led to a major refugee crisis with 200,000 Hungarians seeking political refuge abroad.

Following the Hungarian Revolution of 1956, Australia welcomed around 14,000 Hungarian refugees. Of those refugees, many settled in Waverley as referenced in our Cultural Diversity Strategy.

Hungarian migrants who settled in Australia after the 1956 revolution have made significant contributions to Australian life and their ethnic community, maintaining cultural traditions and contributing to various aspects of Australian society.

Memorials to the Hungarian Revolution of 1956 exist globally to commemorate the spirit of resistance and the sacrifices made by those who fought for freedom and independence. The memorials serve as a poignant reminder of the Hungarian people's courage in standing up against oppression and the Soviet Union's brutal suppression of the revolution.

In Australia, memorials commemorating the Hungarian Revolution of 1956 include the Hungarian Freedom Fighters memorial at College Crescent, Melbourne General Cemetery, in Carlton North, Victoria.

Other memorials in Australia include a commemorative art exhibition at the NSW Parliament in 2016. The exhibition was a commemorative event for the 60th anniversary of the Hungarian Revolution of 1956. Of significant note, 2026 will mark the 70th anniversary of the Hungarian Revolution of 1956, which began on 23 October 1956.

The Australian Hungarian community, particularly in NSW, has a strong connection to the events of 1956 and the struggles of the Hungarian people. The installation of a memorial in Waverley Park to commemorate the Hungarian Revolution of 1956 would be pivotal in recognising the struggles of the Hungarian people during the revolution and the role that Waverley played in providing a safe home for many Hungarian refugees. The installation of a memorial would also reinforce Council's strong commitment to building an inclusive, cohesive and resilient community for people of all cultural backgrounds.

AMENDMENT 1 (RULED OUT OF ORDER) Mover: Cr Lewis

That clause 1 be amended to read as follows:

'Notes correspondence from the Trade and Consular Office of Hungary in Sydney to the Mayor at the request of the Mayor seeking in-principle support to have a memorial placed within the Waverley local government area (LGA) to commemorate the 70th anniversary of the Hungarian Revolution of 1956.

THE CHAIR RULED THE AMENDMENT OUT OF ORDER ON THE GROUNDS THAT IT WAS FACTUALLY INCORRECT AS THE LETTER WAS NOT SENT TO THE MAYOR AT HIS REQUEST.

AMENDMENT 2 Mover: Cr Lewis

Seconder: Cr Masselos

That clause 5 be amended to read as follows:

'Provides in-principle support for a memorial to be placed within Waverley Park on the basis that Council will have the final say on the wording to appear on the memorial.'

A PROCEDURAL MOTION THAT THE AMENDMENT BE NOW PUT, MOVED BY CR WESTWOOD AND SECONDED BY CR NEMESH, WAS THEN PUT AND DECLARED CARRIED.

Division

For the Procedural Motion: Crs Frazer, Nemesh, Spicer, Stephenson, Townsend and

Westwood.

Against the Procedural Motion: Crs Fabiano, Lewis, Masselos, Merten, Spooner and Wy Kanak.

THE AMENDMENT WAS THEN PUT AND DECLARED LOST.

Division

For the Amendment: Crs Fabiano, Lewis, Masselos, Merten, Spooner and Wy Kanak.

Against the Amendment: Crs Frazer, Nemesh, Spicer, Stephenson, Townsend and Westwood.

AMENDMENT 3 Mover: Cr Lewis

Seconder: Cr Spooner

That clause 6 be amended to read as follows:

Not accept any funding from the Hungarian Government.'

THE AMENDMENT WAS PUT AND DECLARED LOST.

Division

For the Amendment: Crs Fabiano, Lewis, Masselos, Merten, Spooner and Wy Kanak. **Against the Amendment:** Crs Frazer, Nemesh, Spicer, Stephenson, Townsend and Westwood.

AMENDMENT 4 Mover: Cr Masselos

Seconder: Cr Lewis

That clause 7 be deleted.

THE AMENDMENT WAS PUT AND DECLARED LOST.

Division

For the Amendment: Crs Fabiano, Lewis, Masselos, Merten, Spooner and Wy Kanak. **Against the Amendment:** Crs Frazer, Nemesh, Spicer, Stephenson, Townsend and Westwood.

AMENDMENT 5 Mover: Cr Masselos

Seconder: Cr Lewis

That the following clause be added to the motion:

'Consults with Bill Harrigan from the Bondi Junction RSL Sub-Branch to assist in determining the most appropriate location for the memorial.'

THE AMENDMENT WAS PUT AND DECLARED LOST.

Division

For the Amendment: Crs Fabiano, Lewis, Masselos, Merten, Spooner and Wy Kanak. **Against the Amendment:** Crs Frazer, Nemesh, Spicer, Stephenson, Townsend and Westwood.

THE MOVER OF THE MOTION THEN ACCEPTED THE ADDITION OF A NEW CLAUSE.

THE MOTION AS AMENDED WAS THEN PUT AND DECLARED CARRIED ON THE CASTING VOTE OF THE CHAIR.

DECISION

That Council:

- 1. Notes correspondence from the Trade and Consular Office of Hungary in Sydney to the Mayor seeking in-principle support to have a memorial placed within the Waverley local government area (LGA) to commemorate the 70th anniversary of the Hungarian Revolution of 1956.
- 2. Recognises the many Hungarian refugees who settled within the Waverley LGA, as referenced in Council's Cultural Diversity Strategy 2021-2031.

3. Recognises the suffering and sacrifices of the Hungarian people during the 1956 revolution and the ongoing contributions of Hungarian refugees and their descendants to Australian society.

- 4. Extends its support to the Hungarian community's efforts to preserve the memory of the 1956 revolution and inspire future generations to remember the sacrifices and lessons of that period.
- 5. Provides in-principle support for a memorial to be placed within Waverley Park.
- 6. Notes that funding will be provided by the Hungarian Government.
- 7. Notes the precedent of the Greek Government's Battle of Crete memorial within Waverley Park.
- 8. Calls on local Australian Hungarian community groups to be consulted.
- 9. Officers liaise with Trade and Consular Office of Hungary in Sydney and prepare a report to Council on the design and installation of the proposed memorial.

Division

For the Motion: Crs Frazer, Nemesh, Spicer, Stephenson, Townsend and Westwood. **Against the Motion:** Crs Fabiano, Lewis, Masselos, Merten, Spooner and Wy Kanak.

CM/6.4/25.04 Condolence on Passing of His Holiness Pope Francis (1936-2025) (A02/0017)

MOTION / UNANIMOUS DECISION Mover: Cr Nemesh

That Council:

- 1. Acknowledges the passing of His Holiness Pope Francis, Bishop of Rome, head of the Roman Catholic Church and the Holy See from 2013 to 2025, on 21 April 2025.
- 2. Recognises His Holiness Pope Francis for his strong advocacy for the poor and marginalised, his strong stances on social justice and climate change and his efforts to modernise the Catholic Church's governance and foster inclusivity.
- 3. Notes that His Holiness Pope Francis was a spiritual leader for Catholics across the world, with 12,850 residents identified as Catholic in the Waverley local government area (LGA) in 2021.
- 4. Expresses our deepest condolences to the Catholic community in the Waverley LGA and around the world for the passing of His Holiness Pope Francis.
- Notes that as a mark of mourning and respect, and in accordance with protocol from the Department of the Prime Minister and Cabinet, Council flew its flags at half-mast on Saturday, 26 April 2025, to observe a Funeral Mass for His Holiness Pope Francis in St Peter's Square, Vatican City.
- 6. Requests the Mayor write to the Archbishop of Sydney, Most Rev Anthony Fisher OP, to inform him of this resolution and express condolences on behalf of the Waverley community.

Background

On behalf of all Councillors and officers of Waverley Council, I acknowledge the passing of His Holiness Pope Francis. We extend our deepest condolences to our Catholic community in the Waverley local government area (LGA) and around the world.

His Holiness Pope Francis was Bishop of Rome, head of the Roman Catholic Church and the Holy See from 2013 to 2025. Pope Francis was born Jorge Mario Bergoglio on 17 December 1936 and died on 21 April 2025. Jorge Bergoglio was elected Pope in 2013 and took his papal name from St Francis of Assisi, reflecting his dedication to humility, simplicity and care for the poor.

Pope Francis was a global spiritual leader whose profound influence reached far beyond the boundaries of faith. Pope Francis is widely recognised for his strong advocacy for the poor and marginalized, his strong stances on social justice and climate change, and his efforts to modernise the Church's governance and foster inclusivity. He is lauded for his encyclical Laudato Si' ('Praise Be to You'; 2015), his outreach to the LGBTQ+ community, and his promotion of interfaith dialogue, all of which have significantly influenced global perspectives and actions.

The recognition of the passing of His Holiness Pope Francis and his life is important to many in our Waverley community. In the Waverley LGA in 2021, it was revealed that 12,850 residents were Western (Roman) Catholic, representing 18.7% of the population.

As a mark of mourning and respect, and in accordance with protocol from the Department of the Prime Minister and Cabinet, Waverley Council flew its flag at half-mast all day on Tuesday, 22 April 2025. Council will again fly its flags at half-mast on Saturday, 26 April 2025, to observe a Funeral Mass for His Holiness Pope Francis in St Peter's Square, Vatican City.

May this minute serve as a record of our sincere condolences.

7. Reports

CM/7.1/25.04 Access and Inclusion Advisory Panel Meeting - 26 March 2025 - Minutes

(A21/0096)

MOTION / DECISION Mover: Cr Nemesh

Seconder: Cr Westwood

That Council notes the minutes of the Access and Inclusion Advisory Panel meeting held on 26 March 2025 attached to the report.

CM/7.2/25.04 Arts, Culture and Creativity Advisory Committee Meeting - 10 March 2025 -

Minutes (A23/0398)

MOTION / DECISION Mover: Cr Nemesh

Seconder: Cr Westwood

That Council notes the minutes of the Arts, Culture and Creativity Advisory Committee meeting held on 24 April 2024 attached to the report.

CM/7.3/25.04 Capital Works Review Committee Meeting - 27 February 2025 - Minutes

(A25/0586)

MOTION / DECISION Mover: Cr Nemesh

Seconder: Cr Westwood

That Council notes the minutes of the Capital Works Review Committee meeting held on 27 February 2025 attached to the report.

CM/7.4/25.04 Strategic Property Review Committee Meeting - 27 February 2025 - Minutes

(A25/0585)

MOTION / DECISION Mover: Cr Nemesh

Seconder: Cr Westwood

That Council notes the minutes of the Strategic Property Review Committee meeting held on 27 February 2025 attached to the report.

CM/7.5/25.04 First Nations Advisory Committee - Name and Terms of Reference

(A25/0222)

MOTION / DECISION Mover: Cr Nemesh

Seconder: Cr Westwood

That Council:

1. Changes the name of the Reconciliation Action Plan Advisory Committee to the First Nations Advisory Committee.

- 2. Adopts the terms of reference for the First Nations Advisory Committee attached to the report.
- 3. Continues to pay each community member a fee of \$200 per meeting.

CM/7.6/25.04 Community and Cultural Grants Program - Nominated Organisation - Bondi

and Districts Chamber of Commerce (A20/0375)

Cr Wy Kanak declared a pecuniary interest in this item and informed the meeting that he a current and paid member of the Bondi and Districts Chamber of Commerce. Cr Wy Kanak was not present at, or in sight of, the meeting for the consideration and vote on this item.

MOTION / UNANIMOUS DECISION Mover: Cr Nemesh

Seconder: Cr Westwood

That Council:

1. Includes the Bondi and Districts Chamber of Commerce as a nominated organisation under the Community and Cultural Grants Program.

2. Grants up to \$15,000 per year to the Bondi and Districts Chamber of Commerce to support the delivery of partnership activities from July 2025 to June 2028, when the agreement will be reviewed.

3. Requests the Mayor to write to the Waverley Business Forum informing them of this motion.

E Constantinou (on behalf of Bondi and Districts Chamber of Commerce) addressed the meeting.

CM/7.7/25.04 Pricing Policy, Fees and Charges 2025-26, Budget and Long Term Financial Plan 7 - Exhibition (SF24/4731)

MOTION Mover: Cr Nemesh

Seconder: Cr Westwood

That Council:

- 1. Publicly exhibits the draft Pricing Policy, Fees and Charges 2025-26, draft Budget and draft Long Term Financial Plan 7 attached to the report for 28 days.
- 2. In accordance with sections 621 and 623 of the *Local Government Act 1993*, borrows \$18 million to fund the Bronte Surf Life Saving Club and Community Facilities Upgrade project.
- 3. Authorises the General Manager or delegate to source the most competitive interest rates for the loan from approved financial institutions, with officers to prepare a report to Council on the loan details in the first quarter of financial year 2025-26.
- 4. Notes that the Long Term Financial Plan (LTFP) 7:
 - (a) Will be reviewed annually in line with the Operational Plan and Annual Budget development.
 - (b) Sets out the projects and initiatives that Council intends to invest in and the associated resource requirements for the next 11 years. It considers and utilises a range of options for achieving balanced budgets over the life of LTFP 7, likely including borrowing, realising efficiencies and cost reductions within Council operations, applying reserve funds earlier than forecast in LTFP 7, reducing or rescheduling the capital expenditure program and increasing revenue to fund specific programs and initiatives.
- 5. Authorises the General Manager to make any necessary editorial and content changes to the draft Pricing Policy, Fees and Charges 2025-26, Budget and LTFP for public exhibition to give effect to Council's resolution.
- 6. Officers prepare a report to Council following the exhibition period.

FORESHADOWED MOTION (LAPSED) Mover: Cr Masselos

That Council defers this item to an extraordinary Council meeting to be held at 6 pm on Tuesday, 6 May 2025, to allow a number of questions about the budget to be addressed.

THE MOTION WAS PUT AND DECLARED CARRIED.

DECISION

That Council:

1. Publicly exhibits the draft Pricing Policy, Fees and Charges 2025-26, draft Budget and draft Long Term Financial Plan 7 attached to the report for 28 days.

- 2. In accordance with sections 621 and 623 of the *Local Government Act 1993*, borrows \$18 million to fund the Bronte Surf Life Saving Club and Community Facilities Upgrade project.
- 3. Authorises the General Manager or delegate to source the most competitive interest rates for the loan from approved financial institutions, with officers to prepare a report to Council on the loan details in the first quarter of financial year 2025-26.
- 4. Notes that the Long Term Financial Plan (LTFP) 7:
 - (a) Will be reviewed annually in line with the Operational Plan and Annual Budget development.
 - (b) Sets out the projects and initiatives that Council intends to invest in and the associated resource requirements for the next 11 years. It considers and utilises a range of options for achieving balanced budgets over the life of LTFP 7, likely including borrowing, realising efficiencies and cost reductions within Council operations, applying reserve funds earlier than forecast in LTFP 7, reducing or rescheduling the capital expenditure program and increasing revenue to fund specific programs and initiatives.
- 5. Authorises the General Manager to make any necessary editorial and content changes to the draft Pricing Policy, Fees and Charges 2025-26, Budget and LTFP for public exhibition to give effect to Council's resolution.
- 6. Officers prepare a report to Council following the exhibition period.

CM/7.8/25.04 Community Strategic Plan 2025-2035, Delivery Program 2025-2029 and Operational Plan 2025-26 - Exhibition (A23/0574)

MOTION / UNANIMOUS DECISIONMover:Cr NemeshSeconder:Cr Stephenson

That Council:

- 1. Publicly exhibits for 28 days:
 - (a) The draft Community Strategic Plan 2025–2035 (Waverley 2035), the draft Delivery Program 2025–2029 (Waverley 2029) and the draft Operational Plan 2025–2026 (Waverley 2026), including the Budget and the Statement of Revenue Policy, attached to the report (Attachments 1, 2 and 3).
 - (b) The proposed Rating Structure for 2025–26 contained on page 79 of the draft Operational Plan 2025–26. In accordance with sections 497, 516, 518, 529(2)(d), 534, 535 and 548(3) of the *Local Government Act 1993* (the Act), it is proposed that the following rates and charges be set for every parcel of rateable land within the local government area for the period 1 July 2025 to 30 June 2026:

(i) An ordinary rate of 0.082772 cents in the dollar subject to a minimum rate in accordance with section 548(3) of the Act per assessment on all rateable land categorised Residential in accordance with section 516 of the Act and subcategorised Ordinary in accordance with section 529(2)(b) of the Act.

- (ii) An ordinary rate of 0.41992 cents in the dollar on all rateable land categorised Business in accordance with section 518 of the Act and subcategorised Ordinary in accordance with section 529 (2)(d) of the Act.
- (iii) An ordinary rate of 0.854882 cents in the dollar on all rateable land categorised Business in accordance with section 518 of the Act and subcategorised Bondi Junction in accordance with section 529(2)(d) of the Act.
- (c) The Domestic Waste Management Service Charge being set at \$647 per service per annum for the financial year 2025–26 in accordance with section 496 of the Act, which is no increase from the 2024-2025 financial year.
- (d) The Stormwater Management Service Charge contained on page 82 of the draft Operational Plan 2025–26 in accordance with section 496A of the Act for the financial year 2025–26 as follows:

Stormwater Management Service Charge					
Category	Unit	Fee or charge			
Residential property	per property	25.00			
Residential strata property	per property	12.50			
Business property	per 350 m2 (or part thereof)	25.00			
	per 350 m2 (or part thereof) levied				
Business strata property	equally to strata unit entitlement	25.00			
	with a minimum of \$5				

- 2. Notes the Community Engagement Outcomes Summary Report attached to the report (Attachment 4).
- 3. Authorises the General Manager to make any necessary editorial and content changes to the draft Community Strategic Plan 2025–2035, draft Delivery Program 2025–2029, draft Operational Plan 2025–2026, including the Budget, for public exhibition to give effect to Council's resolution.
- 4. Officer prepare a report to Council following the exhibition period.

CM/7.9/25.04 Strategic Asset Management Plan 7 (SAMP 7) - Exhibition (A25/0597)

MOTION / DECISION Mover: Cr Nemesh Seconder: Cr Spicer

That Council:

1. Publicly exhibits the draft Strategic Asset Management Plan 7 (SAMP 7) attached to the report for 28 days.

2. Officers prepare a report to Council following the exhibition period.

Division

For the Motion: Crs Fabiano, Frazer, Lewis, Merten, Nemesh, Spicer, Spooner, Stephenson,

Townsend, Westwood and Wy Kanak.

Against the Motion: Cr Masselos.

CM/7.10/25.04 Environmental Action Plan 2025-2035 - Exhibition (A08/1210)

MOTION / UNANIMOUS DECISION Mover: Cr Nemesh

Seconder: Cr Westwood

That Council:

1. Publicly exhibits the draft Environmental Action Plan 2025-2035 attached to the report for 28 days

2. Officers prepare a report to Council following the exhibition period.

CM/7.11/25.04 Delivery Program 2022-26 - Six-Monthly Progress Report (A23/0573)

MOTION / DECISION Mover: Cr Nemesh

Seconder: Cr Westwood

That Council notes the progress report on the Delivery Program 2022–2026 attached to the report.

CM/7.12/25.04 Investment Portfolio Report - March 2025 (SF24/3676)

MOTION / DECISION Mover: Cr Nemesh

Seconder: Cr Westwood

That Council:

1. Notes the Investment Summary Report for March 2025 attached to the report.

2. Notes that the Executive Manager, Finance, as the Responsible Accounting officer, advises that all investments have been made in accordance with the requirements of section 625 of the *Local Government Act 1993* and directions from the Minister for Local Government, including Ministerial Investment Orders, and Council's Investment Policy.

CM/7.13/25.04 Footpath Seating Policy and Guidelines and Development Control Plan

2022 - Exhibition (A08/0935-02)

MOTION Mover: Cr Stephenson

Seconder: Cr Westwood

That Council:

1. Publicly exhibits the draft Footpath Seating Policy and Guidelines and associated amendments to the Waverley Development Control Plan 2022 attached to the report for 42 days.

- 2. Notes the following key amendments are proposed to the current Waverley Development Control Plan 2022:
 - (a) Removing the requirement for adherence to a seating plan, in favour of only prescribing the area available for seating.
 - (b) Removing requirement for strict compliance with the National Construction Code for sanitary facilities for the purpose of calculating the number of outdoor dining seats/patrons.
 - (c) Reducing the minimum kerb setback from 1.5 m to 1 m where footpath seating is located adjacent to the roadway, increasing the space available for footpath seating while ensuring adequate access to parked cars.
 - (d) Adopting a 1.5 m setback from building corners, as opposed to the current '45-degree splayed setback', to simplify interpretation.
 - (e) Simplifying the hours of operation for footpath seating, including expanding the maximum hours in Local and Commercial Centres (E1 and E2) as well as Mixed Use (MU1) zones from 7 am-9 pm to 6 am-10.00 pm.
 - (f) Detailed guidance on the application process to assist business operators.
 - (g) Updated graphics and diagrams to reflect public domain improvements and interpretation.
- 3. Requests the Mayor to inform the following stakeholders of the exhibition of the draft Footpath Seating Policy and Guidelines
 - (a) Waverley Business Forum.
 - (b) Bondi and Districts Chamber of Commerce.
 - (c) Member for Vaucluse, Kellie Sloane MP.
 - (d) Member for Coogee, Marjorie O'Neill MP.
 - (e) Member for Wentworth, Allegra Spender MP.
- 4. Officers prepare a report to Council following the exhibition period.

AMENDMENT Mover: Cr Masselos Seconder: Cr Lewis

That clause 2(a) be amended to read as follows:

'Notes that on 19 March 2024, Council resolved to change the footpath seating plan in favour of only prescribing the area available for seating.'

THE AMENDMENT WAS PUT AND DECLARED LOST.

Division

For the Amendment: Crs Fabiano, Lewis, Masselos, Merten, Spooner and Wy Kanak. **Against the Amendment:** Crs Frazer, Nemesh, Spicer, Stephenson, Townsend and Westwood.

THE MOVER OF THE MOTION THEN ACCEPTED THE ADDITION OF NEW CLAUSES 3(f) AND 3(g).

THE MOTION AS AMENDED WAS THEN PUT AND DECLARED CARRIED UNANIMOUSLY.

UNANIMOUS DECISION

That Council:

1. Publicly exhibits the draft Footpath Seating Policy and Guidelines and associated amendments to the Waverley Development Control Plan 2022 attached to the report for 42 days.

- 2. Notes the following key amendments are proposed to the current Waverley Development Control Plan 2022:
 - (a) Removing the requirement for adherence to a seating plan, in favour of only prescribing the area available for seating.
 - (b) Removing requirement for strict compliance with the National Construction Code for sanitary facilities for the purpose of calculating the number of outdoor dining seats/patrons.
 - (c) Reducing the minimum kerb setback from 1.5 m to 1 m where footpath seating is located adjacent to the roadway, increasing the space available for footpath seating while ensuring adequate access to parked cars.
 - (d) Adopting a 1.5 m setback from building corners, as opposed to the current '45-degree splayed setback', to simplify interpretation.
 - (e) Simplifying the hours of operation for footpath seating, including expanding the maximum hours in Local and Commercial Centres (E1 and E2) as well as Mixed Use (MU1) zones from 7 am-9 pm to 6 am-10.00 pm.
 - (f) Detailed guidance on the application process to assist business operators.
 - (g) Updated graphics and diagrams to reflect public domain improvements and interpretation.
- 3. Requests the Mayor to inform the following stakeholders of the exhibition of the draft Footpath Seating Policy and Guidelines:
 - (a) Waverley Business Forum.
 - (b) Bondi and Districts Chamber of Commerce.
 - (c) Member for Vaucluse, Kellie Sloane MP.
 - (d) Member for Coogee, Marjorie O'Neill MP.

- (e) Member for Wentworth, Allegra Spender MP.
- (f) Minister for Small Business, the Hon Stephen Kamper MP.
- (g) Minister for Local Government, the Hon Ron Hoenig MP.
- 4. Officers prepare a report to Council following the exhibition period.

E Constantinou (on behalf of Bondi and Districts Chamber of Commerce) and J Roach (on behalf of Consume) addressed the meeting.

CM/7.14/25.04 Affordable Housing Contribution Scheme Funding and Planning Agreement Policy (Amendment No. 6) - Exhibition (A15/0046)

MOTION Mover: Cr Nemesh

Seconder: Cr Spicer

That Council:

- 1. Publicly exhibits the draft Planning Agreement Policy (Amendment No. 6) attached to the report (Attachment 1) for 28 days, with the following amendments:
 - (a) Deleting the 25% maximum standard affordable housing allocation.
 - (b) Deleting the Waverley Public Benefit Register and instead relying on works identified in Council's Development Contributions Plan.
 - (c) Clarifying that planning agreements can be approved by Council or Council Committee, and that affixing the Council seal is not required.
- 2. Requests the Mayor to write to the following stakeholders of the exhibition:
 - (a) Member for Vaucluse, Kellie Sloane MP.
 - (b) Member for Coogee, Marjorie O'Neill MP.
 - (c) Member for Wentworth, Allegra Spender MP.
- 3. Officers prepare a report to Council following the exhibition period.

THE MOVER OF THE MOTION ACCEPTED THE ADDITION OF NEW CLAUSES 2(e) AND 2(f).

THE MOTION AS AMENDED WAS THEN PUT AND DECLARED CARRIED.

DECISION

That Council:

- 1. Publicly exhibits the draft Planning Agreement Policy (Amendment No. 6) attached to the report (Attachment 1) for 28 days, with the following amendments:
 - (a) Deleting the 25% maximum standard affordable housing allocation.

(b) Deleting the Waverley Public Benefit Register and instead relying on works identified in Council's Development Contributions Plan.

- (c) Clarifying that planning agreements can be approved by Council or Council Committee, and that affixing the Council seal is not required.
- 2. Requests the Mayor to write to the following stakeholders of the exhibition:
 - (a) Member for Vaucluse, Kellie Sloane MP.
 - (b) Member for Coogee, Marjorie O'Neill MP.
 - (c) Member for Wentworth, Allegra Spender MP.
 - (d) Minister for Housing, the Hon Rose Jackson MLC.
 - (e) Minister for Local Government, the Hon Ron Hoenig MP.
- 3. Officers prepare a report to Council following the exhibition period.

CM/7.15/25.04 Petitions - Fig Tree at 28-30 Edward Street, Bondi (A25/0630)

A notice of motion to rescind this resolution has been submitted with the General Manager. The rescission motion will be considered at the Council meeting on 20 May 2025.

MOTION Mover: Cr Nemesh Seconder: Cr Spicer

That Council:

- 1. Treats the attachments to the report as confidential in accordance with section 11(3) of the Local Government Act 1993, as they relate to a matter specified in section 10A(2)(c) of the Local Government Act 1993, except for Attachment 1 (Epic Engineers report). The attachments contain information that would, if disclosed, confer a commercial advantage on a person with whom Council is conducting (or proposes to conduct) business.
- 2. Notes the following observations from the Epic Engineers report from 2018:
 - (a) A large Ficus tree was observed to be growing against the kerb with obvious tree roots affecting the road, kerb, gutter, driveway and surrounds.
 - (b) The street tree was found to have a large root system spanning over 30 metres up the driveway and this had caused significant cracking and movement of the driveway and caused a lean on the right-side boundary retaining wall.
 - (c) Cracking was found throughout the driveway traversing in two different tangents which lead the author to believe the roots were traversing below the slab in numerous directions.
 - (d) Cracking to the driveway was noted to run approximately 30 metres up the driveway from the origin of the tree trunk and was believed to be working its way around the foundation system of the building.

(e) The report stated that it was inevitable that the tree roots will eventually find their way into the building's garage area. This has now occurred.

- (f) The tree roots could eventually begin to damage the foundations of the building, which is considered an unacceptable structural risk for such a large block of units.
- (g) The driveway was found to be extensively cracked causing the driveway to work as numerous concrete segments instead of one larger sheet as it would have been originally designed to do.
- (h) The cracking to the right-hand driveway adjacent to the retaining wall has caused the slab to lift and the retaining wall to crack, move and lift in various directions and this will cause a loss in the structural adequacy of the wall.
- (i) The location of the street tree root system is now very close if not already at the building footings and this may eventually cause upheaval of the footing system.
- (j) Another problem with tree roots growing close to building foundation material is that the roots have the ability to suck the moisture out of the surrounding soil which causes the soil to shrink and this can cause subsidence of the surrounding structures
- (k) The report concluded that the subject street tree is too close to the existing property and the roots have spread beneath the driveway.
- (I) The report author is of the opinion that over time the tree trunk and the roots will cause further structural damage and that the tree should be removed in its entirety to prevent any further root growth and any further damage to the property.
- 3. Notes the petitions opposing the planned removal of the fig tree in front of 28-30 Edward Street, Bondi.
- 4. Removes the tree in front of 28-30 Edward Street in accordance with the Tree Officers' assessment and tree removal notice dated 10 March 2025.
- 5. Writes to the following stakeholders informing of this resolution:
 - (a) The owners corporation of 28-30 Edward Street.
 - (b) The Member for Vaucluse, Kellie Sloane MP.

THE MOVER OF THE MOTION ACCEPTED AMENDMENTS TO CLAUSE 1 SUCH THAT IT NOW READS AS FOLLOWS:

'Treats the attachments to the report as confidential in accordance with section 11(3) of the *Local Government Act* 1993, as they relate to a matter specified in section 10A(2)(c) of the *Local Government Act* 1993, except for Attachment 1 (Epic Engineers report), Attachment 5 (monetary tree valuation, subject to the figures in the table being redacted) and Attachment 6 (notice of tree removal dated 10 March 2025). The attachments contain information that would, if disclosed, confer a commercial advantage on a person with whom Council is conducting (or proposes to conduct) business.'

Mover:

Cr Lewis

FORESHADOWED MOTION (LAPSED)

That Council:

1. Treats the attachments to the report as confidential in accordance with section 11(3) of the Local Government Act 1993, as they relate to a matter specified in section 10A(2)(c) of the Local Government Act 1993, except for Attachment 1 (Epic Engineers report), Attachment 5 (monetary tree valuation, subject to the figures in the table being redacted) and Attachment 6 (notice of tree removal dated 10 March 2025). The attachments contain information that would, if disclosed, confer a commercial advantage on a person with whom Council is conducting (or proposes to conduct) business.

- 2. Notes the following observations from the Epic Engineers report from 2018:
 - (a) A large Ficus tree was observed to be growing against the kerb with obvious tree roots affecting the road, kerb, gutter, driveway and surrounds.
 - (b) The street tree was found to have a large root system spanning over 30 metres up the driveway and this had caused significant cracking and movement of the driveway and caused a lean on the right-side boundary retaining wall.
 - (c) Cracking was found throughout the driveway traversing in two different tangents which lead the author to believe the roots were traversing below the slab in numerous directions.
 - (d) Cracking to the driveway was noted to run approximately 30 metres up the driveway from the origin of the tree trunk and was believed to be working its way around the foundation system of the building.
 - (e) The report stated that it was inevitable that the tree roots will eventually find their way into the building's garage area. This has now occurred.
 - (f) The tree roots could eventually begin to damage the foundations of the building, which is considered an unacceptable structural risk for such a large block of units.
 - (g) The driveway was found to be extensively cracked causing the driveway to work as numerous concrete segments instead of one larger sheet as it would have been originally designed to do.
 - (h) The cracking to the right-hand driveway adjacent to the retaining wall has caused the slab to lift and the retaining wall to crack, move and lift in various directions and this will cause a loss in the structural adequacy of the wall.
 - (i) The location of the street tree root system is now very close if not already at the building footings and this may eventually cause upheaval of the footing system.
 - (j) Another problem with tree roots growing close to building foundation material is that the roots have the ability to suck the moisture out of the surrounding soil which causes the soil to shrink and this can cause subsidence of the surrounding structures
 - (k) The report concluded that the subject street tree is too close to the existing property and the roots have spread beneath the driveway.
 - (l) The report author is of the opinion that over time the tree trunk and the roots will cause further structural damage and that the tree should be removed in its entirety to prevent

any further root growth and any further damage to the property.

3. Notes the petitions opposing the planned removal of the fig tree in front of 28-30 Edward Street, Bondi.

- 4. Writes to the following stakeholders informing of this resolution:
 - (a) The Owners Corporation of 28-30 Edward Street.
 - (b) The Member for Vaucluse, Kellie Sloane MP.

THE MOVER OF THE MOTION THEN ACCEPTED AN AMENDMENT TO CLAUSE 1 AND THE ADDITION OF A NEW CLAUSE 5(c).

CR FABIANO THEN MOVED A MOTION OF DISSENT ON THE CHAIR'S RULING THAT HIS RULINGS WERE CONSISTENT.

THE MOTION OF DISSENT WAS PUT AND DECLARED LOST.

Division

For the Motion of Dissent: Crs Fabiano, Lewis, Masselos, Merten, Spooner and Wy Kanak.

Against the Motion of Dissent: Crs Frazer, Nemesh, Spicer, Stephenson, Townsend and

Westwood.

THE MOTION AS AMENDED WAS THEN PUT AND DECLARED CARRIED ON THE CASTING VOTE OF THE CHAIR.

DECISION

That Council:

- Treats the attachments to the report as confidential in accordance with section 11(3) of the Local Government Act 1993, as they relate to a matter specified in section 10A(2)(c) of the Local Government Act 1993, except for Attachment 1 (Epic Engineers report dated 8 October 2018), Attachment 5 (monetary tree valuation, subject to the figures in the table being redacted) and Attachment 6 (notice of tree removal dated 10 March 2025). The attachments contain information that would, if disclosed, confer a commercial advantage on a person with whom Council is conducting (or proposes to conduct) business.
- 2. Notes the following observations from the Epic Engineers report from 2018:
 - (a) A large Ficus tree was observed to be growing against the kerb with obvious tree roots affecting the road, kerb, gutter, driveway and surrounds.
 - (b) The street tree was found to have a large root system spanning over 30 metres up the driveway and this had caused significant cracking and movement of the driveway and caused a lean on the right-side boundary retaining wall.
 - (c) Cracking was found throughout the driveway traversing in two different tangents which lead the author to believe the roots were traversing below the slab in numerous directions.
 - (d) Cracking to the driveway was noted to run approximately 30 metres up the driveway from the origin of the tree trunk and was believed to be working its way around the foundation system of the building.

(e) The report stated that it was inevitable that the tree roots will eventually find their way into the building's garage area. This has now occurred.

- (f) The tree roots could eventually begin to damage the foundations of the building, which is considered an unacceptable structural risk for such a large block of units.
- (g) The driveway was found to be extensively cracked causing the driveway to work as numerous concrete segments instead of one larger sheet as it would have been originally designed to do.
- (h) The cracking to the right-hand driveway adjacent to the retaining wall has caused the slab to lift and the retaining wall to crack, move and lift in various directions and this will cause a loss in the structural adequacy of the wall.
- (i) The location of the street tree root system is now very close if not already at the building footings and this may eventually cause upheaval of the footing system.
- (j) Another problem with tree roots growing close to building foundation material is that the roots have the ability to suck the moisture out of the surrounding soil which causes the soil to shrink and this can cause subsidence of the surrounding structures
- (k) The report concluded that the subject street tree is too close to the existing property and the roots have spread beneath the driveway.
- (I) The report author is of the opinion that over time the tree trunk and the roots will cause further structural damage and that the tree should be removed in its entirety to prevent any further root growth and any further damage to the property.
- 3. Notes the petitions opposing the planned removal of the fig tree in front of 28-30 Edward Street, Bondi.
- 4. Removes the tree in front of 28-30 Edward Street in accordance with the Tree Officers' assessment and tree removal notice dated 10 March 2025.
- 5. Writes to the following stakeholders informing of this resolution:
 - (a) The Owners Corporation of 28-30 Edwards Street, Bondi.
 - (b) The Member for Vaucluse, Kellie Sloane MP.
 - (c) The Minister for the Environment, the Hon Penny Sharpe MLC.

Division

For the Motion: Crs Frazer, Nemesh, Spicer, Stephenson, Townsend and Westwood. **Against the Motion:** Crs Fabiano, Lewis, Masselos, Merten, Spooner and Wy Kanak.

C Morris and N Udachina (chief petitioners) addressed the meeting.

CM/7.16/25.04 Petition - Blair Street and Wairoa Avenue Intersection, North Bondi - Pedestrian Crossing (A03/0579)

Cr Lewis declared a less than significant non-pecuniary interest in this item and informed the meeting that he owns properties on this corner and his son resides in one of those properties.

MOTION / UNANIMOUS DECISION Mover: Cr Stephenson

Seconder: Cr Merten

That Council:

1. Notes the petition requesting the installation of a pedestrian crossing at the intersection of Blair Street and Wairoa Avenue, North Bondi.

- 2. Notes that the Blair Street and Wairoa Avenue intersection and the lack of comfortable pedestrian crossings have been identified as part of the Bondi Local Area Traffic Management project, that treatment concepts are in development and that Council considers the petition within that project as a priority location.
- 3. Installs wayfinding signage at this location.

C Waugh (chief petitioner) addressed the meeting.

CM/7.17/25.04 Transport for NSW Draft Permit Parking Guidelines and Pay Parking and Controlled Loading Zone Guidelines - Submission (SF19/2988)

MOTION Mover: Cr Nemesh

Seconder: Cr Stephenson

That Council approves the submission to Transport for NSW attached to the report (Attachment 4) on the draft Permit Parking Guidelines and draft Pay Parking and Controlled Loading Zone Guidelines, noting:

- 1. Council's concerns with the guidelines, particularly regarding potential impacts on established local parking schemes and management practice.
- 2. Council's preference to maintain reasonable local discretion in permit eligibility and pricing and Council's capacity to set policy based on local conditions.
- 3. Council is currently reviewing its resident parking scheme, with the next meeting of the Resident Parking Scheme Review Committee scheduled for June 2025.
- 4. Requests the Mayor to write to the following individuals informing them of Council's submission:
 - (a) Member for Vaucluse, Kellie Sloane MP.
 - (b) Member for Coogee, Marjorie O'Neill MP.
 - (c) Mayor of Woollahra, Cr Sarah Swan.
 - (d) Mayor of Randwick, Cr Dylan Parker.

- (e) Mayor of Mosman, Cr Ann Marie Kimber.
- (f) Mayor of Bayside, Cr Ed McDougall.
- (g) Mayor of Sutherland Shire, Cr Jack Boyd.
- (h) Mayor of Northern Beaches, Cr Sue Heins.

THE MOVER OF THE MOTION ACCEPTED THE ADDITION OF A NEW CLAUSE 4(i).

THE MOTION AS AMENDED WAS THEN PUT AND DECLARED CARRIED UNANIMOUSLY.

UNANIMOUS DECISION

That Council approves the submission to Transport for NSW attached to the report (Attachment 4) on the draft Permit Parking Guidelines and draft Pay Parking and Controlled Loading Zone Guidelines, noting:

- 1. Council's concerns with the guidelines, particularly regarding potential impacts on established local parking schemes and management practice.
- 2. Council's preference to maintain reasonable local discretion in permit eligibility and pricing and Council's capacity to set policy based on local conditions.
- 3. Council is currently reviewing its resident parking scheme, with the next meeting of the Resident Parking Scheme Review Committee scheduled for June 2025.
- 4. Requests the Mayor write to the following individuals informing them of Council's submission:
 - (a) Member for Vaucluse, Kellie Sloane MP.
 - (b) Member for Coogee, Marjorie O'Neill MP.
 - (c) Mayor of Woollahra, Cr Sarah Swan.
 - (d) Mayor of Randwick, Cr Dylan Parker.
 - (e) Mayor of Mosman, Cr Ann Marie Kimber.
 - (f) Mayor of Bayside, Cr Ed McDougall.
 - (g) Mayor of Sutherland Shire, Cr Jack Boyd.
 - (h) Mayor of Northern Beaches, Cr Sue Heins.
 - (i) The Lord Mayor of Sydney, Clover Moore.

CM/7.18/25.04 Tender Evaluation - Alexandria Integrated Facility (AIF) Wash Bay (A24/1081)

MOTION / DECISION Mover: Cr Nemesh Seconder: Cr Westwood

That Council:

1. Treats the tender evaluation attached to the report as confidential in accordance with section 11(3) of the *Local Government Act 1993*, as it relates to a matter specified in section 10A(2)(d)(i) of the *Local Government Act 1993*. The tender evaluation contains commercial information of a confidential nature that would, if disclosed, prejudice the commercial position of the person(s) who supplied it.

- 2. Declines to accept any of the tenders for the design and construction of a wash bay at the Alexandria Integrated Facility, in accordance with section 178(1)(b) of the *Local Government* (General) Regulation 2021.
- 3. Declines to invite fresh tenders or applications as referred to in section 178(3)(b)–(d) of the Local Government (General) Regulation 2021, as Council has tested the market via specialised contractors.
- 4. In accordance with section 178(3)(e) of the *Local Government (General) Regulation 2021*, authorises the General Manager or delegate to enter into negotiations with the top ranked tenderer with a view to entering into a contract for the design and construction of a wash bay at the Alexandria Integrated Facility, as the top ranked tenderer scored highly and had a high-quality submission, but the various options put forward in the tender submission and the final location of the wash bay need to be further discussed and clarified during negotiations.
- 5. Authorises the General Manager or delegate to complete negotiations and execute all necessary documentation to finalise the matter.
- 6. Notifies unsuccessful tenderers of the decision in accordance with section 179 of the *Local Government (General) Regulation 2021*.

8. Notices of Motion

CM/8.1/25.04 Tree Vandalism - Increased Penalties (A22/0383)

MOTION / DECISION Mover: Cr Westwood Seconder: Cr Stephenson

That Council:

- 1. Recognises the increasing incidents of tree vandalism, which leads to environmental degradation, loss of biodiversity and disputes between residents.
- 2. Acknowledges the importance of protecting trees under the *Environmental Planning and Assessment Act 1979*, the *Biodiversity Conservation Act 2016* and local tree preservation orders made under the *Local Government Act 1993*.
- 3. Notes the following:

(a) Penalties for tree vandalism under the *Environmental Planning and Assessment*Regulation 2021 and the *Environmental Planning and Assessment Act* 1979 are currently inadequate as a deterrent.

- (b) The monetary penalty is \$3,000 for an individual and \$6,000 for a company, as prescribed in schedule 5 of the *Environmental Planning and Assessment Regulation 2021*.
- (c) Council has no discretion to vary the penalty amount.
- 4. Officers prepare a submission, to be considered at the May Council meeting, on the State Government's Explanation of Intended Effect (EIE) Changes to Deter Illegal Tree and Vegetation Clearing, which seeks to protect urban tree canopy by proposing stronger penalties for illegal tree removal, with the submission to include increased fines for tree vandalism and greater enforcement powers for Council to impose penalties.
- 5. Officers prepare a report to Council no later than June 2025 outlining:
 - (a) The current penalties imposed for tree vandalism under the *Environmental Planning and Assessment Regulation 2021* and the *Environmental Planning and Assessment Act 1979*.
 - (a) Reported cases of tree vandalism and illegal pruning/removal reported in the Waverley local government area since 2024.
 - (b) Recommendations for additional enforcement mechanisms.
 - (c) A proposal for a media communication plan to inform the Waverley community of:
 - (i) The importance of Waverley's tree canopy for urban cooling, habitat and beautification.
 - (ii) Information regarding penalties for the illegal removal of trees.
 - (iii) Education on reporting mechanisms to report incidences of vandalism.
 - (iv) Promoting resident engagement with groups such as Bushcare.
 - (v) Creative ideas to encourage community engagement with tree conservation.
- 6. Informs the following stakeholders of this motion:
 - (a) Federal Member for Wentworth, Allegra Spender MP.
 - (b) State Member for Vaucluse, Kellie Sloane MP.
 - (c) State Member for Coogee, Marjorie O'Neill.
 - (d) The Mayor of Woollahra, Cr Sarah Swan.
 - (e) The Mayor of Randwick, Cr Dylan Parker.

CM/8.2/25.04 Bondi Road Streetscape Beautification (A25/0484)

MOTION / DECISION Mover: Cr Spicer Seconder: Cr Nemesh

That Council:

1. Undertakes beautification initiatives along Bondi Road (between Park Parade and Denham Street), focused on enhancing public amenity, improving visual appeal and increasing the pedestrian experience.

- 2. Notes the beautification program may include:
 - (a) High-pressure cleaning of footpaths and public infrastructure.
 - (b) Repairing footpaths where required.
 - (c) Planter boxes and verge greenery.
 - (d) Improvements to street furniture.
 - (e) Creative lighting, which may include fairy lights.
 - (f) Tidying up street signage.
- 3. Allocates \$80,000 in the 2025-26 budget to support the beautification initiative.
- 4. Initiates the preparation of a Bondi Road scoping study, with a report to be prepared to Council by the October 2025 Council meeting, and allocates \$20,000 in the 2025-26 budget to fund its preparation.
- 5. Notes that the scoping study is to identify the planning, transport, heritage, safety and beautification considerations required to support future upgrades along the Bondi Road corridor, and to ensure alignment with broader strategic initiatives.
- 6. Requests that the scoping study include, but not be limited to, consideration of the following:
 - (a) Planning implications.
 - (b) Transport and traffic management improvements.
 - (c) Heritage considerations.
 - (d) Streetscape and beautification opportunities.
 - (e) Safety upgrades.
 - (f) Urban built form.
 - (g) Cost estimates, time frames and resourcing requirements to implement recommendations of the scoping study.

CM/8.3/25.04 Planning Proposal - Council Chambers (A24/0987)

MOTION Mover: Cr Nemesh

Seconder: Cr Spicer

That Council:

1. Notes that the current zoning of the Council Chambers on Bondi Road is SP2 Infrastructure.

- 2. Notes that any future uses for the Council Chambers site are to be limited to land uses compatible with the location and surrounding recreational and open space zoning.
- 3. Initiates a planning proposal to rezone the Council Chambers site from SP2 Infrastructure to RE1 Public Recreation.
- 4. Officers prepare a report to Council no later than July 2025 on a draft planning proposal to rezone the Council Chambers site from SP2 Infrastructure to RE1 Public Recreation.

AMENDMENT Mover: Cr Lewis
Seconder: Cr Masselos

That:

- 1. Clauses 3 and 4 be deleted.
- 2. The following clause be added to the motion:

'Officers prepare a report to Council no later than July 2025 on options available to Council to rezone the Council Chambers site.'

THE AMENDMENT WAS PUT AND DECLARED LOST.

THE MOVER OF THE MOTION THEN ACCEPTED AN AMENDMENT TO CLAUSE 4.

THE MOTION AS AMENDED WAS THEN PUT AND DECLARED CARRIED.

DECISION

That Council:

- 1. Notes that the current zoning of the Council Chambers on Bondi Road is SP2 Infrastructure.
- 2. Notes that any future uses for the Council Chambers site are to be limited to land uses compatible with the location and surrounding recreational and open space zoning.
- 3. Initiates a planning proposal to rezone the Council Chambers site from SP2 Infrastructure to RE1 Public Recreation.
- 4. Officers prepare a report to Council no later than July 2025 on a draft planning proposal to rezone the Council Chambers site from SP2 Infrastructure to RE1 Public Recreation and other options available to Council to rezone the site.

Division

For the Motion: Crs Fabiano, Frazer, Lewis, Merten, Nemesh, Spicer, Spooner, Stephenson,

Townsend, Westwood and Wy Kanak.

Against the Motion: Crs Masselos.

CM/8.4/25.04 RESCISSION MOTION - ME/7.2/24.10 - Casual Vacancies (SF24/2400)

A notice of motion to rescind this resolution has been submitted with the General Manager. The rescission motion will be considered at the Council meeting on 20 May 2025.

MOTION Mover: Cr Spicer

Seconder: Cr Westwood

That Council:

1. Rescinds resolution ME/7.2/24.10 – Casual Vacancies, passed at the extraordinary Council meeting (mayoral election) on 10 October 2024.

2. Notifies the NSW Electoral Commission of Council's decision.

CR LEWIS THEN MOVED A MOTION OF DISSENT ON THE CHAIR'S RULING THAT THE MOTION WAS LAWFUL AND THAT THE RESOLUTION COULD BE RESCINDED EVEN IF IT HAD BEEN CARRIED INTO EFFECT.

THE MOTION OF DISSENT WAS PUT AND DECLARED LOST.

Division

For the Motion of Dissent: Crs Fabiano, Lewis, Masselos, Merten, Spooner and Wy Kanak.

Against the Motion of Dissent: Crs Frazer, Nemesh, Spicer, Stephenson, Townsend and Westwood.

A PROCEDURAL MOTION THAT THE MOTION BE NOW PUT, MOVED BY CR WESTWOOD, WAS THEN PUT AND DECLARED CARRIED.

THE MOTION WAS THEN PUT AND DECLARED CARRIED.

DECISION

That Council:

- 1. Rescinds resolution ME/7.2/24.10 Casual Vacancies, passed at the extraordinary Council meeting (mayoral election) on 10 October 2024.
- 2. Notifies the NSW Electoral Commission of Council's decision.

Division

For the Motion: Crs Frazer, Nemesh, Spicer, Stephenson, Townsend and Westwood. **Against the Motion:** Crs Fabiano, Lewis, Masselos, Merten, Spooner and Wy Kanak.

CM/8.5/25.04 Late Night Trading Hours in Bondi Junction - Extension (A16/0262)

A notice of motion to rescind this resolution has been submitted with the General Manager. The rescission motion will be considered at the Council meeting on 20 May 2025.

Cr Lewis declared a less than significant non-pecuniary interest in this item and informed the meeting that his wife is a director of companies that own pubs that do not operate in the Waverley local government area.

MOTION Mover: Cr Nemesh Seconder: Cr Westwood

That Council:

- Amends the Late Night Trading Area Map included in Part D (Commercial and Retail Development), section 1.3 (Hours of Operation) of the Waverley Development Control Plan (DCP), which sets base trading hours of Sunday to Saturday, 6 am to 3 am, by including the Tea Gardens Hotel (4A Bronte Road, Bondi Junction).
- 2. Incorporates this DCP map amendment into the next DCP housekeeping review.
- 3. Informs the Tea Gardens Hotel of this motion.

A PROCEDURAL MOTION THAT THE MOTION BE NOW PUT, MOVED BY CR WESTWOOD AND SECONDED BY CR NEMESH, WAS THEN PUT AND DECLARED CARRIED.

Division

For the Procedural Motion: Crs Fabiano, Frazer, Masselos, Merten, Nemesh, Spicer,

Spooner, Stephenson, Townsend, and Westwood.

Against the Procedural Motion: Crs Lewis and Wy Kanak.

THE MOTION WAS THEN PUT AND DECLARED CARRIED.

DECISION

That Council:

- Amends the Late Night Trading Area Map included in Part D (Commercial and Retail Development), section 1.3 (Hours of Operation) of the Waverley Development Control Plan (DCP), which sets base trading hours of Sunday to Saturday, 6 am to 3 am, by including the Tea Gardens Hotel (4A Bronte Road, Bondi Junction).
- 2. Incorporates this DCP map amendment into the next DCP housekeeping review.
- 3. Informs the Tea Gardens Hotel of this motion.

Division

For the Motion: Crs Frazer, Nemesh, Spicer, Spooner, Stephenson, Townsend and Westwood.

Against the Motion: Crs Fabiano, Lewis, Masselos, Merten and Wy Kanak.

J Ryan (on behalf of Tea Gardens Hotel) and M Makhlin (on behalf Bondi and Districts Chamber of Commerce) addressed the meeting.

CM/8.6/25.04 Bondi Beach Beautification (A25/0484)

MOTION Mover: Cr Stephenson

Seconder: Cr Frazer

That Council:

1. Notes that some streetscape areas within the Bondi Basin are in poor condition and in need of an upgrade.

- 2. Installs fairy lights in:
 - (a) Hall Street, between Glenayr Avenue and Campbell Parade.
 - (b) Roscoe Street, between Gould Street and Campbell Parade
- 3. Funds the installation of the fairy lights from existing 2025-26 capital works budget allocation for the Campbell Parade streetscape upgrade.
- 4. Officers investigate the cost of, and prepare a report to Council on, replacing dilapidated pavers, fixing the walls and replanting the garden beds to improve natural landscape at the corner of O'Brien Street and Glenayr Avenue.
- 5. Plants appropriate native vegetation within Biddigal Reserve to improve the natural landscape and amenity, to be funded through the existing budget allocation for tree planting in 2025-26.
- 6. Informs the following stakeholders of this motion:
 - (a) Bondi and Districts Chamber of Commerce.
 - (b) Businesses in Hall Street and Roscoe Street.
 - (c) Friends of Biddigal Reserve.
 - (d) Bondi Ward Precincts.

AMENDMENT Mover: Cr Merten

Seconder: Cr Lewis

That clause 4 be deleted.

THE AMENDMENT WAS PUT AND DECLARED LOST.

THE MOVER OF THE MOTION THEN ACCEPTED AN AMENDMENT TO CLAUSE 6(b).

THE MOTION AS AMENDED WAS THEN PUT AND DECLARED CARRIED UNANIMOUSLY.

UNANIMOUS DECISION

That Council:

1. Notes that some streetscape areas within the Bondi Basin are in poor condition and in need of an upgrade.

2. Installs fairy lights in:

- (a) Hall Street, between Glenayr Avenue and Campbell Parade.
- (b) Roscoe Street, between Gould Street and Campbell Parade.
- 3. Funds the installation of the fairy lights from existing 2025-26 capital works budget allocation for the Campbell Parade streetscape upgrade.
- 4. Officers investigate the cost of, and prepare a report to Council on, replacing dilapidated pavers, fixing the walls and replanting the garden beds to improve natural landscape at the corner of O'Brien Street and Glenayr Avenue.
- 5. Plants appropriate native vegetation within Biddigal Reserve to improve the natural landscape and amenity, to be funded through the existing budget allocation for tree planting in 2025-26.
- 6. Informs the following stakeholders of this motion:
 - (a) Bondi and Districts Chamber of Commerce.
 - (b) Businesses in Hall Street, Roscoe Street and Glenayr Avenue in the vicinity of Hall Street.
 - (c) Friends of Biddigal Reserve.
 - (d) Bondi Ward Precincts.

CM/8.7/25.04 Blair Street and Wairoa Avenue Intersection, North Bondi - Pedestrian Crossing (A03/0579)

Cr Lewis declared a less than significant non-pecuniary interest in this item and informed the meeting that he owns properties on this corner and his son resides in one of those properties.

MOTION / UNANIMOUS DECISION Mover:

Seconder: Cr Lewis

Cr Merten

That Council:

- 1. Notes that Council has received a petition with over 500 signatures calling for a pedestrian crossing at the corner of Blair Street and Wairoa Avenue, North Bondi.
- 2. Notes that Council has received the Bondi Local Area Traffic Management (LATM) Study's recommendations for:
 - (a) Holistic safety and amenity upgrades.
 - (b) Priority locations for enhancing pedestrian safety.
- 3. Notes that officers have advised that the upcoming Walking Strategy, to be presented to Council, identifies Blair Street and Wairoa Avenue as a location requiring a safety upgrade.
- 4. Includes Blair Street and Wairoa Avenue in the list of priority locations for funding and upgrades in the LATM works.

5. Applies for funding from the Active Transport program in December 2025 to deliver pedestrian safety at Blair Street and Wairoa Avenue.

6. Urgently installs clear signage as an interim measure at the intersection, with signs showing how to get to Bondi Beach (like the signs at the northern end of Blair Street).

CM/8.8/25.04 Tree Maintenance and Preservation (A22/0383)

MOTION Mover: Cr Merten

Seconder: Cr Spooner

That Council:

1. Notes that Council undertook an extensive Public Domain Tree Audit in 2022.

- 2. Creates a Strategic Tree Management Report based on the survey data.
- 3. Proposes a management plan for identified high-risk trees or those coming to end of life and requiring replacement in the next three years, as part of the Strategic Tree Management Report.
- 4. Includes the costs for replacing end-of-life/failing trees with mature trees as part of the Strategic Tree Management Report.
- 5. Schedules a Councillor briefing on the outcomes of the Public Domain Tree Audit.

THE MOVER OF THE MOTION ACCEPTED AMENDMENTS TO THE MOTION.

THE MOTION AS AMENDED WAS THEN PUT AND DECLARED CARRIED UNANIMOUSLY.

UNANIMOUS DECISION

That Council:

- 1. Notes the 32 recommendations within the 2022 Public Domain Tree inventory and canopy analysis in 2022 and specifically recommendations 11, 12, 13, 15, 16, 17 and 22, which seek to create proactive plans for tree maintenance.
- 2. Officers undertake an operational assessment of the recommendations and prepare a strategy tree management plan which includes:
 - (a) Identification of high-risk trees or those coming to end of life and requiring replacement in the next three years.
 - (b) Investigation of costs for replacing end-of-life/failing trees with mature trees.
 - (c) Proactive assessments to inform tree maintenance activities and schedules to promote tree health and reduce tree loss.
- 3. Schedules a Councillor briefing on the outcomes and recommendations of the Public Domain Tree inventory and canopy analysis.

CM/8.9/25.04 Campbell Parade, Gould Street and Hall Street, Bondi Beach - Revitalisation (A25/0484)

MOTION Mover: Cr Merten Seconder: Cr Spooner

That Council:

- 1. Notes the dilapidated and unattractive state of Hall Street, Campbell Parade and Gould Street, Bondi Beach.
- 2. Notes that Council has received the Bondi Local Area Traffic Management (LATM) Study's recommendations for safety and amenity upgrades in a separate report.
- 3. Notes that Council has approved the Campbell Parade Streetscape Master Plan and that this is funded in the Long Term Financial Plan (LTFP) 6.2, including upgrades to the North Bondi bus terminus and the remaining sections of Campbell Parade.
- 4. Notes that the LTFP 6.2 includes funding for a streetscape upgrade of Hall Street.
- 5. Includes \$100,000 in the 2025-26 capital works budget as part of the draft LTFP 7 for a beautification upgrade of Hall Street, with consideration given to new streetscape elements like:
 - (a) Seating.
 - (b) Creative lighting.
 - (c) Planting/planter boxes.
 - (d) Outdoor dining areas.
 - (e) Public art.
- 6. Undertakes these upgrades within the 2025 calendar year.

AMENDMENT 1 Mover: Cr Stephenson

Seconder: Cr Spicer

That clause 5 be amended as follows:

'Includes \$10,000 in the 2025-26 capital works budget as part of the draft LTFP 7 for a beautification upgrade of Hall Street, with consideration given to new streetscape elements like:

- (a) Seating.
- (b) Creative lighting.
- (c) Planting/planter boxes.
- (d) Outdoor dining areas.
- (e) Public art.'

THE AMENDMENT WAS PUT AND DECLARED CARRIED ON THE CASTING VOTE OF THE CHAIR.

Division

For the Amendment: Crs Frazer, Nemesh, Spicer, Stephenson, Townsend and Westwood.

Against the Amendment: Crs Fabiano, Lewis, Masselos, Merten, Spooner and Wy Kanak.

THE MOVER OF THE MOTION THEN ACCEPTED AN AMENDMENT TO CLAUSE 5 SUCH THAT IT NOW READS AS FOLLOWS:

'Includes \$90,000 in the 2025-26 capital works budget as part of the draft LTFP 7 for a beautification upgrade of Hall Street, with consideration given to new streetscape elements like:

- (a) Seating.
- (b) Creative lighting.
- (c) Planting/planter boxes.
- (d) Outdoor dining areas.
- (e) Public art.'

AMENDMENT 2 Mover: Cr Stephenson Seconder: Cr Spicer

That clause 5 be amended as follows:

'Includes \$20,000 in the 2025-26 capital works budget as part of the draft LTFP 7 for a beautification upgrade of Hall Street, with consideration given to new streetscape elements like:

- (a) Seating.
- (b) Creative lighting.
- (c) Planting/planter boxes.
- (d) Outdoor dining areas.
- (e) Public art.'

THE AMENDMENT WAS PUT AND DECLARED CARRIED ON THE CASTING VOTE OF THE CHAIR.

Division

For the Amendment: Crs Frazer, Nemesh, Spicer, Stephenson, Townsend and Westwood.

Against the Amendment: Crs Fabiano, Lewis, Masselos, Merten, Spooner and Wy Kanak.

THE MOVER OF THE MOTION THEN ACCEPTED AN AMENDMENT TO CLAUSE 5.

THE MOTION AS AMENDED WAS THEN PUT AND DECLARED CARRIED.

DECISION

That Council:

1. Notes the dilapidated and unattractive state of Hall Street, Campbell Parade and Gould Street,

Bondi Beach.

2. Notes that Council has received the Bondi Local Area Traffic Management (LATM) Study's recommendations for safety and amenity upgrades in a separate report.

- 3. Notes that Council has approved the Campbell Parade Streetscape Master Plan and that this is funded in the Long Term Financial Plan (LTFP) 6.2, including upgrades to the North Bondi bus terminus and the remaining sections of Campbell Parade.
- 4. Notes that the LTFP 6.2 includes funding for a streetscape upgrade of Hall Street.
- 5. Includes \$65,000 in the 2025-26 capital works budget as part of the draft LTFP 7 for a beautification upgrade of Hall Street, with consideration given to new streetscape elements like:
 - (a) Seating.
 - (b) Creative lighting.
 - (c) Planting/planter boxes.
 - (d) Outdoor dining areas.
 - (e) Public art.
- 6. Undertakes these upgrades within the 2025 calendar year.

CM/8.10/25.04 Tree Vandalism - Prevention (A22/0383)

MOTION Mover: Cr Fabiano

Seconder: Cr Spooner

That Council:

- 1. Reaffirms its commitment to the protection and preservation of public trees as vital urban assets contributing to environmental sustainability, public amenity and community wellbeing.
- 2. Notes the ongoing issue of deliberate tree vandalism within the Waverley local government area, particularly in coastal and high-value property areas, where mature trees are targeted to improve views or increase development potential.
- 3. Calls for the development and implementation of a strengthened Anti-Tree Vandalism Strategy, including but not limited to:
 - (a) Increased surveillance in high-risk areas, including the use of CCTV, motion-sensor cameras and enhanced patrols.
 - (b) Public signage at sites of vandalism outlining penalties and stating that the tree will not be removed.
 - (c) Higher penalties and active pursuit of prosecutions for offenders under applicable legislation.

(d) A tree protection awareness campaign engaging local schools, community groups and residents in valuing and protecting trees.

- (e) A Tree Guardianship Program enabling community members to take part in tree monitoring and care.
- (f) The creation of an online reporting tool or app for easier reporting of suspected vandalism.
- (g) Transparent reporting of tree vandalism incidents through Council's website and social media channels.
- 4. Officers prepare a report to Council within three months outlining the scope, budget and timeline for implementation of the above actions.
- 5. Advocates for the NSW Government to introduce stronger legislative provisions and penalties to deter tree vandalism, requests that fines for breaches of the legislation be increased (\$3,000 is not enough) and calls on the NSW Government for tougher enforcement, including mandatory replanting requirements and expanded investigative powers for councils.

THE MOTION WAS PUT AND DECLARED LOST.

Division

For the Motion: Crs Fabiano, Lewis, Masselos, Merten, Spooner and Wy Kanak. **Against the Motion:** Crs Frazer, Nemesh, Spicer, Stephenson, Townsend and Westwood.

CM/8.11/25.04 Victoria Street, Charing Cross - Angle Parking and Tree Planting (A18/0541)

MOTION Mover: Cr Fabiano Seconder: Cr Wy Kanak

That Council:

- 1. Notes that in some areas of Waverley, the demand for parking spaces on the streets exceeds the available supply on most days. Waverley's parking system comprises paid and permit parking, as well as residential zones, and is regularly reviewed and adjusted to ensure fair and equal access to spaces for residents, visitors, commuters and business operators.
- 2. Investigates the possibility of implementing angle parking in Victoria Street, including the planting of canopy trees in the parking lanes.
- 3. Officers prepare a report to Council within six months, outlining a timeline and allocated budget for the project.

THE MOVER OF THE MOTION ACCEPTED AN AMENDMENT TO CLAUSE 2.

THE MOTION AS AMENDED WAS THEN PUT AND DECLARED CARRIED UNANIMOUSLY.

UNANIMOUS DECISION

That Council:

1. Notes that in some areas of Waverley, the demand for parking spaces on the streets exceeds

the available supply on most days. Waverley's parking system comprises paid and permit parking, as well as residential zones, and is regularly reviewed and adjusted to ensure fair and equal access to spaces for residents, visitors, commuters and business operators.

- 2. Investigates the possibility of implementing angle parking in Victoria Street once the Charing Cross Streetscape works have been completed.
- 3. Officers prepare a report to Council within six months, outlining a timeline and allocated budget for the project.

