
Minutes of the Council Meeting 1 May 2024

Present:**Councillors**

Lisa Lake (Mayor)	Councillor
Ola Hamed (Deputy Mayor)	Councillor
Steve Christou	Councillor
Diane Colman	Councillor
Greg Cummings	Councillor
Glenn Elmore	Councillor
Paul Garrard	Councillor
Kun Huang	Councillor (Via Audio-Visual – joined 6:32pm)
Helen Hughes	Councillor
Mohamad Hussein	Councillor (arrived 6:46pm)
Suman Saha	Councillor
Michael Zaiter	Councillor

Officers

Melissa Attia	Acting General Manager
Daniel Cavallo	Director Environment & Planning
Nicole Byrn	Director Community & Culture
Charlie Ayoub	Director Governance & Risk
Tony Chahine	Acting Director Corporate Performance
Warrick Hay	Acting Director City Services
Colin McFadzean	General Counsel
Carol Karaki	Manager Governance
Bianca Mourched	Coordinator Governance

The Mayor, Councillor Lake declared the meeting open at 6:30pm.

Opening Prayer

The opening prayer was read by Pdt. Jatinkumar Bhatt from Sri Mandir Hindu Temple.

Acknowledgement of Country

The Mayor, Councillor Lake read the following Acknowledgement of Country:

"I would like to acknowledge the traditional owners of this land – the Darug People, and pay my respects to their elders past, present and emerging."

National Anthem

At this point in the meeting the Mayor, Councillor Lake asked all of those in attendance to stand for the playing of the Australian National Anthem.

Min.721 Apologies / Requests for Leave of Absence/ Requests for Attendance by Audio-Visual Link

Note: The Mayor, Councillor Lake noted that Councillor Farooqui and Councillor Sarkis are an apology for this meeting, as leave of absence was granted to them at the meeting held on 17 April 2024.

Motion (Cummings/Zaiter)

That in accordance with Clause 5.3 of the *Code of Meeting Practice*, an apology be accepted on behalf of Councillor Rahme for this Council meeting.

The Motion on being Put was declared **CARRIED**.

Councillor(s) For the Motion: Christou, Colman, Cummings, Elmore, Garrard, Hamed, Hughes, Lake, Saha, and Zaiter.

Councillor(s) Against the Motion: Nil.

Motion (Zaiter/Elmore)

That in accordance with Clause 5.24 of the *Code of Meeting Practice*, Council approve the attendance of Councillor Huang at this meeting via Audio/Visual Link due to illness.

The Motion on being Put was declared **CARRIED**.

Councillor(s) For the Motion: Christou, Colman, Cummings, Elmore, Garrard, Hamed, Huang, Hughes, Lake, Saha, and Zaiter.

Councillor(s) Against the Motion: Nil.

Notice of Live Streaming of Council Meeting

The Mayor, Councillor Lake advised that the Council meeting was being streamed live on Council's website and all in attendance must ensure their speech to the Council is respectful and use appropriate language.

Confirmation of Minutes

Min.722 C05/24-505 Minutes of the Ordinary Meeting of Council - 17 April 2024

Motion (Garrard/Cummings)

That Council confirm the minutes of the Ordinary Meeting of Council held on 17 April 2024.

The Motion on being Put was declared **CARRIED**.

Councillor(s) For the Motion: Christou, Colman, Cummings, Elmore, Garrard, Hamed, Huang, Hughes, Lake, Saha, and Zaiter.

Councillor(s) Against the Motion: Nil.

Declarations of Pecuniary & Non Pecuniary Conflicts of Interest

Councillor Hughes declared a Less than Significant, Non-Pecuniary interest in relation to Item C05/24-512 Property Committee – PC024/24 – Further Report – Proposed Acquisition - Berala, as the owner and owner's partner of the site are acquaintances.

Councillor Elmore declared a Less than Significant, Non-Pecuniary interest in relation to Item C05/24-507 Planning Proposal for 4-4A Terminal Place, Merrylands, as he is a member of the Sydney Central Planning Panel and may be asked to consider the matter in that capacity. As such, he will leave the Chamber prior to any discussion in relation to the matter.

Councillor Hamed declared a Less than Significant, Non-Pecuniary interest in relation to Item C05/24-507 Planning Proposal for 4-4A Terminal Place, Merrylands, as she is a member of the Sydney Central Planning Panel and may be asked to consider the matter in that capacity. As such, she will leave the Chamber prior to any discussion in relation to the matter.

