

MINUTES OF THE MEETING of the Mount Barker District Council held in the Council Chambers at the Mount Barker Homemaker Centre, 6 Dutton Road, Mount Barker on Monday 3 March 2025 at 7pm.

PRESENT Mayor Leach
Councillors Grosser, Hardingham, Jones, Orr, Seager, Szilassy, Voogt, Westwood.

IN ATTENDANCE: Chief Executive Officer (A. Stuart), Executive Manager (A. Hancock), General Manager Corporate Services (A. Oulianoff), General Manager Infrastructure (P. Burton), General Manager Planning and Regulatory Services (N. Armstrong), Head of Wastewater (H. Edmonds) and the Minute Secretary (R. Jeisman).

The meeting opened with an **Expression of Faith** and **Acknowledgement of Land**.

1. APOLOGIES/LEAVE OF ABSENCE

Apology: Councillor Hewett

2. QUESTIONS FROM THE GALLERY (15 MINUTES)

Mark Bourne, Mount Barker, asked questions regarding why an increase in housing and rate payers, and therefore an increase in rate revenue, has not resulted in a reduction in rates.

Mayor Leach provided answers during the meeting.

3. CONFIRMATION OF THE MINUTES

Moved Councillor Szilassy that the minutes of the meeting held on 3 February 2025 and special meeting held 24 February 2025 as circulated to members be confirmed as a true and accurate record of proceedings.

Seconded Councillor Jones

CARRIED
OM20250303.01

4. CONFLICT OF INTEREST DECLARATION

NIL

5. DEPUTATIONS

NIL



6. QUESTIONS WITH NOTICE

NIL

7. QUESTIONS WITHOUT NOTICE - COUNCILLORS

- 7.1** Moved Councillor Westwood that his questions and the answers to them be recorded in the minutes, and asked questions regarding how Council can support and advocate for members of the community with no access to SA Water mains water.

Moved Councillor Seager that Councillor Westwood's questions and the responses provided during the meeting be recorded in the minutes.

Seconded Councillor Orr

CARRIED
OM20250303.02

Questions asked by Councillor Westwood

1. What can Council do in the immediate to short term to assist those members of our community who have no access to SA Water mains water and are currently in critical need for potable and non-potable water for their households?
2. Do Council staff have any knowledge of State or Federal Government preparedness to declare a drought in our Council area and the Adelaide Hills considering the very low rainfall levels over the last year or so, the current conditions and the poor rainfall outlook for at least the next quarter?

Responses provided by Phil Burton, General Manager Infrastructure

Question 1:

In regards to potable (drinking) water, Council staff are currently in discussion with the Department of Environment and Water (DEW) who are investigating options for the supply of potable water to impacted residents in the Adelaide Hills region. The outcomes of this investigation are not yet known but Council staff will continue to support the government in finding a suitable solution.

In regards to non-potable water, Council has both bore water and recycled water available for its operations and in the latter case, recycled water is made available to some members of the community for irrigation and stock watering where permitted. Bore water was previously provided to eligible members of the community in drought conditions in 2019 and this had a very limited uptake at the time. There are currently no plans to reinstate this program however this is being monitored.



Question 2:

No. With reference to the Primary Industries and Regions South Australia (PIRSA) website, in line with the National Drought Agreement, Australian, state and territory governments do not make formal drought declarations. However, on 26 November 2024, the State Government announced it is investing \$18 million to assist farming communities affected by drought across South Australia. Information on this assistance program is available on the PIRSA website.

Further, our Region, through the auspices of Regional Development Australia (RDA), is preparing a Drought Resilience Plan as part of the Regional Drought Resilience Planning Program. The Plan will identify strategies and actions to enhance the region's ability to respond to and recover from drought. There is a meeting on 27 March 2025 in Mount Barker to launch the plan.

- 7.2** Councillor Voogt asked questions regarding the future provision of library services in small towns and if these investigations will be included in the Library Services Action Plan.

Alison Hancock provided answers during the meeting.

Moved Councillor Voogt that the questions and responses provided during the meeting be recorded in the minutes.

Seconded Councillor Szilassy

CARRIED
OM20250303.03

Questions asked by Councillor Voogt

Will investigations on better servicing and delivery of library programs and events in smaller townships be incorporated into the new Library Services Action Plan?

Response provided by Alison Hancock, Executive Manager

Yes, Staff are currently considering how library services can be extended to regional townships. It is desired that access to Library services into townships commence in the near future, subject to resourcing and contributions during the budget process. Yes, investigations into better servicing regional townships with library services will be an inclusion in the Library Services Action Plan.