CM/8.12/25.04 Oxford Street and Ruthven Street Intersection, Bondi Junction - Safety Upgrades (A20/0069)

MOTION Mover: Cr Masselos Seconder: Cr Merten

That Council:

- 1. Notes that:
 - (a) The intersection of Oxford Street and Ruthven Street, Bondi Junction, was upgraded as part of the cycleway installation, but as a result the intersection is now much wider.
 - (b) As a result of this widening, residents have reported the intersection as being unsafe for pedestrians trying to cross and for vehicles and cyclists trying to navigate the intersection.
- 2. Investigates strategies for making the intersection safe, including but not limited to:
 - (a) Installing temporary structures (such as planter boxes) on both sides of the northern edge of the pedestrian crossing and any line marking as appropriate. This is expected to reduce turning radius, which may help slow down turning vehicles and improve pedestrian safety. This would be implemented as a trial measure subject to ongoing monitoring, with a view to the implementation of a more permanent solution.
 - (b) Subject to the outcome of the monitoring of the temporary structures, other measures to reduce speed with which traffic traverses this intersection.
 - (c) Relocating the traffic lights at the intersection of Oxford Street and Nelson Street back to the southern side of the intersection of Ruthven Street and Oxford Street.
- 3. Officers prepare a report to Council by July 2025 detailing options, timelines and the upgrade's inclusion as a priority in the Strategic Asset Management Plan (SAMP) budget.

THE MOVER OF THE MOTION ACCEPTED THE DELETION OF CLAUSE 2(c).

THE MOTION AS AMENDED WHEN THEN PUT AND DECLARED CARRIED UNANIMOUSLY.

UNANIMOUS DECISION

That Council:

1. Notes that:

(a) The intersection of Oxford Street and Ruthven Street, Bondi Junction, was upgraded as part of the cycleway installation, but as a result the intersection is now much wider.

- (b) As a result of this widening, residents have reported the intersection as being unsafe for pedestrians trying to cross and for vehicles and cyclists trying to navigate the intersection.
- 2. Investigates strategies for making the intersection safe, including but not limited to:
 - (a) Installing temporary structures (such as planter boxes) on both sides of the northern edge of the pedestrian crossing and any line marking as appropriate. This is expected to reduce turning radius, which may help slow down turning vehicles and improve pedestrian safety. This would be implemented as a trial measure subject to ongoing monitoring, with a view to the implementation of a more permanent solution.
 - (b) Subject to the outcome of the monitoring of the temporary structures, other measures to reduce speed with which traffic traverses this intersection.
- 3. Officers prepare a report to Council by July 2025 detailing options, timelines and the upgrade's inclusion as a priority in the Strategic Asset Management Plan (SAMP) budget.

S Hammond addressed the meeting.

CM/8.13/25.04 North Bondi Bus Terminus - Upgrade (A22/0183)

MOTION (WITHDRAWN)

That Council:

- 1. Notes community consultation feedback on the North Bondi bus terminus upgrade, as well as the importance of the project.
- 2. Commits to undertaking the recommendations for the project based on this feedback.
- 3. Investigates costings around reviewed options in preparation for moving forward with the project.
- 4. Informs the following stakeholders of this motion:
 - (a) Bondi and Districts Chamber of Commerce.
 - (b) Businesses at the North Bondi terminus and surrounds.
 - (c) Transport for NSW.
 - (d) Bondi Ward Precincts.

CM/8.14/25.04 Pedestrian Safety and In-Ground Lighting - Spring Street, Bondi Junction (A14/0193)

Cr Lewis declared a less than significant non-pecuniary interest in this item and informed the meeting that he owns a property adjacent to the crossing and his daughter resides in the property.

MOTION / UNANIMOUS DECISION Mover: Cr Lewis

Seconder: Cr Masselos

That Council:

1. Investigates the installation of in-ground LED safety tactile lighting at the pedestrian crossing in Spring Street, Bondi Junction, between Bronka Arcade and Eastgate Shopping Centre.

- 2. Officers prepare a report to Council:
 - (a) On the suitability and costs of installing of LED safety tactile lighting at the Spring Street crossing.
 - (b) Identifying other high-risk intersections and pedestrian crossings within the local government area where such in-ground lighting would improve pedestrian safety.

9. Questions with Notice

CM/9.1/25.04 Development Application Performance (A21/0573)

QUESTION

The following questions were submitted by Cr Nemesh:

- 1. In relation to the NSW Government's league table for development application assessment performance by NSW councils, what is Council's current year to date performance compared with actuals for the previous 2023-2024 financial year?
- 2. In relation to the Southern Sydney Regional Organisation of Councils (SSROC), of which there are 12 member councils, how does Waverley rank in comparison with the average assessment time frame?

Background

In March 2025, NSW councils received advice from the Department of Planning, Housing and Infrastructure (DPHI) regarding the Ministerial Statement of Expectations Order, which set out (in part) performance targets for development application assessment by councils. The NSW Government has published a league table, whereby council assessment time frames are tracked on a monthly basis.

For councils not meeting assessment expectations, the NSW Government has outlined a range of powers to compel improvements to assessment processes and decrease average assessment times to deliver more homes in the community.

General Manager's answer

In the 2023-24 financial year, Council assessed 356 development applications with an average

assessment time frame of 122 days. Current year to date performance in the 2024-25 financial year is 246 development applications assessed with an average assessment time frame of 115 days, consistent with the Expectations Order.

In relation to the ranking of average assessment time frames in the SSROC, Waverley is the seventh best-performing council. Average assessment times of the five worst-performing councils exceed 161 days.

Fletcher Rayner Director, Planning, Sustainability and Compliance

10. Urgent Business

There was no urgent business.

11. Closed Session

CM/11/25.04 Closed Session

MOTION / DECISION Mover: Cr Nemesh

Seconder: Cr Spicer

That:

1. Council moves into closed session to deal with the matters listed below, which are classified as confidential under section 10A(2) of the *Local Government Act* for the reasons specified:

CM/11.1/25.04 CONFIDENTIAL REPORT - New Year's Eve Event at Bondi Beach - Expression of Interest Evaluation

This matter is considered to be confidential in accordance with Section 10A(2)(d)(i) of the *Local Government Act*, and Council is satisfied that discussion of the matter in an open meeting would, on balance, be contrary to the public interest as it deals with commercial information of a confidential nature that would, if disclosed, prejudice the commercial position of the person who supplied it.

CM/11.2/25.04 CONFIDENTIAL REPORT - Bronte Surf Life Saving Club and Community Facilities Building Upgrade - Project Update and Project Agreement

This matter is considered to be confidential in accordance with Section 10A(2)(d)(i) of the *Local Government Act*, and Council is satisfied that discussion of the matter in an open meeting would, on balance, be contrary to the public interest as it deals with commercial information of a confidential nature that would, if disclosed, prejudice the commercial position of the person who supplied it.

2. Pursuant to sections 10A(1), 10(2) and 10A(3) of the *Local Government Act*, the media and public be excluded from the meeting on the basis that the business to be considered is classified as confidential under section 10A(2) of the *Local Government Act*.

3. The correspondence and reports relevant to the subject business be withheld from the media and public as provided by section 11(2) of the *Local Government Act*.

At 11.13 pm, Council moved into closed session.

CM/11.1/25.04 CONFIDENTIAL REPORT - New Year's Eve Event at Bondi Beach - Expression of Interest Evaluation (A25/0280)

MOTION Mover: Cr Stephenson

Seconder: Cr Frazer

That Council:

- Treats the report as confidential in accordance with section 11(3) of the Local Government Act 1993, as it relates to a matter specified in section 10A(2)(d)(i) of the Local Government Act 1993.
 The report contains commercial information of a confidential nature that would, if disclosed, prejudice the commercial position of the person who supplied it.
- 2. Notes the evaluation of expressions of interest for a suitably qualified organisation to be granted a licence to deliver a New Year's Eve event at Bondi Beach, as set out in the report.
- 3. Grants a licence to Fuzzy Operations to deliver the New Year's Eve event at Bondi Beach on 31 December 2025.
- 4. Notes the following inclusions as part of the Fuzzy Operations submission:
 - (a) Free, family-friendly community event, adjacent to the 18+ ticketed event, from 6 pm to 9 pm.
 - (b) 9 pm fireworks and midnight countdown with fireworks.
 - (c) Local community presale access.
 - (d) Local creatives engagement for paid event performance opportunities.
 - (e) Partnerships with local businesses for dining/attendance packages.
 - (f) Community charity fundraising opportunities.
 - (g) First Nations engagement and accessibility and inclusion attendance provisions.
 - (h) Well-known international festival partnership will carry multiple levels of audience engagement from locals to visitors to internationals.
- 5. Authorises the General Manager or delegate to complete negotiations and execute a licence agreement with Fuzzy Operations to deliver the New Year's Eve event at Bondi Beach in 2025 and 2026, with an option for one further year, subject to Fuzzy Operations complying with the terms and conditions of the licence.

AMENDMENT Mover: Cr Masselos

Seconder: Cr Spooner

That the following clause be added to the motion:

'Undertakes a comprehensive evaluation based on key performance indicators, in consultation with Fuzzy Operations, to determine indicators of success, what worked, what did not work and what could be improved upon.'

THE AMENDMENT WAS PUT AND DECLARED LOST.

THE MOTION WAS THEN PUT AND DECLARED CARRIED ON THE CASTING VOTE OF THE CHAIR.

DECISION

That Council:

- Treats the report as confidential in accordance with section 11(3) of the Local Government Act 1993, as it relates to a matter specified in section 10A(2)(d)(i) of the Local Government Act 1993.
 The report contains commercial information of a confidential nature that would, if disclosed, prejudice the commercial position of the person who supplied it.
- 2. Notes the evaluation of expressions of interest for a suitably qualified organisation to be granted a licence to deliver a New Year's Eve event at Bondi Beach, as set out in the report.
- 3. Grants a licence to Fuzzy Operations to deliver the New Year's Eve event at Bondi Beach on 31 December 2025.
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 - (b) 9 pm fireworks and midnight countdown with fireworks.
 - (c) Local community presale access.
 - (d) Local creatives engagement for paid event performance opportunities.
 - (e) Partnerships with local businesses for dining/attendance packages.
 - (f) Community charity fundraising opportunities.
 - (g) First Nations engagement and accessibility and inclusion attendance provisions.
 - (h) Well-known international festival partnership will carry multiple levels of audience engagement from locals to visitors to internationals.
- 5. Authorises the General Manager or delegate to complete negotiations and execute a licence agreement with Fuzzy Operations to deliver the New Year's Eve event at Bondi Beach in 2025 and 2026, with an option for one further year, subject to Fuzzy Operations complying with the terms and conditions of the licence.

CM/11.2/25.04 CONFIDENTIAL REPORT - Bronte Surf Life Saving Club and Community Facilities Building Upgrade - Project Update and Project Agreement (A24/0641)

A notice of motion to rescind this resolution has been submitted with the General Manager. The rescission motion will be considered at an extraordinary Council meeting on 13 May 2025.

MOTION Mover: Cr Westwood

Seconder: Cr Spicer

That Council:

- Treats the report as confidential in accordance with section 11(3) of the Local Government Act
 1993, as it relates to a matter specified in section 10A(2)(d)(i) of the Local Government Act 1993.
 The report contains commercial information of a confidential nature that would, if disclosed,
 prejudice the commercial position of the person who supplied it.
- 2. Enters into contract with Belmadar Pty Ltd for head contracting services for the Bronte Surf Life Saving Club and Community Facilities Upgrade Project
- 3. Notes the progress made on funding initiatives identified in the Sustainable Funding Action Plan for the project, as set out in the report.
- 4. Enters into the Project Agreement with the Bronte Surf Life Saving Club attached to the report.
- 5. Notes that the project budget of \$32,349,000 comprises two main components, with the building component costing \$23,614,770 and the public domain component costing \$8,734,230.
- 6. Notes that the project budget includes \$679,373 in professional fees and \$2,893,319 in contingency costs.
- 7. Notes that the following funding contributions have been agreed:
 - (a) Bronte Surf Life Saving Club: up to a maximum of \$4,250,000.
 - (b) Already secured Federal and State grants: \$3,345,000.
- 8. Notes that additional grant funding is being sought for the project in accordance with the Sustainable Funding Action Plan.
- 9. Publishes information about the project's funding sources on Council's website.
- 10. Authorises the General Manager or delegate to execute all necessary documentation.

FORESHADOWED MOTION (LAPSED) Mover: Cr Lewis

That Council defers this item to an extraordinary Council meeting to be held at 6 pm on Tuesday, 13 May 2025.

THE MOTION WAS PUT AND DECLARED CARRIED ON THE CASTING VOTE OF THE CHAIR.

DECISION

That Council:

1. Treats the report as confidential in accordance with section 11(3) of the Local Government Act 1993, as it relates to a matter specified in section 10A(2)(d)(i) of the Local Government Act 1993. The report contains commercial information of a confidential nature that would, if disclosed, prejudice the commercial position of the person who supplied it.

- 2. Enters into contract with Belmadar Pty Ltd for head contracting services for the Bronte Surf Life Saving Club and Community Facilities Upgrade Project
- 3. Notes the progress made on funding initiatives identified in the Sustainable Funding Action Plan for the project, as set out in the report.
- 4. Enters into the Project Agreement with the Bronte Surf Life Saving Club attached to the report.
- 5. Notes that the project budget of \$32,349,000 comprises two main components, with the building component costing \$23,614,770 and the public domain component costing \$8,734,230.
- 6. Notes that the project budget includes \$679,373 in professional fees and \$2,893,319 in contingency costs.
- 7. Notes that the following funding contributions have been agreed:
 - (a) Bronte Surf Life Saving Club: up to a maximum of \$4,250,000.
 - (b) Already secured Federal and State grants: \$3,345,000.
- 8. Notes that additional grant funding is being sought for the project in accordance with the Sustainable Funding Action Plan.
- 9. Publishes information about the project's funding sources on Council's website.
- 10. Authorises the General Manager or delegate to execute all necessary documentation.

Division

For the Motion: Crs Frazer, Nemesh, Spicer, Stephenson, Townsend and Westwood. **Against the Motion:** Crs Fabiano, Lewis, Masselos, Merten, Spooner and Wy Kanak.

B Scaffidi (on behalf of Bronte Surf Life Saving Club) addressed the meeting.

CM/11.3/25.04 CONFIDENTIAL REPORT - Commercial Waste - Food Organics and Garden Organics (FOGO) Collection Fees (A02/0162)

Council dealt with this item in open session.

MOTION / UNANIMOUS DECISION

Mover: Cr Nemesh
Seconder: Cr Westwood

That Council:

1. Treats the report as confidential in accordance with section 11(3) of the Local Government Act

1993, as it relates to a matter specified in section 10A(2)(d)(ii) of the *Local Government Act* 1993. The report contains information that would, if disclosed, confer a commercial advantage on a competitor of Council.

2. Adopts the fees for commercial food organics and garden organics (FOGO) collection services, as set out in the report, for the period 1 January 2025 to 31 December 2025.

CM/11.4/25.04 CONFIDENTIAL REPORT - Procurement Exemption - BYD Electric Vehicles (A24/0841)

Council dealt with this item in open session.

MOTION / UNANIMOUS DECISION Mover: Cr Nemesh

Seconder: Cr Westwood

That Council:

- 1. Treats the report as confidential in accordance with section 11(3) of the Local Government Act 1993, as it relates to a matter specified in section 10A(2)(d)(i) of the Local Government Act 1993. The report contains commercial information of a confidential nature that would, if disclosed, prejudice the commercial position of the person who supplied it.
- 2. Approves a procurement exemption to purchase 11 BYD electric vehicles.
- 3. Authorises the General Manager or delegate to complete negotiations and execute all necessary documentation to finalise the matter.

12. Resuming in Open Session

CM/12/25.04 Resuming in Open Session

MOTION / DECISION Mover: Cr Nemesh Seconder: Cr Spicer

That Council resumes in open session.

At 11.45 pm, Council resumed in open session.

Resolutions from closed session made public

In accordance with clause 14.21 of the Waverley Code of Meeting Practice, when the meeting resumed in open session the chair announced the resolutions made by Council while the meeting was closed to members of the public and the media.

13. Meeting Closure

THE RECONVENED MEETING CLOSED AT 9.40 PM.

SIGNED AND CONFIRMED

MAYOR
20 MAY 2025

.

Council Agenda 20 May 2025

MAYORAL MINUTES CM/6/25.05

Subject: Mayoral Minutes

Author: Mayor of Waverley, Cr Will Nemesh



Mayoral minutes are permissible at Waverley Council meetings under the Waverley Code of Meeting Practice. Clauses 9.7–9.11 of the Code state:

Subject to clause 9.10, if the mayor is the chair at a meeting of the council, the mayor may, by minute signed by the mayor, put to the meeting without notice any matter or topic that is within the jurisdiction of the council, or of which the council has official knowledge.

A mayoral minute, when put to a meeting, takes precedence over all business on the council's agenda for the meeting. The chair (but only if the chair is the mayor) may move the adoption of a mayoral minute without the motion being seconded.

A recommendation made in a mayoral minute put by the mayor is, so far as it is adopted by the council, a resolution of the council.

A mayoral minute must not be used to put without notice matters that are routine and not urgent, or matters for which proper notice should be given because of their complexity. For the purpose of this clause, a matter will be urgent where it requires a decision by the council before the next scheduled ordinary meeting of the council.

Where a mayoral minute makes a recommendation which, if adopted, would require the expenditure of funds on works and/or services other than those already provided for in the council's current adopted operational plan, it must identify the source of funding for the expenditure that is the subject of the recommendation. If the mayoral minute does not identify a funding source, the council must defer consideration of the matter, pending a report from the general manager on the availability of funds for implementing the recommendation if adopted.

Council Agenda 20 May 2025

REPORT CM/7.1/25.05

Subject: Strategic Property Review Committee Meeting - 27

March 2025 - Minutes

TRIM No: SF25/2124

Manager: Emily Scott, General Manager

Director: Emily Scott, General Manager



RECOMMENDATION:

That Council notes the minutes of the Strategic Property Review Committee meeting held on 27 March 2025 attached to the report.

1. Executive Summary

This report provides information about the Strategic Property Review Committee meeting held on 27 March 2025. The minutes of the meeting are attached to this report.

2. Introduction/Background

On 29 October 2024, Council established the Strategic Property Review Committee to provide strategic advice and oversight to inform and enhance Council's strategies for delivering services and facilities for the community and the effective management of Council's property assets.

3. Relevant Council Resolutions

Nil.

4. Discussion

This report updates Councillors on items discussed at the Strategic Property Review Committee meeting held on 27 March 2025. The minutes, once noted, will be placed on Council's website.

5. Financial Impact

The support provided to facilitate Strategic Property Review Committee meetings is covered in Council's operational budget.

6. Risks/Issues

Nil.

7. Attachments

1. Strategic Property Review Committee - 27 March 2025 - Minutes &

CM/7.1/25.05 Page 60

Strategic Property Review Committee Meeting



Minutes & Action Items

Date: Thursday, 27 March 2025

Meeting commenced:7:30pmMeeting closed:8:45pm

Venue: Hybrid / Boot Factory, Cloud Room, Level 2,

27-33 Spring Street, Bondi Junction

	Attendees	
Councillors		
Councillor	Will Nemesh (Chair)	
Councillor	Margaret Merten (Deputy Chair)	
Councillor	Michelle Stephenson	
Councillor	Keri Spooner	
Councillor	Dov Frazer	
Councillor	Katherine Westwood (Non-voting)	
Councillor	Ludovico Fabiano (Non-voting)	
Councillor	Joshua Spicer (Non-voting)	
Staff		
Emily Scott	General Manager	
Sharon Cassidy	Director, Assets and Operations	
Tara Czinner	Director, Corporate Services	
Fletcher Rayner	Director, Planning, Sustainability and Compliance	
Andrew Best	Executive Manager, Property and Facilities	
Marija Torbarina	Administrative Support (Minutes)	
Apologies		
Councillors Councillor	Paula Masselos (Non-voting)	
Staff Teena Su	Executive Manager, Finance	

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CM/7.1/25.05- Attachment 1 Page 61

Item No:	Item	Responsible Officer
1	Welcome and Acknowledgement of Country	
	The meeting opened at 7:06pm and Acknowledgement of Country was conducted by Councillor Nemesh.	
2	Introductions and Apologies	
	Apologies were received from Councillor Paula Masselos and Teena Su.	
3	Declaration of Conflict of Interests	
	No Conflicts of Interest were declared for this meeting.	
4	Confirmation of Minutes dated 27 February 2025	
	UNANIMOUS DECISION Mover: Cr Nemesh Seconder: Cr Stephenson	
	That the minutes of the Strategic Property Review Committee meeting held on 27 February 2025 be received and noted, and that such minutes be confirmed as a true record of the proceedings of that meeting.	
5	Strategic decisions required to develop a list of priority projects for inclusion in a new property strategy	
	The Committee received an update and held a discussion on a list of potential projects for possible inclusion in a new property strategy, to be delivered over the ten-year term of the strategy.	
	Noted:	
	The following projects have approval from Council to proceed:	
	1. Bondi Pavilion	
	 2. 2A Edmund Street 3. Bronte House 	
	4. Bondi Surf Bathers Life Saving Club	
	5. Waverley Cemetery Residence Building6. Rowe Street development	
	The following projects that do not have approval from Council were discussed by the Committee and whether to proceed:	
	 Customer Service Centre, 55 Spring Street, Bondi Junction Noted: The Committee supported. 	
	8. Waverley Library Noted: The Committee supported.	
	 Council Chambers building Noted: The Committee discussed at Agenda Item 6. 	
	10. 65 Ebley Street (Spotlight Site) Bondi Junction Noted: To be incorporated as part of Bondi Junction Masterplan.	

Page **2** of **4**

CM/7.1/25.05- Attachment 1 Page 62

Item No:	Item	Responsible Officer
	 Create a new civic centre at Ebley Street Bondi Junction Noted: To be incorporated as part of Bondi Junction Masterplan. 	
	12. Bondi Golf Club Noted: Unsolicited planning proposal previously submitted for this site with extensive work however did not go to Council.	Sharon /
	Action: Officers to bring the work previously conducted to the Committee for review.	Andrew
	 77 Roscoe Street, Bondi Beach (Norman Andrews House) Noted: The committee supported exploring option. 	
	 Increase Council's affordable housing stock Noted: Completed. 	
	15. Wairoa Crown Reserve Noted: The Committee discussed the option to take over as Crown Land Manager.	Sharan /
	Action: Officers to report back to Committee on what is involved as a Crown Land Manager, risks involved and cost benefit.	Sharon / Andrew
	16. Future purchase of 5 Bondi Road, 2aWaverley Crescent which adjoin the Council owned properties at 1 and 3 Bondi Road. Noted: The Committee discussed and will monitor.	
	17. Part Clementson Park Child Care Building (Grace Childcare premises) Noted: The Committee discussed potential consideration as part of the Bondi Junction Masterplan with view to explore for acquisition.	
	 18. 1 Illawong Avenue (Kindimindi Childcare Site) Noted: The Committee discussed and agreed to monitor. 	
	 Construct new public amenities in public reserves Noted: The Committee discussed and noted. 	
	 South Bronte Amenities building Noted: The Committee discussed and noted. 	
	 Skate Park Amenities, Bondi Beach Noted: The Committee discussed and noted. 	
6	Consideration of future use options for the Council Chambers site	
	The Committee received a briefing note to present information and inform discussions in relation to the future of the Council Chambers site.	
	Noted:	
	 The following options for the future use of the site were presented to Councillors for consideration at a briefing held on 28 January 2025: 	
	Option 1 – Upgrade of essential services and bring back online for use as staff accommodation.	
	Option 2 – Refurbishment including services upgrade and soft fit out for use as staff accommodation. Option 3 – Full refurbishment to 2023 approved design for use as staff	
	accommodation. Option 4 – New building within existing footprint and FSR for use as staff	

Page 3 of 4

Item No:	Item	Responsible Officer
	accommodation. Option 5 – New building to maximum FSR plus underground parking for use as staff accommodation. Option 6 – New community use building with additional public car parking. Option 7 – New community use building with plaza at front. Option 8 – Demolish building to build at grade carpark with park enhancements. Decision: The Committee agreed to demolish and rebuild the Council Chambers building. The Committee agreed Council Officers to explore two conceptual options, one option as Council Chambers and Community, and one option solely as Community.	
7	Categorisation of properties feedback on recommendation	
	Noted: The Committee noted the proposed recommendations on the amended categorisation of properties following the February meeting.	
	Decision: The Committee endorsed the recommendation for Council Officers to adopt the proposed property categories:	
	Residential Property Investment Social Affordable Commercial Property Investment Community Services Operational Property Crown Lands Council	
8	Any Other Business	
	There was no other business.	
9	Next Meeting	
	Confirmed: The next meeting will be held on 1 May 2025, online via Microsoft Teams.	

MEETING CLOSED: 8:11pm

NEXT MEETING: Thursday, 1 May 2025

Council Agenda 20 May 2025

WAVERLEY

REPORT CM/7.2/25.05

Subject: Resident Parking Scheme Review Committee

Meeting - 11 March 2025 - Minutes

TRIM No: A24/1034

Manager: Nikolaos Zervos, Executive Manager, Infrastructure Services

Director: Sharon Cassidy, Director, Assets and Operations

RECOMMENDATION:

That Council notes the minutes of the Resident Parking Scheme Review Committee meeting held on 11 March 2025 attached to the report.

1. Executive Summary

This report provides information about the Resident Parking Scheme Review Committee meeting held on 11 March 2025. The minutes of the meeting are attached to this report.

2. Introduction/Background

On 29 October 2024, Council established the Resident Parking Scheme Review Committee to oversee the Resident Parking Scheme Review, administered and operated by Council.

The objectives of the Resident Parking Scheme Review Committee are to:

- Enhance the existing Resident Parking Scheme (RPS) such that it reflects the needs of all community stakeholders efficiently and equitably.
- Reduce resources required to implement, administer and manage the RPS scheme.
- Consider complementary kerbside and parking strategies that can contribute toward effective management of a Council asset with numerous competing demands.
- Support Council strategic objectives, including outcomes for all road users.
- Ensure prudent financial stewardship of a valuable Council asset in the short- and long-term.

3. Relevant Council Resolutions

Nil.

4. Discussion

This report updates Councillors on items discussed at the Resident Parking Scheme Review committee meeting held on 11 March 2025. The minutes, once noted, will be placed on Council's website.

5. Financial Impact

The support provided to facilitate Resident Parking Scheme Review Committee meetings is covered in Council's operational budget.

CM/7.2/25.05 Page 65

Council Agenda 20 May 2025

6. Risks/Issues

Nil.

7. Attachments

1. Resident Parking Scheme Review Committee - 11 March 2025 - Minutes &

CM/7.2/25.05 Page 66

Resident Parking Scheme Review Committee Meeting



Minutes & Action Items

Date: Tuesday, 11 March 2025

Meeting commenced:7:50pmMeeting closed:9:03pm

Venue: Hybrid / Boot Factory, Cloud Room, Level 2,

27-33 Spring Street, Bondi Junction

	Attendees	Apologies
Councillors		
Councillor	Michelle Stephenson (Chair)	
Councillor	Dov Frazer (Deputy Chair)	
Councillor	Margaret Merten	
Councillor	Ludovico Fabiano (Non-Voting)	
Staff		
Sharon Cassidy	Director, Assets and Operations	
Nikolaos Zervos	Executive Manager, Infrastructure Services	
Simon Mueller	Manager, Integrated Transport	
Belinda Luo	Senior Traffic Engineer	
Community Members		
Catherine Hoyle		
Garret O'Connor		
James Organ		
Precincts Representatives		
Di Robinson	North Bondi Precinct	
Bill Stavrinos	Bondi Precinct	

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CM/7.2/25.05- Attachment 1 Page 67

Item No:	Item	Responsible Officer
1	Acknowledgement of Country The meeting opened at 7:50pm and Acknowledgement of Country was conducted by Councillor Stephenson	
2	 Introductions and Apologies It is noted that the Committee has onboarded an alternate member, Catherine Hoyle from the pool of candidates through the original EOI process after a vacancy. 	
3	Declaration of Conflict of Interests No Conflict of Interests were declared for this meeting.	
4	 Context Setting – Terms of Reference Sharon Cassidy, Director, Assets & Operations provides a Terms of Reference (ToR) overview, highlighting the role of the committee and its principles. Note: The Committee can make recommendations to Council, although it does not have a decision-making authority and therefore, should not provide public comments. 	
5	 Simon Mueller, Manager Integrated Transport, provided an overview on the following items: Contents of the meeting, highlighting the purpose of the Resident Parking Scheme (RPS) review to address changing residential pressures, how we manage petitions and to create a robust framework. The Traffic and Parking related Local Government Area (LGA)data, noting that Waverley is the second densest LGA in NSW with almost 44,000 motor vehicles to park. The Terms of Reference (ToR) key points such as efficiency, equity, management with competing demands, outcomes for all road users and financial stewardship. There are currently, long-term strategic plans and background work completed. The TfNSW permit parking guidelines and highlights that there is a review undergoing consultation, with any proposed changes expected to be implemented by mid-2025. Any Council changes made to the RPS would need to comply to the TfNSW guidelines and part of the review process is to tidy up noncompliances. The LGA peer RPS comparisons, highlighting how other Council manage their RPS and the recurring theme that a maximum of two permits are provided. Noted: Cr Stephenson advised that car parking bays have had to be made increasingly longer to accommodate for the increasingly larger cars manufactured. Cr Stephenson further advised that Waverley Council issue up to three permits. 	

Page 2 of 6

Item No:	Item	Responsible Officer
	 The LGA peer RPS fees and charges, highlighting how Waverley Council provides the first permit for free in comparison to other Councils. Noted: Catherine Hoyle enquired as to why Northern Beaches Council was not reviewed. 	
	Action: • Belinda Luo, Senior Traffic Engineer to add Northern Beaches Council LGA peer comparison to the review.	Belinda Lou
	 Noted: Cr Merten if newer developments or apartments are entitled to permits. 	
	 Nikolaos Zervos, Executive Manager, Infrastructure Services, advised that Council have been adding it to their DA Conditions, although it has not been actively enforcing. This would require a Waverley Council Policy decision. 	
	Belinda Lou presented the extracted and analysed data – residential dwelling density, oversubscription and a theoretical exercise assuming a two-permit cap.	
	 Noted: Cr Stephenson, observed how Area 12, although one of the densest, is not linearly oversubscribed because there may be a lot of driveways in addition to many of the streets not activated for RPS. 	
	 Noted: Cr Merten suggested looking at fine-grained data (by dwelling). 	
	Belinda Lou, confirmed, this data is available.	
	- Noted: Cr Frazer suggested mapping areas north of Blair Street.	
	 Nikolaos Zervos, confirmed, this area would require a different dataset that is not as readily available, as there is currently no RPS scheme and therefore data on the number of permits in this area is not available. 	
6	Scope and Timeline Overview	
	Simon Mueller provided update on the RPS timeline and places a high emphasis on public engagement.	
	 Noted: Garret O'Connor enquired on the objective around the proposed timeline. 	
	 Simon Mueller advised the review is intended to be completed towards 2026 and dependent on public engagement aspects. 	
	 Sharon Cassidy advised it would be dependent on what Council decides to implement and what specific improvements are being committed to, any significant changes would require a staged approach. 	

Page 3 of 6

Item No:	Item	Responsible Officer
	 Cr Stephenson advised that we are reviewing from a more holistic approach instead of bits and pieces, which would require more time. 	
7	 Key Issues and Opportunities Simon Mueller provided an update on the RPS area map, noting the differing area sizes and permissible parking spaces, for the purpose of administrative or natural boundaries. 	
	 Noted: Cr Merten advised how adhoc petitions may have contributed to the irregular sizes and parking spaces approved. 	
	Simon Mueller introduces the current RPS challenges and issues and asks the Committee if there are any other challenges and issues.	
	 Noted: Cr Stephenson advised how driveways/garages add value to the property but are not being utilised as a car space. 	
	 Noted: Garret O'Connor enquires on enforcement and the differing views of overenforcement versus lack of enforcement. 	
	 Cr Merten advises that some residents have illegally painted driveway line markings outside their property. 	
	 Cr Stephenson advises some residents have been using traffic cones to reserve car spaces and enforcement does stop after a particular time during the day. 	
	 Nikolas Zervos advises that it would be part of the review process to agree upon what enforcement would look like. Furter acknowledges that enforcement does not happen at night and if it were to, notes on how that would look like. 	
	Simon Mueller introduces the RPS opportunity areas.	
	 Noted: Nikolas Zervos advised many relationships between all the opportunity factors, for example, increasing costs would influence the number of permits issued. 	
	 Noted: Bill Stavrinos enquired if there is a minimum or maximum for the number of car parking spaces provided on-site within new DAs and its long-term impacts. 	
	 Simon Mueller advised within the current DCP, maximums are in place and another issue would be managing congestion and the upward pressure on kerb side. 	
	 Noted: Cr Frazer enquired if other LGAs disincentivise the number of vehicle ownership and emphasises that Council cannot control vehicle registration but should focus on the aspects that are controllable. 	
	 Nikolaos Zervos advised it would mean minimising the number of garage spaces approved and permits given out. 	

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CM/7.2/25.05- Attachment 1 Page 70

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Item No:	Item	Responsible Officer
	 Nikolas Zervos advised it would be through "letterbox drop" and "Have Your Say", and an email can be circulated to the Committee for input. Action:	
	Officers to send a draft of the public engagement tactics/questions to the committee via email.	Nikolaos Zervos
8	Any Other Business - Nil	

MEETING CLOSED: 9:03pm

NEXT MEETING: 11 June 2025

WAVERLEY

REPORT CM/7.3/25.05

Subject: Waverley Business Forum Meeting - 16 April 2025 -

Minutes

TRIM No: A24/0997

Manager: George Bramis, Executive Manager, Urban Planning

Director: Fletcher Rayner, Director, Planning, Sustainability and Compliance

RECOMMENDATION:

That Council notes the minutes of the Waverley Business Forum meeting held on 16 April 2025 attached to the report.

1. Executive Summary

The Waverley Business Forum (WBF) serves as a platform for local businesses, Council representatives and industry leaders to engage in discussions on economic development, innovation, sustainability, and key local projects.

2. Introduction/Background

The most recent meeting of the WBF was held at the Boot Factory on 16 April 2025.

3. Relevant Council Resolutions

Nil.

4. Discussion

Minutes of the WBF meeting dated 16 April 2025 have been endorsed by panel members who were in attendance and are attached to this report for Council's noting.

5. Financial Impact

Nil.

6. Risks/Issues

Nil.

7. Attachments

1. Waverley Business Forum - 16 April 2025 - Minutes 😃

Waverley Business Forum Panel Meeting



Minutes

Wednesday 16 April 2025 6:00pm to 7:15pm

Waverley Council Cloud Room, Boot Factory Level 2, 27-33 Spring St, Bondi Junction

Waverley Business Forum Committee Members

Councillors

Will Nemesh Mayor / Chair Members All Councillors

Panel members

Anthony Brooks Sydney Roosters

Luke Caleo Scentre Group

Emmanuel Constantinou Chamber of Commerce

Ross Dawson Bondi Innovation

Jay Fink S'wich

Miriam Guttman-Jones Resident

Victor Negrine Richardson & Wrench Bondi Junction

Joshua Roach Consume Planning

Fay Theiss HR Seekers
Debbie Weiss HelloBronte

Staff

Emily Scott General Manager

Fletcher Rayner Director, Planning, Sustainability and Compliance

Purpose

The Waverley Business Forum will serve as a platform for local businesses, council representatives, and industry leaders to engage in discussions on economic development, innovation, sustainability, and key local projects.

Waverley Business Forum Minutes

1

Minutes

	Agenda Item	Minute							
1	Welcome &								
	attendance	In-person							
		Cr Will Nemesh (Chair)							
		Cr Ludovico Fabiano							
		Cr Paula Masselos							
		Cr Margaret Merton							
		Cr Joshua Spicer							
		Cr Katherine Westwood							
		Cr Dov Frazer							
		Cr Michelle Stephenson							
		Luke Caleo, Scentre Group							
		Emmanuel Constantinou, Chamber of Commerce							
		Ross Dawson, Bondi Innovation							
		Jay Fink, S'wich							
		Miriam Guttman-Jones, Resident							
		Victor Negrine, Richardson & Wrench Bondi Junction							
		Joshua Roach, Consume Planning							
		Debbie Weiss, HelloBronte							
		Emily Scott, General Manager, Waverley Council							
		Fletcher Rayner, Director of Planning, Sustainability & Compliance, Waverley							
		Council							
		Online							
		Anthony Brooks, Sydney Roosters							
		Apologies							
		Fay Theiss, HR Seekers							
	Panel member	All panel attendees gave a brief overview of themselves and interest in future							
	introductions	focus area. They included:							
		Concern about small businesses and vacant business premises.							
		Waverley is a complicated mix of residents, tourists and businesses and							
		the task is to get it right.							
		How do we attract more people to visit Bondi Junction and the broader							
		area?							
		How does Council meet local business needs and prepare for jobs into							
		the future?							
		How do we improve opportunities for small business?							
		How do we help a very creative local business community flourish?							
		Red tape needs to be cut and give small businesses the tools to thrive.							

Waverley Business Forum Minutes

 Council
 20 May 2025

2	Terms of Reference	 Outline the forum's objectives, scope, and structure for panel members to be aware Noted 8 community members applied with up to 10 permitted and a second Expression of Interest to be created for 2 more panellists.
3	Waverley update	 Presentation delivered on highlights from the last 6 months: Major Events Calendar developed and circulated to businesses Economic Snapshot – Overview of Waverley. Occupancy audit revealed positive trends. Bondi Junction Masterplan underway. Boot Factory officially opened (including new café). CCTV in Oxford Street Mall expansion discussed. Outdoor dining guidelines updated (less red tape). Curlewis Street public works mostly completed. North Bondi Shops/Bus interchange under review. Charing Cross street upgrade commenced, due for completion by end of year. On-Line Community Venues Booking System.
4	Bondi Chamber update	 Slow uptake of nighttime economy opportunities. CCTV improvements in Oxford Street mall are supported by local businesses. Fairy lights and streetscape upgrades positively received. Outdoor dining reforms were welcomed. Business Awards are strongly supported for local businesses and Bondi Festival praised as a key activator.
5	Bondi Innovation update	 Bondi/Waverley has immense untapped talent. Over 1,000 members in the relaunched Bondi Innovation group. The group still have no physical "Innovation Precinct" exists — unlike Surry Hills/City or other areas. Call for Council to explore options for space and innovation support.
	Shot, Medium & Long Term Initiatives	 Extended trading hours – Suggestion for "Good Neighbour Policy" to support this. More local events – Activation in Bondi and the Mall. Developer incentives – Consider height flexibility in the mall. Waverley First – Council to prioritise buying from local businesses. Creative activations – Artists, music, footpath vibrancy. Pavilion issues – Expensive and slow to book (Noting new system launched last week). Morning economy – Cafés want to open earlier (6am); current DAs limit to 7am.

Waverley Business Forum Minutes

		 E-bikes – Complaints about blocking footpaths. New guidelines underway. Outdoor seating – Boundaries supported, but flexible on layout. Innovation Centre – Call for a 4,000–5,000m² facility to merge lifestyle with entrepreneurship. Red tape reduction – Council encouraged to ease business barriers.
7	Q&A	 A question was raised about what outcomes the Business Forum would achieve, and whether there would be an agenda for the next meeting. In response, the Forum objectives were reaffirmed and undertaking given to invite agenda items for the next meeting.
8	General Business	Next meeting will be Monday 18 August 2025, 6:15pm – 7:00pm
		Meeting Closed

REPORT CM/7.4/25.05

Subject: Q3 Budget Review - March 2025

TRIM No: SF24/4957

Manager: Teena Su, Executive Manager, Finance

Director: Tara Czinner, Director, Corporate Services



RECOMMENDATION:

That Council:

1. Notes that the Executive Manager, Finance, as the responsible accounting officer, advises that the projected financial position of Council is satisfactory.

2. Adopts the variations to the 2024–25 Operating and Capital budgets in accordance with the attachments to the report.

1. Executive Summary

Following the Q3 2024–25 budget review, Council's Q3 proposed budget reforecasts a total income of \$185.3m and expenditure of \$203.4m, which will result in the use of reserves totalling \$18.0m to deliver the planned expenditure program within a balanced budget for 2024–25 financial year.

The following amendments are proposed:

- Increased operating income by \$1.4m to \$167.8m.
- Increased operating expenses by \$1.1m to \$145.6m.
- Decreased capital income by \$5.1m to \$17.5m.
- Increased capital expenses by \$3.9m to \$57.3m.
- Increased reserve utilisation requirement by \$8.7m to \$18.0m.

The Q3 budget review forecasts a balanced budget and reduces the Operating Performance Ratio (OPR) to 0.16% from 0.29% for 2024-25 financial year.

2. Introduction/Background

As part of the Integrated Planning and Reporting Framework for NSW Local Government, the Office of Local Government (OLG) has a set of minimum reporting requirements for councils. These reporting requirements have been put in place to assist councils to facilitate progress reporting against the original and revised annual budgets. Reporting is required at the end of each quarter.

Collectively, these documents are known as the Quarterly Budget Review Statement (QBRS). Quarterly reports are required to be submitted at the end of each quarter to Council in accordance with the relevant legislation, clause 203 of the *Local Government (General) Regulation 2021*, and that the responsible accounting officer of the Council prepares and submits to Council a Budget Review Statement that indicates the latest estimates of income and expenditure for the current financial year. The QBRS must include, or be accompanied by:

• A report as to whether or not the responsible accounting officer believes that the Statement indicates that the financial position of the Council is satisfactory, having regard to the original estimates of income and expenditure.

• If that position is unsatisfactory, recommendations for remedial action.

Council's current approved 2024-25 budget was adopted at its meeting on 18 February 2025.

3. Relevant Council Resolutions

Nil.

4. Discussion

The March Quarterly Budget Review forecasts a decrease in income by \$3.7m to \$185.3m. It comprises \$1.4m increase in operating income and a \$5.1m decrease in capital income. It also forecasts a total increase of \$5m in expenses, comprising \$1.1m increase in operating expenses, \$2.8m increase in the Capital Works Program and \$1.1m increase in other capital expenses. These have revised the expense program total to \$202.9m (\$203.4m including loan principal repayment) for financial year (FY) 2024–25.

The following table provides a comparison of the Council's forecast position between the current approved budget and Q3 proposed budget and actuals (including commitments) for the third quarter to 31 March 2025.

Table 1. Comparison of current approved budget and Q3 proposed budget.

Table 1 - Q3 Proposed Budget - '000	Original Budget	Current Approved Budget	Q3 Amendment	Q3 Proposed Budget	Q3 change %	Actual (Incl. Commitments) 31 March 2025
Estimated Income	188,596	189,059	(3,710)	185,349	(1.96%)	154,957
Operating Income	159,746	166,469	1,364	167,832	0.82%	144,022
Capital Income	28,850	22,591	(5,074)	17,517	(22.46%)	10,935
Estimated Expenses	(186,550)	(198,391)	(5,006)	(203,397)	2.52%	(149,915)
Operating Expense	(140,037)	(144,480)	(1,083)	(145,563)	0.75%	(106,887)
Capital Works Program	(36,100)	(42,793)	(2,817)	(45,610)	6.58%	(40,186)
Other Capital Expense	(9,927)	(10,633)	(1,106)	(11,739)	10.40%	(2,482)
Loan Repayment	(486)	(486)	0	(486)		(360)
Net Income / (Expenses)	2,046	(9,332)	(8,716)	(18,048)	93.40%	5,042
Reserve Funds	(2,046)	9,332	8,716	18,048	93.40%	(5,035)
Net Result - Surplus/(Deficit)	0	0	(0)	0		7

(Excluding depreciation expense)

Operating income

Operating income (excluding capital works income and proceeds from the sale of assets) increased by \$1.4m, mainly attributed to the following changes:

- Investment income increased by \$0.7m from revised forecast based on cash availability.
- Parking meters income increased by \$1.8m.
- Operational grant income increased by \$0.4m mainly from State grant for Bronte, Tamarama, Bondi seawall technical study, Elsa Dixon trainees grant, contribution from Woollahra Council and various grants for Early Education Centres and the Senior Centre.
- Truck zone permit decreased by \$0.4m
- Parking and building fines decreased by \$1.1m

Capital income

Capital income decreased by \$5m mainly due to the following:

• \$6.3m decrease in planning agreements due to delay of receipt from a number of development applications.

• \$1.1m increase in section 7.12 contributions.

Reserve balance will also be reduced by same amount from the above capital income reduction.

Operating expenses

Operating expenses increased by \$1.1m, mainly attributed to the following:

- \$0.7m increase in agency temporary staff to backfill various vacancies.
- \$0.3m increase in contractors for various works for tree management and replacement, January storm damage and drain pit cleaning.
- \$0.2m increase in legal costs on legal cases.
- \$0.1m decrease in SES levy based on the latest instalment.

In addition, depreciation expense (a non-cash operating expense) increased by \$0.5m to \$22.0m to reflect an increased value of the Council's infrastructure asset attributed to assets investment, including purchasing a building unit block. Though the movement in depreciation does not impact the budget's bottom line, but it has the following two key financial implications:

- The operating performance ratio (OPR), which OLG uses to measure a council's financial sustainability. The projected OPR for FY2024-25 has reduced due to a \$0.5m increase in depreciation expense.
- The estimated of required renewal expenditure to maintain assets at their current condition.

Capital works program (Attachments 2 and 3)

The Capital Works Program proposes amendments to 123 projects. These amendments will result in a net increase in program expenditure by \$2.8m to \$45.6m following a reassessment of the project work delivery schedule and other priorities.

The Q3 capital works program review resulted in an increase in revenue (\$0.2m) mainly attributed to successful project grant applications, and an increase in use of reserves fund (\$2.6m).

The table below provides a summary of expense changes to the capital works program.

Table 2. Expense changes to capital work program.

Capital Works Program Q3 Amendments	No of Projects	Amount \$'000
C - Project cost reduction	23	(1,386)
I - Project cost increase	17	2,937
U - Project cost increase (Unplanned works)	4	85
S - SAMP program adjustment	74	(1,152)
B - Funds brought forward (LTFP)	2	1,560
N - New Project	3	773
Total	123	2,817

Significant changes to these projects include:

Building infrastructure

\$0.5m decrease in building infrastructure projects mainly due to:

- \$1.2m increase in Boot Factory Restoration and Mill Hill Upgrade as additional budget required to cover the projected final cost noting negotiations in progress.
- \$0.2m increase in Tamarama Surf Life Saving Club Building Upgrade to cover the projected final cost noting negotiations in progress.
- \$0.4m decrease in Bronte Surf Life Saving Club and Community Facilities as budget transfer to Bronte Beach Seawall and Promenade Upgrade.
- \$0.2m decrease in Short Term Office Accommodation Project.
- \$0.2m decrease in Strategic Asset Management Plan (SAMP) building projects due to adjustments across SAMP category based on the priority scope requirements.

Public domain infrastructure

\$0.7m increase in public domain projects mainly due to:

- \$0.4m increase in Bronte Beach Seawall and Promenade Upgrade. Budget transferred from Bronte Surf Life Saving Club and Community Facilities.
- \$0.3m increase in Quinn Road Memorialisation Wall. Budget brought forward from Long Term Financial Plan (LTFP), fully funded from Cemetery Reserve.

Road infrastructure

\$1.4m increase in road infrastructure projects mainly due to:

- \$1.3m increase in Charing Cross Streetscape Upgrade. Budget brought forward from LTFP due to work schedule advanced its progress.
- \$0.7m increase in road safety and traffic calming to carry out construction. This project is partially grant funded.
- \$0.3m increase in 40 km/h speed zone review. This is a new fully grant funded project to carry out signage works.
- \$0.2m increase in SAMP traffic control devices. This project is partially grant funded.
- \$1.0m decrease in SAMP road projects due to adjustments across SAMP category based on the priority scope requirements.

Recreational and public spaces

\$0.2m increase in recreational and public spaces mainly due to:

• \$0.1m increase in Sir Thomas Mitchell Reserve due to project costs increase. This project is partially grant funded.

• \$0.07m increase in Clementson Park Renewal to cover for urgent playground renewal works.

Sustainability infrastructure

\$0.03m decrease in EV charging stations for Council fleet due to cost reduction based on programmed works.

Unplanned works

\$0.05m increase in unplanned works/projects mainly for:

- \$0.1m increase in 2024 April storm damage due to increased costs to respond to storm damage rectification.
- \$0.07m increase in stormwater at Sir Thomas Mitchell Road for remediation of existing stormwater pipe within private property.
- \$0.1m decrease in stormwater works at Oceanview Avenue and George Street due to cost reduction based on programmed works.

\$45.6m of Capital Works Program projects will be delivered in this financial year following the Q3 review. The following table shows how the revised Capital Works Program is funded.

Table 3. Funding o	of revised capit	al works program.
--------------------	------------------	-------------------

Capital Works Program Funding Sources: '000	Current Budget	Q3 Proposed Budget	Q3 Amendments Increase/(Decrease)
Expenditure	42,793	45,610	2,817
Grants and Contributions	4,460	4,654	194
External Restricted Reserve	19,356	20,724	1,367
Internal Restricted Reserve	8,187	9,443	1,256
General Fund	10,790	10,790	-
Total Funding Sources	42,793	45,610	2,817

Other capital expense

Other capital expenses increased by \$1.1m due to:

- Purchase of the affordable housing block of units increased \$2.1m.
- Deferral of fleet purchase to 2025-26 year decreased \$1.0m.

The revised Q3 budget anticipated 53 fleet items replacement purchases, an increase of 11 items from the current approved budget. As at 31 March, 34 items have been delivered/ordered, with the remaining 19 items to be delivered within the next quarter by the end of June 2025.

Table 4. Plant replacement program.

2024/25 Budget Plant Replacement Program	2024/25 Current Approved Budget		Q3 An	nendment		D Act (Inc. itments)	Proposed 2024/25 Q3 Budget		
	Qty	\$	Qty	\$	Qty	\$	Qty	\$	
Passenger Vehicle	5	258,306	12	540,821	5	229,640	17	799,127	
Light Commercial Vehicle	18	742,952	2	94,000	20	881,745	20	836,952	
Truck Fleet	7	1,954,761	(5)	(1,764,451)	-	-	2	190,309	
Specialised Equipment	ent 12 404,946		2	94,470	9	309,897	14	499,416	
Total	42	3,360,965	11	(1,035,160)	34	1,421,282	53	2,325,805	

Reserves

As a result of the above Q3 capital income and capital expenditure budget amendments, the anticipated year-end reserves balance has reduced by \$8.7m, mainly from:

- \$0.5m Emergency Reserve used for unplanned stormwater works at Oceanview Avenue and George Street.
- \$2.1m affordable housing contribution reserve used for the purchase of 49 Mitchell Street, Bondi Beach.
- \$6.1m Planning Agreement Reserve reduction mainly due to delay of receipt from a number of DAs and used funding for Charing Cross Streetscape Upgrade.

A net use of \$18m in reserve money has been applied to fund the revised FY 2024-25 Q3 budget. All reserves are for their intended purposes in accordance with Council's Reserves Strategy. The reserves balance is projected to be \$92.9m for 30 June 2025.

Financial performance measures

The following financial performance measures indicate that Council meets all six of the OLG Performance Measures from the Q3 proposed budget.

Table 5. Financial performance measures.

	Forecasted		
	indicator		Benchmark
Key Performance Indicators:	30-Jun-25		
1. Operating Performance Ratio	0.16%	✓	>0.00%
This ratio measures Council's achievement of containing operating expenditure within operating revenue.	,		
2. Own source operating revenue ratio	86.62%	✓	>60.00%
This ratio measures fiscal flexibility. It is the degree of reliance on external funding sources such as operating grants and contributions.	7		
3. Unrestricted current ratio	4.57	✓	>1.50>
To assess the adequacy of working capital and its ability to satisfy obligations in the short term for the unrestricted activities of Council			
4. Debt service cover ratio	43.50	✓	>2.00>
This ratio measures the availability of operating cash to service debt including interest, principal and lease payments			
5. Rates, annual charges, interest and extra charge outstanding percentage	4.50%	✓	<5.00%
To assess the impact of uncollected rates and annual charges on Council's liquidity and the adequacy of recovery efforts			
6. Buildings and Infrastructure renewals ratio	237.99%	✓	>=100.00%
To assess the rate at which these assets are being renewed relative to the rate at which they are depreciating			
Note. Asset fair valuation adjustment and net gain on asset disposal are excluded in the above calculations.			

Income and expense performance as at 31 March 2025

Figures 1 and 2 below illustrate the income and expense performance for the nine months of the year ending 31 March 2025 compared to the Q3 proposed budget for the year ending 30 June 2025.

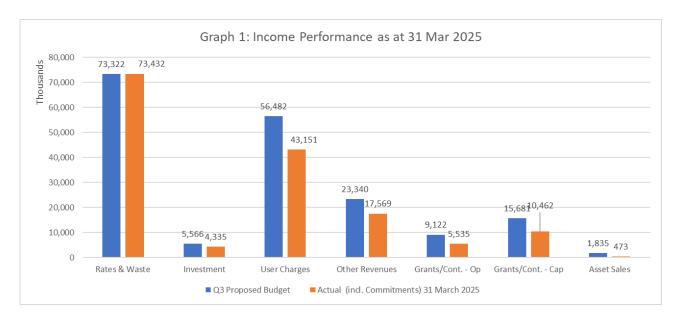


Figure 1. Income performance as at 31 March 2025.

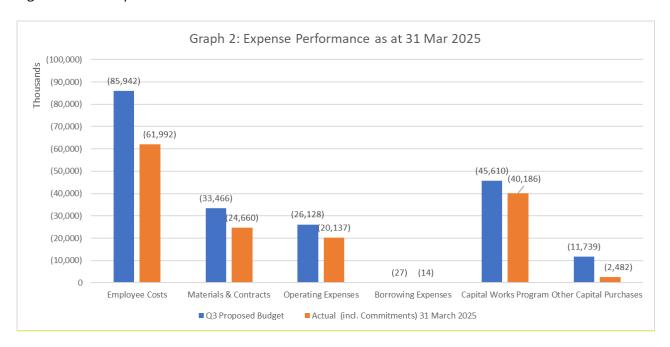


Figure 2. Expense performance as at 31 March 2025.

See Attachment 4 for Directorates' Q3 budget performance as at 31 March 2025.

5. Financial Impact

The Q3 expense amendments are fully funded by the increased operating income and reserves fund.

The projected financial position of Council for the 2024-25 financial year is satisfactory.

6. Risks/Issues

The Q3 budget forecasts an operating surplus before depreciation and capital items of \$22.3m. The operating surplus contributes to funding the capital expenditure of \$57.3m. Council has projected a balanced budget supported by capital income (grants and developer contributions) and reserve funds. If there is any material decline in income and/or increase in service/project cost, Council would need to secure other alternative income sources or further resource allocation prioritisation to manage upcoming financial commitments and achieve its long-term financial sustainability goal and deliver on its strategic priorities.

Attachments

- 1. Q3 Quarterly Budget Review Statement (QBRS) 😃
- 2. Q3 Revised Capital Works Program 😃
- 3. Q3 Revised Capital Works Program Funding J.
- 4. Q3 Budget Statement Council and by Directorate 😃

Attachment 1 - Q3 QBRS Statement

Waverley Council

Quarterly Budget Review Statement
for the period 01/01/25 to 31/03/25

ppage1. Responsible Accounting Officer's Statement22. Income & Expenses Budget Review Statement's33. Capital Budget Review Statement64. Cash & Investments Budget Review Statement85. Key Performance Indicator (KPI) Budget Review Statement106. Contracts & Other Expenses Budget Review Statement13

Council Meeting 20 May 2025

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Attachment 1 - Q3 QBRS Statement Council Meeting 20 May 2025

Waverley Council

Quarterly Budget Review Statement for the period 01/01/25 to 31/03/25

Report by Responsible Accounting Officer

The following statement is made in accordance with Clause 203(2) of the Local Government (General) Regulations 2021:

31 March 2025

It is my opinion that the Quarterly Budget Review Statement for Waverley Council for the quarter ended 31/03/25 indicates that Council's projected financial position at 30/6/25 will be satisfactory at year end, having regard to the projected estimates of income and expenditure and the original budgeted income and expenditure.

ng Officer		
	ng Officer	ng Officer

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Attachment 1 - Q3 QBRS Statement

Council Meeting 20 May 2025

Waverley Council

Quarterly Budget Review Statement for the period 01/01/25 to 31/03/25

Income & Expenses Budget Review Statement

Budget review for the quarter ended 31 March 2025 Income & Expenses - Council Consolidated

(\$000's)	Original Budget 2024/25	Approved Carry Forwards	Changes Sep QBRS	Dec QBRS	Revised Budget 2024/25	Variations for this Mar Qtr	Notes	Projected Year End Result	Actual YTD figures
Income									
Rates and Annual Charges	73,430		(91)	(1)	73,338	(16)		73,322	73,432
User Charges and Fees	51,427		2,893	1,018	55,338	1,145	1	56,482	43,151
Interest and Investment Revenues	4,127		692		4,819	747	2	5,566	4,335
Other Revenues	24,602		109	(462)	24,248	(909)	3	23,340	17,569
Grants & Contributions - Operating	6,160	161	2,205	199	8,725	397	4	9,122	5,535
Grants & Contributions - Capital	27,013	231	(6,569)	31	20,706	(5,025)	5	15,681	10,462
Net gain from disposal of assets	1,837	43	4		1,884	(49)		1,835	473
Total Income from Continuing Operations	188,596	435	(756)	784	189,059	(3,710)	•'	185,349	154,957
Expenses									
Employee Costs	86,384	24	191	(675)	85,924	18		85,942	61,244
Borrowing Costs	27				27			27	14
Materials & Contracts	22,154	149	2,831	815	25,949	701	6	26,649	16,721
Depreciation	19,500		2,000		21,500	500	7	22,000	13,326
Legal Costs	422		157	81	659	258	8	917	654
Consultants	4,761		531	338	5,630	269	9	5,900	3,050
Other Expenses	26,288	44	(50)	8	26,291	(163)	10	26,128	17,397
Total Expenses from Continuing Operations	159,537	218	5,660	566	165,980	1,583	•	167,563	112,405
Net Operating Result from Continuing Operations	29,060	217	(6,416)	218	23,079	(5,293)	•	17,786	42,552
Net Operating Result from All Operations	29,060	217	(6,416)	218	23,079	(5,293)		17,786	42,552
Net Operating Result before Capital Items	209	(56)	149	187	489	(219)		269	31,617

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Attachment 1 - Q3 QBRS Statement

Council Meeting 20 May 2025

Waverley Council

Quarterly Budget Review Statement for the period 01/01/25 to 31/03/25

Income & Expenses Budget Review Statement Recommended changes to revised budget

Budget Variations being recommended include the following material items:

Notes Details

- 1 Favourable change of \$1.1m to User Charges and Fees due to following reasons:
 - \$1.8m increase in Parking Fees based on YTD trend
 - \$0.3m increase in crane permits
 - \$0.3m increase in Sale of Cemetery Rights and Interment Fees due to better than expected results as at March.
 - \$0.2m increase in Trading Rights, Outdoor Seating, license fee and hire of halls and rooms due to higher than expected result end of March
 - \$0.2m increase in Construction and Building certifate due to higher than expected result to end of March.
 - \$0.1m increase in Parking Permits
 - \$0.8m decrease in Service Utility Fees and Road Opening Permits due to lower activities than expected
 - \$0.4m decrease in Temporary Truck Zones Permit Fees due to enforcement works are not occurring to reflect uptake in permits.
 - \$0.4m decrease in Child Care Benefit (CCS), Child Care Fees and Child Care Levy based on current trend and lower utilisation rate
 - \$0.2m decrease in Sponsorship Fees due to lower than expected results to March.
- 2 Favourable change of \$0.7m to Interest and Investment revenues due to following reasons:
 - \$0.7m increase in interest and investment revenues due to revised forecast based on cash availability
- 3 Unfavourable change of \$0.9m to other revenue due to following reasons:
 - \$1m decrease in fines & costs mainly due to on-street parking fines being lower than expected
 - \$0.1m increase in extra charges rates based on YTD actual

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Attachment 1 - Q3 QBRS Statement Council Meeting 20 May 2025

- 4 Favourable change of \$0.4m to Grants & Contributions Operational due to following reasons:
 - \$0.1m increase for Contribution from Woollahra from share of AIF building costs
 - \$65k increase for Bronte, Tamarama, Bondi seawall technical study
 - \$50k increase for Elsa Dixon grant
 - \$59k increase for EECs and Senior Center from various grants
- 5 Unfavourable change of \$5m to Grants & Contributions Capital due to following reasons:
 - \$1.1m increase in Section 7.12 Contributions.
 - \$0.2m increase in Grants and contributions for the capital works program.
 - \$6.3m decrease in Voluntary Planning Agreement Contributions mainly due to delay of receipt from Oxford Street Bondi Junction DA
- 6 Unfavourable change of \$0.7m to Materials & Contracts is due to following reasons:
 - \$0.7m increase in agency temporary staff to backfill various vacancies
 - \$0.3m increase in Contractors mainly for Tree Management and Replacement, January storm damage and Drain Pitt Cleaning
 - \$0.3m decrease in Computer software due to account classification
- 7 Unfavourable change of \$0.5m to depreciation cost is due to following reasons:
 - \$0.5m increase from reforecasted expenses based on current trend
- 8 Unfavourable change of \$0.2m to legal costs is mainly due to following reason:
 - \$0.2m increase in legal costs on legal cases
- 9 Unfavourable change of \$0.3m to Consultant is mainly due to following reason:
 - \$0.3m increase in ICT project offset by decrease in computer software cost due to account classification
- 10 Favourable change of \$0.2m to Other Expenses is mainly due to following reason:
 - \$0.1m decrease in contribution to Governmenet due to lower SES levy based on latest installment
 - \$0.1m decrease in electricity charges under street lighting

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Attachment 1 - Q3 QBRS Statement

Council Meeting 20 May 2025

Waverley Council

Quarterly Budget Review Statement for the period 01/01/25 to 31/03/25

Capital Budget Review Statement

Budget review for the quarter ended 31 March 2025

Capital Budget - Council Consolidated

(\$000's)	Original Budget	Annroy	ved Changes		Revised Budget	Variations for this	Notes	Projected Year End	Actual YTD
(5000 3)	2024/25	Carry Forwards	U	Dec QBRS	2024/25	Mar Qtr	Notes	Result	figures
Capital Expenditure	•	•	•						
New Assets									
- Plant & Equipment	3,348	199	61		3,608	(1,041)	1	2,567	326
- Land & Buildings	6,552				6,552	2,100	2	8,652	865
- Roads, Bridges, Footpaths			16		16	(1)		15	15
- Other	699	20	179	260	1,158	17		1,175	675
Renewal Assets (Replacement)									
- Plant & Equipment									
- Land & Buildings	9,140	4,454	(755)	(1,395)	11,443	769	3	12,213	9,585
- Roads, Bridges, Footpaths	15,915	1,008	1,919	45	18,887	1,968	4	20,855	11,176
- Other	10,373	893	(556)	1,052	11,762	111	5	11,873	7,840
Loan Repayments (Principal)	486				486			486	360
Total Capital Expenditure	46,513	6,572	864	(38)	53,911	3,923		57,835	30,841
Capital Funding									
Rates & Other Untied Funding	10,503	(56)	1,922	(1,398)	10,971	97		11,068	9,931
Capital Grants & Contributions	9,285	231	(5,087)	31	4,460	194		4,654	765
Reserves:									
- External Restrictions/Reserves	18,869	1,699	4,917	654	26,139	3,467		29,606	13,397
- Internal Restrictions/Reserves	6,019	4,656	(892)	675	10,458	215		10,672	6,276
New Loans									
Receipts from Sale of Assets									
- Plant & Equipment	837	43	4		884	(49)		835	473
- Land & Buildings	1,000				1,000			1,000	
Total Capital Funding	46,513	6,572	864	(38)	53,912	3,924		57,836	30,841
Net Capital Funding - Surplus/(Deficit)	-	- 0	0		- 0	0		0	0.0

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Attachment 1 - Q3 QBRS Statement

Council Meeting 20 May 2025

Waverley Council

Quarterly Budget Review Statement for the period 01/01/25 to 31/03/25

Capital Budget Review Statement Recommended changes to revised budget

Budget Variations being recommended include the following material items:

Notes	Details
1	New Assets Plant and Equipment decreased by \$1m mainly due to:
	\$1m increase in fleet purchase due to deferral of truck fleet to 25-26 year
2	Land & Buildings New Assets increased by \$2.1m mainly due to:
	\$2.1m increase in affordable housing block of units purchase
3	Land & Buildings Replacement Assets increased by \$0.8m mainly due to:
	\$1.3m increase in Mill Hill Boot Factory
	\$0.3m increase in Tamarama SLSC
	\$0.7m decrease in Bronte Surf Club & Community Facilities
4	Road, Bridges and Footpath Replacement Assets increased by \$1.9m mainly due to:
	\$1.3m increase in Charing Cross Streetscape Upgrade
	\$0.7m increase in Road Safety and Traffic Calming
	\$0.4m increase in Bronte Beach Seawall and Promenade Upgrade
	\$0.3m increase in 40km/hr speed zone review - signage
	\$0.5m decrease in a number of SAMP projects
	\$0.1m decrease in Stormwater works at Oceanview Ave and George St
5	Others Replacement Assets increased by \$0.1m mainly due to:
	\$0.3m increase in Quinn Rd Memorialisation Wall
	\$0.2m decrease in Staff Accommodation

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Attachment 1 - Q3 QBRS Statement

Council Meeting 20 May 2025

Waverley Council

Quarterly Budget Review Statement for the period 01/01/25 to 31/03/25

Cash & Investments Budget Review Statement

Budget review for the quarter ended 31 March 2025

Cash & Investments - Council Consolidated

(\$000's)	Original Budget 2024/25	Approved Carry Forwards & Other	Changes Sep QBRS	Dec QBRS	Revised Budget 2024/25	Variations for this Mar Qtr	Notes	Projected Year End Result	Actual YTD figures
Externally Restricted (1)									
Developer Contributions	23,381	(1,524)	(7,198)	(665)	13,993	(8,672)	1	5,321	22,523
Domestic Waste Reserve	20,605		(39)	145	20,710	1,030	2	21,740	15,360
Unexpended Grant/Subsidy	2,619		10	(37)	2,593	29		2,622	2,522
Stormwater Management Service Reserve	468	(175)	(14)	(80)	199	67		266	1,113
Total Externally Restricted	47,073	(1,699)	(7,242)	(637)	37,495	(7,546)		29,949	41,518
(1) Funds that must be spent for a specific purpose									
Internally Restricted (2)									
Affordable Housing Program	2,126	(53)	52		2,125	(61)		2,064	1,950
Cemetery	2,898	(688)	233	17	2,460	263	3	2,724	3,484
Centralised - Other	3,708	(459)	(88)	876	4,037	(667)	4	3,370	4,833
Deposits & Bonds	27,572				27,572			27,572	27,572
Election									495
Employees Leave Entitlements	5,311				5,311			5,311	5,311
Property Investment Strategy	6,821	(1,909)	(588)		4,324			4,324	4,394
IT Information	1,984		303		2,288			2,288	3,889
Other Internal Restricted	2,055	(897)	(21)		1,138	(242)	5	896	722
Parking - Car Park	3,239		30		3,269			3,269	3,326
Parking - Meter	2,737				2,737			2,737	2,665
Plant & Vehicles Replacement	5,221	(138)	(97)		4,986	(79)		4,907	6,237
SAMP Infrastructure	1,622	(407)	2,102		3,318	(369)	6	2,949	4,029
Social Housing	627	(106)	35		556	(15)		541	695
Total Internally Restricted	65,922	(4,656)	1,962	893	64,122	(1,170)		62,952	69,601
(2) Funds that Council has earmarked for a specific purpose									
Unrestricted (i.e. available after the above Restrictions)	11,108				11,108			11,108	17,706
Total Cash & Investments	124,103	(6,355)	(5,280)	256	112,725	(8,716)		104,009	128,825

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Attachment 1 - Q3 QBRS Statement

Council Meeting 20 May 2025

Waverley Council

Quarterly Budget Review Statement for the period 01/01/25 to 31/03/25

Cash & Investments Budget Review Statement

Recommended changes to revised budget

Budget Variations being recommended include the following material items:

Decrease in SAMP Infrastructure reserve to fund Cemeteries capital works program

Notes Details

Decrease in Developer contribution reserve mainly due to delay receipting from a number of DAs

Increase in Domestic Waste reserve due to deferral of truck fleet purchase into FY25-26 year

Increase in Cemetery reserve due to increase in income

Decrease in Centralised-Other Reserve to fund unplanned stormwater works

Decrease in Other Internal Restricted Reserve to align capital works program delivery schedule

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Attachment 1 - Q3 QBRS Statement

Council Meeting 20 May 2025

Waverley Council

(\$000's)

Quarterly Budget Review Statement for the period 01/01/25 to 31/03/25

Key Performance Indicators Budget Review Statement - Council specific KPI's

Budget review for the guarter ended 31 March 2025

Current Pr	ojection	Original	Act	uals
Amounts	Indicator	Budget	Prior F	eriods
24/25	24/25	24/25	23/24	22/23

22/23

The Council monitors the following Key Performance Indicators:

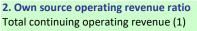
1. Operating Performance Ratio

Total continuing operating revenue (1) excluding capital grants and contributions less operating expenses Total continuing operating revenue (1) excluding capital grants and contributions

269 167,832	0.16%	0.1%	0.3%	1.7%
107,632				

This ratio measures Council's achievement of containing operating expenditure within operating revenue.

