

COMMENCEMENT

The meeting opened with Acknowledgement of Country and Prayer at 6.00pm.

IN ATTENDANCE

The Mayor Zac Miles, Deputy Mayor Julia Prieston, Councillors Carla Kassab, Carol Tannous Sleiman, Ross Williams and Marc Lane.

ALSO PRESENT

Acting General Manager Nick Tobin, Director Community and Customer Services Annie Goodman, Director Infrastructure and Environmental Sustainability Samantha Urquhart, Director People and Culture Rosanna Guerra, Manager Communications and Events Shery Demian, Chief Financial Officer Christian Menday, Recording Jade Reed, and minute-taker Jackie St. Jacques.

APOLOGIES

Apologies were received for Councillor Tatyana Virgara and Director Town Planning Steve Kourepis.

DECLARATIONS OF INTEREST

The Mayor called for Declarations of Interest.

Acting General Manager Nick Tobin declared an interest in Item 8.2, the interest being in relation to the recruitment of the General Manager.

CONFIRMATION OF MINUTES

- 075/25** RESOLVED on the MOTION of Councillor Williams, seconded Councillor Kassab That the Minutes of Ordinary Meeting No. 4543, 28 April 2025 to be confirmed.

RECORD OF VOTING	
For	Against
Mayor Zac Miles	
Deputy Mayor Julia Prieston	
Councillor Carla Kassab	
Councillor Carol Tannous Sleiman	
Councillor Ross Williams	
Councillor Marc Lane	

The MOTION was CARRIED unanimously.

- 076/25** RESOLVED on the MOTION of Councillor Kassab, seconded Councillor Tannous Sleiman That the minutes of Extraordinary Meeting No. 4544, 5 May 2025 be confirmed.

RECORD OF VOTING	
For	Against
Mayor Zac Miles	
Deputy Mayor Julia Prieston	
Councillor Carla Kassab	
Councillor Carol Tannous Sleiman	
Councillor Ross Williams	
Councillor Marc Lane	

The MOTION was CARRIED unanimously.

MAYORAL MINUTES & REPORTS

2.1 MAYORAL MINUTE: REDEDICATION OF THE CHARLES FAIRLAND PAVILION

PROCEEDINGS IN BRIEF

077/25 RESOLVED on the MOTION of Mayor Miles

1. That the report be received and noted.
2. That signage be erected on the original grandstand in Boronia Park, citing it as the C.A. Fairland Pavillion.

RECORD OF VOTING	
For	Against
Mayor Zac Miles	
Deputy Mayor Julia Prieston	
Councillor Carla Kassab	
Councillor Carol Tannous Sleiman	
Councillor Ross Williams	
Councillor Marc Lane	

The MOTION was CARRIED unanimously.

TABLING OF PETITIONS

PROCEEDINGS IN BRIEF

Nil.

ADDRESSES FROM THE PUBLIC

PROCEEDINGS IN BRIEF

Refer to Items 4.4 and 4.11

COUNCIL REPORTS**4.1 APPLICATION TO THE COMMUNITY ENERGY UPGRADES FUND (ROUND 2)****PROCEEDINGS IN BRIEF**

078/25 RESOLVED on the MOTION of Deputy Mayor Prieston, seconded Councillor Tannous Sleiman

1. That Council endorse the lodgement of a grant application, as outlined in the body of this report to the Community Energy Upgrade Fund (Round 2)(CEUF), noting the co-contribution requirement.

RECORD OF VOTING	
For	Against
Mayor Zac Miles	
Deputy Mayor Julia Prieston	
Councillor Carla Kassab	
Councillor Carol Tannous Sleiman	
Councillor Ross Williams	
Councillor Marc Lane	

The MOTION was CARRIED unanimously.

4.2 QUARTERLY BUDGET REVIEW AS AT 31 MARCH 2025**PROCEEDINGS IN BRIEF**

079/25 RESOLVED on the MOTION of Deputy Mayor Prieston, seconded Councillor Kassab

1. That the report be received and noted.
2. That variations to the FY2024-25 operational and capital budget, as outlined in this report, be adopted.

