

**MINUTES OF THE ORDINARY MEETING OF BALLINA SHIRE COUNCIL  
HELD IN THE BALLINA SHIRE COUNCIL CHAMBERS  
40 CHERRY STREET BALLINA,  
ON 27/11/25 AT 9:00 AM**

---

**Attendance**

Crs Sharon Cadwallader (Mayor - in the chair), Michelle Bailey, Simon Kinny, Damian Loone, Therese Crollick, Eva Ramsey, Erin Karsten, Kiri Dicker and Phil Meehan.

Paul Hickey (General Manager), Matthew Wood (Director - Planning and Environmental Health Division), Caroline Klose (Director - Corporate and Community Division), Nikki Glassop (Executive Assistant - General Manager and Mayor) and Penny van den Hoek (Administration Officer - Corporate and Community Division) were in attendance.

There were five people in the gallery at this time.

**1. Australian National Anthem**

The National Anthem was played.

**2. Acknowledgement of Country**

In opening the meeting the Mayor provided an Acknowledgement of Country.

The Mayor paused the meeting for a minutes silence to acknowledge the passing of former Councillor Eoin Johnston.

**3. Apologies**

An apology was received from Cr Simon Chate.

**271125/1        RESOLVED**

(Cr Eva Ramsey/Cr Therese Crollick)

That such apology be accepted and leave of absence granted.

FOR VOTE - All Councillors voted unanimously.

ABSENT. DID NOT VOTE - Cr Simon Chate

**4. Confirmation of Minutes**

**271125/2        RESOLVED**

(Cr Damian Loone/Cr Michelle Bailey)

That Council confirms the Minutes of the Ordinary Meeting of Ballina Shire Council held on Thursday 23 October 2025.

FOR VOTE - All Councillors voted unanimously.

ABSENT. DID NOT VOTE - Cr Simon Chate

**MINUTES OF THE ORDINARY MEETING OF BALLINA SHIRE COUNCIL  
HELD IN THE BALLINA SHIRE COUNCIL CHAMBERS  
40 CHERRY STREET BALLINA,  
ON 27/11/25 AT 9:00 AM**

---

**5. Declarations of Interest and Reportable Political Donations**

- **Cr Michelle Bailey** – declared an interest in Item 11.4 Notice of Motion – NBN Connection at Lennox Park (Nature of Interest: non-significant, non-pecuniary). Cr Bailey is a member of the Committee and will remain in the room while this Item is discussed.
- **Paul Hickey** – declared an interest in Item 8.1 Planning Proposal – Aureus Village Centre Rezoning – Finalisation (Nature of Interest: non-significant, non-pecuniary); and Item 14.1 Road Closure – Walker Lane, Cumbalum – Land Sale – Agreed Value (Nature of Interest: non-significant, non-pecuniary). Paul Hickey has a friend that does consultancy work for Intrapac and will leave the room while both Items are discussed.
- **Cr Damian Loone** – declared an interest in Item 8.4 Treelands Reserve and Kentwell Centre Master Plan later in the meeting (Nature of Interest: non-significant, non-pecuniary). Cr Loone is a resident of Ferngrove Estate and will remain in the room while this Item is discussed.

There were no reportable political donations.

**6. Deputations**

- **Tony Davies, CEO – Social Futures Limited** – spoke in favour of Item 9.8 Lease - Community Land - Social Futures Limited.
- **Simone Balzer, headspace Senior Manager – Social Futures Limited** – spoke in favour of Item 9.8 Lease - Community Land - Social Futures Limited.
- **Alexander Sharkey, Vice-President – Business Lennox Head** – spoke in favour of Item 11.4 Notice of Motion - NBN Connection at Lennox Park.

**7. Mayoral Minutes**

Nil Items

**Change in order of business**

**271125/3          RESOLVED**

(Cr Eva Ramsey/Cr Kiri Dicker)

That Council change the order of business to deal with items as per the Deputations received.

FOR VOTE - All Councillors voted unanimously.

ABSENT. DID NOT VOTE - Cr Simon Chate

**MINUTES OF THE ORDINARY MEETING OF BALLINA SHIRE COUNCIL  
HELD IN THE BALLINA SHIRE COUNCIL CHAMBERS  
40 CHERRY STREET BALLINA,  
ON 27/11/25 AT 9:00 AM**

---

**9.8     Lease - Community Land - Social Futures Limited**

A **Motion** was moved by Cr Phil Meehan and seconded by Cr Eva Ramsey

1. That Council, in accordance with the relevant provisions of the LGA, approves a five year lease of the building and land on part lots 12, 13 and 14 DP 1714 located at 30-32 Swift Street Ballina, to Social Futures Limited, at a rent equal to the statutory minimum rent charged by Crown Lands (currently \$613.00 plus GST per annum), subject to point 2.
2. The statutory minimum rent will apply on the basis of no commercial services are offered from the building, and if commercial services are on offer, Council will review the rent to market and charge a portion of that market rent based on the percentage of the leased area used for commercial services.
3. That Council authorises the General Manager to affix the seal to the lease in point one.
4. That prior to points one, two and three being actioned, statutory public notification relating to the proposed lease of community land be undertaken in accordance with the Local Government Act, with a report to be presented to Council if an objection of a substantive nature is received to the grant of the proposed lease.