Councillor Garrard declared a Less than Significant, Non-Pecuniary interest in relation to Item C05/24-512 Property Committee – PC024/24 – Further Report – Proposed Acquisition - Berala, as he has a casual relationship with one of the property owners.

Min.723 Mayoral Minute - Recognition and Congratulations to local Para-athlete Ethan Hallak

Motion (Lake)

That Council recognise Ethan Hallak's many achievements and wish him luck reaching his dream of one day becoming a Paralympian basketball player.

The Motion on being Put was declared **CARRIED**.

Councillor(s) For the Motion: Christou, Colman, Cummings, Elmore, Garrard, Hamed, Huang, Hughes, Lake, Saha, and Zaiter.

Councillor(s) Against the Motion: Nil.

Public Forum:**Speakers on Items on the Council Meeting Agenda**

Speaker	Item #	Suburb
Mr Ross Grove	C05/24-511 Response to Notice of Motion - Promotion of Opportunities in Development Industry (C04/24-502)	Westmead

Councillor Hussein entered the Meeting at 6:46pm during Public Forum.

Min.724 Alteration of Order of Business**Motion (Zaiter/Saha)**

That in accordance with Clause 8.2 of the Code of Meeting Practice, Council alter the order of business to allow Items C05/24-511 Response to Notice of Motion - Promotion of Opportunities in Development Industry (C04/24-502) to be brought forward for consideration at this time of the Meeting.

The Motion on being Put was declared **CARRIED**.

Councillor(s) For the Motion: Christou, Colman, Cummings, Elmore, Garrard, Hamed, Huang, Hughes, Hussein, Lake, Saha, and Zaiter.

Councillor(s) Against the Motion: Nil.

Min.725 C05/24-511 Response to Notice of Motion - Promotion of Opportunities in Development Industry (C04/24-502)**Motion (Christou/Garrard)**

That Council receive the report and determine to proceed with an Option which introduces a temporary deferral on the payment of development contributions upon development with no capital value threshold subject to a Construction Certificate being issued within two years of the commencement date of the temporary deferral arrangement.

Foreshadowed Motion (Huang/Saha)

That Council receive the report and determine to proceed with Option 1 that no changes undertaken to arrangements on the payment of developer contributions upon development as outlined in the report.

The Motion moved by Cllr Christou on being Put was declared **CARRIED**.

Councillor(s) For the Motion: Christou, Cummings, Garrard, Hamed, Hughes and Zaiter.

Councillor(s) Against the Motion: Colman, Elmore, Huang, Lake and Saha.

During the consideration of this item, Councillor Elmore raised a point of order, citing an alleged breach of Clause 15.11 (d) of the Code of Meeting Practice, advising that Councillor Christou made personal insults toward another Councillor. The Mayor, Councillor Lake asked Councillor Christou to withdraw his comment. Councillor Christou withdrew his comment.

Councillor Hussein left the Meeting at 6:57pm during the consideration of this item.

Councillor Cummings left the Meeting at 7:36pm and returned at 7:38pm during the consideration of this item.

ADJOURNMENT

7:47pm The Mayor, Councillor Lake adjourned the meeting due to technical issues with the video of the live stream.

7:57pm The Mayor, Councillor Lake resumed the meeting.

Min.726 Matter of Urgency - Councillor Garrard

In accordance with Clause 9.3(b) of the adopted *Code of Meeting Practice*, the Mayor ruled that the business raised without notice by Councillor Garrard in relation to the World Falun Dafa Day on 13 May 2024 be heard by Council as a matter of urgency, as it requires a decision by the Council before the next scheduled ordinary meeting.

Motion (Garrard/Christou)

That in accordance with clause 9.3(a) of the adopted *code of meeting practice*, the business raised by councillor Garrard in relation to the world Falun Dafa day be considered at this meeting as a matter of urgency.

The motion on being put was declared **CARRIED**.

Councillor(s) for the motion: Christou, Colman, Cummings, Elmore, Garrard, Hamed, Huang, Hughes, Hussein, Lake, Saha, and Zaiter.

Councillor(s) Against the Motion: Nil.

Councillor Hussein returned to the Meeting at 7:59pm during the consideration of this item.

