



## **MINUTES**

# **Tuesday 17 February 2026 Ordinary Council Meeting**

WEBSITE: [www.wtc.tas.gov.au](http://www.wtc.tas.gov.au)

# ORDER OF BUSINESS

<b>Details</b>	<b>Page</b>
<b>ACKNOWLEDGEMENT OF COUNTRY .....</b>	<b>4</b>
<b>PUBLIC ATTENDANCE .....</b>	<b>4</b>
<b>AUDIO RECORDINGS OF COUNCIL MEETINGS .....</b>	<b>4</b>
<b>1 PRESENT .....</b>	<b>5</b>
1.1 Present .....	5
1.2 In Attendance.....	5
1.3 Apologies and Leave of Absence .....	5
<b>2 CONFIRMATION OF MINUTES.....</b>	<b>6</b>
2.1 Confirmation of Minutes of Meeting held 20 January 2026 .....	6
<b>3 LATE ITEMS .....</b>	<b>7</b>
<b>4 DECLARATIONS OF INTEREST IN A MATTER OF A COUNCILLOR.....</b>	<b>8</b>
<b>5 PUBLIC QUESTION TIME .....</b>	<b>9</b>
5.1 Public Question Time.....	9
5.2 Public Questions on Notice.....	11
5.2.1 G Hay, Beauty Point .....	11
5.3 Responses to Questions from Previous Public Question Time .....	13
5.3.1 R Pfundt, Legana .....	13
<b>6 CHIEF EXECUTIVE OFFICER'S DECLARATION .....</b>	<b>14</b>
<b>7 PLANNING AUTHORITY .....</b>	<b>15</b>
7.1 Plan 1 - PA2025344 - Residential: Secondary Residence (Caravan) - 35 Riverside Drive, Riverside.....	15
7.2 Plan 2 - AMD03/24 - Substitute Amendment to the Planning Scheme for land at 11 Upper McEwans Road, Legana.....	17
7.3 Plan 3 - PA2025346 - Visitor Accommodation - 6 Apollo Avenue & 4 Aristotelis Court, Legana .....	19
7.4 Plan 4 - PA2025400 - Residential: Dwelling extension and fence - 194 Paper Beach Road, Swan Point.....	25
<b>8 OFFICE OF THE CHIEF EXECUTIVE OFFICER .....</b>	<b>30</b>
8.1 CEO 1 - Council Workshops held in January and February .....	30
8.2 CEO 2 - Australian Local Government Association Call for Motions .....	31
8.3 CEO 3 - 2nd Quarter Performance Report - October to December 2025.....	32
8.4 CEO 4 - Economic Regulator Submission.....	33
8.5 CEO 5 - Electoral Bill Submission .....	34

<b>9 GOVERNANCE</b> .....	<b>35</b>
9.1 Gov 1 - Review of Public Interest Disclosure Policy .....	35
<b>10 DEVELOPMENT</b> .....	<b>37</b>
<b>11 CORPORATE</b> .....	<b>38</b>
<b>12 COMMUNITY</b> .....	<b>39</b>
12.1 Comm 1 - Community Grant - Tamar FM .....	39
12.2 Comm 2 - Review of Public Memorial Policy .....	40
12.3 Comm 3 - Business Grants.....	42
<b>13 COMMUNITY ASSETS</b> .....	<b>44</b>
13.1 Asset 1 - Contract No. WTC 34/2025 Esplanade, Beauty Point: Stormwater Improvements (Budget Variation).....	44
13.2 Asset 2 - Riverside Pool Technical Investigation.....	45
<b>14 PEOPLE, CULTURE &amp; SAFETY</b> .....	<b>46</b>
<b>15 PETITIONS</b> .....	<b>47</b>
<b>16 NOTICE OF MOTIONS</b> .....	<b>48</b>
16.1 Motions on Notice .....	48
16.1.1 Motion - Cr Sladden - Request for Ministerial Review - Petition Provisions in the Local Government Act 1993 (Tas).....	48
16.2 Motions without Notice.....	50
<b>17 COUNCILLORS' QUESTIONS</b> .....	<b>51</b>
17.1 Councillors' Questions on Notice .....	51
17.1.1 Cr Manticas.....	51
17.1.2 Cr Lerner.....	52
17.2 Councillors' Questions without Notice .....	53
17.3 Responses to Previous Questions on Notice .....	54
17.3.1 Cr Ferguson - Questions from 20 January 2026 Ordinary Meeting .....	54
<b>18 INTO CLOSED MEETING</b> .....	<b>55</b>
<b>19 OUT OF CLOSED MEETING</b> .....	<b>57</b>
<b>20 CLOSURE</b> .....	<b>58</b>

## ACKNOWLEDGEMENT OF COUNTRY

We start today's meeting by acknowledging and paying respects to the *leterremairrener* and *pangerninghe* Aboriginal people, the Traditional Custodians of the land on which we are gathered today.

Council pays its respects to their Elders past and present and acknowledges all Aboriginal and Torres Strait Islanders here today.

## PUBLIC ATTENDANCE

Attendees are reminded that Council Meetings are a place of work for staff and Councillors. Council is committed to meeting its responsibilities as an employer and as host of this public forum, by ensuring that all present meet expectations of mutually respectful and orderly conduct. It is a condition of entry to this meeting that you cooperate with any directions or requests from the Chairperson or Council officers.

The Chairperson is responsible for maintaining order at Council Meetings. The Chief Executive Officer is responsible for health, wellbeing and safety of all present. The Chairperson or Chief Executive Officer may require a person to leave Council premises following any behaviour that falls short of these expectations. It is an offence to hinder or disrupt a Council Meeting.

Public attendees are requested to register their attendance prior to entering the meeting.

## AUDIO RECORDINGS OF COUNCIL MEETINGS

Council reminds attendees that this meeting will be audio recorded as provided for by Regulation 43 of the *Local Government (Meeting Procedures) Regulations 2025*.

Council also resolved in June 2025 to adopt a new Audio Recording and Minutes Policy which sets out Council's policy in relation to the recording of Council meetings.

A copy of the recording of the open session of the meeting will be placed on Council's website as soon as practicable but no later than 5 business days after the meeting. The recording does not replace the written Minutes and a transcript of the recording will not be prepared. The Minutes of a meeting, once confirmed, prevail over the audio recording of the meeting.

A copy of the recording of a Council meeting is to be retained by Council for at least a period of 2 years from the date of a meeting and may be deleted after that period has expired;

Unless expressly stated otherwise, West Tamar Council claims copyright ownership of the content of recordings of Council meetings ("the Recordings").

The Recordings may not be uploaded, displayed, transcribed and/or reproduced without the written permission of the Chief Executive Officer for the express purpose proposed.

Council reserves the right to edit Recordings to remove any information that would, or is likely to, place the safety of a person at risk if the recording is published, is, or is likely to be defamatory, contains offensive material or is, or is likely to be, unlawful.

Any Recordings that have been edited to remove any part of the meeting in line with the above reasons will include a statement at the commencement of the recording to the effect that the recording of the meeting has been edited and the reason for that edit.

## 1 PRESENT

### 1.1 Present

Mayor Cr Christina Holmdahl  
Deputy Mayor Cr Rick Shegog  
Cr Joy Allen  
Cr Lynden Ferguson  
Cr Richard Ireland  
Cr Geoff Lyons  
Cr Josh Manticas  
Cr Julie Sladden

### 1.2 In Attendance

Chief Executive Officer	Kristen Desmond
Director Corporate & Community	David Gregory
Director Community Assets	Dino De Paoli
Director Planning & Development	Michelle Riley
Director People, Culture & Safety	Richard Heyward
Governance Officer	Tom Chalmers
Manager Communications & Engagement	Simon Tennant
Senior Technology Officer	Brentley Woods
Technology Officer	Angus Pilon
Team Leader Planning	Krstyna Ennis
Personal Assistant to the CEO & Mayor	Angeline Tawanda
Youth Mayor	Millie van Est

### 1.3 Apologies and Leave of Absence

Cr Caroline Larner

## 2 CONFIRMATION OF MINUTES

### 2.1 Confirmation of Minutes of Meeting held 20 January 2026

#### RECOMMENDATION

That the Minutes of Council's Ordinary Meeting held on 20 January 2026 numbered 26/1 to 26/18 as provided to Councillors be received and confirmed as a true record of proceedings.

#### Minute No. 26/19

#### DECISION

Moved: Cr Lyons

Seconded: Cr Allen

That the Minutes of Council's Ordinary Meeting held on 20 January 2026 numbered 26/1 to 26/18 as provided to Councillors be received and confirmed as a true record of proceedings.