8. MOTIONS ON NOTICE

NIL

9. MOTIONS WITHOUT NOTICE

NIL

10. PETITIONS

NIL

11. RECOMMENDATIONS FROM COMMITTEES

11.1.1	REPORT TITLE:	AUDIT AND RISK COMMITTEE MEETING MINUTES OF 13 FEBRUARY 2025
	DATE OF MEETING:	3 MARCH 2025
	FILE NUMBER:	DOC/25/24282
	ATTACHMENTS:	1: DOC/25/24268 – AUDIT AND RISK COMMITTEE MINUTES 13 FEBRUARY 2025

Moved Councillor Jones that Council receive the minutes of the Audit and Risk Committee meeting held on 13 February 2025 as attached.

Seconded Councillor Westwood

CARRIED
OM20250303.04

12. REPORTS

12.1	REPORT TITLE:	PROPERTY STRATEGY AND ACTION PLAN – CONSULTATION SUMMARY
	DATE OF MEETING:	3 MARCH 2025
	FILE NUMBER:	DOC/25/20042
	ATTACHMENTS:	1: DOC/25/20043 – SUMMARY OF CONSULTATION 2: DOC/25/20044 – SUMMARY OF AMENDMENTS 3: DOC/25/21086 – AMENDED PROPERTY STRATEGY 4: DOC/25/21087 – ACTION PLAN

Moved Councillor Hardingham that Council:

1. Receives the Summary of Consultation provided by the community on the draft Property Lead Strategy and draft Action Plan (Attachment 1 to the agenda item 12.1);
2. Notes the Summary Of Amendments undertaken to the draft Property Lead Strategy (Attachment 2 to the agenda item 12.1);
3. Adopts the now amended Property Lead Strategy (Attachment 3 to the agenda item 12.1) and the draft Action Plan (Attachment 4 to the agenda item 12.1).

Seconded Councillor Jones

CARRIED
OM20250303.05

12.2 **REPORT TITLE:** **RAILWAY CREEK / MOUNT BARKER CREEK /
BERNHARDT COURT / FLETCHER ROAD FLOOD
MITIGATION SCHEME – STORMWATER
MANAGEMENT AUTHORITY GRANT
APPLICATION**

DATE OF MEETING: **3 MARCH 2025**

FILE NUMBER: **DOC/25/20816**

ATTACHMENTS: **NIL**

Moved Councillor Westwood that Council:

1. Authorises the CEO, or their delegate, making application to the Stormwater Management Authority for up to 50% contribution to construct Railway Creek / Mount Barker Creek / Bernhardt Court / Fletcher Road Flood Mitigation Scheme in 3 stages at an estimated total cost of \$2,313,000 (excl. GST), and;
2. Notes that the balance of the project will need to be funded by Council and will be incorporated into future budget reviews once the outcome of the grant funding application is known.

Seconded Councillor Szilassy

CARRIED
OM20250303.06

12.3 **REPORT TITLE:** **CEMETERIES SERVICE REVIEW**

DATE OF MEETING: **3 MARCH 2025**

FILE NUMBER: **DOC/25/19753**

ATTACHMENTS: **1: DOC/25/25145 – MOUNT BARKER DISTRICT
COUNCIL CEMETERIES REVIEW EXECUTIVE
SUMMARY AND KEY FINDINGS
2: DOC/25/25146 – MOUNT BARKER DISTRICT
COUNCIL CEMETERIES REVIEW ACTION PLAN**

Moved Councillor Szilassy that Council:

1. Endorses the Mount Barker District Council Cemeteries Review Summary (shown in Attachment 1) as undertaken by Adelaide Cemeteries Authority;
2. Endorses the Action Plan (shown in Attachment 2) for consideration as part of future annual business plans and budget reviews, and
3. Notes that a further report on the cemetery management options and status of the action plan implementation will be brought back to Council within 12 months.

Seconded Councillor Grosser

CARRIED



-
- 12.4** **REPORT TITLE:** **RESCISSION OF LAND MANAGEMENT AGREEMENT BETWEEN MOUNT BARKER DISTRICT COUNCIL AND THE CATHOLIC CHURCH ENDOWMENT SOCIETY INCORPORATED**
- DATE OF MEETING:** **3 MARCH 2025**
- FILE NUMBER:** **DOC/25/22592**
- ATTACHMENTS:** **1: DOC/25/23154 – LETTER REQUESTING RESCISSION OF LAND MANAGEMENT AGREEMENT**
- 2: 12/006958 – LAND MANAGEMENT AGREEMENT**
- 3: DOC/25/23171 – CERTIFICATE OF TITLE VOLUME 5108 AND FOLIO 665**

Moved Councillor Westwood that Council:

1. Authorises that the Land Management Agreement No. 7347964 as registered to Certificate of Title Volume 5108 Folio 665 be rescinded.
2. Authorises the Chief Executive Officer or delegate to finalise and execute arrangements for the rescission of the said Land Management Agreement.