Note: An estimate of \$0.7m non-capitalisable cost has been considered in the Operating Performance Ratio calculaiton

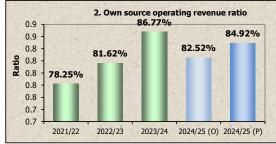


excluding all grants and contributions Total continuing operating revenue (1)

160,546	85%	83%	87%	82%
189,059	03/0	0370	01 /0	02 /0

This ratio measures fiscal flexibility. It is the degree of reliance on external funding sources such as operating grants and contributions.





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Attachment 1 - Q3 QBRS Statement

Council Meeting 20 May 2025

Waverley Council

Quarterly Budget Review Statement for the period 01/01/25 to 31/03/25

Key Performance Indicators Budget Review Statement - Council specific KPI's

Budget review for the guarter ended 31 March 2025

(\$000's) Current Projection Original Actuals
Amounts Indicator Budget Prior Periods
24/25 24/25 24/25 23/24 22/23

3. Unrestricted current ratio

Current assets less all external restrictions (2) 90,301
Current liabilities less specific purpose liabilities (3, 4) 3.8 3.6

To assess the adequacy of working capital and its ability to satisfy obligations in the short term for the unrestricted activities of Council.

The Council monitors the following Key Performance Indicators:

4. Debt service cover ratio

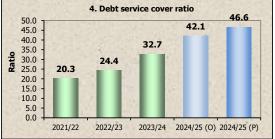
Operating result (1) before capital excluding interest and depreciation/impairment/amortisation

Principal repayments (Statement of Cash Flows)
plus borrowing costs (Income Statement)

23,900 513 46.6 42.1 32.7 24.4

This ratio measures the availability of operating cash to service debt including interest, principal and lease payments





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Attachment 1 - Q3 QBRS Statement

Council Meeting 20 May 2025

Waverley Council

Quarterly Budget Review Statement for the period 01/01/25 to 31/03/25

Key Performance Indicators Budget Review Statement - Council specific KPI's

Budget review for the guarter ended 31 March 2025

(\$000's) Current Projection Original Actuals
Amounts Indicator Budget Prior Periods
24/25 24/25 24/25 23/24 22/23

5. Rates, annual charges, interest and extra charges outstanding percentage

Rates, annual and extra charges outstanding Rates, annual and extra charges collectible

3,550 78,900 4.5% 4.5% 6.3% 4.4%

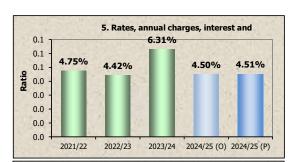
To assess the impact of uncollected rates and annual charges on Council's liquidity and the adequacy of recovery efforts.

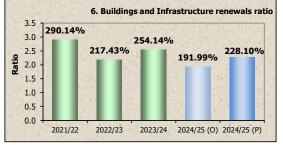
6. Buildings and Infrastructure renewals ratioAsset Renewals

Depreciation, amortisation and impairment

18,453 228% 192%

192% 254% 217%





To assess the rate at which these assets are being renewed relative to the rate at which they are depreciating

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Attachment 1 - Q3 QBRS Statement Council Meeting 20 May 2025

Waverley Council

Contracts Budget Review Statement

Budget review for the quarter ended 31 March 2025

Part A - Contracts Listing - contracts entered into during the quarter

Quarterly Budget Review Statement for the period 01/01/25 to 31/03/25

rait A - Contracts Listing - Contracts entered into	during the quarter				
Contractor	Contract detail & purpose	Contract Value	Start Date	Duration of Contract	Budgeted
Contractor	· · · · · · · · · · · · · · · · · · ·	value	Date	or Contract	(Y/N)
International Conservation Services Pty Ltd	Bondi Beach Mosaic Public Art Restoration & Repair	\$108,579	20.01.2025	15 Months	Υ
DoneSafe HSI	SafeSpace (DoneSafe) Annual Subscription	\$69,260	01/02/2025	12 Months	Υ
Quality Management & Constructions Pty Ltd	Amended AS4000 Construction Contract – Mark's Park Rock Fall Stabilisation Project	\$115,465	24/02/2025	2 Months	Υ
GJ's Landscapes Pty Ltd	Scott Street Reserve (SP1) and Sir Thomas Mitchell Reserve (SP2) Park and Playground Upgrade – Head Contractor	Total: \$349,369.87 (SP1 & SP2)	27/02/2025	6 Months	Υ
Citywide Asphalt Pty Ltd	Civil Ancillary Works FY2024/2025	\$155,254	03/03/2025	31 Days	Υ
Technology One	Software as a Service	\$5.3 Million	21/03/2025	5 Years 3 mths	Υ
QMC Pty Ltd	Blair St & Mitchell St crossings and Gould St & Warners Ave Intersection Upgrades	\$1,489,372	31/03/25	3 Months	Υ
PaidRight Pty Ltd	Proposal for Payroll Review Waverley Council	\$86,060	15/04/25	6 Months	Υ

Notes:

- $1.\ Minimum\ reporting\ level\ is\ 1\%\ of\ estimated\ income\ from\ continuing\ operations\ of\ Council\ or\ \$50,000\ -\ whatever\ is\ the\ lesser.$
- 2. Contracts listed are those entered into during the quarter being reported and exclude contractors on Council's Preferred Supplier list.
- 3. Contracts for employment are not required to be included.

Attachment 1 - Q3 QBRS Statement Council Meeting 20 May 2025

Waverley Council

Quarterly Budget Review Statement
for the period 01/01/25 to 31/03/25

Consultancy & Legal Expenses Budget Review Statement

Consultancy & Legal Expenses Overview

Expense	YTD Expenditure (Actual Dollars)	Budgeted (Y/N)
Consultancies	4,708,967	Υ
a. Operational	3,049,981	Υ
b. Capital	1,658,986	Υ
Legal Fees	655,273	Υ
a. Operational	653,524	Υ
b. Capital	1,749	Υ

Definition of a consultant:

A consultant is a person or organisation engaged under contract on a temporary basis to provide recommendations or high level specialist or professional advice to assist decision making by management. Generally it is the advisory nature of the work that differentiates a consultant from other contractors.

Attachment 2 - Q3 Revised Capital Works Program



Budget Review Project Expenditure - Capital Works Capital Works Program O3 Amendments

As at Period 9

Financial Year Ending June 2025

Council Meeting 20 May 2025 No of Projects Capital Works Program Q3 Amendments No. of Projects 147 C - Project cost reduction 23 (1,386) Expenditure (45,610)I - Project cost increase U - Project cost increase (Unplanned works) 17 2,937 Funding Sources: 85 Grants and Contributions 4,654 S - SAMP program adjustment 74 (1,152)B - Funds brought forward (LTFP)
N - New Project
Total External Restricted Reserve 20,724 1,560 Internal Restricted Reserve 773 9,443 General Fund 10,790

					Total		123	2,817	Seneral Fund	10,790
roject Iumber Pr	roject Description	Current Approved Budget	Q3 Budget Amendments	Q3 Increase/ (Decrease)	Proposed Q3 Budget	Actuals	Commitments	YTD (Actuals & Commitments)	YTD	o d e Report Commentary
		\$	\$	%	\$	\$	\$	\$	%	_
III D 01 B	Buildings - Buildings									
C0004	Bondi Bathers SLSC	(50,000)	40,000	-80.00%	(10,000)	(3,806)	(2,500)	(6,306)	63.06%	C · Project cost saving
C0004 C0007	Bronte Surf Club & Community Facilities	(2,398,477)	445,820	-18.59%	(1,952,657)	(741,127)	(1,105,838)	(1,846,965)	94.59%	C · Budget transfer to Bronte Beach Seawall and Promenade Upgrade
C0289	Bronte Pump House Upgrade and Pump Replacem		8,000	-1.16%	(681,388)	(560,778)	(80,992)	(641,770)	94.19%	C · Project cost saving
C0547	Council Chambers Upgrade	(50,000)	25,000	-50.00%	(25,000)	(2,500)	-	(2,500)	10.00%	C · Project cost saving
C0688	Tamarama SLSC – Building Upgrade	(2,245,446)	(262,663)	11.70%	(2,508,109)	(2,476,999)	(1,706)	(2,478,705)	98.83%	Additional budget to cover final costs of completion and Q4 wages
	2A Edmund Street (Social Housing) Redevelopmen		30,000	-49.60%	(30,487)	(10,416)	(1)700)	(10,416)	34.17%	C · Project cost saving
C0726	Boot Factory Restoration and Mill Hill Upgrade	(4,389,156)	(1,283,153)	29.23%	(5,672,309)	(5,394,497)	(61,034)	(5,455,531)	96.18%	Additional budget to cover final costs of completion and Q4 wages
C0879	SAMP Tunnel 1 Feasibility Study and design	(75,000)	30,000	-40.00%	(45,000)	(7,475)	-	(7,475)	16.61%	C · Project cost saving
C0970	AIF Washbay Construction	(52,000)		0.00%	(52,000)	(9,756)	-	(9,756)	18.76%	, ,
C0980	Rowe Street Development	(54,167)	54,167	-100.00%	-	(4,062)	(184,640)	(188,702)	-	C · Project cost saving
C1034	Staff Accommodation	(1,253,070)	229,692	-18.33%	(1,023,378)	(908,809)	(63,957)	(972,766)	95.05%	C · Project cost saving
C1038	Bondi Diggers/Waverley Sub-Depot	(27,381)	16,692	-60.96%	(10,689)	(9,500)	(1)	(9,501)	88.88%	C · Project cost saving
C1082	Grace Child Care Centre/59 Newland St	(382,445)	(17,065)	4.46%	(399,510)	(41,010)	-	(41,010)	10.27%	Additional budget to cover final costs of completion and Q4 wages
To	otal Buildings - Buildings	(11,727,017)	(683,510)	6%	(12,410,527)	(10,170,736)	(1,500,668)	(11,671,403)	94.04%	
JILD 02 - S	AMP Amenities									
	Marks Park Amenities	(7,310)		0%	(7,310)	(1,370)	(5,940)	(7,310)	100%	
C0817	South Bondi Amenities	(7,500)		0%	(7,500)	-	-	-	0%	
C0818	Tamarama Amenities and Kiosk	(15,351)		0%	(15,351)	-	-	-	0%	
C0955	Bronte Park Community Centre	(17,000)	8,594	-51%	(8,406)	(8,406)	(0)	(8,406)	100% 🔺	C · Works completed. Project cost saving
C1184	Bondi Temporary Amenities	(27,439)		0%	(27,439)	(21,575)	(16)	(21,592)	79%	
		(=)			()	()	(=)	()		
	otal SAMP Amenities	(74,600)	8,594	-12%	(66,006)	(31,352)	(5,956)	(37,308)	57%	
	AMP Carparks	(()	()	(=)	(22 -22)		
	otal SAMP Carparks	(230,900)	•	0%	(230,900)	(39,005)	(54,520)	(93,525)	41%	
UILD 04 - S	AMP Cemeteries			0%					0%	
To	otal SAMP Cemeteries	(102,000)	(6,281)	6%	(108,281)	(7,350)	(94,481)	(101,831)	94%	S - Adjustments across SAMP category based priority scope requirements.
UILD 05 - S	AMP Childcare Facilities									
Tc										
	otal SAMP Childcare Facilities	(316,600)	(7,384)	2%	(323,984)	(276,162)	(28,691)	(304,853)	94%	S - Adjustments across SAMP category based priority scope requirements.
JILD 06 - S	otal SAMP Childcare Facilities	(316,600)	(7,384)	2%	(323,984)	(276,162)	(28,691)	(304,853)	94%	S - Adjustments across SAMP category based priority scope requirements.
	otal SAMP Childcare Facilities SAMP Community Centres & Halls	· · · · ·						, , ,		
То	otal SAMP Childcare Facilities SAMP Community Centres & Halls otal SAMP Community Centres & Halls	(316,600)	(7,384)	2% -7%	(323,984)	(276,162) (253,417)	(28,691)	(304,853) (288,163)	94%	S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements.
To UILD 07 - S/	otal SAMP Childcare Facilities AMP Community Centres & Halls otal SAMP Community Centres & Halls AMP Community Tenants	(349,600)	23,274	-7%	(326,326)	(253,417)	(34,746)	(288,163)	88%	S - Adjustments across SAMP category based priority scope requirements.
To JILD 07 - SA To	otal SAMP Childcare Facilities AMP Community Centres & Halls otal SAMP Community Centres & Halls AMP Community Tenants otal SAMP Community Tenants	· · · · ·						, , ,		
To JILD 07 - SA To JILD 08 - SA	otal SAMP Childcare Facilities AMP Community Centres & Halls otal SAMP Community Centres & Halls AMP Community Tenants otal SAMP Community Tenants AMP Council Administration	(349,600)	23,274 88,706	-7% -50%	(326,326)	(253,417)	(34,746)	(288,163)	94%	S - Adjustments across SAMP category based priority scope requirements.
To UILD 07 - SA To UILD 08 - SA	otal SAMP Childcare Facilities AMP Community Centres & Halls otal SAMP Community Centres & Halls AMP Community Tenants otal SAMP Community Tenants	(349,600)	23,274	-7%	(326,326)	(253,417)	(34,746)	(288,163)	88%	S - Adjustments across SAMP category based priority scope requirements.
To UILD 07 - S/ To UILD 08 - S/ To	otal SAMP Childcare Facilities AMP Community Centres & Halls otal SAMP Community Centres & Halls AMP Community Tenants otal SAMP Community Tenants AMP Council Administration	(349,600)	23,274 88,706	-7% -50%	(326,326)	(253,417)	(34,746)	(288,163)	94%	S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements.
To JILD 07 - S/ To JILD 08 - S/ To JILD 09 - S/	otal SAMP Childcare Facilities AMP Community Centres & Halls otal SAMP Community Centres & Halls AMP Community Tenants otal SAMP Community Tenants AMP Council Administration otal SAMP Council Administration	(349,600)	23,274 88,706	-7% -50%	(326,326)	(253,417)	(34,746)	(288,163)	94%	S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements.
To UILD 07 - SA To UILD 08 - SA To UILD 09 - SA To	otal SAMP Childcare Facilities AMP Community Centres & Halls otal SAMP Community Centres & Halls AMP Community Tenants otal SAMP Community Tenants AMP Council Administration otal SAMP Council Administration AMP Residential Lease otal SAMP Residential Lease	(349,600) (177,599) (289,053)	23,274 88,706 129,790	-7% -50%	(326,326) (88,893) (159,263)	(253,417) (69,703) (83,430)	(34,746) (13,908) (35,294)	(288,163) (83,611) (118,723)	94% 75%	S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements.
To JILD 07 - S/ To JILD 08 - S/ To JILD 09 - S/ To JILD 10 - S/	otal SAMP Childcare Facilities AMP Community Centres & Halls otal SAMP Community Centres & Halls AMP Community Tenants otal SAMP Community Tenants AMP Council Administration otal SAMP Council Administration AMP Residential Lease otal SAMP Residential Lease otal SAMP Residential Lease	(349,600) (177,599) (289,053) (22,381)	23,274 88,706 129,790 (8,500)	-7% -50% -45% 38%	(326,326) (88,893) (159,263) (30,881)	(253,417) (69,703) (83,430) (13,010)	(34,746) (13,908) (35,294) (16,610)	(288,163) (83,611) (118,723) (29,620)	94% 75%	S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements.
To JILD 07 - S/ To JILD 08 - S/ To JILD 09 - S/ To JILD 10 - SI To	otal SAMP Childcare Facilities AMP Community Centres & Halls otal SAMP Community Tenants otal SAMP Community Tenants otal SAMP Community Tenants otal SAMP Council Administration otal SAMP Council Administration otal SAMP Council Administration otal SAMP Residential Lease	(349,600) (177,599) (289,053)	23,274 88,706 129,790	-7% -50%	(326,326) (88,893) (159,263)	(253,417) (69,703) (83,430)	(34,746) (13,908) (35,294)	(288,163) (83,611) (118,723)	94% 75% 96%	S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements.
To JILD 07 - S/ To JILD 08 - S/ To JILD 09 - S/ To JILD 10 - SI To JILD 11 - S/	otal SAMP Childcare Facilities AMP Community Centres & Halls otal SAMP Community Centres & Halls AMP Community Tenants otal SAMP Community Tenants AMP Council Administration otal SAMP Council Administration otal SAMP Council Administration otal SAMP Residential Lease otal SAMP Commercial Buildings	(349,600) (177,599) (289,053) (22,381) (69,700)	23,274 88,706 129,790 (8,500) (63,553)	-7% -50% -45% 38%	(326,326) (88,893) (159,263) (30,881) (133,253)	(253,417) (69,703) (83,430) (13,010) (32,966)	(34,746) (13,908) (35,294) (16,610) (47,130)	(288,163) (83,611) (118,723) (29,620) (80,096)	88% 94% 75% 96% 60%	S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements.
To JILD 07 - SJ To JILD 08 - SJ To JILD 09 - SJ To JILD 10 - SI To JILD 11 - SJ To	otal SAMP Childcare Facilities AMP Community Centres & Halls otal SAMP Community Centres & Halls AMP Community Tenants otal SAMP Community Tenants AMP Council Administration otal SAMP Council Administration otal SAMP Residential Lease otal SAMP Commercial Buildings otal SAMP Commercial Buildings	(349,600) (177,599) (289,053) (22,381)	23,274 88,706 129,790 (8,500)	-7% -50% -45% 38%	(326,326) (88,893) (159,263) (30,881)	(253,417) (69,703) (83,430) (13,010)	(34,746) (13,908) (35,294) (16,610)	(288,163) (83,611) (118,723) (29,620)	94% 75% 96%	S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements.
To JILD 07 - S/ To JILD 08 - S/ To JILD 09 - S/ To JILD 10 - Si To JILD 11 - S/ To JILD 11 - S/ To JILD 12 - S/	otal SAMP Childcare Facilities AMP Community Centres & Halls otal SAMP Community Centres & Halls AMP Community Tenants otal SAMP Community Tenants AMP Council Administration otal SAMP Council Administration AMP Residential Lease otal SAMP Commercial Buildings otal SAMP Commercial Buildings otal SAMP Commercial Buildings	(349,600) (177,599) (289,053) (22,381) (69,700)	23,274 88,706 129,790 (8,500) (63,553) 8,200	-7% -50% -45% 38% -91%	(326,326) (88,893) (159,263) (30,881) (133,253)	(253,417) (69,703) (83,430) (13,010) (32,966)	(34,746) (13,908) (35,294) (16,610) (47,130)	(288,163) (83,611) (118,723) (29,620) (80,096)	94% 75% 96% 60%	S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements.
To UILD 07 - S/S To UILD 08 - S/S To UILD 09 - S/S To UILD 10 - S/S To To UILD 11 - S/S To To To To To To To To To	otal SAMP Childcare Facilities AMP Community Centres & Halls otal SAMP Community Centres & Halls AMP Community Tenants otal SAMP Community Tenants AMP Council Administration otal SAMP Council Administration AMP Residential Lease otal SAMP Residential Lease otal SAMP Residential Lease otal SAMP Community Tenants AMP Residential Lease otal SAMP Residential Lease otal SAMP Residential Lease otal SAMP Residential Lease otal SAMP Commercial Buildings otal SAMP Commercial Buildings otal SAMP Social & Affordable Housing otal SAMP Social & Affordable Housing	(349,600) (177,599) (289,053) (22,381) (69,700)	23,274 88,706 129,790 (8,500) (63,553)	-7% -50% -45% 38%	(326,326) (88,893) (159,263) (30,881) (133,253)	(253,417) (69,703) (83,430) (13,010) (32,966)	(34,746) (13,908) (35,294) (16,610) (47,130)	(288,163) (83,611) (118,723) (29,620) (80,096)	88% 94% 75% 96% 60%	S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements.
To	otal SAMP Childcare Facilities AMP Community Centres & Halls otal SAMP Community Tenants otal SAMP Community Tenants otal SAMP Council Administration otal SAMP Council Administration otal SAMP Council Administration otal SAMP Residential Lease otal SAMP Commercial Buildings otal SAMP Commercial Buildings otal SAMP Commercial Buildings otal SAMP Social & Affordable Housing otal SAMP Social & Affordable Housing otal SAMP Social & Affordable Housing	(349,600) (177,599) (289,053) (22,381) (69,700) (38,200)	23,274 88,706 129,790 (8,500) (63,553) 8,200	-7% -50% -45% 38% 91% -21%	(326,326) (88,893) (159,263) (30,881) (133,253) (30,000) (114,521)	(253,417) (69,703) (83,430) (13,010) (32,966)	(34,746) (13,908) (35,294) (16,610) (47,130) (730)	(288,163) (83,611) (118,723) (29,620) (80,096) (730)	88% 94% 75% 96% 60% 2%	S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements.
To JILD 07 - S/ To To JILD 08 - S/ To To JILD 10 - S/ To To JILD 11 - S/ To JILD 12 - S/ To To JILD 12 - S/ To To JILD 13 - S/ To JILD 14 - S/ To JILD 15 - S/ To JILD 16 - S/ To JILD 17 - S/ To JILD 17 - S/ To JILD 17 - S/ To JILD 18 - S/ To JILD 19 - S/ To	otal SAMP Childcare Facilities AMP Community Centres & Halls otal SAMP Community Centres & Halls AMP Community Tenants otal SAMP Community Tenants AMP Council Administration otal SAMP Council Administration AMP Residential Lease otal SAMP Residential Lease otal SAMP Residential Lease otal SAMP Community Tenants AMP Residential Lease otal SAMP Residential Lease otal SAMP Residential Lease otal SAMP Residential Lease otal SAMP Commercial Buildings otal SAMP Commercial Buildings otal SAMP Social & Affordable Housing otal SAMP Social & Affordable Housing	(349,600) (177,599) (289,053) (22,381) (69,700)	23,274 88,706 129,790 (8,500) (63,553) 8,200	-7% -50% -45% -38% -91% -21% -43%	(326,326) (88,893) (159,263) (30,881) (133,253)	(253,417) (69,703) (83,430) (13,010) (32,966)	(34,746) (13,908) (35,294) (16,610) (47,130)	(288,163) (83,611) (118,723) (29,620) (80,096)	88% 94% 75% 96% 60% 2% 83%	S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements.
To	otal SAMP Childcare Facilities AMP Community Centres & Halls otal SAMP Community Tenants otal SAMP Community Tenants otal SAMP Council Administration otal SAMP Council Administration otal SAMP Council Administration otal SAMP Residential Lease otal SAMP Commercial Buildings otal SAMP Commercial Buildings otal SAMP Commercial Buildings otal SAMP Social & Affordable Housing otal SAMP Social & Affordable Housing otal SAMP Social & Affordable Housing	(349,600) (177,599) (289,053) (22,381) (69,700) (38,200)	23,274 88,706 129,790 (8,500) (63,553) 8,200	-7% -50% -45% 38% 91% -21%	(326,326) (88,893) (159,263) (30,881) (133,253) (30,000) (114,521)	(253,417) (69,703) (83,430) (13,010) (32,966)	(34,746) (13,908) (35,294) (16,610) (47,130) (730)	(288,163) (83,611) (118,723) (29,620) (80,096) (730)	88% 94% 75% 96% 60% 2%	S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements. S - Adjustments across SAMP category based priority scope requirements.

Attachment 2 - Q3 Revised Capital Works Program



Budget Review Project Expenditure - Capital Works Capital Works Program Q3 Amendments

As at Period 9
Financial Year Ending June 2025

Council Meeting 20 May 2025 No of Projects Capital Works Program Q3 Amendments No. of Projects 147 C - Project cost reduction 23 17 (1,386) Expenditure (45,610)I - Project cost increase U - Project cost increase (Unplanned works) 2,937 Funding Sources: 4 85 Grants and Contributions 4,654 S - SAMP program adjustment (1,152) 1,560 74 External Restricted Reserve 20,724 B - Funds brought forward (LTFP) Internal Restricted Reserve 9,443 N - New Project 773

					Total		123	2,817 Ge	eneral Fund	10,790
					Total		123		morair and	0
				Q3				YTD		0
Project		Current	Q3 Budget	Increase/	Proposed Q3			(Actuals &		d
Number	Project Description	Approved Budget		(Decrease)	Budget	Actuals	Commitments	Commitments)	YTD	e Report Commentary
		\$	\$	%	\$	\$	\$	\$	%	_
C0186	Planting Street Trees (SAMP 11)	(100,000)	(15,000)	15%	(115,000)	(54,959)	(48,687)	(103,646)	90%	I Additional costs to cover commitments and tree planting at Bidigal Reserve
				0%					0%	
	Total Living - Trees	(100,000)	(15,000)	15%	(115,000)	(54,959)	(48,687)	(103,646)	90%	
LIV 04 - Li	ving - Turf									
C0263	Turf improvement program	(300,000)	15,000	-5%	(285,000)	(109,941)	(109,651)	(219,592)	77%	C · Budget transfer to Planting Street Trees
	Total Living - Turf	(300,000)	15,000	-5%	(285,000)	(109,941)	(109,651)	(219,592)	77%	
PUB 01 - I	Public Domain Infrastructure - Lighting / Electrica	al Equipme								
										Additional costs to cover Hugh Bamford - safety issue regarding pole, and
C0848	SAMP Lighting & Electrical Infrastructure Renewal		(50,000)	25%	(250,000)	(186,337)	(51,765)	(238,103)	95%	lighting issue preventing hall bookings
C0851	Bondi Park Stage 2 Electrical Upgrades	(1,530,422)		0%	(1,530,422)	(1,454,352)	(29,490)	(1,483,842)	97%	
	Total Public Domain Infrastructure - Lighting / Electr	i (1,730,422)	(50,000)	3%	(1,780,422)	(1,640,690)	(81,255)	(1,721,945)	97%	
PUB 02 - I	Public Domain Infrastructure - Water Equipment									
C0849	SAMP Water Equipment Renewal	(100,000)	70,000	-70%	(30,000)	-	-	-	0%	C · Project cost saving
	Total Public Domain Infrastructure - Water Equipme	(100,000)	70,000	-70%	(30,000)	-	-	-	0%	
	Public Domain Infrastructure - Street Furniture									
C0845	SAMP - Bus Shelters, Seats and Benches, bike furn			0%	(65,840)	(41,555)	(18,953)	(60,508)	92%	
C0850	Waverley signage strategy Implementation	(73,851)	(28,300)	38%	(102,151)	(83,445)	(4,126)	(87,571)	86%	Additional costs to cover commitments and coastal hazard signage.
	Table Barrier Control	(420 504)	(20, 200)	0%	(457.004)	(425.000)	(22.070)	(4.40.070)	0%	
	Total Public Domain Infrastructure - Street Furniture	(139,691)	(28,300)	20%	(167,991)	(125,000)	(23,079)	(148,079)	88%	
	Public Domain Infrastructure - Structures	(0.000.171)			(0.000.171)	(2.222.22)	(100 110)	(0.155.055)		
C0581	Cliff Walk Remediation	(3,080,171)		0%	(3,080,171)	(2,982,953)	(172,412)	(3,155,365)	102% 🔺	Commitments multi-year Minimal spend required between new and EOEV
C0811	Safety by design in public places	(100,000)	55,000	-55%	(45,000)	(39,134)	(55,846)	(94,980)	211%	Commitments multi-year. Minimal spend required between now and EOFY. Remaining project progression to occur FY25/26
C0847	Campbell Pde to Park Dr Access	(1,028,633)	33,000	0%	(1,028,633)	(1,100,878)	(33,040)	(1,100,878)	107% ▲	Remaining project progression to occur i 123/20
C0865	Coastal Fencing Upgrades	(90,000)	83,250	-93%	(6,750)	(6,750)	-	(6,750)	100%	C · Project cost saving
C0883	SAMP - Other: Fences, Stairs, Edging, walls / Retai		25,000	-11%	(200,340)	(80,738)	(86,805)	(167,543)	84%	C · Additional costs of Barracluff court fencing and other active contracts
C0944	Rockfall remediation	(191,194)	(26,479)	14%	(217,673)	(206,290)	-	(206,290)	95%	I Higher contractor/consultant projected spend
C0973	Contemplation Shelter Upgrade	(1,050,000)	(59,870)	6%	(1,109,870)	(812,801)	(283,944)	(1,096,744)	99%	I Additional costs for structural remediation of shelter 7 and Q4 wages
C1040	Quinn Rd Memorialisation Wall	(100,000)	(310,000)	310%	(410,000)	(34,965)	(16,856)	(51,821)	13%	B · Bring forward LTFP funding to procure sandstone
NEW	Bronte Beach Seawall and Promenade Upgrade		(445,820)	0%	(445,820)	-	-	-	0%	N Budget transfer from Bronte SLSC project
	Total Public Domain Infrastructure - Structures	(5,865,338)	(678,919)	12%	(6,544,257)	(5,264,510)	(615,862)	(5,880,372)	90%	
ROAD 01	- Road Infrastructure - Kerb and Gutter									
	Total Road Infrastructure - Kerb and Gutter	(530,000)	186,542	-35%	(343,458)	(39,739)	(98,600)	(138,339)	40%	S - Adjustments across SAMP category based priority scope requirements.
ROAD 02	- Road Infrastructure - Bridges		·							
	Total Road Infrastructure - Bridges	(150,000)	148,144	-99%	(1,856)	(1,856)	-	(1,856)	100% ▲	S - Adjustments across SAMP category based priority scope requirements.
ROAD 03	- Road Infrastructure - Footpaths	(,,			(, ,	. , , , , ,		(//		
	Total Road Infrastructure - Footpaths	(770,000)	340,562	-44%	(429,438)	(331,955)	(42,940)	(374,895)	87%	S - Adjustments across SAMP category based priority scope requirements.
ROAD 04	- Road Infrastructure - Stormwater Drainage	(770,000)	340,302	-4-76	(425,430)	(331,333)	(42,540)	(374,033)	5,76	5 Augustinente across servir category based priority scope requirements.
	Total Road Infrastructure - Stormwater Drainage	(640,746)	119,697	-19%	(521,049)	(101,424)	(75,679)	(177,103)	34%	S - Adjustments across SAMP category based priority scope requirements.
POAD OF	- Road Infrastructure - Transport	(040,746)	113,03/	-19%	(321,049)	(101,424)	(75,079)	(1//,103)	34%	5 - Adjustments across salvir category based priority scope requirements.
	Curlewis St Streetscape Upgrade	(4,644,473)		0%	(4,644,473)	(3,138,021)	(545,934)	(3,683,955)	79%	
			1.047	-6%	(15,324)	(15,324)	(343,354)	(15,324)	100% 🔺	C · Works completed. Project cost saving
C0891	Svd Finteld Drive Rike Parking									
C0949	Syd Einfeld Drive Bike Parking SAMP Traffic Control Devices	(16,371)	1,047				-			, ,
	Syd Einfeld Drive Bike Parking SAMP Traffic Control Devices Adelaide and Grafton Street Shared Path	(250,000) (100,000)	(185,000)	74% 0%	(435,000) (100,000)	(16,282) (7,500)	(13,000)	(16,282) (20,500)	4% 21%	I Cost increase to carry out construction. Partial grant funding.

Attachment 2 - Q3 Revised Capital Works Program



Budget Review Project Expenditure - Capital Works

As at Period 9

Financial Year Ending June 2025

Capital Works Program	No of Projects	Amount	Capital Works Program Q3 Amendments	No of Projects
Q3 Amendments		\$'000	No. of Projects	147
C - Project cost reduction	23	(1,386)	Expenditure	(45,610)
- Project cost increase	17	2,937	Funding Sources:	(10,010)
J - Project cost increase (Unplanned works)	4	85	9	4.054
S - SAMP program adjustment	74	(1,152)	Grants and Contributions	4,654
3 - Funds brought forward (LTFP)	2	1.560	External Restricted Reserve	20,724
V - New Project	3	773	Internal Restricted Reserve	9,443
Total	123	2,817	General Fund	10,790

					Total		123	2,817	General Fund	10,790
Project Number	Project Description	Current Approved Budget \$	Q3 Budget Amendments \$	Q3 Increase/ (Decrease) %	Proposed Q3 Budget \$	Actuals \$	Commitments	YTD (Actuals & Commitments) \$		o d e Report Commentary
-	Total Road Infrastructure – Transport	(5,010,844)	(446,038)	9%	(5,456,882)	(3,177,127)	(670,730)	(3,847,857)	71%	
ROAD 06 -	Road Infrastructure - Streetscape Upgrade									
C0717	Charing Cross Streetscape Upgrade	(5,302,500)	(1,250,000)	24%	(6,552,500)	(3,673,822)	(5,771,872)	(9,445,694)	144% 🔺	B · Additional funding required per programmed works.
C1116	North Bondi Bus Terminus	(100,000)	50,000	-50%	(50,000)	(7,500)	-	(7,500)	15%	C · Project cost saving
	Total Road Infrastructure - Streetscape Upgrade	(5,402,500)	(1,200,000)	22%	(6,602,500)	(3,681,322)	(5,771,872)	(9,453,194)	143% 🔺	
ROAD 07 -	Road Infrastructure - Traffic Infrastructure									
C0654	SAMP Street Signage and Linemarking	(75,000)		0%	(75,000)	(14,020)	(42,000)	(56,020)	75%	
C0807	SAMP Renewal Roundabouts / Speedhumps Traffic		(39,146)	27%	(184,616)	(25,241)	(98,948)	(124,189)	67%	I Increased costs to complete project.
C1020	Road Safety and Traffic Calming	(300,000)	(743,000)	248%	(1,043,000)	(67,628)	(13,048)	(80,677)	8%	Cost increase to carry out construction. Partial grant funding.
C1029	York Road Slip Lane	(546,212)		0%	(546,212)	(155,206)	(320,907)	(476,113)	87%	
-	Total Road Infrastructure - Traffic Infrastructure	(1,066,682)	(782,146)	73%	(1,848,828)	(262,095)	(474,904)	(736,999)	40%	
ROAD 08 -	Road Infrastructure - Sealed Roads - Construction	on								
	Total Road Infrastructure - Sealed Roads - Constructi	(1,116,998)	227,203	-20%	(889,795)	(188,656)	(35,782)	(224,438)	25%	S - Adjustments across SAMP category based priority scope requirements.
ROAD 09 -	Road Infrastructure - Sealed Roads - R2R constru	uction								
	Total Road Infrastructure - Sealed Roads - R2R consti	(510,000)	-	0%	(510,000)	(49,148)	(9,773)	(58,921)	12%	S - Adjustments across SAMP category based priority scope requirements.
RP 01 - Red	creational & Public Spaces - Recreational	(,,			(,,		(-, -,	,,- ,		
C0360	Sir Thomas Mitchell	-	(102,082)	0%	(102,082)	-	-	-	0%	Cost increase to carry out works. Partial grant funding.
C0711	Barracluff Sportsfield	(250,000)	(50,000)	20%	(300,000)	(92,554)	(214,550)	(307,104)		I Increased costs to complete project.
C0714	Public Art Commissions	(463,000)	(,,	0%	(463,000)	(112,893)	(151,897)	(264,790)	57%	, , , , , , , , , , , , , , , , , , ,
C0886	Waverley Park Playground and Fitness Station Upg		(20,000)	12%	(184,879)	(43,731)	(80,219)	(123,950)	67%	I Increased costs to complete project.
C0975	SAMP Park & Playground Planning & Design	(243,661)	(10,000)	4%	(253,661)	(224,966)	(19,898)	(244,863)	97%	I Additional costs for consultants to facility the Coastal Reserves PoM
C1032	Williams Park Walking Track	(490,936)	(41,000)	8%	(531,936)	(450,601)	(76,589)	(527,189)	99%	I Increased costs to complete project.
C1042	SAMP Park & Playground Renewal and Upgrades	(50,000)	50,000	-100%	-	(3,750)	(1,120)	(4,870)	0%	C · Funds re-distributed to Barracluff Sportsfield
C1118	Bondi Park Plan of Management	(2,035,400)	-	0%	(2,035,400)	(818,510)	(618,198)	(1,436,707)	71%	
C1119	Bronte, Tamarama, Williams and Waverley Park Pla		-	0%	(225,000)	(19,766)	(3,875)	(23,641)	11%	
C1124	Gilgandra Reserve Park & Playground Upgrade	(185,025)	14,082	-8%	(170,943)	(170,943)	-	(170,943)	100% 🔺	C · Works completed. Project cost saving
C1127	Coastal Safety Infrastructure	(40,000)	25,000	-63%	(15,000)	(3,238)	(5,950)	(9,188)	61%	C · Cost reduction based on programmed works.
										Budget removed earlier in the FY. However funds required to cover costs
C1181	Waverley Field 2		(4,375)	0%	(4,375)	(4,375)	-	(4,375)	100%	already spent.
C1183	Scott Street Reserve	(270,000)	40,000	-15%	(230,000)	(17,365)	(143,204)	(160,569)	70%	C · Cost reduction based on programmed works.
NEW	Clemenston Park Renewal		(65,000)	0%	(65,000)	-		-	0%	N Funds allocated for urgent Clemenston Park Playground renewal works.
	Total Recreational & Public Spaces - Recreational	(4,417,901)	(163,375)	4%	(4,581,276)	(1,962,691)	(1,315,499)	(3,278,190)	72%	
	ustainability Infrastructure - Renewable Energy									
C0812	SAMP Renewal of Solar Energy Infrastructure	(5,000)		0%	(5,000)	-	-		0%	
C0978	Facilities Sustainable Energy upgrades (Social Hous			0%	(350)	(350)		(350)	100%	
C1120	EV Charging Stations for Council fleet	(169,584)	30,000	-18%	(139,584)	(112,162)	(18,514)	(130,676)	94%	C · Cost reduction based on programmed works.
	Total Sustainability Infrastructure - Renewable Energ	(174,934)	30,000	-17%	(144,934)	(112,512)	(18,514)	(131,026)	90%	
SUS 03 - Su	ustainability Infrastructure - Stormwater & Grou						·	<u> </u>		
C1117	Water Saving & Quality Improvement Program (So	(135,000)		0%	(135,000)	(129,206)	-	(129,206)	96%	
				0%					0%	
	Total Sustainability Infrastructure - Stormwater & Gr	(135,000)	-	0%	(135,000)	(129,206)	-	(129,206)	96%	
	D - Unplanned Works	(00.000)	(10= 00-)		/000 HO - :	(000 117	(00.0:-:	/		
E0006	2024 April Storm Damage	(93,412)	(137,308)	147%	(230,720)	(228,412)	(29,343)	(257,755)	112% 🔺	U Increased costs to respond to storm damage rectification.
E0007	Marks Park - Coastal Walk Landslip	(200,000)		0%	(200,000)	(293)	(25,637)	(25,929)	13%	
E0008	Stormwater works at Oceanview Ave and George S		135,000	-18%	(600,000)	(286,838)	(40,960)	(327,798)	55%	U Cost reduction based on programmed works.
C1189	Bondi Golf Course - Overflow Investigation	(80,000)	40,000	-50%	(40,000)	(26,473)	(3,126)	(29,599)	74%	C · Cost reduction based on programmed works.
NEW	Stormwater - Sir Thomas Mitchell Rd		(65,000)	0%	(65,000)				0%	Funds allocated for remediation of existing stormwater pipe within private U property.

CM/7.4/25.05- Attachment 2

Attachment 2 - Q3 Revised Capital Works Program



Budget Review Project Expenditure - Capital Works Capital Works Program On Amendments Capital Works Capital Works

Financial Year Ending June 2025

Council Meeting 20 May 2025 No of Projects Capital Works Program Q3 Amendments No. of Projects 147 C - Project cost reduction 23 17 (1,386) 2,937 Expenditure (45,610)I - Project cost increase U - Project cost increase (Unplanned works) Funding Sources: 85 Grants and Contributions 4,654 (1,152) 1,560 S - SAMP program adjustment 74 External Restricted Reserve 20,724 B - Funds brought forward (LTFP)
N - New Project Internal Restricted Reserve 773 9,443 General Fund 10,790

Project Number Project Description	Current Approved Budget \$	Q3 Budget Amendments \$	Q3 Increase/ (Decrease) %	Proposed Q3 Budget \$	Actuals \$	Commitments	YTD (Actuals & Commitments) \$	YTD %	o d e Report Commentary
NEW January 2025 Storm Damages		(18,000)	0%	(18,000)	-	-	-	0%	U Funds allocated to repair storm damaged heritage doors per quotes received.
Total Unplanned Works	(1,108,412)	(45,308)	4%	(1,153,720)	(542,016)	(99,066)	(641,081)	56%	
Grand Total	(42,792,771)	(2,817,123)	7%	(45,609,894)	(28,851,749)	(11,334,445)	(40,186,194)	88%	

Attachment 3 - Q3 Revised Capital Works Program Funding



Budget Review Project Expenditure - Capital Works

As at Period 9 Financial Year Ending June 2025 Council Meeting 20 May 2025

					Transfer from Stormwater		Transfer from		Transfer from	Transfer from		Transfer from	Transfer from						Transfe from	er Transfer from Tr	ansfer from	
Project Number Project Description	Proposed Q3 Budget	Grants and s	Transfer from S7.12 Contributions	Transfer from	Management Service	Transfer from Carry Over	Infrastructure	Transfer from Suplus Land Sale Reserve	Infrastructure Pa Open Space	rk Infrastructure	Infrastructure	Other Infrastructure	Property	Transfer from Ceme	fer from etery Tran ve Cen	nsfer from A	ffordable Housing	Social Housing fro		e Building Ar	eighbourhood Transfer from nenity Fund Emergency serve Reserve	General I
	\$																					
ILD 01 - Buildings - Buildings C0004 Bondi Bathers SLSC	(10,000)	10,000											-	-				-				
C000: Bronte Surf Club & Community Facilities	(1,952,657)	80,000	1,515,044	-				-						-			-	-	-			
CO28! Bronte Pump House Upgrade and Pump Replacement	(681,388)		391,291			-							-	-							· · · · · · · · · · · · · · · · · · ·	
C054: Council Chambers Upgrade C068: Tamarama SLSC – Building Upgrade	(25,000)	19,273	318,127			-	-	664,661					1,400,925			14,361				- 90,762		
C071; 2A Edmund Street (Social Housing) Redevelopment	(30,487)	- 1	-	-			-	-						-		-	0	30,487	-			
C072(Boot Factory Restoration and Mill Hill Upgrade	(5,672,309)	-	462,852	2,063,292	-	194,093	-	424,940		-	-	-	1,095,944	-	-	57,159	-	-	-	- 90,876		1
C087: SAMP Tunnel 1 Feasibility Study and design C097(AIF Washbay Construction	(45,000) (52,000)	26,000	25,000			-													- 2	6,000 -	<u> </u>	
CO98(Rowe Street Development		-	-	-	-		-	-	-	-		-	-	-	-	-	-	-				
C1034 Staff Accommodation	(1,023,378)	-	-	224,338	-	-	-	-	-	-	-	-	-	-	-	568,762	-	-	-			
C1038 Bondi Diggers/Waverley Sub-Depot	(10,689)	3,764				-		27,381				-	-	-			-				<u> </u>	
C108: Grace Child Care Centre/59 Newland St	(399,510)	- :				-										391,347						
Total Buildings - Buildings	(12,410,527)																					
ILD 02 - SAMP Amenities		-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-			
C081! Marks Park Amenities	(7,310) (7,500)	-	7,310 7,500	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-			
CO81: South Bondi Amenities	(7,500)	-	7,500	-	-	-	-	-	-	-	-	-	-	-		-	-	-	-		<u> </u>	
C0818 Tamarama Amenities and Kiosk C095! Bronte Park Community Centre	(15,351) (8,406)	- :	15,351 8,406	-		-								-								
C1184 Bondi Temporary Amenities	(27,439)		27,439			-							-	-			-	-				
		-		-				-	-	-			-	-			-	-				
Total SAMP Amenities	(66,006)	-	-	-				-	-	-		-	-			-	-	-				
JILD 03 - SAMP Carparks	(182.100)		-	-	-		-	-	-	-	-	-	-	182,100			-	-				
C082(Eastgate Undercover Car Park C082: Hollywood Ave Undercover Car Park	(182,100)													182,100 36,800								
C108! Ocean Street (Wellington Place) Car Park	(12,000)													12,000								
		-						-	-	-		-	-	-		-			-		-	
Total SAMP Carparks	(230,900)							-	-	-		-	-	-		-	-		-			
JILD 04 - SAMP Cemeteries				-			-	-	-			-	-	-			-					
C082: Waverley Cemetery Office C103! South Head Cemetery	(104,281) (4,000)			-				-		104,21 4,01	sı -											
C103: South Head Centetery	(4,000)	- :				-	-			4,01		-	-	-		-		-	-			
Total SAMP Cemeteries	(108,281)													-			-	-				
JUD 05 - SAMP Childcare Facilities			-	-		-	-	-	-	-	-	-	-	-		-	-	-				
C082! Bronte Early Education Centre	(83,400)	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-				
CD821 Gardiner Early Education Centre	(116,900)						-		-	-		-				-	-					
C082: Mill Hill Early Education Centre C082: Waverley Early Education Centre	(41,049) (76,251)			-	-			-	-	-	-	-					-			1		
C069: Thomas Hogan Reserve Hall Remediation	(6,384)		6,384				-			-		-		-			-					
Total SAMP Childcare Facilities	(323,984)		-	-	-		-	-						-		-	-		-			
UILD 06 - SAMP Communit Centres & Halls		-	-		-	-	-	-	-	-	-	-	-	-	-	-	-	-	-			
CD681 Wairoa Community Centre	(13,593) (32,511)	-	13,593	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-			
C083: Margaret Whitlam Recreation Centre C083: Waverley Library - Waverley Library	(32,511)		32,511	-	-	-	-	-	-	-	-	<u> </u>	-	-	-		-	-	-		· · · · · · · · · · · · · · · · · · ·	
C083: Waverley Library - Waverley Library C083: Waverley Woollahra School of Arts	(183,598) (26,546)		183,598 26.546	-		-																
C103(Hugh Bamford Hall	(19,800)	-	19,800		-	-	-	-	-	-	-	-	-	-	-	-	-	-	-			
C103: 42 Brighton Blvd (Bondi Beach Cottage)	(28,278)	4,700	23,578		-	-	-	-	-	-	-	-	-	-	-	-	-	-	-			
C118! Bondi Pavilion	(22,000)	-	22,000			-	-	-		-		-	-	-			-			· · ·	<u> </u>	
Total SAMP Communit Centres & Halls	(326,326)	-			· ·	-		-					· ·	-			-		<u> </u>		· ·	
UILD 07 - SAMP Community Tenants	(320,320)	- :				-																
C087: 59 Newland St, Bondi Junction	(0)	-	-	-	-	0	-	-	-	-	-	-	-	-	-	-	-	-	-			
CD87/ 63a Wairna WAYS Youth Centre	(69,293)	-	69,293	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-			
C096: Grace Child Care C087: 3 Bondi Road, Bondi Junction	(11,400)		-	-	-	-	-	-	-	-	-	-	-	-	-		-	-	-			
Total SAMP Community Tenants	(8,200)							-					-	-				-			· · ·	
JILD 08 - SAMP Council Administration	(00,000)	- :				-																
C0861 Alexandria Integrated Facility	(153,200)	76,600														-			-			
C086! Council Chambers	- 1		-	-	-	-		-	-	-		-	-		-	-	-	-				
C087(Customer Service Centre							-	-	-	-		-		-		-	-					
C0951 SES Depot Syd Einfeld Drive	(6,063)	- :															-					
Total SAMP Council Administration	(159,263)																					
JILD 09 - SAMP Residential Lease							-	-				-					-	-			-	
C083! Bronte House - Bronte House	(22,381)		22,381			-		-	-	-		-	-	-	-	-	-					
C108(Tamarama Lifesaving Storage	(8,500)			-			-	-	-	-	-	-	-			-	-	-				
Total SAMP Residential Lease	(30,881)		-	-		-	-	-	-	-		-		-		-	-	-				
UILD 10 - Surf Clubs and Ancillary Coastal Facilities C086: Bondi Beach Lifeguard Tower / Tunnel 2	(4,700)		4,700	-				-	-	-		-										
C086: Bondi Beach Lifeguard Tower / Tunnel 2 C096: Bondi Surf Life Saving Club	(54,000)		54,000	-																		
C112! Bronte Bus Terminus	(53,500)							-	-	-		-		-			-	-				
C1121 North Bondi Bus Terminus	- 1			-		-	-	-	-	-		-	-	-		-	-	-				
C096: North Bondi Surf Life Saving Club Total Surf Clubs and Ancillary Coastal Facilities	(21,053) (133,253)		21,053	-				-	-	-		-		-			-	-			-	
	(133,253)	-	-	-			-	-	-	-	-	-	-	-		-	-	-				
ILD 11 - SAMP Commercial Buildings C087: 1 Bondi Road, Bondi Junction		- :										-					-					
C096: 14-26 Ebley Street, Bondi Junction	(30,000)															-			-			
		-	-	-	-	-		-	-	-		-	-		-	-	-		-			
Total SAMP Commercial Buildings	(30,000)	- 1						-	-	-		-						-				
JILD 12 - SAMP Social & Affordable Housing		-	-	-	-			-	-	-		-				-	-	-				
C095! 141 Bronte Rd, Bonte	(49,600)							-	-	-	-	-					-	49,600	-			
C096(17-23 Victoria Rd C096- Affordable Housing unit portfolio	(10,800) (47,111)	- :										-					47,111	10,800				
C096l 158 Carrington Rd, Charing Cross	(7,010)	-	-			-							-			-		7,010				
		-	-	-	-	-		-	-	-		-	-		-	-	-		-			
Total SAMP Social & Affordable Housing	(114,521)	- 1						-	-	-		-						-				
V 01 - Living - Corridors							-	-	-	-			-			-		-				
C088: Greening Steep Slopes	(45,653)			-				-	-	-				-						-	45,653	
Total Living - Corridors	(45.653)																					
rotal civing - cornous	(45,053)		-		-		-						-	-		-		-				

CM/7.4/25.05- Attachment 3

Attachment 3 - Q3 Revised Capital Works Program Funding

WAVEBLEY

Budget Review Project Expenditure - Capital Works

As at Period 9 Financial Year Ending June 2025 Council Meeting 20 May 2025

					Transfer from Stormwater		Transfer from		Transfer from	Transfer from		Transfer from	Transfer from							Transfer from	Transfer from Transfer from	
Profession .			Fransfer from		Management	Transfer from	Infrastructure	Transfer from	Infrastructure Pa	rk Infrastructure	Transfer from	Other	Property		Transfer from		Transfer from			Domestic	Infrastructur Neighbourhood Transfer from	,
roject Project Description		Grants and S ontributions C	57.12 Tr Contributions Pa	ransfer from A Reserve		Carry Over Reserve	Footpath Reserve	Suplus Land Sale Reserve	Open Space Reserve	Cemetery Reserve	Infrastructure Roads Reserve	Infrastructure Reserve	Investment Strategy Reserve	Transfer fro Car Parking	m Cemetery Reserve	Transfer from Central Reserve	Affordable Housing Program Reserve	ng Social Housing Reserve	from Plant Reserve	Waste Reserve	e Building Amenity Fund Emergency Reserve Reserve Reserve	General Fund
	\$																					
CO184 Planting Street Trees (SAMP 11)	(115,000)		65.244	44,452																	- 5.304	
			- 03,244	- 44,432																	- 3,304	
Total Living - Trees	(115,000)		-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-		
LIV 04 - Living - Turf C026; Turf improvement program	(285,000)		96,168			158,212	- :	- :	- :	- :		- :			- :		- :				- 15,914	14,7
Total Living - Turf	(285,000)	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-		-
PUB 01 - Public Domain Infrastructure - Lighting / Electrical Equipme	(205,000)	- 1					-	- :		- :		- :		- :	- :	- :			- :			
C0841 SAMP Lighting & Electrical Infrastructure Renewal	(250,000)		124.132			125.868																
C085: Bondi Park Stage 2 Electrical Upgrades	(1,530,422)		200,000	200,000		58,419	-				-			-		-		-		-		1,072,0
Total Public Domain Infrastructure - Lighting / Electrical Equipme	(1,780,422)		-	-	•	-	-	•	-	•	-	•	-	-	•	-	•	-		-		-
PUB 02 - Public Domain Infrastructure - Water Equipment									-		-					-	-				1 1	
C084! SAMP Water Equipment Renewal	(30,000)		30,000			-							-									
Total Public Domain Infrastructure - Water Equipment	(30,000)	-	-	-	-		-									-			-	-		
PUB 03 - Public Domain Infrastructure - Street Furniture C084! SAMP - Bus Shelters, Seats and Benches, bike furniture, bin	(65,840)		35,253			30,587							-									-
COBSC Waverley signage strategy Implementation	(102,151)		33,949	23,288	-	44,914	-	-					-			-	-	-	-	-		
Total Public Domain Infrastructure - Street Furniture	(167,991)																					
PUB 04 - Public Domain Infrastructure - Structures	(3,080,171)	5,150	350,000	2,168,718	-	-	-	-	-	-	-		-	-		-		-	-	-		
		5,150		2,108,/18																		556,3
C081: Safety by design in public places C084: Campbell Pde to Park Dr Access	(45,000)		45,000 165,226	863,407	-		-	-	-	-	-	-		-	-	-			-	-		
CU86: Coastal Fencing Opgrades	(6,750)	- 1	6,750	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-			
C088: SAMP - Other: Fences, Stairs, Edging, walls / Retaining wal C094: Rockfall remediation	(200,340) (217,673)			156,481		55,340	-														- 50,000 	95,0 61,1
C097: Contemplation Shelter Upgrade C104(Quinn Rd Memorialisation Wall	(1,109,870)									410,00	n -				1,109,87	0 -						
NEW Bronte Beach Seawall and Promenade Upgrade	(445,820)		-	-		-			-	-			-					-		-		445,8
Total Public Domain Infrastructure - Structures ROAD 01 - Road Infrastructure - Kerb and Gutter	(6,544,257)		-			-	-	-	-	-		-	-	-	-	-	-	-	-			
C1014 2021/22 - KGC - Young Street - Clarke St to OSH Rd (E/S)	(25,763)	-	15,763	-		-												-		-	- 10,000	
C111: 2022/23 - KGC - Gould Street, Corner of Hastings Parade C116: 2024/25 - KGC - Kerb and Gutter Ancillary Works for Road Re:	(118,000)		45,000			-					63,00	0 -									- 10,000	
C116! 2024/25 - KGC - Kerb and Gutter Minor Works C116! 2024/25 - KGC - BIRRELL STREET, RAWSON LANE to ASHTON	(20,000) (4,973)	-	15,000	-																-	- 5,000 - 4,973	-
C117(2024/25 - KGC - DELLVIEW STREET, CARLISLE STREET to GAER	(31,120)										7,30	7 -									- 23,813	
C117: 2024/25 - KGC - HEWLETT STREET, MIRIMAR AVENUE to END C117: 2024/25 - KGC - MILITARY ROAD, ARTHUR STREET to DOUGL				-		-					-											
C117: 2024/25 - KGC - MITCHELL STREET, HASTINGS PARADE to RAI	- (44.742)		-	-		-					-							-		-		
C117: 2024/25 - KGC - MITCHELL STREET, O'DONNELL STREET to OA C117: 2024/25 - KGC - OXFORD STREET, NEWLAND STREET to DENI:	(41,713)	- :						- :	- :	- :	41,71	-			- :				- :			
C117t 2024/25 - KGC - SALISBURY STREET, HENRIETTA STREET to C/ C117t 2024/25 - KGC - WILGA STREET, DEAD END to SANDRIDGE ST	(81,768)			81,768		-					20,12	1 -	-							-		-
			-	-		-					-							-		-		-
Total Road Infrastructure - Kerb and Gutter ROAD 02 - Road Infrastructure - Bridges	(343,458)					-														-		
C117! SAMP Pedestrian Bridges	(1,856)		-	-		-					1,85	6 -								-		
C094: OSH Pedestrian Crossing Upgrades Total Road Infrastructure - Bridges	(1,856)	87,167	-	-	-	-					-					-	-		-			(87,1
ROAD 03 - Road Infrastructure - Footpaths C099! 2023/24 - FC - MILITARY ROAD, O'DONNELL STREET Street to	(5,000)	-		-	-	-					-							-		-	5,000	
C100: 2021/22 - FC - Chris Bang Crescent (NEW - Park Side)	(5,000) (5,000)	- 1					- :	- :	-	- :		- :		- :	- :	- :	-				- 5,000	
C100! 2021/22 - FC - Gould Street - Hastings Pde to Ramsgate Ave (C110: 2022/23 - FC - Hall Street at Old South Head Road	(65,700) (274,300)		65,700 209,595			-					-		-							-	- 64.705	
C110: 2023/24 - FC - Bondi Road at Park Parade		- 1		-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-			
C116: 2024/25 - FC - Footpath Ancillary Works for Road Resheeting C1164 2024/25 - FC - BOURKE STREET, BIRRELL STREET to QUEENS F	(22,540)		7,540																		- 15,000	
C116! 2024/25 - FC - Grinding Program C116! 2024/25 - FC - KING STREET, OCEAN STREET to BENNETT STR	(15,000)		15,000 5,000		-			-				-		-	-	-			-		- 36,898	
		-	-	-		-	-	-				-	-	-	-	-	-		-	-		
Total Road Infrastructure - Footpaths ROAD 04 - Road Infrastructure - Stormwater Drainage	(429,438)		-	-	-	-	-	-				-	-	-	-	-		-	-	-		
C077: Raingarden repair/construction	(35,000)		-	-	35,000 18,473	-	-		-	-	-		-	-			-		-	-		
C1144 2024/25 - SWC - NEW STORMWATER ENTRY PITS	(18,473) (4,671)				4,671	-	-							-								
C114! 2024/25 - SWC - REPAIR/REPLACE STORMWATER PITS AND LI C114! 2024/25 - SWC - RELINING PROGRAMS	(81,000)	- :	-		81,000 50,000		-	-				-		-	-	-						
C114: 2024/25 - SWC - Stormwater Ancillary Works for Road Resher	(53,000)		-	-	53,000 25,000		-	-	-	-	-		-	-		-	-	-	-			
C114! 2024/25 - SWC - REAR OF #8 ROBERT STREET DRAINAGE IMPI C114! 2024/25 - SWC - GIBSON STREET DRAINAGE IMPROVEMENT!	(25,000) (30,100)				30.100																	
C115(2024/25 - SWC - LOOMBAH AVENUE DRAINAGE IMPROVEME C115: 2024/25 - SWC - LYNCH AVENUE QUEENS PARK DRAINAGE IN	(25,000)	- :	-		25,000		-	-				-		-	-	-		-	-			
C115: 2024/25 - SWC - WARNERS AVENUE DRAINAGE IMPROVEME	(28,680)		-	-	28,680		-	-	-	-	-	-	-	-	-	-	-	-	-	-		
C115: 2024/25 - SWC - MACDONALD STREET VAUCLUSE DRAINAGE C1154 2024/25 - SWC - SEVEN WAYS DRAINAGE IMPROVEMENT W.	(32,400)				32,400	-	-	-		-				-		-		-				
C115! 2024/25 - SWC - 10 NEW STREET DRAINAGE IMPROVEMENT C1154 2024/25 - SWC - YENDA AVENUE DRAINAGE IMPROVEMENT	(21,400) (20,200)		-		21,400 20,200																	
C115: 2024/25 - SWC - GAERLOCH AVE DRAINAGE IMPROVEMENT I	-		-	-	-		-							-		-			-			
C115! 2024/25 - SWC - STANLEY STREET DRAINAGE IMPROVEMENT C115! 2024/25 - SWC - 126 NEWLAND STREET DRAINAGE IMPROVE																						
C116I 2024/25 - SWC - DIAMOND BAY RESERVE DRAINAGE IMPROV C116: 2024/25 - SWC - 51 SIMPSON STREET DRAINAGE IMPROVEMI	(4,620) (34,605)	- :		-	4,620 34,605				-	-		-		-	-	-						
C116: 2024/25 - SWC - ROSCOE STREET MALL DRAINAGE IMPROVEI	(31,600)				31,600																	
C117: 2024/25 - SWC - EWELL LANE AT OCEAN STREET DRAINAGE II	(25,300)				25,300						-			-								
Total Road Infrastructure - Stormwater Drainage	(521,049)		-	-		-					-		-						-			
ROAD 05 - Road Infrastructure – Transport C089: Curlewis St Streetscape Upgrade	(4,644,473)	1,478,962	500,000	786 000	500,000						16,00			-						-	- 28,000	1 225 5
C094! Syd Einfeld Drive Bike Parking	(15,324)	823	300,000	700,000	300,000						20,00										20,000	1,333,

CM/7.4/25.05- Attachment 3

Council Meeting 20 May 2025

B As

WAVERLEY

Attachment 3 - Q3 Revised Capital Works Program Funding

Budget Review Project Expenditure - Capital Works

As at Period 9

Financial Year Ending June 2025

Franciser from Transfer from T Number Project Description C118(SAMP Traffic Control Devices (435,000) C1181 SAMP Traffic Control Devices
C1181 Adelaide and Graffon Street Shared Path
C1071 Adlenide respective - Signage
Total Road Infrastructure - Tanaport
ROAD 65 - Road Infrastructure - Streetscape Upgrade
C071: Charles Creas Streetscape Upgrade
C1111 North Bondi Bus Terminus (100,000) (5,456,882) (50,000) 50,000 Total Road Infrastructure - Streetscape Upgrade (6,602,500) ROAD 07 - Road Infrastructure - Traffic Infrastructure C065: SAMP Street Signage and Linemarking
C080: SAMP Renewal Roundabouts / Speedhumps Traffic Islands/ L
C102(Road Safety and Traffic Calming 75,000 24,851 120,619 108,190 172,870 C102! York Road Slip Lane (546,212) 265,152 Total Road Infrastructure - Traffic Infrastructure ROAD 08 - Road Infrastructure - Sealed Roads - Construction
C1128 2024/25 - RC - Heavy Patching Program 170,596 15,251 76,038 87,910 C1122 2024/25 - RC - HEAVY DER STREET, FLETCHER STREET to KEN
C1134 2024/25 - RC - BOURKE STREET, BIRRELL STREET to QUEENS F 19,944 14,406 (100,000) 65,650 C113: 2024/25 - RC - FLETCHER STREET, MARKS LANE to SANDRIDG C113: 2024/25 - RC - HENRY STREET, VICTORIA STREET to JOHN ST C132 2024/25 - RC - TREWNY 3 INCEL, VICTORIAS 3 TREET LO JOURN 3 IT C1132 2024/25 - RC - DOWN STREET, EDWINN DS TREET LO HENRY STR C1134 2024/25 - RC - MARROO STREET, BUSBY LANE I TO BUSBY PAR C1135 2024/25 - RC - SALUSBURY STREET, HENRIETTA STREET TO CAN C1134 2024/25 - RC - VIRGIL LANE, YANKO AVENUE TO ST THOMAS S 2024/25 - RC - WAIROA AVENUE, BLAIR STREET to WALLIS PA 13,130 C1131 2024/25 - RC - MARTINS AVENUE, SIMPSON STREET to PENK Total Road Infrastructure - Sealed Roads - Construction | ROAD 09 - Road Infrastructure - Sealed Roads - R2R construction
| C113! 2024/25 - RC - GRAFTON STREET, GROSVENOR STREET to ADI
| C114| 2024/25 - RC - LOLA ROAD, RALEIGH STREET - Resheeting to I (230,000) 230,000 C114: 2024/25 - RC - MILITARY ROAD, DOUGLAS PARADE to WENT\
C114: 2024/25 - RC - PINDARI ROAD, RALEIGH STREET to MILITARY
C114: 2024/25 - RC - RALEIGH STREET, LOLA ROAD to PINDARI ROA 111.163 16.637 10,000 Total Road Infrastructure - Sealed Roads - R2R construction (510.000) RP 01 - Recreational & Public Spaces - Recreational
C036(Sir Thomas Mitchell (102,082) 48,000 4,082 C0096 34" rindrist microter
C071: Barrachuf Sportniston
C071: Public Art Commissions
C0881 Waveniey Park Hapground and Fitness Station Upgrade
C097: SAMP Park & Playground Planning & Design
C103: Williams Park Walting Track 240,000 213,000 33,315 10,000 4,174 74,100 50,622 (253,661) (531,936) 81,094 47,845 324,689 166,247 C105: wrimanis rah, wamani; riska.
C104: SAMP Park & Playground Renewal and Upgrades
C1111: Bondi Park Plan of Management
C1115: Bronte, Tamaram, Williams and Waverley Park Plan of Mana.
C112: Gilgandra Reserve Park & Playground Upgrade (2,035,400) 109,687 308,021 - 225,000 30,310 124,498 C112: Coastal Safety Infrastructure (15,000) C118: Scott Street Reserve
NEW Clemenston Park Renewal 120,000 70,000 35,000 Total Recreational & Public Spaces - Recreational (4,581,276) SUS 01 - Sustainability Infrastructure - Renewable Energy
C081: SAMP Renewal of Solar Energy Infrastructure C097: Facilities Sustainable Energy upgrades (Social Housing Solar C112: EV Charging Stations for Council fleet (139 584) 139 584 (144,934) Total Sustainability Infrastructure - Renewable Energy C111: Water Saving & Quality Improvement Program (South Bondi (135,000) Total Sustainability Infrastructure - Stormwater & Groundwater (135,000) UNPLANED - Unplanned Works 159,697 16,997 100,000 Stormwater works at Oceanview Ave and George St C118! Bondi Golf Course - Overflow Investigation (40,000) 40,000 NEW Stormwater - Sir Thomas Mitchell Rd (65,000) NEW January 2025 Storm Damages (18,000 (1,153,720) Total Unplanned Works (45,699,894) 4,644,043 6,494,223 13,008,551 1,220,745 777,704 186,161 1,116,982 755 518,281 150,000 265,152 2,495,869 230,000 1,103,629 47,111 97,897 139,584 25,000 181,638 582,771 Grand Total

Attachment 4 - 2024/25 Q3 Budget Statement by Directorate

Council meeting 20 May 2025

		LEY COUNCIL 5 Budget Stateme	ent		
Original Budge	et Current Budget	Q3 Proposed	Change in Q3 budget	FY2024-25 ACTUAL YTD MAR (incl.	

