



**Brighton
Council**

**MINUTES OF THE ORDINARY COUNCIL MEETING
OF THE BRIGHTON COUNCIL, HELD IN THE COUNCIL CHAMBERS,
COUNCIL OFFICES, 1 TIVOLI ROAD, OLD BEACH
AT 5.30 P.M. ON TUESDAY, 17 MARCH 2026**

PRESENT: Cr Gray; Cr Curran; Cr Geard; Cr De La Torre; Cr Irons; Cr McMaster; Cr Owen & Cr Whelan.

IN ATTENDANCE: Mr J Dryburgh (Chief Executive Officer); Ms J Banks (Director Governance & Regulatory Services); Mr C Pearce-Rasmussen (Director Asset Services); Mr A Woodward (Director Development Services) and Ms M Braslin (Acting Director Corporate Services) and Mrs J Blackwell (Manager Planning)

- 1. STATEMENT BY THE CHAIRPERSON**
- 2. ACKNOWLEDGEMENT OF COUNTRY**
- 3. APOLOGIES & REQUESTS FOR LEAVE OF ABSENCE**

Cr Owen moved, Cr De La Torre seconded that Cr Murtagh be granted leave of absence.

CARRIED

VOTING RECORD

In favour	Against
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Cr Curran	
Cr Geard	
Cr De La Torre	
Cr Gray	
Cr Irons	
Cr McMaster	
Cr Owen	
Cr Whelan	

- 4. NOTIFICATION OF LEAVE OF ABSENCE FOR PARENTAL LEAVE**

Nil.

5. CONFIRMATION OF MINUTES

5.1 Ordinary Council Meeting

The Minutes of the previous Ordinary Council Meeting held on the 17th February 2026 are submitted for confirmation.

RECOMMENDATION:

That the Minutes of the previous Ordinary Council Meeting held on 17th February 2026, be confirmed.

DECISION:

Cr De La Torre moved, Cr Curran seconded that the Minutes of the previous Ordinary Council Meeting held on 17th February 2026, be confirmed.

CARRIED

VOTING RECORD

In favour	Against
Cr Curran	
Cr Geard	
Cr De La Torre	
Cr Gray	
Cr Irons	
Cr McMaster	
Cr Owen	
Cr Whelan	

6. DECLARATION OF INTEREST

In accordance with the requirements of Regulation 10(8) of the *Local Government (Meeting Procedures) Regulations 2025*, the chairperson of a meeting is to request Councillors to indicate whether they have, or are likely to have, an interest in any item on the agenda. In accordance with Section 48(4) of the *Local Government Act 1993*, it is the responsibility of councillors to then notify the Chief Executive Officer, in writing, the details of any interest(s) that the councillor has declared within 7 days of the declaration.

Cr Whelan declared an interest in Item 17.3

7. PUBLIC QUESTION TIME & DEPUTATIONS

In accordance with the requirements of Regulations 33, 36, 37 & 38 of the *Local Government (Meeting Procedures) Regulations 2025*, the agenda is to make provision for public question time.

7.1 Public Questions on Notice

Nil.

8. COUNCILLORS QUESTION TIME

8.1 Councillor Questions on Notice

In accordance with Regulation 35 of the *Local Government (Meeting Procedures) Regulations 2025*, a councillor, at least seven days before an ordinary Council Meeting or a Council Committee Meeting, may give written notice to the Chief Executive Officer of a question in respect of which the councillor seeks an answer at that Meeting.

Nil.

8.2 Councillor Questions without Notice

In accordance with Regulation 34 of the *Local Government (Meeting Procedures) Regulations 2025*, a councillor at a meeting may ask a question without notice. The chairperson, councillor or general manager who is asked a question without notice at a meeting may decline to answer the question. The chairperson may require a councillor to put a question without notice in writing.

Nil.

9. REPORTS FROM COUNCIL

9.1 Mayor's Communications

- 19/2 Meeting with Minister for Local Government, Kerry Vincent MLC with CEO
- 19/2 Meeting with Minister for Local Government, Kerry Vincent MLC with Councillors
- 20/2 Meeting with Brighton Show Committee and Council Staff
- 23/2 LGAT GMC Meeting
- 24/2 Site Visit to Bonorong Wildlife Sanctuary
- 25/2 ABC Radio Hobart Interview
- 3/3 Meeting with Community Development & Engagement Manager
- 3/3 Meeting with Minister Jo Palmer
- 3/3 Council Workshop
- 17/3 Council Meeting

RECOMMENDATION:

That the Mayor's communications be received.