RECORD OF VOTING	
For	Against
Mayor Zac Miles	
Deputy Mayor Julia Prieston	
Councillor Carla Kassab	
Councillor Carol Tannous Sleiman	
Councillor Ross Williams	
Councillor Marc Lane	

The MOTION was CARRIED unanimously.

4.3 SUMMARY OF COUNCIL INVESTMENTS AS AT 30 APRIL 2025

PROCEEDINGS IN BRIEF

080/25 RESOLVED on the MOTION of Councillor Williams, seconded Councillor Lane

1. THAT the report on Investments held at 30 April 2025, prepared in accordance with clause 212 of the Local Government (General) Regulation 2021, be received and noted.

RECORD OF VOTING	
For	Against
Mayor Zac Miles	
Deputy Mayor Julia Prieston	
Councillor Carla Kassab	
Councillor Carol Tannous Sleiman	
Councillor Ross Williams	
Councillor Marc Lane	

The MOTION was CARRIED unanimously.

MOVE ITEM IN BLOCK

081/25 RESOLVED on the MOTION of Deputy Mayor Prieston, seconded Councillor Kassab to MOVE items 4.5, 4.6, 4.7, 4.10 in block.

RECORD OF VOTING	
For	Against
Mayor Zac Miles	
Deputy Mayor Julia Prieston	
Councillor Carla Kassab	
Councillor Carol Tannous Sleiman	
Councillor Ross Williams	
Councillor Marc Lane	

The MOTION was CARRIED unanimously.

4.4 MINUTES OF THE HUNTERS HILL LOCAL AREA TRAFFIC COMMITTEE HELD ON 10 APRIL 2025

PROCEEDINGS IN BRIEF

Acting General Manager Nick Tobin read a statement on behalf of Mr David Lloyd.

082/25 MOVED on the MOTION of Councillor Kassab, seconded Councillor Williams That the Minutes be received and noted.

RECORD OF VOTING	
For	Against
Mayor Zac Miles	
Deputy Mayor Julia Prieston	
Councillor Carla Kassab	
Councillor Carol Tannous Sleiman	
Councillor Ross Williams	
Councillor Marc Lane	

The MOTION was CARRIED unanimously.

4.5 MINUTES OF THE ARTS ADVISORY COMMITTEE HELD ON 14 MAY 2025

PROCEEDINGS IN BRIEF

083/25 RESOLVED on the MOTION of Deputy Mayor Prieston, seconded Councillor Kassab That the Minutes be received and noted.

RECORD OF VOTING	
For	Against
Mayor Zac Miles	
Deputy Mayor Julia Prieston	
Councillor Carla Kassab	
Councillor Carol Tannous Sleiman	
Councillor Ross Williams	
Councillor Marc Lane	

The MOTION was CARRIED unanimously.

4.6 MINUTES OF THE CONSERVATION ADVISORY PANEL HELD ON 16 APRIL 2025

PROCEEDINGS IN BRIEF

084/25 RESOLVED on the MOTION of Deputy Mayor Prieston, seconded Councillor Kassab That the Minutes be received and noted.

RECORD OF VOTING	
For	Against
Mayor Zac Miles	
Deputy Mayor Julia Prieston	
Councillor Carla Kassab	
Councillor Carol Tannous Sleiman	
Councillor Ross Williams	
Councillor Marc Lane	

The MOTION was CARRIED unanimously.

4.7 DEVELOPMENT APPLICATIONS DETERMINED BY THE LOCAL PLANNING PANEL IN APRIL 2025

PROCEEDINGS IN BRIEF

- 085/25** RESOLVED on the MOTION of Deputy Mayor Prieston, seconded Councillor Kassab
1. That the report be received and noted.

RECORD OF VOTING	
For	Against
Mayor Zac Miles	
Deputy Mayor Julia Prieston	
Councillor Carla Kassab	
Councillor Carol Tannous Sleiman	
Councillor Ross Williams	
Councillor Marc Lane	

The MOTION was CARRIED unanimously.