	Original Budget	Current Budget	Q3 Proposed Budget	Change in		FY2024-25 ACTUAL YTD MAR (incl. commitments)	% to Q3 Proposed Budget	
				\$	%			
<u>Income</u>								
Rates & Annual Charges	73,430,303	73,338,327	73,322,275	(16,052)	(0.0%)		100.1%	
Investment Income	4,127,190	4,819,168	5,565,713	746,545	15.5%	' '	77.9%	
User Charges	51,426,511	55,337,660	56,482,479	1,144,819	2.1%	' '	76.4%	
Other Revenues	24,602,035	24,248,405	23,339,822	(908,583)	(3.7%)		75.3%	
Grants Subsidies & Contributions - Operational	6,159,863	8,724,981	9,121,917	396,936	4.5%	5,534,535	60.7%	
Subtotal - Operating Income	159,745,902	166,468,541	167,832,206	1,363,665	0.8%		85.8%	
Grants Subsidies & Contributions - Capital	27,013,461	20,706,472	15,681,142	(5,025,330)	(24.3%)	10,462,491	66.7%	
Net gains from the disposal of assets	1,836,996	1,884,048	1,835,453	(48,595)	(2.6%)	472,807	25.8%	
Subtotal - Capital Income	28,850,457	22,590,520	17,516,595	(5,073,925)	(22.5%)	10,935,299	62.4%	
Total Income	188,596,359	189,059,060	185,348,800	(3,710,260)	(2.0%)	154,957,118	83.6%	
Expense and Loans Repayment								
Employee Costs	(86,383,649)	(85,923,614)	(85,941,967)	(18,353)	(0.0%)	(61,991,744)	72.1%	
Borrowing Expenses	(26,991)	(26,991)	(26,991)			(13,962)	51.7%	
Materials & Contracts	(27,337,796)	(32,238,344)	(33,466,041)	(1,227,697)	(3.8%)	(24,659,594)	73.7%	
Other Operating Expenses	(26,288,352)	(26,290,861)	(26,127,742)	163,119	0.6%	(20,221,465)	77.4%	
Subtotal - Operating Expense	(140,036,788)	(144,479,810)	(145,562,741)	(1,082,931)	(0.7%)	(106,886,765)	73.4%	
Other Capital Purchases	(9,927,478)	(10,633,032)	(11,738,786)	(1,105,754)	(10.4%)	(2,482,043)	21.1%	
Capital Works Program	(36,100,255)	(42,792,771)	(45,609,894)	(2,817,123)	(6.6%)	(40,186,194)	88.1%	
External Loans Principal Repayment	(485,622)	(485,622)	(485,622)	, , , ,		(360,052)	74.1%	
Subtotal - Capital Expense & Loan Repayment	(46,513,355)	(53,911,425)	(57,834,302)	(3,922,877)	(7.3%)	(43,028,288)	74.4%	
Total Expense	(186,550,143)	(198,391,236)	(203,397,043)	(5,005,808)	(2.5%)	, , , , ,	73.7%	
Performance Result before capital items and loan repayment - (Surplus)/Deficit	19,709,114	21,988,730	22,269,464	280,734	1.3%	37,135,054	166.8%	
Performance Result after capital items and loan repayment- (Surplus)/Deficit	2,046,216	(9,332,175)	(18,048,243)	(8,716,068)	(93.4%)	5,042,065	(27.9%)	
Other Funding Sources from:								
New Loans								
Transfers to Reserves	(31,201,287)	(31,314,663)	(27,768,734)	3,545,929	11.3%	(25,888,218)	93.2%	
Transfer from Reserves	29,155,071	40,646,835	45,816,974	5,170,139	12.7%	, , , ,	45.5%	
Total new loan and reserves	(2,046,216)	9,332,172	18,048,240	8,716,068	93.4%		(27.9%)	
Budget Result - Surplus/(Deficit)	0	0	0	(0)		7,429		

Attachment 4 - 2024/25 Q3 Budget Statement by Directorate

Community, Culture and Customer Experience Q3 FY2024-25 Budget Statement

Council meeting 20 May 2025

	Original Budget	Current Budget	Q3 Proposed Budget	Change in (Q3 budget	FY2024-25 ACTUAL YTD MAR (incl. commitments)	% to Q3 Proposed Budget
				\$	%	communents	
<u>Income</u>							
User Charges	13,858,337	14,167,523	13,985,819	(181,704)	(1.3%)	10,635,890	76.0%
Other Revenues	3,433,740	3,466,783	3,437,394	(29,389)	(0.8%)	2,531,763	73.7%
Grants Subsidies & Contributions - Operational	1,329,706	1,853,684	1,978,986	125,302	6.8%	1,815,785	91.8%
Subtotal - Operating Income	18,564,921	19,431,128	19,344,685	(86,443)	(0.4%)	14,952,515	77.3%
Total Income	18,564,921	19,431,128	19,344,685	(86,443)	(0.4%)	14,952,515	77.3%
Expense and Loans Repayment							
Employee Costs	(21,301,878)	(21,161,839)	(20,864,587)	297,252	1.4%	(14,843,137)	71.1%
Materials & Contracts	(4,867,618)	(5,869,446)	(5,993,754)	(124,308)	(2.1%)	(4,768,592)	79.6%
Other Operating Expenses	(6,374,754)	(6,445,761)	(6,449,776)	(4,015)	(0.1%)	(4,661,298)	72.3%
Subtotal - Operating Expense	(32,544,250)	(33,477,046)	(33,308,117)	168,929	0.5%	(24,273,026)	72.9%
Other Capital Purchases	(299,350)	(525,341)	(560,755)	(35,414)	(6.7%)	(477,699)	85.2%
Subtotal - Capital Expense & Loan Repayment	(299,350)	(525,341)	(560,755)	(35,414)	(6.7%)	(477,699)	85.2%
Total Expense	(32,843,600)	(34,002,387)	(33,868,872)	133,515	0.4%	(24,750,726)	73.1%
Performance Result before capital items and loan	(12.070.220)	(14 045 010)	(12.002.422)	92.496	0.6%	(0.220.512)	CC 70/
repayment - (Surplus)/Deficit	(13,979,329)	(14,045,918)	(13,963,432)	82,486	0.6%	(9,320,512)	66.7%
Performance Result after capital items and loan	(14,278,679)	(14,571,259)	(14,524,187)	47,072	0.3%	(9,798,211)	67.5%
repayment- (Surplus)/Deficit	(14,276,079)	(14,5/1,259)	(14,324,107)	47,072	0.5%	(9,790,211)	67.5%
Other Funding Sources from:							
New Loans							
Transfers to Reserves	(283,802)	(277,494)	(234,953)	42,541	15.3%	(125,757)	53.5%
Transfer from Reserves	22,000	54,015	63,909	9,894	18.3%		
Total new loan and reserves	(261,802)	(223,479)	(171,044)	52,435	23.5%	(125,757)	73.5%
Budget Result - Surplus/(Deficit)	(14,540,481)	(14,794,738)	(14,695,231)	99,507		(9,923,968)	

Attachment 4 - 2024/25 Q3 Budget Statement by Directorate

Council meeting 20 May 2025

Planning, Sustainability and Compliance Q3 FY2024-25 Budget Statement

	Original Budget	Current Budget	Q3 Proposed Budget	Change in Q3 budget		FY2024-25 ACTUAL YTD MAR (incl. commitments)	% to Q3 Proposed Budget
				\$	%	communents	
<u>Income</u>							
User Charges	18,459,750	19,879,974	21,769,021	1,889,047	9.5%	, ,	79.5%
Other Revenues	15,203,000	14,754,163	13,646,322	(1,107,841)	(7.5%)	10,001,700	73.3%
Grants Subsidies & Contributions - Operational	365,000	1,705,873	1,720,890	15,017	0.9%	1,436,479	83.5%
Subtotal - Operating Income	34,490,190	36,802,450	37,598,673	796,223	2.2%	28,749,868	76.5%
Grants Subsidies & Contributions - Capital	18,872,044	17,157,464	11,949,430	(5,208,034)	(30.4%)	10,189,282	85.3%
Subtotal - Capital Income	18,872,044	17,157,464	11,949,430	(5,208,034)	(30.4%)	10,189,282	85.3%
Total Income	53,362,234	53,959,914	49,548,103	(4,411,811)	(8.2%)	38,939,149	78.6%
Expense and Loans Repayment							
Employee Costs	(17,073,568)	(17,136,956)	(17,171,203)	(34,247)	(0.2%)	(12,007,057)	69.9%
Materials & Contracts	(5,244,638)	(6,574,653)	(6,777,342)	(202,689)	(3.1%)	(4,258,794)	62.8%
Other Operating Expenses	(10,001,217)	(10,136,415)	(10,145,257)	(8,842)	(0.1%)	(7,285,068)	71.8%
Subtotal - Operating Expense	(32,319,423)	(33,848,024)	(34,093,802)	(245,778)	(0.7%)	(23,550,919)	69.1%
Capital Works Program	(545,000)	(309,934)	(309,934)			(241,717)	78.0%
Subtotal - Capital Expense & Loan Repayment	(545,000)	(550,659)	(550,659)			(299,591)	54.4%
Total Expense	(32,864,423)	(34,398,683)	(34,644,461)	(245,778)	(0.7%)	(23,850,510)	68.8%
Performance Result before capital items and loan	2 470 767	2.054.426	2 504 074	550.445	40.60/	F 400 040	4.40.20/
repayment - (Surplus)/Deficit	2,170,767	2,954,426	3,504,871	550,445	18.6%	5,198,949	148.3%
Performance Result after capital items and loan	20 407 044	40 564 224	44.002.642	(4 (57 500)	(22.00/)	45 000 640	404 20/
repayment- (Surplus)/Deficit	20,497,811	19,561,231	14,903,642	(4,657,589)	(23.8%)	15,088,640	101.2%
Other Funding Sources from:							
New Loans							
Transfers to Reserves	(19,636,313)	(17,910,733)	(12,706,275)	5,204,458	29.1%	(10,492,689)	82.6%
Transfer from Reserves	36,000	55,584	55,584	·		19,584	35.2%
Total new loan and reserves	(19,600,313)	(17,855,149)	(12,650,691)	5,204,458	29.1%	(10,473,105)	82.8%
Budget Result - Surplus/(Deficit)	897,498	1,706,082	2,252,951	546,869		4,615,535	

Attachment 4 - 2024/25 Q3 Budget Statement by Directorate

Council meeting 20 May 2025

Corporate Services Q3 FY2024-25 Budget Statement

	Original Budget	Current Budget	Q3 Proposed Budget	Change in Q3 budget		FY2024-25 ACTUAL YTD MAR (incl. commitments)	% to Q3 Proposed Budget
				\$	%	communents	
<u>Income</u>							
Rates & Annual Charges	53,546,861	53,389,899	53,357,392	(32,507)	(0.1%)		100.1%
Investment Income	2,800,000	3,394,601	4,141,146	746,545	22.0%	4,334,315	104.7%
User Charges	576,547	668,849	668,227	(622)	(0.1%)	510,369	76.4%
Other Revenues	191,212	237,730	522,976	285,246	120.0%	414,320	79.2%
Grants Subsidies & Contributions - Operational	1,960,045	2,074,848	2,074,848			500,281	24.1%
Subtotal - Operating Income	59,074,665	59,765,927	60,764,589	998,662	1.7%	59,151,823	97.3%
Total Income	59,074,665	59,765,927	60,764,589	998,662	1.7%	59,151,823	97.3%
Expense and Loans Repayment							
Employee Costs	(6,815,489)	(6,400,449)	(7,094,532)	(694,083)	(10.8%)	(4,402,037)	62.0%
Borrowing Expenses	(26,991)	(26,991)	(26,991)			(13,962)	51.7%
Materials & Contracts	(7,651,556)	(7,916,059)	(8,179,702)	(263,643)	(3.3%)	(6,197,942)	75.8%
Other Operating Expenses	7,558,365	7,627,417	7,592,885	(34,532)	(0.5%)	5,889,048	77.6%
Subtotal - Operating Expense	(6,935,671)	(6,716,082)	(7,708,340)	(992,258)	(14.8%)	(4,724,892)	61.3%
Other Capital Purchases						(58,365)	
External Loans Principal Repayment	(485,622)	(485,622)	(485,622)			(360,052)	74.1%
Subtotal - Capital Expense & Loan Repayment	(485,622)	(485,622)	(485,622)			(418,417)	86.2%
Total Expense	(7,421,293)	(7,201,704)	(8,193,962)	(992,258)	(13.8%)	(5,143,309)	62.8%
Performance Result before capital items and loan	E2 422 224			6 404	2.00/	one	400.50/
repayment - (Surplus)/Deficit	52,138,994	53,049,845	53,056,249	6,404	0.0%	54,426,932	102.6%
Performance Result after capital items and loan	F4 CF2 272	F2 F64 222	F2 F70 C27	C 404	0.00/	F4 000 F44	102 70/
repayment- (Surplus)/Deficit	51,653,372	52,564,223	52,570,627	6,404	0.0%	54,008,514	102.7%
Other Funding Sources from:							
New Loans							
Transfers to Reserves	(3,845,888)	(5,407,443)	(5,340,652)	66,791	1.2%	(4,488,605)	84.0%
Transfer from Reserves	2,731,752	2,375,413	2,375,413			279,415	11.8%
Total new loan and reserves	(1,114,136)	(3,032,030)	(2,965,239)	66,791	2.2%	(4,209,190)	142.0%
Budget Result - Surplus/(Deficit)	50,539,236	49,532,194	49,605,389	73,195		49,799,324	

Attachment 4 - 2024/25 Q3 Budget Statement by Directorate

Council meeting 20 May 2025

Assets and Operations Q3 FY2024-25 Budget Statement

	Original Budget	Current Budget	Q3 Proposed Budget	Change in Q3 budget		FY2024-25 ACTUAL YTD MAR (incl. commitments)	% to Q3 Proposed Budget
				\$	%	communents	
<u>Income</u>							
Rates & Annual Charges	19,940,304	20,005,290	20,022,397	17,107	0.1%	20,070,627	100.2%
Investment Income	864,750	962,127	962,127			802	0.1%
User Charges	18,531,877	20,602,261	20,040,359	(561,902)	(2.7%)	14,678,137	73.2%
Other Revenues	5,544,083	5,559,729	5,501,760	(57,969)	(1.0%)	4,389,834	79.8%
Grants Subsidies & Contributions - Operational	2,505,112	3,090,576	3,347,193	256,617	8.3%	1,781,990	53.2%
Subtotal - Operating Income	47,386,126	50,219,983	49,873,836	(346,147)	(0.7%)	40,921,389	82.0%
Grants Subsidies & Contributions - Capital	8,141,417	3,549,008	3,731,712	182,704	5.1%	273,210	7.3%
Net gains from the disposal of assets	1,836,996	1,884,048	1,835,453	(48,595)	(2.6%)	472,807	25.8%
Subtotal - Capital Income	9,978,413	5,433,056	5,567,165	134,109	2.5%	746,017	13.4%
Total Income	57,364,539	55,653,038	55,441,000	(212,038)	(0.4%)	41,667,406	75.2%
Expense and Loans Repayment							
Employee Costs	(31,392,334)	(31,995,253)	(31,732,097)	263,156	0.8%	(23,395,197)	73.7%
Materials & Contracts	(8,899,684)	(10,868,475)	(11,359,624)	(491,149)	(4.5%)	(8,295,904)	73.0%
Other Operating Expenses	(23,790,374)	(24,346,685)	(24,101,480)	245,205	1.0%	(19,442,248)	80.7%
Subtotal - Operating Expense	(64,082,392)	(67,210,413)	(67,193,201)	17,212	0.0%	(51,133,349)	76.1%
Other Capital Purchases	(9,628,128)	(9,866,966)	(10,937,306)	(1,070,340)	(10.8%)	(1,888,104)	17.3%
Capital Works Program	(35,555,255)	(42,482,837)	(45,299,960)	(2,817,123)	(6.6%)	(39,944,476)	88.2%
Subtotal - Capital Expense & Loan Repayment	(45,183,383)	(52,349,803)	(56,237,266)	(3,887,463)	(7.4%)	(41,832,581)	74.4%
Total Expense	(109,265,775)	(119,560,217)	(123,430,467)	(3,870,251)	(3.2%)	(92,965,930)	75.3%
Performance Result before capital items and loan	(15, 505, 255)	(10,000,421)	(17.210.200)	(220.025)	(4.00/)	(10.211.000)	FO 00/
repayment - (Surplus)/Deficit	(16,696,266)	(16,990,431)	(17,319,366)	(328,935)	(1.9%)	(10,211,960)	59.0%
Performance Result after capital items and loan	(54 004 225)	(62.007.470)	(57,000,457)	(4.002.200)	(6.40/)	/F4 200 F24\	75 50/
repayment- (Surplus)/Deficit	(51,901,236)	(63,907,178)	(67,989,467)	(4,082,289)	(6.4%)	(51,298,524)	75.5%
Other Funding Sources from:							
New Loans							
Transfers to Reserves	(7,410,244)	(7,693,953)	(9,549,814)	(1,855,861)	(24.1%)	(10,762,385)	112.7%
Transfer from Reserves	26,296,605	38,069,501	43,229,746	5,160,245	13.6%	20,554,584	47.5%
Total new loan and reserves	18,886,361	30,375,548	33,679,932	3,304,384	10.9%	9,792,199	29.1%
Budget Result - Surplus/(Deficit)	(33,014,876)	(33,531,630)	(34,309,535)	(777,905)		(41,506,325)	

Attachment 4 - 2024/25 Q3 Budget Statement by Directorate

General Manager Unit Q3 FY2024-25 Budget Statement

Council meeting 20 May 2025

	Original Budget	Current Budget	Q3 Proposed Budget	Change in Q3 budget		FY2024-25 ACTUAL YTD MAR (incl. commitments)	% to Q3 Proposed Budget	
				\$	%	communents)		
<u>Income</u>								
User Charges		19,053	19,053			14,855	78.0%	
Subtotal - Operating Income	230,000	249,053	250,423	1,370	0.6%	246,225	98.3%	
Total Income	230,000	249,053	250,423	1,370	0.6%	246,225	98.3%	
Expense and Loans Repayment								
Employee Costs	(9,800,380)	(9,229,114)	(9,079,545)	149,569	1.6%	(7,344,317)	80.9%	
Materials & Contracts	(674,300)	(1,009,711)	(1,155,619)	(145,908)	(14.5%)	(1,138,363)	98.5%	
Other Operating Expenses	6,319,629	7,010,582	6,975,885	(34,697)	(0.5%)	5,278,101	75.7%	
Subtotal - Operating Expense	(4,155,051)	(3,228,243)	(3,259,279)	(31,036)	(1.0%)	(3,204,579)	98.3%	
Total Expense	(4,155,051)	(3,228,243)	(3,259,279)	(31,036)	(1.0%)	(3,204,579)	98.3%	
Performance Result before capital items and loan	(3,925,051)	(2,979,190)	(2,000,056)	(29,666)	(1.0%)	(2,958,354)	98.3%	
repayment - (Surplus)/Deficit	(5,325,051)	(2,373,130)	(3,008,856)	(29,000)	(1.0%)	(2,330,334)	36.3%	
Performance Result after capital items and loan	(2.025.051)	(2.070.100)	(2.000.056)	(20 666)	(1.00/)	(2.059.354)	98.3%	
repayment- (Surplus)/Deficit	(3,925,051)	(2,979,190)	(3,008,856)	(29,666)	(1.0%)	(2,958,354)	36.3%	
Other Funding Sources from:								
Transfers to Reserves	(25,040)	(25,040)	62,960	88,000	351.4%	(18,783)	(29.8%)	
Total new loan and reserves	43,674	67,282	155,282	88,000	130.8%	(18,783)	(12.1%)	
Budget Result - Surplus/(Deficit)	(3,881,377)	(2,911,908)	(2,853,574)	58,334		(2,977,137)		

REPORT CM/7.5/25.05

Subject: Investment Portfolio Report - April 2025

TRIM No: SF24/3676

Manager: Teena Su, Executive Manager, Finance

Director: Tara Czinner, Director, Corporate Services



RECOMMENDATION:

That Council:

1. Notes the Investment Summary Report for April 2025 attached to the report.

2. Notes that the Executive Manager, Finance, as the Responsible Accounting officer, advises that all investments have been made in accordance with the requirements of section 625 of the *Local Government Act 1993* and directions from the Minister for Local Government, including Ministerial Investment Orders, and Council's Investment Policy.

1. Executive Summary

For the month of April 2025, Council's investment portfolio generated \$382,193.35 in interest.

The interest income for year to date achieved 84.30% (\$4,692,021.39) of the draft Q3 budget forecast of \$5,565,713.

2. Introduction/Background

Section 212 of the *Local Government (General) Regulation 2021* requires that Council be provided with a written report setting out details of all money that the Council has invested under section 625 of the *Local Government Act 1993* (the Act) and certifying that these investments have been made in accordance with the Act, regulations, Ministerial Investment Orders and Council's Investment Policy.

The interest on investment budget for the 2024-25 financial year was adopted by Council at this meeting on 18 June 2024 and was set at \$4,127,190. The Q3 Budget Review revised the interest on investment to \$5,565,713 for the 2024-25 financial year.

The table below illustrates the monthly interest income received by Council and performance against the budget.

Table 1. Monthly interest income received by Council.

Month	Original Budget	Draft Q3 Budget	Actual Monthly (\$)	Actual YTD (\$)	Tracking YTD draft Q3 Budget %
July	4,127,190	5,565,713	402,607	402,607	7.23%
August	4,127,190	5,565,713	383,202	785,869	14.12%
September	4,127,190	5,565,713	626,228	1,412,037	25.37%
October	4,127,190	5,565,713	437,122	1,849,159	33.22%
November	4,127,190	5,565,713	435,720	\$2,284,879	41.05%
December	4,127,190	5,565,713	642,811	\$2,927,690	52.60%
January	4,127,190	5,565,713	404,704	\$3,332,394	59.87%
February	4,127,190	5,565,713	398,599	\$3,730,994	67.04%
March	4,127,190	5,565,713	604,253	\$4,335,246	77.89%
April	4,127,190	5,565,713	382,193	\$4,692,021	84.30%

3. Relevant Council Resolutions

ort for March 2025 inance, as the r, advises that all in accordance with 25 of the <i>Local</i> ections from the t, including Ministerial cil's Investment
; :

4. Discussion

Council's investment portfolio posted a return of 4.58%pa (0.37% actual) for the month versus the bank bill index benchmark return of 4.38%pa (0.35% actual). Over the past 12 months, the investment portfolio has returned 5.16%, versus the bank bill index benchmark's 4.46%.

The NSW TCorp Long Term Growth Fund recorded a solid result considering the market volatility during the month, with a gain of 0.48% actual. Good returns from Australian shares as well as improved valuations on fixed rate bonds helped boost the fund's return.

Without marked-to-market influences, Council's investment portfolio yielded 4.84% pa for the month. This is based on the actual interest rates being received on existing investments and excludes the underlying changes to the market value of the securities and growth fund.

During April, Council had maturities of \$6m between two term deposits with original terms of seven months, which were yielding an average of 5.04% pa. No new investments were made during the month.

As at 30 Aril 2025, Council's investment portfolio has a current market value of \$123,534,880 which represents a gain of \$1,402,961 on the \$122,131,919 face value of the portfolio. The table below provides a summary by investment (asset) type.

Table 3. Portfolio value – Summary by investment (asset) type.

Asset group	Face value	Current value
Cash	\$16,436,945	\$16,436,945
Floating Rate Note	\$26,100,000	\$26,245,765
Managed Funds	\$8,594,974	\$8,594,974
Term Deposit	\$71,000,000	\$72,257,196
Total	\$122,131,919	\$123,534,880

Table 4. Portfolio value – Summary by investment (reserve) type.

Reserves	Value
External Restriction Reserves	\$37,646,161
Internal Restriction Reserves	\$68,477,072
Unrestricted fund	\$16,008,686
Total	\$ 122,131,919

Analysis

Attached to this report is a summary of the investment portfolio for the month of April. These reports are prepared by Council's independent financial advisor, Prudential Investment Services Corp. The table below compares Council's portfolio return to the bank bill index benchmark.

Table 5. Portfolio return.

Month	Portfolio return %	Ausbond BB index %	Variance %
Nov-23	8.30	4.34	3.96
Dec-23	7.70	4.43	3.27
Jan-24	5.93	4.44	1.49
Feb-24	7.99	4.43	3.56
Mar-24	7.11	4.41	2.70
Apr-24	0.10	0.35	-0.25
May-24	6.10	4.50	1.60
Jun-24	5.60	4.34	2.70
July-24	7.08	4.49	2.59
Aug-24	4.85	4.54	0.31
Sep-24	5.17	4.45	0.72
Oct-24	4.45	4.50	-0.05
Nov-24	6.65	4.48	2.17
Dec-24	4.61	4.53	0.08
Jan-25	6.29	4.59	1.70
Feb-25	4.21	4.51	-0.30

Average % return over the last 12 months	5.16	4.46	0.70
Apr-25	4.58	4.38	0.20
Mar-25	2.34	4.16	-1.82

Council has a well-diversified portfolio invested predominantly among a range of term deposits and senior ranked floating rate notes from highly rated Australian bank issuers. Council also has exposure to growth classes, including listed property and international and domestic shares, via NSW TCorp's Long Term Growth Fund. It is expected that Council's portfolio will achieve above benchmark returns over the medium/long term with prudent investment selection and holding the securities for the recommended time horizons of their asset classes.

As at the end of April 2025, 66% of Council's portfolio was invested in non-fossil-fuel-lending authorised deposit-taking institutions (ADIs) and socially responsible investments, while fossil-fuel-lending ADIs (including the daily operation fund) accounted for 27% of the portfolio. The remaining 7% is invested with TCorp.

From June 2018 to April 2025, Council has reduced its investment in fossil-fuel-lending ADIs from 59% to 15.33%, as shown in Figure 1 below.

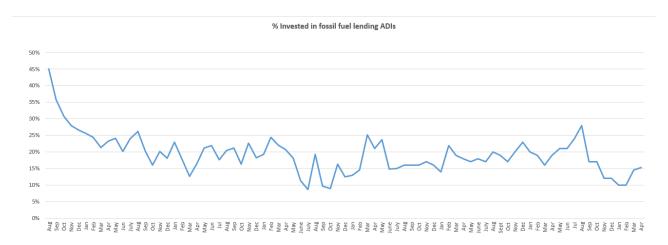


Figure 1. Investments in fossil-fuel-lending ADIs.

When excluding the working capital funds held in the Commonwealth Bank account (a fossil-fuel-lending bank) to meet day-to-day operating requirements, 76.54% of Council's investment portfolio was invested in non-fossil-fuel-lending ADIs and socially responsible investments, 15.33% fossil-fuel-lending ADIs and the remaining 8.13% is invested with TCorp as displayed in Figure 2 below.

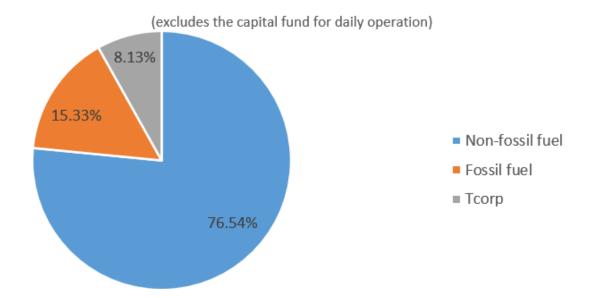


Figure 2: Investment portfolio - April 2025

Figure 2. Investment portfolio.

5. Financial Impact

This report has been prepared in consultation with Council's independent financial advisor, Prudential Investment Services Corp.

6. Risks/Issues

Council has a well-diversified portfolio invested predominantly among a range of term deposits and senior ranked floating rate notes from highly rated Australian bank issuers. Council also has exposure to growth classes, including listed property and international and domestic shares, via NSW TCorp's Long Term Growth Fund. It is expected that Council's portfolio will achieve above benchmark returns over the medium/long term with prudent investment selection and holding the securities for the recommended time horizons of their asset classes.

7. Attachments

1. Investment Summary Report - April 2025 😃



Investment Summary Report April 2025

Waverley Council - Investment Summary Report



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20 May 2025 Council

Waverley Council Executive Summary - April 2025

Cash

Term Deposit



Face Current Value (\$) Value (\$) 16,436,945 16,436,945 Floating Rate Note 26,100,000 26,245,765 Managed Funds 8,594,974 8,594,974

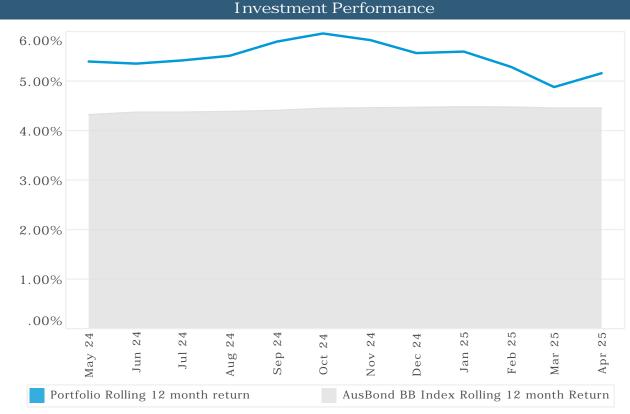
71,000,000

122,131,919

72,257,196

123,534,880

Investment Holdings



Investment Policy Compliance Total Credit Exposure **Individual Institutional Exposures** NSW TCl SUN CBA TC WBC 0% 20% 40% 80% 100% 30% 0% 10% 20% 40% 50% % of portfolio % of portfolio Investment Policy Limit g Portfolio Exposure

	Face		Policy	
	Value (\$)		Max	
Between 0 and 1 years	103,581,919	85%	100%	а
Between 1 and 10 year:	18,550,000	15%	70%	а
	122,131,919			

Term to Maturities

Specific Sub Limits			
Between 3 and 10 year.	3,200,000	3%	<i>50</i> % a
Between 5 and 10 year.	0	0%	<i>25</i> % a

Waverley Council - Investment Summary Report



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Waverley Council Investment Holdings Report - April 2025



Cash Accounts						
Face Value (\$)	Current Rate (%)	Institution	Credit Rating	Current Value (\$)	Deal No.	Reference
1,000.00	0.0000%	Commonwealth Bank of Australia	AA-	1,000.00	120800	Eastgate CP
6,004.27	0.0000%	Commonwealth Bank of Australia	AA-	6,004.27	120801	Hollywood Av CP
13,642.21	0.0000%	Commonwealth Bank of Australia	AA-	13,642.21	120799	Library CP
14,860.66	0.0000%	Commonwealth Bank of Australia	AA-	14,860.66	120796	Cemetery Funds
35,266.33	0.0000%	Commonwealth Bank of Australia	AA-	35,266.33	120797	Depositor Funds
52,359.06	0.0000%	Commonwealth Bank of Australia	AA-	52,359.06	370151	Library Gift
82,432.66	0.0000%	Commonwealth Bank of Australia	AA-	82,432.66	120795	Trust Funds
746,002.37	0.0000%	Commonwealth Bank of Australia	AA-	746,002.37	120794	General Funds
15,485,377.27	4.1000%	Commonwealth Bank of Australia	AA-	15,485,377.27	120789	24hr Call
16,436,944.83	3.8626%			16,436,944.83		

Managed Funds						
Face Value (\$) Monthly (%)	Institution	Credit Rating	Funds Name	Current Value (\$)	Deal No.	Reference
8,594,974.48 0.4768%	NSW T-Corp (LT)	TCl	Long Term Growth Fund	8,594,974.48	538089	
8,594,974.48 0.4768%				8,594,974.48		

Term Depo	sits										
Maturity Date	Face Value (\$) R	Current Rate (%)	Institution	Credit Rating	Purchase Price (\$)	Purchase Date	Current Value (\$)	Deal No.	Accrued Interest (\$)	Next Interest Date	Reference
1-May-25	3,000,000.00	5.2700%	Westpac Group	AA-	3,000,000.00	1-May-24	3,158,100.00	545052	158,100.00	At Maturity	Green
11-Jun-25	3,000,000.00	5.1800%	Bank of Queensland	A-	3,000,000.00	11-Dec-24	3,060,031.23	545699	60,031.23	At Maturity	
20-Jun-25	3,000,000.00	5.0200%	AMP Bank	BBB+	3,000,000.00	29-Aug-24	3,101,087.67	545419	101,087.67	At Maturity	
20-Jun-25	3,000,000.00	5.2000%	AMP Bank	BBB+	3,000,000.00	19-Dec-24	3,056,843.84	545711	56,843.84	At Maturity	
25-Jun-25	3,000,000.00	5.0200%	AMP Bank	BBB+	3,000,000.00	28-Aug-24	3,101,500.27	545407	101,500.27	At Maturity	
8-Jul-25	3,000,000.00	5.1500%	Bank of Queensland	A-	3,000,000.00	28-Nov-24	3,065,186.30	545661	65,186.30	At Maturity	Green
16-Jul-25	3,000,000.00	5.1000%	Suncorp Bank	AA-	3,000,000.00	5-Nov-24	3,074,194.52	545605	74,194.52	At Maturity	
5-Aug-25	2,000,000.00	4.7200%	National Australia Bank	AA-	2,000,000.00	4-Mar-25	2,015,000.55	545845	15,000.55	At Maturity	

Waverley Council - Investment Summary Report



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Waverley Council Investment Holdings Report - April 2025



Maturity Date	Face Value (\$)	Current Rate (%)	Institution	Credit Rating	Purchase Price (\$)	Purchase Date	Current Value (\$)	Deal No.	Accrued Interest (\$)	Next Interest Date	Reference
20-Aug-25	3,000,000.00	4.8600%	Westpac Group	AA-	3,000,000.00	20-Aug-24	3,101,460.82	545371	101,460.82	At Maturity	Green
20-Aug-25	3,000,000.00	4.8600%	Westpac Group	AA-	3,000,000.00	23-Aug-24	3,100,262.47	545380	100,262.47	At Maturity	Green
2-Sep-25	2,000,000.00	4.8100%	Westpac Group	AA-	2,000,000.00	5-Sep-24	2,062,727.67	545456	62,727.67	At Maturity	Green
23-Sep-25	2,000,000.00	4.7700%	Westpac Group	AA-	2,000,000.00	26-Sep-24	2,056,717.26	545520	56,717.26	At Maturity	Green
1-Oct-25	3,000,000.00	4.7900%	Westpac Group	AA-	3,000,000.00	2-Oct-24	3,083,070.41	545539	83,070.41	At Maturity	Green
7-Oct-25	2,000,000.00	4.7000%	National Australia Bank	AA-	2,000,000.00	4-Mar-25	2,014,936.99	545846	14,936.99	At Maturity	
29-Oct-25	3,000,000.00	4.7000%	National Australia Bank	AA-	3,000,000.00	27-Feb-25	3,024,336.99	545831	24,336.99	At Maturity	
25-Nov-25	3,000,000.00	4.7300%	Suncorp Bank	AA-	3,000,000.00	25-Mar-25	3,014,384.38	545953	14,384.38	At Maturity	
16-Dec-25	3,000,000.00	4.7000%	Suncorp Bank	AA-	3,000,000.00	12-Mar-25	3,019,315.07	545909	19,315.07	At Maturity	
6-Jan-26	3,000,000.00	4.6500%	National Australia Bank	AA-	3,000,000.00	4-Mar-25	3,022,167.12	545844	22,167.12	At Maturity	
13-Jan-26	4,000,000.00	4.7000%	Suncorp Bank	AA-	4,000,000.00	5-Mar-25	4,029,358.90	545851	29,358.90	At Maturity	
20-Feb-26	2,000,000.00	4.8500%	Westpac Group	AA-	2,000,000.00	20-Feb-24	2,018,602.74	544856	18,602.74	Quarterly	Green
25-Feb-26	3,000,000.00	4.6500%	National Australia Bank	AA-	3,000,000.00	27-Feb-25	3,024,078.08	545832	24,078.08	At Maturity	
17-Mar-26	3,000,000.00	4.6700%	Suncorp Bank	AA-	3,000,000.00	18-Mar-25	3,016,888.77	545937	16,888.77	At Maturity	
17-Mar-26	3,000,000.00	4.8400%	Suncorp Bank	AA-	3,000,000.00	19-Mar-24	3,017,105.75	544951	17,105.75	Annually	
24-Mar-26	3,000,000.00	4.6200%	Suncorp Bank	AA-	3,000,000.00	25-Mar-25	3,014,049.86	545954	14,049.86	At Maturity	
17-Apr-26	3,000,000.00	5.0300%	Westpac Group	AA-	3,000,000.00	17-Apr-24	3,005,787.95	545017	5,787.95	Annually	Green
	71,000,000.00	4.8679%			71,000,000.00		72,257,195.61		1,257,195.61		

Floating Ra	ate Notes								
Maturity Date	Face Current Value (\$) Rate (%)	Security Name	Credit Rating	Purchase Purchase Price (\$) Date	Current Value (\$)	Deal No.	Accrued Interest (\$)	Next Coupon Date	Reference
2-Dec-25	2,250,000.00 4.6353%	BEN Snr FRN (Dec25) BBSW+0.52%	A-	2,250,000.00 2-Dec-20	2,267,151.02	540603	16,858.52	2-Jun-25	
24-Feb-26	1,300,000.00 4.5787%	SUN Snr FRN (Feb26) BBSW+0.45%	AA-	1,300,000.00 24-Feb-21	1,310,698.08	540958	10,763.08	26-May-25	
4-Mar-26	4,000,000.00 4.7464%	NPBS Snr FRN (Mar26) BBSW+0.63%	BBB+	4,000,000.00 4-Mar-21	4,022,448.90	540983	30,168.90	4-Jun-25	
15-May-26	1,000,000.00 5.4240%	BEN Snr FRN (May26) BBSW+1.25%	A-	1,000,000.00 15-May-23	1,016,988.00	544084	10,848.00	15-May-25	
18-Jun-26	4,000,000.00 4.7625%	BEN Snr FRN (Jun26) BBSW+0.65%	A-	4,000,000.00 18-Jun-21	4,023,244.38	541523	22,964.38	18-Jun-25	
15-Sep-26	3,750,000.00 4.5937%	SUN Snr FRN (Sep26) BBSW+0.48%	AA-	3,750,000.00 15-Sep-21	3,765,163.00	541877	21,238.00	16-Jun-25	

Waverley Council - Investment Summary Report



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Waverley Council Investment Holdings Report - April 2025



Maturity Date	Face Current Value (\$) Rate (%)	Security Name	Credit Rating	Purchase Purchase Price (\$) Date	Current Value (\$)	Deal No.	Accrued Interest (\$)	Next Coupon F Date	Reference
23-Dec-26	5,000,000.00 4.5268%	CBA Green Snr FRN (Dec26) BBSW+0.41%	AA-	5,000,000.00 23-Sep-21	5,012,064.16	541916	23,564.16	23-Jun-25	
14-May-27	1,600,000.00 5.1793%	BEN Snr FRN (May27) BBSW+1.00%	A-	1,600,000.00 14-May-24	1,621,734.87	545080	17,254.87	14-May-25	
18-Mar-30	3,200,000.00 4.9425%	NAB Snr FRN (Mar30) BBSW+0.83%	AA-	3,200,000.00 18-Mar-25	3,206,272.26	545905	19,065.86	18-Jun-25	
	26,100,000.00 4.7435%			26,100,000.00	26,245,764.67		172,725.77		



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Waverley Council Accrued Interest Report - April 2025



	D. IN. G.	Face	Settlement	Maturity	Interest	ъ	Interest	Yield
Investment	Deal No. Comments	Value (\$)	Date	· ·	Received (\$)	Days	Accrued (\$)	(% pa)
<u>Floating Rate Note</u>								
BEN Snr FRN (Dec25) BBSW+0.52%	540603	2,250,000.00	2-Dec-20	2-Dec-25	0.00	30	8,572.13	4.64%
SUN Snr FRN (Feb26) BBSW+0.45%	540958	1,300,000.00	24-Feb-21	24-Feb-26	0.00	30	4,892.31	4.58%
NPBS Snr FRN (Mar26) BBSW+0.63%	540983	4,000,000.00	4-Mar-21	4-Mar-26	0.00	30	15,604.60	4.75%
BEN Snr FRN (May26) BBSW+1.25%	544084	1,000,000.00	15-May-23	15-May-26	0.00	30	4,458.08	5.42%
BEN Snr FRN (Jun26) BBSW+0.65%	541523	4,000,000.00	18-Jun-21	18-Jun-26	0.00	30	15,657.53	4.76%
SUN Snr FRN (Sep26) BBSW+0.48%	541877	3,750,000.00	15-Sep-21	15-Sep-26	0.00	30	14,158.67	4.59%
CBA Green Snr FRN (Dec26) BBSW+0.41%	541916	5,000,000.00	23-Sep-21	23-Dec-26	0.00	30	18,603.28	4.53%
BEN Snr FRN (May27) BBSW+1.00%	545080	1,600,000.00	14-May-24	14-May-27	0.00	30	6,811.13	5.18%
NAB Snr FRN (Mar30) BBSW+0.83%	545905	3,200,000.00	18-Mar-25	18-Mar-30	0.00	30	12,999.45	4.94%
					0.00		101,757.18	4.74%
<u>Term Deposits</u>								
Suncorp Bank	545455	3,000,000.00	5-Sep-24	2-Apr-25	85,890.41	1	410.96	5.00%
Suncorp Bank	545518	3,000,000.00	25-Sep-24	22-Apr-25	87,092.88	21	8,750.96	5.07%
Westpac Group	545052	3,000,000.00	1-May-24	1-May-25	0.00	30	12,994.52	5.27%
Bank of Queensland	545699	3,000,000.00	11-Dec-24	11-Jun-25	0.00	30	12,772.60	5.18%
AMP Bank	545419	3,000,000.00	29-Aug-24	20-Jun-25	0.00	30	12,378.08	5.02%
AMP Bank	545711	3,000,000.00	19-Dec-24	20-Jun-25	0.00	30	12,821.92	5.20%
AMP Bank	545407	3,000,000.00	28-Aug-24	25-Jun-25	0.00	30	12,378.08	5.02%
Bank of Queensland	545661	3,000,000.00	28-Nov-24	8-Jul-25	0.00	30	12,698.63	5.15%
Suncorp Bank	545605	3,000,000.00	5-Nov-24	16-Jul-25	0.00	30	12,575.34	5.10%
National Australia Bank	545845	2,000,000.00	4-Mar-25	5-Aug-25	0.00	30	7,758.91	4.72%
Westpac Group	545371	3,000,000.00	20-Aug-24	20-Aug-25	0.00	30	11,983.56	4.86%
Westpac Group	545380	3,000,000.00	23-Aug-24	20-Aug-25	0.00	30	11,983.57	4.86%
Westpac Group	545456	2,000,000.00	5-Sep-24	2-Sep-25	0.00	30	7,906.85	4.81%
Westpac Group	545520	2,000,000.00	26-Sep-24	23-Sep-25	0.00	30	7,841.10	4.77%
Westpac Group	545539	3,000,000.00	2-Oct-24	1-Oct-25	0.00	30	11,810.96	4.79%

Waverley Council - Investment Summary Report



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Waverley Council Accrued Interest Report - April 2025

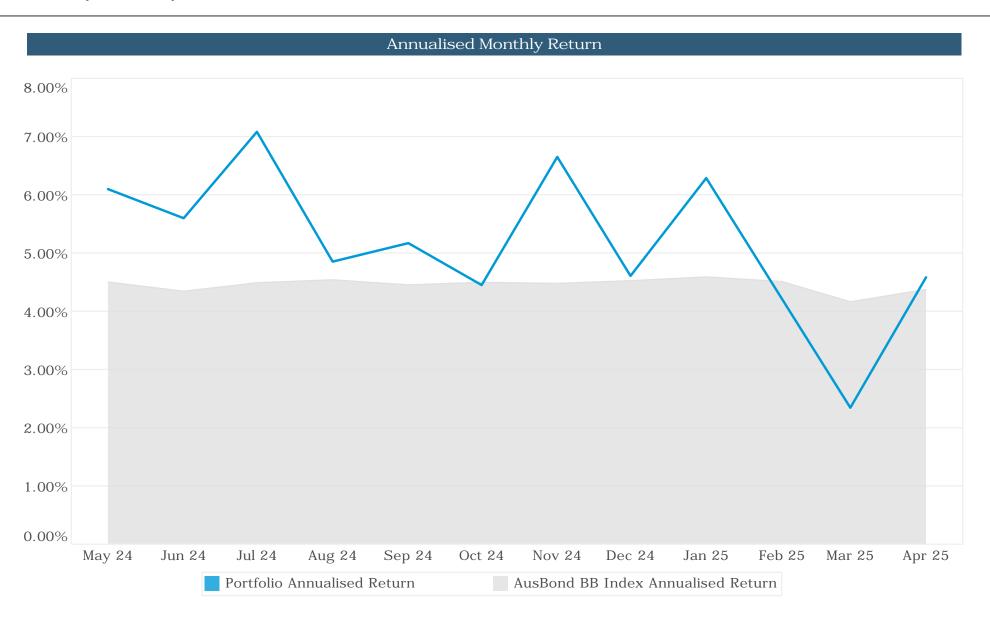


Investment	Deal No. Comments	Face Value (\$)	Settlement Date	Maturity Date	Interest Received (\$)	Days	Interest Accrued (\$)	Yield (% pa)
National Australia Bank	545846	2,000,000.00	4-Mar-25	7-Oct-25	0.00	30	7,726.03	4.70%
National Australia Bank	545831	3,000,000.00	27-Feb-25	29-Oct-25	0.00	30	11,589.04	4.70%
Suncorp Bank	545953	3,000,000.00	25-Mar-25	25-Nov-25	0.00	30	11,663.01	4.73%
Suncorp Bank	545909	3,000,000.00	12-Mar-25	16-Dec-25	0.00	30	11,589.04	4.70%
National Australia Bank	545844	3,000,000.00	4-Mar-25	6-Jan-26	0.00	30	11,465.75	4.65%
Suncorp Bank	545851	4,000,000.00	5-Mar-25	13-Jan-26	0.00	30	15,452.05	4.70%
Westpac Group	544856	2,000,000.00	20-Feb-24	20-Feb-26	0.00	30	7,972.60	4.85%
National Australia Bank	545832	3,000,000.00	27-Feb-25	25-Feb-26	0.00	30	11,465.75	4.65%
Suncorp Bank	544951	3,000,000.00	19-Mar-24	17-Mar-26	0.00	30	11,934.24	4.84%
Suncorp Bank	545937	3,000,000.00	18-Mar-25	17-Mar-26	0.00	30	11,515.07	4.67%
Suncorp Bank	545954	3,000,000.00	25-Mar-25	24-Mar-26	0.00	30	11,391.78	4.62%
Westpac Group	545017	3,000,000.00	17-Apr-24	17-Apr-26	150,900.00	30	12,402.74	5.03%
					323,883.29		293,233.14	4.87%
<u>Grand Totals</u>					<u>323,883.29</u>		<u>394,990.32</u>	4.84%



Waverley Council Investment Performance Report - April 2025





Historical Performance Sum	mary (% pa)		
	Portfolio	Annualised BB Index	Outperformance
Apr 2025	4.58%	4.38%	0.20%
Last 3 months	3.68%	4.34%	-0.66%
Last 6 months	4.77%	4.44%	0.33%
Financial Year to Date	5.02%	4.46%	0.56%
Last 12 months	5.16%	4.46%	0.70%

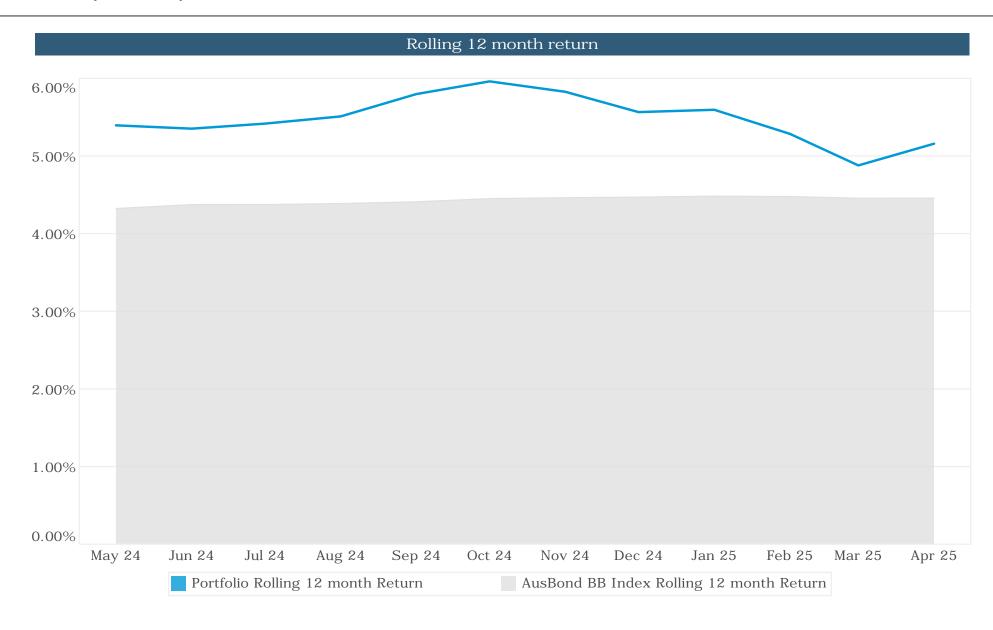


Waverley Council - Investment Summary Report

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Waverley Council Investment Performance Report - April 2025





Historical Performance Sum	nmary (% actual)		
	Portfolio	Annualised BB Index	Outperformance
Apr 2025	0.37%	0.35%	0.02%
Last 3 months	0.89%	1.04%	-0.15%
Last 6 months	2.34%	2.18%	0.16%
Financial Year to Date	4.16%	3.70%	0.46%
Last 12 months	5.16%	4.46%	0.70%



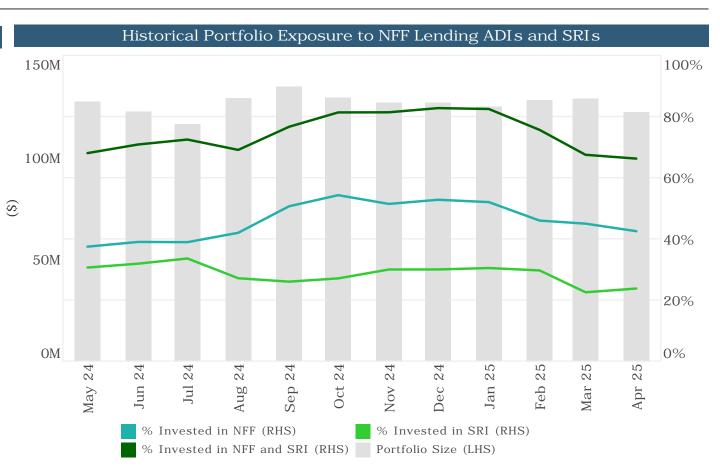
Waverley Council Environmental Commitments Report - April 2025



Curren	t Breakdown		
ADI Lending Status *	Current Month (\$)	Previous Mor	nth (\$)
Fossil Fuel Lending ADIs			
Commonwealth Bank of Australia	16,436,945	17,106,245	
National Australia Bank	16,200,000	16,200,000	
	32,636,945 27%	33,306,245	26%
Non Fossil Fuel Lending ADIs			
AMP Bank	9,000,000	9,000,000	
Bank of Queensland	3,000,000	3,000,000	
Bendigo and Adelaide Bank	8,850,000	8,850,000	
Newcastle Greater Mutual Group	4,000,000	4,000,000	
Suncorp Bank	27,050,000	33,050,000	
	51,900,000 42%	57,900,000	45%
Other			
NSW T-Corp (LT)	8,594,974	8,554,188	
	8,594,974 7%	8,554,188	7%
Socially Responsible Investment			
CBA (Green)	5,000,000	5,000,000	
Westpac Group (Green TD)	24,000,000	24,000,000	
	29,000,000 24%	29,000,000	23%
	122,131,919	128,760,433	

^{*} source: Marketforces & APRA

Percentages may not add up to 100% due to rounding



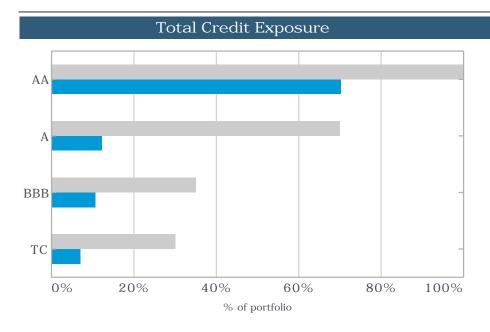


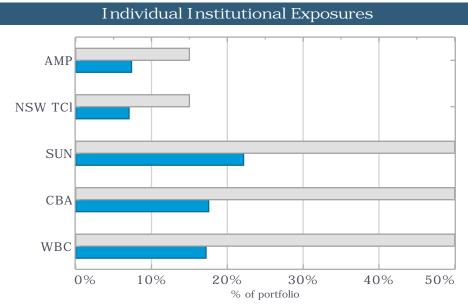


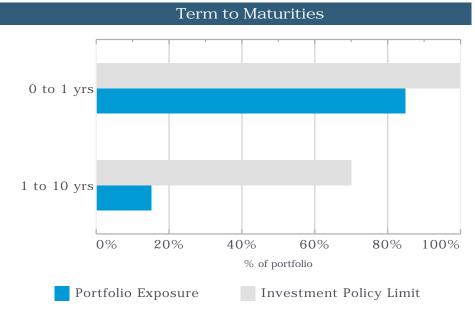
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Waverley Council Investment Policy Compliance Report - April 2025









Credit Rating Group	Face Value (\$)		Policy Max	
AA	85,686,945	70%	100%	а
A	14,850,000	12%	70%	а
BBB	13,000,000	11%	35%	а
TC	8,594,974	7%	30%	а
	122,131,919			

	0/ - f	T	
Institution		Invest	
	portfolio	Policy	Limit
AMP Bank (BBB+)	7%	15%	а
NSW T-Corp (TCl)	7%	15%	а
Suncorp Bank (AA-)	22%	50%	а
Commonwealth Bank of Australia (AA-)	18%	50%	а
Westpac Group (AA-)	17%	50%	а
National Australia Bank (AA-)	13%	50%	а
Bendigo and Adelaide Bank (A-)	7%	30%	а
Newcastle Greater Mutual Group (BBB+)	3%	15%	а
Bank of Queensland (A-)	5%	30%	а

	Face		Policy		
	Value (\$)		Max		
Between 0 and 1 years	103,581,919	85%	100%	а	
Between 1 and 10 years	18,550,000	15%	70%	а	
	122,131,919				

Specific Sub Limits				
Between 3 and 10 years	3,200,000	3%	50%	а
Between 5 and 10 years	0	0%	25%	а

a = compliant r = non-compliant

PRUDENTIAL INVESTMENT SERVICES CORP

Waverley Council - Investment Summary Report

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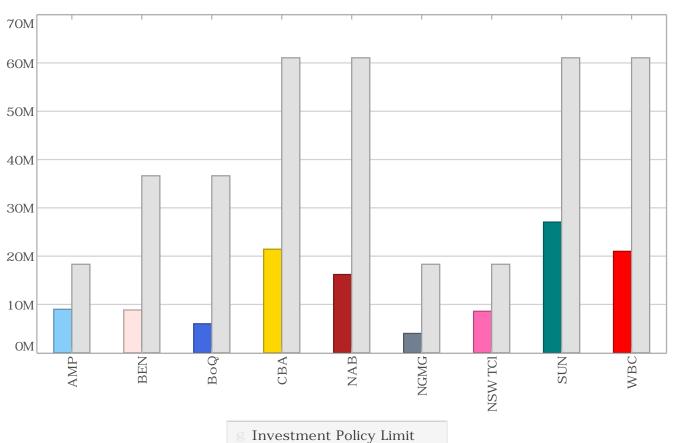
Waverley Council Individual Institutional Exposures Report - April 2025

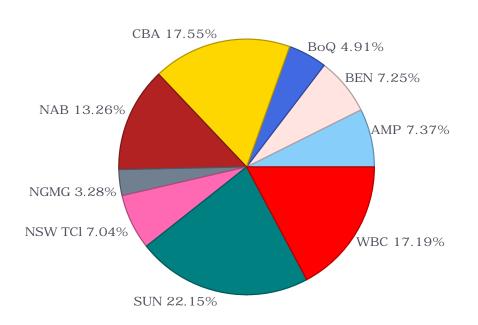


Individual Institutional Exposures

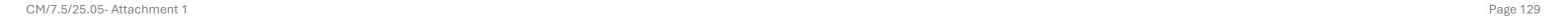
Individual Institutional Exposure Charts

	Current Exposures		Policy Limit		Capacity	
AMP Bank (BBB+)	9,000,000	7%	18,319,788	15%	9,319,788	
Bank of Queensland (A-)	6,000,000	5%	36,639,576	30%	30,639,576	
Bendigo and Adelaide Bank (A-)	8,850,000	7%	36,639,576	30%	27,789,576	
Commonwealth Bank of Australia (AA-)	21,436,945	18%	61,065,960	50%	39,629,015	
National Australia Bank (AA-)	16,200,000	13%	61,065,960	50%	44,865,960	
Newcastle Greater Mutual Group (BBB+)	4,000,000	3%	18,319,788	15%	14,319,788	
NSW T-Corp (TCl)	8,594,974	7%	18,319,788	15%	9,724,814	
Suncorp Bank (AA-)	27,050,000	22%	61,065,960	50%	34,015,960	
Westpac Group (AA-)	21,000,000	17%	61,065,960	50%	40,065,960	
	122,131,919					





Waverley Council - Investment Summary Report Page 12 of 16. PRUDENTIAL INVESTMENT SERVICES CORP





Waverley Council Cashflows Report - April 2025



Actual Cashflo	ws for April 20)25			
Date	Deal No.	Cashflow Counterparty	Asset Type	Cashflow Description	Amount
0 4 05	F 4 F 4 F F	Suncorp Bank	Term Deposit	Maturity: Face Value	3,000,000.00
2-Apr-25	545455	Suncorp Bank	Term Deposit	Maturity: Interest Received/Paid	85,890.41
				<u>Deal Total</u>	3,085,890.41
				Day Total	3,085,890.41
17-Apr-25	545017	Westpac Group	Term Deposit	During: Interest Received/Paid Dates	150,900.00
				<u>Deal Total</u>	150,900.00
				Day Total	150,900.00
22-Apr-25	545518	Suncorp Bank	Term Deposit	Maturity: Face Value	3,000,000.00
22-Apr-23	343316	Suncorp Bank	Term Deposit	Maturity: Interest Received/Paid	87,092.88
				<u>Deal Total</u>	3,087,092.88
				Day Total	3,087,092.88
				Total for Month	6,323,883.29

Forecast Cashi	flows for May 2	025			
Date	Deal No.	Cashflow Counterparty	Asset Type	Cashflow Description	Amount
1 May 25	545052	Westpac Group	Term Deposit	Maturity: Face Value	3,000,000.00
1-May-25	343032	Westpac Group	Term Deposit	Maturity: Interest Received/Paid	158,100.00
				<u>Deal Total</u>	3,158,100.00
				Day Total	3,158,100.00
14-May-25	545080	BEN Snr FRN (May27) BBSW+1.00%	Floating Rate Note	Coupon Date	20,206.36
				<u>Deal Total</u>	20,206.36
				Day Total	20,206.36
15-May-25	544084	BEN Snr FRN (May26) BBSW+1.25%	Floating Rate Note	Coupon Date	12,928.44
				<u>Deal Total</u>	12,928.44
				Day Total	12,928.44
20-May-25	544856	Westpac Group	Term Deposit	During: Interest Received/Paid Dates	23,652.05

Waverley Council - Investment Summary Report



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Waverley Council Cashflows Report - April 2025

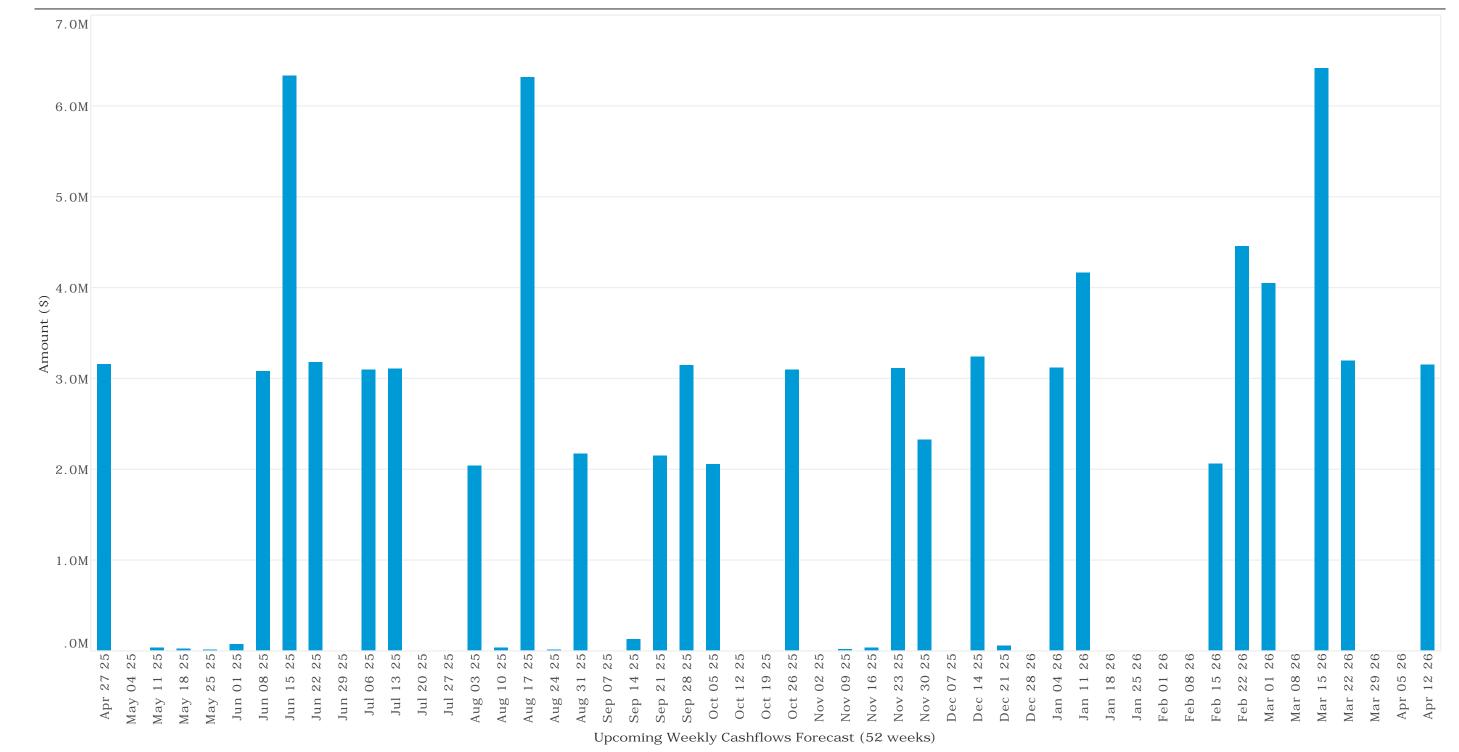


Date	Deal No.	Cashflow Counterparty	Asset Type	Cashflow Description	Amount
				<u>Deal Total</u>	23,652.05
				Day Total	23,652.05
26-May-25	540958	SUN Snr FRN (Feb26) BBSW+0.45%	Floating Rate Note	Coupon Date	14,840.01
				<u>Deal Total</u>	14,840.01
				Day Total	14,840.01
				<u>Total for Month</u>	3,229,726.86



Waverley Council Cashflows Report - April 2025

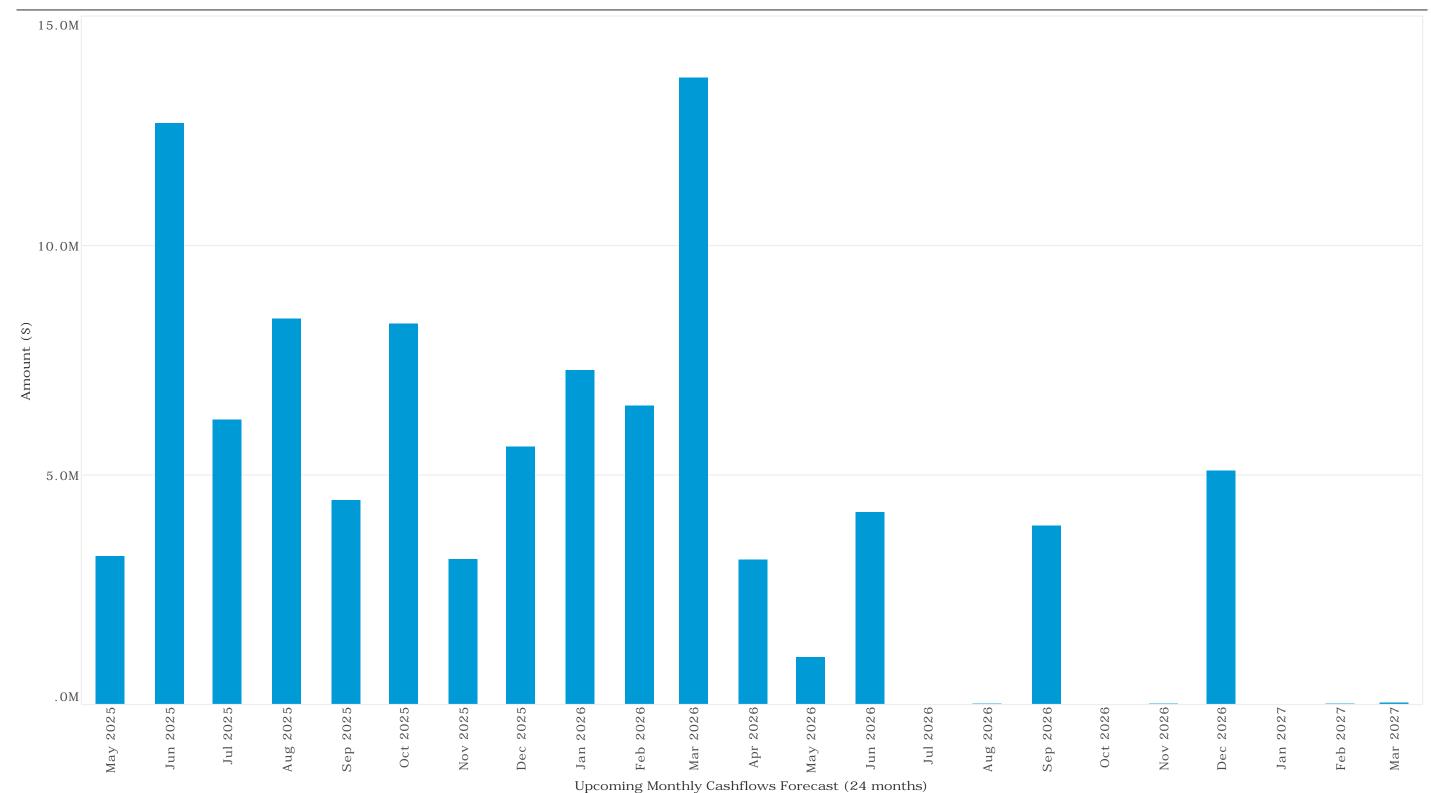






Waverley Council Cashflows Report - April 2025





Waverley Council - Investment Summary Report



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REPORT CM/7.6/25.05

Subject: Cost-Shifting onto Waverley Ratepayers

TRIM No: A25/0302

Manager: Teena Su, Executive Manager, Finance

Director: Tara Czinner, Director, Corporate Services



RECOMMENDATION:

That Council notes the extent and impact of state and federal cost-shifting on Council and Waverley ratepayers, as set out in the report.