DECISION:

Cr Irons moved, Cr McMaster seconded that the Mayor's communications be received.

CARRIED

VOTING RECORD

In favour	Against
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Cr Curran	
Cr Geard	
Cr De La Torre	
Cr Gray	
Cr Irons	
Cr McMaster	
Cr Owen	
Cr Whelan	

9.2 Reports from Council Representatives

- Cr Owen & Cr Geard – mentioned the passing of long-term resident George Nus from Tea Tree.
- Cr Geard – State Fire Commission – hazard materials e.g asbestos.
- Cr De La Torre on 24 February attended the Brighton Place-based Early Intervention and Prevention Youth Justice Initiatives Steering Group meeting.
- Cr Irons & Cr Owen on 21 February attended the Pride colour run.
- Cr Curran – spoke at the International Women’s Day lunch at the Jordan River Service community centre.

RECOMMENDATION:

That the reports from Council representatives be received.

DECISION:

Cr Whelan moved, Cr McMaster seconded that the reports from Council representatives be received.

CARRIED

VOTING RECORD

In favour	Against
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Cr Curran	
Cr Geard	
Cr De La Torre	
Cr Gray	
Cr Irons	
Cr McMaster	
Cr Owen	
Cr Whelan	

10. MISCELLANEOUS CORRESPONDENCE

- Letter to the Minister for Environment dated 2nd March 2026 from the CEO regarding urgent need to maintain State Funding for the Derwent Estuary Program.

11. NOTIFICATION OF COUNCIL WORKSHOPS

In accordance with the requirements of Regulation 10(3) of the Local Government (Meeting Procedures) Regulations 2025, the agenda is to make provision for the date and purpose of any council workshop held since the last meeting.

One (1) Council workshop had been held since the previous Ordinary Council meeting.

A workshop was held on the 3rd March 2026 at 5.00pm to discuss Emissions Reduction Plan; BYAG Presentation, proposed first home owner new build rate remission and the Pontville Park Master Plan.

Attendance: Cr Gray; Cr Curran; Cr De La Torre; Cr Geard; Cr Irons; Cr McMaster, Cr Murtagh & Cr Owen

Apologies: Cr Whelan

12. NOTICES OF MOTION

Nil.

13. CONSIDERATION OF SUPPLEMENTARY ITEMS TO THE AGENDA

In accordance with the requirements of Regulation 10(7) of the Local Government (Meeting Procedures) Regulations 2025, the Council, by absolute majority may decide to deal with a matter that is not specifically listed on the agenda if:-

- (a) the general manager has reported the reason for which it was not possible to include the matter on the agenda; and
- (b) the general manager has reported that the matter is urgent; and
- (c) the general manager has certified under Section 65 of the *Local Government Act 1993* that the advice has been obtained and taken into account in providing general advice to the council.

There were no supplementary agenda items.

14. REPORTS FROM COMMITTEES

Nil.

15. PETITIONS

Nil.

16. COUNCIL ACTING AS A PLANNING AUTHORITY

Under the provisions of the *Land Use Planning and Approvals Act 1993* and in accordance with Regulation 29 of the *Local Government (Meeting Procedures) Regulations 2025*, the Chairperson is to advise the meeting that Council will act as a planning authority in respect to those matters appearing under Item 16 on this agenda, inclusive of any supplementary items.

Nil.

17. OFFICERS REPORTS

17.1 Redeemed Christian Church – Discounted rate for the Civic Centre

Author: Corporate & Risk Officer (J Jankus)

Authorised: Director Corporate Services (G Browne)

Background

Council has received a request from Mr Mudasiru from the Redeemed Christian Church requesting to be relocated permanently to the Civic Centre and a small deduction in the hourly hire rate. Council Officers previously relocated the Church as a temporary arrangement for the duration of the cricket season due to safety concerns of errant cricket balls and increased pedestrian and vehicle traffic at Old Beach on a Sunday during cricket games.

Since its relocation to the Civic Centre, the Church has found that the location and the accessibility for elderly, vulnerable people, and children, has resulted in a small increase in numbers, participant numbers vary from twenty to sixty at each service. It has also found that that location is an easier commute for their diverse members ranging from Nigerian, African, and Australian communities.

The Church has requested a deduction of \$25 per hour for the three hours that they hire the centre on a Sunday.

