



**MINUTES OF COUNCIL MEETING HELD IN THE COUNCIL CHAMBER,
34 CHURCH STREET, SALISBURY ON
28 JANUARY 2025**

MEMBERS PRESENT

Mayor G Aldridge
Cr B Brug
Cr L Brug
Deputy Mayor, Cr C Buchanan
Cr J Chewparsad
Cr A Graham
Cr K Grenfell
Cr D Hood
Cr P Jensen
Cr S McKell
Cr S Ouk
Cr S Reardon

STAFF

Chief Executive Officer, Mr J Harry
Deputy Chief Executive Officer, Mr C Mansueto
A/General Manager City Infrastructure, Mr J Collins
A/General Manager Community Development, Ms V Haracic
General Manager City Development, Ms M English
Manager Governance, Mr R Deco
Team Leader Council Governance, Ms J O'Keefe-Craig
Manager Community Experience, Ms C Kroepsch
Manager Urban, Recreation & Natural Assets, Mr J Foong

The meeting commenced at 6:32pm.

OPENING PRAYER AND WELCOME

The Mayor welcomed the Elected Members, members of the public and staff to the meeting.

The Mayor advised that for security purposes, CCTV is used in the Council Chamber. In accordance with the City of Salisbury's meeting procedures, no audio or video recording is allowed without prior written permission from the Presiding Member.

The Mayor read the Kaurna Acknowledgement.

The Chief Executive Officer read the Opening Prayer.

APOLOGIES

An apology has been received from Cr M Mazzeo.

LEAVE OF ABSENCE

Nil.

PUBLIC QUESTION TIME

Following the question from Mr David Waylen of Salisbury Business Association the Mayor advised that Mr Waylen will address Council in relation to the contribution Council makes to the Events held in the City of Salisbury and to express his appreciation and thanks, also for Council's support for the Association's governance review.

DEPUTATIONS

DEP1 Refused Deputation Request

A request was received from Mr Volaris to attend and address Council at its meeting 28 January 2024 in relation to matters regarding 79-81 Cross Keys Road.

The Mayor determined to refuse the request for a deputation to Council on the ground that the matter in question has already been addressed at a previous Council meeting with no new information presented.

PRESENTATION OF MINUTES

Moved Cr B Brug
Seconded Cr S Reardon

The Minutes of the Council Meeting held on 16 December 2024, be taken as read and confirmed.

**CARRIED
0811/2025**

PETITIONS

No Petitions have been received.

COMMITTEE REPORTS

There were no Committee Meetings held January 2025.

Cr L Brug left the meeting at 6:37pm.

GENERAL BUSINESS

Pursuant to Section 75 of the Local Government Act 1999. Cr A Graham declared a Material Conflict of Interest for Item GB1 on the basis of his employment. Cr A Graham stated that he will deal with the conflict by leaving the meeting for the item.

Cr A Graham left the meeting at 6:37pm.

GB1 Salisbury Fringe 2025 Alcohol Free Area

Moved Cr S McKell
Seconded Cr S Ouk

That Council:

1. Approves that the local government land known as Carisbrooke Park, and as shown in the attached plan (*Attachment 1 Plan of Carisbrooke Park, Item GB1, Salisbury Fringe 2025 Alcohol Free Area, Council, 28 January 2025*) will be an alcohol-free area under the provisions of City of Salisbury By-Law 4 of 2022, Local Government Land By-Law 2022, and this restriction shall begin at 9.00am Friday 21 February 2025 and remain in force until Midnight Saturday 22 February 2025 as follows:
 - a. Pursuant to clause 4.32 of City of Salisbury By-Law 4 of 2022, Local Government Land By-Law 2022, a person must not without the permission of the Council, consume, carry or be in possession or in charge of any liquor on local government land comprising parks or reserves to which the Council has determined this paragraph applies, namely the local government land known as Carisbrooke Park, and as shown in the attached plan (*Attachment 1 Plan of Carisbrooke Park, Item GB1, Salisbury Fringe 2025 Alcohol Free Area, Council, 28 January 2025*) and excluding any buildings and or areas on this land covered by Liquor License issued to the lessees or any liquor licenses issued for events, and or permitted or authorised activities, and this restriction shall begin at 9.00am Friday 21 February 2025 and remain in force until Midnight Saturday 22 February 2025.