#### VOTING

For: Mayor Cr Holmdahl, Deputy Mayor Cr Shegog, Cr Allen, Cr Ferguson, Cr Ireland, Cr Lyons, Cr Manticas and Cr Sladden

Against: Nil

Abstained: Nil

**CARRIED UNANIMOUSLY 8/0**

### 3 LATE ITEMS

Nil

#### 4 DECLARATIONS OF INTEREST IN A MATTER OF A COUNCILLOR

Nil

## 5 PUBLIC QUESTION TIME

### 5.1 Public Question Time

Commenced at: 1.33pm

#### Cheryl Swan, Paper Beach

**Statement:** West Tamar Municipality has many amazing associations and clubs with wonderful people doing wonderful things, voluntary and otherwise. There's lots of interaction within our community between young people and older people, vulnerable people in all ages and areas of life, such as our young Mayor here.

Many people, such as myself, in an organisation are required to have one of these: a Working with Vulnerable People card, which I quite gladly show that I am suitable to be doing the volunteering that I do in my community.

**Question:** I'd like to ask: how many sitting here today have the Working with Vulnerable People card, and is it compulsory? And if not, why not? And why do certain people that may be sitting here not have it?

**Response:** *Ms. Swan, it's not compulsory. But I will leave it to those that do have one to show that they do have one.*

#### Robert Pfundt, Legana

**Statement:** You may recall that I spoke at the last council meeting on the Apollo Avenue project, which I understand you're voting on today.

I've read the report by the statutory planner. Wasn't impressed. It's a sad reflection on our community that a landowner with very significant financial resources can commission a professional consulting company to generate a development application for a project like that, which is, on the face of it to most people, and clearly not meeting the standards of the general area.

And then, from the report, it doesn't meet any of the acceptable requirements for such a development, and the development application itself meandered around a lot of the performance criteria in a way such that it made it look acceptable, which most people clearly think it is not. 35 objections, I gather, in writing were sent to Council. Reading the report, not having seen all of them, I imagine that very little heft was given to those objections by local residents who have lived there for some time and really enjoy the amenity of the area.

And then, we seemingly have a compliant planning division at Council which just waves this through. With respect, I strongly urge Councillors to support their residents and vote against this proposal today.

**Question 1:** Reading the report, I was interested to see that the planner referred to the 2022-2032 Strategic Plan of Council, which I referred to last month. And my question is: how does this development application and proposal support that plan for Council?

**Response:** *We'll take note of your question. We can't discuss it with you at the moment because it's an issue that we haven't debated yet. But I'm sure that everybody around the table has listened to what you've said, and—but you will have to wait until the debate, I'm sorry.*

**Question 2:** So I can ask the question then?

**Response:** *No, you can't. I will take that question on notice. I understand your problem, but we can't discuss this matter until it comes up for debate as a council item. And I would just like to reassure you that every single representation that comes to Council is very seriously considered; they're not just discarded. And all the Councillors pay a lot of attention to what the community is saying.*

**Question 3:** Can I ask Councillors whether they all read the 35 objections?

**Response:** *No, I'm sorry, you can't ask the Councillors questions. I can assure you that all the Councillors were provided with the 35 representations.*

**Regan Petty, Riverside**

**Statement:** I'd like to provide some context regarding our planning application for the property and the need for the caravan to stay, if at all possible, for any length of time.

In August 2023, my father-in-law lost his battle with mental health. We lost a family member, and we don't want to have the same struggle again. After a short stay, once my mother-in-law returned to Tasmania, she stayed at the mental health ward in Launceston General Hospital. And it was recommended by the doctors that she be provided day-to-day support surrounded by family.

Being that she's been an incredibly independent woman her entire life, incredibly strong, this has shaken her beyond what any of us expected. We wish to support her for as long as possible, as anyone would with their family. However, if it can be discussed, if our application is denied, that we can have a time limit imposed. Whether it's until the end of this year or something else that we can figure out, so that we don't have to go through the same struggle we've already been through with losing a family member to mental health. Thank you.

**Response:** *Thank you, Mr. Petty.*

Concluded at: 1.43pm

## 5.2 Public Questions on Notice

**All answers to questions on Notice have been prepared by the Chief Executive Officer, Kristen Desmond.**

### 5.2.1 G Hay, Beauty Point

**Question 1:** Questions on Notice are sent to THE Councillors as representations from rate payers and not the CEO, why are QoN's NOT tabled at council meetings to arrive at an answer, currently the answers to the question(s) are answered before the council meeting by the CEO with its seems complete disregard to elected councillors considerations why and how is this done ?

**Response:** *As per my answer provided to you on 14 November 2023:*

*“The question, and a proposed response, if appropriate, will be included on the agenda for the scheduled meeting. Where a question with notice requires further research or clarification the answers to the question will be included in the agenda of the following council meeting”.*

*Legislatively, the Local Government (Meeting Procedures) Regulations 2025 only require that questions on notice be submitted by members of the public and allows each council to determine any other procedures to be followed in respect of public question time not specifically set out in the Regulations.*

*I note that other Councils adopt a similar approach to West Tamar Council and publish Questions on Notice with the answers in Agendas. How Questions on Notice are dealt with are subject to Council's Council Meeting Engagement Policy and as such I am guided by this Policy when preparing Agendas.*

**Question 2:** What qualifies some rate payers as against other rate payers to have there private property entrances/drive-ways built free of costs by the West Tamar Council ?

**Response:** *I do not understand what this question relates to. When footpath upgrades or road reconstruction projects are undertaken as part of Council's capital works program, existing driveways are replaced like for like if condition warrants this, or to comply with the applicable engineering standard. If you are alleging that staff have undertaken private works inappropriately then please submit to me your allegations and I will investigate them.*

**Question 3:** We see a \$104,108.00 “membership fee”, rate payers funds, to Northern Tasmania Development Corporation Limited, so we are paying this to be a MEMBER of exactly what ? Please explain by examples what if any tangible benefits that have been delivered to West Tamar rate payers in past 12 months that justify this MEMBERSHIP fee , examples must show cost /benefit return ratio.

**Response:** *Northern Tasmania Development Corporation (NTDC) is a regional development agency co-funded by seven Northern Councils to develop and delivery programs of regional significance that enhance the social and economic prosperity of the region.*

*Membership of NTDC is for a period of three years. Member councils co-design a three-year strategy of agreed program delivery in partnership with NTDC Board.*

*This strategy, ratified in early 2023, has guided for directed programs such as:*

**Regional Priority projects** advocacy leading up to both Federal and State Government elections and targeted toward State and Federal Government grant programs and budget inclusions.

West Tamar inclusions in published prospectus include:

- West Tamar Trail Network
- Ferment HQ
- Launceston/Tamar Sewerage Improvement Plan
- West Tamar Growth Strategy
- 10-year vision for the kanamaluka/Tamar Estuary & Masterplan
- Legana Sporting Complex

**Regional Land Use Strategy Review and drafting.** NTDC is commissioned to review and draft the Northern Tasmania Regional Land Use Strategy (NTRLUS) which enables Tasmanian planning policies to be enabled true to place.

This project management includes all eight northern councils working with NTDC through a Steering Committee (chaired by the CEO of West Tamar Council).

**Northern Tasmania Population Program renewal.** NTDC has renewed the region's population program circa 2019 to respond to population growth challenges across the next 20 years. This program is assisting West Tamar Council better accommodate population growth and workforce attraction and retention, whilst ensuring all Councils work collaboratively to ensure people can work and live well.

**Northern Sports Facility Study.** NTDC developed an assessment both future trends in recreational activity and the condition of existing sporting venues owned by local councils across the region. West Tamar Council were able to use this work to inform plans to secure funding for sporting venue development at Legna, as well as appreciate where the use of sporting/recreational facilities in neighbouring councils could be optimised to benefit residents.

**Gastronomy Northern Tasmania.** NTDC is custodian on behalf of northern Councils of the UNESCO Creative City of Gastronomy designation. This acknowledges the urban/rural food system that our region, and especially the Tamar Valley, was founded upon. West Tamar Council are able to make use of both intelligence gained through a network of over 50 City/regions of Gastronomy across the world, as well as make use of branding to associate the West Tamar with this UNESCO designation.

**On-going advocacy and engagement on behalf of members.** NTDC is always meeting with elected officials at all levels of government to champion Northern Tasmania as a place where investment, education, employment and visitation is welcomed and able to thrive. This supports West Tamar Council's very professional and effective involvement in this space, with NTDC articulating the regional importance of West Tamar based initiatives.

An **Annual Report** is provided that details annual program delivery (2024-2025) against the three strategy and successes which was shared with funding members at AGM on 6 November 2025.

### 5.3 Responses to Questions from Previous Public Question Time

#### 5.3.1 R Pfundt, Legana

Our Ref: GO.CO.U.186

Enquiries: Office of the Chief Executive Officer  
Phone : (03) 6323 9300

30 January 2026

Robert Pfundt

By email: [REDACTED]

Dear Mr Pfundt



2-4 Eden Street, Riverside TAS 7250  
PO Box 16, Riverside TAS 7250  
e. [wtc@wtctas.gov.au](mailto:wtc@wtctas.gov.au)  
p. 03 6323 9300  
[wtc.tas.gov.au](http://wtc.tas.gov.au)

#### Response to Questions on Notice – Ordinary Council Meeting 20 January 2026

I refer to the questions set out below taken on notice at the West Tamar Council meeting on 20 January 2026, and now provide the following responses:

**Question 1:** *What is the purpose of the large greenhouse in this proposal?*

The application does not define a purpose for the glasshouse. The use proposed is Visitor Accommodation and the glasshouse is within the grounds. Any commercial use, or use other than garden / landscaping associated with the visitor accommodation use would require separate approval.