**271125/4            RESOLVED**

(Cr Kiri Dicker/Cr Erin Karsten)

That Council move into Committee of a Whole to discuss this item.

FOR VOTE - Cr Sharon Cadwallader, Cr Michelle Bailey, Cr Simon Kinny, Cr Damian Loone, Cr Therese Crollick, Cr Eva Ramsey, Cr Erin Karsten and Cr Kiri Dicker

AGAINST VOTE - Cr Phil Meehan

ABSENT. DID NOT VOTE - Cr Simon Chate

**271125/5            RESOLVED**

(Cr Kiri Dicker/Cr Damian Loone)

That Council move into Open Council and out of Committee of a Whole.

FOR VOTE - All Councillors voted unanimously.

ABSENT. DID NOT VOTE - Cr Simon Chate

**MINUTES OF THE ORDINARY MEETING OF BALLINA SHIRE COUNCIL  
HELD IN THE BALLINA SHIRE COUNCIL CHAMBERS  
40 CHERRY STREET BALLINA,  
ON 27/11/25 AT 9:00 AM**

---

An **Amendment** was moved by Cr Therese Crollick and seconded by Cr Kiri Dicker

1. That Council, in accordance with the relevant provisions of the LGA, approves a five year lease of the building and land on part lots 12, 13 and 14 DP 1714 located at 30-32 Swift Street Ballina, to Social Futures Limited, at a rent equal to 25% of the commercial rent, being \$10,000 plus GST per annum.
2. That Council authorises the General Manager to affix the seal to the lease in point one.
3. That prior to points one and two being actioned, statutory public notification relating to the proposed lease of community land be undertaken in accordance with the Local Government Act, with a report to be presented to Council if an objection of a substantive nature is received to the grant of the proposed lease.

The **Amendment** was **LOST**

FOR VOTE - Cr Therese Crollick, Cr Eva Ramsey, Cr Erin Karsten and Cr Kiri Dicker

AGAINST VOTE - Cr Sharon Cadwallader, Cr Michelle Bailey, Cr Simon Kinny, Cr Damian Loone and Cr Phil Meehan

ABSENT. DID NOT VOTE - Cr Simon Chate

The **Motion** was **CARRIED**

FOR VOTE - Cr Sharon Cadwallader, Cr Michelle Bailey, Cr Simon Kinny, Cr Damian Loone and Cr Phil Meehan

AGAINST VOTE - Cr Therese Crollick, Cr Eva Ramsey, Cr Erin Karsten and Cr Kiri Dicker

ABSENT. DID NOT VOTE - Cr Simon Chate

**271125/6        RESOLVED**

(Cr Phil Meehan/Cr Eva Ramsey)

1. That Council, in accordance with the relevant provisions of the LGA, approves a five year lease of the building and land on part lots 12, 13 and 14 DP 1714 located at 30-32 Swift Street Ballina, to Social Futures Limited, at a rent equal to the statutory minimum rent charged by Crown Lands (currently \$613.00 plus GST per annum), subject to point 2.
2. The statutory minimum rent will apply on the basis of no commercial services are offered from the building, and if commercial services are on offer, Council will review the rent to market and charge a portion of that market rent based on the percentage of the leased area used for commercial services.

**MINUTES OF THE ORDINARY MEETING OF BALLINA SHIRE COUNCIL  
HELD IN THE BALLINA SHIRE COUNCIL CHAMBERS  
40 CHERRY STREET BALLINA,  
ON 27/11/25 AT 9:00 AM**

- 
3. That Council authorises the General Manager to affix the seal to the lease in point one.
  4. That prior to points one, two and three being actioned, statutory public notification relating to the proposed lease of community land be undertaken in accordance with the Local Government Act, with a report to be presented to Council if an objection of a substantive nature is received to the grant of the proposed lease.

FOR VOTE - Cr Sharon Cadwallader, Cr Michelle Bailey, Cr Simon Kinny, Cr Damian Loone and Cr Phil Meehan

AGAINST VOTE - Cr Therese Crollick, Cr Eva Ramsey, Cr Erin Karsten and Cr Kiri Dicker

ABSENT. DID NOT VOTE - Cr Simon Chate

**11.4 Notice of Motion - NBN Connection at Lennox Park**

**271125/7          RESOLVED**

(Cr Kiri Dicker/Cr Michelle Bailey)

That the General Manager:

1. Engage with NBN Co to assess the feasibility and cost of installing fibre-to-the-premises at Lennox Park; and
2. Report back to Council with costs and options for implementation.