Consultation

Corporate and Risk Officer, Director Corporate Services

Risk Implications

Nil

Financial Implications

There would be a decrease in revenue from hall hire if this reduction were to occur. If the Church were to hire the Civic Centre for the whole 52 weeks of the year the reduction would be \$3900. The Invoice would be reduced from \$225 for the three hours to \$150.

This fee reduction will be recorded in Councils Annual Report as a donation in accordance with section 77 of the *Local Government Act 1993*.

Strategic Plan

The recommendations further the following strategies from Council's strategic plan:

S1.1: Engage with and enable our community.

S1.3: Ensure an attractive local area that provides social, recreational, and economic opportunities.

S1.4: Encourages a sense of pride, local identity, and engaging activities.

Social Implications

Providing a central and an easily accessible facility for the purpose of a place of worship, fosters a positive and welcoming community connection. This does limit the facility to other hirers on an ongoing basis.

Assessment

The Redeemed Christian Church is hoping to sustain a financially viable arrangement in order to service members of our community. Their purpose is to provide social gathering opportunities and a recreational activity on a regular basis, for all backgrounds, and all ages of the community. The Church is wanting to use the Civic Centre as it is a better suited location for their participants.

Allowing discounted use of the Civic Centre will increase the Church’s ongoing financial viability and potentially see an increase in participants for the Church.

The regular hire of the Civic Centre on a Sunday, limits the use of the centre for other organisations that may wish to utilise the building at this time.

Should Council receive any one off bookings for the Civic Centre that would be favourable for the community, the Redeemed Christian Church will be consulted to ensure that alternative arrangements can be made, and other community members are not disadvantaged.

Options

1. As per the recommendation.
2. Council does not approve the discounted rate.

RECOMMENDATION:

That Council approves a reduction in the hourly rate for the Civic Centre, decreasing it from \$75.00 to \$50.00 for the Redeemed Christian Church for an initial twelve month period. This arrangement will be subject to review after 12 months.

DECISION:

Cr Owen moved, Cr Geard seconded that Council approves a reduction in the hourly rate for the Civic Centre, decreasing it from \$75.00 to \$50.00 for the Redeemed Christian Church for an initial twelve month period. This arrangement will be subject to review after 12 months.

Should Council receive any one off bookings for the Civic Centre that would be favourable for the community, the Redeemed Christian Church will be consulted to ensure that alternative arrangements can be made, and other community members are not disadvantaged.

CARRIED

VOTING RECORD

In favour	Against
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- | | |
|----------------|--|
| Cr Curran | |
| Cr Geard | |
| Cr De La Torre | |
| Cr Gray | |
| Cr Irons | |

Cr McMaster
Cr Owen
Cr Whelan

17.2 Technobeat Lease - Weily Park, Bridgewater

Author: Executive Officer Property & Risk (M Braslin)

Authorised: Director Corporate Services (G Browne)

Background

Council has received correspondence from the owner of Technobeat Dance Studio regarding the decision by Council Officers to not renew the lease after its expiry in May 2026.

Technobeat Dance has had a community lease arrangement at the Weily Park Hall for 8 years, with this expiring on 1st May 2026. The dance studio has provided a space for the community to engage in inclusive programs that have promoted physical activity for predominately junior and youth ages.

Technobeat currently have 12 participants in the Cheer program and 11 in the Dance program which is anticipated to increase in the future. They currently use the facility on Mondays from 3.15pm-7pm and Tuesdays from 3.15pm-6.15pm.

Over the past few years, the oval has been utilised by cricket, soccer and little athletics with enquiries being made by these organisations to utilise the hall when the oval is in use, as well as Council staff receiving several enquiries to hire the hall autonomously of the oval. It is due to these reasons that Senior Management decided that it is no longer in the best interest for the wider community to lease this facility to one user.

Council wrote to Technobeat Dance in July 2025 with further discussions by the Executive Officer, Property and Risk in January 2026, to advise the lease holder of the expiry date and no further terms to renew.

Consultation

SMT, Facilities Co-ordinator, Acting Manager Works Services.

Risk Implications

Leasing tends to prioritise depth of service for one group whereas hiring prioritises breadth of access across many groups. A lease on Weily Park Hall creates less community property for hire by various groups.

Financial Implications

The existing community lease provides limited financial return. A new lease would go through current lease practices including a commercial lease rental value. A lease provides a fixed stable income stream to Council however hiring reduces the reliance on one tenant's financial stability.

Strategic Plan

Goal 3.3 - Community facilities are safe, accessible and meet contemporary needs'.

Goal 3.2 - Continue optimising use of council land for community benefit and long-term council sustainability.