**Question 2:** *Commercial enterprises in low-density residential zones are generally permitted if they are small-scale or home-based. If this is a reasonably large commercial venture, would it not be more appropriate to locate it in a mixed-use or business commercial zone?*

As above, the application proposes Visitor Accommodation and no other use has been proposed.

**Question 3:** *Is it possible that at some point in the future, this development, if approved, could be converted to long-term rental housing?*

Under the Tasmanian Planning Scheme, the property is in the Low Density Residential Zone and the Residential Supply and Density Specific Area Plan applies. Long term rental would be defined as Multiple dwellings and is prohibited in this area. Visitor Accommodation is defined as 'use of land for providing short or medium-term accommodation for persons away from their normal place of residence on a commercial basis or otherwise available to the general public at no cost' noting that it does not define a length of stay.

Yours sincerely



Kristen Desmond  
CHIEF EXECUTIVE OFFICER



## 6 CHIEF EXECUTIVE OFFICER'S DECLARATION

"I certify that with respect to all advice, information or recommendation provided to Council with this agenda:

1. the advice, information or recommendation is given by a person who has the qualifications or experience necessary to give such advice, information or recommendation;
2. where any advice is given directly to council by a person who does not have the required qualifications or experience that person has obtained and taken into account in that person's general advice the advice from an appropriately qualified or experienced person; and
3. a copy or written transcript of the advice received has been provided to council."



Kristen Desmond  
**CHIEF EXECUTIVE OFFICER**

"Notes: Section 65(1) of the *Local Government Act 1993 (Tas)* requires the General Manager to ensure that any advice, information or recommendation given to the council (or a council committee) is given by a person who has the qualifications or experience necessary to give such advice, information or recommendation. Section 65(2) forbids council from deciding any matter which requires the advice of a qualified person without considering that advice."

At West Tamar Council, the title Chief Executive Officer is a term of reference for the General Manager as appointed by Council pursuant to section 61 of the *Local Government Act 1993 (Tas)*. For the avoidance of doubt, Chief Executive Officer means General Manager for the purposes of the *Local Government Act 1993 (Tas)* and all other legislation administered by or concerning Council.

## 7 PLANNING AUTHORITY

*Council is now sitting as a planning authority. Each council acts as the planning authority for their municipality. In this role, councillors consider development applications and make administrative decisions that are based on the council's planning scheme. While councillors are obliged to consider the community's views, this does not mean they can vote in favour of those views while fulfilling the role of a planning authority. Councillors must make planning decisions based on whether a planning application is consistent with the local planning scheme, even if members of the community object to the planning proposal.*

### 7.1 Plan 1 - PA2025344 - Residential: Secondary Residence (Caravan) - 35 Riverside Drive, Riverside

**REPORT AUTHOR:** Team Leader - Planning - Krstyna Ennis

**REPORT DATE:** 3 February 2026

**ATTACHMENTS:**

1. [7.1.1] Plan 1 - Location Plan - 35 Riverside Drive Riverside
2. [7.1.2] Plan 1 - Proposal Plans - 35 Riverside Drive, Riverside

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### RECOMMENDATION

That application PA2025344 be determined as follows:

That the application for Residential - Secondary Residence (Caravan), by Regan and Amy Petty, for land at 35 Riverside Drive, Riverside, Lot No. 223 on Plan No. 17325 is **REFUSED** on the following grounds:

- (a) The proposal does not satisfy Clause 8.4.1 Performance Criteria P1, as the siting of the secondary residence within the frontage is not compatible with the streetscape; and
- (b) The proposed development cannot be reasonably conditioned to comply with the Performance Criteria due to siting constraints that prevent relocation elsewhere on the site.

*Team Leader Planning entered the meeting at 1.44pm*

**Minute No. 26/20**

### DECISION

Moved: Cr Manticas

Seconded: Cr Ferguson

That application PA2025344 be determined as follows:

That the application for Residential - Secondary Residence (Caravan), by Regan and Amy Petty, for land at 35 Riverside Drive, Riverside, Lot No. 223 on Plan No. 17325 is **REFUSED** on the following grounds:

- a. The proposal does not satisfy Clause 8.4.1 Performance Criteria P1, as the siting of the secondary residence within the frontage is not compatible with the streetscape; and

**ORDINARY COUNCIL MEETING  
Tuesday 17 February 2026**

- b. The proposed development cannot be reasonably conditioned to comply with the Performance Criteria due to siting constraints that prevent relocation elsewhere on the site.

**VOTING**

For: Mayor Cr Holmdahl, Deputy Mayor Cr Shegog, Cr Allen, Cr Ferguson, Cr Ireland, Cr Manticas and Cr Sladden

Against: Cr Lyons

Abstained: Nil

**CARRIED 7/1**

## 7.2 Plan 2 - AMD03/24 - Substitute Amendment to the Planning Scheme for land at 11 Upper McEwans Road, Legana

**REPORT AUTHOR:** Team Leader - Planning - Krstyna Ennis

**REPORT DATE:** 2 February 2026

**ATTACHMENTS:**

1. [7.2.1] Attachment 1 - AMD03-24 Certified substitute draft amendment
2. [7.2.2] Attachment 2 - AMD03-24 (substitute amendment) Consideration of Representations
3. [7.2.3] Attachment 3 - AMD03-24 Representations

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### RECOMMENDATION

That Council:

1. In accordance with sections 40K of the *Land Use Planning and Approvals Act 1993*, notify the Tasmanian Planning Commission that two (2) representations were received during the exhibition period for substitute amendment AMD03-24.
2. In accordance with section 40K(c) and 42(b) of the *Land Use Planning and Approvals Act 1993*, consider the merit of the representations received to the substitute amendment AMD03-24.
3. Provide advice to the Tasmanian Planning Commission that no further modifications are recommended.

### Minute No. 26/21

#### DECISION

Moved: Cr Ireland

Seconded: Cr Lyons

That Council:

1. In accordance with sections 40K of the *Land Use Planning and Approvals Act 1993*, notify the Tasmanian Planning Commission that two (2) representations were received during the exhibition period for substitute amendment AMD03-24.
2. In accordance with section 40K(2)(c) and 42(b) of the *Land Use Planning and Approvals Act 1993*, consider the merit of the representations received to the substitute amendment AMD03-24.

3. Provide advice to the Tasmanian Planning Commission that no further modifications are recommended.

**VOTING**

For: Mayor Cr Holmdahl, Deputy Mayor Cr Shegog, Cr Allen, Cr Ferguson, Cr Ireland, Cr Lyons, Cr Manticas and Cr Sladden

Against: Nil

Abstained: Nil

**CARRIED UNANIMOUSLY 8/0**

### 7.3 Plan 3 - PA2025346 - Visitor Accommodation - 6 Apollo Avenue & 4 Aristotelis Court, Legana

**REPORT AUTHOR:** Statutory Planner - Dee Yuvanesan

**REPORT DATE:** 4 February 2026

**ATTACHMENTS:**

1. [7.3.1] Plan 3 - Location Plan
2. [7.3.2] Plan 3 - Proposal Plans

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#### RECOMMENDATION

That application PA2025346 be determined as follows:

- (a) the requested variations comply with the relevant performance criteria and be supported;
- (b) matters raised by the representor have been considered but do not alter the assessment against the Scheme or the recommendation; and

That the application for Visitor Accommodation – 9 x Accommodation units and 1 x Outbuilding, by Coactive Building Design, for land at 6 Apollo Avenue and 4 Aristotelis Court, Legana (CT186045/105 and 186045/106) be **APPROVED** subject to the following conditions:

#### ENDORSED PLANS

1. The use and development must be substantially in accordance with the following endorsed documents:
  - (a) Endorsed plans by Coactive Building Design, reference 25006, and dated 04-12-2025; and
  - (b) Traffic Impact Assessment, by Midson Traffic Pty Ltd and dated October 2025.Any other development and/or use, or substantial intensification of the approved use, may require separate assessment and a fresh application should be submitted to Council.

#### LENGTH OF STAY – USE MUST NOT BE RESIDENTIAL

2. No occupant may exceed three months' duration within any rolling twelve-month period with the exception of one site manager within a single unit.

#### OUTBUILDINGS

3. The use of the outbuilding (glasshouse) is not permitted for human habitation and is limited to storage, gardening and any activities of the approved use only.