FOR VOTE - All Councillors voted unanimously.

ABSENT. DID NOT VOTE - Cr Simon Chate

Paul Hickey left the meeting at 10.19am

**8. Planning and Environmental Health Division Reports**

**8.1 Planning Proposal - Aureus Village Centre Rezoning - Finalisation**

**271125/8          RESOLVED**

(Cr Phil Meehan/Cr Therese Crollick)

1. That Council, under delegated plan making authority, proceeds to finalise Planning Proposal BSCPP 24/004 - Aureus Village Centre (Attachment 5) in accordance with the *Environmental Planning and Assessment Act 1979*.
2. That Council authorises the General Manager to arrange for execution of the Planning Agreement (Attachment 4) associated with Planning Proposal BSCPP 24/004, including use of the Council Seal.

**MINUTES OF THE ORDINARY MEETING OF BALLINA SHIRE COUNCIL  
HELD IN THE BALLINA SHIRE COUNCIL CHAMBERS  
40 CHERRY STREET BALLINA,  
ON 27/11/25 AT 9:00 AM**

---

FOR VOTE - Cr Sharon Cadwallader, Cr Michelle Bailey, Cr Simon Kinny, Cr Damian Loone, Cr Therese Crollick, Cr Eva Ramsey, Cr Kiri Dicker and Cr Phil Meehan

AGAINST VOTE - Cr Erin Karsten

ABSENT. DID NOT VOTE - Cr Simon Chate

**Adjournment**

The Mayor declared the meeting adjourned at 10.26am.

The meeting resumed at 10.50am.

Paul Hickey returned to the meeting at 10.50am.

**8.2 Ballina Shire DCP 2012 - General Amendments - Finalisation**

**271125/9      RESOLVED**

(Cr Therese Crollick/Cr Damian Loone)

1. That Council adopts the amendments to Ballina Shire Development Control Plan 2012 Chapters 2 and 7 as publicly exhibited.
2. That Council adopts the amendments to Ballina Shire Development Control Plan 2012 Chapters 4 and 8 as publicly exhibited and amended in accordance with the changes detailed in Table 3 of this report.
3. That Council notify its decision on the website in accordance with the *Environmental Planning and Assessment Regulation 2021*.
4. That Council provide a copy of the amended Ballina Shire Development Control Plan 2012 to the Planning Secretary and publish the revised chapters on its website as required by the *Environmental Planning and Assessment Regulation 2021*.

FOR VOTE - All Councillors voted unanimously.

ABSENT. DID NOT VOTE - Cr Simon Chate

**8.3 Place and Public Realm Framework - Adoption**

**271125/10      RESOLVED**

(Cr Erin Karsten/Cr Eva Ramsey)

That Council adopts the Place and Public Realm Framework (Attachment 1).

FOR VOTE - Cr Sharon Cadwallader, Cr Michelle Bailey, Cr Damian Loone, Cr Therese Crollick, Cr Eva Ramsey, Cr Erin Karsten, Cr Kiri Dicker and Cr Phil Meehan

AGAINST VOTE - Cr Simon Kinny

ABSENT. DID NOT VOTE - Cr Simon Chate

**MINUTES OF THE ORDINARY MEETING OF BALLINA SHIRE COUNCIL  
HELD IN THE BALLINA SHIRE COUNCIL CHAMBERS  
40 CHERRY STREET BALLINA,  
ON 27/11/25 AT 9:00 AM**

---

**8.4     Treelands Reserve and Kentwell Centre Master Plan**

A **Motion** was moved by Cr Kiri Dicker and seconded by Cr Therese Crollick

1. That Council endorses community service provision with future youth focussed services as the preferred outcome for use, activity and infrastructure at Treelands Reserve.
2. That Council proceeds to prepare a master plan for Treelands Reserve and the Kentwell Centre based on the preferred outcome for the reserve expressed at point 1, and inclusive of the consideration of passive open space provision and the interfaces between the reserve and adjoining land uses.
3. That Council incorporates preliminary examination of the Ferngrove reserve and Council owned land adjacent to Airport Boulevard in relation to the potential for organised sporting uses as part of the 2026/27 Delivery Program and Operational Plan.
4. That Council discontinues discussions with Ballina Central in respect to Treelands Reserve.

An **Amendment** was moved by Cr Damian Loone and seconded by Cr Eva Ramsey

1. That Council endorses community service provision with future youth focussed services as the preferred outcome for use, activity and infrastructure at Treelands Reserve.
2. That Council proceeds to prepare a master plan for Treelands Reserve and the Kentwell Centre based on the preferred outcome for the reserve expressed at point 1, and inclusive of the consideration of passive open space provision and the interfaces between the reserve and adjoining land uses.
3. That Council incorporates preliminary examination of Council owned land adjacent to Airport Boulevard in relation to the potential for organised sporting uses as part of the 2026/27 Delivery Program and Operational Plan.
4. That Council discontinues discussions with Ballina Central in respect to Treelands Reserve.

