



GEORGE TOWN COUNCIL CONFIRMED MINUTES

Minutes of the Ordinary Council Meeting
held on **Tuesday 24 February 2026**

in the Council Chambers,
16-18 Anne Street, George Town,

commenced at **1:00 pm.**

All documents presented, and recordings (audio) of this meeting are made available to the public in accordance with the Local Government Act 1993, and Local Government (Meeting Procedures) Regulations 2025.

The public are requested to pre-register if attending this meeting of Council.

Andrew McCarthy
ACTING GENERAL MANAGER

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Meeting Commenced at 1:00 pm

Acknowledgement of Country

George Town Council acknowledges the palawa people from the litarimirina tribe from Port Dalrymple as the traditional custodians of the land.

We honour and give thanks for the caring of country, seas and skies of kinimathatakinta and surrounds.

We pay respect to the elders past, present and future for they hold the memories, traditions, culture and hope of pakana people in lutruwita.

AUDIO RECORDING OF COUNCIL MEETINGS

The public is advised that it is **Council Policy** to record the proceedings of meetings of Council on digital media to assist in the preparation of Minutes, and to clarify any queries relating to the Minutes that is raised during a subsequent meeting under the section "Confirmation of Minutes".

The recording does not replace the written Minutes and a transcript of the recording will not be prepared.

All meetings of the Council shall be digitally recorded as provided for by Regulation 43 of the Local Government (Meeting Procedures) Regulations 2025 except for the proceedings of meetings or parts of meetings closed to the public in accordance with Regulation 17(2).

In accordance with the requirements of Council's Audio Recording of Council Meetings Policy GTC-C-04, members of the public are not permitted to make audio recordings of Council meetings.

The community are requested to pre-register to attend this meeting of Council.

All documents presented, and recordings (audio) of this meeting are made available to the public in accordance with the above Act and Notice, and the standard applicable provisions of the Local Government Act 1993, and Local Government (Meeting Procedures) Regulations 2025.

The Chairperson advised the meeting that:

- (a) an audio is being made of the meeting; and*
- (b) all persons attending the meeting are to be respectful of, and considerate towards, other persons attending the meeting; and*
- (c) language and conduct at the meeting that could be perceived as offensive, defamatory or threatening to a person attending the meeting, or listening to the recording, is not acceptable.*

1 PRESENT

Mayor Cr Greg Kieser, Chairperson
Deputy Mayor Cr Greg Dawson
Cr Winston Archer
Cr Heather Ashley
Cr Simone Lowe
Cr Winston Mason
Cr Jason Orr

1.1 APOLOGIES AND LEAVE OF ABSENCE

Cr Heather Barwick
Cr Tim Harris

1.2 IN ATTENDANCE

Acting General Manager - Mr A McCarthy
Acting Director Corporate & Community - Mr J Anderson
Director Operational Performance, Strategy & Engagement - Mr R Dunn
Senior Executive Support and Governance Officer - Ms L Dickenson
Governance Officer - Ms C Roach

2 CONFIRMATION OF MINUTES

2.1 ORDINARY COUNCIL MEETING HELD 27 JANUARY 2026

Minute No. 012/26

DECISION

Moved: Cr Mason
Seconded: Cr Dawson

That the Minutes of Council's Ordinary Meeting held on 27 January 2026 numbered 001/26 to 008/26 as provided to Councillors be received and confirmed as a true record of proceedings.

VOTING

For: Cr Kieser, Cr Dawson, Cr Archer, Cr Ashley, Cr Lowe, Cr Mason and Cr Orr
Against: Nil
Abstained: Nil

CARRIED UNANIMOUSLY 7 / 0

3 LATE ITEMS

Nil.

4 DECLARATIONS OF INTEREST

Nil.

5 PUBLIC QUESTION TIME

5.1 PUBLIC QUESTION TIME PROCEDURE

[Refer to Minute No. 243/16. The period set aside for public question time will be at least 15 minutes. Questions given on notice will be addressed first. Once questions on notice have been addressed, persons who have registered their interest to ask a question will be called to do so in the order in which they have registered. Persons attending Council meetings will have the opportunity to register their interest to ask a question without notice prior to the commencement of the meeting. Council staff will be on hand to assist with this process.]

Participants cannot ask more than 2 questions in a row with a maximum of 2 minutes per question. If a person has more than (2) questions, they will be placed at the 'end of the queue' and may, if time permits, ask their further questions once all other persons have had an opportunity to ask questions. Persons who have not registered their interest to ask a question will be given an opportunity to do so following all those who have registered. All questions must be directed to the Chairperson.

For further information on Council's Public Question Time Rules and Procedure, please refer to George Town Council Public Question Time Policy GTC13.

Questions asked and answers provided may be summarised in the Minutes of the meeting.

5.2 PUBLIC QUESTIONS ON NOTICE

Nil.

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5.3 PUBLIC QUESTION TIME

Commenced at: 1.06 pm

Concluded at: 1.06 pm

Nil.

5.4 RESPONSE TO QUESTIONS FROM PREVIOUS PUBLIC QUESTION TIME

(Refer to Minute No. 425/00, which states in part, "that a copy of all written replies to questions from the Public Gallery be included in the following Council Agenda.")