Min.727 Matter of Urgency - World Falun Dafa Day

Motion (Garrard/Christou)

That Council formally recognise May 13, representing the 32nd year celebration of World Falun Dafa Day and support that recognition by conveying to the organisation a statement of support and well wishes.

The Motion on being Put was declared **LOST**.

Councillor(s) For the Motion: Christou, Cummings, Garrard, Hughes and Zaiter.

Councillor(s) Against the Motion: Colman, Elmore, Hamed, Huang, Hussein, Lake and Saha.

Matter of Urgency - Councillor Hughes

In accordance with Clause 9.3(b) of the adopted *Code of Meeting Practice*, the Mayor Councillor Lake ruled that the business raised without notice by Councillor Hughes in relation to concerns with amenity in Berala not be heard by Council as a Matter of Urgency, as it does not require a decision by the Council before the next scheduled ordinary meeting. The Mayor, Councillor Lake advised Councillor Hughes that the appropriate action would be to lodge the matter as a Notice of Motion to allow proper consideration of the matter at a future Council meeting.

ADJOURNMENT

8:07pm The Mayor, Councillor Lake adjourned the meeting in accordance with Clause 15.13 of the *Code of Meeting Practice*.

8:17pm The Mayor, Councillor Lake resumed the meeting.

Min.728 Items Resolved by Exception**Motion (Elmore/Hussein)**

That Council adopt items C05/24-513 and C05/24-515 on the Council Agenda as per the recommendations in the reports.

The Motion on being Put was declared **CARRIED**.

Councillor(s) For the Motion: Christou, Colman, Cummings, Elmore, Garrard, Hamed, Huang, Hughes, Hussein, Lake, Saha, and Zaiter.

Councillor(s) Against the Motion: Nil.

C05/24-513 Cumberland Local Traffic Committee - Minutes of 3 April 2024 Meeting and Items Considered under Delegated Authority***Resolved by Exception***

That Council:

1. Note the items considered under delegated authority by the Cumberland Local Traffic Committee at the 3 April 2024 meeting, as provided in Attachment 1.
2. Receive and note the minutes of the Cumberland Local Traffic Committee meeting held on 3 April 2024, as provided in Attachment 2.

C05/24-515 Tender Evaluation Report - Auburn Depot Amenities Upgrade***Resolved by Exception***

That Council:

1. Accept the Tender Evaluation Panel's recommendation to award the contract to Build Australia Pty Ltd T/A Ozworth Construction, (ABN 41 163 811 989) in accordance with Clause 178(1)(a) of the *Local Government (General) Regulations 2021*, for \$805,633.00 (excluding GST).
2. Delegate to the General Manager the authority to execute the contract and any associated documents.

Min.729 C05/24-506 Adoption of Library Strategy 2024 - 2027 - Post Exhibition**Motion (Colman/Hamed)**

That Council adopt the *Library Strategy 2024 - 2027* as outlined in Attachment 1 of this report.

Amendment (Christou/Garrard)

Add the below words:

subject to the following being undertaken:

That Council take immediate action to rid same sex parents books/materials in Council's library service.

The Amendment on being Put was declared **CARRIED**.

Councillor(s) For the Amendment: Christou, Cummings, Garrard, Hughes,
 Hussein and Zaiter.

Councillor(s) Against the Amendment: Colman, Elmore, Huang, Lake and Saha.

The Amendment then became the Motion as follows:

Motion (Christou/Garrard)

That Council adopt the *Library Strategy 2024 - 2027* as outlined in Attachment 1 of this report subject to the following being undertaken:

That Council take immediate action to rid same sex parents books/materials in Council's library service.

The Motion on being Put was declared **CARRIED**.

Councillor(s) For the Motion: Christou, Cummings, Garrard, Hughes,
 Hussein and Zaiter.

Councillor(s) Against the Motion: Colman, Elmore, Huang, Lake and Saha.

During the consideration of this item, Councillor Colman raised a point of order, advising that Councillor Garrard made an inappropriate remark. The Mayor, Councillor Lake asked Councillor Garrard to withdraw his comment. Councillor Garrard withdrew his comment.

Councillor Hamed left the Meeting at 8:31pm during the consideration of this item.