The **Amendment** was **LOST**

FOR VOTE - Cr Simon Kinny, Cr Damian Loone and Cr Kiri Dicker

AGAINST VOTE - Cr Sharon Cadwallader, Cr Michelle Bailey, Cr Therese Crollick, Cr Eva Ramsey, Cr Erin Karsten and Cr Phil Meehan

ABSENT. DID NOT VOTE - Cr Simon Chate

**MINUTES OF THE ORDINARY MEETING OF BALLINA SHIRE COUNCIL  
HELD IN THE BALLINA SHIRE COUNCIL CHAMBERS  
40 CHERRY STREET BALLINA,  
ON 27/11/25 AT 9:00 AM**

---

An **Amendment** was moved by Cr Simon Kinny and seconded by Cr Phil Meehan

1. That Council endorses community service provision with future youth focussed services as the preferred outcome for use, activity and infrastructure at Treelands Reserve.
2. That Council proceeds to prepare a master plan for Treelands Reserve and the Kentwell Centre based on the preferred outcome for the reserve expressed at point 1, and inclusive of the consideration of passive open space provision and the interfaces between the reserve and adjoining land uses.
3. That Council incorporates preliminary examination of the Ferngrove reserve and Council owned land adjacent to Airport Boulevard in relation to the potential for organised sporting uses as part of the 2026/27 Delivery Program and Operational Plan.

The **Amendment** was **CARRIED**

FOR VOTE - Cr Sharon Cadwallader, Cr Michelle Bailey, Cr Simon Kinny, Cr Erin Karsten and Cr Phil Meehan

AGAINST VOTE - Cr Damian Loone, Cr Therese Crollick, Cr Eva Ramsey and Cr Kiri Dicker

ABSENT. DID NOT VOTE - Cr Simon Chate

The **Amendment** then became the **Motion** and was **CARRIED**

**271125/11      RESOLVED**

(Cr Simon Kinny /Cr Phil Meehan)

1. That Council endorses community service provision with future youth focussed services as the preferred outcome for use, activity and infrastructure at Treelands Reserve.
2. That Council proceeds to prepare a master plan for Treelands Reserve and the Kentwell Centre based on the preferred outcome for the reserve expressed at point 1, and inclusive of the consideration of passive open space provision and the interfaces between the reserve and adjoining land uses.
3. That Council incorporates preliminary examination of the Ferngrove reserve and Council owned land adjacent to Airport Boulevard in relation to the potential for organised sporting uses as part of the 2026/27 Delivery Program and Operational Plan.

FOR VOTE - Cr Sharon Cadwallader, Cr Michelle Bailey, Cr Simon Kinny, Cr Therese Crollick, Cr Erin Karsten, Cr Kiri Dicker and Cr Phil Meehan

AGAINST VOTE - Cr Damian Loone and Cr Eva Ramsey

ABSENT. DID NOT VOTE - Cr Simon Chate



**MINUTES OF THE ORDINARY MEETING OF BALLINA SHIRE COUNCIL  
HELD IN THE BALLINA SHIRE COUNCIL CHAMBERS  
40 CHERRY STREET BALLINA,  
ON 27/11/25 AT 9:00 AM**

---

Paul Hickey left the meeting at 11.33am

**8.5     Youth Centre Location Options**

**271125/12       RESOLVED**

(Cr Kiri Dicker/Cr Therese Crollick)

That Council endorses community service provision with future youth focussed services as the preferred outcome for use, activity and infrastructure at Treelands Reserve, with further planning and consideration of options in relation to youth services and facilities to be undertaken through master planning for Treelands Reserve.

FOR VOTE - All Councillors voted unanimously.  
ABSENT. DID NOT VOTE - Cr Simon Chate

Paul Hickey returned to the meeting at 11.37am

**8.6     Policy (Review) - Biodiversity - Compensatory Habitats and Offsets**

**271125/13       RESOLVED**

(Cr Therese Crollick/Cr Damian Loone)

1.     That Council adopts the revised Biodiversity – Compensatory Habitats and Offsets Policy, as per Attachment 1 to this report.
2.     That Council place this policy on exhibition for public comment, with any submissions received to be resubmitted back to Council. If no submissions are received, no further action is required.

FOR VOTE - All Councillors voted unanimously.  
ABSENT. DID NOT VOTE - Cr Simon Chate

**8.7     Policy (Review) - Built Environment Fire Safety Program**

**271125/14       RESOLVED**

(Cr Erin Karsten/Cr Eva Ramsey)

1.     That Council adopts the updated Built Environment Fire Safety Program Policy (Attachment 1).
2.     That Council place this policy on exhibition for public comment, with any submissions addressing the content of the policy received to be resubmitted back to Council. If no submissions are received, then no further action is required.