1. Executive Summary

In the 2023-24 financial year, cost-shifting totalled \$15.58 million, equivalent to 10.1% of the council's operating income, and each ratepayer bore an average cost of \$487.45.

Cost-shifting is not something that councils have control over, which means that councils are forced to and are required to adjust service levels to account for factors outside of their control. Council will continue to work with other councils and Local Government NSW (LGNSW) to advocate for a more sustainable and equitable funding model for Federal/State responsibilities administered by councils.

2. Introduction/Background

The debate about cost-shifting has been around for many years and without any meaningful reduction. In fact, the LGNSW's most recent cost-shifting report, *How State Costs Eat Council Rates* (Attachment 2), revealed that the cost has accelerated by \$540 million to \$1.36 billion in 2021-22 from 2017-18.

The recent NSW Parliament's Upper House inquiry into the ability of local government to fund infrastructure and services have also revealed that cost-shifting is one of the factors that impact local government's financial sustainability. The inquiry report calls for the State Government to identify opportunities to reduce cost-shifting to local government and undertake greater consultation with local government prior to making decisions that may result in cost shifting. The report is available on the Parliament of New South Wales website.

3. Relevant Council Resolutions

Meeting and date	Item No.	Resolution
Council	CM/8.2/25.02	That Council:
18 February 2025		
		Notes the growing financial burden on local government and specifically Waverley Council of cost-shifting practices by the State and Federal Government, including but not limited to:
		(a) Proposed water monitoring of beaches.

	(b)	User pays policing.
	(c)	Remediation and construction of sea walls.
	(d)	Additional bus services.
	(e)	Remediation of Council assets after State and Federal utilities have damaged those assets.
	(f)	Emergency services levy.
2.	2025	ers prepare a report to Council no later than May investigating the rise in cost-shifting practices outlining:
	(a)	The rise in cost-shifting from the State and Federal Government onto Council and identification of actual responsibility of these costs.
	(b)	The specific programs, projects, assets and infrastructure which Council has had to assume expenditure, with a breakdown and quantity of those costs.
	(c)	Recommendations to identify opportunities to reduce the cost-shifting onto Council and the proposed savings to Waverley residents.
3.		es to the following stakeholders informing them is motion:
	(a)	The Minister for Local Government, the Hon Ron Hoenig MP.
	(b)	The Member for Vaucluse, Kellie Sloane MP.
	(c)	The Member for Coogee, Marjorie O'Neill MP.
	(d)	The Member for Wentworth, Allegra Spender MP.
	(e)	All Waverley Precincts.

4. Discussion

This report focuses on the cost-shifting impact on Council and Waverley's ratepayers, pursuant to clause 2 of resolution CM/8.2/25.02 above.

Cost-shifting occurs when state and federal governments force councils to assume responsibility for infrastructure, services and regulatory functions without providing sufficient support funding.

The following table illustrates the types of cost-shifting to Council in financial year (FY) 2023-24 and its implications for Council's finances and average cost to our ratepayers. See Attachment 1 for details.

Table 1. Cost-shifting to Council – 2023-24.

Types of cost shifting	2023-24 Cost	% of Council's Operating Revenue	average cost per
Emergency Services Levy: Fire & Rescue NSW, Rural Fire Service NSW and State Emergency Service	\$2,450,536	1.6%	\$76.69
Pensioner Rebates	\$258,070	0.2%	\$8.08
This section captures the costs to councils of the pensioner concession rebates, both through the net cost to council of the mandatory pensioner rate rebate and the other voluntary pensioner rate rebates that Council have voluntarily implemented.			
Funding Programs	\$5,202,186	3.4%	\$162.80
This section captures the net additional cost to councils of programs that commenced with partial or full funding from State or Federal Government. Over time these funding commitment have reduced or ceased, but the expectation for councils to continue to deliver the associated service have remained.			
Regulatory Functions	\$2,236,143	1.5%	\$69.98
This section captures the costs to councils of being restricted in seeking full cost recovery on regulatory functions imposed by State legislation, either through the absence of a fee, inability to increase ordinary rates (except through a Special Rate Variation application), lack of indexation or the permitted indexation not keeping pace with costs increases.			
Filling a service gap	\$387,975	0.3%	\$12.14
This section captures costs incurred by councils in providing services as a result of insufficient service provision by another level of government or a market failure of a subsidised or privatised public service. For each cost shifting example that is relevant to your council, please provide a brief description on the service shortfall that the council is providing.			
Rate exemptions	\$1,293,372	0.8%	\$40.48
This section captures the cost of provide rate exemptions on government and other properties.			
Other cost-shifting examples	\$3,747,786	2.4%	\$117.29
This section captures the cost shifting examples that do not fit into any of the above categories.			
Total	\$15,576,068	10.1%	\$487.45

The minimum Council rate for FY 2023-24 was \$711.35, which means 68.52% of the minimum rate was used to fund cost-shifting.

User pays policing and additional bus services

In 2024-25, Council sought additional bus services and paid police to assist in crowd management. The first half year's policing and bus services are shown in the table below:

Table 2. Costs of user pays policing and additional bus services.

Council events that required police's assistance and additional bus services	incurred cost (excl. gst)			
2024/25 Financial Year	User pay policing	Additional bus services	Total police & bus services cost	
Festival of the Winds (8 September 2024)	\$16,415.45	\$31,206.59	\$47,622.04	
Dudley Page New Year's Eve (31 December 2024)	\$0.00	\$11,578.00	\$11,578.00	
Summer Safe Program (December 2024 – January 2025)	\$62,260.36	\$5,172.27	\$67,432.63	
Total	\$78,675.81	\$47,956.86	\$126,632.67	

Public infrastructure

Cost-shifting from the Federal and State Government is a significant and ongoing issue for councils in NSW in the maintenance and delivery of infrastructure assets.

Cost-shifting occurs in a few different ways including the reduction/removal of grant funding opportunities, increased regulatory/reporting requirements, increased service delivery and changes in environmental conditions/resilience.

Local councils in Australia are more asset-intensive than federal and state governments and account for 75% of the road network and 32% of all public non-financial assets. Local government, however, only receives 3.6% of Australia's taxes. This disparity of funding availability presents challenges with the aging and expanding network of assets Councils need to maintain.

Reduced support from the NSW Government has progressively weakened over the recent period including the following:

- Emergency Services Levy and the government support with the payment of the levy.
- Removal of the Regional Roads Repair Program worth up to \$300,000 per Council, which
 would have been used to repair roads under joint ownership between councils and the State
 Government.
- Erosion of the value of the Regional Roads Block Grant by not accounting for increased cost of service delivery and CPI. These grants have stayed on similar values for successive years with little increases.
- The Community Infrastructure Program has progressively become more difficult to qualify for with stricter and generally causing disqualification if costing have not been sought/tendered before applying for the grant.
- Overall offering under all state government grant opportunities has become smaller, with an ever-increasing pool of projects seeking funding.
- The State Government has the Coastal Management Program and the Floodplain Management Program, which Council is actively working on with assurances from the NSW Government that significant funding is available to deliver the resilience/infrastructure upgrades needed to deliver these programs. Should this funding cease, it would represent a significant risk to Council.

Similarly, support from the Federal Government has become significantly smaller with the following changes:

- Councils are responsible for the safety of the general public in open spaces. This now includes
 additional measures including hostile vehicle mitigation and crowded places assessments. As
 a result, significant funding is required to respond the Federal Government anti-terrorism
 measures. Initially, the Federal Government provided funding through the Safer Communities
 program, which has not been recently renewed.
- The existing grants provided by the Federal Government such as the Financial Assistance
 Grant has also not kept up with the inflation and the cost of delivering the services/capital
 improvements.
- Nationally significant sites such as Bondi Beach are not managed through a trust (Crown Lands) and the cost of managing these sites is ever becoming the cost of the local residents/ratepayers. This cost has progressively become larger as the demand for beaches and open spaces proliferates due to increases in population in Sydney and the ongoing and increased Tourism. The Federal Government does not provide support to Council.
- Resilience and ongoing impact of climate change is a serious threat to councils and the critical assets they manage such at sea walls, stormwater assets and key roads.

The continual cost shifting to councils by the State and Federal Government has the risk of making Council financially unsustainable.

The cost-shifting is a symptom of a growing crisis in state and federal governance. The recent proposed water monitoring of beaches to local government is an example of cost-shifting without a sufficient and sustainable funding arrangement—Council said 'no' to funding the NSW Beachwatch program. A decision has not been made on the 2025-26 State Government funding.

Council has not successfully received a grant for the recent remediation and construction of seawalls. The last major upgrade of Bondi seawalls was completed and funded by the State Government around 1992.

In Council's Long Term Financial Plan (LTFP 7) 2025-2035, we anticipated seawall renewals for Bronte, Bondi, and Tamarama and assumed state grants to support these seawall renewal works. If the grant is not successful, Council may not have sufficient financial resources to fund these valuable infrastructures and deliver the needed services to Waverley communities.

Cost-shifting is not something that councils have control over, which mean that councils are forced to and required to adjust service levels to account for factors outside their control. Council will continue to work with other councils and LGNSW to advocate for adequate funding distribution principles and models for federal and state responsibilities administered by councils, including:

- The Federal Government to increase Financial Assistance Grants from 0.5% to 1% of Commonwealth taxation income.
- Statutory fees and limits that apply to user fees and charges to better reflect inflation and changes in market costs.
- The State Government funds the full amount of the pensioner rate rebates.
- The State Government restores local library funding to its original level of 50% of operating cost
- The State Government reinvests the waste levy revenue into the NSW waste sector to address the current and impending waste crisis.

5. Financial Impact

Cost-shifting forces Council to continually reprioritise funding away from providing improved services to the community like roads, footpaths, community facilities, stormwater, parks, cultural services, in favour of funding cost shifted services.

6. Risks/Issues

The continual cost shifting has the risk of making Council financially unsustainable.

7. Attachments

- 1. Cost-shifting to Council 2023-24 \frac{1}{2}
- 2. LGNSW Cost Shifting Report 4.

Cost Shifting	2023-24 Cost	% of Counc Operating Revenue		average cost per ratepayer
Emergency Services Levy: Fire & Rescue NSW, Rural Fire Service NSW and State Emergency Service	\$2,450,536		1.6%	\$76.69
Pensioner Rebates	\$258,070		0.2%	\$8.08
This section captures the costs to councils of the pensioner concession rebates, both through the net cost to council of the				
Mandatory pensioner rate rebate: Net cost incurred by Council due to the mandatory pensioner rebates for rates and charges.	\$179,497			
That is the total amount of the mandatory concession minus the State reimbursement. Do not include any additional rebate that Council has resolved to apply to rates in addition to the mandatory amount.				
Voluntary pensioner rate rebate: Net cost incurred by Council for voluntarily increasing the pensioner rate rebate above the mandatory amount.	\$78,573			
Council's Financial Data Return (FDR) provides the total amount of the total cost of the pension rate rebate to Council and the				
Funding Programs	\$5,202,186		3.4%	\$162.80
This section captures the net additional cost to councils of programs that commenced with partial or full funding from State or Federal Government. Over time these funding commitment have reduced or ceased, but the expectation for councils to continue to deliver the associated service have remained.				
Public library operations:	\$5,471,232			
Total operational expenditure for libraries (include annual depreciation on assets used directly in the provision of the service, do not include capital expenditure).				
State Government subsidy received for library services.	-\$269,046			
Regulatory Functions	\$2,236,143		1.5%	\$69.98
This section captures the costs to councils of being restricted in seeking full cost recovery on regulatory functions imposed by State legislation, either through the absence of a fee, inability to increase ordinary rates (except through a Special Rate Variation				
application), lack of indexation or the permitted indexation not keeping pace with costs increases.				
Companion animals: Operating cost of services/functions under the Companion Animals Act (NSW) 1998 less any revenue	\$148,293			

CM/7.6/25.05- Attachment 1 Page 139

1

% of Council's

Operating 2023-24 Cost Revenue

average cost per ratepayer

Cost Shifting

Local Government.

related to them (fees, state government payments/subsidies). Only includes necessary costs that cannot be recovered as a result of regulatory constraints.

Include annual depreciation on assets used directly in the provision of the service, do not include capital expenditure.

Note: Councils' role was expanded from a pure enforcement role to a regulatory body with functions including preparation of companion animal management plan, operation of lifetime registration system, separation of cats and dogs, maintaining facilities, enforcement, and the collection of fees for the Office of Local Government which returns only a small proportion of those fees to

Protection of environment operations: Cost of services/functions under the Protection of the Environment Operations Act (NSW) 1997 less any revenue related to them (fees, state government payments/subsidies). Only includes necessary costs that cannot be recovered as a result of regulatory constraints.

\$2.032.850

\$55,000

Development applications: Cost of processing development applications under the Environmental Planning and Assessment Act (NSW) 1979 and associated regulations less any revenue related to this function (e.g. development application fees, state government payments/subsidies). Please estimate the amount of costs of processing development applications that cannot be recovered through development application fees or any other related income. Please include costs associated with services by other agencies (e.g. initial fire safety reports from the NSW Fire Brigades, s144 of the Environmental Planning and Assessment Regulation (NSW) 2000).

Filling a service gap \$387,975 0.3% \$12.14

This section captures costs incurred by councils in providing services as a result of insufficient service provision by another level of government or a market failure of a subsidised or privatised public service.

For each cost shifting example that is relevant to your council, please provide a brief description on the service shortfall that the council is providing.

Immigration and citizenship services: Net cost providing immigration and citizenship services necessary on behalf of other levels of government (e.g. citizenship ceremonies). Does not include cost of increase in the baseline service level provided in the rest of the state (if NSW govt service) or nation (if federal govt service).

\$49,398

\$87,322

Crime prevention / policing: Net cost providing crime and policing services necessary because of insufficient services by other

2

% of Council's Operating average cost per **Cost Shifting** 2023-24 Cost Revenue ratepayer levels of government (i.e. CCTV surveillance, security patrols, other crime prevention actions or strategies in place). Does not include cost of increase in the baseline service level provided in the rest of the state (if NSW govt service) or nation (if federal govt service). Include annual depreciation on assets used directly in the provision of the service, do not include capital expenditure. Note: only applies to crime prevention or policing activities that should have been undertaken by other spheres of government (e.g. police). It should not include council activities to protect community from other risks (e.g. surfer and swimmer injuries (beach patrols), safety at council events, or security of council facilities). \$122,563 Disability care: Net cost providing disability care services necessary because of insufficient services by other levels of government or private or non-profit organisations. Does not include cost of increase in the baseline service level provided in the rest of the state (if NSW govt service) or nation (if federal govt service). Include annual depreciation on assets used directly in the provision of the service, do not include capital expenditure. Regional Water quality sampling \$22,000 net cost to providing SES depot accommodation \$106.692 \$1,293,372 0.8% Rate exemptions \$40.48 This section captures the cost of provide rate exemptions on government and other properties. Government-owned property exemptions: Estimation of the rates revenue that would be applied to government owned properties within the LGA. Do not include National Parks. \$925,543 Non-government-owned property exemptions: Estimation of the rates revenue that would be applied to non-government owned properties within the LGA (churches/religious institutions, private schools, private hospitals, private retirement villages, etc). \$326,781 Community housing: Estimation of rates revenue that would apply to rate-exempted properties managed by Community Housing Providers. \$41,048

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3

% of Council's

Operating average cost per

2.4%

2023-24 Cost Revenue

\$3,747,786

\$186.368

ratepayer

\$117.29

Other cost-shifting examples

Cost Shifting

This section captures the cost shifting examples that do not fit into any of the above categories.

TfNSW road reclassifications: Net operational cost associated with all roads transferred to council under the Transport for NSW (formerly RMS) reclassification of regionally important roads as local roads or state-important roads as regional or even local roads (since the significant reclassifications in the early 1990s). This is supposed to measure the ongoing maintenance and depreciation cost (or annualised renewal cost) associated with all roads so transferred since the 1990s - not about the cost associated with transfers in any one year. Any compensation received in association with a reclassification need to be deducted for a net operational cost.

\$2.641.555

Waste levy: Cost of paying levy to the NSW Government dependent on the amount of waste produced by council less any amounts recovered through "Waste Less Recycle More" program grants. The waste levy applies to the Sydney metropolitan area; the Illawarra, Hunter and Central Coast area (extended regulated area); and the area including the Blue Mountains, Wollondilly and local government areas along the coast north of Port Stephens to the Queensland border (regional regulated area).

Capping developer contributions and DA fees: Estimated shortfall in costs for infrastructure and community facilities that should \$270,133

be funded through development contributions and development application fees. Council experiences ongoing pressures from rapid population growth and the challenges of providing infrastructure, facilities, and services to new communities with limited government support.

Election Costs: Cost of general local government election in September 2024, excluding referendums and/or polls. This data is requested to understand if costs have risen due to the limited ability to source alternative providers other than the NSWEC and to understand whether the IPART estimate of costs built into the 2024-25 rate peg was accurate, even though these election costs were not in the 2023-24 financial year.

\$494,609

Planning Portal: Net costs incurred to build and integrate the NSW Planning Portal with council systems, as well as any licensing and appearing agents increased. This abouted he not of any groups are other fineding reasoned for the numbers. In the appearance in the comments in least

\$128,995

4

% of Council's

Operating

average cost per

2023-24 Cost Revenue

ratepayer

Cost Shifting
and operating costs incurred. This should be net of any grants of other funding received for the purpose. In the comments, please provide comment on the whether there has been or is expected to be any productivity gains from the use of the Planning Portal.

Additional committee governance: Cost of increased governance and administration associated with the requirements of council to establish and run an Audit Risk & Improvement Committee (ARIC) or other required oversight committee.

\$26,126

Total \$15,576,068 10.1% \$487.45

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5





LGNSW Cost Shifting Report –

How State Costs Eat Council Rates



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1 Executive Summary

Cost shifting remains one of the most significant challenges facing the NSW local government sector. As the peak organisation representing the interests of all 128 general purpose councils in NSW, as well as special purpose councils and related entities, Local Government NSW (LGNSW) regularly monitors the extent of cost shifting onto local government via its Cost Shifting Survey.

The 2021–22 Cost Shifting Survey has revealed that cost shifting totalled \$1.36 billion in 2021–22 (see figure on the next page), far exceeding historical records and representing an increase of \$540 million since the Cost Shifting Survey was last carried out in 2017–18. Alarmingly, the increase in cost shifting has been accelerated by various State Government policies, with the most significant examples of cost shifting in 2021–22 being:

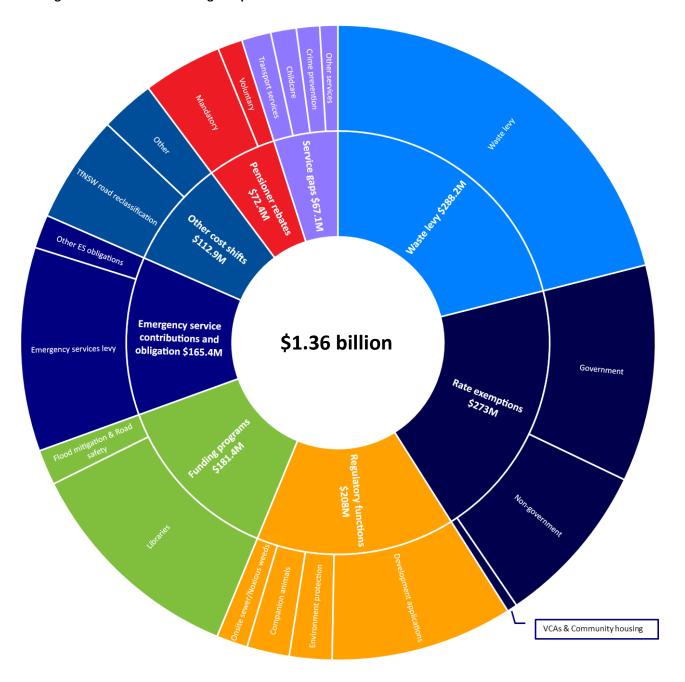
- The waste levy, which remains the largest single contributor to cost shifting in NSW, totalling \$288.2 million, because the NSW Government did not fully reinvest the waste levy, paid by local councils, back into waste and circular economy infrastructure and programs.
- The Emergency Services Levy and associated emergency service contributions, which totalled \$165.4 million and represented the largest direct cost shift to local councils. In 2021–22, councils contributed \$142 million through the Emergency Services Levy, \$12.7 million through Rural Fire Service (RFS) obligations, and \$10.7 million in depreciation expenses on RFS assets.
- The NSW Government's failure to fully reimburse local councils for mandatory pensioner rate rebates, resulting in councils losing \$55.2 million.
- The NSW Government's failure to cover the originally committed 50 per cent of the cost of libraries operations, resulting in an additional \$156.7 million in costs to councils.

Local councils and their communities are facing unprecedented challenges. As they lead the recovery efforts from both the COVID pandemic and repeated natural disasters across much of NSW, local councils are also grappling with the same challenges affecting the State and Federal Governments, such as rising costs, increased economic uncertainty, and severe skills and labour shortages — all of which are impacting council budgets and affecting service and infrastructure delivery in local communities. The continual shifting of the obligations and costs for State and Federal functions and services onto local government coupled with a defective rate peg system, is only making the situation worse. In 2021-22, each ratepayer of NSW has approximately \$460.67 from councils' rates eaten by state government costs.

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Figure 1 2021–22 cost shifting components



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2 Background

2.1 What is cost shifting?

Cost shifting describes a situation where the responsibility for, or merely the costs of, providing a certain service, concession, asset, or regulatory function is imposed onto local government from a higher level of government (Commonwealth or State Government) without the provision of corresponding funding or the conferral of corresponding and adequate revenue raising capacity other than out of general rates.

As the council cannot raise or receive sufficient revenue to fund the imposed service concession asset or function, cost shifting forces councils to divert funding collected from ratepayers away from planned projects or services that the council has committed to the community to deliver in its Delivery Program.

In NSW, cost shifting has taken a number of forms including:

- The Emergency Service contributions: Councils are required to fund 11.7 per cent of the cost of Fire & Rescue NSW, Rural Fire Service (RFS) NSW and the NSW State Emergency Service (SES) through an Emergency Service Levy (ESL). 73.7 per cent of emergency services costs is funded through insurance premiums and the remaining 14.6 per cent from the NSW Government's treasuries. Councils provide additional financial contributions to emergency services agencies in addition to the ESL.
- The waste levy: The waste levy is not as much a cost shift to councils as an invisible tax levied on ratepayers through councils. The waste levy is a levy paid by all waste facilities to the NSW Government, the cost of this levy is recovered through the waste collection fees levied by councils, in effect shifting the burden of this tax on to ratepayers.
- Forced rates exemptions: Councils are required to exempt government and other organisations from paying rates in the local government area. These organisations utilise local government services and infrastructure. As they are exempt from paying rates, the burden of the costs they incur is shifted to the ratepayers to fund. Examples of exempt organisations include government departments, private schools, and non-government social housing providers.
- Imposing additional regulatory functions: State and Federal levels of government implement or
 increase regulatory requirements through legislation that is then administered by local government.
 The costs of this new or increased regulatory function is often not funded by the determining level of
 government and councils must fund this through their own revenue sources including rates.
- Cutting or failing to adequately continue to fund programs for services that need to continue: Many funding programs announced by State or Federal government are required to be delivered by local government but are either not fully funded from their initiation or, if an ongoing initiative, funding is reduced over time leaving councils with the decision to either continue the program and make up the burden of the cost or cease the program entirely. An example of this in Libraries, where the original commitment from State Government was to fund 50 per cent of libraries cost, it now covers approximately 8 per cent of the total costs, leaving councils to fund an additional \$156.7 million to make up the difference.

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• **Pensioner rebates**: Councils are required to provide pensioner rebates on rates and other charges, for which the State government only subsidises 55 per cent of the cost, the remaining 45 per cent is funded by other ratepayers.

• Councils absorbing the costs of service and market gaps that should have been provided by State or Federal governments: This is particularly an issue in rural and regional NSW, where councils often must step in to provide or support a service that is traditionally delivered either directly or through subsidised private providers. This can be for a diverse range of services from aged, disability or childcare through to medical services, education, or public transport services.

2.2 Cost shifting and the rate peg

Cost shifting has been a term used for many years to describe the cost impact on local government of decisions made at the State and Federal level. It is particularly relevant in NSW where a rate pegging system is applied to restrict how local government can raise rates revenue.

The issue of State and Federal decisions having a direct financial impact on local government exists in all States and territories of Australia to some extent. In many cases, local government can be the best and most efficient partner for State and Federal government to deliver its programs or services.

Challenges arise with respect to how the State and Federal initiatives are, or continue to be, funded. In States where there is not a rate pegging system in place, local councils are able to better manage the financial impacts by adjusting rates or levying specific fees and charges to reflect the change in costs of providing the imposed service, concession, asset, or regulatory function.

The rate peg in NSW sets out the maximum amount that local councils can increase their rates by and is set by the Independent Pricing and Regulatory Tribunal (IPART) each year. In determining the rate peg, IPART does not adequately consider the cost shifting impacts on councils. As a result, increases in the costs shifted to councils identified here are not covered by a commensurate increase in rates revenue. This means that councils have to divert funding from other commitments agreed with their communities in their Community Strategic Plan and Delivery Program to fund the cost shift incurred. This has a direct impact on councils' ability to deliver services to the community and their overall financial sustainability.

2.3 This report

This report provides analysis and insights from the 2021–22 Cost Shifting Survey conducted in May 2023.

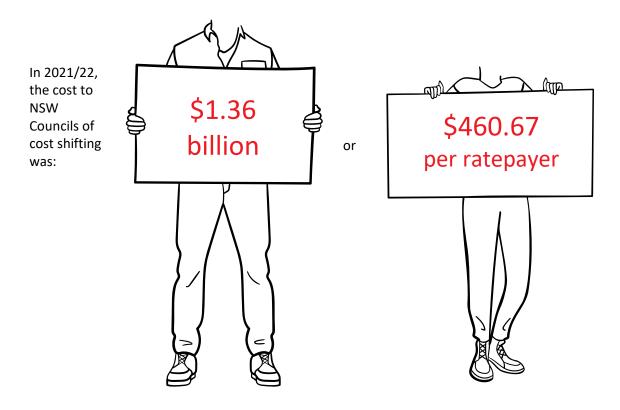
Section 3 of this report provides more detail on the findings from the survey, breaking down the findings into their key cost shifting areas, as identified in section 2.1 above, and Section 4 outlines the approach and methodology used in the survey and analysis..

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3 Findings

Our survey found that cost shifting cost NSW councils \$1.36 billion in 2021–22, which represents \$460.67 for each ratepayer. In effect, this is the average amount of rates that councils must divert from the services and infrastructure that council has committed to provide the community in order to fund the unrecoverable cost services, programs and functions that are imposed from the State or Federal governments.

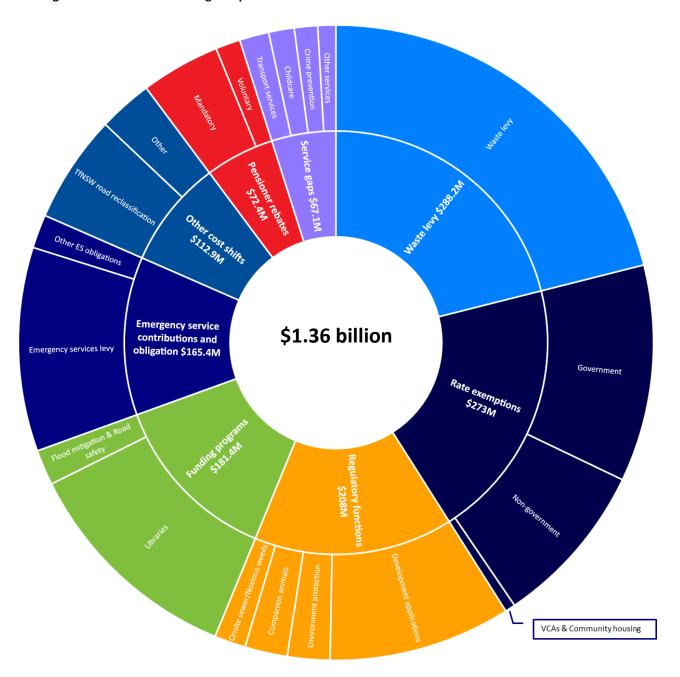


Many services, programs, and functions that the State and Federal governments require local councils to deliver, in turn provide benefits to the local communities they serve. This report does not provide an assessment on the merit of these costs, only to bring them to light. Due to the nature of how the services, programs and functions are provided and funded, cost-shifting can be hidden from view. This analysis helps to quantify and highlight these costs for all tiers of government and the community.

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Figure 2 2021–22 cost shifting components



The largest direct cost shift to councils is from emergency service contributions and other emergency service obligations, totalling \$165.4 million.

However, the cost of rate exemptions are higher still, representing a total of \$273.1 million of potential rates that are exempted and redistributed to other ratepayers to pay. An additional \$288.2 million in waste levies are passed onto the ratepayers through the waste collection fees in their rates bill. A further \$156.7 million

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in costs for libraries has been covered by councils to make up the difference between the committed funding for councils' libraries and the subsidies received.

While in nominal terms the largest total cost shifts have been seen metropolitan councils, was on a per ratepayer basis rural and large rural councils have seen a greater impact, as the graphs below indicate.

Figure 3 Total cost shift by council classification

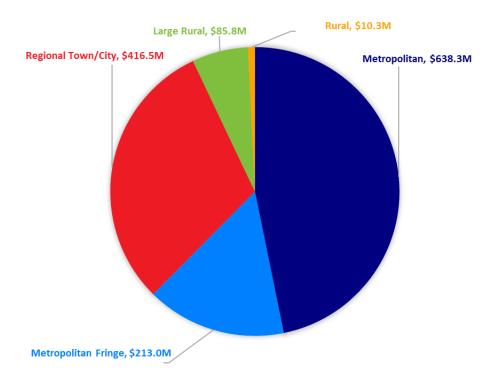


Figure 4 Cost shift per ratepayer by council classification

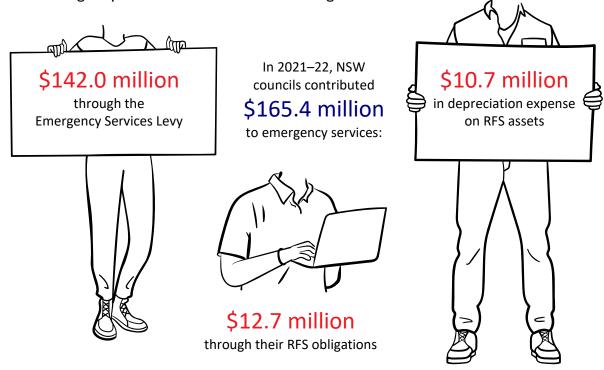


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We will explore each component of rate shifting in the following sections.

3.1 Emergency service contributions and obligations



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Figure 5 Emergency services contributions and obligations by council classification

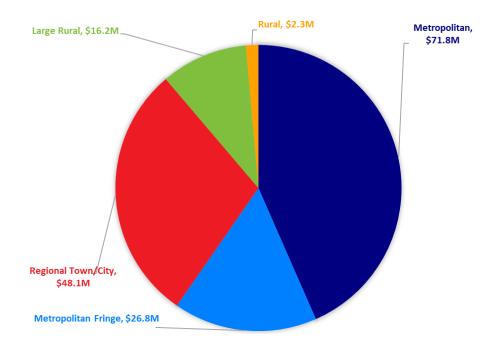
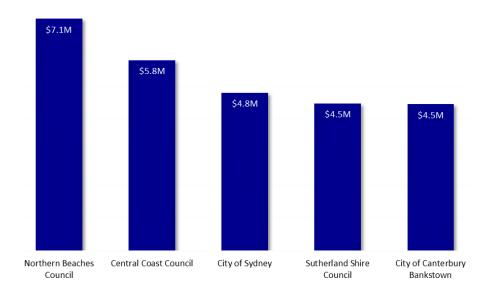


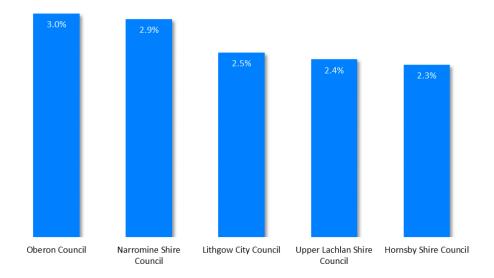
Figure 6 Respondent councils with the highest emergency services contributions and obligations burden



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Figure 7 Respondent councils with the highest emergency services contributions and obligations burden as a proportion of total operating expenditure



NSW councils are required to fund 11.7 per cent of the NSW SES, NSW Fire and Rescue and NSW RFS budgets through a direct contribution levied each year by the State Revenue Office. This is funded directly from general revenue, primarily rates, as councils have no ability to raise revenue to fund this in any other way.

Councils also have no influence on the costs or budget setting of these organisations. This contribution of ratepayers' funds is in addition to the Emergency Services Insurance Contribution that is extracted through insurance companies, who cover 73.7 per cent of the agencies' budgets and results in higher insurance premiums for policy holders

The emergency service levy is estimated to have cost NSW councils overall \$142.0 million in 2021–22. That is a total of \$46.23 per ratepayer, which goes directly to the NSW Government as part of the emergency services contribution.

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Figure 8 Respondent metropolitan and fringe councils with the largest ESL bill for 2021–22

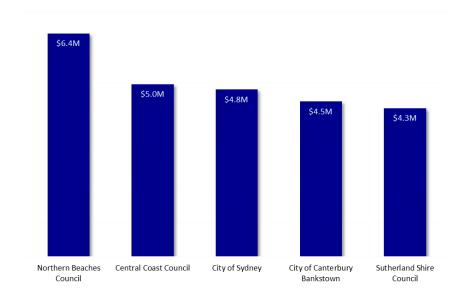
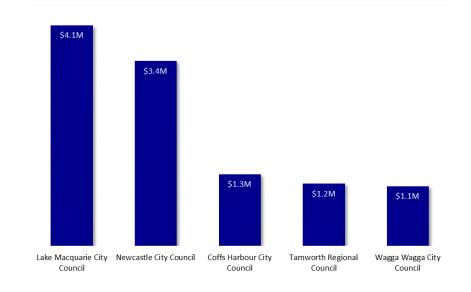


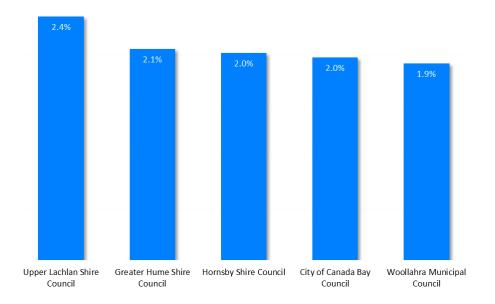
Figure 9 Respondent regional and rural councils with the largest ESL bill for 2021–22



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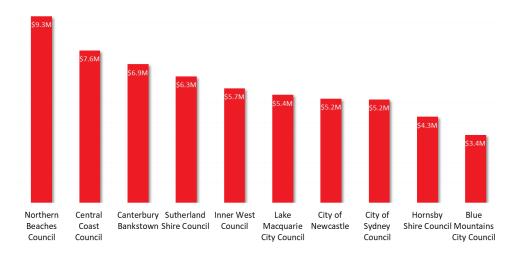
Figure 10 Respondent councils with the largest ESL bill as a proportion of total operating expenditure



In 2019, the NSW Government subsidised councils for the increase in Emergency Service Contribution costs, because of a large increase in the ESL resulting from large increase in workers compensation costs followed by the Black Summer Bushfires and the unfolding COVID pandemic. From the 2023–24 financial year, the NSW Government increased the budgets and therefore costs for the three relevant agencies and removed the subsidy at the same time. Councils were not advised of this change until after they had developed and put their 2023–24 budget on public exhibition as they are required to do. The increase represented a \$41.2 million cost increase from the prior 2022–23 financial year.

With the rate peg set at 3.7 per cent for the 2023–24 rating year, the increase in emergency services contributions has put substantial pressure on the financial sustainability of local government.

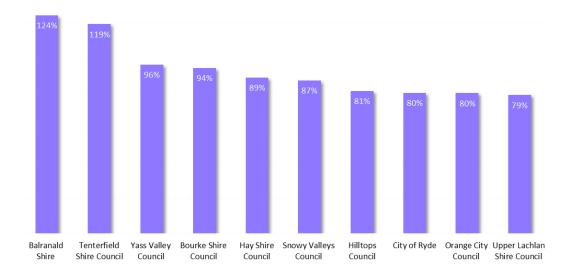
Figure 11 Top 10 councils with the highest ESL bill in 2023-24



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Figure 12 Top 10 councils with the highest 2023-24 ESL increase as a percentage of the rate revenue increase



The increases in emergency services contributions from councils have hit both the largest and smallest of councils.

"Two of the four biggest expense payments that Central Coast Council must make each year are for State government levies: the emergency services levy and the waste levy. They are in the millions each and are funded straight out of our rates and waste revenue."



David Farmer, CEO, Central Coast Council

"Central Darling Shire is the largest shire in NSW covering an area of 53,000 square kilometres in Far Western NSW, but it has the smallest (and declining) population of less than 2000. CDS is not a typical shire as it consists of a series of isolated communities (Menindee, Ivanhoe, Wilcannia and White Cliffs) and large pastoral holdings. It borders the large unincorporated area of the Far West.

For Council, the Emergency Services Levy has increased by \$70,000 for 2023/24, bringing the total Council contribution to \$318,989. The increase is some \$70,000 which is more than double the increase in rates due to rate pegging.

For the 2023/2024 financial year the Council income from rates is budgeted to be \$913,000. This includes the rate peg increase of 3.7 per cent, which looks like being eaten up by the hike in the ESL.

For a Council like Central Darling this level of increase is simply unsustainable and will result in the further reduction of services to our residents.

There is a clear case for the NSW Government to fully fund this increase as part of its community service obligation as small rural councils with a limited rate base cannot afford to continue to pay."

Bob Stewart, Administrator, Central Darling Council¹

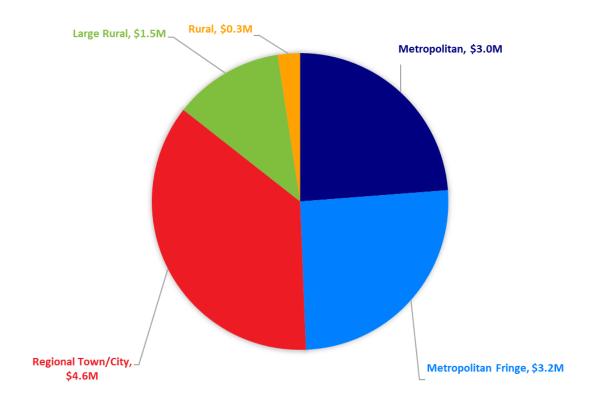
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¹ Figure 11 does not include Central Darling's actual result as it was not provided to LGNSW.



In addition to the emergency service levy, local councils are required to support the RFS and SES in other ways. This commitment seems to be different for different Councils. For example, for some councils, when the RFS annual budget is allocated back to the districts, some of these funds are vested in councils through the Rural Fire Fighting Fund (RFFF). These funds are then administered by councils to deliver repairs and maintenance of buildings and a small amount of plant and equipment. In some cases, Councils also fund other functions such as training and provision of office supplies. If the RFFF is insufficient to provide these in any one year, some councils will then provide further financial support directly to the districts to meet the difference. In 2021–22, the cost of this additional support has been estimated at \$12.7 million.

Figure 13 Additional RFS contributions by council classification



The RFS funding arrangements are the most complex of the all the emergency services and creates challenges for both councils and the RFS. While councils are aware that their obligations to provide financial support to the RFS are generally over and above the RFFF, the costs at a district level are extremely volatile from one year to the next and dependent on whether there is a bushfire in the district (in which instance the district will fund some aspects of other districts' costs if they come to support the local bushfire response) or if the district comes to the aid of another district (in which instance they will receive additional funding which reduces the pressure on its own budget and therefore the financial support required from the local council).

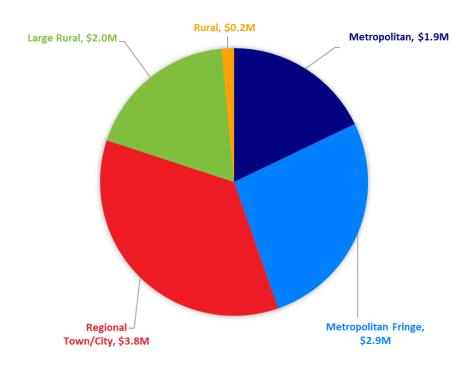
What results is that councils have to bear the budget risk of the volatility of RFS costs and funding, while RFS districts don't have accountability for their own budgets and costs, and are not able to help to provide certainty because they don't know where the next emergency will be. Much of these volatility issues are resolved at a State level, when looking at the RFS services overall.

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In addition to the direct repair and maintenance costs, councils are also required to recognise RFS red fleet assets and account for their depreciation expense in council financial reports. In 2021–22, this depreciation cost is estimated at \$10.7 million.

Figure 14 RFS Depreciation Expense by council classification



This has been a somewhat contentious issue in recent years and ultimately comes down to identifying where control of these assets lie. In summary, the NSW Government has concluded under the *Rural Fire Services Act* 1997, which states that these assets are vested to councils and therefore "on balance, councils control this equipment" under the Australian Accounting Standards². The NSW Audit Office has accepted this position in undertaking their audit function of local government.

Many councils, with the support of LGNSW, have refused to accept this position, which has resulted in 43 NSW councils receiving a qualified audit opinion of their 2021–22 financial reports. Their position is that control of these assets sits with the RFS, and therefore the NSW Government, based on the Australian Accounting Standards Board Conceptual Framework, which does not necessarily define control as a legal ownership right, but rather:

"... the present ability to direct the use of the economic resource and obtain the economic benefits that may flow from it. Control includes the present ability to prevent other parties from directing the use of the economic resource and from obtaining the economic benefits that may flow from it. It follows that, if one party controls an economic resource, no other party controls that resource."

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² Audit Office of New South Wales (2023) Regulation and monitoring of local government, NSW Government, 23 May 2023.

³ Australian Accounting Standards Board (2022) Conceptual Framework for Financial Reporting, AASB, 7 April 2022.



This issue is ongoing, and while depreciation itself is not a cash expense, the accounting for depreciation in local government has two key financial implications. Firstly, the increase in depreciation expense will reduce a council's overall surplus or increase its deficit, which has implication for a council's measures of financial sustainability. Secondly, for most local government assets, depreciation is used as the estimate of required renewal expenditure for councils to maintain assets at their current condition. In other words, councils must fund depreciation with a similar level of capital cashflow to ensure assets are kept at required standards, this is not the case for firefighting equipment, which is funded through the State Government's budget allocation to the RFS. This remains an ongoing issue at the time of writing this report.

3.2 Waste levy

The waste levy is a tax on landfill facilities and only applies to 42 metropolitan and 19 regional levy areas shown in Figure 18. Although, not technically a "cost shift" – as the cost of the levy is recovered through waste charges – it represents a somewhat "invisible tax".

The purpose of the waste levy is to provide economic incentive to alternative waste management processes, such as recycling and resource recovery. The funds raised by the waste levy go directly to NSW Government general revenue. Some funds do come back to communities and councils through grants for a variety of projects, but this only represents 10 to 15 per cent of the funds raised through the tax.

The metropolitan levy at \$147.10 per tonne in 2021–22 is nearly twice the amount per tonne of the regional levy at \$84.70 per tonne in 2021–22. Some councils, such as Central Coast and Newcastle, operate their own landfill facilities and pay the levy directly to the NSW Government. Not all councils operate landfills directly, many councils have their waste managed through contracts with private providers. While these providers will incur the levy directly, councils in the levy areas will collect waste charges that include the waste levy as a component of the waste fees. Depending on how their waste management contracts are structured, some councils have been able to provide an estimate of this levy collected in the waste fees while others have not.

Of the 51 councils surveyed who are in the levy area, 36 provided an estimate of the amount paid, which totalled \$287.8 million in 2021–22. Based on this data, we have estimated the total amount of the waste levy paid through waste collection fees in 2021–22 at \$292.9 million.

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Figure 15 Waste levy by council classification

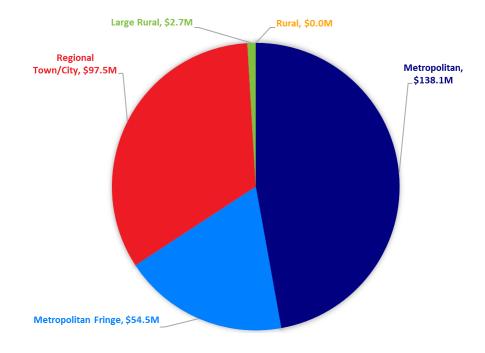
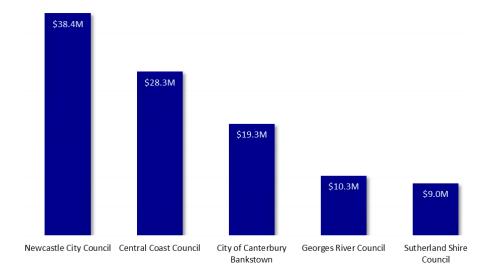


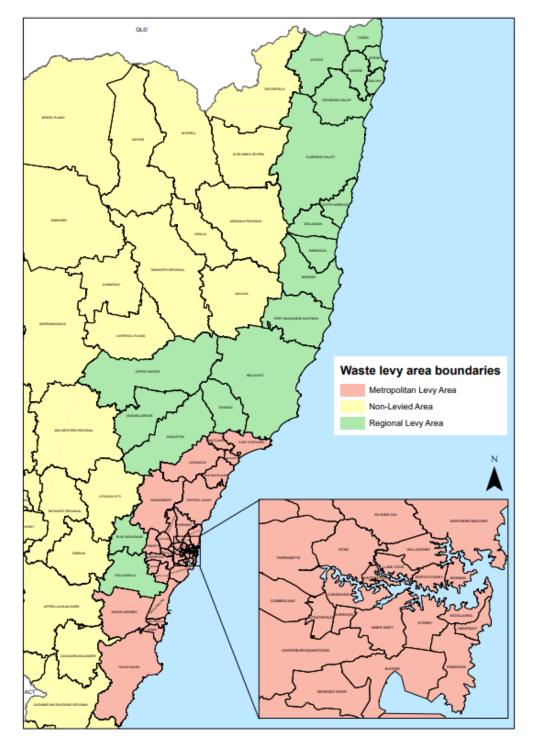
Figure 16 Respondent councils with the highest waste levy



© Morrison Low 17



Figure 17 Waste levy area map⁴



 $^{^4\,}https://www.epa.nsw.gov.au/-/media/epa/corporate-site/resources/wasteregulation/levy-areamap.pdf?la=en&hash=C00135E31055627BB8A41EAEB222864C2655B186.$

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3.3 Rate exemptions

Many government and private property owners in a local government area are exempt from paying rates to councils. Due to the way rates are calculated, this doesn't usually affect the total amount of revenue that councils are able to raise through rates. It does mean that the distribution of the rates burden falls more heavily on the existing ratepayer base.

For government-owned properties, rate exemptions are a part of a complex set of arrangements for exemptions of some taxes between the different tiers of government. State Owned Corporations (SOCs and GTEs) pay tax on lands owned and used for commercial purposes. This is provided for under competitive neutrality policy/National Competition Policy (a notable exception to this arrangement is the Forestry Corporation). Councils are exempt from most State and Federal taxes (for example land tax, payroll tax, stamp duty, and income tax). Councils are also involved in delivering a wide range of services or regulatory functions under various State and Commonwealth Acts and they receive a large number of different grants from State and Federal governments, including the untied Financial Assistance Grants that the States administer and distribute to councils.

Additionally, there are many non-government organisations that are also exempt from paying rates, including private schools, hospitals and retirement villages, as well as not-for-profit organisations such as religious organisations. While these organisations are exempt from paying rates; all expect and receive services and infrastructure from councils, the cost of which is funded by ratepayers.

Community housing was an area that we asked councils about specifically as the NSW government has been in the process of transitioning the ownership and management of public and social housing to non-government Community Housing Providers. Under past practice, social and public housing provided by State Government agencies paid rate equivalents on all their properties. CHPs are exempt from rates and more and more social and public housing is moving into this category. As a result, the rates exempt status seems to be moving with the community housing property.

The total amount of rate exemptions represented \$273.1 million, shifting approximately \$89.04 to each NSW ratepayer.

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Figure 18 Rate exemptions by category

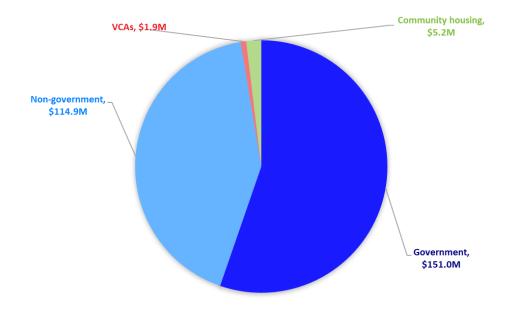
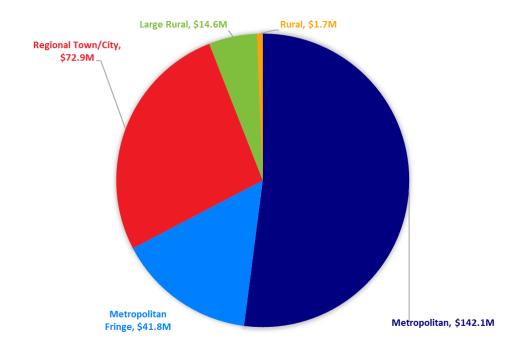


Figure 19 Rate exemptions by council classification



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Figure 20 Average rate exemption for respondent councils as a proportion of rates revenue by council classification

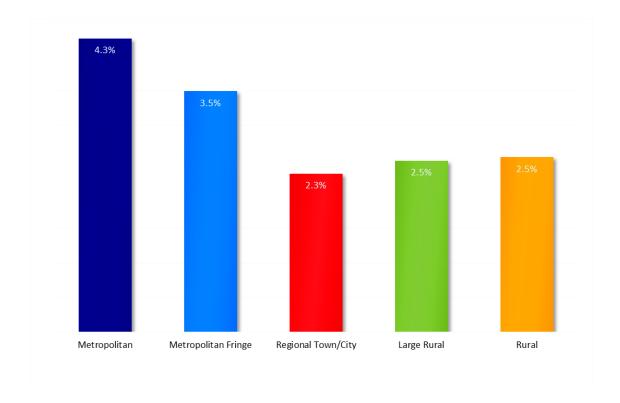
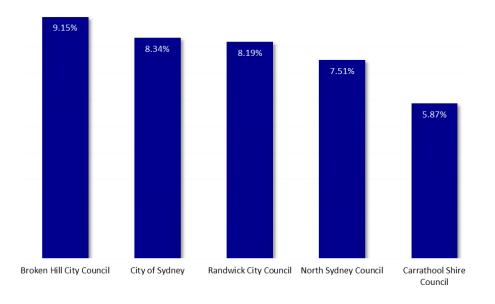


Figure 21 Respondent councils with the highest rate exemptions as a proportion of rates revenue



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Table 1 Cost for rate exemptions

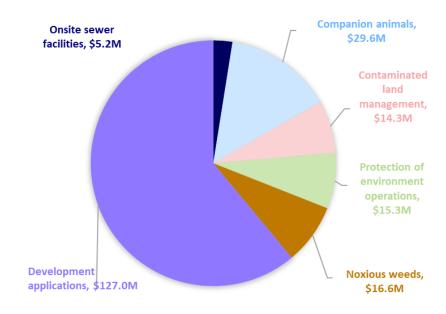
Rate exemption	Number of councils who responded to this question in the survey with a figure	Total amount of cost shift provided	Estimated total cost shift for all NSW Councils (based on population)
Government-owned property	62 (from which two councils put a figure of 0)	\$95.5M	\$151M
Non-government-owned property	61 (from which one council put a figure of 0)	\$72M	\$115M
Voluntary conservation agreements	47 (from which ten councils put a figure of 0)	\$1.2M	\$1.9M
Community housing	53 (from which 11 councils put a figure of 0)	\$3.3M	\$5.2M

3.4 Regulatory functions

In addition to the obligations under the *Rural Fire Services Act 1997*, *Fire and Rescue NSW Act 1989* and the *State Emergency Service Act 1989*, councils incur additional costs of increased regulatory responsibilities. These are additional functions or requirements that are not fully funded by increases in fees and charges.

In 2021–22, the unfunded costs for regulatory functions represented \$208.0 million.

Figure 22 Unfunded regulatory costs by category



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Figure 23 Unfunded regulatory costs by council classification

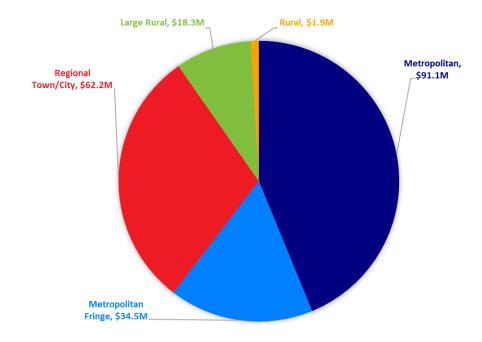
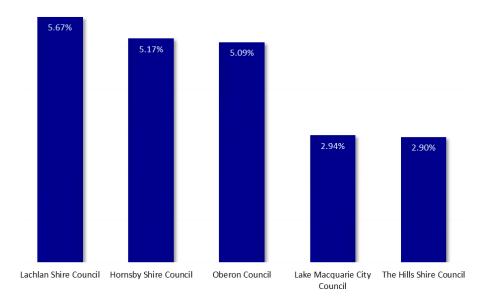


Figure 24 Respondent councils with the largest regulatory cost as a proportion of total operating expenditure



The function and total estimated costs from councils are outlined in the table below.

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Table 2 Cost for increased regulatory functions that cannot be recovered through fees and charges

Regulatory function	Number of councils who responded to this question in the survey with a figure	Total amount of cost shift provided	Estimated total cost shift for all NSW Councils (based on population)
Onsite sewer facilities	35 (from which 15 councils put a figure of 0)	\$3.4M	\$5.2M
Companion animals	69 (from which four councils put a figure of 0)	\$19.6M	\$29.6M
Contaminated land management	45 (from which nine councils put a figure of 0)	\$7.2M	\$14.3M
Protection of environment operations	48 (from which four councils put a figure of 0 and one a negative amount)	\$9.9M	\$15.3M
Noxious weeds	64 (from which eight councils put a figure of 0)	\$11.1M	\$16.6M
Development applications	64 (from which five councils put a figure of 0 and one a negative amount)	\$86.7M	\$127.0M

3.5 Funding programs

Councils are occasionally required to fund the continuation of several funding programs that were instigated by the NSW Government, but for which funding commitments have, over time, either been reduced or removed entirely. The three main funding programs councils currently continue to fund are:

- Library subsidies: the original library funding subsidy was 50 per cent of the library services costs, however this has reduced over time. In 2021–22, councils paid an estimated \$156.7 million on library services that would have been covered by the originally committed 50 per cent State government subsidy.
- Flood mitigation: the program was originally established with the State and Federal governments providing 80 per cent of the costs and councils funding 20 per cent, the shortfall of this funding is estimated to be costing councils \$18.2 million in 2021–22.
- Road safety program: funding for programs and ongoing staff for education, however councils were
 not able to reduce the costs with the removal of the funding program. In 2021–22, councils have an
 estimated cost burden of \$6.4 million as result.

The total cost to council to continue to meet the funding shortfall of these programs was \$181.3 million, the vast majority which was the shortfall in the library subsidy of \$156.7 million.

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Figure 25 Funding program costs shifted by category

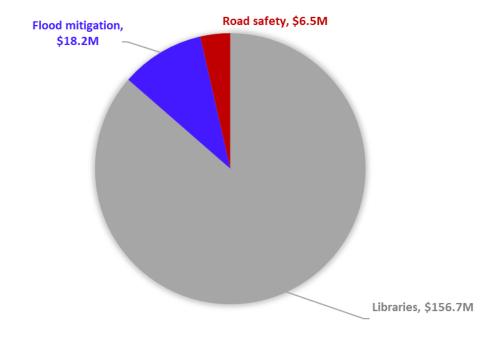
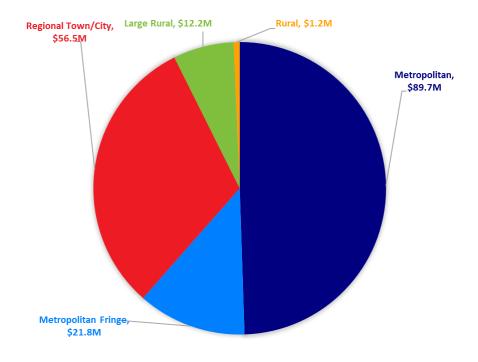


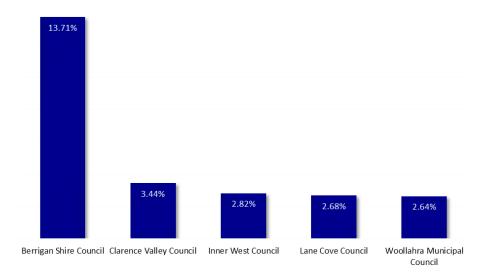
Figure 26 Funding program costs shifted by council classification



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Figure 27 Respondent councils with the largest funding program costs shifted as a proportion of total operating expenditure



3.6 Pensioner rebates

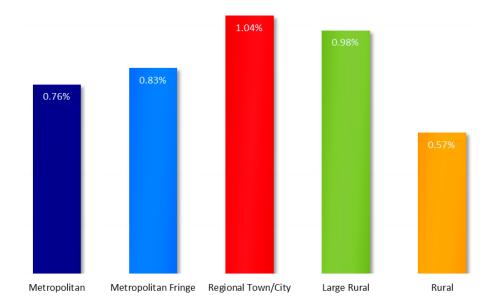
Councils are required to provide rates rebates to pensioners, which are partially subsidised by the NSW Government. This mandatory pensioner rebate is an estimated net cost to councils of \$55.2 million. This does not include the cost of administering the mandatory pensioner rebates, as each pensioner claim needs to be registered and their details checked by the council.