Social Implications

Council is responsible for optimising the use of Council owned property for the benefit of the wider community. Granting a lease over Weily Park Hall to a single tenant would continue to limit availability and access opportunities for other community users within the Brighton municipality.

Weily Park currently has three current sporting groups that hire the ground/kiosk/change rooms facility, and there is a demand by these users to hire the Hall from time to time for fundraising and events.

Environmental or Climate Change Implications

Nil

Economic Implications

Hiring the hall reduces the reliance on one tenant's financial stability. With Council having full control over bookings of the facility this allows the ease of redevelopment, repurpose and upgrades. Multiple income streams can be realised through weddings, meetings, cultural events, markets, training sessions, trophy presentations and fitness classes etc.

Other Issues

Nil

Assessment

In reviewing the current usage by Technobeat Dance and as the demand for other users of Weily Park Hall increases, the following should be considered as reasons for hire over a lease:

- Maximises community access
- Keeps the asset aligned with public purpose
- Addresses demand for hireable community buildings
- Maintains flexibility
- Promotes fairness and equal access to all of the community
- Supports the Community Halls purpose as a shared community asset

Council has an obligation to its community to ensure its properties are performing an appropriate community benefit. Technobeat Dance will have the same access as other users of the Hall under a hire arrangement.

Options

1. As per the recommendation.
2. Lease Weily Park Hall out.

3. Other.

RECOMMENDATION:

That Council resolves to commence the casual hiring of Weily Park Hall from July 2026 and for the rate to be included in the fees and charges register.

DECISION:

Cr Geard moved, Cr Curran seconded that Council resolves to commence the casual hiring of Weily Park Hall from July 2026 and for the rate to be included in the fees and charges register.

CARRIED

VOTING RECORD

In favour	Against
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Cr Curran	
Cr Geard	
Cr De La Torre	
Cr Gray	
Cr Irons	
Cr McMaster	
Cr Owen	
Cr Whelan	

Cr Whelan declared an interest in the following item and left the meeting 6.04pm.

17.3 27-29 Hurst Street, Bridgewater - Hobart Gymnastics Academy - Rent Reduction Extension

Author: Executive Officer Property & Risk (M Braslin)

Authorised: Director Corporate Services (G Browne)

Background

A decision was made at the May 2025 Ordinary Council Meeting to continue to reduce the rent to 50% payable by the Hobart Gymnasium Academy (HGA) for a 12-month period. During this time Council was to explore opportunities with HGA with the goal to develop a new purpose-built gym facility in the Brighton municipality.

To date Council has facilitated a Gymnasium Facility Feasibility Study and costing estimate for a new purpose-built facility.

Council and relevant partners from Active Tasmania and HGA have identified a preferred site location on the existing Jordan River Learning Federation land (between the school and TAFE).

Due diligence investigations have been completed, including planning assessments, geotechnical studies, high-level traffic assessments, and contaminated land investigations. These have confirmed the site is suitable for the proposed facility.

A business case for the Gymnastics Centre has also been completed. Based on this, the estimated construction cost is a minimum of \$8 million.

The State Government has committed \$2.5 million towards the project, of which some has been spent on the work mentioned above. The minimum required from the State to enable 50:50 grant funding opportunities with the Commonwealth is 50 per cent (approximately \$4mil in total). Council have requested this from the State Government, but it would appear that securing this is unlikely.

Council met with board members of HGA in February 2026 to update them on funding and options for the future of the Gymnasium. It was the boards preference to move forward with further requests for funding via the State and Federal Governments. It was the Boards wish for a new purpose-built gymnasium not an upgrade to the existing gymnasium. The Board also expressed that to be a viable entity in the longer term they would need a new facility to attract greater numbers. There is clearly an inherent risk in a major investment to achieve financial sustainability, given actual growth in members is uncertain and that running costs would also increase for a larger facility.

Although progress has been made regarding the opportunities, we still have more to explore. Given the likelihood of appropriate funding Active Tas, Council and HGA will need to continue to explore options. These options include continuing to hope for full funding of a new facility, adapting the business model to the facility (eg. Focusing only on younger gymnasts due to the facility limitations) with some modest improvements; redirecting the funding commitment away from a full new build.

Consultation

SMT and HGA

Risk Implications

Risk of a possible business failure and of not receiving enough Government funding to complete a new build, leading to long-term uncertainty and sub-par facilities.

Financial Implications

50% rent reduction of the current rent amount of \$65,857 (exclusive of GST).