Min.730 C05/24-507 Planning Proposal for 4-4A Terminal Place, Merrylands**Motion (Cummings/Zaiter)**

That Council:

1. Endorse an amended Planning Proposal to be prepared for 4-4A Terminal Place, Merrylands (Site 2) applying to Lot 1 DP 1173048, Part of Lot 1 DP 229589, and Part of Lot 1 DP 1302939 (R4 zoned land), that seeks to amend the Cumberland Local Environmental Plan (LEP) 2021, to:
 - a. Increase Height of Buildings (HoB) controls for proposed Building D1 from 39 metres to 65 metres
 - b. Increase proposed Floor Space Ratio controls for:
 - I. Buildings D1 and D2 from 5:1 FSR to 5.5:1 FSR, and
 - II. Buildings B and C from 5:1 FSR to 6:1 FSR
 - c. Apply a gross floor area of not exceeding 500m² of 'commercial premises' as an additional permitted use for proposed Buildings D1 and D2 (Block D) only.
2. Endorse that the planning proposal for 4-4A Terminal Place, Merrylands be forwarded to the Department of Planning, Housing and Infrastructure for a Gateway Determination.
3. Prepare a Voluntary Planning Agreement to derive public benefit, should a Gateway Determination be received.

The Motion on being Put was declared **CARRIED**.

Councillor(s) For the Motion: Christou, Cummings, Garrard, Huang, Hughes, Hussein, Lake and Zaiter.

Councillor(s) Against the Motion: Saha.

Councillors Elmore and Colman left the Meeting at 8:45pm prior to the consideration of this item.

Min.731 C05/24-508 Response to Notice of Motion - Electric Vehicle (EV) Charging Stations (C07/23-346)**Motion (Saha/Hamed)**

That Council:

1. Receive and note the report.
2. Place the Draft *Public Electric Vehicle Charging Infrastructure Policy* and supporting Guideline on public exhibition for a period of 28 days, and subsequently adopt the document if no adverse submissions are received.

The Motion on being Put was declared **CARRIED**.

Councillor(s) For the Motion: Colman, Cummings, Elmore, Hamed, Huang, Hussein, Lake, Saha and Zaiter.

Councillor(s) Against the Motion: Christou, Garrard and Hughes.

Councillors Elmore and Hamed returned to the Meeting at 8:47pm during the consideration of this item.

Councillor Colman returned to the Meeting at 8:48pm during the consideration of this item.

Councillor Hussein left the Meeting at 8:57pm and returned at 8:58pm during the consideration of this item.

Min.732 C05/24-509 Draft Cumberland Walking and Cycling Strategy - Post Exhibition Report

Motion (Colman/Elmore)

That Council adopt the *Draft Cumberland Walking and Cycling Strategy* as provided in Attachment 1 of this report.

The Motion on being Put was declared **CARRIED** Unanimously.

Councillor(s) For the Motion: Christou, Colman, Cummings, Elmore, Garrard, Hamed, Huang, Hughes, Hussein, Lake, Saha and Zaiter.

Councillor(s) Against the Motion: Nil.

Min.733 C05/24-510 Draft Cumberland Local Shops Study - Post Exhibition

Motion (Garrard/Hussein)

That Council adopt the Cumberland Local Shops Study as provided in this report.

The Motion on being Put was declared **CARRIED** Unanimously.

Councillor(s) For the Motion: Christou, Colman, Cummings, Elmore, Garrard, Hamed, Huang, Hughes, Hussein, Lake, Saha and Zaiter.

Councillor(s) Against the Motion: Nil.

Councillor Christou left the Meeting at 9:30pm and returned at 9:32pm during the consideration of this item.

Councillor Hamed left the Meeting at 9:31pm and returned at 9:34pm during the consideration of this item.

Min.734 C05/24-512 Property Committee - Minutes of Meeting held 22 April 2024**Motion (Hamed/Saha)**

That Council:

1. Receive the Minutes of the Cumberland Property Committee meeting held on 22 April 2024, and adopt the recommendations contained therein with the exception of item ITEM PC026/24 which will be dealt with separately.
2. Include a copy of the resolutions of Council in the Minutes.

The Motion on being Put was declared **CARRIED**.

Councillor(s) For the Motion: Christou, Colman, Cummings, Elmore, Garrard, Hamed, Huang, Hughes, Hussein, Lake, Saha and Zaiter.

Councillor(s) Against the Motion: Nil.

Min.735 C05/24-514 Cumberland Local Traffic Committee - 3 April 2024 - Recommendations to Council**Motion (Saha/Colman)**

That Council endorse the recommendations for items considered by the Cumberland Local Traffic Committee at the 3 April 2024 meeting, as provided in this report.