- b. Pursuant to Section 238 of the *Local Government Act 1999*, a sign or signs shall be erected in a prominent position(s) in the immediate vicinity of the local government land known as Carisbrooke Park as shown in the attached plan (*Attachment 1 Plan of Carisbrooke Park, Item GB1, Salisbury Fringe 2025 Alcohol Free Area, Council, 28 January 2025*) to notify all attendees and members of the community that the land will be an alcohol-free area under the provisions of City of Salisbury By-Law 4 of 2022, Local Government Land By-Law 2022, and these conditions shall begin at 9.00am Friday 21 February 2025 and remain in force until Midnight Saturday 22 February 2025.

**CARRIED
0812/2025**

Cr L Brug returned to the meeting at 6:36pm.

Cr A Graham returned to the meeting at 6:37pm.

GB2 Appointment of Behaviour Standards Panel Contact Officer

Moved Cr C Buchanan
Seconded Cr P Jensen

That Council:

1. Appoints Mr Rudi Deco, Manager Governance as the Behaviour Standards Panel Contact Officer, in accordance with the Behaviour Management Policy.
2. Adopts the updated Behavioural Management Policy (Attachment 1, Council meeting 28 January 2025).

**CARRIED
0813/2025**

GB3 Local Government Association Ordinary General Meeting 23 May 2025 - Call for Items of Business

Moved Cr P Jensen
Seconded Cr C Buchanan

That Council:

1. Notes the call for Items of Business for the Local Government Association of South Australia Ordinary General Meeting to be held on Friday 23 May 2025.

**CARRIED
0814/2025**

MAYOR'S DIARY**MD1 Mayor's Diary**

Moved Cr K Grenfell
Seconded Cr S Ouk

That Council:

1. Notes this information.

**CARRIED
0815/2025**

REPORTS FROM COUNCIL REPRESENTATIVES

Nil.

QUESTIONS ON NOTICE**QON1 Questions on Notice: Cr Buchanan: Historical rights of 79-81 Cross Keys Road and Land Use Rights**

The following Questions Without Notice submitted by Cr C Buchanan at its meeting held 16 December 2024 were taken on notice:

1. What are the historical land use rights that apply to the land and the status of existing land rights?
2. What are the opportunities for land use and development of this land?
3. Can Administration provide a response to Mr K Volaris on behalf of Council and a copy be provided to all Elected Members?

Administration provided the following response:

1. Council records show that the development approval that have been granted on this land include:

362/1587/62 – light engineering workshop (lot 126)

361/1470/64 – additions - joinery workshop (lots 129 & 126)

361/702/66 – extensions to existing workshop (lots 126 & 129)

It appears that current site is not entirely developed as approved. In particular, it seems that the development application in 1966 did not proceed as approved. The office does not appear to have been constructed.

There is a record for a tool shed in 1963, however we do not have plans for this record.

Council's records show there were unauthorised uses in about 2007. These uses appear to have ceased.

The Planning Development and Infrastructure Act 2016 provides guidance on when a change of use (existing use rights) apply to land. These provisions are contained in section 4 of the Act.

At this time there is insufficient information to support the suggested existing use rights, particularly as they propose uses that are not shown on Council records to have been previously approved (e.g. warehouse). The historic approvals are specific, not general in nature. Furthermore, aerial imagery of the land and correspondence indicates that there has been a discontinuance of the historic uses for a period of time.

Council has an obligation to ensure that re-establishment of any existing use rights is appropriately evidenced.

2. Lodge a Development Application

A development application may be made for a proposed use of the land. A development application will be assessed against the Planning and Design Code.

The land is within the General Neighbourhood Zone. This zone seeks in Desired Outcome 1 ... *Low-rise, low and medium-density housing that supports a range of needs and lifestyles located within easy reach of services and facilities.*

Employment and community service uses contribute to making the neighbourhood a convenient place to live without compromising residential amenity...

In respect to non-residential type uses, the zone supports some non-residential type uses, but these do not expressly include industrial type uses. Importantly, non-residential uses need to complement the residential character and amenity of the area. The likely relevant authority for a commercial / industrial type use(s) development application will be the Council Assessment Panel.

Code Amendment Process

The Planning, Development and Infrastructure Act 2016 provides a landowner the opportunity to rezone their land via a code amendment process. It is understood that you have made enquiries about this process and are aware that approval for a code amendment process is made by the Minister for Planning. At this time, we are not able to advise if Council would support a code amendment process.