The Director of Corporate Services has reviewed the Audited financial statements as provided by HGA and reports there are no financial issues preventing HGA paying 50% rent. It is to be noted that there has been a large turnaround from the 2023 financials which is positive.

Council has requested a valuation of the property and a market rent valuation for the purposes of reviewing the rental value in accordance with the lease agreement prior to adopting the next 5-year lease term.

Strategic Plan

Goal 1 Inspire a proud community that enjoys a comfortable life at any age (1.3)

Goal 2 Ensure a sustainable environment (2.4)

Goal 3 Management infrastructure and growth effectively (3.3)

Social Implications

The Gymnasium serves as a hub for social interaction, recreation and community engagement in our community, and is one of the biggest sporting clubs in the municipality.

Communities that participate in sport and recreation develop strong social bonds, are safer places and the people who live in them are generally healthier and happier than places where physical activity isn't a priority.

Environmental or Climate Change Implications

No significant climate or environmental-related issues.

Economic Implications

Not applicable

Other Issues

Nil.

Assessment

Given the ongoing discussion for future plans for the Gymnasium, it is reasonable to extend the discounted rent period again.

Options

1. As per the recommendation.
2. Do not adopt the recommendation.
3. Other

RECOMMENDATION:

That Council approve an extension for a further 12 months of the 50% discount off the Hobart Gymnastic Academy Rent whilst Council continues to explore opportunities for the existing or a new facility.

DECISION:

Cr De La Torre moved, Cr McMaster seconded that Council approve an extension for a further 12 months of the 50% discount off the Hobart Gymnastics Academy Rent whilst Council continues to explore opportunities for the existing or a new facility.

CARRIED

VOTING RECORD

In favour	Against
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- | | |
|----------------|--|
| Cr Curran | |
| Cr Geard | |
| Cr De La Torre | |
| Cr Gray | |
| Cr Irons | |
| Cr McMaster | |
| Cr Owen | |

Cr Whelan rejoined the meeting at 6.10pm.

17.4 Risk Appetite Statements - Strategic Risks

Author: Executive Officer Risk & Property (M Braslin)

Authorised: Director Corporate Services (G Browne)

Background

The purpose of this report is to review the Risk Appetite Statements of the 10 Strategic Risks which were adopted at the May 2025 Ordinary Council Meeting.

The Risk Appetite Statements for Brighton Council are based on the amount of risk that the Council is willing to take, retain or accept in pursuit of its objectives over the life of the current Strategic Plan period. Appetites for risk can vary across the different operations in pursuit of Strategic Objectives. Therefore, Council's Risk Appetite Statements have been developed by senior staff and Councillors against each of Council's Strategic Risk Categories with the assistance of Marsh Consulting.

Consultation

Senior Management Team

Risk Implications

Inadequate risk management can result in non-compliance with legal and regulatory requirements. Appropriately considered and determined risk appetite is another important high-level tool to assist council in its decision making.

Financial Implications

Uncertain risk appetite can impact financial planning and budgeting.

Strategic Plan

Goal 1 Inspire a proud community that enjoys a comfortable life at any age.

1.2 Build resilience and opportunity

Goal 4 Ensure a progressive, efficient, and caring Council.

4.1 Be big picture, long-term and evidence-based in our thinking

4.2 Be well-governed, providing quality service and account

4.4 Ensure financial and risk sustainability

Social Implications

The consequences of risk mismanagement can extend to the community. For example, failure to adequately assess and mitigate risks related to public safety or environmental concerns can lead to harm to individuals or communities, damaging social cohesion and trust in the council's ability to protect and serve the public interest.

Environmental or Climate Change Implications

Having a Risk Appetite Statement for the strategic risk category 'Environment, Heritage and Sustainability' will help to guide decisions made relating to this risk category.

Economic Implications

Reviewing Councils risk appetite statements is essential for council to enhance economic resilience, promote sustainable growth and safeguard their financial interests.

Other Issues

Nil.

Assessment

Developing and implementing a robust risk appetite statement is essential for councils to enhance resilience, clearly guide decision-making, and achieve their strategic objectives effectively. Council's risk appetite must be regularly reviewed as Councils operations evolve.

Risk appetite statements can assist councils to make decisions around innovation, growth, as well as assist in the council's ability to adapt to changing circumstances or seize strategic opportunities.