FOR VOTE - All Councillors voted unanimously.  
ABSENT. DID NOT VOTE - Cr Simon Chate

**MINUTES OF THE ORDINARY MEETING OF BALLINA SHIRE COUNCIL  
HELD IN THE BALLINA SHIRE COUNCIL CHAMBERS  
40 CHERRY STREET BALLINA,  
ON 27/11/25 AT 9:00 AM**

---

**8.8     Policy (Review) - Urban Vegetation on Public Land**

**271125/15       RESOLVED**

(Cr Erin Karsten/Cr Eva Ramsey)

1.     That Council adopts the updated Urban Vegetation on Public Land Policy, as per Attachment 1 to this report.
2.     That Council place this policy on exhibition for public comment, with any submissions received to be resubmitted back to Council. If no submissions are received, no further action is required.

FOR VOTE - All Councillors voted unanimously.  
ABSENT. DID NOT VOTE - Cr Simon Chate

**9.       Corporate and Community Division Reports**

**9.1     Use of Council Seal**

**271125/16       RESOLVED**

(Cr Therese Crollick/Cr Eva Ramsey)

That Council affix the Common Seal to the following document.

US2025/24	1.     That Council, in accordance with the relevant provisions of the Local Government Act 1993, enters into the following licence of <i>operational land</i> :		
	<b>Property</b>	<b>Tenant</b>	<b>Tenure</b>
	Part Lot 1 DP 853747, known as Part of 79 Johnstons Road, Alstonville (Part of Alstonville Wastewater Treatment Plant)	Friends of the Koala Inc	Five-year licence for a fee of \$1.00 per annum if demanded
	2.     Council authorises the General Manager to affix the seal to the licence document in point one and any other documents required to allow tenure to be granted in accordance with point one.		

FOR VOTE - All Councillors voted unanimously.  
ABSENT. DID NOT VOTE - Cr Simon Chate

**MINUTES OF THE ORDINARY MEETING OF BALLINA SHIRE COUNCIL  
HELD IN THE BALLINA SHIRE COUNCIL CHAMBERS  
40 CHERRY STREET BALLINA,  
ON 27/11/25 AT 9:00 AM**

---

**9.2     Investment Summary - October 2025**

**271125/17       RESOLVED**

(Cr Erin Karsten/Cr Eva Ramsey)

That Council notes the record of banking and investments for October 2025.

FOR VOTE - All Councillors voted unanimously.  
ABSENT. DID NOT VOTE - Cr Simon Chate

**9.3     Legal Matters - Update**

**271125/18       RESOLVED**

(Cr Therese Crollick/Cr Michelle Bailey)

That Council notes the contents of this Legal Matters – Update report.

FOR VOTE - All Councillors voted unanimously.  
ABSENT. DID NOT VOTE - Cr Simon Chate

**9.4     Financial Statements - 2024/25**

**271125/19       RESOLVED**

(Cr Simon Kinny/Cr Michelle Bailey)

That the Audited Financial Statements and Auditors Report be presented to the public in accordance with Section 419 of the Local Government Act, 1993.

FOR VOTE - All Councillors voted unanimously.  
ABSENT. DID NOT VOTE - Cr Simon Chate

**9.5     Annual Report - 2024/25**

**271125/20       RESOLVED**

(Cr Damian Loone/Cr Erin Karsten)

1.     That Council endorses the Annual Report for 2024/25, as per the contents of this report.
2.     That Council notify the Office of Local Government of the Annual Report by 30 November 2025 and publish it on Council's website.

FOR VOTE - All Councillors voted unanimously.  
ABSENT. DID NOT VOTE - Cr Simon Chate

**MINUTES OF THE ORDINARY MEETING OF BALLINA SHIRE COUNCIL  
HELD IN THE BALLINA SHIRE COUNCIL CHAMBERS  
40 CHERRY STREET BALLINA,  
ON 27/11/25 AT 9:00 AM**

---

**9.6     Financial Year 2025/26 - 30 September 2025 Financial Review**

**271125/21     RESOLVED**

(Cr Erin Karsten/Cr Eva Ramsey)

1. That Council notes the contents of this report for the September 2025 Quarterly Financial Review and approves the budget changes identified within the report.
2. That Council approves the contents of the templates under the New Quarterly Budget Review Statement Guidelines (QBRS Guidelines) issued by the Department of Planning, Housing and Infrastructure in August 2025, as per Attachment 1 to this report and approves the budget changes identified within.
3. That the decision on the reinstatement of the Tidy Towns plaques in Alstonville be deferred until further financial options can be investigated.

FOR VOTE - All Councillors voted unanimously.  
ABSENT. DID NOT VOTE - Cr Simon Chate

**9.7     Tender - Transport and Disposal of Biosolids**

**271125/22     RESOLVED**

(Cr Michelle Bailey/Cr Damian Loone)

1. That Council in accordance with the *Local Government (General) Regulation 2021 Section 178(1)(a)*, accepts the tender and awards the contract to Dredging Solutions Pty Ltd for the Tender - Transport and Disposal of Biosolids for the rates tendered.
2. That Council authorises the General Manager to sign the contract documents.