The Motion on being Put was declared **CARRIED** Unanimously.

Councillor(s) For the Motion: Christou, Colman, Cummings, Elmore, Garrard, Hamed, Huang, Hughes, Hussein, Lake, Saha and Zaiter.

Councillor(s) Against the Motion: Nil.

Min.736 Extension of Time**Motion (Christou/Hussein)**

That Council in accordance with Clause 18.2 of the *Code of Meeting Practice*, extend the meeting by 1 hour to conclude at 11:00pm, or if an item being discussed is unfinished at 11:00pm, at the conclusion of that item.

The Motion on being Put was declared **CARRIED**.

Councillor(s) For the Motion: Christou, Colman, Cummings, Elmore, Garrard, Hamed, Huang, Hughes, Hussein, Lake, Saha and Zaiter.

Councillor(s) Against the Motion: Nil.

Min.737 Closed Session

At this stage of the meeting being 9:51pm, the Mayor advised that in accordance with Section 10A(2) of the *Local Government Act 1993*, it is proposed to move into Closed Session to consider the following item:

Item PC026/24 - Wentworthville Community and Recreation Hub as the item contains the following:

(2)(d)(i) – information involves commercial information of a confidential nature that would, if disclosed prejudice the commercial position of the person who supplied it.

Motion (Cummings/Saha)

That in accordance with S.10A(2)(c) and (d)(i) of the Local Government Act 1993, Council enter into Closed Session to consider Item PC026/24 within Item C05/24-512 Property Committee - Minutes of Meeting held 22 April 2024.

The Motion on being Put was declared **CARRIED**.

Councillor(s) For the Motion: Christou, Colman, Cummings, Elmore, Garrard, Hamed, Huang, Hughes, Hussein, Lake, Saha and Zaiter.

Councillor(s) Against the Motion: Nil.

Min.738 Item PC026/24 - Wentworthville Community and Recreation Hub

Motion (Colman/Hamed)

That Council:

1. Receive the report.
2. Endorse the preparation and finalisation of a concept and detailed design for the new Wentworthville Community and Recreation Hub, including supporting studies and approval documentation, noting the following requirements:
 - a) a function room that caters for a capacity of at least 600 people
 - b) a permanent stage
 - c) further consideration of car parking
 - d) a dedicated theatre room for a capacity of 250 people
 - e) further consideration of the outdoor event space
3. Pursue grant funding opportunities that can contribute to the delivery of the project.
4. Undertake a community consultation process in the near future to inform the finalisation of the concept design.

The Motion on being Put was declared **CARRIED**.

Councillor(s) For the Motion:	Christou, Colman, Cummings, Elmore, Garrard, Hamed, Huang, Hussein, Lake, Saha and Zaiter.
Councillor(s) Against the Motion:	Hughes.

Min.739 Open Session**Motion (Zaiter/Saha)**

That Council resume the public meeting.

The Motion on being Put was declared **CARRIED**.

Councillor(s) For the Motion:	Christou, Colman, Cummings, Elmore, Garrard, Hamed, Huang, Hughes, Hussein, Lake, Saha and Zaiter.
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Councillor(s) Against the Motion:	Nil.
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On resumption of the public meeting at 9:58pm, the Mayor, Councillor Lake read out the resolution made in Closed Session.

The Mayor, Councillor Lake closed the meeting at 10:00pm.

Chairperson_____

Appendix 1 Resolutions of the Council following consideration of the recommendations of the Property Committee Meeting held at Merrylands Administration Building, 16 Memorial Avenue, Merrylands NSW 2160 on Monday 22 April 2024.

Council received the Minutes of the Property Committee held on 22 April 2024 and adopted the recommendations with the exception of item PC026/24 which was resolved by Council separately. The resolutions of Council are below.

ITEM PC017/24 - Update on Committee Resolutions

RESOLVED

That Council receive the status update on Committee resolutions.

ITEM PC018/24 - Update on General Property Leases/Transactions

RESOLVED

That Council receive the update.

ITEM PC019/24 - Proposed Lease of 167 Fairfield Road, Guildford (Part Foray Street)

RESOLVED

That Council:

1. Endorse the proposed lease to Sundown Building Supplies Pty Ltd (ABN 36 675 238 267) in accordance with the offer and lease period outlined in the report.
2. Delegate authority to the General Manager to finalise the agreement terms and execute the documentation following public notification.