The level of mandatory rebate has not risen substantially over many years, and therefore has not kept pace with inflation. As a result, many councils have elected to apply further voluntary rebates to ease the financial burden on pensioners. NSW councils incur an additional \$17.2 million in voluntary pensioner rebates. The total cost of pensioner rebates is estimated to be \$72.4 million.

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Figure 28 Average total pensioner rebates as a proportion of total rates revenue by council classification



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3.7 Service gaps

This section captures costs incurred by councils in providing services as a result of insufficient service provision by another level of government or a market failure of a subsidised or privatised public service. In 2021–22, it is estimated that councils spent \$66.6 million on filling these gaps.

Figure 29 Service gap costs by council classification

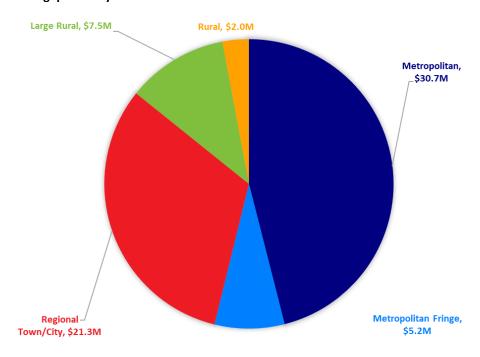
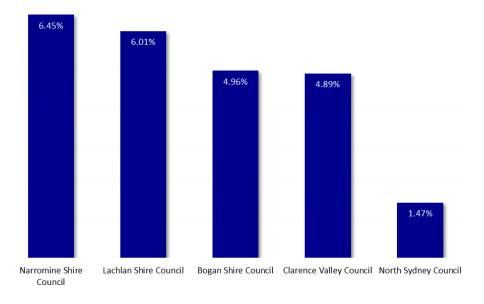


Figure 30 Respondent councils with the highest service gap cost as a proportion of total operating expenditure



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The estimated costs are set out in Table 3, below.

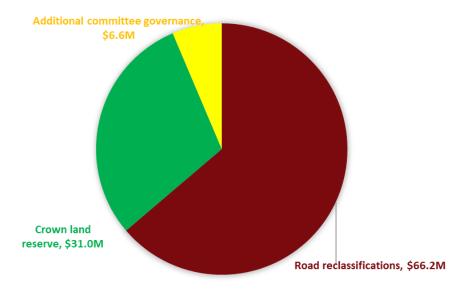
Table 3 Cost for services provided by Council as a result of a State or Federal service gap or market failure

Regulatory function	Number of councils who responded to this question in the survey with a figure	Total amount of cost shift provided	Estimated total cost shift for all NSW Councils (based on population)
Immigration and citizenship ceremonies	60 (from which ten councils put a figure of 0)	\$1.1M	\$1.6M
Crime prevention and policing	51 (from which 11 councils put a figure of 0)	\$10.2M	\$16.2M
Medical services	33 (from which 15 councils put a figure of 0)	\$2.2M	\$3.2M
Aged care services	36 (from which 19 councils put a figure of 0)	\$3.9M	\$5.6M
Disability care services	28 (from which 17 councils put a figure of 0)	\$1.4M	\$2.2M
Childcare services	49 (from which 19 councils put a figure of 0 and two councils a negative figure)	\$12.0M	\$17.8M
Transport services	37 (from which 20 councils put a figure of 0)	\$14.1M	\$20.5M

3.8 Other cost shifts

A number of other areas for cost shifting were identified and gathered in the survey and are outlined here.

Figure 31 Other cost shifts by category



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Under the Transport for NSW (formerly RMS) road reclassification program in the 1990s, many roads were reclassified as local or regional road for councils to own and maintain. Of the 68 councils that responded to the survey, 32 were able to estimate the cost of this reclassification, 12 were not able to reliably estimate, and 24 stated that it was not applicable. The total estimate of costs provided by councils was \$26.7 million in 2021–22.

Under the Crown Lands Act 1989, councils have full responsibility to maintain crown reserves under council management and are expected to subsidise shortfalls in maintenance cost from general revenue. This is considered appropriate as the benefits from crown reserves under council management generally accrue to the local community. However, as a result, councils should also be entitled to any current or potential revenue from crown reserves that is required to cover maintenance and improvement cost (e.g., revenue from refreshment facilities, telecommunication facilities). The NSW Government will on occasion take over allowable revenue raising activities on council managed crown reserve land (not including national parks) or will require councils to transfer revenue from council managed crown reserve land to the State Government.

Of the 68 councils surveyed, 22 estimated the lost revenue at \$14.8 million in 2021–22. A further 27 councils were not able to reliably estimate the costs and 19 councils advised that this item didn't apply to them. This estimate does not represent the total net cost of managing (maintaining) crown lands. Nor does it include in transfers associated with the caravan park levy. Only any action by the State Government to limit revenue raising capacity or require the transfer revenue to the State Government has been considered cost shifting.

3.9 Future survey considerations

We asked councils what other areas that should be considered for future surveys. The key areas that respondents identified as costs to be captured in future surveys included:

- Monopoly services costs:
 - NSW Audit Office being the monopoly on local government external audits.
 - NSW Electoral Commission holding a near monopoly on council election administration.
- Cost of Joint Regional Planning Panels (JRPPs) requirement to access councils DAs as per mandated policy.
- Costs of mandatory On-Line Planning Portal Implementation and ongoing operational costs.
- The Sydney Regional Development Fund Levy.
- Costs associated with Forestry NSW and impact of logging on council owned infrastructure. Rates foregone on State Forest land.
- Capturing the additional cost of Emergency Services administration staff.
- Heritage advisor costs, whilst there is some grant funding towards this it still needs to be administered by council who hand out the grant funds and do general administration.
- Cost involved in Special Variations applications given that councils have to undertake this process to recover costs shifted. This is a lengthy and resource intensive process, which is particularly challenging for smaller councils.
- Net cost of Street Lighting (Less subsidy from Transport for NSW).

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- Cost of ongoing maintenance associated with the Community Water Bore program from early 2000s (the program was in conjunction with NSW Office of Water).
- Cost of management of overabundant native species doing damage to infrastructure. This is a NSW
 government function which is not being undertaken by the State and therefore some councils are
 doing it.
- Crown Land right to native title compensation (falling to Councils instead of the State).
- Any costs imposed by Service NSW (e.g., disability parking).
- Costs of sharing of facilities especially with Department of Education (schools, parks, playgrounds etc).
- Costs of maintaining State facilities that are located on Crown land.
- Provision of stormwater trunk drainage.

These additional items will need to be validated in terms of the details of what is entailed and whether they are indeed cost shifts before inclusion in any future survey.

We also recommend that some items in the current survey be considered for exclusion in future survey on the basis that they are onerous for councils to quantify and do not materially contribute to the total estimated cost shift for councils, nor are they expected to increase over time. The following items should be reviewed for exclusion:

- Road safety program (Q7) (0.5% of total cost shift estimate).
- Onsite sewer facilities (Q10) (0.4% of total cost shift estimate).
- Immigration and citizenship services (Q16) (0.1% of total cost shift estimate).
- Waste management license fee (Q29) (0.03% of total cost shift estimate).

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4 About the survey

This section outlines the methodology employed to develop and administer the 2021–22 cost shifting survey.

4.1 Development of the survey

The last cost shifting survey of NSW councils was undertaken with 2015–16 financial data. We have used this last survey as the starting point for the 2021–22 Cost Shifting Survey questions. We undertook a review of the previous questionnaire guided by the following guiding principles:

- Ensure that questions are still relevant.
- Where possible maintain questions so that there can be direct year on year comparisons if required.
- Ensure that interpretation of questions is understood and consistent across all councils.
- Identify new areas of cost shifting where required.

An initial review of questions was undertaken by the project team, consisting of Morrison Low and LG NSW staff. We also established a working group that included representatives of senior leaders and financial staff of a cross section of rural, regional, and metropolitan councils. The working group undertook a review of the questions and provided their feedback through a facilitated workshop and feedback gathering tool. We also asked two leading local government academics to provide their feedback through email and one on one meetings on the questionnaire and our approach to understanding cost shifting in local government.

4.2 Conducting the survey

The final survey was provided in a Microsoft Excel format to councils on 17 April 2023 along with a request of councils' 2021–22 Financial Data Return (FDR), which contained council's audited financial Statement information. The FDR was used to gather a small amount of cost shifting information, but predominantly for data validation purposes.

4.3 Responses to the survey

Councils were asked to return their survey responses and FDRs by 8 May 2023. Some councils requested extensions to this date, which were granted up to 19 May 2023. A total of 75 out of 128 councils provided completed surveys (a 58.6% response rate), although not all answers were completed by all responding councils. Only 72 councils provided their FDRs, as three councils were still finalising their 2021–22 financial Statements at the time of survey completion date.

4.4 Data validation and analysis

Data validation included review of outliers both in total terms as well as a proportion of the council's proportion of total operating expenditure. Where possible, we also compared survey responses with councils FDR data returns to understand if there may have been discrepancies or misinterpretations of questions. This

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required us to seek further information and validation with some councils on their responses to some questions.

We also utilised State Government financial reports for the Emergency Services agencies to validate to estimate of the ESL against the contributions that these agencies reported in their financial Statements.

For most questions, we have used population as the basis for estimating the total cost shift to all NSW councils for the survey data received. For some we were able to directly estimate through published reports. For example, we used the State Library's 2021–22 report on local council libraries with included operating costs and subsidies received. For other questions, such as the waste levy, where it is not relevant to all councils and there are different levels of the levy between metropolitan and regional councils, we used populations within the relevant and group councils as a basis for estimating the total cost of the waste levy.

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REPORT CM/7.7/25.05

Subject: Excluded Business

TRIM No: SF25/2032

Manager: Emily Scott, General Manager

Director: Emily Scott, General Manager



RECOMMENDATION:

That Council notes that the General Manager excluded a question with notice from Cr Lewis from the April 2025 Council meeting agenda, in accordance with clause 3.22 of the Code of Meeting Practice.

1. Executive Summary

Cr Lewis lodged a question with notice for the April 2025 Council meeting that was, in the General Manager's opinion, unlawful. The question with notice was therefore not included in the agenda. In accordance with the Code of Meeting Practice, the General Manager is required to report to the next Council meeting on any business she has excluded from the previous month's agenda on the basis of it being unlawful.

2. Introduction/Background

Clause 3.22 of the Code of Meeting Practice states that:

'The general manager must not include in the agenda for a meeting of the council any business of which due notice has been given if, in the opinion of the general manager, the business is, or the implementation of the business would be, unlawful. The general manager must report, without giving details of the item of business, any such exclusion to the next meeting of the council.'

3. Relevant Council Resolutions

Nil.

4. Discussion

Cr Lewis lodged a question with notice for the April 2025 Council meeting regarding a Code of Conduct complaint. The General Manager did not include the question in the agenda because it was, in her opinion, unlawful for the following reasons:

- It was contrary to clauses 9.9–9.12 of the Code of Conduct, which state:
 - 9.9 All allegations of breaches of this code must be dealt with under and in accordance with the Procedures.
 - 9.10 You must not allege breaches of this code other than by way of a complaint made or initiated under the Procedures.

9.11 You must not make allegations about, or disclose information about, suspected breaches of this code at council, committee or other meetings, whether open to the public or not, or in any other forum, whether public or not.

- 9.12 You must not disclose information about a complaint you have made alleging a breach of this code or any other matter being considered under the Procedures except for the purposes of seeking legal advice, unless the disclosure is otherwise permitted under the Procedures.
- It was contrary to clause 3.16 of the Code of Meeting Practice, which states that:

A councillor is not permitted to ask a question with notice under clause 3.14 that comprises a complaint against the general manager or a member of staff of the council, or a question that implies wrongdoing by the general manager or a member of staff of the council.

The General Manager sought advice from the Office of Local Government and external legal advice prior to making the determination.

Cr Lewis was advised of the General Manager's decision before the agenda was issued.

5. Financial Impact

There is no unbudgeted cost to Council to report on excluded business.

6. Risks/Issues

The General Manager is required to report to Council where she has excluded business from a Council meeting agenda. This report satisfies that requirement.

7. Attachments

Nil.

WAVERLEY

REPORT CM/7.8/25.05

Subject: Small Grants Program 2024-2025 - Round 2

TRIM No: A25/0278

Manager: Annette Trubenbach, Executive Manager, Community Services

Director: Ben Thompson, Director, Community, Culture and Customer Experience



That Council, under the Small Grants Program 2024–25 (Round 2), grants \$50,080 to the individuals and organisations as recommended in Table 1 of the report, subject to any conditions specified in Attachment 1 of the report.

1. Executive Summary

Round 2 of Council's Small Grants Program 2024/25 closed on 7 April 2025. In this round, grants were offered for community, cultural, and creative streets projects. Thirty submissions were received. Officers have assessed the applications received against the relevant selection criteria. Grant support for 11 proposals is recommended to the value of \$50,080. An overview of the applications received and recommendations made is provided in Table 1, and a summary of each of the applications is provided in Attachment 1.

2. Introduction/Background

The Small Grants Program enables Council to support community initiatives through the provision of financial assistance, offered in three streams:

- Community and Cultural Aims to support the delivery of identifiable social, cultural and recreational benefits to Waverley's community that align with goals in the Waverley Community Strategic Plan.
- Creative Streets Aims to support community contributions to public spaces that align with goals in the Waverley Community Strategic Plan.
- Environmental Aims to support environmental improvement projects that align with goals in the Waverley Community Strategic Plan and Council's Environmental Action Plan.

Council allocates a budget of \$100,000 annually to Small Grants for projects that meet community and cultural, creative streets, and environmental objectives. Grants are offered in two rounds that are advertised in March and August each year.

3. Relevant Council Resolutions

Meeting and date	Item No.	Resolution
Council	CM/7.6/24.10	That Council, under the Small Grants Program 2024–25
29 October 2024		(Round 1), grants \$46,000 to the individuals and organisations as recommended in Table 1 of the report, subject to any conditions specified in Attachment 1 of the report.

Council 17 March 2020	CM/7.4/20.03	That Council adopts the Community Grants Policy attached to this report.		
Council 16 July 2019	CM/7.10/19.07	 That Council: Under the Community Grants Program 2019–20, grants \$333,673 to the organisations set out in Attachment 1 to this report for the activities and amounts listed. Adopts the following guidelines attached to this report: Small Grants – Community and Cultural Grants Guidelines (Attachment 3). Small Grants – Environmental Grants Guidelines (Attachment 4) Small Grants – Creative Streets Grants Guidelines (Attachment 5). 		

4. Discussion

An invitation for applications to the Community and Cultural, and Creative Streets streams was distributed widely in March through Council's social media channels, community interagency and special interest email groups. The Round closed on 7 April 2025.

This was a strongly competitive round, with 30 applications received from individuals and organisations seeking funds totalling \$143,667 as shown in Table 1. Half of the applications were from first time applicants, and more than 80% sought the maximum grant amount available. Event proposals were strongly represented in the round, making up a third of all applications. The Creative Streets stream received an historic high of six applications for projects, large and small, presenting a wide range of ideas for street improvement projects.

Council officers assessed the applications received against the relevant selection criteria, consulted with sector specialists, and undertook follow up with applicants where necessary. Priority was given in the round to projects that demonstrated achievable, well developed project plans and realistic budgets. They include projects that celebrate Waverley's diversity and strengthen local community networks, and provide opportunities for young people, older people, and people who are marginalized in the community.

Table 1. Overview of applications and recommendations

No	Project	Applicant	1 st Time	Target for Benefit	\$ Sought	\$ Recomm
Arts	& Culture					
1	The Body Project 2025	Martine Payne		Women's Health	\$5,000	-
2	Winds of Sumpango at Bondi	Luis Zecena	Yes	General Public	\$5,000	\$5,000

No	Project	Applicant	1 st	Target for	\$	\$
		7 10 10 10 10 10 10 10 10 10 10 10 10 10	Time	Benefit	Sought	Recomm
3	Amongst the Breakers	Alan Blake	Yes	General Public	\$5,000	-
4	Head On Portrait Awards 2025	Head On Foundation	-	General Public	\$5,000	\$5,000
	Sub-Total				\$20,000	\$10,000
000						
1	Ageing with Confidence - Forum	Eastern Suburbs Older Persons Mental Health Service (POW)	-	Older People	\$1,200	\$1,200
2	Vaucluse Diamond Bay Community Fair	Vaucluse Diamond Bay Precinct	-	Neighbourhood	\$5,000	\$5,000
3	Pledge for the Planet 48 Hour Mission	Pledge for the Planet	-	General Public	\$5,000	-
4	Bondi Bowl Bash	Bondi Skater Riders Club	Yes	Young People	\$5,000	\$5,000
5	Chanuka in the Park	Dover Heights Shule	-	Diversity	\$5,000	\$5,000
6	Chanuka by the Sea	Lubavitch Russian Centre	-	Diversity	\$5,000	Venue Hire Support
7	Celebrating Motherhood by the Sea	Sarah Iris Photography		General Public	\$5,000	-
8	Mobile Vision & Dental Services	MobilEyes and Dental Foundation	Yes	Disadvantaged	\$5,000	-
9	Breakfast for All at Waverley	Kids Giving Back	-	Young People	\$5,000	\$3,300
10	Wayside Music Program	Frank Dasent	Yes	Disadvantaged	\$5,000	\$5,000
11	Heartfelt Belonging	Alise James	-	Children	\$5,000	-
12	Dressability Inclusive Fashion Tours	Amanda Fox	-	People with Disability	\$5,000	-
13	Young Minds for the Future	Centre 360 Youth & Family Service	-	Young People	\$5,000	\$3,200
14	Empowering Men's Mental Health	Sher Foundation	Yes	Men's Health	\$4,700	-
15	Seniors Ethnic Neighbourhood Group	Maria Mazur	Yes	Older People	\$5,000	-
16	Caretakers Street	Caretakers	-	Disadvantaged	\$5,000	-

No	Project	Applicant	1 st Time	Target for Benefit	\$ Sought	\$ Recomm
	Pantry	Cottage	111110	20110111	_ cougni	11000111111
17	AED Initiative: Public Defibrillators	Community health Support (CHS)	-	General Public	\$4,980	\$4,980
18	Art room Sink & Aprons	COA Sydney	-	Older People	\$2,900	\$2,400
19	Outdoor Learning Environment	Pearl Montessori Early Learning Centre	-	Children	\$5,000	-
20	Kettlebell Equipment	Kettlebell Maniacs	Yes	Men's Health	\$4,887	-
	Sub-Total				\$93,667	\$35,080
	ative Streets			1	T .	I
1	72 Words for Waverley	Sepa Sarma	Yes		\$5,000	-
2	Wyman Way Laneway Uplift Project	The Curators Department	Yes		\$5,000	-
3	Denham Street Verge Garden Beautification	Mark Wood			\$5,000	-
4	Street Appeal Project	Waverley P&C Association			\$5,000	\$5,000
5	Club Rebrand Mural	Bondi Squash Club			\$5,000	-
6	Rise Disco	Cheerios Nominees	Yes		\$5,000	-
	Sub-Total				\$30,000	\$5,000
	Total				\$143,667	\$50,080

5. Financial Impact

Sufficient funds are available in recurrent budgets to cover the grant allocations recommended in this report. Table 2 below provides an overview of the budget for each of the streams and the value of the grants recommended. The disbursement of funds can take place immediately after approval, providing that applicants meet any conditions required.

Table 2. Small Grants Program 2024-25 - Round 2 - Summary of budgets and recommendations.

Grant Category	Budget Round 2	No of applications received	\$ Value of applications received	No of grants recommended	\$ value of total grants recommended
Community and Cultural	\$50,080	24	\$113,667	11	\$50,080
Creative Streets	\$5,000	6	\$30,000	1	\$5,000

6. Risks/Issues

Risk assessment is included as a component of the assessment of Small Grants applications. No significant risks are associated with the recommendations made in this report.

7. Attachments

1. Small Grants project proposals 2024-25 (Round 2) - Descriptions and recommendations $\underline{\mathbb{J}}$

Attachment 1: Description Small Grants Project Proposals Round 2, 2024/25

File Ref: A25/0278 May 2025

Arts and Culture

Application 1	The Body Project 2025
Organisation	Martine Payne
The Activity	Funds are sought to support the delivery of an exhibition at a private venue of nude portraits by the applicant of 12 women with diverse body shapes. The exhibition will include ticketed activities to support the theme of body positivity for women, including a Body Positive Workshop, a panel discussion and life painting classes which will be delivered by project partners. The printing and framing of photographs and venue hire are key components of the project budget submitted.
Assistance Sought	\$5,000 A contribution is welcome.
Background	The applicant reports having run a similar exhibition program over a week in Clovelly in 2024 that was attended by more than 400 women.
Funding History	Nil
Website	http://www.martinepayne.com
Comment	In officers' assessment this proposal is at its core, commercial. The application lacks evidence of elements that could provide a broader community benefit beyond that derived by its paying participants.
Recommendation	Not recommended

Application	Winds of Sumpango at Bondi
Organisation	Luis Zecena - Chargé d'Affaires a.i. of Guatemala
The Activity	Funds are sought to bring two kite flyers from the Association de Barriletes de Sumpango Sacatepequez, Guatemala, to the Bondi Festival of the Winds, September 11-14 2025, to showcase their giant kites, a UNESCO recognised part of Guatemala's cultural heritage.
	The funds sought will cover accommodation and logistics and participation in activities promoting cultural exchange including kite making workshops for kids, with funds for travel sourced elsewhere.
Assistance Sought	\$5,000
	A contribution is welcome.
Background	The applicant reports that it has a track record of successfully partnering to implement cultural exchange activities through the Council on Australian Latin American Relations.
Funding History	Nil
Website	-
Comment	This proposal provides an opportunity to enhance Waverley's iconic Festival of the Winds, with a new and exciting cultural offering for the tens of thousands of people who attend. The application is well articulated with a

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	detailed and realistic budget. The kite making workshops included will provide an opportunity for cultural exchange. In officer's assessment, the proposal provides strong potential for cultural enrichment of a much loved local festival.
Recommendation	\$5,000 recommended

Application	Amongst the Breakers
Organisation	Alan Blake
The Activity	Funds are sought to cover the costs of a proof reader and publisher to support the publication of a book on the early history of the RLSS and the SLSA and all aspects of saving life from c1800 to c 1914.
	The applicant anticipates that the book will provide a useful reference for all lifesaving clubs along the Eastern seaboard, and for local history studies at Waverley library. Through the book's publication the applicant aims to correct some inaccuracies about the early history of surf lifesaving that are frequently repeated in popular culture.
Assistance Sought	\$5,000
	A contribution is welcome.
Background	The applicant reports that he is long time member of Bronte Surf Club who has now retired to the Woollongong coast. He has not previously written a book but has undertaken considerable research into the early history of surf bathing and life saving over many years.
Funding History	Nil
Website	-
Comment	This proposal lacks evidence of community engagement that would contribute to a broader community/ cultural benefit with reference to the history of surf bathing and lifesaving in Australia, a niche interest already heavily documented.
Recommendation	Not recommended

Application	Head On Portrait Awards 2025
Organisation	Head On Foundation Ltd
The Activity	Funds are sought to support the delivery of the Head On Portrait Awards 2025 at the Bondi Pavilion Gallery, 7-30 November 2025, as the centrepiece of the Head On Photo Festival 2025. The exhibition will include print exhibition of the forty finalists and digital exhibition of 200 semi-finalists.
Assistance Sought	\$5,000
	Project implementation relies on full funding.

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Background	Established in 2008, the Head On Foundation is a not-for-profit organisation dedicated to making photography accessible to all, raising awareness of important issues through photography and supporting photographers at all stages of their careers.
Funding History	The Foundation has received Small Grants in support of its exhibitions installed along Bondi Beach and in Bondi Park in 2020, 2021 and 2022 that have been acquitted. In 2023 and 2024 the Foundation received a contribution towards the printing of photographic artworks for its portrait exhibition in the Bondi Pavilion Gallery.
	In its 2024 acquittal, Head On reported that more than 8,000 people viewed the exhibition held 8 November -1 December 2024, and about 1/5 were locals. Associated events included an opening night preview and a couple of private tours. The exhibition included 40 printed finalists and a digital display of the work of 300 photographers. Around 30 staff were involved in mounting the exhibition, 10 paid and 20 as volunteers.
Website	https://headon.org.au
Comment	With its genesis in the 'open air' exhibitions held during the COVID-19 lock downs, the Head On exhibition has established a strong following in Waverley. Head On's acquittal demonstrates that its popularity with the local community continued in 2024 with its portrait exhibition in the Bondi Pavilion Gallery. Officers recommend that Council continues to support this valued cultural offering.
Recommendation	\$5,000 recommended

Community

Application 1	Older Persons Mental Health Service – 'Ageing with Confidence' Forum 2025
Organisation	Eastern Suburbs Older Persons Mental Health Service, POW
The Activity	Funds are sought to support the delivery of a half day 'ageing with confidence' forum be held at The Juniors, Kingsford, on 22 October 2025, for older people, their families and carers. The forum will provide education, resources and practical strategies that can be integrated into daily routines to support long-term mental well-being. Participation of at least 450 people is anticipated.
Assistance Sought	\$1,200 A contribution is welcome.
Background	OPMS has been running a successful forum program for more than 20 years. It has been consistently fully booked with many Waverley people attending.
Funding History	OPMS received a small grant to support the 2024 'Positive Ageing' forum which has been acquitted. Around 500 people attended including a contingent from the <i>Waverley Community and Seniors Centre</i> .
Website	https://www.seslhd.health.nsw.gov.au/services-clinics/directory/older- persons-mental-health

Comment	This program is a cost effective approach to providing older people with direct access to the specialists, latest information, and up to date tips on ageing well, drawing on the resources of Waverley's local health district (South Eastern Sydney Local Health).
	The small contribution sought assists with the financial viability of the event, which has long had a strong take up among Waverley locals, including an allocation of places to the <i>Waverley Community and Seniors Centre</i> . Officers recommend support for the contribution sought.
Recommendation	\$1,200 recommended

Application 2	Vaucluse Diamond Bay Community Fair
Organisation	Vaucluse Diamond Bay Precinct
The Activity	Funds are sought to support the delivery of a Community Fair on Sunday 29 March 2026 at the Diamond Bay Bowling Club, to bring local residents and businesses together to create a greater sense of community. The fair also aims to increase awareness of Council's Precinct structure and the opportunity it provides to contribute to local matters of interest or concern. Attendance of 700 – 1,000 people is anticipated.
Assistance Sought	\$5,000 Project implementation relies on full funding.
Background	Council supports a precinct committee system to provide local residents with an opportunity to participate in decision making. Committees are run by local volunteers.
Funding History	The Precinct received a grant of \$2,500 for a Neighbourhood Fair in May 2023 which has been acquitted. Around 700 people, including local dignitaries and many families and children, attended the Fair at Diamond Bay Bowling Club on 24 March.
	The fair featured lawn bowls lessons, stall holders, jumping castle, face painting, music with a DJ, raffles, and a lucky door prize, and provided attendees with an opportunity to speak directly with their representatives.
Website	-
Comment	The event proposed will support the efforts of the precinct committee to connect with the members of its local community and so strengthen and diversify its voice.
Recommendation	\$5,000 recommended

Application 3	Pledge for the Planet 48 hour mission
Organisation	Pledge for the Planet Inc
The Activity	Funds are sought to support the delivery of Pledge for the Planet's 48 hour mission scheduled for 26-28 September 2025, followed by an 'after party' to award prizes and celebrate wins.

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	The applicant will engage local sports clubs and community groups to walk, ride, swim and run for the planet. Everyone participating must make a 'pledge for the planet' and record their pledge on the applicant's platform. The mission is open to all ages and abilities and aims to help build stronger more connected and environmentally aware communities that feel empowered to make a difference.
Assistance Sought	\$5,000 A contribution is welcome.
Background	Pledge For The Planet ("PFTP") is an environmental pledging platform, that enables the tracking and collation of pledges such as reducing plastic use, choosing public transport or switching to renewables to show the collective impact of individual actions.
	PFTP is based in Bondi and launched in 2021 with thirteen clubs involved, ten of which were from Waverley LGA. Each pledge is tailored to address a specific area of environmental concern with accompanying educational material and measurable benefits to the environment.
	The applicant reports that PFTP has recorded 3,994 environmental pledges that have collectively achieved savings of 1,048,067 kg of CO2 and avoided 575,044 pieces of waste.
Funding History	Pledge for the Planet received an Environmental Grant of \$5,000 in May 2022 for its 48 hour mission that has been acquitted.
Website	https://www.pledgefortheplanet.org
Comment	In a very competitive round, support through the community stream for a proposal whose core objectives are environmental is not recommended.
Recommendation	Not recommended

Application 4	Bondi Bowl Bash Skateboarding Jam
Organisation	Bondi Skate Riders Club
The Activity	Funds are sought to support the delivery of a skateboarding jam at the Bondi Skate Park on 21 February 2026, in partnership with WAYS Youth Service, and a number of local sponsors.
	The event aims to bring together elite and young local skaters to provide inspiration, skills development and mentoring opportunities alongside world class competition. The applicant holds insurance for the event and aims to attract 60 skaters with provision made to ensure the inclusion of girls and women. A registered audience of at least 200 is expected.
Assistance Sought	\$5,000 A contribution is welcome.
Background	This event has run over a number of years, with various partners from year to year, including WAYS and Council, but has always relied heavily on the voluntary contributions of local skaters.
Funding History	Nil
Website	-

Comment	The Bondi Skate Riders Club has partnered with Council over many years to develop a positive, safe and inclusive culture Bondi's skate park, providing both expertise and voluntary contributions, and working collaboratively with other partner agencies such as WAYS youth service, Head Space and the Local Area Command. Support for this application will enable this local group to build upon this work encouraging, connecting and inspiring young people.
Recommendation	\$5,000 recommended

Application 5	Chanuka in the Park
Organisation	Dover Heights Shule Inc
The Activity	Funds are sought to support the delivery of Chanuka in the Park scheduled for 14 December 2025 in Dudley Page Reserve, Dover Heights, to include entertainment and the traditional lighting of the menorah, spreading the message of light and hope in the Jewish festival of lights.
Assistance Sought	\$5,000
	A contribution is welcome.
Background	Chanuka is a Jewish celebration of faith, hope and light.
Funding History	The Shule has received grants in 2021, 2022, 2023 and 2024 to support the delivery of Chanuka in the Park that have been acquitted. The grants have been used to cover venue hire and associated costs.
Website	http://www.dhs.org.au
Comment	The Jewish community, which represents 16% of Waverley's population, is strongly represented in the Dover Heights area. The celebration of Chanuka provides a great opportunity to bring the local community together. The Shule has a strong track record for successful delivery of an event that is valued and enjoyed by many.
Recommendation	\$5,000 recommended

Application 6	Chanuka at the Sea
Organisation	Lubavitch Russian Centre
The Activity	Funds are sought to support the delivery of a Chanuka festival scheduled for 14 December 2025 in Bondi Park, to include entertainment and the traditional lighting of the menorah, spreading the message of light and hope in the Jewish festival of lights.
Assistance Sought	\$5,000
	A contribution is welcome.
Background	The Centre is associated with the Bondi Shule which has worked with Council over many years to deliver a Chanuka celebration at Bondi Beach which is readily accessible to the broader community with the aim of promoting greater understanding of Australia's inclusive national identity and

	multicultural and muti-faith diversity. The applicant reports that the event is attended by around 650 people annually.
Funding History	The Centre received venue hire grants in 2023 and 2024 to support the delivery of Chanuka by the Beach.
Website	http://www.chabadofbondi.com
Comment	The celebration of Chanuka in Waverley's highest profile location contributes to public awareness of Waverley's diversity, and the value of inclusion.
	In this round, as in previous rounds, officers recommend that that Council considers support for this event in the form of a fee waiver for the cost of venue hire, rather than a small grant.
Recommendation	Fee waiver for venue hire recommended

Application 7	Celebrating Motherhood by the Sea
Organisation	Sarah Iris Photography
The Activity	Funds are sought to support the shooting and videographing, and printing and exhibition of a series of photographs that celebrates motherhood, capturing the mother-child bond in artistic emotive portraits that draw on the beauty of Waverley's coastline.
	The applicant hopes to engage at least 15 mothers from diverse backgrounds to participate in the project, and to attract at least 500 visitors to the public exhibition, and achieve at least 500 views on-line. The applicant hopes to stage the exhibition at the Bondi Pavilion but has not yet made inquiries as to availability or cost.
Assistance Sought	\$5,000 A contribution is welcome.
Background	According to her web site Sarah Iris is a portrait photographer with 15 years experience who specialises in creating beautiful images using Sydney's iconic backdrops.
Funding History	Nil
Website	http://www.sarahirisphotography.com
Comment	Although this proposal would undoubtedly result in the creation of some beautiful images featuring Waverley's coast line, in officer's assessment, the proposal lacks evidence of connections that would enable the delivery of a broader community benefit.
Recommendation	Not recommended

Application 8	Free Mobile Vision and Dental Services
Organisation	MobilEyes And Dental Foundation
The Activity	Funds are sought to support the provision of mobile dental and vision care without charge to people in the community who do not otherwise have access to these services through other programs. Services include: dental check-ups,

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	cleans, fluoride, polish and fissure seals, and eye exams and glasses. Proposed partnerships include Wayside Bondi Beach and the Mill Hill Community Centre, but none have yet been secured.
Assistance Sought	\$5,000 A contribution is welcome.
Background	The applicant is a registered NFP that reports having successfully run similar programs at Wayside Kings Cross, and locally at the Burger Centre and COA.
Funding History	Nil
Website	http://mobileyes.com.au
Comment	This proposal has the potential to provide significant local benefit providing that appropriate local partnerships can be secured. Officers recommend that the applicant undertakes some further project development and re-submits in a future round with evidence of secure partnerships that will ensure effective use of the services provided through a grant, and a plan for van parking in an accessible location.
Recommendation	Not recommended this round

Application 9	Breakfast for All at Waverley
Organisation	Kids Giving Back
The Activity	The Breakfast for All Program Waverley will provide students from three schools with the opportunity to learn about homelessness and food insecurity through guided workshops, followed by preparation of 600 breakfast boxes to be distributed by project partners to children and families across Sydney who are experiencing food insecurity. Grant funds are sought to cover the cost of food, facilitation and project admin costs.
Assistance Sought	\$5,000 A contribution is welcome.
Background	Founded in 2012, according to its web site, Kids Giving Back is a not-for-profit organisation, that provides volunteering opportunities for children, teens and families across NSW. The organisation offers courses and activities for children, teens and families that aim to promote understanding, respect, and empathy, and connections with the community beyond their own.
Funding History	Nil recent
Website	http://www.kidsgivingback.org
Comment	Attached letters of support indicate that the applicant has established relationships for meaningful distribution of breakfast boxes to children who benefit, and that they welcome and appreciate their provision. The project model proposed provides a unique approach that enables young people to make an active contribution whilst learning about the inequities in our broader community. The model can be scaled, and in this competitive round, part funding to support implementation at two schools is recommended.
Recommendation	\$3,300 recommended

Application 9	Wayside Music Production Program
Organisation	Frank Dasent
The Activity	Funds are sought to support the delivery of 13 x 4 hour music production sessions for visitors to Wayside Chapel's Norman Andrews House Bondi. The program provides hands on experience in producing beats, recording vocals, writing songs, and arranging music across a range of styles including rap and spoken word poetry. The project proposed includes a confirmed partnership with Eastside FM which will showcase the music produced. The applicant has trialled the program on a voluntary basis. Professional staff at Norman Andrews House report that program has achieved strong engagement, especially from male visitors who are often very socially isolated as a result of homelessness and mental health issues, and has achieved positive therapeutic outcomes for those who have engaged with it.
Assistance Sought	\$5,000
	A contribution is welcome.
Background	The applicant reports that he holds a Bachelor of Jazz Performance for the Sydney Conservatorium of Music and has spent eight years working in Berlin as a musician and producer.
Funding History	Nil Small Grants
Website	-
Comment	This proposal has the potential to provide lasting benefit for the most marginalised individuals within Waverley's community, providing an opportunity for connection and expression, and building a sense of individual value and self confidence. The project will also result in original musical products that enable their voices to be heard in the broader community.
Recommendation	\$5,000 recommended

Application 10	Heart Felt Belonging
Organisation	Alise James
The Activity	Funds are sought to cover the cost of delivery of week of creative workshops for children 5-8 yo during the October 25 school holidays at the Bondi Pavilion. Based on stories and activities from the applicant's book <i>Not Everyone is Going to Like You</i> , the sessions will be delivered in partnership with a qualified Educator and will aim for participation of 20 children per day over 5 days.
Assistance Sought	\$5,000 A contribution is welcome.
Background	Not Everyone is Going to Like You is a children's book initially written by the applicant to help her young daughter navigate growing up in Bondi with a mixed heritage. The book aims to help kids explore identity and build

	resilience, and promote inclusion through respecting, acknowledging and accepting that everyone is different.
Funding History	Nil
Website	-
Comment	Although this proposal addresses an important issue, the subsidy of a school holiday program at the rate proposed is not recommended.
Recommendation	Not recommended

Application 11	Dressability Inclusive Fashion Tours
Organisation	Amanda Fox
The Activity	Funds are sought to support the delivery of 3 inclusive fashion tours through a curated selection of stores in Waverley for up to 8 people per tour, offering a supportive and social shopping experience for people who may find shopping challenging.
Assistance Sought	\$5,000 A contribution is welcome.
Background	With 1/5 people living with a disability, many individuals find shopping for clothes to be an overwhelming and isolating experience. Through the Dressability model, the applicant aims to bring adaptive fashion 'know how', inclusion, and confidence to everyone regardless of age, gender or ability.
Funding History	With funds received in 2023, the applicant ran a successful inclusive fashion workshop celebrating the return of the Waverley Seniors Centre to the Mill Hill Community Centre in November 2024.
Website	http://dressability.com.au
Comment	Whilst this proposal has the potential to increase the visibility of people with disability, as shoppers, in Waverley's business districts, further development of the proposal is recommended. Officers recommend that the applicant develops a route plan that includes identified local retail partners and resubmits in a future round.
Recommendation	Not recommended this round

Application 13	Young Minds for the Future – Youth Advisory Council
Organisation	Centre 360 Youth and Family Service
The Activity	Funds are sought to provide support for the work of the Centre's Youth Advisory Council, of 6 young people who have used the Centre's services, and who meet monthly.
	A Council grant would be directed to delivery of a one day Communication, Engagement and Leadership training workshop for up to 10 young people, and part of the cost of volunteer reimbursement for meetings of YAC members. This year the YAC hopes to focus on external advocacy around key

	issues affecting young people including housing, food security and LGBTQAI+ rights.
Assistance Sought	\$5,000 A contribution is welcome.
Background	Centre 360 Youth and Family Services provides counselling and early intervention programs exclusively for financially disadvantaged young people in Eastern Sydney, and works closely with Shopfront Youth Legal Service, Options for Youth Support and the Adolescent Mental Health Unit, which all serve some of the most vulnerable people in the community.
Funding History	Centre 360 received a grant of \$3,000 in September 2023 for its Link to Access Program which supplies disadvantaged, vulnerable young people with access to digital technology to ensure they have equitable access to life's opportunities.
Website	https://centre360.org.au
Comment	In this competitive round, part funding of this proposal is recommended for the 'youth engagement project' component, which will provide a one day Communication, Engagement and Leadership training workshop for up to 10 young people, including those who participate in the Centre's YAC. The remainder of the proposal relates to ongoing program activities.
Recommendation	\$3,200 recommended

Application 14	Empowering Men's Mental Health through Online Up-Skilling
Organisation	Sher Foundation
The Activity	Funds are sought to support the provision of a 2 hour on-line workshop for 25 CALD adult men who face digital exclusion, unemployment and social isolation. The workshop builds job readiness through resume development, LinkedIn setup, and workplace communication skills, and tailored referrals to local services.
Assistance Sought	\$3,700
	Project implementation relies on full funding.
Background	Registered in December 2024, the SHER Foundation is a multicultual men's mental health charity, dedicated to empowering CALD men through culturally safe, peer led programs, including trauma informed well-being circles, mental health access workshops and cultural integration seminars. Its programs aim to support men to build confidence, emotional literacy, and community connection, learn to navigate Australian systems and take proactive steps towards their personal goals.
Funding History	Nil
Website	https://www.sherfoundation.com
Comment	Although the work of this new organisation has the potential to bring tremendous value to the broader community, the proposal lacks evidence of consideration of specific local needs or contact with potential local support partners.

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	Council provides on-going support for the City East Community College which provides employment support to migrants and refugees through its Mentor Program. It is unclear how the on-line training session proposed would add value to existing services in Waverley.
Recommendation	Not recommended

Application 15	Seniors Ethnic Neighbourhood Group
Organisation	Maria Mazur
The Activity	Funds are sought to provide food, equipment and guest speakers for weekly social gatherings of 30+ elderly Ukranian and Russian women at the Maroubra Housing Community Hall. The project aims to provide accessible 'neighbourly' social activity for the older women living in the housing precinct who are isolated due to mobility and language barriers.
Assistance Sought	\$5,000
	A contribution is welcome.
Background	The applicant reports that the project was inspired by the experiences of her mother who lives in the precinct.
Funding History	Nil
Website	-
Comment	This proposal has the potential to bring significant benefit to the older women it proposes to support. It is highly site specific and unfortunately the site is outside of the Waverley LGA. Officers will alert relevant staff at Randwick City Council to the proposal.
Recommendation	Not recommended

Application 16	Caretakers Street Pantry
Organisation	Caretakers Cottage
The Activity	Funds are sought to cover the costs of constructing a dedicated 'pantry' at Caretakers Cottage in Newland Street Bondi Junction for young people experiencing homelessness and others in need. The applicant reports that they currently supply bread from their office that is quickly depleted. They seek to establish an organised distribution point from which food and personal care items can be distributed in with respect for the dignity of those in need.
Assistance Sought	\$5,000 A contribution is welcome.
Background	Carertakers provides comprehensive services for young people experiencing or at risk of homelessness, in partnership with the Caretakers Cottage Crisis Youth Refuge, Options Youth Housing, and the Ted Noffs Foundation programs CALM, PALM, & YHS.
Funding History	Nil

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Website	https://www.caretakers.org.au
Comment	It is unclear from the application whether the proposed pantry is to be located inside or outside the applicant's premises, whether it is intended to support service clients or people more generally experiencing food insecurity, and how it would be managed. Whilst support for people experiencing food insecurity is endorsed, officers recommend that the applicant undertakes some further project development, including liaison with other agencies providing food services in the area, and applies again in a future round.
Recommendation	Not recommended this round

Application 17	Waverley Community AED Initiative: Public Defibrillators
Organisation	Community Health Support (CHS)
The Activity	Funds are sought to support the installation of 3 publicly accessible automated external defibrillators (AEDS) on the external walls of three cafes that have agreed to partner in Rose Bay, Vaucluse and Bondi. CHS volunteers will undertake AED maintenance.
Assistance Sought	\$4,980 A contribution is welcome.
Background	According to its web site CHS was founded in 2022 with a mission to empower the community with confidence in a medical emergency. CHS trains volunteers as first responders, and provides a 24/7 medical advice hot line, accredited first aid training, medical cover for community events, and onsite consulting to ensure maintenance of AEDS, and first aid kits and procedures.
Funding History	CHS received a grant of \$2,500 in May 24 to support upgrade of its dispatch system which has been acquitted.
Website	http://www.chsnsw.org.au
Comment	This is a strong, self contained project proposal that demonstrates the partnerships necessary to implementation. The provision of publicly accessible AEDs in the proposed locations, and the undertaking to maintain them, has the potential to benefit everyone in the LGA.
Recommendation	\$4,980 recommended

Application 18	Art Room Sink and Aprons
Organisation	COA Sydney
The Activity	Funds are sought to install a sink in COA's Krygier Centre art room and to purchase custom aprons for art classes to improve the functionality of the space for art classes that have been running for 10 years with around 32 participants.
Assistance Sought	\$2,900 A contribution is welcome.
	A Contribution is welcome.

Background	COA is a not for profit supporting Jewish seniors to live independently in their homes and maintain quality of life with dignity.
Funding History	COA received a grant in 2021 for the creation of a vertical garden to enable its clients and volunteers to grow and swap fresh herbs which has been acquitted.
Website	http://www.coasydney.org
Comment	Officers recommend a grant sufficient to cover the cost of the installation of a sink for the centre's art room to enhance capacity for the provision of recreation activities for older people locally. These activities make an important contribution to the maintenance of social connections, health and well being.
Recommendation	\$2,400 recommended

Application 19	Outdoor Learning Environment
Organisation	Pearl Montessori Early Learning Centre
The Activity	Planned improvements to the Centre's outdoor learning environment include the installation of a shade sail to extend the covered play areas. Small grant funds are sought for the purchase of gardening and creative arts equipment including outdoor furniture, painting easels, weather-proof storage and craft materials.
Assistance Sought	\$5,000 Contribution welcome
Background	The Pearl Montessori Early Learning Centre, located in Bondi is registered as a charity, and provides early education for 60 children which, according to its web site, offers a child-based curriculum that draws from key Montessori and EYLF principles and aims to foster the whole child.
Funding History	Nil
Website	https://pearlmontessori.com.au
Comment	This application can be strengthened with the inclusion of a detailed plan for the 'outdoor classroom' proposed that clearly distinguishes ordinary operating requirements for an early education centre from the Centre's unique aspirations for the proposed project, and the contribution that Council funds would make to its achievement. It is recommended that the applicant develops this plan and re-submits in a future round.
Recommendation	Not recommended this round

Application 20	Kettlebell Maniacs – Equipment
Organisation	Kettlebell Maniacs
The Activity	Funds are sought for the purchase of a storage rack and new equipment for the Kettlebell Maniacs, an informal group of locals offering free, shared workout sessions with kettlebells in South Bondi. The group supports a Whatapp

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	group of 60+ local members and hopes that improving equipment supply will enable its growth.
Assistance Sought	\$4,887 A contribution is welcome
Background	According to the application, Kettlebell Maniacs is an unincorporated community group founded during Covid-19 gym closures with members aged 25-55. Meeting four times a week the group provides a free kettlebell focused workout in South Bondi. The group shares equipment which is stored in member's garage. The applicant reports that the group has proven successful in bringing men together, providing social as well as physical benefits. Sessions are often followed by a coffee, a chat and a laugh.
Funding History	Nil
Website	https://ww.instagram.com/kettlebellmaniacs
Comment	As a 'grass roots' local initiative that is providing benefit to men's physical and mental health, this is an appealing project proposal. However, the provision of funds for equipment for private (though shared) use is not recommended. Officers recommend that the group considers incorporating and applies again in a future round.
Recommendation	Not recommended

Creative Streets

Application	72 Words for Waverley: A Walking Lexicon for Public Space
Organisation	Sepa Sarma
The Activity	Funds are sought to support the development of a Walking lexicon of 72 words for Wavereley to be installed using vinyl decals along public walkways (eg benches, walls pathways) in Bondi, Bronte and Waverley in Spring 25, with the aim of encouraging locals and visitors to rediscover their surroundings through language and memory as they walk. A digital version and pocket-sized zine will also be made available to deepen the experience
Assistance Sought	\$5,000 A contribution is welcome.
Background	The applicant reports that he holds a Doctor of Arts specialising in lexicography, has authored 20 books, and worked at UCLA, and in Poland, Sweden and Estonia, and exhibited internationally. He describes himself as an artist deeply committed to public engagement using walking as method.
Funding History	Nil
Website	https://www.sepasarma.com
Comment	This is an intriguing and appealing proposal with the potential to provide community benefit by encouraging community participation, walking tours and engagement with the local area. Its implementation would, however, require Council support way beyond the scale anticipated for a small grant, including planning, approvals, installation and maintenance. Unfortunately, in

	officers' assessment, this makes the proposal unsuited to endorsement as a small grants project.
Recommendation	Not recommended

Application	Wyman Way Laneway Uplift Project
Organisation	The Curators Department Pty Ltd
The Activity	Funds are sought to support a consultancy phase for 'uplift' of Wyman Way, a pedestrian path that connects The Avenue, Chaleyer Street, and Onslow Street, frequently used by school children and the Jewish community to avoid traffic on Old South Head Road. According to the application, the laneway is narrow and dimly lit, with low visibility entrance points and dark fencing.
Assistance Sought	\$5,000 Project implementation relies on full funding.
Background	The applicant completed <i>Rose Bay Streets as Shared Spaces</i> project for Woollahra Council in 2022-23. As part of this project, Collins Lane utilised murals, lighting, and greenery to turn the lane way into an attractive destination.
Funding History	Nil
Website	http://www.thecuratorsdepartment.com
Comment	This proposal follows beautiful but significant activation projects undertaken by the applicant in the Woollahra LGA. Although the proposal has potential community benefit in creating a safer and more attractive pedestrian laneway, the conduct of a community consultation on 'uplift' ideas for the laneway assumes that significant funds would be available for implementation of improvements. Council has made no such commitment, making this proposal unsuited, in officers' assessment, to endorsement as a small grants project.
Recommendation	Not recommended

Application	Denham Street Verge Garden Beautification Project
Organisation	Mark Wood
The Activity	Funds are sought to employ a specialist contractor to install native verge gardens on both sides of Denham Street Bondi: the west side between 34 and 10 Denham Street, and the East side between 19 and 5 Denham Street. According to the application, implementation would be contingent on the approval of relevant property owners who would be invited to contribute to garden maintenance.
Assistance Sought	\$5,000
	A contribution is welcome
Background	

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Funding History	Nil
Website	-
Comment	The area proposed for improvement comprises some very small verge garden spaces, with potential conflicts with other users for vehicle access, and utilities/ bin collection. According to the application, implementation would rely on the agreement of affected property owners, who may not take up an invitation to maintain a planted verge. Officers recommend that the applicant refines the proposal in consultation with relevant neighbours making the proposal a community initiative, and resubmits in a future round.
Recommendation	Not recommended this round

Application	Street Appeal Project	
Organisation	Waverley Public P&C Association	
The Activity	Funds are sought to design and install colourful signage and refurbish the garden along the school's security fencing on Bronte Road to soften the visual impact of the fence and to distinguish the school from the adjacent court house and police station, with the overall aim of identifying the school as a happy welcoming place for children and their families. Implementation could be undertaken July – August 25.	
Assistance Sought	\$5,000	
	A contribution is welcome.	
Background	Established in 1879, Waverley Public School is a primary school located at 155 Bronte Road, with 359 students of diverse backgrounds, with 31% identifying as having a language background other than English.	
Funding History	Nil recent	
Website	-	
Comment	This is a small, self contained project proposal with a clear and realistic plan for implementation and on-going maintenance. The softening of the fence as proposed would provide a benefit for the whole school community. Support for the proposal is recommended providing that the school consults with its neighbours on the design of the signage proposed.	
Recommendation	\$5,000 recommended	

Application	Club Rebrand Mural
Organisation	Bondi Squash Club
The Activity	Funds are sought to cover the cost of design and implementation of a vibrant mural on the Club's front façade (on Denison Street Bondi Junction) with the aim of updating the façade to reflect the club's contemporary operations. The artist proposed is a professional graphic artist with previous experience of mural design work, who serves on the Club's board, and the club proposes to

CM/7.8/25.05- Attachment 1

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	develop the mural design in consultation with members and adjacent businesses.
Assistance Sought	\$5,000 A contribution is welcome.
Background	The Bondi Squash Club has been operating in Bondi Junction since 1958, currently providing four courts and programs of competition and coaching. It is a licensed venue.
Funding History	Nil
Website	http://bondisquash.com
Comment	Although a mural may provide the club with an effective approach to updating its façade to reflect its contemporary operations, in officer's assessment, the proposal primarily represents a 're-brand' for the club. The application lacks consideration or evidence of wider community benefit.
Recommendation	Not recommended

Application	Rise Disco – Silent Disco Dancing Tours through Bondi	
Organisation	Cheerios Nominees Pty Ltd	
The Activity	Funds are sought to support the delivery of eight free silent disco events in outdoor locations in Waverley with the aim of transforming public spaces by bringing people together and promoting playfulness, breaking down social barriers and supporting holistic health through movement and music.	
Assistance Sought	\$5,000 A contribution is welcome	
	// contribution is welcome	
Background	The applicant reports that Rise Disco has a proven track record of delivering engaging community driven movement experiences through festivals such as the Lost Paradise Music Festival, and other public and corporate events held throughout Sydney.	
Funding History	Nil	
Website	http://www.risedisco.com	
Comment	Although this proposal represents a unique idea for site activation, the application lacks a clear implementation plan that would enable assessment of its broader community benefit.	
Recommendation	Not recommended	

REPORT CM/7.9/25.05

Subject: Waverley Development Control Plan 2022

(Amendment No. 5) and Solar Panels and Heritage

WAVERLEY

Guidelines - Exhibition

TRIM No: A25/0317

Manager: George Bramis, Executive Manager, Urban Planning Policy and Strategy

Director: Fletcher Rayner, Director, Planning, Sustainability and Compliance

RECOMMENDATION:

That Council:

1. Publicly exhibits the draft Waverley Development Control Plan 2022 (Amendment No. 5) attached to the report (Attachments 1–5) in accordance with section 3.43 and clause 5 of schedule 1 of the *Environmental Planning and Assessment Act 1979*.

- 2. Publicly exhibits the draft Solar Panels and Heritage Guidelines attached to the report (Attachment 6) for 28 days.
- 3. Officers prepare a report to Council following the exhibition period.

This item was deferred from the Strategic Planning and Development Committee meeting on 6 May 2025.

1. Executive Summary

Draft Amendment No. 5 to the Waverley Development Control Plan (DCP) 2022 proposes a number of housekeeping amendments and introduces new requirements for solar panels and heritage.

Following the consultation period, submissions would be considered and a further report presented to Council.

2. Introduction/Background

A development control plan (DCP) contains detailed planning and design guidelines, for specific uses or areas, which complement the development standards contained in local environmental plans (LEPs). DCPs cannot contradict objectives or the development standards set out in LEPs.

3. Relevant Council Resolutions

Meeting and date	Item No.	Resolution
Council	PD/5.1/25.05	That Council defers this item to the Council meeting on
6 May 2025		20 May 2025 due to a rescission motion having been received in relation to item CM/8.5/25.04.

4. Discussion

Table 1 provides a summary of the proposed amendments, which are attached to the report in full (Attachments 1-5):

Table 1. Summary of key amendments.

Part	Change
B1 Waste	 Updates in line with Protection of the Environment Legislation Amendment (FOGO Recycling) Act 2024, to future-proof developments. Changes to ensure new commercial developments can accommodate the requirements in effect from July 2026. Changes to ensure new residential developments are designed to accommodate future organics collection requirements when implemented.
B2 Ecological Sustainable Development	 Include reference to new Solar and Heritage guidelines in B8 (discussed below).
B5 Water Management	Housekeeping amendment to remove broken website link and update Australian Standard reference etc.
B7 Transport	 Various minor housekeeping amendments. Updated bicycle parking provisions and changes to storage/security requirements.
B8 Heritage	Insert new Solar Panels and Heritage guidelines (discussed below).
C1 Low Density Residential	 Various minor housekeeping amendments. Additional guidance on building height for basement levels and side setbacks on sloping sites. New first floor additions should reflect the style and form of any adjoining semi-detached dwelling.
D1 Commercial and retail development.	 Amendment of the Oxford Street late night trading zone to include the Tea Gardens Hotel (4A Bronte Road, Bondi Junction) in line with the Motion considered at the April 2025 Council Meeting. Amendment to replace 'trial' extended trading hours to 'reviewable'. Proposed introduction of 1am extended trading hours for New Years Eve/New Years Day. Amend base trading hours to 6.00am for E1, E2 and MU1 zones to align with the State Environmental Planning Policy (Exempt and Complying Development Codes) 2008 which prevails over the Waverley DCP.
E3 Site Specific Development	 Delete annexure diagrams for local centres which are no longer relevant. Reference to expansion of Oxford Street late night trading zone in Part D.
F3 Child Care Centres	Housekeeping amendment to reference the latest version of the Childcare Planning Guidelines 2021.

A supporting Guideline has been prepared to assist residents seeking to install solar panels on properties that are either heritage listed or located within a heritage conservation area. The Guideline will allow for a greater uptake of solar panels in conservation areas, aligning with Council's Environmental Action Plan and net zero aspiration for the community by 2035.

This Guideline (Attachment 6) provides a less onerous alternative to the development application process and only requires a heritage exemption certificate which can easily be applied for via

Council's website, allowing for a simpler and most cost-effective process then a development application.

Consultation

Consultation would occur in accordance with Council's Community Engagement Strategy as a 'lower impact' activity and would involve the following:

- Online engagement portal (Have Your Say).
- Notification of Precinct Committees.

It is proposed that engagement will occur via Council's online engagement portal, where residents and businesses will be able to have their say. In addition, the exhibition of the draft amendment will be promoted by Council's usual online communications channels such as e-newsletters, social media etc.

Time frame

If Council chooses to proceed with public exhibition, it is anticipated that exhibition would occur in May for 28 days. Following the review and consideration of any feedback, a further report would be presented to Council for a decision to adopt at the next available meeting.

5. Financial Impact

There are no financial impacts associated with this report.

6. Risks/Issues

There are no relevant risks or issues with updating Council's DCP. Regular housekeeping ensures the document is current, responsive to legislative changes and operational improvements, thereby maintaining its effectiveness.

7. Attachments

- 1. DCP Part B General Provisions (under separate cover) ⇒
- 2. DCP Part C Residential Development (under separate cover) ⇒
- 3. DCP Part D Commercial Development (under separate cover) ⇒
- 4. DCP Part E Site Specific Development (under separate cover) ⇒
- 5. DCP Part F Development Specific (under separate cover) ⇒
- 6. Draft Solar Panels and Heritage Guidelines (under separate cover) ⇒

WAVERLEY

REPORT CM/7.10/25.05

Subject: Walking Waverley - The Waverley Walking Strategy

2025-2035 - Exhibition

TRIM No: A04/0668

Manager: Nikolaos Zervos, Executive Manager, Infrastructure Services

Director: Sharon Cassidy, Director, Assets and Operations



That Council

1. Publicly exhibits the draft Walking Waverley – The Waverley Walking Strategy 2025–2035 attached to the report for 28 days.

- 2. Subject to no submissions of substantive concern being received by the end of the exhibition period:
 - (a) Authorises the Director, Assets and Operations, to make any minor content changes to the Strategy in response to community feedback.
 - (b) Adopts the Strategy.

1. Executive Summary

The purpose of this report is to seek Council adoption of Walking Waverley: The Waverley Walking Strategy, and approval to publicly exhibit the strategy for 28 days. After the exhibition period, officers will incorporate feedback to inform minor amendments to finalise the strategy. Given the comprehensive community input used to develop the strategy, and that walking is ingrained in the local culture, it is anticipated that feedback will be supportive. In the event that key thematic concerns are identified, officers would report back to Council to outline potential material amendments for endorsement.

Walking Waverley provides a framework for walking to be safe, convenient, and pleasant for people of all ages and abilities in the local government area (LGA). It advances existing policy direction and identifies goals and focus areas that will help direct future efforts towards improving walking. At an action level, a list of improvement opportunities has been identified through the strategy. Delivery of the walking related improvements will require capital funding and an ongoing need to consider operational capacity. Walking Waverley and this report considers these challenges.

2. Introduction/Background

Waverley inherits its high density and narrow streets from historical development. The creates an ideal environment for walking to become a convenient and attractive transport option. One in every three trips in Waverley is currently made on foot. When combined with public transport, walking accounts for half of all trips. However, for many decades the development of the transport system has

focused on vehicle movement. This has created barriers to safer and more comfortable walking and has resulted in transport infrastructure that is not meeting the community's current needs.

Walking Waverley builds on Council's People, Movement and Places strategy. It sets the vision of a walkable community where walking is safe, convenient, and supports independent access by people of all ages and abilities. The strategy identifies current challenges to walking, and highlights focus areas where improvements are needed. Going forward Walking Waverley is intended to guide walking related improvements, align efforts with core service delivery, and indicate longer-term ambitions.

Walking Waverley also aspires to be more than a strategy, but a way for the community to reflect itself and become fully woven into its identity.

The need for this strategy is driven by:

- Transport and decongestion.
- Health benefits.
- Benefits for children and young people.
- Environmental benefits.
- Social benefits, inclusivity and accessibility.
- Support for businesses and visitation.

Walking Waverley was fully funded by Transport for NSW's Get NSW Active grant and developed collaboratively with inputs from staff across various Council departments to ensure alignment. Development of the strategy took a data-oriented approach and with extensive input and consultation from the community. Data and modelling on the movement of people and vehicles played a key role in guiding this strategy, such as in the identification of infrastructure gaps, and balancing the needs of different road users. The strategy development also incorporated technical work from two specialised consulting services.

Inputs from the community included surveys and a reflective review of ongoing resident input and service requests. Phase 1 community engagement included a pop-up session to engage directly with residents. It also received 207 responses from an online community survey, which was viewed by 933 persons. The strategy development also drew on input from the community workshop that was part of Council's Community Strategic Plan. The strategy was further shaped by the Access and Inclusion Advisory Panel and the Sustainability and Transport Expert Advisory Panel.

Throughout Walking Waverley and this report, 'walking' is intended to be universal and cover all means of independent walking-related transport. This includes users of mobility aids, such as walkers, wheelchairs, or guide dogs, and users across all ages and abilities.

3. Relevant Council Resolutions

Meeting and date	Item No.	Resolution
Strategic Planning and	PD/5.2/23.09	That Council:
Development		
Committee		1. Approves the Communications and Engagement
5 September 2023		Plan for the Waverley Walking Strategy attached to
		the report.
		 Notes that Transport for NSW grant funding has been received to facilitate the development of the Walking Strategy, which will be delivered by an external consultant.

4. Discussion

Walking Waverley - Key features

Context and alignment

The development and content of Walking Waverley aligns with Council strategic context and seeks to fulfill operational needs. This includes the following key considerations:

- Community survey and engagement in relation to Walking Waverley revealed community expectation for enhanced walking infrastructure, and a general desire to walk more in the future.
- There is a significant proportion of short-distance driving trips in the LGA that are walkable.
- The strategy aligns with multiple Council policies and priorities, including:
 - o More walkable streets through the Waverley Community Strategic Plan.
 - Waverley's People, Movement and Places plan identified the need to improve walkability and establish pedestrian priority.
 - Climate and sustainability goals and commitments through the Environmental Action Plan.
 - Placemaking and urban design initiatives under the Our Liveable Places Centres Strategy
 - Waverley Disability Inclusion Action Plan (DIAP) to enhance mobility for people of all ages and abilities
 - Transport equity and access goals
- Improving walking infrastructure and encouraging more walking is an important component of Council's transport strategy to reduce congestion and provide sustainable transport options.
 Walking Waverley will help navigate competing demands, and guide future walking related projects and external funding application.

Key outcomes and actions

This strategy aims to enable and encourage more people to walk in Waverley and aspires to have walking account for 50% of all trips by 2035. This would be an increase from the current 36% mode share of walking trips in the LGA. For reference, the City of Sydney's current walk mode share is approximately 57% (2023) of all trips. As such, the proposed walking mode share goal of 50% is ambitious; however, it is considered achievable given the delivery of this strategy and intentional ongoing efforts to make walking comfortable for all.

To support an increase in walking and its associated benefits, Walking Waverley includes seven goals:

- Make walking safe for all people, at all times.
- Improve the permeability of the pedestrian network through streets and open space.
- Facilitate seamless integration between walking and public transport.
- Make walking pleasant and enjoyable.
- Provide accessible streetscapes that support independent access.
- Improve walking to promote vitality on streets.
- Ensure walking harmonises with other transport modes.

To fulfill the goals, Walking Waverley identifies a total of 162 improvement opportunities throughout the LGA that fall into the following 10 focus areas:

 Slow streets – Including the on-going delivery of 40 km/h speed limits across the LGA, and aspirational 30 km/h zones and pedestrian priority areas in commercial centres and high activity areas.