FOR VOTE - All Councillors voted unanimously.  
ABSENT. DID NOT VOTE - Cr Simon Chate

**9.9     Licence - Lumley Park - Tennis and Pickleball**

**271125/23     RESOLVED**

(Cr Eva Ramsey/Cr Therese Crollick)

1. That Council notes the contents of the objection to the Proposed Licence for Lumley Park, and on balance, is of the view that the community benefit

**MINUTES OF THE ORDINARY MEETING OF BALLINA SHIRE COUNCIL  
HELD IN THE BALLINA SHIRE COUNCIL CHAMBERS  
40 CHERRY STREET BALLINA,  
ON 27/11/25 AT 9:00 AM**

---

of the use of the recreational facility, offsets the concerns raised in the objection.

2. That Council, in accordance with the relevant provisions of the Local Government Act 1993 and the Crown Land Management Act 2016, approves a 12 month licence with the Alstonville Tennis and Pickleball Club Incorporated for the occupation and use of the clubhouse and courts at Lumley Park, being part of Lots 333 DP755745 and 7004 DP92641, 2 Pearces Creek Road, Alstonville.
3. That Council authorises the General Manager to affix the seal to the licence document and any other documents required to allow tenure to be granted.
4. That Council receive a report on options to upgrade Park Avenue.

FOR VOTE - All Councillors voted unanimously.  
ABSENT. DID NOT VOTE - Cr Simon Chate

Cr Eva Ramsey left the meeting at 12.38pm.

**10. Civil Services Division Reports**

**10.1 Road Closure - TfNSW - Coolgardie Road, Coolgardie - Land Swap**

**271125/24 RESOLVED**

(Cr Michelle Bailey/Cr Damian Loone)

1. That approves the request from Transport for NSW (TfNSW) to close the unformed road reserve section of Coolgardie Road, as highlighted in yellow in Attachment 1 to this report.
2. That Council approves the transfer / sale of the closed Council road to TfNSW, at a valuation matching the land transferred to Council, subject to the road closure proceeding.
3. That Council authorises the Council seal to be attached to the documents necessary for the road closing and transfer / sale of the land, as per Attachment 1.
4. That Council approves the waiver of the standard Council road closing fee for TfNSW, currently \$1,870, as TfNSW is undertaking the administrative process, and associated costs such as survey, for the road closure, with Council not to be liable for any other costs associated with the road closing and land transfer / sale.

FOR VOTE - All Councillors voted unanimously.  
ABSENT. DID NOT VOTE - Cr Simon Chate and Cr Eva Ramsey

**MINUTES OF THE ORDINARY MEETING OF BALLINA SHIRE COUNCIL  
HELD IN THE BALLINA SHIRE COUNCIL CHAMBERS  
40 CHERRY STREET BALLINA,  
ON 27/11/25 AT 9:00 AM**

---

**10.2    Road Closure - Walker Lane, Cumbalum - Land Sale**

**271125/25        RESOLVED**

(Cr Therese Crollick/Cr Erin Karsten)

That Council notes the contents of this report regarding the sale of the land created by the closure of part of Walker Lane, Cumbalum, with the confidential report later in this agenda outlining the commercial negotiations underway.

FOR VOTE - All Councillors voted unanimously.

ABSENT. DID NOT VOTE - Cr Simon Chate and Cr Eva Ramsey

Cr Eva Ramsey returned to the meeting at 12.40pm.

**11.        Notices of Motion**

**11.1    Notice of Motion - Create NSW Community Music Organisation Funding**

**271125/26        RESOLVED**

(Cr Therese Crollick/Cr Kiri Dicker)

That Council make representations to the State Government, specifically the Minister for the Arts, The Hon John Graham MLC, urging him to urgently review the decisions of Create NSW in relation to community music organisation funding:

1.    To ensure that grassroots performing arts are not overlooked in future funding streams; and
2.    To deliver on public commitments to support inclusive, volunteer led organisations that provide proven social, cultural and educational benefits across NSW.

FOR VOTE - All Councillors voted unanimously.

ABSENT. DID NOT VOTE - Cr Simon Chate

**11.2    Notice of Motion - Richmond River Commissioner**

A **Motion** was moved by Cr Erin Karsten and seconded by Cr Therese Crollick

That Council write to the relevant State Government Ministers seeking their urgent support to improve the health of the Richmond River, including by:

1.    Appointing a Richmond River Commissioner with a statutory obligation to increase the health of the Richmond River catchment.
2.    Increasing funding for research and education on river recovery, fencing provisions for riverbanks, wetland restoration and weed management.