ITEM PC020/24 - Outcome of Expression of Interest - 42 Lane Street, Wentworthville

RESOLVED

That Council:

1. Decline to accept any of the Expression of Interest submissions received in accordance with Clause 178(1)(b) of the *Local Government (General) Regulation 2021* as a new process is likely to produce better results.

2. In accordance with Regulation 178(3)(b) of the *Local Government (General) Regulation 2021*, invite fresh Expression of Interest submissions based on the same or different details.
3. Receive a report on the outcome of the updated Expression of Interest process.

ITEM PC021/24 - Outcome of Expression of Interest - Former Banksia Babes Childcare Centre**RESOLVED**

That Council:

1. Note the outcome of the Expression of Interest process; and
2. Undertake a new Expression of Interest Process for a long-term lease over the site for the purpose of an education and care facility, for a total maximum period of 15 years including all option periods.

ITEM PC022/24 - Outcome of Expression Of Interest - Management and Operation of Council's Seniors Units/Aged Care Living Accommodation**RESOLVED**

That Council:

1. Decline the submission received in accordance with Clause 178 (1)(b) of the *Local Government (General) Regulation 2021*. Council's reasons for declining to invite fresh tenders or applications is that due to limited market capability and available tenderers, calling fresh tenders would not produce better results.
2. Enter into negotiations with Evolve Housing Pty Ltd (ABN 161 277 137 31) in accordance with Clause 178 (3)(e) of the *Local Government (General) Regulation 2021*. In accordance with Clause 178(4)(b) of the *Local Government (General) Regulation 2021*, Council's reasons for determining to enter into negotiations is to finalise terms on a proposed agreement given the speciality of the service required.
3. Receive the outcome of negotiations at a future Property Committee meeting for consideration.

ITEM PC023/24 - Further Report - Property Acquisition Request - Auburn**RESOLVED**

That Council:

1. Not proceed with the proposed property acquisition for 309 Cumberland Road Auburn.
2. Endorse the preparation of a planning proposal seeking to:
 - Remove the following sites for proposed land acquisition for the purposes of open space:
 - a. 309 Cumberland Rd Auburn
 - b. 311 Cumberland Rd Auburn
 - c. 313 Cumberland Rd Auburn
 - d. 33 Albert Rd Auburn
 - e. 30 Fraser St Auburn
 - Propose to rezone the sites from RE1 Public Recreation to R2 Low Density Residential, as provided for adjoining properties.

ITEM PC024/24 - Further Report - Proposed Acquisition - Berala**RESOLVED**

That Council:

1. Receive the update.
2. Endorse the commissioning of an updated valuation report, ensuring that the report reflects the recently announced Transport Oriented Development (TOD) State Environmental Planning Policy (SEPP) reforms which impacts this site directly.
3. Authorise the General Manager to make an offer to purchase the property in accordance with the updated formal valuation report to be obtained, and financial implications outlined in this report;
4. Delegate authority to the General Manager to execute on behalf of Council any documents associated with the proposed acquisition.

ITEM PC025/24 - Further Report - Merrylands Town Centre**RESOLVED**

That the Property Committee subject to Council endorsement undertake the following actions:

1. Receive the report, detailing the independent valuation report previously requested;
2. Refer the matter to Council's Independent Property Specialist to undertake a Residual Land Value analysis;
3. Delegate authority to the General Manager to undertake an Expression of Interest Process to appoint a suitably qualified commercial real estate agency for the future disposal of the site; and
4. Receive the outcome of the above processes to a future Property Committee meeting for further consideration.

ITEM PC026/24 - Wentworthville Community and Recreation Hub**RESOLVED**

The Council:

1. Receive the report.
2. Endorse the preparation and finalisation of a concept and detailed design for the new Wentworthville Community and Recreation Hub, including supporting studies and approval documentation, noting the following requirements:
 - a) a function room that caters for a capacity of at least 600 people
 - b) a permanent stage
 - c) further consideration of car parking
 - d) a dedicated theatre room for a capacity of 250 people
 - e) further consideration of the outdoor event space
3. Pursue grant funding opportunities that can contribute to the delivery of the project.
4. Undertake a community consultation process in the near future to inform the finalisation of the concept design.