



KEMPSEY
Shire Council

DIRECTOR SHIRE SERVICES REPORT

13th February 2007

DSS2	STUARTS POINT TOWN IMPROVEMENT PROGRAM
	FILE: 153 NJT {Folio No. *}

SUMMARY:

Reporting on projects proposed to be constructed from funding provided under the Stuarts Point Town Improvement Program.

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DESCRIPTION:

In 2006 / 07 Council has allocated an amount of \$83,486 for Town Improvement Works with an additional amount of \$40,000 under the Roads to Recovery Program, with a total budget of \$123,846.

Council had previously proposed to extend the construction of kerb and gutter and road widening in Ocean Avenue under this program.

Consultation has taken place with the Stuarts Point & District Community Organisation (SPADCO) regarding projects that the local community would like to see undertaken under the Stuarts Point Town Improvement Program

SPADCO has conducted extensive community consultation including a community survey that placed the construction of a footpath / cycleway in Marine Parade, was the number one priority of the community. SPADCO also produced a draft plan of a proposed cycleway network for Stuarts Point and surrounds, in consultation with the community.

Although the draft cycleway plan has merit, it is considered that Town Improvement Funds need to be expended in urban areas, not in surrounding rural areas.

It is recommended that the following projects be endorsed:

- Construction of a 1.8m wide footpath / cycleway in Marine Parade from First Avenue to Nineteenth Avenue is \$88,000 with estimated contributions of \$13,000. Town Improvement funds **\$75,000**.
- Construct a bus bay facility adjacent to Stuarts Point Public School in Marine Parade – RTA contribution \$5,000, Town Improvement funds **\$15,000** for an estimated total cost of \$20,000.
- Construct parking area in Marine Parade outside the Library and adjacent drainage works, with an estimated total cost of **\$13,000**.

- Shoulder widening and associated drainage of section of Ocean Avenue between Second Avenue and Grassy Head Road at an estimated cost of **\$20,486**.

Concerns have been raised by the community regarding Council's Policy No C22.2 "Contributions to Works for Footpaving" in recovering from the adjoining land owner a contribution of 25% (0.3m width) of the cost incurred by Council in constructing footways along the side of public road adjacent to the land as authorised under section 217 of the Roads Act (1993).

SPADCO requests that Council consider waiving this contribution in lieu of an additional project. The estimated cost of contributions for the cycleway is approximately \$13,000. The community has strongly expressed their concerns regarding the impost of costs to a few property owners and not the Stuarts Point Community as a whole.

In order to waive or reduce the contribution required to be paid by residents as requested by SPADCO, Council would need to either:

- 1 Not apply Policy C22.2 in this instance – this would set a precedence and would leave Council liable to similar requests from other communities in the future.
- 2 Amend Policy C22.2 to reduce the contribution payable. This policy was recently reviewed by Council in October 2006 when the contribution rate was reduced from 50% to 25%. Any decision to further reduce the rate of contribution would need to take into account any previous contributions received from land owners under this policy and the reduction in funding that would be received from future projects.

The length of frontage for the majority of properties along Marine Parade is 20m with some up to 25 - 40 metres. The estimated contribution for a property with a 20m frontage is \$390.00. Land owners have the opportunity to enter into arrangements with Council to make any repayments over an extended agreed period.

REPORT IMPLICATIONS:

- ***Environmental***

Nil

- ***Social***

Community consultation has been at the forefront of the following recommendation. The construction of a footpath / cycleway will provide needed infrastructure for the community.

- ***Economic (Financial)***

The financial implication is that the recommended projects are funded in the 2006 / 07 Budget for Town Improvement Projects for Stuarts Point.

- ***Policy or Statutory***

Contributions to the construction of the footpath / cycleway are in accordance with Policy C22.2 Contributions to Works for Footpaving.

- *Director's Review*

The construction of the footpath along Marine Parade is seen by the whole community as the most necessary and worthwhile use of the funds. Some concerns have been raised regarding the ability of some members of the community to contribute towards the cost of construction of the footpath. However, individual arrangements can be made with the owners to make repayments over an extended period.

RECOMMENDATION:

That the program of works as listed be adopted.

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A P Vermeulen
DIRECTOR SHIRE SERVICES