Seconded Councillor Jones

CARRIED
OM20250303.08

-
- 12.5** **REPORT TITLE:** **ASSESSMENT IMPROVEMENTS AND ACCOMMODATION DIVERSITY CODE AMENDMENT SUBMISSIONS**
- DATE OF MEETING:** **3 MARCH 2025**
- FILE NUMBER:** **DOC/25/5039**
- ATTACHMENTS:** **DRAFT SUBMISSIONS TO THE STATE PLANNING COMMISSION ON:**
- 1: DOC/25/5037 – ASSESSMENT IMPROVEMENTS CODE AMENDMENT**
- 2: DOC/25/11496 – ACCOMMODATION DIVERSITY CODE AMENDMENT**

Moved Councillor Westwood that Council:



1. Endorses the attached submissions to the State Planning Commission on the proposed Assessment Improvements (Attachment 1) and Accommodation Diversity Code Amendments (Attachment 2); and
2. Authorises the CEO, or their delegate, to make any required further edits arising from the discussion at the council meeting and to finalise the submissions

Seconded Councillor Jones

CARRIED
OM20250303.09

12.6 **REPORT TITLE:** **RESERVE FUND POLICY**
 DATE OF MEETING: **3 MARCH 2025**
 FILE NUMBER: **DOC/25/23864**
 ATTACHMENTS **1: DOC/25/23866 – RESERVE FUND POLICY**

Moved Councillor Orr that Council:

1. Adopts the Reserve Funds Policy (attachment 1).
2. Notes that retrospective adjustment of reserve balances as outlined in this report will be proposed and considered in a future report and will be reflected in Council's Audited Financial Statements.

Seconded Councillor Westwood

CARRIED
OM20250303.10

12.7 **REPORT TITLE:** **WARD DONATIONS**
 DATE OF MEETING: **3 MARCH 2025**
 FILE NUMBER: **DOC/24/93318**

Moved Councillor Szilassy that Council approve the following donations outlined in the table below, given that each Member nominating the donation has given careful consideration to whether there is a conflict of interest:

Council Member	Amount	Group/Individual/Purpose
Councillor Grosser	\$200	Heysen Sculpture Biennial Inc to assist with printing costs of the event catalogue.
Councillor Hewett	\$500	To raise funds for the painting of the Echunga Memorial Institute exterior. Mount Barker Big Band and Concert Band concert and afternoon tea at



CARRIED
OM20250303.11



Adelaide Hills Infrastructure Group
Welcome Adelaide Hills new Hospital doctors and students
Open Nairne Woofside Dog Park
Pastoral care group meeting Meadows
Commshake strategy meeting
Council Audit and Risk Committee meeting
Prostate Cancer Survivors Support Group exec meeting
Hon Josh Teague bi-monthly meeting
Lunch with Kurna Elders and fire program community members
Editor and journalists Courier meeting
Survival Day with Peramangk at Laratinga Pavilion
Hahndorf Community Association monthly meeting
Friends of the Library Community meeting
REbird the Hills environmental conference at Ukaria
Kavel Electorate Office Manager meeting re parishioner
Citizenship Ceremony at Laratinga Pavilion
Adelaide Hills Regional Waste Management Authority at Stirling
Pastoral care meeting with ratepayer
BRM Advisory meeting re SHLGA future
Meet Councillor seeking advice
Council Assessment Panel Meeting
RSL photo shoot at Macclesfield
RSL member meeting re planning
Business Mount Barker monthly meeting
Resilient Hills and Coast sign formal agreement with Dep Premier Close
Meet Uniting Church Moderator and CEO UC re Flaxley Church
Summit Showdown Crows v Power
Nairne Landcare busy bee
Radio Italie interview
Radio 5MU Interview

16. MEMBERS' REPORTS

16.1 Deputy Mayor Jones

Date	Activity
3 February	Callington forum
3 February	Council meeting
5 February	T2 Div 2 Cricket Grand Final (MBCC)
7 February	MMBG Breakfast Aston Hills
8 February	Survival Day Event
8 February	Ukaria Invited Guest
9 February	Meeting resident