- Intersection normalisation Redesign and treatment of key intersections to re-focus on safe, and convenient movement of people walking.
- Vehicle entrances/exits Treatment of street level vehicle entrances and exits to clarify pedestrian priority, and reduce walking related stress.
- Pedestrian safety initiatives Including both infrastructure treatment to improve safety at pedestrian crash hot spots, and non-infrastructural community engagement and education.
- Pedestrian crossing improvement More crossing opportunities and reducing interruptions from vehicular traffic to make it safer and easier to cross roadways.
- Pedestrian signal priority Work with neighbouring councils and strongly advocate to Transport for NSW to improve pedestrian signal timing.
- Bus stops improvements Improve street crossings near popular bus zones and provide more footpath space near bus stops for both pedestrians and standing passengers.
- Footpath surface improvement Continue to monitor and implement improvements to footpath surfaces.
- Active travel to school Continue to engage with schools to better understand their needs and concerns and apply for external funding to accelerate the delivery of safe routes to schools.
- Continuous travel paths Support the implementation of the Waverley Disability Inclusion Action Plan (DIAP) by ensuring continuous travel paths for individuals with mobility limitations.

Among all improvement opportunities identified by this strategy, 14 have initially emerged as higher priority or larger scale. In large part, these build from existing strategic policy direction, are areas that continue to have considerable community attention, or are projects already underway. These improvement opportunities are considered to have higher community impact and commensurate walking and co-benefits. These are listed thematically in Table 1 below.

Table 1. Priority or larger-scale opportunities.

Dodoo	trian priority areas
Waverley Street Gould Street Hall Street	These opportunities are intended to encourage additional pedestrian movement and activity, provide attractive social spaces for people to walk, stay, and enjoy, and promote economic vitality in commercial centres.
Key inters	ection improvements
O'Brien Street & Wellington Street O'Brien Street & Barracluff Avenue O'Brien Street & Glenayr Avenue Blair Street & Wairoa Avenue Charing Cross Carrington Road & Darley Road	These opportunities are intended to facilitate pedestrian crossings at key intersections and ensure formal crossing points along pedestrian desire lines to minimise stress and risks for people of all ages and abilities.
Interse	ction normalisation
Corner of Waverley Street & Council Street Corner of Bondi Road and Denham Street	These opportunities are intended to reduce the complexity of intersections and temper higher-speed vehicle turning movements to improve pedestrian safety and experience, and to provide more footpath space.

Pedestrian-friendly enhancements		
Queen Elizabeth Dr at Bondi Pavilion	These opportunities are intended to transition the	
Campbell Parade & Queen Elizabeth Dr	locations to more people centric designs and enhance	
Roundabout	the walking experience by better managing vehicular traffic.	

The higher priority and large-scale improvement opportunities listed in Table 1 are not necessarily indicative of intended delivery timelines. For example, the 'pedestrian priority area' opportunities noted above are intended to cement strategic policy and provide a basis from which additional work builds, including projects such as the Bondi Junction Master Plan or the Hunter Local Area Transport Management (LATM) Study.

As well, the 14 opportunities in Table 1 do not preclude any of the other 162 identified improvements from emerging as higher priority over time. Through additional community input, state-level guidance changes, development or event impacts, or by sheer nature of urban transport complexities, there will be an ongoing need to review and adapt. For example, ongoing work to improve several intersections such as Murriverie Road and Mitchell Street, Ruthven Street and Oxford Street, and those in the Bondi LATM are not precluded or repositioned with the proposed walking strategy. Instead Walking Waverley is intended to take these forward and provide a foundation for identifying improvements into the future, while managing community expectations and making effective use of operational resources.

Walking Waverley also proposes to provide further policy direction on several key issues. This includes details on how to continue to improve inclusive and accessible walking infrastructure design, while not being overly prescriptive. There will continue to be a need to learn from the disability community and other stakeholders most impacted, and to provide context-sensitive design within complex urban environments. This is recognised by Walking Waverley in the 'continuous travel paths' focus area, which also proposes to reinstitute a kerb ramp program.

Working with others

We will work with partners and stakeholders to deliver improvement opportunities identified through this strategy and advocate to Transport for NSW on behalf of residents in areas we do not have direct control, such as traffic signal timings. Many of the identified opportunities will require further work, collaboration, and community input before they can be carried forward as defined projects.

Next steps

Community engagement approach

The exhibition of Walking Waverley will utilise multiple channels to engage the community and gather feedback. Methods of engagement include:

- Intentional use of the Walking Waverley logo on related materials.
- Have Your Say project page with dedicated feedback survey.
- Have Your Say automated email notifications.
- Social media posts, and a series of promotional video shorts.
- Emails to schools, community groups and walking organisations.
- Dedicated engagement and transport email addresses for direct communication.

Objectives of community engagement include:

• Gather feedback from diverse stakeholders across the LGA.

• Increase public awareness of what Council is doing to improve walking, including through a series of promotional video shorts developed on an ongoing basis.

- Public education on the benefits and importance of a good walking environment, improve public acceptance of council projects and policies.
- Gather community support for Walking Waverley and proposed improvement opportunities.

The exhibition of the strategy for public consultation fulfills Council's obligations under the *Local Government Act* 1993 (Chapter 13) regarding engagement with the local community when developing its plans, policies and programs.

Proposed timeline

Subject to approval by Council, public exhibition of Walking Waverley is scheduled for early June 2025. After the period of public exhibition, officers will review and incorporate community feedback. It is anticipated that feedback will be supportive, such that finalisation and official publication of Walking Waverley is expected by August 2025. In the event that key thematic concerns are identified, officers would report back to Council to outline potential material amendments for additional review and endorsement.

5. Financial Impact

Development

The development of Walking Waverley was fully grant funded through Transport for NSW'S Get NSW Active program. The proposed exhibition and community consultation to refine Walking Waverley does not have a financial impact.

Delivery

The full delivery of Walking Waverley—including all aspirational items—is estimated to require an overall investment of \$71 million (2025 dollars). There is no timeline associated with the full delivery of the strategy. In effort to meet Council's Environmental Action Plan (EAP) climate action targets and the mode share target proposed within Walking Waverley, Council will need to strive for timely ongoing execution.

The draft Long Term Financial Plan (LTFP) has earmarked approximately \$2 million towards the implementation of Walking Waverley over the next 11 years. This funding will cover a portion of the initiatives considered 'high-priority/critical fixes' in the strategy. Grant funding will also be sought to deliver Walking Waverley, and, as such, a significant \$70 million allocation has been included in the unfunded LTFP as a key outcome to deliver when funding becomes available. The LTFP also identifies additional roadway and footpath related capital items.

Through project optimisation and close coordination, it is anticipated that some of these budget items will also contribute toward the implementation of Walking Waverley. Further budget adjustments through Council's annual Operational Plan may be required. As well, Walking Waverley seeks to advance existing streetscape upgrade intentions, such that it aligns with and guides ongoing Commercial Centres & Streetscape Upgrades budgets and other potential line items.

6. Risks/Issues

Without additional funding, delivery of Walking Waverley Council's EAP targets in its entirety would be challenging.

Council officers will continue to seek state and federal funding to deliver walking related improvements identified through Walking Waverley; however, strategy and thereby project delivery would benefit from a stable funding source for several reasons, namely:

- More control over prioritising projects based on local needs rather than the specific requirements of grant programs. This also means a focus on long-term, sustainable development rather than short-term, grant-dependent initiatives.
- Less project delays and uncertainties while waiting for grant application outcomes.
- More flexibility in project timeline, opportunities to negotiate better contracts, and greater flexibility in combining with other projects.

7. Attachments

1. Draft Walking Waverley - The Waverley Walking Strategy 2025 - 2035 (under separate cover) ⇒

WAVERLEY

REPORT CM/7.11/25.05

Subject: Waverley Park - Pick-Up and Drop-Off Zones (PUDO)

TRIM No: A20/0336

Manager: Nikolaos Zervos, Executive Manager, Infrastructure Services

Director: Sharon Cassidy, Director, Assets and Operations

RECOMMENDATION:

That Council:

1. Approves the following changes, as set out in the report, to better support the parking and drop-off/pick-up needs of visitors to Waverley Park:

- (a) Extend the Birrell Street pick-up/drop-off (PUDO) zone eastwards towards Park Parade, removing two unrestricted parking spaces.
- (b) Remove the 'Council Authorised Vehicle Only' limitations in Waverley Park car park and install disabled, P10 minute short stay, 2P (weekend-inclusive) and 4P electric vehicle parking spaces.
- (c) Relocate the disabled parking space in the Council Chambers driveway to the rear car park and install a 1P parking space.
- 2. Authorises the Executive Manager, Infrastructure Services, to modify the designs should on-site circumstances warrant changes.

1. Executive Summary

At its meeting on 18 February 2025, Council resolved to investigate additional pick-up/drop-off (PUDO) options to facilitate vehicle pick-up and drop-off activities in Birrell Street close to Waverley Park, within the car park off Paul Street and the Council Chambers driveway off Bondi Road.

Based on the resolution, and parking objectives and actions contained within the Waverley Park Plan of Management to support the demand for car parking and drop-off/pick-up needs of visitors to Waverley Park and ensure equity of use through car parking turn over, Council officers propose improvements to three key areas:

- The extension of PUDO parking on Birrell Street.
- Improving the parking regulations and timing within the Waverley Park car park behind the former Council Chambers building.
- Signage changes within the Council Chambers driveway.

The improvements will result in the following new vehicular parking space regulations, converted from existing parking:

• Two new PUDO spaces on Birrell Street and reduction of two unrestricted parking spaces meeting the high demand for pick up / drop off areas particularly during peak sporting times.

- Three new disabled parking spaces, relocating one from the front of Chambers and converting Council Authorised Vehicle only space. The proposed location provides a direct link onto the accessible shared path supporting the access needs of disabled visitors to the park, Margret Whitlam Centre and new inclusive playground.
- Two new 4P electric vehicle (EV) spaces, converting Council Authorised Vehicle only spaces to support electrical vehicle charging needs.
- Three new 2P spaces converting Council Authorised Vehicle only spaces.
- One additional 10-minute space by converting one 2P space to increase the number of short stay space to two. Short-stay spaces enable additional drop-off/pick-up and delivery bays at the park.
- One new 1P space at the front of Chambers extending parking opportunities for park visitors.
- Extending timed parking limitations to Waverley Park car park to include weekends to encourage car parking turn over during peak sporting times.

The changes are supported by objectives and actions outlined in the consulted and adopted Waverley Park Plan of Management, including:

Action B1.1 Universal and internal park Access:

- vii. Provide an accessible car space in the car park behind Waverley Council Chambers.
- viii. Provide accessible pathway from Council Chamber car park to MWRC
- ix. Review functionality of Council chamber car park with a view to provide accessible car park and pathway, in accordance with the actions from the Inclusive Playspace Study, with the path to go from Council Chamber car park to MWRC and upgraded inclusive playspace.
- x. Provide Pick Up, Drop Off (PUDO) ramp on Bondi Rd and Birrell S

These improvements are intended to better support Waverley Park and other users. They can be implemented cost effectively via the installation or modification of existing signage and minor line marking works.

2. Introduction/Background

Waverley Park is a central recreational hub for the Waverley community, and the limitations of the time-restricted pick-up and drop-off point (PUDO) in Birrell Street present accessibility and safety challenges for park users.

Major issues discussed in Councils Waverley Park Plan of Management (November 2023) highlighted that car parking remains one of the major issues, and that there is strong demand for an increase in PUDO spaces on Birrell Street. It also highlighted that the park has limited access for those with a disability, with nearby mobility parking spaces in both Goldie Avenue and the front driveway of Council Chambers not providing continuous access to facilities.

Upon Council approval, these projects can be implemented under the Temporary Delegation for Traffic Management and Pedestrian Works from Transport for NSW (TfNSW). They do not require Traffic Committee input.

3. Relevant Council Resolutions

Meeting and date	Item No.	Resolution	
Council	CM/8.7/25.02	That Council:	
18 February 2025		Notes that Waverley Park is a central recreational hub for the Waverley community, and the limitations of the time-restricted pick-up and drop-off point (PUDO) in Birrell Street present accessibility and safety challenges for park users	
		2. Investigates additional PUDO options to facilitate vehicle pick-up and drop-off activities in Birrell Street close to Waverley Park, within the car park off Paul Street and the Council Chambers driveway off Bondi Road, with a report to be prepared to Council no later than April 2025 outlining the findings of the investigation and making recommendations to improve accessibility.	
		3. Informs the following stakeholders of this motion:	
		(a) Local sporting organisations.	
		(b) The Access and Inclusion Advisory Panel.	
		(c) Waverley College.	
		(d) All Precincts.	
		(e) Local public schools.	
Strategic Planning and	PD/5.5/23.11	That Council:	
Development Committee 7 November 2023		Notes the feedback on the draft Waverley Park Plan of Management received during public exhibition, as set out in the report, and that no substantial changes have been required to the draft Plan of Management as a result of the consultation.	
		2. Adopts the Waverley Park Plan of Management attached to the report (Attachment 1) in accordance with section 40 of the <i>Local Government Act 1993</i> and section 3.23(6) of the <i>Crown Lands Management Act 2016</i> .	

4. Discussion

The investigation summary is as follows:

Birrell Street close to Waverley Park



Figure 1. Aerial view of existing and proposed parking arrangements.

Waverley Park has a central pedestrian entrance on the Birrell Street frontage. Just east of the existing bus stop there is currently 20m of 'No Parking, 3.30 pm-6.30 pm Mon-Fri, 8.30 am-5 pm Sat Sun.' This 'No Parking' allows vehicles to stop in the area for a maximum of 2 minutes, and the driver must stay within 3 metres of the car. Effectively allowing the area to become a pick-up/drop-off zone for users of the park. The existing 20 m length is just short of being suitable for 4 vehicles.

To better serve Waverley Park during peak usage times it is proposed that the length of this timed 'No Parking' be extended to 33 m. This would result in the area catering for 6 parking spaces, each having a length of 5.5m. The remaining section of parking on Birrell Street remains unrestricted.

This aims to help alleviate one of the major issues contained within the Waverley Park Plan of Management.

The additional PUDO spaces will assist parents dropping children at sporting events during weekend sport, whilst avoiding unnecessary delays due to vehicles using the bus zone for PUDO movements.

Waverley Park car park at rear of Council Chambers building

Previously, the parking at the rear of the Council Chambers was a mixture of restricted parking types. On-site parking (20 spaces) is available in the car park. Half of the Council car park is designated Council Authorised Vehicle (CAV) parking for Council use and the other half is timed parking for park users. The whole car park, except for the reserved CAV spaces for the Mayor and General Manager, is available to park users after hours and on weekends. On Council meeting nights, they were available after 8.00 pm. There is a consistent accessible grade between the Margaret Whitlam Recreation Centre (MWRC) and new inclusive play space and the car park however no mobility park is provided in this car park.

Due to the relocation of Council staff to other workspaces, some of the dedicated spaces are no longer required and can be converted to better serve the uses of Waverley Park.

Officers note that the 2 x EV chargers have been previously installed as part of a past project and can be reused without any modifications as part of this proposal.

By modifying the existing parking spaces, it is proposed to redesign this to cater for the following:

Table 1. Existing and proposed parking.

Parking Type	Existing	Proposed
CAV (24hr)	2	0
CAV (timed	8	0
coverts to 2P)		
Disabled	0	3 + 2 circulation bays =
		total 5
Timed 10min	1	2
Timed 2P	9	11
Unrestricted	0	0
EV	0	2

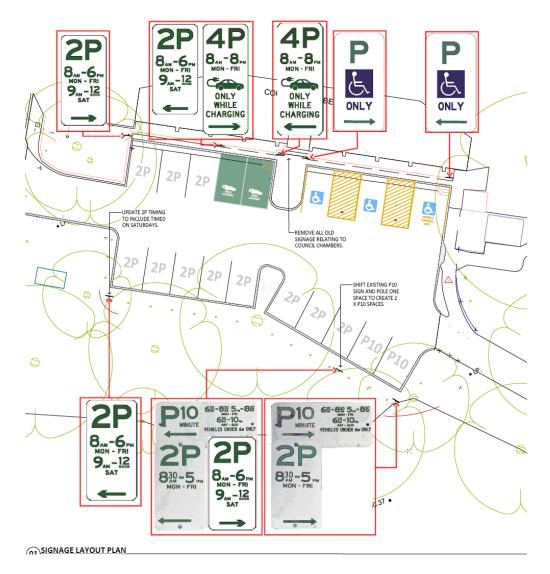


Figure 2. Proposed parking signage plan

It is considered that the conversion of 3 x disabled, 1 x10-minute, 2 x 2P and 2 x 4P EV will better serve a variety of users at Waverley Park. The disabled parking in particular will enable disability service providers and schools, such as Wairoa School, to undertake excursions to the park knowing there are accessible parking spaces to support their access needs.

Council Chambers driveway

Currently there are 6 timed hour parking spaces and one mobility car park space in front of the Council Chambers building. However, the existing disabled space is not accessible for to users of the MWRC and park users as there is no continuous accessible pathway link from the car park into the park and to MWRC. Parking was primarily used for short-term guests visiting Council Chambers.

As a result of the proposal to provide the 3 disabled parking spaces at the rear of the building, it is recommended that the disabled space at the front of the building be removed and the area converted to match the existing timed parking restrictions of the other 6 spaces.

Council officers recommend the 1-hour parking restriction remain in the area to increase the turnover for users of the park.

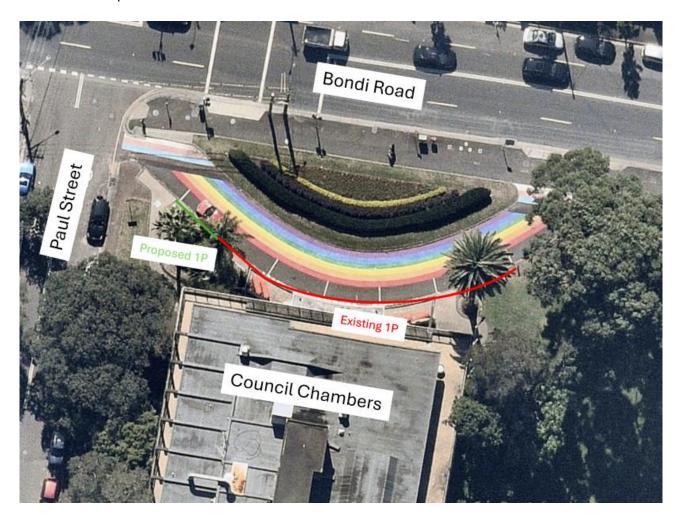


Figure 3. Council Chambers driveway – Proposed parking.

5. Financial Impact

Council will fund the line marking, installation of new signs and modification of existing signs from existing budgets in the next financial year (2025-26). The 2 x EV spaces have been installed already as part of a previous Council project.

The costs associated with the electric vehicle charger installations, maintenance, signage and line marking will be covered by Council and subsidised through the NSW Kerbside Charging Grant.

6. Risks/Issues

Council officers have worked closely to ensure that that all outcomes are in alignment with the Waverley Park Plan of Management. Limited additional community engagement has taken place prior to the consideration of these proposed changes, as Council are relying on previous extensive community consultation and key community and sporting organisation feedback from the drafting of the Plan of Management and actioning a number of Council-adopted actions and priorities. Given the understood need, and support via past consultation, this is not considered to be a significant risk.

7. Attachments

Nil.

WAVERLEY

REPORT CM/7.12/25.05

Subject: Bondi Pavilion - Internal Space Optimisation

TRIM No: A15/0272

Manager: Andrew Best, Executive Manager, Property and Facilities

Director: Sharon Cassidy, Director, Assets and Operations

RECOMMENDATION:

That Council:

1. Replaces the Bondi Story Room at Bondi Pavilion with a community gallery space

- 2. Constructs a new Customer Service and Venue Office adjacent to the High Tide Room at Bondi Pavilion, including the installation of interactive screens that allow the public to continue to access the Bondi Story Room exhibit.
- 3. In respect of the existing Welcome Centre and Venue Office:
 - (a) Publicly notifies and exhibits for 28 days the proposal to grant a lease of the space up to a maximum of ten years for the provision of beach related refreshments, in accordance with section 47 of the *Local Government Act 1993*.
 - (b) Officers prepare a report to Council following the exhibition period.
 - (c) Lodges a development application to change the use of the space to enable the commercial provision of beach related refreshments.
- 4. Notes that Council officers will notify Friends of Bondi Pavilion and local Precinct Committees of replacing the Bondi Story Room with a community gallery space.

1. Executive Summary

The upgraded Bondi Pavilion reopened to the public in September 2022. The building accommodates a range of community and cultural spaces as well as commercial tenancies for the provision of food and beverage services as well as a clothing operator selling beach apparel and merchandise.

At its February meeting, Council approved investigating the feasibility of embedding the Bondi Story Room exhibit into other parts of the Pavilion and repurposing the existing room for an alternative community use, and the feasibility of replacing the Welcome Centre with a commercial tenancy and relocating it elsewhere in the building.

Options for future use of the existing Bondi Story Room and Welcome Centre Spaces at the Bondi Pavilion were presented to the Strategic Property Review Committee (SPRC) for consideration on 1 May 2025. At the meeting the SPRC recommended proceeding with the change of use of the Bondi Story Room Space to a community gallery and proceeding to relocate the Welcome Centre to a new office to be created in the existing High Tide storeroom and leasing out the existing Welcome Centre

and Venue Office spaces to a commercial tenant to provide beach related refreshments. This report seeks Council endorsement of the SPRC recommendations.

2. Introduction/Background

The Bondi Story Room and Welcome Centre/Venue Office spaces at the Bondi Pavilion opened to the public in September 2022 following the completion of the major building refurbishment project.

The Story Room is an interactive digital exhibition telling the story of notable people, places and events of Bondi's past and is located off the Mirrar Atrium in the main Pavilion building.

The exhibition has experienced ongoing technical difficulties since opening leading to the room being closed for lengthy periods. Officers have worked closely with the installers to try and address the issues but to no avail and it has been agreed that the technical issues may be insurmountable due to environmental factors in this location.

The Welcome Centre and/Venue Box Office Spaces are located on the beach side of the building off the main foyer. The Welcome Centre provides the same range of services as the main Customer Service Centre in Spring Street, Bondi Junction, and is staffed seven days a week. This includes processing parking permit applications, payment of rates and other invoices and lodging feedback and requests for service. The centre also provides information on the Pavilion facilities and tourist information about the local Bondi and greater Sydney area.

While the centre hasn't experienced the demand of walk-in customers that was anticipated the Customer Experience Officers complete a large share of the online administrative tasks that Council receives from customers, including online parking permit applications and Snap Send Solve reports.





Figures 1 and 2. Welcome Centre and Venue Office.

3. Relevant Council Resolutions

Meeting and date	Item No.	Resolution
Council 18 March 2025	CM/6.4/25.03	That Council:
		Notes that the Welcome Centre (Customer Service) at Bondi Pavilion has not had strong utilisation since its inception due to the significant move to online services for customers.
		2. Notes that the Bondi Story Room technology is not fit for purpose, resulting in ongoing technical issues, extended room closures and an annual maintenance cost of approximately \$50,000 on top of unknown repair costs.
		Investigates the feasibility of replacing the Welcome Centre with a commercial tenancy and relocating the Welcome Centre elsewhere in the building.
		4. Investigates the feasibility of replacing the Bondi Story Room with an alternative community space, including the embedding of the existing display into other parts of the Pavilion.
		5. Officers prepare a report to Council in May 2025 on the outcomes of the investigation and recommendations for next steps, including financial implications and a community consultation process.

4. Discussion

Bondi Story Room reuse

The stories featured in the Bondi Story Room exhibition are publicly accessible on the Bondi Story Room webpage. Should Council decide to remove the interactive display from the Story Room aspects of the exhibition could be relocated to the Story Room corridors off the atrium which currently feature historic photographs or alternatively a digital screen could be incorporated into the Welcome Centre/Venue Office to allow visitors to continue to access the exhibit within the Pavilion building.

The Arts and Culture team receive a very high number of applications from community visual arts requesting access to exhibition space for the purpose of selling artwork or to compliment large scale festivals. Providing a specific community gallery for short turn around exhibitions with an option for sales would complement the non-commercial regional gallery model of the Bondi Pavilion Art Gallery.

Should council approve the adaptation of the Story Room space to a community gallery it would be proposed to install a partition wall as highlighted in the proposed layout below, this would create an ancillary storage space and increase the available wall hanging space for artworks.





Figures 3 and 4. Existing Bondi Story Room floor plan and proposed Community Gallery floor plan.

It is estimated that the cost of the installation of a partition wall, a new hanging system, modification of lighting, plus the updating of room signage would cost circa \$23,000.

The gallery would be programmed through an annual submissions process from community artists where a small hire fee is charged, and the artists invigilate the space themselves. It is estimated that through this model of operation the gallery could generate around \$20,000 per annum in fees.

The proposal to install a community gallery in the existing Bondi Story Room space was considered by the Strategic Property Review Committee at its meeting on 1 May 2025 and was supported.

On receipt of Council endorsement officers will inform the Friends of the Bondi Pavilion and local Precinct committees of the intention to replace the Bondi Story Room with a community gallery space.

Welcome Centre/Venue Office reconfiguration

The current Welcome Centre/Venue Office floor plan is provided below, with the Welcome Centre being 75 m2, the Venue Office 77m2 and a combined area of 152 m2.

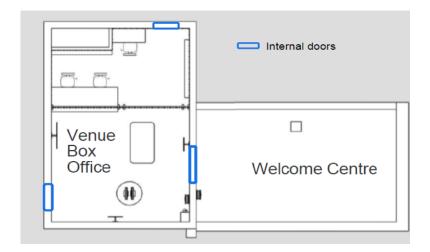


Figure 5. Existing Welcome Centre and Venue Office floor plan.

Options for the reconfiguration of the spaces have been developed and considered by the Strategic Property Review Committee on 1 May 2025. The options considered maintaining a smaller Customer Service/Venue Office footprint at the existing location combined with a commercial tenancy or relocating the Customer Service/Venue Office and utilising the full beachfront location for a Commercial Tenancy.

The committee supported the option involving strip out of both the existing Welcome Centre and the Venue Office, for commercial use, with the space to accommodate either one large tenancy or two smaller tenancies. With an alternative customer service/venue office to be constructed in the existing High Tide Room storeroom.

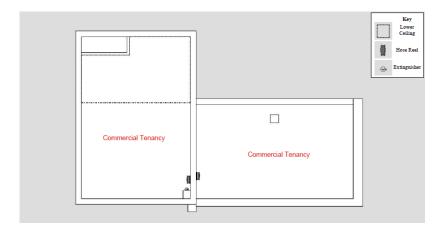


Figure 6. Commercial tenancy floor plans.

It is estimated that the cost of installing a new customer service office in the High Tide storeroom will be approximately \$300,000 with the cost of the strip out of the existing Welcome Centre and Venue Office spaces being approximately \$240,000.

It is estimated that the commercial rental value of the existing spaces would be circa \$1,800 m2, which would provide up to \$273,000 in annual revenue over the 152 m2. However, the market rent will be determined through a future procurement process.

This option while requiring fit out of the High Tide Room storeroom is expected to be an attractive proposition given the layout of the space and its location on the beach side of the building and has the potential to generate significant recurrent revenue for Council.

Process to appointing a Commercial tenant

It is recommended that Council approve officers undertaking a section 47 public exhibition process of the intent to offer a lease over the existing Welcome Centre and Venue Office spaces, in accordance with the *Local Government Act*.

A procurement process will be commenced to appoint a tenant to provide an offering that does not directly compete with existing Pavilion tenants and provides a definitive point of difference. It is considered that beach related refreshments such as sale of ice cream, gelato, fruit teas and frozen yogurt etc would be suitable offerings.

The tenant would be required to enter their own development application (DA) for fit out. Noting that the heritage status of the building will require an integrated DA. Options would be investigated to expedite the DA process to allow for trading to commence as soon as practicable after tender award.

5. Financial Impact

The estimated costs and associated revenue estimates for the proposed reconfiguration and reuse of spaces are provided above.

6. Risks/Issues

There is a risk associated with the perceived over commercialisation of the Pavilion building however the proposed changes do not represent a loss of community space. The existing Bondi Story room is being repurposed for an alternative community use and Welcome centre is being relocated to a smaller space elsewhere in the building which is currently used for storage.

The Bondi Pavilion is listed on the Local, State and National heritage register. Its heritage status means that several approvals are required prior to commencing work to reconfigure the spaces. A new DA will also be required for a change of use of the Welcome Centre. It is likely that this will take from four to six months due the Heritage NSW assessment period.

The proposed modifications to the Welcome Centre will cause moderate disruption to the building users during construction. It is likely that the public amenities located directly behind the Welcome Centre will need to be temporarily closed to allow for service modifications to provide a tenancy shell for handover to the future tenant.

Updated statutory and directional signage will be required across the precinct to address the new room layouts and locations. The methodology and cost of implementing these changes is unknown.

7. Attachments

Nil.

REPORT CM/7.13/25.05

Subject: Bondi Beach Surf School - Licence - Post-Exhibition

TRIM No: A25/0283

Manager: Andrew Best, Executive Manager, Property and Facilities

Director: Sharon Cassidy, Director, Assets and Operations



RECOMMENDATION:

That Council:

1. Treats the attachment to the report as confidential in accordance with section 11(3) of the *Local Government Act* 1993, as it relates to a matter specified in section 10A(2)(d)(i) of the Local Government Act 1993. The attachment contains commercial information of a confidential nature that would, if disclosed, prejudice the commercial position of the person who supplied it.

- 2. Approves in principle the granting of a licence of up to five years for the operation of a surf school at Bondi Beach.
- 3. Notes that a tender process will be undertaken to seek a licensee, with a report to be prepared to Council to grant a licence to the preferred tenderer.

1. Executive Summary

Council has permitted a learn to surf school to operate under licence at Bondi Beach since approximately 2002. The current licence was awarded to the incumbent operator Lets Go Surfing Pty Ltd for a five-year term with a five-year option.

At the 18 February 2025 Council meeting, Council approved undertaking a public exhibition process under section 47A of the *Local Government Act 1993*, advertising Council's intention to grant a licence for up to five years.

The section 47A public exhibition process concluded on 28 April 2025 with 13 submissions being received through the exhibition period. A summary of the responses is provided in this report, with the full submissions provided as Attachment 1.

2. Introduction/Background

Council has permitted a learn to surf school to operate under licence at Bondi Beach since approximately 2002. The current licence awarded to the incumbent operator Lets Go Surfing Pty Ltd commenced in 2015 for a term of five years with a five-year option.

It is a legislative requirement under section 47A of the *Local Government* Act that Council must exhibit its intention to grant a lease or licence of community land for up to five years. The notice must include details of the land to which the lease or licence will apply, the purpose to which the land will be used and the term of the lease or licence.

At the 18 February 2025 Council meeting, Council endorsed officers undertaking a public exhibition of Council's intention to grant a licence to a surf school operator for a term of up to a maximum of five years.

3. Relevant Council Resolutions

Meeting and date	Item No.	Resolution
Council	CM/11.3/25.02	That Council:
18 February 2025		1. Treats the report as confidential in accordance with section 11(3) of the Local Government Act 1993, as it relates to a matter specified in section 10A(2)(c) of the Local Government Act 1993. The report contains information that would, if disclosed, confer a commercial advantage on a person with whom Council is conducting (or proposes to conduct) business.
		2. In accordance with section 47A of the <i>Local Government Act 1993</i> , publicly notifies and exhibits for 28 days the proposal to grant a licence of up to five years for the operation of a surf school at Bondi Beach.
		Officers prepare a report to Council following the exhibition period.
Council 10 December 2013	1312.12.12	That Council resolve to proceed to tender for a single Surfing School Operator licence at Bondi Beach for a term of five years plus a five-year option.
Council	0607.12.4	That Council:
18 July 2006		Receive and note the information contained in this report.
		Endorse the continued licensing of a surf school at Bondi Beach and seek Expressions of Interest for such a licence.
		3. Endorse the period of the licence as 3 years with a 3-year option.
		4. Limit the number of participants in this activity in the surf at any one time to two classes with a maximum number of 10 participants in each class.
Community,	C-0607.4	That Council:
Housing, Environmental Services and Public Works		Receive and note the information contained in this report.
Committee 4 July 2006		Endorse the continued licencing of a surf school at Bondi Beach and seek expressions of interest for

		such a licence.
	3.	Seek a further report on the length of the licence and the possible capping of participant numbers.

4. Discussion

Council provides a licence for the operation of a surf school at Bondi Beach to allow locals and visitors to learn to surf or improve their existing skills under the supervision of experienced teachers from a professional business operator with the necessary accreditations and insurances.

Providing the service under a licence allows Council to monitor the service to ensure that it is delivered as safely as possible and that the operations do not unduly negatively impact other users of the beach or the ocean. Offering a licence also helps limit rogue operators that may seek to provide lessons without the required expertise or insurances.

The existing licence limits the number of students to ten per class with a minimum of two classes permitted to operate on the beach at any one time when conditions permit.

The current operator is also provided with access to two small storage spaces located under the promenade at North Bondi, where surfboards and wetsuits are stored, under a separate licence.

Council received 13 submissions through the public exhibition period. The full submissions are provided as Attachment 1 to this report.

Eight submissions were supportive of Council offering a licence, with three of these being from persons directly linked to the incumbent surf school operation. The majority of the supportive submissions also made the case for the incumbent operator to be offered a new licence with the rationale being their high degree of professionalism, long standing connection to the local community and a demonstrated commitment to surf safety.

Of the eight supportive submissions, one made the case for Council to award a second licence to ensure a degree of competition. In response to this point, officers feel that offering two licences would provide the potential for conflict between operators as due to environmental conditions there are often limited areas within the bay that surf lessons can be carried out.

Two of the submissions received were against Council awarding a licence because they felt this would reduce public recreation space and they did not have sufficient information in relation to the potential installation of structures on the beach. Officers note that the tender documentation will make it clear that no permanent structures will be permitted to be installed under the licence. Temporary pop-up tents providing sun protection will be permitted.

Three submissions stated they felt they were unable to determine support or otherwise as they required additional to inform a decision. The questions raised were in relation to the operating hours, the location on the beach where lessons were to be held, whether there were any structures to be installed and how many lessons would be held on the beach at one time.

5. Financial Impact

There are no financial impacts from Council considering the responses to the section 47A public notice process of the intent to offer a licence to a surf school operator at Bondi Beach.

The rent received from the surf school operator will be determined through the tender process.

6. Risks/Issues

Bondi Beach is an iconic location with high visitation by locals and tourists particularly through the summer period. Many of these visitors wish to swim and surf at Bondi which on busy days results in high numbers of people in the water. There are inherent risks associated with people's enjoyment of the ocean be it for paddling, swimming, body boarding or surfing. These risks would be increased should Council not control surf school operations through the provision of a licence to a suitably qualified and experienced operator and customers be enticed to enrol through individuals or businesses that may not have the experience or expertise.

The licence requires that the operator employs experienced teachers and staff with demonstrated water safety skills, first aid and resuscitation knowledge. The operator must also maintain the agreed student to staff ratio numbers under the licence agreement.

7. Attachments

1. Submissions (confidential)

WAVERLEY

REPORT CM/7.14/25.05

Subject: South Bronte Amenities and Community Centre

Project - Early Works

TRIM No: SF20/2663

Manager: Rodhan Haughton, Acting Executive Manager, Major Projects

Director: Sharon Cassidy, Director, Assets and Operations



That Council:

1. Undertakes approved early works on the South Bronte Amenities and Community Centre Project to avoid the development application (DA-138/2020) lapsing.

- 2. Allocates \$90,000 from the 2024-25 and 2025-26 Strategic Asset Management Plan (SAMP) Building Renewal Program to cover the cost of the early works.
- Due to the amount of the construction underway and planned at Bronte Beach, continues to defer the construction of the main works on the South Bronte Amenities and Community Centre Project until completion of the Bronte Surf Club and Community Facilities Building Upgrade Project.

1. Executive Summary

The purpose of this report is to seek Council approval to undertake early works to physically commence the approved development application (DA-138/2020) for the construction of a replacement public amenities building and community rooms adjacent to Bronte Pool at the southern end of Bronte Beach and Park.

2. Introduction/Background

The existing South Bronte Amenities and Community Centre building located within Bronte Park is at the end of its commercial life and in poor condition.

A project commenced in 2018 to design a new amenity building. As part of the process three stages of community consultation were undertaken pre and during design development. The first stage was predesign consultation involving meetings with the Bronte Beach Community Centre Group (five swim clubs), vox populi informal intercept survey and an online survey to inform the design principles for the refurbishment.

Based on this initial round of community consultation, the architects, Panov-Scott, developed three floorplan options for the amenities building. The three floorplan options were the subject of a second round of consultation in November and December 2018.

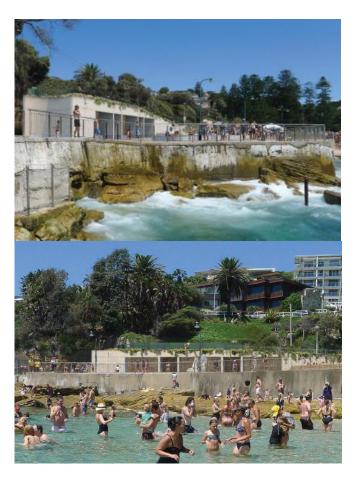
An amended design incorporating feedback was supported by the swim clubs and approved by Council in November 2019 for public exhibition as part of the DA process. A DA for the approved

design was subsequently submitted and the DA was approved on 26 August 2020. Detailed design has been completed and tender documentation prepared but not issued.

The approved design provides:

- Accessible toilet and shower with baby change.
- · Ambulant toilet and shower.
- Level access into building (amenities and club rooms).
- Accessible viewing area on top of building.
- Improved sustainability outcomes through continued recycled stormwater use for toilet flushing, native plant species on rooftop garden, natural light and ventilation.
- Improve coastal risk inundation management through the design of seating and façade elements to protect the building entries.

The images below show the new building from concept designs. See Attachment 1 for the plans.



Figures 1 and 2. Concept designs.

At the November 2019 Council meeting, Council resolved that due to the amount of construction underway and planned at Bronte, commencement of construction of the South Bronte Amenities be deferred until completion of the Bronte Surf Life Saving Club and Community Facilities upgrade. The Bronte SLSC and Community Facilities upgrade is scheduled to be completed in 2027.

The DA consent remains valid for five years and will therefore lapse on 26 August 2025.

3. Relevant Council Resolutions

Meeting and date	Item No.	Resolution
Council	CM/7.16/19.11	That Council:
19 November 2019		Receives and notes the summary of community feedback attached to this report (Attachment 1).
		2. Endorses the concept design for the South Bronte Community Centre and Amenities project attached to this report (Attachment 2).
		Proceeds to detailed design and lodges a development application.
		4. Due to the amount of the construction underway and planned at Bronte, defers construction of the South Bronte Community Centre and Amenities project until completion of the Bronte Surf Club and Community Facilities project.
		5. Undertakes a refresh of the South Bronte Amenities including new fixtures, fittings, tiling and painting in winter 2020.

4. Discussion

The principal certifying authority (PCA) has advised that to achieve physical commencement of the DA in accordance with the *Environmental Planning and Assessment Regulation 2021*, demolition and construction works would need to be undertaken; the works would need to be uniquely affiliated to the approved scope; and the works would need to be permanent. The PCA has advised that site investigations, equipment replacement and utility works do not achieve physical commencement under the current regulation. Based on this advice, two options are outlined below:

Option 1 - Physical Commencement via early works connecting stairway and pathway works

Council has until 26 August 2025 to physically commence a component of DA approved works under the *Environmental Planning and Assessment Regulation 2021*. To enable the amenities building to remain usable during works on the Bronte SLSC and Community Facilities, a component of works which may be considered is the demolition and construction of the new external steps and handrails (aligned to the replacement building) to the western side of the South Bronte Amenities (highlighted below).

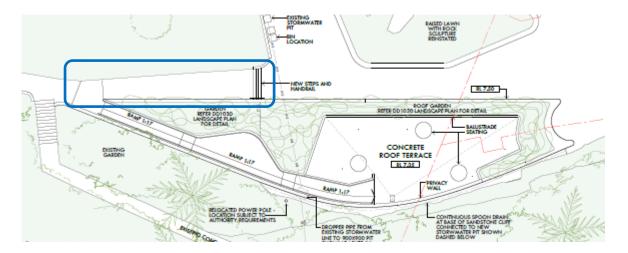


Figure 3. Plan of new amenity building and proposed area of physical commencement.

The process requires: appointment of a private certifier and builder; submission of an initial construction certificate (CC) application (this would be for these works only with a second CC for the main building works at a later date); lodgement of a notice of intention to commence works; and the private certifier to inspect and document physical commencement works. The works would need to be substantially commenced prior to the 26 August 2025.

The amount of parkland available for community use during construction would be maximised (and site compounds minimised) if the successful contractor for Bronte SLSC and Community Facilities upgrade were to also deliver this initial CC works at South Bronte Amenities.

A Council resolution would be required to proceed with physical commencement works and allocate budget.

Option 1 is estimated to require \$90,000 in budget to cover for the footpath and steps: preparation of separate design documentation package; construction by contractor, and PCA costs.

Option 2 - DA expiry and re-submission

A DA lapses after five years unless physical commencement of works has occurred. The approval is no longer valid, and the development cannot proceed without a new DA and consent. Given the existing building is at the end of the building life, a replacement building is required. If the DA lapsed, a new DA would be required which requires starting the approval process anew, which can be time and resource consuming. Consideration would need to be given to: payment of an additional set of DA costs and staff costs; escalation of building costs; community consultation; potential changes to planning regulations or policies since the original DA approval. A Council resolution would also be required approving the submission of a new DA.

Option 2 is estimated to require \$45,000 in budget to cover updated DA and re-submission, including: preparation of updated DA documentation to meet current codes and standards (no design changes), and a second set of DA fees. This is on the assumption that the DA package is essentially a replica of the currently approved DA design; i.e. no design changes are made. Head contractor construction and PCA costs would not be incurred until construction commences.

Due to the high level of community consultation and support for the current design and to reduce costs, Option 1 (physical commencement) is recommended.

5. Financial Impact

There is currently \$7.5m allocated to the construction of the new building in the Long Term Financial Plan across years 2034-35 and 2035-36. Budget would be required to be allocated to the C0955 Bronte Park Community Centre and Amenities as part of the Strategic Asset Management Plan (SAMP) Building Renewal program in 2024-25 and 2025-26 to enable Option 1 (physical commencement) to progress. Further funds would need to be brought forward to 2027-28 in the development of LTFP 7.2 should Council decide to proceed with construction following the completion of the Bronte SLSC and Community Facilities project.

6. Risks/Issues

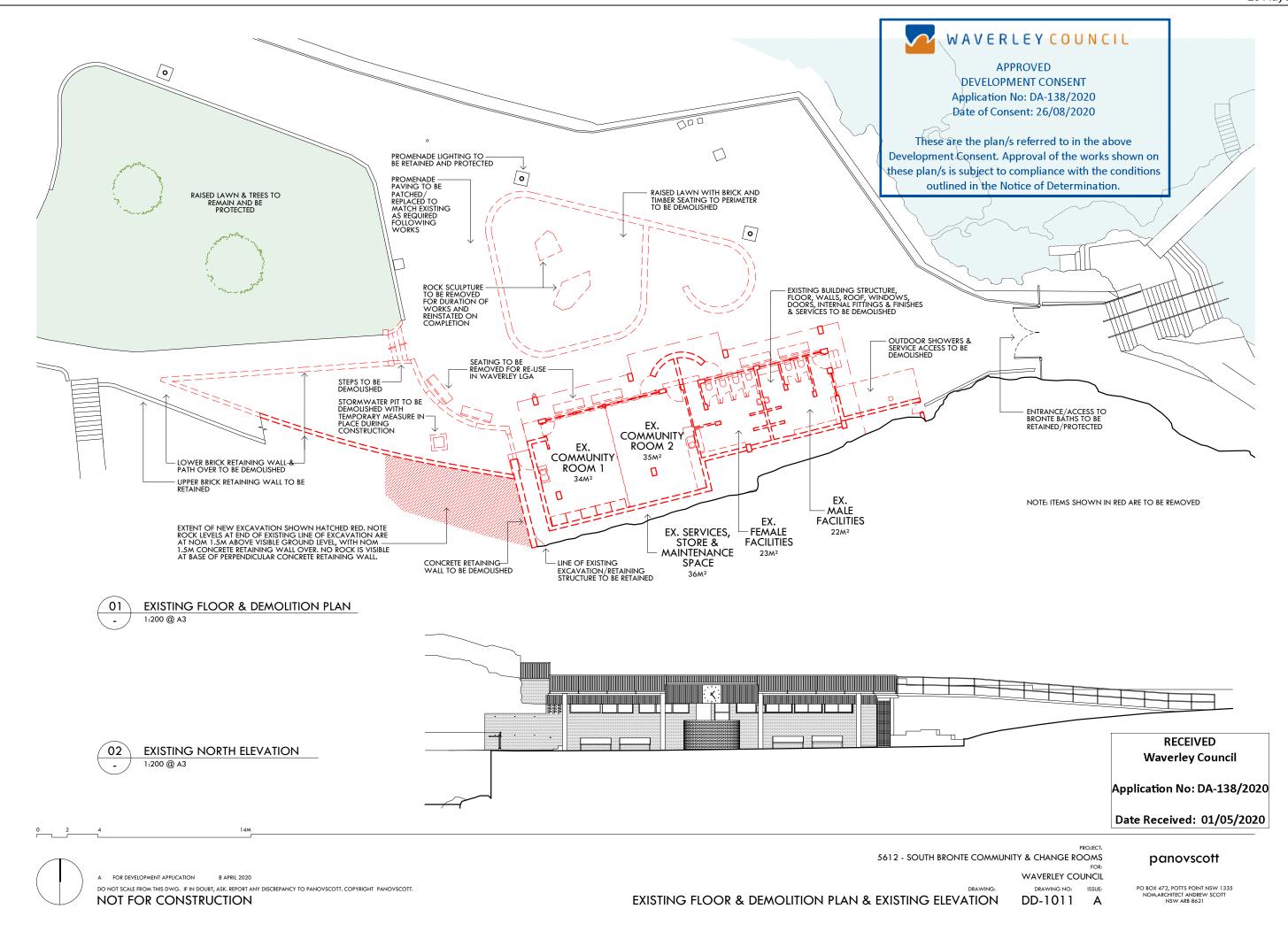
Proceeding with physical commencement of the pathway and steps works will involve minimal disruption to the park users. This would be managed via temporary pedestrian diversions and traffic management by the contractor. As mentioned above, the amount of site compound could be minimised if the successful contractor for Bronte SLSC and Community Facilities upgrade were to also deliver this initial CC works at South Bronte Amenities.

The additional costs incurred to deliver the existing scope of works split over two CCs is minimal compared to the additional costs associated with re-submission of a DA and the escalation of building costs associated with undertaking all works following completion of the Bronte SLSC and Community Facilities Upgrade.

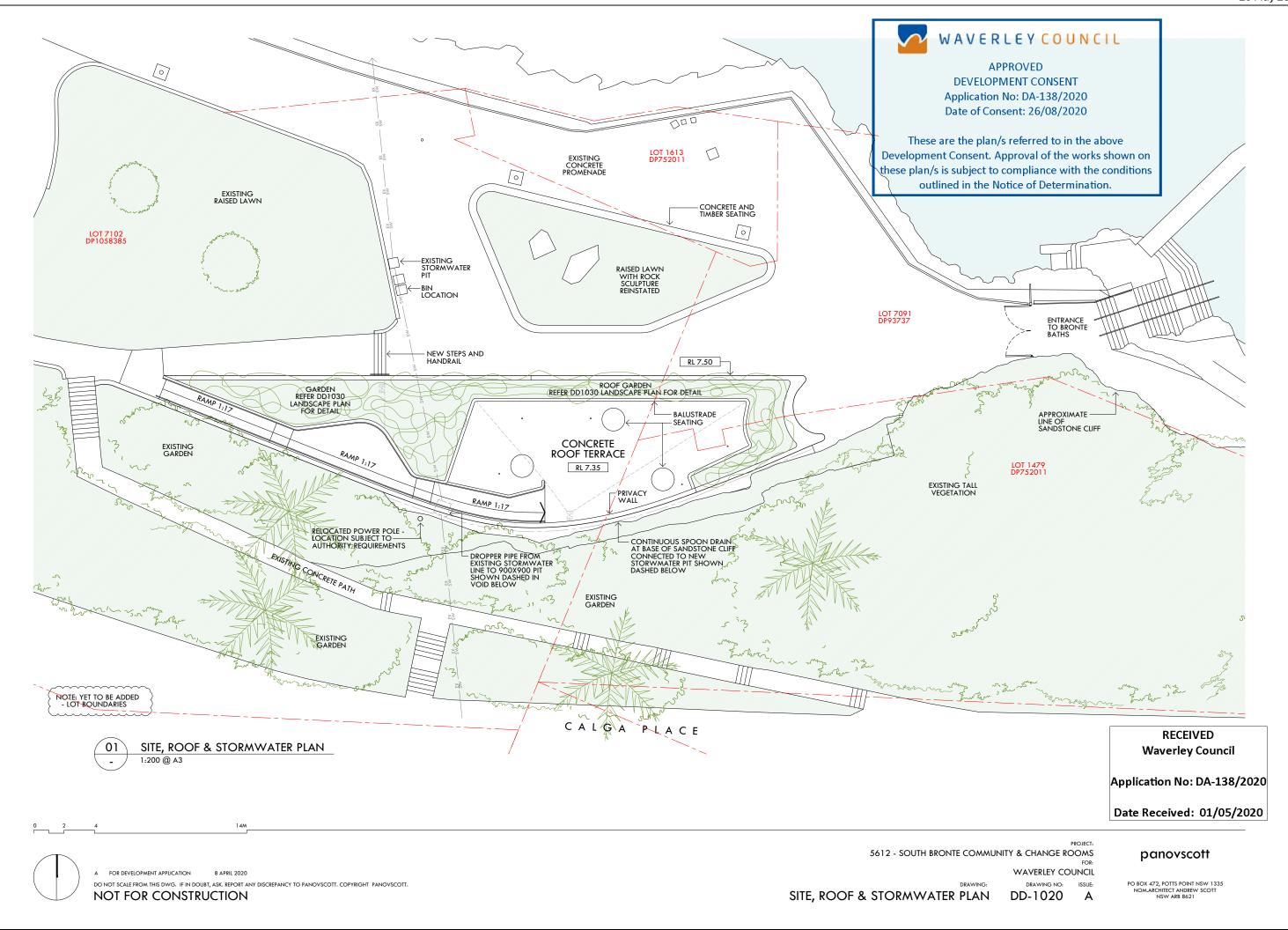
Should the DA need to be resubmitted, unforeseen issues may arise through the re-notification and re-assessment of the DA. Physical commencement avoids these potential issues.

7. Attachments

1. Approved plans <a>J

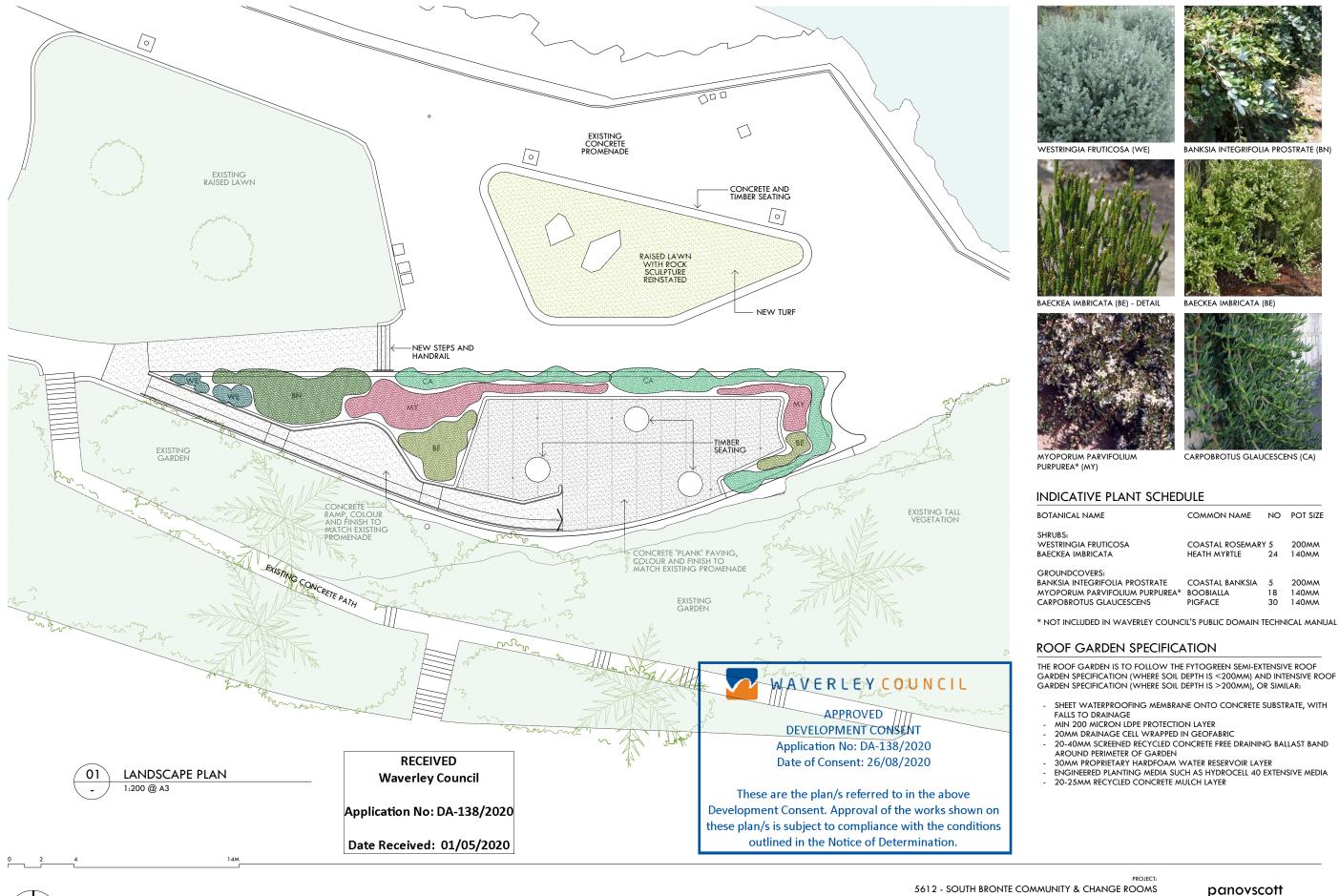


CM/7.14/25.05- Attachment 1 Page 238



CM/7.14/25.05- Attachment 1

20 May 2025 Council



WAVERLEY COUNCIL

LANDSCAPE PLAN

DD-1030

panovscott

200MM

140MM

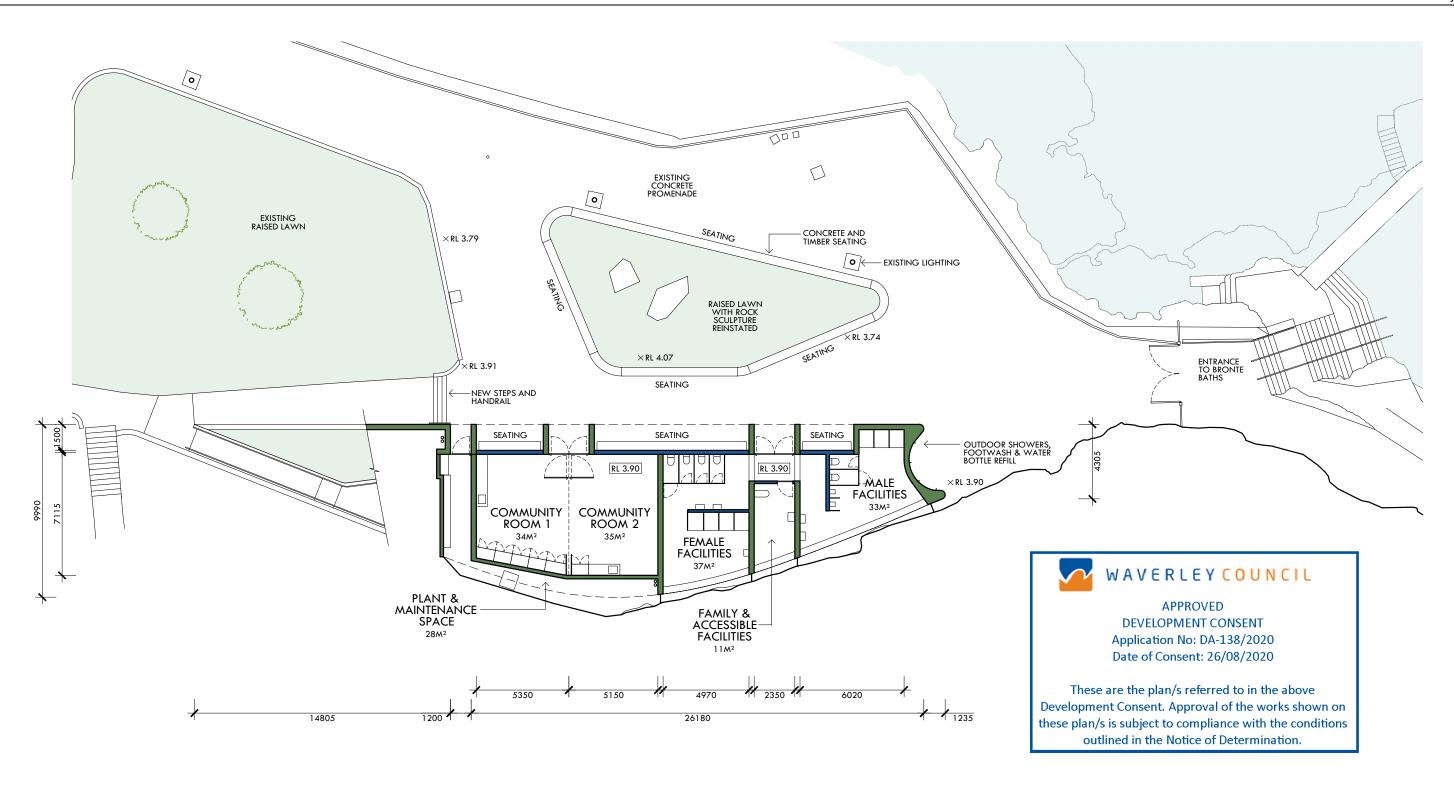
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PO BOX 472, POTTS POINT NSW 1335 NOM.ARCHITECT ANDREW SCOTT NSW ARB 8621

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NOT FOR CONSTRUCTION

20 May 2025 Council



GROUND FLOOR PLAN 1:200 @ A3, 1:100 @ A1

RECEIVED Waverley Council

Application No: DA-138/2020

Date Received: 01/05/2020

A FOR DEVELOPMENT APPLICATION

8 APRIL 2020

DO NOT SCALE FROM THIS DWG. IF IN DOUBT, ASK. REPORT ANY DISCREPANCY TO PANOVSCOTT. COPYRIGHT PANOVSCOTT. NOT FOR CONSTRUCTION

14M @ A3

5612 - SOUTH BRONTE COMMUNITY & CHANGE ROOMS

GROUND FLOOR PLAN

WAVERLEY COUNCIL

DRAWING NO: ISSUE: DD-1100 Α panovscott

PO BOX 472, POTTS POINT NSW 1335 NOM.ARCHITECT ANDREW SCOTT NSW ARB 8621

RECEIVED
Waverley Council

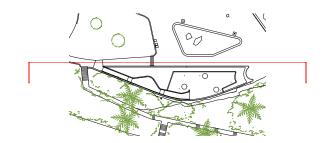
Application No: DA-138/2020

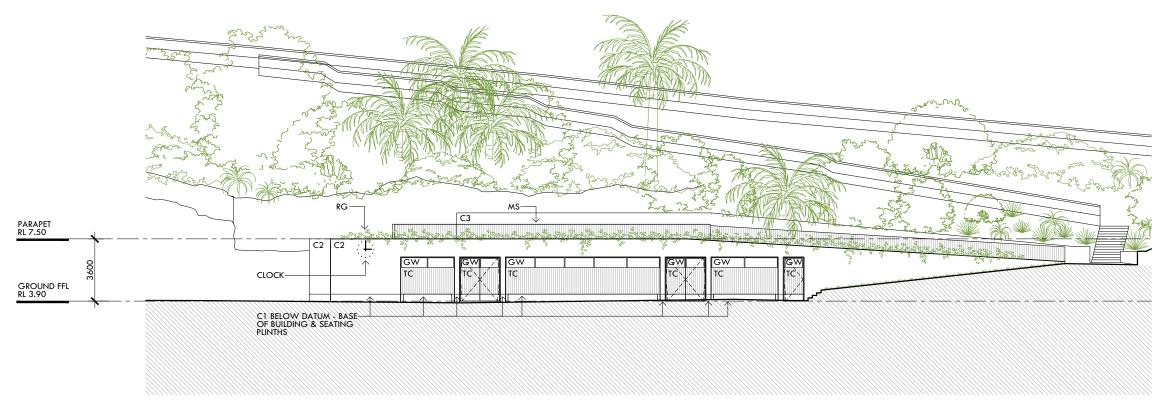
Date Received: 01/05/2020



APPROVED
DEVELOPMENT CONSENT
Application No: DA-138/2020
Date of Consent: 26/08/2020

These are the plan's referred to in the above
Development Consent. Approval of the works shown on
these plan's is subject to compliance with the conditions
outlined in the Notice of Determination.





01 NORTH ELEVATION
1:200 @ A3, 1:100 @ A1



5612 - SOUTH BRONTE COMMUNITY & CHANGE ROOMS
FOR:
WAVERLEY COUNCIL

DRAWING: DRAWING NO: NOT FOR CONSTRUCTION

DRAWING: DRAWING NO: DRAWING NO: DRAWING NO: DRAWING NO: DRAWING NO: DD-1200

panovscott

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PO BOX 472, POTTS POINT NSW 1335 NOM.ARCHITECT ANDREW SCOTT NSW ARB 8621

RECEIVED
Waverley Council

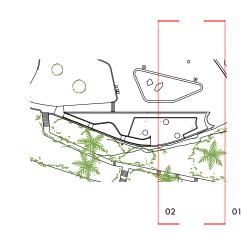
Application No: DA-138/2020

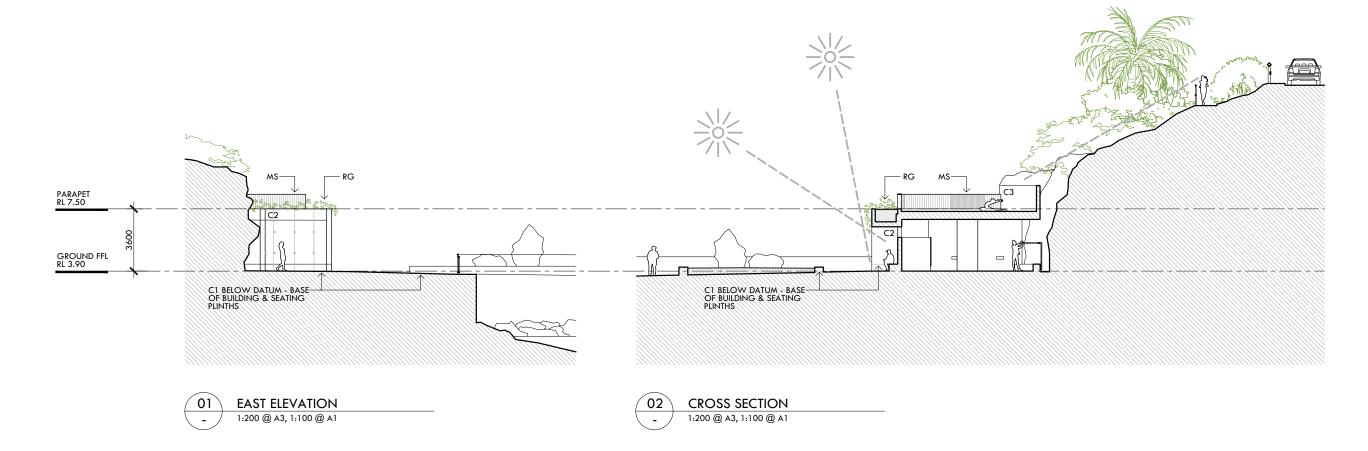
Date Received: 01/05/2020



APPROVED
DEVELOPMENT CONSENT
Application No: DA-138/2020
Date of Consent: 26/08/2020

These are the plan/s referred to in the above
Development Consent. Approval of the works shown on
these plan/s is subject to compliance with the conditions
outlined in the Notice of Determination.







A FOR DEVELOPMENT APPLICATION 8 APRIL 2020

DO NOT SCALE FROM THIS DWG. IF IN DOUBT, ASK. REPORT ANY DISCREPANCY TO PANOVSCOTT. COPYRIGHT PANOVSCOTT.