#### SITE MANAGEMENT

4. The use must be operated in such a way that it does not cause an unreasonable nuisance to others.
5. Prior to the commencement of the use, a House Rules document must be prepared to the satisfaction of the Director Planning and Development or their delegate, which outlines how potential nuisances will be minimised and must include at least the following matters:
  - (a) musical instruments and sound amplifying equipment are only permitted within the following hours:
    - Monday to Thursday: 7am to 10pm;
    - Friday or a work day before a public holiday 7am to 12 midnight;
    - Saturday 9am to 12 midnight; and

- Sundays or a public holiday before a work day 10am to 10pm.
- (b) noise must be kept within acceptable residential tolerances especially using outdoor spaces between 10pm and 7am.

The House Rules document must be displayed in a prominent location within each unit where it is easily noticed by guests and their visitors.

#### **TASWATER**

6. The development must be in accordance with the Submission to Planning Authority Notice issued by TasWater (TWDA2025/01661/WTC) attached.

#### **SIGNAGE**

7. Erection of any minor identification sign, letterbox sign and unit identification signage must comply with the requirements of Table C1.4 of the Tasmanian Planning Scheme.
8. Each tenancy is permitted one (1) unit identification sign only. Any additional signs may require additional approval.

#### **STORMWATER WORKS**

9. Prior to the commencement of the use, a stormwater inlet must be installed in the lowest point of any stream, pond or water feature in 4 Aristotelis Court. The pipe may remain capped but must be connected to the site stormwater connection prior to the commencement of the use, to be capable of removing the inter-allotment drainage should the stream cause a nuisance in the future.

#### **VEHICULAR CROSSING**

10. Prior to the commencement of the use, any new crossover, or modification to an existing crossover, must be designed and constructed to the following design criteria:
  - (a) Be no more than 4.5m wide, unless the Road Authority provides written advice otherwise;
  - (b) Be positioned so the driveway apron has at least one metre of horizontal clearance to any existing street light pole or electrical turret;
  - (c) Where adjacent to communications infrastructure, pit lids shall either be offset from new driveway aprons, or replaced with a trafficable lid, to the satisfaction of the Responsible Authority;
  - (d) Where a crossover is widened, the transition in the kerb and footpath must also be widened;
  - (e) Be in accordance with Council Standard Drawings, in particular TSD-R09
11. Works in the road reserve shall not commence until a Driveway Application Form has been submitted to Council and approved by the Road Authority.
12. Any directional or traffic management signage associated with the development must be located either inside the site or attached to a fence. Signs must not be located in the road reserve.

#### **DRIVEWAY AND PARKING AREA CONSTRUCTION**

13. Before commencement of the use, parking bays and access ways as shown on the endorsed plans must:
  - (a) be line-marked or otherwise delineated to indicate each car space and access lane;
  - (b) be properly constructed to such levels that they can be used in accordance with the plans, especially any accessible parking spaces which must be in accordance with Australian Standard AS/NZ2890.6-2009 Off-street parking for people with disabilities;
  - (c) be surfaced with an all-weather impervious surface; and

- (d) be adequately drained to prevent stormwater being discharged to neighbouring properties.

Parking areas and access lanes must be kept available for these purposes at all times and maintained for the life of the use.

### **CONSTRUCTION MANAGEMENT**

14. Prior to the commencement of works (including vegetation removal), a construction management plan must be submitted detailing how soil and water is to be managed during the construction process to prevent the escape of soil and sediments beyond site boundaries. This plan must clearly set out the property owner's obligations for erection, inspection and maintenance of all control measures approved. The management plan must include the following:

- (a) date and author;
- (b) property boundaries, location of adjoining roads and other public land if any, impervious surfaces, underground services and existing drainage, contours, approximate grades of slope, directions of fall, north point and scale;
- (c) general soil description;
- (d) location and types of all existing vegetation, location and amount of proposed ground disturbance, limit of clearing, grading and filling and the proposed location of soil, sand, topsoil and other material stockpiles;
- (e) critical natural areas such as drainage lines, cliffs, wetlands and unstable ground;
- (f) location of vegetation to be retained and removed;
- (g) location of stabilised site access;
- (h) initial and final contours, location of watercourses, surface drainage and existing stormwater infrastructure;
- (i) stormwater discharge point, if proposed;
- (j) location of all proposed temporary drainage control measures;
- (k) construction details;
- (l) location and details of all proposed erosion control measures;
- (m) location and details of all proposed measures to minimize dust generation and emission beyond the site boundaries;
- (n) location and details of all proposed sediment control measures;
- (o) a statement of who is responsible for establishing and maintaining erosion and sediment control measures;
- (p) site rehabilitation or landscaping/revegetation program;
- (q) estimated dates for start and finish of the works including installation sequence of different erosion and sediment controls;
- (r) any information required to address soil, water and dust control measures required to accommodate staging of the proposal; and
- (s) outline of the maintenance program for erosion and sediment controls. This must include weekly inspection as well as before and after every rain event and a reporting schedule to Council.

Works must not commence prior to the approval of the Construction Management Plan by the Director of Infrastructure and Assets or their delegate. The approved plan must be implemented with the commencement of works on site and maintained during construction to ensure soil erosion and dust are appropriately managed to reasonable maintain the amenity of adjoining and nearby properties and public land. A copy of the approved Construction Management Plan must be on the site at all times. All on-ground workers must be aware of and understand the plan.

### **COMMENCED DEVELOPMENT STOP**

Where development has commenced on site and then stops for two weeks or more, interim stormwater, erosion and dust control measures must be installed and maintained on site to

ensure overland flows do not become a nuisance to adjoining properties or Council's infrastructure until work recommences. The measures must include weekly inspections and reporting to Council as well as before and after every rain event to the satisfaction of the Director of Infrastructure and Assets or their delegate. This may require a revision of the approved Construction Management Plan – any changes must be approved by the Director of Infrastructure and Assets or their delegate.

#### **WASTE DISPOSAL**

15. Bins must not be placed in the road reserve for collection.
16. Waste and recycling collection must be provided to all visitor accommodation units by a private licensed waste collection service. An agreement must be entered into prior to the commencement of the use and be maintained for the life of the use.

*Note: Council's waste collection service will not serve the development.*

#### **STORAGE AREAS**

17. All waste is to be stored in such a way that prevents environmental nuisance.
18. Any outdoor storage must not be stored outside a building so as to be visible from the public road, or any public thoroughfare or public place. Any storage for cleaning supplies, linen, and any storage facilities required for the use must be provided within each individual unit.
19. Screen fencing must be erected around all storage and utilities areas with a minimum height of 1.5m. Items must not be stored or stacked above the height of the fence.

#### **Permit Notes**

##### **Notations**

- A. This permit was issued based on the proposal documents submitted for PA2025346. You should contact Council with any other use or developments, as they may require the separate approval of Council.
- B. This permit take effect after:
  - (a) The 14-day appeal period expires; or
  - (b) Any appeal to the Tasmanian Civil and Administrative Tribunal is abandoned or determined; or
  - (c) Any agreement that is required by this permit pursuant to Part 5 of the *Land Use Planning and Approvals Act 1993* is executed; or
  - (d) Any other required approvals under this or any other Act are granted.
- C. This permit is valid for two (2) years only from the date of approval and will thereafter lapse if the development is not substantially commenced. An extension may be granted subject to the provisions of the *Land use Planning and Approvals Act 1993* as amended, by a request to Council.

### Other Approvals

- D. This permit does not imply that any other approval required under any other by-law or legislation has been granted.
- E. If you are planning on providing or selling any food or drinks (including alcohol), you are required to apply for a Food Business Registration. Please contact Council's Environmental Health Department for more information.

### Appeal Provisions

- F. A planning appeal may be instituted by lodging a notice of appeal with the Registrar of the Tasmanian Civil and Administrative Tribunal.

A planning appeal may be instituted within 14 days of the date the Corporation serves notice of the decision on the applicant.

For more information see the Tasmanian Civil and Administrative Tribunal website [www.tascat.tas.gov.au](http://www.tascat.tas.gov.au).

### Permit Commencement

- G. If an applicant is the only person with a right of appeal pursuant to section 61 of the *Land Use Planning and Approvals Act 1993* and wishes to commence the use or development for which the permit has been granted within the 14-day period, the Council must be so notified in writing. A copy of Council's Notice to Waive Right of Appeal is attached.

### **Minute No. 26/22**

#### **DECISION**

Moved: Cr Manticas

Seconded: Cr Allen

That application PA2025346 be determined as follows:

That the application for Visitor Accommodation – 9 x Accommodation units and 1 x Outbuilding, by Coactive Building Design, for land at 6 Apollo Avenue and 4 Aristotelis Court, Legana (CT186045/105 and 186045/106) is **REFUSED** on the following grounds:

- (a) The proposal does not satisfy Clause 10.3.2 Performance Criteria P1, as the proposed visitor accommodation is not compatible with the character and use of the area and would result in an unreasonable loss of amenity.
- (b) The proposal cannot be reasonably conditioned to comply with the Performance Criteria without substantial changes to the nature and scale of the use.