13 February	Audit and Risk Committee meeting observer
13 February	Mayor/Deputy meeting
13 February	Friends of Library photo
13 February	T20 Cricket GF @ Lobethal
14 February	Citizenship Ceremony
16 February	Meeting resident
18 February	Get into Golf, Aston Hills Golf Club
19 February	Meeting President local sport club
20 February	International Trade Chinese New Year Reception
21 February	LGA Deputy Mayor Forum
21 February	Citizenship Ceremony Adelaide (representing Mayor)
21 February	Summit Showdown
22 February	Mt Barker United FC Season Launch
22 February	Mt Barker Show Launch Dinner (representing Mayor)
23 February	Meeting with group of residents
24 February	Information Briefing
24 February	Special Council Meeting

16.2 Councillor Szilassy

Date	Activity
29 January	SA Progressive Business Tourism & Regional Prosperity Networking Event
1 February	Nairne Dog Park Official Opening
3 February	Community Forum
3 February	February Council meeting - Callington
8 February	Survival Day event - Laratinga
10 February	Information and briefing session
11 February	Littlehampton Community Association – Chairman’s community dinner
13 February	Callington Coffee Club
14 February	Hills Softball Association – CFS Foundation Round
18 February	Central Ward Election Candidates Forum
19 February	Nairne Oval Committee meeting
21 February	Summit Showdown AFL match - SSRP
22 February	Nairne Cricket Club Ladies Day
24 February	Information and briefing sessions
24 February	Special Council meeting
Ongoing	Meetings, phone calls and emails with residents

17. QUESTIONS ARISING FROM COUNCIL MEETING

NIL

18. CONFIDENTIAL REPORTS

18.1 **REPORT TITLE:** **CONFIDENTIAL ITEM: SUMMIT AQUATIC
LEISURE CENTRE – MANAGEMENT AGREEMENT**
DATE OF MEETING: **3 MARCH 2025**
FILE NUMBER: **DOC/24/194508**

Moved Councillor Westwood that Council:

Section 90 (3) (b) Order

1. Pursuant to Section 90(2) and 90(3)(b) of the Local Government Act 1999 the Council orders that all members of the public except Chief Executive Officer, General Manager Infrastructure, General Manager Corporate Services, General Manager Planning and Regulatory Services, Head of Wastewater, Executive Manager, Manager Property and Minute Secretary be excluded from attendance at the meeting for Agenda Item 18.1 Confidential Item: Summit Aquatic Leisure Centre – Management Agreement.

The Council is satisfied that pursuant to Section 90(3)(b) of the Act, the information to be received, discussed or considered in relation to this Agenda item is information the disclosure of which could reasonably be expected to confer a commercial advantage on a person with whom the Council is conducting, or proposing to conduct business and would prejudice the commercial position of the Council.

This item relates to the proposal commercial terms between the Council and the proposed operator of the Summit Aquatic Leisure Centre, the disclosure of same, prior to agreement, could prejudice the commercial position of the Council in negotiations.

Disclosure of this information would, on balance, be contrary to the public interest. In this instance, the public interest in the Council's ability negotiate commercial terms of agreement effectively without compromising its position outweighs the benefit of dealing with the matter in public.

Seconded Councillor Voogt

CARRIED
OM20250303.14

Moved Councillor Voogt that Council:

Section 91(7) Order

6. That having considered Agenda Item 18.1 Confidential Item: Summit Aquatic Leisure Centre – Management Agreement, in confidence under 90(2) and 3(b) of the Local Government Act 1999 ('the Act'), the Council:



- pursuant to Section 91(7) of the Act, orders that the documents and the minutes be retained in confidence until further order, on the basis that the information to be received, discussed or considered in relation to this Agenda item is information the disclosure of which could reasonably be expected to confer a commercial advantage on a person with whom the Council is conducting, or proposing to conduct business and would prejudice the commercial position of the Council. This item relates to the proposal commercial terms between the Council and the proposed operator of the Summit Aquatic Leisure Centre, the disclosure of same, prior to agreement, could prejudice the commercial position of the Council in negotiations. Disclosure of this information would, on balance, be contrary to the public interest. In this instance, the public interest in the Council's ability negotiate commercial terms of agreement effectively without compromising its position outweighs the benefit of dealing with the matter in public;
- pursuant to Section 91(9) of the Act, delegates the authority to the Chief Executive Officer to release the name of the operator of the Summit Aquatic Leisure Centre at a time and date to be determined by the Chief Executive Officer or their delegate.
- pursuant to Section 91(9) of the Act, delegates the authority to the Chief Executive Officer to revoke the order in whole or part; and notes that this order will be reviewed every 12 months.

Seconded Councillor Westwood

CARRIED
OM20250303.16

MEETING DECLARED CLOSED AT 7:57PM



MAYOR

7.4.25

DATE