Summary of Councils Risk Appetite Position on 10 Strategic Risk Categories:

Risk Category	Avoid	Resistant	Accept	Receptive
Financial Management		Primary	Secondary	
People & Culture		Primary	Secondary	
Health & Safety	Primary			
Reputational		Primary	Secondary	
Environment, Heritage & Sustainability			Primary	
Governance, Legal & Compliance	Primary			
IT & Cybersecurity	Secondary	Primary		
Infrastructure & Asset Management		Primary	Secondary	
Business & Service Delivery		Primary	Secondary	
Strategic Projects			Primary	Secondary

Risk Appetite levels and Definitions:

AVOID	RESISTANT	ACCEPT	RECEPTIVE
(little-to-no appetite)	(small appetite)	(medium appetite)	(larger appetite)
Avoidance of adverse exposure to risks even when outcome benefits are higher	A general preference for safer options with only small amounts of adverse exposure	Options selected based on outcome delivery with a reasonable degree of protection	Engagement with risks based more on outcome benefits than potential exposure

Best practice is to review the Risk Appetite Statements thoroughly at least on an annual basis and also every time there is a substantial shift in Brighton Council's operating environment.

Reviewing of Risk Appetite Statements will help Council to continue an upward trajectory towards risk management maturity, and ultimately facilitate a capability for robust, repeatable, and consistent quality decision-making.

Options

1. As per the recommendation.
2. Do not adopt the recommendation.
3. Other.

RECOMMENDATION:

That Council review and approve the Risk Appetite Statements for Councils 10 Strategic Risks for the next year.

DECISION:

Cr Irons moved, Cr Whelan seconded that Council review and approve the Risk Appetite Statements for Councils 10 Strategic Risks for the next year.

CARRIED

VOTING RECORD

In favour	Against
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- | | |
|----------------|--|
| Cr Curran | |
| Cr Geard | |
| Cr De La Torre | |
| Cr Gray | |
| Cr Irons | |
| Cr McMaster | |
| Cr Owen | |
| Cr Whelan | |

17.5 Draft Policy - General Rate Waiver for First Home Owners - Construction of new Residential Dwelling

Author: Director Corporate Services (G Browne)

Authorised: Chief Executive Officer (J Dryburgh)

Background

Council has developed Policy 1.10 ‘General Rate Waiver for First Home Owners - Construction of New Residential Dwelling’ to support first home ownership and encourage residential construction within the municipal area.

The policy provides a waiver of the General Rate for a period of 12 months for eligible first home owners who construct a new residential dwelling and have received approval under the Tasmanian Government First Home Owner Grant (FHOG) scheme.

The waiver applies only to the General Rate and excludes service charges, fees, levies, penalties, or other charges.

Consultation

SMT, Council Workshop

Risk Implications

The policy includes defined eligibility criteria and documentation requirements, reducing the risk of misuse. Council retains the right to review eligibility and recover waived rates where false or misleading information is provided.

Financial Implications

Based on current development activity and anticipated uptake, the estimated cost of the General Rate waiver is approximately \$20,000–\$30,000 annually. In periods of higher construction activity or increased first home buyer participation, the cost could peak to \$50,000–\$60,000 annually. The financial impact will be monitored annually and considered as part of Council’s budget deliberations each financial year.

Strategic Plan

3.4 Advocate and facilitate investment in our region

4.1 Be big picture, long-term and evidence-based in our thinking

Social Implications

The policy is expected to deliver positive social outcomes by supporting first home ownership and encouraging housing development within the municipality.

Environmental or Climate Change Implications

Nil

Economic Implications

This policy allows Council to respond to changing economic conditions and housing demand.

Other Issues

Nil

Assessment

Policy 1.10 offers a specific and temporary rate concession aimed at helping first home owners, while also ensuring that Council maintains solid financial oversight. By reviewing the policy each year, Council can adapt to shifts in the economy and changes in housing demand.

Options

1. As per the recommendation.
 2. Other.
-

RECOMMENDATION:

That Council adopt Policy 1.10 – General Rate Waiver for First Home Owners – Construction of new residential dwelling.

DECISION:

Cr Geard moved, Cr McMaster seconded that Council adopt Policy 1.10 – General Rate Waiver for First Home Owners – Construction of new residential dwelling. Policy to be reviewed in 12 months.