**ORDINARY COUNCIL MEETING  
Tuesday 17 February 2026**



**VOTING**

For: Mayor Cr Holmdahl, Deputy Mayor Cr Shegog, Cr Allen, Cr Ferguson, Cr Ireland, Cr Manticas and Cr Sladden

Against: Cr Lyons

Abstained: Nil

**CARRIED 7/1**

#### 7.4 Plan 4 - PA2025400 - Residential: Dwelling extension and fence - 194 Paper Beach Road, Swan Point

**REPORT AUTHOR:** Senior Statutory Planner - Eric Smith

**REPORT DATE:** 2 February 2026

**ATTACHMENTS:**

1. [7.4.1] Plan 4 - Attachment 1 - Location Plan - 194 Paper Beach Road, Swan Point
2. [7.4.2] Plan 4 - Attachment 2 - Proposal Plans - 194 Paper Beach Road, Swan Point

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#### RECOMMENDATION

That application PA2025400 be determined as follows:

- (a) the requested variations comply with the relevant performance criteria and be supported;
- (b) matters raised by the representor have been considered but do not alter the assessment against the Scheme or the recommendation; and

That the application for Residential – dwelling extension and fence (part retrospective), by Design to Live, for land at 194 Paper Beach Road Lot No.10 on Plan No. 63723 be **APPROVED** subject to the following conditions:

#### ENDORSED PLANS

1. The use and development must be substantially in accordance with the following endorsed documents:
  - (a) Endorsed plans by Design to Live, Ref: PPR197, Rev. 2, dated 19 December 2025 (7 sheets);Any other development and/or use, or substantial intensification of the approved use, may require separate assessment and a fresh application should be submitted to Council.

#### CONSTRUCTION MANAGEMENT

2. Soil, water and dust must be managed on the site during construction to:
  - (a) prevent the escape of soil and sediments beyond site boundaries; and
  - (b) direct water runoff to a lawful point of discharge without causing nuisance for neighbours.

#### COMMENCED DEVELOPMENT STOP

Where development has commenced on site and then stops for two weeks or more, interim stormwater, erosion and dust control measures must be installed and maintained on site until work recommences. The measures must include weekly inspections and reporting to Council as well as before and after every rain event to the satisfaction of the Director of Infrastructure and Assets or their delegate.

#### ONSITE WASTEWATER MANAGEMENT

3. The land application area for onsite wastewater disposal must be separate from parking and accessways.

#### OUTBUILDINGS

4. Use of the outbuilding (shipping container) is not permitted for human habitation and is limited to residential storage and related activities only.

## Permit Notes

### Notations

- A. This permit was issued based on the proposal documents submitted for PA2025400. You should contact Council with any other use or developments, as they may require the separate approval of Council.
- B. This permit take effect after:
- (a) The 14-day appeal period expires; or
  - (b) Any appeal to the Tasmanian Civil and Administrative Tribunal is abandoned or determined; or
  - (c) Any agreement that is required by this permit pursuant to Part 5 of the *Land Use Planning and Approvals Act 1993* is executed; or
  - (d) Any other required approvals under this or any other Act are granted.
- C. This permit is valid for two (2) years only from the date of approval and will thereafter lapse if the development is not substantially commenced. An extension may be granted subject to the provisions of the *Land Use Planning and Approvals Act 1993* as amended, by a request to Council.

### Other Approvals

- D. This permit does not imply that any other approval required under any other by-law or legislation has been granted.

### Appeal Provisions

- E. A planning appeal may be instituted by lodging a notice of appeal with the Registrar of the Tasmanian Civil and Administrative Tribunal.

A planning appeal may be instituted within 14 days of the date the Corporation serves notice of the decision on the applicant.

For more information see the Tasmanian Civil and Administrative Tribunal website [www.tascat.tas.gov.au](http://www.tascat.tas.gov.au).

### Permit Commencement

- F. If an applicant is the only person with a right of appeal pursuant to section 61 of the *Land Use Planning and Approvals Act 1993* and wishes to commence the use or development for which the permit has been granted within the 14-day period, the Council must be so notified in writing. A copy of Council's Notice to Waive Right of Appeal is attached.

**Minute No. 26/23**

**DECISION**

Moved: Cr Ferguson

Seconded: Cr Manticas

That application PA2025400 be determined as follows:

- (a) the requested variations comply with the relevant performance criteria and be supported;
- (b) matters raised by the representor have been considered but do not alter the assessment against the Scheme or the recommendation; and

That the application for Residential – dwelling extension and fence (part retrospective), by Design to Live, for land at 194 Paper Beach Road Lot No.10 on Plan No. 63723 be **APPROVED** subject to the following conditions:

**ENDORSED PLANS**

1. The use and development must be substantially in accordance with the following endorsed documents:
  - (a) Endorsed plans by Design to Live, Ref: PPR197, Rev. 2, dated 19 December 2025 (7 sheets);Any other development and/or use, or substantial intensification of the approved use, may require separate assessment and a fresh application should be submitted to Council.

**CONSTRUCTION MANAGEMENT**

2. Soil, water and dust must be managed on the site during construction to:
  - (a) prevent the escape of soil and sediments beyond site boundaries; and
  - (b) direct water runoff to a lawful point of discharge without causing nuisance for neighbours.

**COMMENCED DEVELOPMENT STOP**

Where development has commenced on site and then stops for two weeks or more, interim stormwater, erosion and dust control measures must be installed and maintained on site until work recommences. The measures must include weekly inspections and reporting to Council as well as before and after every rain event to the satisfaction of the Director of Infrastructure and Assets or their delegate.

**ONSITE WASTEWATER MANAGEMENT**

3. The land application area for onsite wastewater disposal must be separate from parking and accessways.

**OUTBUILDINGS**

4. Use of the outbuilding (shipping container) is not permitted for human habitation and is limited to residential storage and related activities only.

**ON-SITE PARKING AREA**

5. Prior to commencement of use (of the additions), a minimum of two (2) parking spaces must be allocated within the property boundaries. The parking spaces must be kept available for that purpose at all times, for the life of the use.

**Permit Notes**

### **Notations**

- A. This permit was issued based on the proposal documents submitted for PA2025400. You should contact Council with any other use or developments, as they may require the separate approval of Council.
- B. This permit take effect after:
- (a) The 14-day appeal period expires; or
  - (b) Any appeal to the Tasmanian Civil and Administrative Tribunal is abandoned or determined; or
  - (c) Any agreement that is required by this permit pursuant to Part 5 of the *Land Use Planning and Approvals Act 1993* is executed; or
  - (d) Any other required approvals under this or any other Act are granted.
- C. This permit is valid for two (2) years only from the date of approval and will thereafter lapse if the development is not substantially commenced. An extension may be granted subject to the provisions of the *Land Use Planning and Approvals Act 1993* as amended, by a request to Council.

### **Other Approvals**

- D. This permit does not imply that any other approval required under any other by-law or legislation has been granted.

### **Appeal Provisions**

- E. A planning appeal may be instituted by lodging a notice of appeal with the Registrar of the Tasmanian Civil and Administrative Tribunal.

A planning appeal may be instituted within 14 days of the date the Corporation serves notice of the decision on the applicant.

For more information see the Tasmanian Civil and Administrative Tribunal website [www.tascat.tas.gov.au](http://www.tascat.tas.gov.au).

### **Permit Commencement**

- F. If an applicant is the only person with a right of appeal pursuant to section 61 of the *Land Use Planning and Approvals Act 1993* and wishes to commence the use or development for which the permit has been granted within the 14-day period, the Council must be so notified in writing. A copy of Council's Notice to Waive Right of Appeal is attached.

**ORDINARY COUNCIL MEETING  
Tuesday 17 February 2026**

**VOTING**

For: Mayor Cr Holmdahl, Deputy Mayor Cr Shegog, Cr Allen, Cr Ferguson, Cr Ireland, Cr Lyons, Cr Manticas and Cr Sladden

Against: Nil

Abstained: Nil

**CARRIED UNANIMOUSLY 8/0**

*Team Leader Planning left the meeting at 2.22pm*

## 8 OFFICE OF THE CHIEF EXECUTIVE OFFICER

### 8.1 CEO 1 - Council Workshops held in January and February

**REPORT AUTHOR:** Chief Executive Officer - Kristen Desmond

**REPORT DATE:** 9 February 2026

**ATTACHMENTS:** Nil

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### RECOMMENDATION

That Council receives the report on Council Workshops held on 20 January 2026, 3 February 2026, and 10 February 2026.

**Minute No. 26/24**

### DECISION

Moved: Cr Allen

Seconded: Cr Lyons

That Council receives the report on Council Workshops held on 20 January 2026, 3 February 2026, and 10 February 2026.

### VOTING

For: Mayor Cr Holmdahl, Deputy Mayor Cr Shegog, Cr Allen, Cr Ferguson, Cr Ireland, Cr Lyons, Cr Manticas and Cr Sladden

Against: Nil

Abstained: Nil

**CARRIED UNANIMOUSLY 8/0**

## 8.2 CEO 2 - Australian Local Government Association Call for Motions

**REPORT AUTHOR:** Chief Executive Officer - Kristen Desmond

**REPORT DATE:** 28 January 2026

**ATTACHMENTS:** 1. [8.2.1] ALGA Motion - Cr Manticas

---

### RECOMMENDATION

That Council:

1. Approve the motion and rationale in Attachment 1 for submission to the Australian Local Government Association for the 2026 National General Assembly; and
2. Authorise the Chief Executive Officer to submit the motion on behalf of Council before 27 February 2026.