4.8 DEVELOPMENT APPLICATIONS DETERMINED UNDER DELEGATED AUTHORITY IN APRIL 2025

PROCEEDINGS IN BRIEF

- 086/25** RESOLVED on the MOTION of Councillor Kassab, seconded Councillor Tannous Sleiman
1. That the report be received and noted.

RECORD OF VOTING	
For	Against
Mayor Zac Miles	
Deputy Mayor Julia Prieston	
Councillor Carla Kassab	
Councillor Carol Tannous Sleiman	
Councillor Ross Williams	
Councillor Marc Lane	

The MOTION was CARRIED unanimously.

4.9 REPORT OF LEGAL MATTERS - APRIL 2025

PROCEEDINGS IN BRIEF

- 087/25** RESOLVED on the MOTION of Councillor Tannous Sleiman, seconded Deputy Mayor Prieston
1. That the report be received and noted.

RECORD OF VOTING	
For	Against
Mayor Zac Miles	
Deputy Mayor Julia Prieston	
Councillor Carla Kassab	
Councillor Carol Tannous Sleiman	
Councillor Ross Williams	
Councillor Marc Lane	

The MOTION was CARRIED unanimously.

4.10 COUNCILLOR BRIEFING AND WORKSHOPS

PROCEEDINGS IN BRIEF

088/25 RESOLVED on the MOTION of Deputy Mayor Prieston, seconded Councillor Kassab

1. That the report be received and noted.

RECORD OF VOTING	
For	Against
Mayor Zac Miles	
Deputy Mayor Julia Prieston	
Councillor Carla Kassab	
Councillor Carol Tannous Sleiman	
Councillor Ross Williams	
Councillor Marc Lane	

The MOTION was CARRIED unanimously.

4.11 CONSTRUCTION OF THE GLADESVILLE SPORTS & COMMUNITY FACILITY

PROCEEDINGS IN BRIEF

The Acting General Manager read a statement from Mr Paul Mahony.

Cr Williams raised a point of order that Item 4.11, point 2 cannot be resolved until Item 8.1 is discussed. The Mayor and acting General Manager concurred with the point of order.

Item 4.11 was deferred until after Item 8.2.

QUESTIONS WITH OR WITHOUT NOTICE

7.1 CR MARC LANE

PROCEEDINGS IN BRIEF

QUESTIONS FROM CR LANEQuestion/s or service/s requested:

1. Has a letter been sent to Transport for NSW on bus frequency and routing as per the Integrated Transport Strategy? If so please table a copy. If not can a letter be prepared for councillors to consider?

RESPONSE:

A copy of Council's letter is attached.

2. Has a letter been sent to the Harbour Trust asking for engagement as indicated to residents on 25 March 2025? If so please table a copy. If not can a letter be prepared for councillors to consider prior to sending, asking for engagement with neighbours, preparation of a master plan and exploring council's potential role in maintenance trimming?

RESPONSE:

Council did not provide a formal letter in response to the Sydney Harbour Trust's (the Trust) initial letter of engagement. Council did, however, meet formally with the Trust to outline and confirm the following:

The 2007 Woolwich Dock Master Plan and the 2004 Clarke's Point Reserve Plan of Management are both slated for comprehensive updates by the end of 2025. To support these updates, the Trust will conduct a traffic and parking study, while Hunter's Hill Council will carry out a flora and fauna study and develop a tree masterplan. These studies will be integrated into both the Woolwich Dock Masterplan and the Clarke's Point Reserve Plan of Management.

In mid-2025, additional community consultations will be held to gather input and ensure that the updated plans reflect community priorities, including the preservation of character and heritage, as well as key management principles. The Trust and Council will maintain a collaborative approach, meeting monthly to ensure alignment and effective integration of community feedback into both documents.

3. I note that the relevant motion regarding public notice of council briefings also refers to papers being published. Why have no papers been published that accompanied previous briefings this council term?