CARRIED

VOTING RECORD

In favour	Against
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Cr Curran	
Cr Geard	
Cr De La Torre	
Cr Gray	
Cr Irons	
Cr McMaster	
Cr Owen	
Cr Whelan	

17.6 Corporate Emissions Reduction Plan for Brighton Council

Author: Climate and Sustainability Project Officer (M Burgess)
Authorised: Director Development Services (A Woodward)

Background

Brighton Council has made a commitment to reach net zero emissions by 2035 and 100% renewable electricity by 2030. To ensure these targets are met, a Corporate Emissions Reduction Plan (Attachment A) has been developed to guide the actions of Council. The plan identifies ways to reduce emissions from landfilled and organic waste, fleet fuel, electricity, and gas.

Consultation

Internal consultation was undertaken with the Senior Management Team to ensure operational support for the plan.

Risk implications

This plan reduces reputational and greenwashing risks associated with having a net zero target but no plan for how to reach it.

Financial Implications

There are no immediate financial implications of endorsing the Plan. However, staff time and financial planning will be required to resource some of the recommended actions. The recommended actions will have varying costs and resource requirements, but many will become embedded in the operational business of council through appropriate long-term planning and budgeting. In several cases, actions will lead to cost savings for Council. Pursuing grant funding and establishing partnerships for collaborative or common actions are also options for reducing the overall cost of action for Council.

Strategic Plan

The reports align with the Strategic Plan through the following strategies:

- 2.1 Acknowledge and respond to the climate change and biodiversity emergency
- 2.4 Ensure strategic planning and management of assets has a long-term sustainability and evidence-based approach
- 4.1 Be big picture, long-term and evidence-based in our thinking

Social implications

When council leads by example, it can normalise low-emissions behaviours (EVs, energy efficiency, waste reduction) and encourage adoption of similar practices by schools, businesses, and residents.

Economic implications

Transitioning away from fossil fuels, as per the actions in the plan, makes council more resilient to supply chain disruptions and global price spikes in oil and gas.

Environmental or climate change implications

This plan provides Brighton Council with the ability to strategically reduce its emissions and thus its contribution to climate pollution.

Other Issues

There are no other issues.

Assessment

The Emissions Reduction Plan outlines the actions required to reduce operational emissions, which is essential for reaching Councils net zero target. Therefore, it is recommended that the Emissions Reduction Plan is endorsed by Council.

Options

1. The Emissions Reduction Plan is endorsed by Council.
 2. The Emissions Reduction Plan is not endorsed by Council; or
 3. Other.
-

RECOMMENDATION:

That Council endorses the Corporate Emissions Reduction Plan.

DECISION:

Cr De La Torre moved, Cr McMaster seconded that Council endorses the Corporate Emissions Reduction Plan.

CARRIED

VOTING RECORD

In favour	Against
Cr Curran	
Cr Geard	
Cr De La Torre	
Cr Gray	
Cr Irons	
Cr McMaster	
Cr Owen	
Cr Whelan	

17.7 Pontville Park Master Plan – Community Consultation

Author: Manager Planning (J Blackwell)

Authorised: Director Development Services (A Woodward)

Background

This report aims to seek the endorsement of the Pontville Park Master Plan for community consultation.

Pontville Park, comprising 27.75ha, is a Council-owned sport and recreation precinct in Pontville serving AFL, cricket, equestrian, dog sports, community markets and events, and housing the Municipal Memorial Hall. Several assets are ageing and there is demand for improved facilities and safer movement through the site.

ROSS Planning, on behalf of Brighton Council, has undertaken a detailed review of the park’s current facilities, how they are used, and who uses them. The draft Master Plan explores opportunities for new user groups and considers improvements to the layout and facilities, ensuring Pontville Park continues to grow and meet the changing needs of our community.

The Master Plan, prepared by ROSS Planning (Feb 2026), provides a long-term framework to guide staged improvements and avoid ad-hoc development.

Consultation

To date the following consultation has been undertaken with:

- Steering committee

- SMT and Council officers
- Councillor workshops
- Existing user groups (e.g., Brighton Football Club, Cricket Tasmania/Southern Cricket Association, Brighton & Southern Midlands Pony Club, Southern Tasmania Quarter Horse Association, Dogs Tasmania/Tassie Flying Paws, Southern Tasmania Poultry Club, CWA, Brighton Show Society); and
- External stakeholders (e.g., Netball Tasmania, SATIS, Southern Primary School Sports Association).

The next stage of consultation is to release the draft Master Plan to the community. This will be undertaken via a number of methods:

- Council's Have Your Say page
- Social media posts
- Direct contact with user groups

Risk implications

Nil

Financial Implications

There are no financial implications arising from endorsing the draft Master Plan for community consultation. However, it is possible that the community may perceive the Master Plan actions as immediate. Efforts to minimise this perception have been addressed by specifying staging, as 'Short', 'Medium' and 'Long Term' actions.