**MINUTES OF THE ORDINARY MEETING OF BALLINA SHIRE COUNCIL  
HELD IN THE BALLINA SHIRE COUNCIL CHAMBERS  
40 CHERRY STREET BALLINA,  
ON 27/11/25 AT 9:00 AM**

- 
3. Establishing a State government revolving land acquisition fund and a voluntary covenant program for the purchase and sale of key pieces of low-lying agricultural land, based on the work of Rous County Council.
  4. Ending native forest logging in the catchment and establishing the Richmond River Koala Park.

An **Amendment** was moved by Cr Simon Kinny and seconded by Cr Damian Loone

That Council write to the relevant State Government Ministers seeking their urgent support to improve the health of the Richmond River, including by:

1. Appointing a Richmond River Commissioner with a statutory obligation to increase the health of the Richmond River catchment.
2. Increasing funding for research and education on river recovery, fencing provisions for riverbanks, wetland restoration and weed management.
3. Establishing a State Government revolving land acquisition fund and a voluntary covenant program for the purchase and sale of key pieces of low-lying agricultural land, based on the work of Rous County Council.

The **Amendment** was **CARRIED**

FOR VOTE - Cr Sharon Cadwallader, Cr Michelle Bailey, Cr Simon Kinny, Cr Damian Loone, Cr Eva Ramsey and Cr Phil Meehan

AGAINST VOTE - Cr Therese Crollick, Cr Erin Karsten and Cr Kiri Dicker

ABSENT. DID NOT VOTE - Cr Simon Chate

The **Amendment** then became the **Motion** and was **CARRIED**

**271125/27      RESOLVED**

(Cr Simon Kinny/Cr Damian Loone)

That Council write to the relevant State Government Ministers seeking their urgent support to improve the health of the Richmond River, including by:

1. Appointing a Richmond River Commissioner with a statutory obligation to increase the health of the Richmond River catchment.
2. Increasing funding for research and education on river recovery, fencing provisions for riverbanks, wetland restoration and weed management.
3. Establishing a State Government revolving land acquisition fund and a voluntary covenant program for the purchase and sale of key pieces of low-lying agricultural land, based on the work of Rous County Council.

FOR VOTE - Cr Sharon Cadwallader, Cr Michelle Bailey, Cr Simon Kinny, Cr Damian Loone, Cr Eva Ramsey and Cr Phil Meehan

AGAINST VOTE - Cr Therese Crollick, Cr Erin Karsten and Cr Kiri Dicker

ABSENT. DID NOT VOTE - Cr Simon Chate

**MINUTES OF THE ORDINARY MEETING OF BALLINA SHIRE COUNCIL  
HELD IN THE BALLINA SHIRE COUNCIL CHAMBERS  
40 CHERRY STREET BALLINA,  
ON 27/11/25 AT 9:00 AM**

---

**Public Question Time**

The Mayor declared the meeting adjourned at 1.03pm. There were two members of the gallery present for Public Question Time.

The meeting resumed at 1.11pm.

**11.3 Notice of Motion - Council Land on Corner of Snapper and Hutley Drive**

**271125/28      RESOLVED**

(Cr Michelle Bailey/Cr Eva Ramsey)

That Council:

1. Recognises the strategic location and potential of the council-owned commercial site situated at the corner of Snapper and Hutley Drive, adjacent to the soon-to-be-constructed basketball court and in close proximity to the existing sports field.
2. Notes the rapid development of the surrounding residential community and the planned establishment of a new school in the area, which will significantly increase local activity and demand for community infrastructure and services.
3. Requests that Council undertake a comprehensive investigation into potential future uses of the site, including but not limited to:
  - Construction of a facility for lease to commercial or community tenants
  - Development of a multi-purpose community hub
  - Public-private partnership opportunities
  - Other innovative or strategic uses that align with community needs and Council's strategic objectives.
4. Requests that the investigation include:
  - A review of current and projected demographic and economic data for the area
  - Engagement with relevant stakeholders including local residents, businesses, and educational institutions
  - Financial modelling and feasibility analysis of proposed options.
5. Requests that a report outlining findings and recommendations be presented to Council for consideration at a future meeting.

FOR VOTE - All Councillors voted unanimously.  
ABSENT. DID NOT VOTE - Cr Simon Chate



**MINUTES OF THE ORDINARY MEETING OF BALLINA SHIRE COUNCIL  
HELD IN THE BALLINA SHIRE COUNCIL CHAMBERS  
40 CHERRY STREET BALLINA,  
ON 27/11/25 AT 9:00 AM**

---

**12. Advisory Committee Minutes**

Nil Items

**13. Reports from Councillors on Attendance on Council's behalf**

**13.1 Mayoral Meetings**

**271125/29      RESOLVED**

(Cr Erin Karsten/Cr Therese Crollick)

That Council notes the contents of the report on Mayoral meetings.  
FOR VOTE - All Councillors voted unanimously.  
ABSENT. DID NOT VOTE - Cr Simon Chate