3. A letter was provided to Mr Volaris on 20 December 2024 and a copy provided to all Elected Members.

QUESTIONS WITHOUT NOTICE

Nil.

MOTIONS ON NOTICE

Nil.

MOTIONS WITHOUT NOTICE

Pursuant to Section 75 of the Local Government Act 1999. Cr A Graham declared a Material Conflict of Interest for Item MWON1 on the basis of being a board member of the Salisbury United Football Club. Cr A Graham stated that he will deal with the conflict by leaving the meeting for the item.

Cr A Graham left the meeting at 6:44pm.

MWON1 Turf Quality Visual Standard 1 – minimum standard for premier pitches

Moved Cr C Buchanan

Seconded Cr P Jensen

That Council:

1. Notes the concerns expressed by the Salisbury United Football Club about the condition of their soccer pitches, including their hardness, and on site investigations by Administration confirming these concerns are warranted.
2. Approves the service level of our Premier sporting grounds to be Turf Quality Visual Standard (TQVS) level 2, including the associated enhancement of maintenance regimes and irrigation.
3. Approves that the following sporting grounds be designated as our Premier Sporting Grounds: Burton Park, Salisbury Oval, The Paddocks pitches for Para Hills Knights, Pooraka Cricket Club at Lindblom Park, Underdown Park, Yalumba Reserve, and Bridgestone Athletic Facility.
4. Requests Administration to prepare an Operating Budget Bid to meet the increased costs of this new service level, for consideration as part of the 2025/26 budget process.

**CARRIED
0816/2025**

Cr A Graham returned to the meeting at 6:54pm.

*Cr P Jensen left the meeting at 6:58pm.
Cr P Jensen returned to the meeting at 7:02pm.*

MWON2 Volunteer Acknowledgement

Moved Cr A Graham
Seconded Cr L Brug

That Council:

1. Acknowledges the important volunteer work and contributions to the youth and sporting community in the City of Salisbury by Mr Neville Binyon and Mrs Samantha Binyon for 20 years with the Ingle Farm Junior Soccer Club.
2. Acknowledges the work creating the Rowe Park United Soccer Club and notes the recent unfortunate decision to fold the Rowe Park Soccer Club.
3. Requests the Mayor write to Mr and Mrs Binyon individually acknowledging their outstanding commitment and service to the community.

**CARRIED
0817/2025**

OTHER BUSINESS

NIL.

ORDERS TO EXCLUDE THE PUBLIC
C1 Department for Housing and Urban Development- Greater Edinburgh Parks Infrastructure Plan and Costings Plan

Moved Cr S Ouk

Seconded Cr K Grenfell

That Council:

1. *Orders that pursuant to Section 90(2) and (3)(j)(i) and (j)(ii) of the Local Government Act 1999, the principle that the meeting should be conducted in a place open to the public has been outweighed in relation to this matter because:*
 - *Chief Executive Officer*
 - *Deputy Chief Executive Officer*
 - *A/General Manager City Infrastructure*
 - *A/General Manager Community Development*
 - *General Manager City Development*
 - *Manager Governance*
 - *Team Leader Council Governance*
 - *Manager Community Experience*

On the basis:

- *it relates to information the disclosure of which would divulge information provided on a confidential basis by or to a Minister of the Crown, or another public authority or official (not being an employee of the Council, or a person engaged by the Council); and*
 - *information the disclosure of which would, on balance, be contrary to the public interest.*
2. *In weighing up the factors related to disclosure,*
 - *disclosure of this matter to the public would demonstrate accountability and transparency of the Council's operations*
 - *non-disclosure of the matter and discussion of this item in confidence would protect information that was provided to Council in confidence.*

On that basis the public's interest is best served by not disclosing the Department for Housing and Urban Development- Greater Edinburgh Parks Infrastructure Plan and Costings Plan item and discussion at this point in time.

3. *Orders that pursuant to Section 90(2) of the Local Government Act 1999 it is recommended the Council orders that all members of the public, except staff of the City of Salisbury on duty in attendance, be excluded from attendance at the meeting for this Agenda Item.*

**CARRIED
0818/2025**

The meeting moved into confidence at 7:03pm.

The meeting moved out of confidence and closed at 7:09pm.

CHAIRMAN.....

DATE.....

Confidential Items