### Minute No. 26/25

### DECISION

Moved: Cr Manticas

Seconded: Cr Lyons

That Council:

1. Approve the motion and rationale in Attachment 1 for submission to the Australian Local Government Association for the 2026 National General Assembly; and
2. Authorise the Chief Executive Officer to submit the motion on behalf of Council before 27 February 2026.

### VOTING

For: Mayor Cr Holmdahl, Deputy Mayor Cr Shegog, Cr Allen, Cr Ferguson, Cr Ireland, Cr Lyons, Cr Manticas and Cr Sladden

Against: Nil

Abstained: Nil

**CARRIED UNANIMOUSLY 8/0**

### 8.3 CEO 3 - 2nd Quarter Performance Report - October to December 2025

**REPORT AUTHOR:** Chief Executive Officer - Kristen Desmond

**REPORT DATE:** 29 January 2026

**ATTACHMENTS:** 1. [8.3.1] 2nd Quarterly Report - October to December 2025

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#### RECOMMENDATION

That Council:

1. Receives the West Tamar Council 2<sup>nd</sup> Quarter Performance Report 1 October 2025 to 31 December 2025; and
2. Provides public access to the report as part of Council's commitment to ongoing good governance.

#### Minute No. 26/26

#### DECISION

Moved: Cr Ferguson

Seconded: Cr Allen

That Council:

1. Receives the West Tamar Council 2<sup>nd</sup> Quarter Performance Report 1 October 2025 to 31 December 2025; and
2. Provides public access to the report as part of Council's commitment to ongoing good governance.

#### VOTING

For: Mayor Cr Holmdahl, Deputy Mayor Cr Shegog, Cr Allen, Cr Ferguson, Cr Ireland, Cr Lyons, Cr Manticas and Cr Sladden

Against: Nil

Abstained: Nil

**CARRIED UNANIMOUSLY 8/0**

#### 8.4 CEO 4 - Economic Regulator Submission

**REPORT AUTHOR:** Chief Executive Officer - Kristen Desmond

**REPORT DATE:** 13 November 2025

**ATTACHMENTS:** 1. [8.4.1] Ltr to Economic Regulator

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#### RECOMMENDATION

That Council authorise the Chief Executive Officer to sign the proposed submission to the Economic Regulator advocating against the deferral of TasWater's infrastructure upgrade plans for Ti-Tree Bend sewage treatment plant.

#### Minute No. 26/27

#### DECISION

Moved: Cr Ireland

Seconded: Deputy Mayor Cr Shegog

That Council authorise the Chief Executive Officer to sign the proposed submission to the Economic Regulator advocating against the deferral of TasWater's infrastructure upgrade plans for Ti-Tree Bend sewage treatment plant.

#### VOTING

For: Mayor Cr Holmdahl, Deputy Mayor Cr Shegog, Cr Allen, Cr Ferguson, Cr Ireland, Cr Lyons, Cr Manticas and Cr Sladden

Against: Nil

Abstained: Nil

**CARRIED UNANIMOUSLY 8/0**

## 8.5 CEO 5 - Electoral Bill Submission

**REPORT AUTHOR:** Chief Executive Officer - Kristen Desmond

**REPORT DATE:** 29 January 2026

**ATTACHMENTS:**

1. [8.5.1] Submission Electoral Bill - West Tamar Council
2. [8.5.2] Local Government - Electoral Reforms Overview of draft legislation
3. [8.5.3] Local Government Electoral Reform Discussion Paper Exposure Draft Legislation and Prior Consultation
4. [8.5.4] Local Government Amendment Targeted Reform Bill 2025 Exposure Draft
5. [8.5.5] Draft Electoral Bill 26

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## RECOMMENDATION

That Council authorise the Chief Executive Officer to sign the proposed submission to the Office of Local Government on the proposed Local Government Electoral Reforms.

**Minute No. 26/28**

## DECISION

Moved: Cr Ferguson

Seconded: Cr Sladden

That Council authorise the Chief Executive Officer to sign the proposed submission to the Office of Local Government on the proposed Local Government Electoral Reforms.

## VOTING

For: Mayor Cr Holmdahl, Deputy Mayor Cr Shegog, Cr Allen, Cr Ferguson, Cr Ireland, Cr Lyons, Cr Manticas and Cr Sladden

Against: Nil

Abstained: Nil

**CARRIED UNANIMOUSLY 8/0**

## 9 GOVERNANCE

### 9.1 Gov 1 - Review of Public Interest Disclosure Policy

**REPORT AUTHOR:** Chief Executive Officer - Kristen Desmond

**REPORT DATE:** 29 January 2026

**ATTACHMENTS:**

1. [9.1.1] W T- HR M 11.00 - Public Interest Disclosure Policy - v 5.3 - Clean
2. [9.1.2] W T- HR M 11.00 - Public Interest Disclosure Policy - v 5.3 - Track Changes
3. [9.1.3] West Tamar Council PID review approval

---

### RECOMMENDATION

That Council:

1. Rescinds the existing *Public Interest Disclosure Policy* (Minute 76/20);
2. Adopts the updated *Public Interest Disclosure Policy* as presented, effective 17 February 2026;
3. Updates the version number to 6.00; and
4. Approves a review date of September 2027.

### Minute No. 26/29

### DECISION

Moved: Cr Manticas

Seconded: Deputy Mayor Cr Shegog

That Council:

1. Rescinds the existing *Public Interest Disclosure Policy* (Minute 76/20);
2. Adopts the updated *Public Interest Disclosure Policy* as presented, effective 17 February 2026;
3. Updates the version number to 6.00; and
4. Approves a review date of September 2027.

**ORDINARY COUNCIL MEETING  
Tuesday 17 February 2026**



**VOTING**

For: Mayor Cr Holmdahl, Deputy Mayor Cr Shegog, Cr Allen, Cr Ferguson, Cr Ireland, Cr Lyons, Cr Manticas and Cr Sladden

Against: Nil

Abstained: Nil

**CARRIED UNANIMOUSLY 8/0**

## 10 DEVELOPMENT

Nil

## 11 CORPORATE

Nil

## 12 COMMUNITY

### 12.1 Comm 1 - Community Grant - Tamar FM

**REPORT AUTHOR:** Acting Team Leader - Community Services - Eleanor Moore

**REPORT DATE:** 9 February 2026

**ATTACHMENTS:** 1. [12.1.1] Community Grant Application  
2. [12.1.2] Application Assessment Matrix Summary

---

### RECOMMENDATION

That Council:

1. Partially approve Tamar FM's community grant application for the replacement of failed outside broadcast equipment in the amount of \$1,800.00.

*Director Corporate & Community entered the meeting at 2.58pm*

**Minute No. 26/30**

### DECISION

Moved: Cr Allen

Seconded: Cr Ferguson

That Council:

1. Partially approve Tamar FM's community grant application for the replacement of failed outside broadcast equipment in the amount of \$1,800.00.

### VOTING

For: Mayor Cr Holmdahl, Deputy Mayor Cr Shegog, Cr Allen, Cr Ferguson, Cr Ireland, Cr Lyons, Cr Manticas and Cr Sladden

Against: Nil

Abstained: Nil

**CARRIED UNANIMOUSLY 8/0**

## 12.2 Comm 2 - Review of Public Memorial Policy

**REPORT AUTHOR:** Director Corporate & Community - David Gregory

**REPORT DATE:** 5 February 2026

**ATTACHMENTS:**

1. [12.2.1] HRM39.00 - Public Memorial Policy - February 2026  
DRAFT Clean
2. [12.2.2] HRM39.00 - Public Memorial Policy - February 2026  
DRAFT Post Workshop Changes
3. [12.2.3] HRM39.00 - Public Memorial Policy - February 2026  
DRAFT tracked changes

---

## RECOMMENDATION

That Council:

1. Rescinds the existing Public Memorial Policy (WT-HRM 39.00 December 2020);
2. Adopts the updated Public Memorial Policy as presented, effective 17 February 2026;
3. Updates the version number to 3.00; and
4. Approves a review date of February 2030.

## Minute No. 26/31

## DECISION

Moved: Cr Manticas

Seconded: Cr Ireland

That Council:

1. Rescinds the existing Public Memorial Policy (WT-HRM 39.00 December 2020);
2. Adopts the updated Public Memorial Policy as presented, effective 17 February 2026;
3. Updates the version number to 3.00; and
4. Approves a review date of February 2030.