RESPONSE:

We are currently working to the following resolution:

At the Ordinary Council Meeting held on 9th March 2015, on the motion of Clr Bird and seconded by Clr McLaughlin, it was resolved (058/15) unanimously that:

1. The agenda for Councillor Workshops and Briefings conducted prior to an Ordinary Meeting to be published and made available to the public along with the Business paper.
2. Members of the public be allowed to speak at Ordinary Meetings on topics that have been discussed prior to the meeting during Councillor Workshops and Briefings.
3. The PROCEDURE IN WORKSHOPS' section of The Hunters Hill Code of Meeting Practice should state:
 - a. 'there should be no opinion and debate on issues and projects.'
 - b. 'Questions should aim to clarify facts and not elicit opinion.'
4. A brief summary of issues discussed be included in a formal report to council report.

The current reporting of workshops to Council appears to adhere to this resolution.

COUNCIL IN CLOSED SESSION

PROCEEDINGS IN BRIEF

A MOTION was moved by Cllr Carol Tannous Sleiman seconded by Cllr Carla Kassab that:

1. THAT pursuant to Section 10A subsections 2 & 3 and Section 10B of the *Local Government Act, 1993* (as amended) the following items on the agenda for the Ordinary Council meeting be dealt with in Closed Session for the reasons specified below:
2. The press and public be excluded from the proceedings of the Council in Closed Session on the basis that these items are considered to be of a confidential nature.

8.1 Construction of the Gladesville Sports & Community Facility

Item 8.1 is confidential in accordance with s10A(2)(d)i of the *Local Government Act* because it contains commercial information of a confidential nature that would, if disclosed prejudice the commercial position of the person who supplied it.

1.1 General Manager Selection Panel

Item 1.1 is confidential in accordance with s10A(2)(a) of the *Local Government Act* because it contains personnel matters concerning particular individuals (other than councillors).

3. That the Minutes and Business Papers including any reports, correspondence, documentation or information relating to such matter be treated as confidential and be withheld from access by the press and public, until such time as the Council resolves that the reason for confidentiality has passed or become irrelevant.

There was extensive debate about the need to go into closed session for Item 8.2.

Cr Williams foreshadowed a motion that Council enter into closed session for Item 8.1 only and that Item 8.2 be treated as non-confidential in open session.

089/25 RESOLVED on the MOTION of Councillor Tannous Sleiman, seconded Councillor Kassab

1. THAT pursuant to Section 10A subsections 2 & 3 and Section 10B of the *Local Government Act, 1993* (as amended) the following items on the agenda for the Ordinary Council meeting be dealt with in Closed Session for the reasons specified below:
2. The press and public be excluded from the proceedings of the Council in Closed Session on the basis that these items are considered to be of a confidential nature.

8.1 Construction of the Gladesville Sports & Community Facility

Item 8.1 is confidential in accordance with s10A(2)(d)i of the *Local Government Act* because it contains commercial information of a confidential nature that would, if disclosed prejudice the commercial position of the person who supplied it.

1.1 General Manager Selection Panel

Item 1.1 is confidential in accordance with s10A(2)(a) of the *Local Government Act* because it contains personnel matters concerning particular individuals (other than councillors).

3. That the Minutes and Business Papers including any reports, correspondence, documentation or information relating to such matter be treated as confidential and be withheld from access by the press and public, until such time as the Council resolves that the reason for confidentiality has passes or become irrelevant.

RECORD OF VOTING	
For	Against
Mayor Zac Miles	Councillor Carol Tannous Sleiman
Deputy Mayor Julia Prieston	Councillor Ross Williams
Councillor Carla Kassab	Councillor Marc Lane

The MOTION was CARRIED on the casting vote of the Mayor

OPEN COUNCIL RESUMED

090/25 RESOLVED on the MOTION of Deputy Mayor Prieston, seconded Councillor Williams

That at 8.04pm the meeting resume in Open Council and the gallery be invited back into the Chamber.

RECORD OF VOTING	
For	Against
Mayor Zac Miles	
Deputy Mayor Julia Prieston	
Councillor Carla Kassab	
Councillor Carol Tannous Sleiman	
Councillor Ross Williams	
Councillor Marc Lane	

The MOTION was CARRIED unanimously

REPORT OF COUNCIL IN CLOSED SESSION

The Mayor advised that during closed session one resolution for Item 8.1 was passed as follows.