**14. Confidential Session**

**271125/30      RESOLVED**

(Cr Michelle Bailey/Cr Eva Ramsey)

That Council moves into Committee of the Whole with the meeting closed to the public, to consider the following items in accordance with Section 10A (2) of the Local Government Act 1993

**14.1 Road Closure - Walker Lane, Cumbalum - Land Sale - Agreed Value**

**Reason for Confidentiality**

This report is **CONFIDENTIAL** in accordance with Section 10A(2)(c) of the Local Government Act 1993. which permits the meeting to be closed to the public for business relating to the following:-

- c) information that would, if disclosed, confer a commercial advantage on a person with whom the council is conducting (or proposes to conduct) business

and in accordance with 10D(2)(c), on balance, the discussion of the matter in an open meeting is not considered to be in the public interest as the discussion of the valuations for the sale of the land in open Council would compromise the negotiations that are currently taking place.

FOR VOTE - All Councillors voted unanimously.  
ABSENT. DID NOT VOTE - Cr Simon Chate

**MINUTES OF THE ORDINARY MEETING OF BALLINA SHIRE COUNCIL  
HELD IN THE BALLINA SHIRE COUNCIL CHAMBERS  
40 CHERRY STREET BALLINA,  
ON 27/11/25 AT 9:00 AM**

---

Paul Hickey left the meeting at 1.25pm.

(The Council moved into Confidential Session at 1.25pm).

**Open Council**

**271125/31      RESOLVED**

(Cr Kiri Dicker/Cr Erin Karsten)

That Council move into Open Council and out of Committee of the Whole.

FOR VOTE - All Councillors voted unanimously.

ABSENT. DID NOT VOTE - Cr Simon Chate

(The Council moved into Open Council at 1.46pm).

The Mayor reported to the Open Meeting the recommendations made while in Confidential Session:

**14.1      Road Closure - Walker Lane, Cumbalum - Land Sale - Agreed Value**

A **Motion** was moved by Cr Phil Meehan and Cr Simon Kinny

1. That Council approves the sale of Lot 1 DP 1311243, with an area of 216.9 square metres, as created by the part of closure of Walker Lane, Cumbalum, for an agreed value consistent with Option 1, as detailed in this report.
2. This sale is subject to the purchaser being responsible for all legal and administrative costs associated with the sale.
3. That Council approves the attaching of the Council seal to the sale contract and associated documents.

An **Amendment** was moved by Cr Kiri Dicker and seconded by Cr Erin Karsten

1. That Council approves the sale of Lot 1 DP 1311243, with an area of 216.9 square metres, as created by the part of closure of Walker Lane, Cumbalum, for an agreed value consistent with Option 6, as detailed in this report.
2. This sale is subject to the purchaser being responsible for all legal and administrative costs associated with the sale.
3. That Council approves the attaching of the Council seal to the sale contract and associated documents.

The **Amendment** was **LOST**

**MINUTES OF THE ORDINARY MEETING OF BALLINA SHIRE COUNCIL  
HELD IN THE BALLINA SHIRE COUNCIL CHAMBERS  
40 CHERRY STREET BALLINA,  
ON 27/11/25 AT 9:00 AM**

---

FOR VOTE - Cr Kiri Dicker

AGAINST VOTE - Cr Sharon Cadwallader, Cr Michelle Bailey, Cr Simon Kinny,  
Cr Damian Loone, Cr Therese Crollick, Cr Eva Ramsey, Cr Erin Karsten and Cr  
Phil Meehan

ABSENT. DID NOT VOTE - Cr Simon Chate

The **Motion** was **CARRIED**

FOR VOTE - All Councillors voted unanimously.

ABSENT. DID NOT VOTE - Cr Simon Chate

**CF271125/32 RECOMMENDED**

(Cr Phil Meehan/Cr Simon Kinny)

1. That Council approves the sale of Lot 1 DP 1311243, with an area of 216.9 square metres, as created by the part of closure of Walker Lane, Cumbalum, for an agreed value consistent with Option 1, as detailed in this report.
2. This sale is subject to the purchaser being responsible for all legal and administrative costs associated with the sale.
3. That Council approves the attaching of the Council seal to the sale contract and associated documents.

FOR VOTE - All Councillors voted unanimously.

ABSENT. DID NOT VOTE - Cr Simon Chate

**Adoption of Recommendations from Confidential Session**

**271125/33 RESOLVED**

(Cr Michelle Bailey/Cr Eva Ramsey)

That the recommendations made whilst in Confidential Session, be adopted.

FOR VOTE - All Councillors voted unanimously.

ABSENT. DID NOT VOTE - Cr Simon Chate

**MEETING CLOSURE**

The meeting was closed at 1.47pm.

The Minutes of the Ordinary Meeting held on 27/11/25 were submitted for confirmation by council on 11 December 2025 and amendments (if any) are contained in the confirming resolution. Such Minutes were signed by the Mayor at the meeting on 11 December 2025.