**ORDINARY COUNCIL MEETING  
Tuesday 17 February 2026**

**VOTING**

For: Mayor Cr Holmdahl, Cr Allen, Cr Ferguson, Cr Ireland, Cr Lyons, Cr Manticas and Cr Sladden

Against: Deputy Mayor Cr Shegog

Abstained: Nil

**CARRIED 7/1**

### 12.3 Comm 3 - Business Grants

**REPORT AUTHOR:** Director Corporate & Community - David Gregory

**REPORT DATE:** 12 February 2026

**ATTACHMENTS:** Nil

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### RECOMMENDATION

That Council resolves to award the 2025–26 WTC Business Grant to Evenfall in the amount of \$20,000, recognising:

- the strength of the business pitch presentation
- the applicant's high level of co contribution-contribution
- the collaborative, multi business model-business model
- and alignment with the tourism ecosystem and increasing visitation to the municipality through partnerships

### Minute No. 26/32

### DECISION

Moved: Cr Ireland

Seconded: Cr Lyons

That Council resolves to award the 2025–26 WTC Business Grant to Evenfall in the amount of \$20,000, recognising:

- the strength of the business pitch presentation
- the applicant's high level of co-contribution
- the collaborative, multi-business model
- and alignment with the tourism ecosystem and increasing visitation to the municipality through partnerships

**ORDINARY COUNCIL MEETING  
Tuesday 17 February 2026**

**VOTING**

For: Mayor Cr Holmdahl, Deputy Mayor Cr Shegog, Cr Allen, Cr Ferguson, Cr Ireland, Cr Lyons, Cr Manticas and Cr Sladden

Against: Nil

Abstained: Nil

**CARRIED UNANIMOUSLY 8/0**

*Director Corporate & Community left the meeting at 3.16pm*

## 13 COMMUNITY ASSETS

### 13.1 Asset 1 - Contract No. WTC 34/2025 Esplanade, Beauty Point: Stormwater Improvements (Budget Variation)

**REPORT AUTHOR:** Director Community Assets - Dino De Paoli

**REPORT DATE:** 12 February 2025

**ATTACHMENTS:** 1. [13.1.1] CEO Approved Project Budget Adjustments

---

### RECOMMENDATION

That Council receives this report under the *Local Government Act 1993 section 82(7)* noting the capital works project budget adjustments approved under delegation by the Chief Executive Officer.

*Director Community Assets entered the meeting at 3.17pm*

**Minute No. 26/33**

### DECISION

Moved: Cr Ferguson

Seconded: Cr Lyons

That Council receives this report under the *Local Government Act 1993 section 82(7)* noting the capital works project budget adjustments approved under delegation by the Chief Executive Officer.

### VOTING

For: Mayor Cr Holmdahl, Deputy Mayor Cr Shegog, Cr Allen, Cr Ferguson, Cr Ireland, Cr Lyons, Cr Manticas and Cr Sladden

Against: Nil

Abstained: Nil

**CARRIED UNANIMOUSLY 8/0**

### 13.2 Asset 2 - Riverside Pool Technical Investigation

**REPORT AUTHOR:** Director Community Assets - Dino De Paoli

**REPORT DATE:** 12 February 2026

**ATTACHMENTS:** Nil

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#### RECOMMENDATION

That Council approves the transfer of \$100,000 in funding from cash reserves to capital works project number 67225 for the investigation of fiberglass lining of the Riverside swimming pool.

#### Minute No. 26/34

#### DECISION

Moved: Cr Lyons

Seconded: Cr Ireland

That Council approves the transfer of \$100,000 in funding from cash reserves to capital works project number 67225 for the investigation of fiberglass lining of the Riverside swimming pool.

#### VOTING

For: Mayor Cr Holmdahl, Deputy Mayor Cr Shegog, Cr Allen, Cr Ferguson, Cr Ireland, Cr Lyons, Cr Manticas and Cr Sladden

Against: Nil

Abstained: Nil

**CARRIED UNANIMOUSLY 8/0**

*Director Community Assets left the meeting at 3.25pm*

## 14 PEOPLE, CULTURE & SAFETY

Nil

## 15 PETITIONS

Nil

## 16 NOTICE OF MOTIONS

### 16.1 Motions on Notice

#### 16.1.1 Motion - Cr Sladden - Request for Ministerial Review - Petition Provisions in the Local Government Act 1993 (Tas)

**REPORT AUTHOR:** Chief Executive Officer - Kristen Desmond

**REPORT DATE:** 12 February 2026

**ATTACHMENTS:** Nil

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### MOTION

That Council:

1. Recognises that community expectations regarding participation in local democracy have evolved, with increasing reliance on secure and accessible digital engagement methods.
2. Resolves to write to the Minister for Local Government, requesting consideration of a review of the petition provisions of the Local Government Act 1993 (Tas) - particularly section 57 and related sections - with a view to simplifying and modernising the framework.
3. Requests that any such review consider the potential inclusion of an explicit e-petition pathway for local government, including:
  - appropriate minimum and maximum open periods for e-petitions;
  - eligibility criteria, such as limiting the initiation and/or signing of petitions to residents and/or electors of the relevant municipal area;
  - reasonable safeguards to address fraud and duplication, while maintaining appropriate privacy protections;
  - a clear approach to petition status visibility and response publication, including transparent tracking of petition progress and publication of a Council response within a reasonable timeframe, subject to lawful confidentiality requirements.

### Minute No. 26/35

### DECISION

Moved: Cr Sladden

Seconded: Cr Manticas

That Council:

1. Recognises that community expectations regarding participation in local democracy have evolved, with increasing reliance on secure and accessible digital engagement methods.
2. Resolves to write to the Minister for Local Government, requesting consideration of a review

of the petition provisions of the Local Government Act 1993 (Tas) - particularly section 57 and related sections - with a view to simplifying and modernising the framework.

3. Requests that any such review consider the potential inclusion of an explicit e-petition pathway for local government, including:

- appropriate minimum and maximum open periods for e-petitions;
- eligibility criteria, such as limiting the initiation and/or signing of petitions to residents and/or electors of the relevant municipal area;
- reasonable safeguards to address fraud and duplication, while maintaining appropriate privacy protections;
- a clear approach to petition status visibility and response publication, including transparent tracking of petition progress and publication of a Council response within a reasonable timeframe, subject to lawful confidentiality requirements.

## VOTING

For: Mayor Cr Holmdahl, Deputy Mayor Cr Shegog, Cr Allen, Cr Ferguson, Cr Ireland, Cr Lyons, Cr Manticas and Cr Sladden

Against: Nil

Abstained: Nil

**CARRIED UNANIMOUSLY 8/0**

## 16.2 Motions without Notice

### MOTION WITHOUT NOTICE

Moved: Cr Lyons

That the West Tamar Council write to TasWater and TasNetworks asking them to confirm how many new dwellings they can supply with water, power and sewage removal in Exeter, Legana and Riverside in each year for the next 10 years given the current infrastructure.

### Minute No. 26/36

#### DECISION

Moved: Cr Lyons

Seconded: Cr Manticas

That the West Tamar Council write to TasWater and TasNetworks asking them to confirm how many new dwellings they can supply with water, power and sewage removal in Exeter, Legana, Riverside, Beauty Point and Beaconsfield currently.

#### VOTING

For: Mayor Cr Holmdahl, Cr Allen, Cr Lyons, Cr Manticas and Cr Sladden

Against: Deputy Mayor Cr Shegog, Cr Ferguson and Cr Ireland

Abstained: Nil

**CARRIED 5/3**

## 17 COUNCILLORS' QUESTIONS

### 17.1 Councillors' Questions on Notice

#### 17.1.1 Cr Manticas

**Question 1:** Can the Chief Executive Officer advise whether the planned start date of April 2026 for the implementation of Stage One of the Greens Beach Master Plan remains on track?

**Response:** *Construction of works at Greens Beach will not commence in April 2026. Engineering design drawings for the proposed work have been progressed and submitted to Parks and Wildlife with Council's initial Reserve Activity Assessment application. Further particulars have been requested by Parks for the assessment to be completed and Council is working with a consultant to prepare the additional information. Once the amended application has been resubmitted to Parks, officers will update Council on the anticipated response timeframe. While some of the proposed works falls outside the Parks management conservation area, it is not considered cost effective to procure construction of part of the scope of work absent approval from Parks for work within the conservation area.*

**Question 2:** Is Council any closer to receiving the necessary approvals from Parks and Wildlife in relation to the proposed clean up of the emergency access point at Greens Beach?

**Response:** *Council officers have recently met with an environmental consultant that is well versed in the preparation of information for Reserve Activity Assessment (RAA) applications to Parks and Wildlife for works in conservation areas. The consultant is providing Council with additional information that can be incorporated into our original RAA application and resubmitted to Parks within the next week or two. Once resubmitted to Parks, officers will update Council on the anticipated response timeframe.*

**Question 3:** Was there any prior consultation with all councillors or the community in relation to the reallocation of capital works money for the Gravelly Beach foreshore towards an unplanned extension of the footpath as opposed to providing more seating areas or BBQs along the foreshore area?