- 091/25** RESOLVED on the MOTION of Deputy Mayor Prieston, seconded Councillor Kassab
1. That the report be received and noted; and
 2. That the contract for the construction of the Sport and Community Facility at Gladesville Reserve, Hunters Hill be awarded to **Tenderer 1** and that any subsequent design changes be managed as post-award variations under delegated authority by the Acting General Manager;
 3. That Council delegate authority to the Acting General Manager to execute the contract and any other documentation required to give effect to this resolution within the parameters of the available project budget.
 4. That additional funding be allocated to this project to ensure Council has an appropriate project contingency, as outlined in the body of this report.

RECORD OF VOTING	
For	Against
Mayor Zac Miles	
Deputy Mayor Julia Prieston	
Councillor Carla Kassab	
Councillor Carol Tannous Sleiman	
Councillor Ross Williams	
Councillor Marc Lane	

The MOTION was CARRIED unanimously

The Mayor also advised that Item 8.2 would be discussed during open session.

4.11 CONSTRUCTION OF THE GLADESVILLE SPORTS & COMMUNITY FACILITY

PROCEEDINGS IN BRIEF

092/25 RESOLVED on the MOTION of Councillor Williams, seconded Deputy Mayor Prieston

1. That the report be received and noted; and
2. That the contract for the construction of the Sport and Community Facility at Gladesville Reserve, Hunters Hill be awarded to **Tenderer 1** and that any subsequent design changes be managed as post-award variations under delegated authority by the Acting General Manager;
3. That Council delegate authority to the Acting General Manager to execute the contract and any other documentation required to give effect to this resolution within the parameters of the available project budget.
4. That additional funding be allocated to this project to ensure Council has an appropriate project contingency, as outlined in the body of this report.

RECORD OF VOTING	
For	Against
Mayor Zac Miles	
Deputy Mayor Julia Prieston	
Councillor Carla Kassab	
Councillor Carol Tannous Sleiman	
Councillor Ross Williams	
Councillor Marc Lane	

The MOTION was CARRIED unanimously

4.12 GENERAL MANAGER SELECTION PANEL

PROCEEDINGS IN BRIEF

The Mayor advised that Confidential Item 8.2 is to be renamed as General Item 4.12 and discussed in Open Council.

Acting General Manager, Nick Tobin, was not present for this item.

RECOMMENDATION

That Council reaffirms a Councillor to join the Mayor and Deputy Mayor to the General Manager recruitment and selection panel.

An AMENDMENT was moved by Deputy Mayor Prieston seconded by Cr Williams :

1. That Council appoints a Councillor to the General Manager Recruitment and Performance Panel in addition to the Mayor and Deputy Mayor.
2. That following this selection, a report be brought to Council that recommends the selection of a recruiter in relation to the position of General Manager.

RECORD OF VOTING	
For	Against
Mayor Zac Miles	
Deputy Mayor Julia Prieston	
Councillor Carla Kassab	
Councillor Carol Tannous Sleiman	
Councillor Ross Williams	
Councillor Marc Lane	

The MOTION was CARRIED unanimously

The Mayor called for nominations.

Cr Williams nominated Cr Lane, seconded by Cr Lane.

Cr Kassab nominated Cr Virgara, seconded by Cr Tannous-Sleiman.

The nomination was put to the vote and Cr Virgara was appointed to the Recruitment and Performance Panel.

RECORD OF VOTING	
For Cr Virgara	For Cr Lane
Mayor Zac Miles	Councillor Ross Williams
Deputy Mayor Julia Prieston	Councillor Marc Lane
Councillor Carla Kassab	
Councillor Carol Tannous Sleiman	

GENERAL BUSINESS

Cr Williams, responding to community feedback, raised the appropriate maintenance of the priory and the consideration of an open day at the Priory should it be safe to do so.

CONCLUSION

The meeting concluded at 8.28pm.

I confirm that these Minutes are a true and accurate record of Ordinary Meeting No. 4545 held on 26 May 2025.

.....
Councillor Zac Miles
MAYOR

.....
Nick Tobin
ACTING GENERAL MANAGER