This report does not seek budget allocation; any works will be subject to future funding approvals, grants and the long term financial plan.

Strategic plan

This project aligns with the following strategies:

The Master Plan aligns with Brighton Council's Strategic Plan 2023–2033, including:

Goal 1 Inspire a community that enjoys a comfortable life at every age

- 1.1 Engage with and enable our community
- 1.3 Ensure attractive local areas that provide social, recreational and economic opportunities
- 1.4 Encourage a sense of pride, local identity and engaging activities.

Goal 2 Ensure a sustainable environment

- 2.2 Encourage respect and enjoyment of the natural environment
- 2.4 Ensure strategic planning and management of assets has a long term sustainability and evidence-based approach

Goal 3 Manage Infrastructure and growth effectively

3.2 Infrastructure development and service delivery are guided by strategic planning to cater for the needs of a growing and changing population.

3.3 Community facilities are safe, accessible and meet contemporary needs.

Goal 4 Ensure a progressive, efficient and caring council

4.1 Be big picture, long-term and evidence-based in our thinking.

Social implications

Delivery of the Master Plan will improve equitable access to diverse sport and recreation opportunities (formal and informal), support intergenerational participation, strengthen club viability, and enhance community gathering spaces (pedestrian precinct, play and picnic nodes). Engaging with the community will allow members to provide valuable insight into how Pontville Park will be developed over the lifespan of the masterplan.

Economic implications

Nil.

Environmental or climate change implications

Nil

Other Issues

Nil.

Assessment

The Master Plan provides an evidence-based pathway to improve safety, capacity and user experience at Pontville Park while supporting broader community recreation. It balances formal sport with informal activity, proposes pragmatic movement upgrades, and sequences investment to match resource realities and potential grants. By putting this Masterplan out to consultation, it will assist Council in understanding if the plan has general community support.

Options

1. As per the recommendation; or
2. Do not endorse the Pontville Park Master Plan for community consultation; or
3. Other.

RECOMMENDATION:

That Council endorse the Pontville Park Master Plan for community consultation.

DECISION:

Cr De La Torre moved, Cr McMaster seconded that Council endorse the Pontville Park Master Plan for community consultation.

CARRIED

VOTING RECORD

In favour	Against
Cr Curran	
Cr Geard	
Cr De La Torre	
Cr Gray	
Cr Irons	
Cr McMaster	
Cr Owen	
Cr Whelan	

18. Closed Meeting

Regulation 17 of the *Local Government (Meeting Procedures) Regulations 2025* provides that Council may consider certain sensitive matters in Closed Meeting.

RECOMMENDATION:

That in accordance with Regulation 17 of the *Local Government (Meeting Procedures) Regulations 2025*, Council move into Closed Session and the meeting be closed to members of the public to deal with the following item:

Item:	Closed under:
18.1 – CEO Mid-Year Performance Review 2025/26	17(2)(a)

DECISION:

Cr Owen moved, Cr Curran seconded that in accordance with Regulation 17 of the Local Government (Meeting Procedures) Regulations 2025, Council move into Closed Session and the meeting be closed to members of the public to deal with the following item:

Item 18.1 – CEO Mid-Year Performance Review 2025/26 Closed under 17(2)(a)

CARRIED

VOTING RECORD

In favour	Against
Cr Curran	
Cr Geard	
Cr De La Torre	
Cr Gray	
Cr Irons	
Cr McMaster	
Cr Owen	
Cr Whelan	

18.1 CEO Mid-Year Performance Review - 2025/26

Authorisation to Move Out of Closed Session & Release of Information to the Public

RECOMMENDATION:

That Council, having met and dealt with its business formally moves out of Closed Session and resolves to report that it has determined the following:

Agenda item	Matter	Outcome
18.1	CEO Mid-Year Performance Review 2025/26	Report be received.

DECISION:

Cr Geard moved, Cr Curran seconded that Council, having met and dealt with its business formally moves out of Closed Session and resolves to report that it has determined the following:

Item	Outcome
18.1 CEO Mid-Year Performance Review 2025/26	Report confidential and not to be released

CARRIED

VOTING RECORD

In favour	Against
Cr Curran	
Cr Geard	
Cr De La Torre	
Cr Gray	
Cr Irons	
Cr McMaster	
Cr Owen	
Cr Whelan	

Meeting closed: 6.55pm

Confirmed: _____
(Mayor)

Date: _____
21st April 2026