**Response:** *No, due to time constraints with delivery of the contract works under the funding agreement and to optimise the use of available funding already allocated to the Gravelly Beach foreshore project, there was not consultation with all councillors or the community in relation to the footpath resealing works. Approval of the additional work under the contract is appropriate to the original scope of work and was authorised by the Chief Executive Office under delegation approved by Council.*

17.1.2 Cr Larner

**Question 1:** Since Federal grant funding for the Gravelly Beach Foreshore Masterplan cannot be fully spent due to refusal of PWS permit for the intertidal reclamation works, how and on what basis can Council request the funding auditor to allow continued reserve of those funds to ensure the undermining seawalls are remediated? This would improve community safety in this high use public space.

**Response:** *The Grant Program that the Gravelly Beach Masterplan is funded under has been closed which means that there cannot be any further extensions for expenditure of the grant funds provided. This was confirmed in an email to Council Officers from the relevant Federal Government Grants Officer on 11 December 2025.*

**Question 2:** It has been brought to my attention that a local resident of Gravelly Beach successfully lobbied two councillors and Council's Works Manager to attend with him an on-site visit to Stoney Brook Road and the Goat Track, as he requested significant upgrade of this access to allow his disability scooter a convenient route to Exeter shops.

Since Councillors have been strictly instructed not to direct Council's Operations employees for any works, who arranged and authorised Council's Works Manager to attend this on-site meeting?

**Response:** *To date I have been unable to identify the meeting that you have alleged occurred. I will need to be provided with more specifics (for example the date this meeting occurred and who was present) in order answer your question.*

**Question 3:** The Draft Legana Structure Plan is to be reviewed by Council after results of comprehensive community surveys and consultation have been publicly released. However, the results of the Draft Exeter Structure Plan 2022-2023 community consultation have not been publicly released.

Council does not intend to release the community consultation results of the Draft Exeter Structure Plan to the public, for what valid reasons does it decline to do so?

**Response:** *The results of the Exeter Structure Plan community consultation will be released publicly when the Exeter Structure Plan is finalised and provided to Council for endorsement.*

## 17.2 Councillors' Questions without Notice

### Cr Manticas

**Question:** There's been reports of the mulch at Beauty Point foreshore self-combusting and the fire brigade having to respond. Is the council aware of this being an issue?

**Response:** (From the CEO through the Chair) *Councillor Manticas, that's the first I've heard of it, so we will go back and have a look at that. It certainly hasn't been brought up to my office level, so we'll investigate.*

**Statement:** Beaconsfield Fire Brigade have spoken to me twice about it. They believe that the mulch itself is self-combusting.

**Response:** (From the CEO through the Chair) *What I would encourage, Councillor Manticas, if they are contacting you, that they're contacting me. If we're not aware of it and not aware of Tas Fire's thoughts around it, we will continue to do nothing about it because it hadn't been brought to our attention.*

### Cr Ferguson

**Question:** Just a follow-up question from last month. Thanks for the information on the levy. As a part of the current West Tamar Council budget processes, can officers provide modelling for discontinuing the Launceston Urban Fire Brigade District levy and moving to a standardised municipality-wide rating approach for the next financial year or budget?

**Response:** (From the CEO through the Chair) *we'll take that on notice and look to ensure we get as much modelling as Councillors wish as we move into the budget cycle.*

### Cr Sladden

**Question:** We had a question from the community about who's responsible for maintaining the foot track between Gravelly Beach through to Swan Point, I think involving Patricia's Beach as well, as there's been a little bit of interest.

**Response:** (From the CEO through the Chair) *So we've had a very quick look and it would appear that that is Crown Land and that Council doesn't have a lease over that land, but we will double-check it.*

### 17.3 Responses to Previous Questions on Notice

#### 17.3.1 Cr Ferguson - Questions from 20 January 2026 Ordinary Meeting

**Question 1:** Can Council please advise in which the general rate variation applying to properties within the Launceston Urban Fire Brigade District was first introduced, and confirm its original intended purpose in relation to the Windsor Precinct?

**Response:** *Council made a first general rate variation applicable from 1 July 1994 applying to properties within the Launceston Urban Fire Brigade District (LUFBD). Its original purpose was for developing Tailrace Park. This purpose altered in the rates resolution applicable from 1 July 2006 to the development of Windsor Park.*

**Question 2:** Can Council advise which suburbs and what percentage of ratepayers within the West Tamar Municipal area are subject to this additional levy? Noting that approximately \$240,000 was raised in the last financial year.

**Response:** *33% of rateable properties within the West Tamar Municipal area are subject to the levy with 94% of Riverside and Trevallyn ratepayers subject to the levy. \$244,000 was raised in the 2024-25 financial year.*

**Question 3:** Can Council provide the total income generated from this variation since its introduction?

**Response:** *Total income generated while the levy has been applicable to Windsor Park is \$2.88m.*

## 18 INTO CLOSED MEETING

### RECOMMENDATION

That, pursuant to Regulation 17(1) of the *Local Government (Meeting Procedures) Regulations 2025*, Council close the meeting to the public at ...pm to discuss the following items:

#### Confirmation of Minutes

##### 2.1 Confirmation of Minutes of Closed Meeting held 20 January 2026

*This report has been submitted to the closed part of the Council Meeting in accordance with Regulation 40(6). At the next closed meeting, the minutes of a closed meeting, after any necessary correction, are to be confirmed as the true record by the council or council committee and signed by the chairperson of the closed meeting.*

#### Leave of Absence Request

##### 3.1 Leave of Absence Request – Cr Shegog

*This report has been submitted to the closed part of the Council Meeting in accordance with Section 17(2)(i) requests by councillors for a leave of absence;*

#### Office of the Mayor

##### 6.1 Confidential 1 – Appointment to Undertake CEO Performance Review 2025/26

*This report has been submitted to the closed part of the Council Meeting in accordance with Section 17(2)(a) personnel matters, including complaints against an employee of the council;*

#### Corporate & Community

##### 9.1 Confidential 2 – Tender for the Management and Operation of the Riverside Swimming Centre

*This report has been submitted to the closed part of the Council Meeting in accordance with Regulation 17(2)(d) commercial information of a confidential nature that, if disclosed, is likely to – (i) prejudice the commercial position of the person who supplied it; or (ii) confer a commercial advantage on a competitor of the council; or (iii) reveal a trade secret;*

##### 9.2 Confidential 3 – Renewal of Lease – Thrive Group

*This report has been submitted to the closed part of the Council Meeting in accordance with Regulation 17(2)(d) commercial information of a confidential nature that, if disclosed, is likely to – (i) prejudice the commercial position of the person who supplied it; or (ii) confer a commercial advantage on a competitor of the council; or (iii) reveal a trade secret and Regulation 17(2)(g) proposals for the council to acquire land or an interest in land or for the disposal of land;*

#### Minute No. 26/37

### DECISION

Moved: Cr Sladden

Seconded: Cr Allen

That, pursuant to Regulation 17(1) of the *Local Government (Meeting Procedures) Regulations 2025*, Council close the meeting to the public at 3.48pm to discuss the following items:

### Confirmation of Minutes

#### 2.1 Confirmation of Minutes of Closed Meeting held 20 January 2026

*This report has been submitted to the closed part of the Council Meeting in accordance with Regulation 40(6). At the next closed meeting, the minutes of a closed meeting, after any necessary correction, are to be confirmed as the true record by the council or council committee and signed by the chairperson of the closed meeting.*

### Leave of Absence Request

#### 3.1 Leave of Absence Request – Cr Shegog

*This report has been submitted to the closed part of the Council Meeting in accordance with Section 17(2)(i) requests by councillors for a leave of absence;*

### Office of the Mayor

#### 6.1 Confidential 1 – Appointment to Undertake CEO Performance Review 2025/26

*This report has been submitted to the closed part of the Council Meeting in accordance with Section 17(2)(a) personnel matters, including complaints against an employee of the council;*

### Corporate & Community

#### 9.1 Confidential 2 – Tender for the Management and Operation of the Riverside Swimming Centre

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#### 9.2 Confidential 3 – Renewal of Lease – Thrive Group

*This report has been submitted to the closed part of the Council Meeting in accordance with Regulation 17(2)(d) commercial information of a confidential nature that, if disclosed, is likely to – (i) prejudice the commercial position of the person who supplied it; or (ii) confer a commercial advantage on a competitor of the council; or (iii) reveal a trade secret and Regulation 17(2)(g) proposals for the council to acquire land or an interest in land or for the disposal of land;*

### VOTING

For: Mayor Cr Holmdahl, Deputy Mayor Cr Shegog, Cr Allen, Cr Ferguson, Cr Ireland, Cr Lyons, Cr Manticas and Cr Sladden

Against: Nil

Abstained: Nil

**CARRIED UNANIMOUSLY 8/0**

**REQUIRES ABSOLUTE MAJORITY OF COUNCIL**

## 19 OUT OF CLOSED MEETING

Council resolved to move out of Closed Session at 4.48pm.

## 20 CLOSURE

There being no further business, the meeting closed at 4.48pm