NOT FOR CONSTRUCTION

5612 - SOUTH BRONTE COMMUNITY & CHANGE ROOMS
FOR:
WAVERLEY COUNCIL

DRAWING: DRAWING NO: ISSUE:
ELEVATION & SECTION DD-1201 A

panovscott

PO BOX 472, POTTS POINT NSW 1335 NOM.ARCHITECT ANDREW SCOTT NSW ARB 8621

NOTICE OF MOTION CM/8.1/25.05

Subject: RESCISSION MOTION - CM/7.15/25.04 - Petitions - Fig

Tree at 28-30 Edward Street, Bondi

TRIM No: A25/0630

Submitted by: Councillor Fabiano

Councillor Merten Councillor Wy Kanak

MOTION:

That Council rescinds resolution CM/7.15/25.04 – Petitions – Fig Tree at 28-30 Edward Street, Bondi, passed at the Council meeting on 29 April 2025.

Background

This matter was last considered by Council at its meeting on 29 April 2025. On 2 May 2025, Crs Fabiano, Merten and Wy Kanak submitted a notice of motion to rescind the resolution and foreshadowed the following motion:

FORESHADOWED MOTION

That Council retains the tree in front of 28-30 Edward Street, Bondi, in accordance with Option 2 as set out in the report, including installing a root barrier as per the confidential deed attached to the report (Attachment 3).

BELOW IS A MINUTE EXTRACT FROM THE COUNCIL MEETING ON 29 APRIL 2025:

CM/7.15/25.04 Petitions - Fig Tree at 28-30 Edward Street, Bondi (A25/0630)

A notice of motion to rescind this resolution has been submitted with the General Manager. The rescission motion will be considered at the Council meeting on 20 May 2025.

MOTION Mover: Cr Nemesh

Seconder: Cr Spicer

WAVERLEY

That Council:

- 1. Treats the attachments to the report as confidential in accordance with section 11(3) of the Local Government Act 1993, as they relate to a matter specified in section 10A(2)(c) of the Local Government Act 1993, except for Attachment 1 (Epic Engineers report). The attachments contain information that would, if disclosed, confer a commercial advantage on a person with whom Council is conducting (or proposes to conduct) business.
- 2. Notes the following observations from the Epic Engineers report from 2018:
 - (a) A large Ficus tree was observed to be growing against the kerb with obvious tree roots affecting the road, kerb, gutter, driveway and surrounds.

(b) The street tree was found to have a large root system spanning over 30 metres up the driveway and this had caused significant cracking and movement of the driveway and caused a lean on the right-side boundary retaining wall.

- (c) Cracking was found throughout the driveway traversing in two different tangents which lead the author to believe the roots were traversing below the slab in numerous directions.
- (d) Cracking to the driveway was noted to run approximately 30 metres up the driveway from the origin of the tree trunk and was believed to be working its way around the foundation system of the building.
- (e) The report stated that it was inevitable that the tree roots will eventually find their way into the building's garage area. This has now occurred.
- (f) The tree roots could eventually begin to damage the foundations of the building, which is considered an unacceptable structural risk for such a large block of units.
- (g) The driveway was found to be extensively cracked causing the driveway to work as numerous concrete segments instead of one larger sheet as it would have been originally designed to do.
- (h) The cracking to the right-hand driveway adjacent to the retaining wall has caused the slab to lift and the retaining wall to crack, move and lift in various directions and this will cause a loss in the structural adequacy of the wall.
- (i) The location of the street tree root system is now very close if not already at the building footings and this may eventually cause upheaval of the footing system.
- (j) Another problem with tree roots growing close to building foundation material is that the roots have the ability to suck the moisture out of the surrounding soil which causes the soil to shrink and this can cause subsidence of the surrounding structures
- (k) The report concluded that the subject street tree is too close to the existing property and the roots have spread beneath the driveway.
- (I) The report author is of the opinion that over time the tree trunk and the roots will cause further structural damage and that the tree should be removed in its entirety to prevent any further root growth and any further damage to the property.
- 3. Notes the petitions opposing the planned removal of the fig tree in front of 28-30 Edward Street, Bondi.
- 4. Removes the tree in front of 28-30 Edward Street in accordance with the Tree Officers' assessment and tree removal notice dated 10 March 2025.
- 5. Writes to the following stakeholders informing of this resolution:
 - (a) The owners corporation of 28-30 Edward Street.
 - (b) The Member for Vaucluse, Kellie Sloane MP.

THE MOVER OF THE MOTION ACCEPTED AMENDMENTS TO CLAUSE 1 SUCH THAT IT NOW READS AS FOLLOWS:

'Treats the attachments to the report as confidential in accordance with section 11(3) of the *Local Government Act 1993*, as they relate to a matter specified in section 10A(2)(c) of the *Local Government Act 1993*, except for Attachment 1 (Epic Engineers report), Attachment 5 (monetary tree valuation, subject to the figures in the table being redacted) and Attachment 6 (notice of tree removal dated 10 March 2025). The attachments contain information that would, if disclosed, confer a commercial advantage on a person with whom Council is conducting (or proposes to conduct) business.'

FORESHADOWED MOTION (LAPSED) Mover: Cr Lewis

That Council:

- Treats the attachments to the report as confidential in accordance with section 11(3) of the Local Government Act 1993, as they relate to a matter specified in section 10A(2)(c) of the Local Government Act 1993, except for Attachment 1 (Epic Engineers report), Attachment 5 (monetary tree valuation, subject to the figures in the table being redacted) and Attachment 6 (notice of tree removal dated 10 March 2025). The attachments contain information that would, if disclosed, confer a commercial advantage on a person with whom Council is conducting (or proposes to conduct) business.
- 2. Notes the following observations from the Epic Engineers report from 2018:
 - (a) A large Ficus tree was observed to be growing against the kerb with obvious tree roots affecting the road, kerb, gutter, driveway and surrounds.
 - (b) The street tree was found to have a large root system spanning over 30 metres up the driveway and this had caused significant cracking and movement of the driveway and caused a lean on the right-side boundary retaining wall.
 - (c) Cracking was found throughout the driveway traversing in two different tangents which lead the author to believe the roots were traversing below the slab in numerous directions.
 - (d) Cracking to the driveway was noted to run approximately 30 metres up the driveway from the origin of the tree trunk and was believed to be working its way around the foundation system of the building.
 - (e) The report stated that it was inevitable that the tree roots will eventually find their way into the building's garage area. This has now occurred.
 - (f) The tree roots could eventually begin to damage the foundations of the building, which is considered an unacceptable structural risk for such a large block of units.
 - (g) The driveway was found to be extensively cracked causing the driveway to work as numerous concrete segments instead of one larger sheet as it would have been originally designed to do.
 - (h) The cracking to the right-hand driveway adjacent to the retaining wall has caused the slab to lift and the retaining wall to crack, move and lift in various directions and this will cause a loss in the structural adequacy of the wall.
 - (i) The location of the street tree root system is now very close if not already at the building footings and this may eventually cause upheaval of the footing system.

(j) Another problem with tree roots growing close to building foundation material is that the roots have the ability to suck the moisture out of the surrounding soil which causes the soil to shrink and this can cause subsidence of the surrounding structures

- (k) The report concluded that the subject street tree is too close to the existing property and the roots have spread beneath the driveway.
- (I) The report author is of the opinion that over time the tree trunk and the roots will cause further structural damage and that the tree should be removed in its entirety to prevent any further root growth and any further damage to the property.
- 3. Notes the petitions opposing the planned removal of the fig tree in front of 28-30 Edward Street, Bondi.
- 4. Writes to the following stakeholders informing of this resolution:
 - (a) The Owners Corporation of 28-30 Edward Street.
 - (b) The Member for Vaucluse, Kellie Sloane MP.

THE MOVER OF THE MOTION THEN ACCEPTED AN AMENDMENT TO CLAUSE 1 AND THE ADDITION OF A NEW CLAUSE 5(c).

CR FABIANO THEN MOVED A MOTION OF DISSENT ON THE CHAIR'S RULING THAT HIS RULINGS WERE CONSISTENT.

THE MOTION OF DISSENT WAS PUT AND DECLARED LOST.

Division

For the Motion of Dissent: Crs Fabiano, Lewis, Masselos, Merten, Spooner and Wy Kanak.

Against the Motion of Dissent: Crs Frazer, Nemesh, Spicer, Stephenson, Townsend and Westwood.

THE MOTION AS AMENDED WAS THEN PUT AND DECLARED CARRIED ON THE CASTING VOTE OF THE CHAIR.

DECISION

That Council:

- Treats the attachments to the report as confidential in accordance with section 11(3) of the Local Government Act 1993, as they relate to a matter specified in section 10A(2)(c) of the Local Government Act 1993, except for Attachment 1 (Epic Engineers report dated 8 October 2018), Attachment 5 (monetary tree valuation, subject to the figures in the table being redacted) and Attachment 6 (notice of tree removal dated 10 March 2025). The attachments contain information that would, if disclosed, confer a commercial advantage on a person with whom Council is conducting (or proposes to conduct) business.
- 2. Notes the following observations from the Epic Engineers report from 2018:
 - (a) A large Ficus tree was observed to be growing against the kerb with obvious tree roots affecting the road, kerb, gutter, driveway and surrounds.
 - (b) The street tree was found to have a large root system spanning over 30 metres up the

- driveway and this had caused significant cracking and movement of the driveway and caused a lean on the right-side boundary retaining wall.
- (c) Cracking was found throughout the driveway traversing in two different tangents which lead the author to believe the roots were traversing below the slab in numerous directions.
- (d) Cracking to the driveway was noted to run approximately 30 metres up the driveway from the origin of the tree trunk and was believed to be working its way around the foundation system of the building.
- (e) The report stated that it was inevitable that the tree roots will eventually find their way into the building's garage area. This has now occurred.
- (f) The tree roots could eventually begin to damage the foundations of the building, which is considered an unacceptable structural risk for such a large block of units.
- (g) The driveway was found to be extensively cracked causing the driveway to work as numerous concrete segments instead of one larger sheet as it would have been originally designed to do.
- (h) The cracking to the right-hand driveway adjacent to the retaining wall has caused the slab to lift and the retaining wall to crack, move and lift in various directions and this will cause a loss in the structural adequacy of the wall.
- (i) The location of the street tree root system is now very close if not already at the building footings and this may eventually cause upheaval of the footing system.
- (j) Another problem with tree roots growing close to building foundation material is that the roots have the ability to suck the moisture out of the surrounding soil which causes the soil to shrink and this can cause subsidence of the surrounding structures
- (k) The report concluded that the subject street tree is too close to the existing property and the roots have spread beneath the driveway.
- (I) The report author is of the opinion that over time the tree trunk and the roots will cause further structural damage and that the tree should be removed in its entirety to prevent any further root growth and any further damage to the property.
- 3. Notes the petitions opposing the planned removal of the fig tree in front of 28-30 Edward Street, Bondi.
- 4. Removes the tree in front of 28-30 Edward Street in accordance with the Tree Officers' assessment and tree removal notice dated 10 March 2025.
- 5. Writes to the following stakeholders informing of this resolution:
 - (a) The Owners Corporation of 28-30 Edwards Street, Bondi.
 - (b) The Member for Vaucluse, Kellie Sloane MP.
 - (c) The Minister for the Environment, the Hon Penny Sharpe MLC.

Division

For the Motion: Crs Frazer, Nemesh, Spicer, Stephenson, Townsend and Westwood.

Against the Motion: Crs Fabiano, Lewis, Masselos, Merten, Spooner and Wy Kanak.

C Morris and N Udachina (chief petitioners) addressed the meeting.

General Manager's comment

Attachments 1, 5 and 6 of the report are attached below, in accordance with clause 1 of resolution CM/7.15/25.04. They are also available on Council's website.

Sharon Cassidy Director, Assets and Operations

Attachments

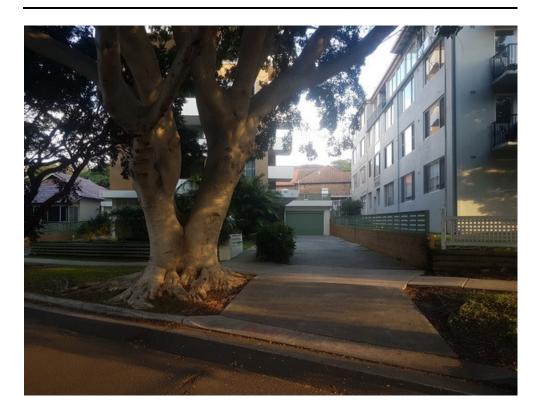
- 1. Attachment 1 Engineering Assessment Report J.
- 2. Attachment 5 Tree Valuation Table redacted per Council resolution &
- 3. Attachment 6 Tree Removal Resident Notice 28 Edward St Bondi 👃



8 October 2018

Tree Report

28-30 Edward St, Bondi



For:



CM/8.1/25.05- Attachment 1 Page 250



Tree Report – 28-30 Edward St, Bondi

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Tree Report – 28-30 Edward St, Bondi

Introduction

A visual inspection of the aforementioned property was undertaken on 28/5/18, to ascertain any existing or future structural faults arising from the root system of a large tree located in very close proximity to the front boundary of the existing property.

The inspection and this report have been completed in response to a request by the executive committee and CEO Strata. The inspection included both the driveway and right side boundary fence/retaining wall of the property.

The report includes photos of defective areas found and these have been noted within this report.

The right and left orientation within the document refers to someone facing the property from the street. The front of the property refers to the Edward street side.

General Information

The property in question is a large block of units constructed from a concrete framed structure with masonry brick exterior and interior walls.

The driveway is a concrete slabs, and the right side boundary is a brickwork retaining wall supporting a timber fence.

3

Tree Report – 28-30 Edward St, Bondi

Findings

Located directly infront of the front fence and to the left of the driveway of the property is a large ficus tree which is growing up against the kerb with obvious tree roots affecting the road, kerb, gutter, driveway and surrounds.

The tree was found to have a large root system which spans for over 30m up the driveway. This in turn has caused significant cracking and movement to the driveway and started causing a lean in the right side boundary retaining wall.

The cracking was found throughout the right side driveway and was discovered to be running in two different tangents which leads the reader to believe the roots are also found to be traversing below the slab in numerous directions.

The cracking was noted to run approximately 30 m up the driveway from the origin of the tree trunk and is believed to be working its way around the foundation system of the building. It is inevitable that the tree roots will eventually find there way into the garage area. Given that the cracking in the driveway is all the way up to the garages.

The fact that these tree roots could eventually begin to damage the foundations of the building is considered an unacceptable structural risk for such a large block of units.

Ficus tree root systems are known to have a large zone of upheaval of and are therefore not recommended for planting in the vicinity of structural elements as they do require larger open spaces.

From the front it was evident that there are large roots found at ground level which have lifted the driveway in a number of areas and can be obviously seen from the front garden.

Tree Report – 28-30 Edward St, Bondi

Structural Review

The driveway is excessively cracked causing the driveway to work as numerous small concrete segments instead of one larger sheet as it would have been originally designed. When this occurrs the damage can be two fold.

Not only is the slab fractured into smaller segments but bearing pressure on the soil below can be significantly increased due to wheel loads not being spread as far as they were originally meant to. This inturn causes the soil below to heave and can cause surrounding segmented slabs to lift even more and therefore the unevenness of the driveway continues to grow causing trip hazards and further OH&S issues.

The cracking found on the driveway and retaining wall is due to the tree roots applying vertical lifting to the slab and retaining wall causing both to crack, move and lift in various directions. This cracking will obviously cause a loss in the structural adequacy of the wall minimising it's ability to withstand retaining loads.

A retaining wall of this type which is not supported from the top, withstands loads by distributing them down to the footing. With the cracks already in place the ability for the wall to spread these loads is diminished and the loads need to find an alternative load path. With time the load path will be reduced due to the lack of structural strength left in the wall due to the cracking and eventually it may collapse.

Furthermore the size and location of the rootsystem is now very close if not already at the building footings. The root system may eventually cause upheaval to the footing system. Damage from root systems is difficult to predict until the damage is done and by that time it is too late and the repairs are costly.

Tree root systems are very powerfull and have been known to damage large structures similar to the foundations of this building. The tree roots have the ability to continue to generate loads on a structure which not only grow over time but are there constantly.



Tree Report - 28-30 Edward St, Bondi

Structures are generally not designed to withstand excessive loads for prolonged periods of time and hence as the tree root grows it generates a permanently progressively larger load that eventually overloads the structure.

Generally with elastic materials you will find a slow progress of deflection or movement as the load increases or in this case as the tree root grows. However concrete foundations are not designed to deflect excessively, therefore in most circumstances with tree roots upheaving concrete footings your first sign of the roots presence is large cracks in both the foundation and walls of the property. Similar to what has occurred to the driveway.

Another problem with tree roots growing close to foundation material, especially clayey soils is that the tree roots have the ability to suck the moisture out of the surrounding soil which in times of drought causes the soil to shrink. When the soil shrinks it causes subsidence of any surrounding structures it may be supporting including footings.

This subsidence eventually causes a property to sink which is once again evident with cracking in walls and render, as well as difficulty in opening and closing of doors and windows.

Tree Report - 28-30 Edward St, Bondi

Conclusion

It is obvious that this tree is too close to the existing property and the root system in question is well spread out beneath the driveway and road, and there is evidence of a number of large roots heading for or already at the footings supporting the retaining wall and the foundations of the property.

It is the author's opinion that over time the tree trunk and the roots will cause further structural damage to the road, retaining wall, driveway and eventually the building which will be very costly to repair if nothing is done to stop the growth.

In conclusion it is believed that the safest and cheapest option would be to remove the tree entirely, preventing future root growth and any further damage to the property.

I trust this meets with your requirements, should you have any queries please do not hesitate to contact me on 0422 849 958 at your earliest convenience.

Yours Faithfully,

John Messih
EPIC Engineers
Structural Engineer

MIEAust (No: 2135590) CPEng NPER



Tree Report – 28-30 Edward St, Bondi

Photos

Photo 1

General view of tree from the front driveway.

The root system can be seen damaging the road surface.



Photo 2

View of the cracked driveway





Tree Report – 28-30 Edward St, Bondi

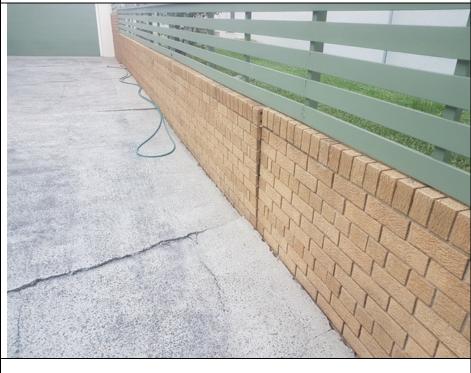
Photo 3

View of cracking in numerous directions reveals the roots are also in various directions.



Photo 4

The reatining wall can be seen moving laterally.

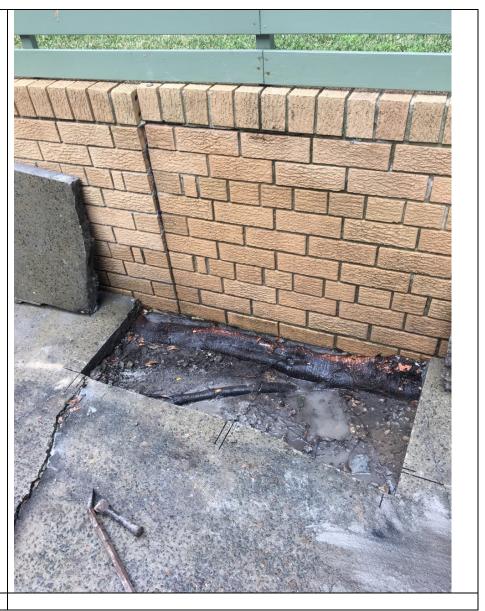




Tree Report – 28-30 Edward St, Bondi

Photo 5

The slab was removed in the location of the moved retaining wall to reveal a 200mm dia root pressed up hard benath the edge of the retaining wall and causing it to move.



EPIC ENGINEERS CIVIL & STRUCTURAL ENGINEERING CONSULTANTS

Tree Report – 28-30 Edward St, Bondi

Photo 6

Another area where the slab has lifted shows the reatining wall with veretical cracking.



Photo 7

View of the cracking up the driveway shows the root system has passed the edge of the building foundations and with time may cause structural damage to the building.



11

CM/8.1/25.05- Attachment 1 Page 260



Tree Report – 28-30 Edward St, Bondi

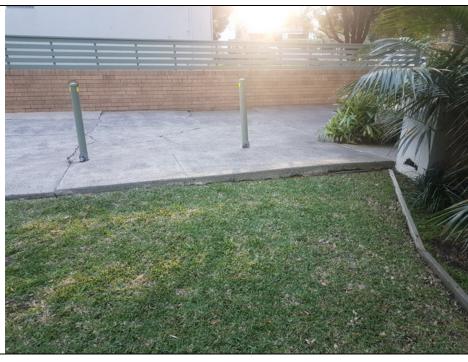
Photo 8

The driveway slab can be seen being lifted some 30m away from the tree on the street.



Photo 9

The driveway and entry footpath can be seen being compleletly lifted off the ground from the front garden.



12

CM/8.1/25.05- Attachment 1 Page 261

MONETARY TREE VALUATION

Date: 13 November 2024
Reference: Tree id 9958
Location: 28 Edward St Bondi
Species: Ficus microcarpa var. hillii

The costs associated with removal of a public tree include:

A – Removal Costs	Amounting to the fees incurred by Council for physically removing the tree
B – Amenity Value	Calculated in accordance with Council's Amenity Formula.
C – Ecological Services Value	Calculated in accordance with the i-Tree valuation tool
D – Reinstatement Costs	Calculated in accordance with the greening required to replace the loss to the landscape incurred by the removal.

A - REMOVAL COSTS

Costs will be based on the current costs of tree removal. It includes the physical removal of the tree and the stump.

B - AMENITY COSTS

The following formula has been prepared to assist with calculating the monetary amenity value of a tree. When young trees with a 6cm trunk diameter or less will be replaced by another tree, there will be no amenity value charge. The Amenity Value Formula was derived from the formula (by Dr.Peter Yau, 1990) of the Maurer-Hoffman Formula.

The basic monetary value of the tree was taken from the internationally accepted table of values devised by the American Council of Tree and Landscape Appraisers and the International Society of Arboriculture, which in the base year 1988 was \$35 per square inch trunk basal area. When converted to a value corresponding to centimeters in trunk diameter at breast height (DBH) the Basic Monetary Value table, updated in 2012 to reflect more current monetary values.

Value (V) = Basic Value (\$) x Species (\$) x Aesthetics (A) x Locality (L) x Condition (C)

Basic Value DBH (\$)	
Species Factor (S)	
Aesthetics (A)	
Locality (L)	
Tree Condition = 15 (C)	
TOTAL	

CM/8.1/25.05- Attachment 2 Page 262



Waverley Council
PO Box 9, Bondi Junction NSW 1355
DX 12006, Bondi Junction
Customer Service Centre
55 Spring Street, Bondi Junction NSW 2022

ABN: 12 502 583 608

10 March 2025

NOTICE OF TREE REMOVAL

Dear Resident,

We write to advise you of the planed removal and replacement of the Ficus *microcarpa* var. *hillii* (Hills Weeping Fig) outside 28 -30 Edward Street, Bondi Beach.

The subject tree has caused significant damage to private properties and surrounding infrastructure, risk mitigation controls have proven to be ineffective against preventing further damage. The works have been scheduled for **25 March 2025**, weather permitting, and will require local traffic diversions and restriction to on street parking.

A **NO PARKING** work zone will be set up prior to works commencing and it is appreciated that residents make alternate plans for off street parking throughout the duration of works.

Waverley Council maintains and cares for close to 20,000 trees and plants approximately 500 new and replacement trees each year.

At times, the removal of tree(s) is unavoidable and the decision for removal is only considered after all mitigating options to retain the tree have been exhausted. Where possible, tree(s) that have been removed will be replaced with a similar or more suitable species.

If you have any questions or would like to discuss the detail of the removal, please contact our Tree management team on the contact details below.

Operational Support Open Spaces and Sportsfield Maintenance

E: treemgt@waverley.nsw.gov.au

Yours sincerely

Tree Management



Contact us

Phone: 9083 8000 Fax: 9387 1820 Email: info@waverley.nsw.gov.au Web: www.waverley.nsw.gov.au Connect with us facebook.com/whatsonwaverley

twitter.com/waverleycouncil www.youtube.com/user/WavCouncil

NOTICE OF MOTION CM/8.2/25.05

Subject: RESCISSION MOTION - CM/8.5/25.04 - Late Night

Trading Hours in Bondi Junction - Extension

TRIM No: A16/0262

Submitted by: Councillor Lewis

Councillor Masselos Councillor Merten



MOTION:

That Council rescinds resolution CM/8.5/25.04 – Late Night Trading Hours in Bondi Junction – Extension, passed at the Council meeting on 29 April 2025.

Background

This matter was last considered by Council at the reconvened Council meeting on 6 May 2025. During the meeting, Crs Lewis, Masselos and Merten submitted a notice of motion to rescind the resolution.

BELOW IS A MINUTE EXTRACT FROM THE COUNCIL MEETING ON 29 APRIL 2025:

CM/8.5/25.04 Late Night Trading Hours in Bondi Junction - Extension (A16/0262)

A notice of motion to rescind this resolution has been submitted with the General Manager. The rescission motion will be considered at the Council meeting on 20 May 2025.

Cr Lewis declared a less than significant non-pecuniary interest in this item and informed the meeting that his wife is a director of companies that own pubs that do not operate in the Waverley local government area.

MOTION Mover: Cr Nemesh

Seconder: Cr Westwood

That Council:

- Amends the Late Night Trading Area Map included in Part D (Commercial and Retail Development), section 1.3 (Hours of Operation) of the Waverley Development Control Plan (DCP), which sets base trading hours of Sunday to Saturday, 6 am to 3 am, by including the Tea Gardens Hotel (4A Bronte Road, Bondi Junction).
- 2. Incorporates this DCP map amendment into the next DCP housekeeping review.
- 3. Informs the Tea Gardens Hotel of this motion.

A PROCEDURAL MOTION THAT THE MOTION BE NOW PUT, MOVED BY CR WESTWOOD AND SECONDED BY CR NEMESH, WAS THEN PUT AND DECLARED CARRIED.

Division

For the Procedural Motion: Crs Fabiano, Frazer, Masselos, Merten, Nemesh, Spicer,

Spooner, Stephenson, Townsend, and Westwood.

Against the Procedural Motion: Crs Lewis and Wy Kanak.

THE MOTION WAS THEN PUT AND DECLARED CARRIED.

DECISION

That Council:

 Amends the Late Night Trading Area Map included in Part D (Commercial and Retail Development), section 1.3 (Hours of Operation) of the Waverley Development Control Plan (DCP), which sets base trading hours of Sunday to Saturday, 6 am to 3 am, by including the Tea Gardens Hotel (4A Bronte Road, Bondi Junction).

- 2. Incorporates this DCP map amendment into the next DCP housekeeping review.
- 3. Informs the Tea Gardens Hotel of this motion.

Division

For the Motion: Crs Frazer, Nemesh, Spicer, Spooner, Stephenson, Townsend and Westwood.

Against the Motion: Crs Fabiano, Lewis, Masselos, Merten and Wy Kanak.

J Ryan (on behalf of Tea Gardens Hotel) and M Makhlin (on behalf Bondi and Districts Chamber of Commerce) addressed the meeting.

NOTICE OF MOTION CM/8.3/25.05

Subject: RESCISSION MOTION - CM/8.4/25.04 - RESCISSION

MOTION - ME/7.2/24.10 - Casual Vacancies

TRIM No: SF24/2400

Submitted by: Councillor Lewis

Councillor Masselos Councillor Fabiano



That Council rescinds resolution CM/8.4/25.04 – RESCISSION MOTION – ME/7.2/24.10 Casual Vacancies, passed at the Council meeting on 29 April 2025.

Background

This matter was last considered by Council at the reconvened Council meeting on 6 May 2025. During the meeting, Crs Lewis, Masselos and Fabiano submitted a notice of motion to rescind the resolution.

BELOW IS A MINUTE EXTRACT FROM THE COUNCIL MEETING ON 29 APRIL 2025:

CM/8.4/25.04 RESCISSION MOTION - ME/7.2/24.10 - Casual Vacancies (SF24/2400)

A notice of motion to rescind this resolution has been submitted with the General Manager. The rescission motion will be considered at the Council meeting on 20 May 2025.

MOTION Mover: Cr Spicer

Seconder: Cr Westwood

WAVERLEY

That Council:

- 1. Rescinds resolution ME/7.2/24.10 Casual Vacancies, passed at the extraordinary Council meeting (mayoral election) on 10 October 2024.
- 2. Notifies the NSW Electoral Commission of Council's decision.

CR LEWIS THEN MOVED A MOTION OF DISSENT ON THE CHAIR'S RULING THAT THE MOTION WAS LAWFUL AND THAT THE RESOLUTION COULD BE RESCINDED EVEN IF IT HAD BEEN CARRIED INTO EFFECT.

THE MOTION OF DISSENT WAS PUT AND DECLARED LOST.

Division

For the Motion of Dissent: Crs Fabiano, Lewis, Masselos, Merten, Spooner and Wy Kanak. **Against the Motion of Dissent:** Crs Frazer, Nemesh, Spicer, Stephenson, Townsend and

Westwood.

A PROCEDURAL MOTION THAT THE MOTION BE NOW PUT, MOVED BY CR WESTWOOD, WAS

THEN PUT AND DECLARED CARRIED.

THE MOTION WAS THEN PUT AND DECLARED CARRIED.

DECISION

That Council:

1. Rescinds resolution ME/7.2/24.10 – Casual Vacancies, passed at the extraordinary Council meeting (mayoral election) on 10 October 2024.

2. Notifies the NSW Electoral Commission of Council's decision.

Division

For the Motion: Crs Frazer, Nemesh, Spicer, Stephenson, Townsend and Westwood. **Against the Motion:** Crs Fabiano, Lewis, Masselos, Merten, Spooner and Wy Kanak.

NOTICE OF MOTION CM/8.4/25.05

Subject: RESCISSION MOTION - CM/6.3/25.04 - Hungarian

Revolution of 1956 - Memorial

TRIM No: A23/0678

Submitted by: Councillor Lewis

Councillor Masselos Councillor Merten



MOTION:

That Council rescinds resolution CM/6.3/25.04 – Hungarian Revolution of 1956 – Memorial, passed at the Council meeting on 29 April 2025.

Background

This matter was last considered by Council at its meeting on 29 April 2025. On 9 May 2025, Crs Lewis, Masselos and Merten submitted a notice of motion to rescind the resolution and foreshadowed the following motion:

FORESHADOWED MOTION

That Council:

- 1. Notes correspondence from the Trade and Consular Office of Hungary in Sydney to the Mayor seeking in-principle support to have a memorial placed within the Waverley local government area (LGA) to commemorate the 70th anniversary of the Hungarian Revolution of 1956.
- 2. Recognises the many Hungarian refugees who settled within the Waverley LGA, as referenced in Council's Cultural Diversity Strategy 2021-2031.
- 3. Recognises the suffering and sacrifices of the Hungarian people during the 1956 revolution and the ongoing contributions of Hungarian refugees and their descendants to Australian society.
- 4. Extends its support to the Hungarian community's efforts to preserve the memory of the 1956 revolution and inspire future generations to remember the sacrifices and lessons of that period.
- 5. Models the Hungarian Revolution memorial design on Council's Battle of Crete and the Greek Campaign memorial, which was funded by local Greek Australian community philanthropists.
- 6. Works closely with the local Hungarian community in producing the wording for the memorial.
- 7. Seeks funding for the memorial from local community and business sources.
- 8. Officers liaise with Bill Harrigan of the Bondi Junction RSL Sub-Branch, and Custodian of the Waverley Park War Memorials, about an appropriate location for the Hungarian Revolution memorial.

BELOW IS A MINUTE EXTRACT FROM THE COUNCIL MEETING ON 29 APRIL 2025:

CM/6.3/25.04 Hungarian Revolution of 1956 - Memorial (A23/0678)

A notice of motion to rescind this resolution has been submitted with the General Manager. The rescission motion will be considered at the Council meeting on 20 May 2025.

Cr Nemesh declared a less than significant non-pecuniary interest in this item informed the meeting that he is a Hungarian citizen.

Cr Masselos declared a less than significant non-pecuniary interest in this item and informed the meeting that she is a Greek citizen.

MOTION

That Council:

- 1. Notes correspondence from the Trade and Consular Office of Hungary in Sydney to the Mayor seeking in-principle support to have a memorial placed within the Waverley local government area (LGA) to commemorate the 70th anniversary of the Hungarian Revolution of 1956.
- 2. Recognises the many Hungarian refugees who settled within the Waverley LGA, as referenced in Council's Cultural Diversity Strategy 2021-2031.
- 3. Recognises the suffering and sacrifices of the Hungarian people during the 1956 revolution and the ongoing contributions of Hungarian refugees and their descendants to Australian society.
- 4. Extends its support to the Hungarian community's efforts to preserve the memory of the 1956 revolution and inspire future generations to remember the sacrifices and lessons of that period.
- 5. Provides in-principle support for a memorial to be placed within Waverley Park.
- 6. Notes that funding will be provided by the Hungarian Government.
- 7. Notes the precedent of the Greek Government's Battle of Crete memorial within Waverley Park.
- 8. Officers liaise with Trade and Consular Office of Hungary in Sydney and prepare a report to Council on the design and installation of the proposed memorial.

Background

The Hungarian Revolution of 1956, also known as the Hungarian Uprising, was a nationwide revolt against the Soviet-controlled government of the Hungarian People's Republic, lasting from 23 October 1956 to 10 November 1956.

The uprising began as a spontaneous student demonstration in Budapest, which quickly grew into a widespread revolt against the Soviet-imposed government and its policies. The protesters demanded political freedom, democratisation, withdrawal of Soviet troops and an end to the government's dependence on the Soviet Union.

Initially, the Hungarian revolutionaries gained control of Budapest and other cities, but the Soviet Union intervened with military force to crush the uprising. Soviet tanks and troops were deployed to suppress the revolution, leading to intense street fighting and heavy casualties on both sides.

After the Soviet Union intervention, the Soviet repressed the Hungarian Revolution on 4 November 1956 and fought the Hungarian revolutionaries until Soviet victory on 10 November 1956.

Repression of the Hungarian Uprising killed 2,500 Hungarians and led to a major refugee crisis with 200,000 Hungarians seeking political refuge abroad.

Following the Hungarian Revolution of 1956, Australia welcomed around 14,000 Hungarian refugees. Of those refugees, many settled in Waverley as referenced in our Cultural Diversity Strategy.

Hungarian migrants who settled in Australia after the 1956 revolution have made significant contributions to Australian life and their ethnic community, maintaining cultural traditions and contributing to various aspects of Australian society.

Memorials to the Hungarian Revolution of 1956 exist globally to commemorate the spirit of resistance and the sacrifices made by those who fought for freedom and independence. The memorials serve as a poignant reminder of the Hungarian people's courage in standing up against oppression and the Soviet Union's brutal suppression of the revolution.

In Australia, memorials commemorating the Hungarian Revolution of 1956 include the Hungarian Freedom Fighters memorial at College Crescent, Melbourne General Cemetery, in Carlton North, Victoria.

Other memorials in Australia include a commemorative art exhibition at the NSW Parliament in 2016. The exhibition was a commemorative event for the 60th anniversary of the Hungarian Revolution of 1956. Of significant note, 2026 will mark the 70th anniversary of the Hungarian Revolution of 1956, which began on 23 October 1956.

The Australian Hungarian community, particularly in NSW, has a strong connection to the events of 1956 and the struggles of the Hungarian people. The installation of a memorial in Waverley Park to commemorate the Hungarian Revolution of 1956 would be pivotal in recognising the struggles of the Hungarian people during the revolution and the role that Waverley played in providing a safe home for many Hungarian refugees. The installation of a memorial would also reinforce Council's strong commitment to building an inclusive, cohesive and resilient community for people of all cultural backgrounds.

AMENDMENT 1 (RULED OUT OF ORDER) Mover: Cr Lewis

That clause 1 be amended to read as follows:

'Notes correspondence from the Trade and Consular Office of Hungary in Sydney to the Mayor at the request of the Mayor seeking in-principle support to have a memorial placed within the Waverley local government area (LGA) to commemorate the 70th anniversary of the Hungarian Revolution of 1956.

THE CHAIR RULED THE AMENDMENT OUT OF ORDER ON THE GROUNDS THAT IT WAS FACTUALLY INCORRECT AS THE LETTER WAS NOT SENT TO THE MAYOR AT HIS REQUEST.

AMENDMENT 2 Mover: Cr Lewis

Seconder: Cr Masselos

That clause 5 be amended to read as follows:

'Provides in-principle support for a memorial to be placed within Waverley Park on the basis that Council will have the final say on the wording to appear on the memorial.'

A PROCEDURAL MOTION THAT THE AMENDMENT BE NOW PUT, MOVED BY CR WESTWOOD AND SECONDED BY CR NEMESH, WAS THEN PUT AND DECLARED CARRIED.

Division

For the Procedural Motion: Crs Frazer, Nemesh, Spicer, Stephenson, Townsend and

Westwood.

Against the Procedural Motion: Crs Fabiano, Lewis, Masselos, Merten, Spooner and Wy Kanak.

THE AMENDMENT WAS THEN PUT AND DECLARED LOST.

Division

For the Amendment: Crs Fabiano, Lewis, Masselos, Merten, Spooner and Wy Kanak. **Against the Amendment:** Crs Frazer, Nemesh, Spicer, Stephenson, Townsend and Westwood.

AMENDMENT 3 Mover: Cr Lewis

Seconder: Cr Spooner

That clause 6 be amended to read as follows:

Not accept any funding from the Hungarian Government.'

THE AMENDMENT WAS PUT AND DECLARED LOST.

Division

For the Amendment: Crs Fabiano, Lewis, Masselos, Merten, Spooner and Wy Kanak. **Against the Amendment:** Crs Frazer, Nemesh, Spicer, Stephenson, Townsend and Westwood.

AMENDMENT 4 Mover: Cr Masselos

Seconder: Cr Lewis

That clause 7 be deleted.

THE AMENDMENT WAS PUT AND DECLARED LOST.

Division

For the Amendment: Crs Fabiano, Lewis, Masselos, Merten, Spooner and Wy Kanak. **Against the Amendment:** Crs Frazer, Nemesh, Spicer, Stephenson, Townsend and Westwood.

AMENDMENT 5 Mover: Cr Masselos

Seconder: Cr Lewis

That the following clause be added to the motion:

'Consults with Bill Harrigan from the Bondi Junction RSL Sub-Branch to assist in determining the most appropriate location for the memorial.'

THE AMENDMENT WAS PUT AND DECLARED LOST.

Division

For the Amendment: Crs Fabiano, Lewis, Masselos, Merten, Spooner and Wy Kanak. **Against the Amendment:** Crs Frazer, Nemesh, Spicer, Stephenson, Townsend and Westwood.

THE MOVER OF THE MOTION THEN ACCEPTED THE ADDITION OF A NEW CLAUSE.

THE MOTION AS AMENDED WAS THEN PUT AND DECLARED CARRIED ON THE CASTING VOTE OF THE CHAIR.

DECISION

That Council:

1. Notes correspondence from the Trade and Consular Office of Hungary in Sydney to the Mayor seeking in-principle support to have a memorial placed within the Waverley local government area (LGA) to commemorate the 70th anniversary of the Hungarian Revolution of 1956.

- 2. Recognises the many Hungarian refugees who settled within the Waverley LGA, as referenced in Council's Cultural Diversity Strategy 2021-2031.
- 3. Recognises the suffering and sacrifices of the Hungarian people during the 1956 revolution and the ongoing contributions of Hungarian refugees and their descendants to Australian society.
- 4. Extends its support to the Hungarian community's efforts to preserve the memory of the 1956 revolution and inspire future generations to remember the sacrifices and lessons of that period.
- 5. Provides in-principle support for a memorial to be placed within Waverley Park.
- 6. Notes that funding will be provided by the Hungarian Government.
- 7. Notes the precedent of the Greek Government's Battle of Crete memorial within Waverley Park.
- 8. Calls on local Australian Hungarian community groups to be consulted.
- 9. Officers liaise with Trade and Consular Office of Hungary in Sydney and prepare a report to Council on the design and installation of the proposed memorial.

Division

For the Motion: Crs Frazer, Nemesh, Spicer, Stephenson, Townsend and Westwood.

Against the Motion: Crs Fabiano, Lewis, Masselos, Merten, Spooner and Wy Kanak.

NOTICE OF MOTION CM/8.5/25.05

Subject: North Bondi Terminus - Upgrade

TRIM No: A22/0183

Submitted by: Councillor Stephenson

Councillor Frazer
Councillor Nemesh
Councillor Westwood
Councillor Spicer
Councillor Townsend



MOTION:

That Council:

- 1. Notes community consultation feedback for the North Bondi bus terminus upgrade as well as the importance of the project.
- 2. Commits to the undertaking the recommendations based on this feedback.
- 3. Investigates costings around reviewed options in preparation for moving forward with the project.
- 4. Informs the following stakeholders of this motion:
 - (a) Bondi and Districts Chamber of Commerce.
 - (b) Businesses at the North Bondi terminus and surrounds.
 - (c) Transport NSW.
 - (d) Bondi Ward Precincts.

Background

The North Bondi shops and bus terminus area, like other key shopping villages and transport hubs in the local government area (LGA), requires essential road and footpath improvements, as identified in the Strategic Asset Management Plan. This project will be funded through Council's Long Term Financial Plan and may also receive state or federal government grants.

Recognised as a vibrant destination for tourism and shopping, the area features diverse eateries, hair and beauty salons. Recent developments, including new apartment buildings with street-level shops, have enhanced the north-western side of the strip. However, further improvements are needed to transform the entire terminus and shopping area into a thriving, attractive, and functional village centre, benefiting both local businesses and the community.

Community feedback has been sought and recommendations made. It is pertinent that this project continues to move forward as it has been highlighted by council as an area in need of change.

General Manager's comment

Community consultation was undertaken in March and April 2024. Strong engagement resulted in 207 responses, 176 completed surveys and 31 additional written submissions.

Key findings from community feedback indicate:

- 31% of respondents support the upgrade plans as exhibited.
- 46% of respondents support the current upgrade plans, with some changes.
- 22% of respondents oppose the current upgrade design.

Key issues that are being addressed based on the feedback include:

Traffic-related issues:

- Arrange for traffic analysis to be conducted to investigate and provide considerations in relation to community feedback received on the concept design.
- Review the impacts of the proposed one-way traffic flow conversion of the eastern sides of Brighton Boulevard and Hastings Parade and consider opportunities for the arrangement to remain under its current two-way arrangement.
- o Investigate options to provide vehicles u-turn opportunities at the northern end of the shops before reaching Military Road or provide alternatives.
- Review operation and safety of the proposed perpendicular parking spots and optimum location and number of proposed pedestrian crossings.
- Investigate a variety of additional parking options such as 15-minute spots, pick-up/ drop-off (PUDO) zones and disabled parking.
- Consider the implications of a one-way direction of traffic on emergency services travelling via Military Road.

• Tree planting issues:

- Provide as much tree coverage and street furniture as possible to allow for gatherings in a space that is safe and accessible.
- Prevent proposed additional trees planted from impacting residents' existing views of the beach.

The traffic analysis is currently being undertaken and there is further budget in the draft 2025-26 budget to continue this and update the concept design. There is a \$4m allocation in the draft Long Term Financial Plan across 2026-27 and 2027-28 for construction.

Sharon Cassidy
Director, Assets and Operations

NOTICE OF MOTION CM/8.6/25.05

Subject: Domestic and Family Violence Accommodation and

Support Program

TRIM No: A15/0451

Submitted by: Councillor Merten

Councillor Spooner



MOTION:

That Council:

1. Investigates the establishment of a trial three-year partnership with a not-for-profit social housing service to provide accommodation and support to local residents escaping domestic and family violence.

- 2. Assesses opportunities to use Council-owned affordable housing stock in the provision of accommodation as part of the trial program.
- 3. Reviews available funding opportunities for the trial program including the utilisation of the Affordable Housing Reserve, as well as state and federal grant funding.
- 4. Officers prepare a report to Council by no later than July with the outcomes of the investigation, budget implications and available funding opportunities.

Background

The facts speak for themselves. Since 2015, the domestic violence (DV) assault rates in NSW have increased. The latest statistics from the Bureau of Crime Statistics and Research estimate that one in four women (27%), and one in eight men (12%) in Australia have experienced violence by an intimate partner or family member since the age of 15 years.

Our local support service helped in one year alone 232 women for DV support and delivered over 2,500 services for women in need of assistance for DV incidents. We need more DV support Sydney's east.

The Albanese Government committed \$4 billion—the largest ever investment to address this national crisis. With the recent ALP Federal election win, we can be assured that this issue will be taken seriously. But we can act now at a local level.

This motion seeks to deliver practical and real assistance to victim survivors and their children by offering them one of the most precious things they need—a safe place to recover, rebuild and plan their futures.

Having a safe roof over their heads for a secure period of time is absolutely critical to supporting these women and children to realising a better, safer and stronger future.

As Councillors we are in a unique position to make a difference by investigating this opportunity and deciding to deliver this service.

We have unanimously invested in more affordable housing, with more on its way. By committing to this investigation and trial, we can offer the most important thing of all to victim survivors—safety and hope.

General Manager's comment

If resolved by Council, officers will undertake investigation, assessment and review as requested and report back to Council.

Ben Thompson Director, Community, Culture and Customer Experience

NOTICE OF MOTION CM/8.7/25.05

Subject: Low and Mid-Rise Housing Reforms - Community

Information Session

TRIM No: SF24/382

Submitted by: Councillor Masselos

Councillor Merten



MOTION:

That Council:

1. Notes:

- (a) The recent release by the Department of Planning, Housing and Infrastructure of the Low and Mid-Rise Housing Reforms (LMR Reforms).
- (b) Community concern about the indicative maps, the LMR Reforms and their implications for people whose homes are in Heritage Conservation Areas in Bondi Junction.
- 2. Requests that the Director, Planning, Sustainability and Compliance, together with the Community Planning Advocate, conduct an information session for the community and invite a representative of the Department of Planning, Housing and Infrastructure and an expert speaker to address residents by July 2025 that would:
 - (a) Provide up-to-date information about the LMR reforms.
 - (b) Clarify implications of the LMR Reforms for heritage areas, including Heritage Conservation Areas and heritage items.
 - (c) Provide clarity on the Waverley local government area housing targets, including how development applications in the pipeline impact these. And provide insights into why Waverley has often met and/or exceeded housing targets, as well as a snapshot of how long developers wait to commence building after development applications are granted.
 - (d) Answer and address resident questions and concerns about the LMR Reforms.
 - (e) Prepare any relevant information materials, including fact sheets, animated explainer video, podcast etc.
- 3. Officers provide an update report to Council in June, including date, time and venue of event, program, speakers, cost and a budget line item for the event.

General Manager's comment

Councillors may recall that a communications strategy was presented to the Council meeting on 10 December 2024 in response to the NSW Low and Mid-Rise Housing Reforms. The strategy was unanimously supported.

The strategy involved:

- Issuing of a brochure to Precinct Committees and community networks.
- Briefing to Precinct Executives.
- Development of a specific Waverley webpage to explain the reforms.

In response to the commencement of the NSW Housing Reforms on 23 February 2025, the above actions have been completed.

If resolved by Council, officers can make arrangements to hold a briefing session and provide an update report in June.

Fletcher Rayner Director, Planning, Sustainability and Compliance

NOTICE OF MOTION CM/8.8/25.05

Subject: Oxford Street and Ruthven Street Intersection, Bondi

Junction - Relocation of Traffic Lights

TRIM No: A20/0069

Submitted by: Councillor Masselos



MOTION:

That Council:

1. Notes that:

- (a) The intersection of Oxford Street and Ruthven Street, Bondi Junction, was upgraded as part of the cycleway installation, but as a result the intersection is now much wider.
- (b) As a result of this widening, residents have reported the intersection as being unsafe for pedestrians trying to cross and for vehicles and cyclists trying to navigate the intersection.
- (c) Two children have been hit by cars while crossing Oxford Street at the signalised crossing at Oxford Street and Nelson Streets and sustained injuries.
- (d) The completion of the development at 194 Oxford Street and 2 Nelson Street will see an additional 85 dwellings and an extra 138 cars located on those sites, creating additional traffic congestion and increasing the safety risks at the intersections of Oxford Street and Nelson Street and Oxford Street and Ruthven Street.
- 2. Investigates relocating the traffic lights at the intersection of Oxford Street and Nelson Street back to the southern side of the intersection of Ruthven Street and Oxford Street to increase the safety of pedestrians, cyclists and motorists, and to improve traffic management. The investigation is to include consultation with Transport for NSW, Mill Hill/Bondi Junction Precinct, the Bondi and Districts Chamber of Commerce, businesses along Oxford Street and other identified stakeholders.
- 3. Officers prepare a report to Council by September 2025 detailing:
 - (a) Outcomes of consultation with key stakeholders.
 - (b) Options for relocating the traffic lights to improve safety and traffic management, costing, potential time frame, funding sources and other considerations required to achieve a more comprehensive signalised management of the identified intersections.

Background

The installation of the Oxford Street cycleway saw a streetscape upgrade that included treatments at the intersection of Oxford Street and Ruthven Street. However, these treatments widened the intersection, which have since created significant safety impacts for pedestrians, cyclists and vehicles alike. Residents report the intersection is now chaotic, with drivers inching into traffic and

blocking cyclists, cyclists being forced into traffic to go around cars and cars overtaking each other when turning without properly looking out for pedestrians or cyclists.

This intersection is also major route for Woollahra Public School children and elderly residents from Montefiore Woollahra, wishing to access the Syd Einfeld Drive pedestrian overpass. Its width and associated traffic challenges make it unsafe for children crossing this intersection.

The Waverley Bus Depot is also immediately adjacent to the Oxford and Nelson Street crossing, creating further safety hazards.

Council has now approved trialling a number of initiatives to improve safety at the intersection, such as installing blisters to narrow the width of streets to facilitate pedestrian safety, which is in keeping with current Council policy.

However, upon completion of the development at 194 Oxford Street and 2 Nelson Street even more traffic will be generated as 85 new dwellings will be created along with an extra 138 cars. With this extra load on the intersections of Oxford Street and Nelson Street and Oxford Street and Ruthven Street, a review of the relocation of traffic lights to improve safety and traffic management is now urgent.

General Manager's comment

Should this notice of motion be supported, officers will examine the technically feasible solutions for improved safety at the Ruthven Street and Oxford Street intersection with traffic signals. The technical options to be presented to Council will include costings, timelines and funding strategies. As part of the scope, consultation in line with the motion will be undertaken and a consultation summary report produced and presented to Council for consideration.

Sharon Cassidy
Director, Assets and Operations

NOTICE OF MOTION CM/8.9/25.05

Subject: School Infrastructure and Enrolment Trends

TRIM No: A14/0170

Submitted by: Councillor Nemesh



MOTION:

That Council:

- 1. Notes the previous report on school infrastructure and enrolment trends approved by Council in June 2018 (PD/5.4/18.06).
- 2. Officers undertake a review and update the report to reflect current trends and school infrastructure needs in the Waverley local government area.
- 3. Officers prepare a report to the August Council meeting with the updated report.

Background

Council previously undertook a review of school enrolment data and infrastructure needs in June 2018. Undertaking an analysis of school enrolment data and school infrastructure needs in the Eastern Suburbs of Sydney is essential to ensure that educational services keep pace with population growth and demographic changes. Waverley is a diverse and evolving region, experiencing shifts in family composition, housing development, and urban density. Understanding current enrolment trends—such as student numbers or changes in age cohorts—can help identify whether existing schools are adequately resourced or if there are emerging gaps in provision.

General Manager's comment

If resolved by Council, officers will undertake a review and provide a report to Council with the updated information as requested.

Ben Thompson

Director, Community, Culture and Customer Experience

NOTICE OF MOTION CM/8.10/25.05

Subject: Spotlight Site Redevelopment - Feasibility Study

TRIM No: A25/0765

Submitted by: Councillor Merten

Councillor Masselos



MOTION:

That Council:

1. Notes that:

- (a) The NSW State Government's housing target of 2,400 new dwellings in the Waverley local government area is urgent.
- (b) The Council-owned Spotlight site in Ebley Street, Bondi Junction, is a large, well-located site.
- (c) Two affordable housing units owned by the State Government abut this site.
- 2. Officers prepare a feasibility study for the redevelopment of the Spotlight site into a mix of high-quality commercial/retail and affordable housing and/or other options that include a steady rental revenue to Council in perpetuity that is comparable to (or exceeds) the returns currently being received from tenants.
- 3. Includes the feasibility outcomes as part of the Bondi Junction Master Plan development process and Strategic Property Review considerations.
- 4. Undertakes community consultation as part of the feasibility study, including but not limited to Mill Hill/Bondi Junction Precinct, Queens Park Precinct, other key stakeholder groups and the wider community.
- 5. Allocates funds from the 2025-26 budget to undertake the feasibility study.
- 6. Officers prepare a report to the August 2025 Council meeting.

Background

The current housing crisis in NSW is urgent. The NSW Government is taking active measures to address this crisis and has issued Council with the requirement of building 2,400 dwellings over a five-year period.

Waverley is one of the most densely populated local government areas (LGAs) in Australia with some of the most expensive real estate. Council has been doing the heavy lifting in providing affordable housing for many years owning social and affordable housing units.

This pressing situation requires new ways of approaching housing and dwelling growth. The NSW Government has pressed a focus on new dwellings being well located to public transport and infrastructure.

Council owns a number of sites throughout the LGA and the Spotlight site is one of the largest and best located sites in the Bondi Junction CBD. It has a park almost adjacent and is within a level, easy walking distance of Queens Park and Centennial Park. Bondi Junction train station and bus interchange is just a block from this site.

Of pressing concern throughout the LGA is the rapid loss of older style and more affordable housing. With many of these older style blocks of flats being redeveloped into expensive luxury apartments, Waverley is seeing an exodus of essential workers who can no longer afford to live within our community.

This is a serious development that will see our community struggle with staffing for our hospitals, nursing homes, schools, public transport and police stations.

The feasibility study is an important first step in understanding the opportunities Council may have in addressing this urgent crisis and making decisions now that will future proof the Waverley community as a thriving and diverse one.

This approach is worthy of investment as it will also help create a framework for informed decisions about other potential development sites throughout the LGA where a mix of housing, including essential worker housing, can be delivered.

General Manager's comment

The Strategic Property Review Committee received a report on Priority Strategic Property Projects at its meeting on 27 March 2025. The following was included for the Spotlight site.

- The building is close to the end of its commercial life and significant capital would be required to extend its life beyond the current leases.
- The APP commercial property review recommended redevelopment to realise value.
- Two leases on foot both expire mid-2027.
- Option for sale at end of current lease arrangements or if not then feasibility/options analysis to be undertaken.

The committee noted the report and recommended that this site be considered as part of the Bondi Junction Master Plan.

Should this motion be supported, this project would need to be prioritised by the Property and Facilities department and funds allocated in the 2025-26 budget to engage a consultant to undertake this review. With current priorities, officers suggest reporting back to Council in October 2025.

Sharon Cassidy
Director, Assets and Operations

NOTICE OF MOTION CM/8.11/25.05

Subject: Strengthening Governance, Engagement and Delivery

TRIM No: A25/0766

Submitted by: Councillor Fabiano



MOTION:

That Council:

1. Commits to strengthening its governance, financial accountability and community engagement processes to ensure the delivery of transparent, efficient, and community-led services.

- 2. Requests the relevant department (General Manager/Executives) to prepare a report within four months outlining improvements in the following areas:
 - (a) Financial oversight:
 - (i) Introduce tighter budget forecasting and reporting protocols for major capital works.
 - (ii) Conduct a review of past project cost overruns (e.g. Bondi Pavilion, Boot Factory) to extract key lessons and inform future project delivery.
 - (iii) Develop a publicly accessible 'Major Projects Tracker' with live budget updates and milestone transparency.
 - (b) Community consultation:
 - (i) Expand the use of participatory tools (e.g. community panels, pop-ups, multilingual surveys) to improve engagement reach and representation.
 - (ii) Establish minimum response thresholds or stratified sampling for major policy changes or public domain modifications.
 - (iii) Trial deliberative democracy approaches (e.g. citizens' juries) on complex or contested topics.
 - (c) Project management and delivery:
 - (i) Adopt a standardised project management framework for capital works with clear milestones, strengthening scoping studies, design, project process, engagement and delivery, risk controls and post-project evaluations.
 - (ii) Provide regular project updates to Council and the community, especially for projects exceeding \$5 million.

(iii) Embed community benefit and equity considerations into project design and procurement.

3. Notes that these initiatives will support long-term organisational sustainability, rebuild public trust and ensure that Council continues to deliver high-quality outcomes for the Waverley community.

Background

Council has achieved significant progress in areas such as environmental leadership, public safety, and cultural programs. However, recent challenges—including cost overruns, limited engagement reach, and project delivery delays—have highlighted the need for improved governance practices. Strengthening Council's financial, consultative, and executional frameworks will help deliver better services, enhance accountability, and maintain community confidence in decision-making.

General Manager's comment

Council has a comprehensive project management framework for delivery of capital works programs. Details were provided on this to Councillors most recently at the Councillor induction in October 2024. In the last three years, both the project management of capital works as well capital projects partnership compliance have been audited by our internal auditors, Grant Thornton, and reported to the Audit, Risk and Improvement Committee (ARIC). All actions from these audits have been closed out. In addition, in early 2025 Grant Thornton were engaged to undertake a contract management audit of a selection of significant capital works projects. This will be reported to the upcoming ARIC with positive results achieved.

In this term of Council, a Capital Works Review Committee has been established and has been meeting monthly. This committee is receiving regular updates on Council's significant capital works projects, including financial status, as well as updates on key upcoming projects. Council officers also report quarterly to the Executive Leadership Team (ELT) and the ARIC on the performance of Council's significant capital works projects and the overall program.

A publicly accessible 'Major Projects Tracker' with live budget updates and milestone transparency would not be technically feasible with current systems. However, officers can consider how to make the financial reporting provided to the Capital Works Review Committee and the ARIC more transparent for the community.

The Bondi Pavilion project was reported regularly to Council with a comprehensive report on cost overruns in April 2022. A copy of this report can be provided to Councillors for information. A detailed lessons learnt exercise is programmed for the Boot Factory and Mill Hill project. This will include input from our legal consultants. The outcome of this lessons learnt exercise will be reported to the Capital Works Review Committee and ELT.

Regarding community consultation, Council officers follow the procedures detailed in the Community Engagement Strategy. We strive to maximise engagement on all projects and initiatives though utilising a variety of methods. Officers are open to continue to considering methods and tools to increase participation.

Officers recommend that rather than a Council report in four months that the issues raised in this motion be considered by the Capital Works Review Committee, with recommendations for any actions to be made to Council.

Sharon Cassidy Director, Assets and Operations

NOTICE OF MOTION CM/8.12/25.05

Subject: Frontier Wars - Memorial

TRIM No: A23/0116

Submitted by: Councillor Wy Kanak



MOTION:

That Council installs a plaque/inscription of consulted/approved wording on the Waverley Cenotaph's vacant south plinth to remember the Frontier Wars.

Background

The First Nations Wars have been researched to understand the support for commemorating this period of Australia's history termed 'Frontier Wars.' Budget/grant allocations to be explored for funding purposes.

General Manager's comment

If resolved by Council, officers will install a plaque as described and undertake consultation on the wording, and existing budget will be allocated accordingly.

Ben Thompson

Director, Community, Culture and Customer Experience

URGENT BUSINESS CM/10/25.05

Subject: Urgent Business

Author: Emily Scott, General Manager



In accordance with clause 9.3 of the Waverley Code of Meeting Practice, business may be considered at a meeting of Council even though due notice of the business has not been given to councillors. However, this can happen only if:

- 1. The business to be considered is ruled by the chair to be of great urgency on the grounds that it requires a decision by Council before the next scheduled ordinary meeting of Council, and
- 2. A motion is passed to have the business considered at the meeting.

Such a motion can be moved without notice.

Only the mover of the motion can speak to the motion before it is put. A motion to have urgent business transacted at the meeting requires a seconder.

For business to be considered urgent, it must require a decision by Council before the next scheduled ordinary meeting of Council.

The mover of the motion must, when speaking to the motion, explain why he or she believes it requires a decision by Council before the next scheduled ordinary meeting of Council.

CLOSED SESSION CM/11/25.05

Subject: Moving into Closed Session

Author: Emily Scott, General Manager



RECOMMENDATION:

That:

4. Council moves into closed session to deal with the matters listed below, which are classified as confidential under section 10A(2) of the *Local Government Act* for the reasons specified:

CM/11.1/25.05 CONFIDENTIAL REPORT - Trade Debtors - Debt Write Off

This matter is considered to be confidential in accordance with Section 10A(2)(b) of the Local Government Act, and the Council is satisfied that discussion of the matter in an open meeting would, on balance, be contrary to the public interest as it deals with discussion in relation to the personal hardship of a resident or ratepayer.

CM/11.2/25.05 CONFIDENTIAL REPORT - Sydney Roosters - Community Partnership Agreement

This matter is considered to be confidential in accordance with Section 10A(2)(c) of the Local Government Act, and the Council is satisfied that discussion of the matter in an open meeting would, on balance, be contrary to the public interest as it deals with information that would, if disclosed, confer a commercial advantage on a person with whom Council is conducting (or proposes to conduct) business.

CM/11.3/25.05 CONFIDENTIAL REPORT - High Impact Events 2025-2026

This matter is considered to be confidential in accordance with Section 10A(2)(c) of the Local Government Act, and the Council is satisfied that discussion of the matter in an open meeting would, on balance, be contrary to the public interest as it deals with information that would, if disclosed, confer a commercial advantage on a person with whom Council is conducting (or proposes to conduct) business.

CM/11.4/25.05 CONFIDENTIAL REPORT - Bondi Pavilion - First Floor Bar and Catering Services - Licence

This matter is considered to be confidential in accordance with Section 10A(2)(d)(i) of the Local Government Act, and the Council is satisfied that discussion of the matter in an open meeting would, on balance, be contrary to the public interest as it deals with commercial information of a confidential nature that would, if disclosed, prejudice the commercial position of the person who supplied it.

CM/11.5/25.05 CONFIDENTIAL REPORT - Tender Evaluation - Bondi Surf Bathers Life Saving Club Conservation and Upgrade Project - Early Contractor Involvement (ECI)

This matter is considered to be confidential in accordance with Section 10A(2)(d)(i) of the Local Government Act, and the Council is satisfied that discussion of the matter in an open meeting would, on balance, be contrary to the public interest as it deals with commercial information of a confidential nature that would, if disclosed, prejudice the commercial position of the person who supplied it.

CM/11.6/25.05 CONFIDENTIAL REPORT - Eastgate Car Park - Part Lot 2 DP 732731 - Licence

This matter is considered to be confidential in accordance with Section 10A(2)(c) of the Local Government Act, and the Council is satisfied that discussion of the matter in an open meeting would, on balance, be contrary to the public interest as it deals with information that would, if disclosed, confer a commercial advantage on a person with whom Council is conducting (or proposes to conduct) business.

- 5. Pursuant to section 10A(1), 10(2) and 10A(3) of the *Local Government Act*, the media and public be excluded from the meeting on the basis that the business to be considered is classified as confidential under section 10A(2) of the *Local Government Act*.
- 6. The correspondence and reports relevant to the subject business be withheld from the media and public as provided by section 11(2) of the *Local Government Act*.

Introduction/Background

In accordance with section 10A(2) of the Act, Council may close part of its meeting to deal with business of the following kind:

- (a) Personnel matters concerning particular individuals (other than councillors).
- (b) Personal hardship of any resident or ratepayer.
- (c) Information that would, if disclosed, confer a commercial advantage on a person with whom Council is conducting (or proposes to conduct) business.
- (d) Commercial information of a confidential nature that would, if disclosed:
 - (i) Prejudice the commercial position of a person who supplied it: or
 - (ii) Confer a commercial advantage on a competitor of Council;
 - (iii) Reveal a trade secret.
- (e) Information that would, if disclosed, prejudice the maintenance of law.
- (f) Matters affecting the security of Council, Councillors, Council staff and Council property.
- (g) Advice concerning litigation, or advice that would otherwise be privileged from production in legal proceedings on the grounds of legal professional privilege.
- (h) Information concerning the nature and location of a place or an item of Aboriginal significance on community land.
- (i) Alleged contraventions of any Code of Conduct requirements applicable under section 440.

It is my opinion that the business listed in the recommendation is of a kind referred to in section 10A(2) of the *Local Government Act* 1993 and, under the provisions of the Act and the *Local Government (General) Regulation 2021*, should be dealt with in a part of the meeting that is closed to members of the public and the media.

Pursuant to section 10A(4) of the Act and clauses 14.9–14.10 of the Waverley Code of Meeting Practice, members of the public may make representations to the meeting immediately after the motion to close part of the meeting is moved and seconded, as to whether that part of the meeting should be closed.

RESUMING IN OPEN SESSION CM/12/25.05

Subject: Resuming in Open Session

Author: Emily Scott, General Manager



RECOMMENDATION:

That Council resumes in open session.

Introduction/Background

In accordance with clause 14.21 of the Waverley Code of Meeting Practice, when the meeting resumes in open session the chair will announce the resolutions made by Council while the meeting was closed to members of the public and the media.