Nil.

6 ACTING GENERAL MANAGER'S DECLARATION

I certify that with respect to all advice, information or recommendations provided to Council with this Agenda:

- the advice, information or recommendation is given by a person who has the qualifications or experience necessary to give such advice, information or recommendation; and
- where any advice is given directly to Council by a person who does not have the required qualifications of experience, that person has obtained and taken into account in that person's general advice, the advice from an appropriately qualified or experienced person.



Andrew McCarthy
ACTING GENERAL MANAGER

LOCAL GOVERNMENT ACT 1993 – SECTION 65

65. Qualified persons

- (1) *A general manager must ensure that any advice, information or recommendation given to the council or a council committee is given by a person who has the qualifications or experience necessary to give such advice, information or recommendation.*
- (2) *A council or council committee is not to decide on any matter which requires the advice of a qualified person without considering such advice unless –*
 - (a) *the general manager certifies, in writing –*
 - (i) *that such advice was obtained; and*
 - (ii) *that the general manager took the advice into account in providing general advice to the council or council committee; and*
 - (b) *a copy of that advice or, if the advice was given orally, a written transcript or summary of that advice is provided to the council or council committee with the general manager's certificate.*

The Acting General Manager advised that Agenda Item 3.1 2025/2026 Gravel Resheeting Tender Report in Closed Ordinary Council Meeting will be deferred pending further information and advice.

7 PLANNING AUTHORITY

7.1 DA 2025/81 - 132 BELLBUOY BEACH ROAD, LOW HEAD - SINGLE DWELLING AND VISITOR ACCOMMODATION

REPORT AUTHOR: Senior Town Planner - Mr J. Simons
REPORT DATE: 05/02/2026
FILE NO: DA 2025/81

The Senior Planner entered the meeting at 1.08 pm.

Minute No. 013/26

DECISION

Moved: Cr Lowe
Seconded: Cr Mason

That the application for use and development, Residential (Single Dwelling) and Visitor Accommodation at 132 Bellbuoy Beach Road, Low Head (CT 29544/4) be **APPROVED** subject to the following conditions:

1. ENDORSED PLANS

The use and/or development must be carried out as shown on the endorsed plans and described in the endorsed documents:

- a. Design Construction Management, Project No. 25020, Drawing A00-A08, dated 10/12/2025.

to the satisfaction of the Council. Any other proposed development and/or use will require a separate application to and assessment by the Council.

2. STORMWATER MANAGEMENT PLAN

Prior to the commencement of works a detailed stormwater management plan, prepared by a suitably qualified person is to be submitted to the satisfaction of Council's Director Infrastructure and Operations. The plan is to include the following:

- Detailed stormwater modelling and calculations for pre and post development stormwater runoff volume in 1% AEP rain event.
- The post-development peak discharge for the 1% Annual Exceedance Probability (AEP) rainfall event not to exceed the pre-development peak discharge from the site for the same event.

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- Modelling and design of on-site stormwater detention (OSD) system for 1% Annual Exceedance Probability (AEP) rainfall event.
- The OSD system is designed in accordance with current Australian Rainfall and Runoff (ARR) guidelines and Council's standard drawings and specifications.
- All stormwater infrastructure, including detention systems, pipes, pits and outlets, is located clear of the drainage easement unless otherwise approved by Council.
- Runoff from the proposed development does not adversely impact the capacity or function of the existing drainage easement.
- No increase in flood levels, flow velocity, or adverse impacts to upstream or downstream properties will occur as a result of the development, including cumulative impacts from adjoining properties.

Once endorsed by Council, all works must be undertaken in accordance with the detailed stormwater management plan.

3. WATER TANKS

The water storage tanks identified within 5m from the side boundary must achieve a maximum height of 1.8m above the existing ground level at the east side boundary.

4. DRIVEWAY CROSSOVER

Prior to the commencement of the use, the proposed vehicular crossover must be constructed in accordance with LGAT Standard Drawing TSD R03 & R04, v3. All works must be carried out to the satisfaction of Council's Infrastructure Department.

Prior to undertaking any works within the Council road reserve, including the installation of the vehicle crossover, separate consent is required from Council as the relevant Road Authority. The developer must make application to Council for a Permit to Undertake Works in the Road Reserve using Council's designated form and obtain approval prior to the start of works. This work must be at expense of the person undertaking the development.

5. NO POLLUTED RUNOFF

No polluted and/or sediment laden runoff must be discharge directly or indirectly into Council's drains, watercourses or the foreshore during and after development.

6. DAMAGE TO PUBLIC INFRASTRUCTURE

Any damage to public infrastructure shall be repaired at the owners cost. If any repairs are necessary, they will be undertaken in accordance with the requirements and to the satisfaction of the Manager of Infrastructure and Works.

Permit Notes

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1. This permit was issued based on the proposal documents submitted for DA 2025/81. You should contact Council with any other use or development, as it may require the separate approval of Council. Councils planning staff can be contacted on 6382 8800.
2. This permit does not imply that any other approval required under any other by-law, covenant or legislation has been granted. The following additional approvals from Council may be required before construction commences:
 - a) Plumbing approval
 - b) Building approval
 - c) Approval to undertake works in the Council road reserve.
 - d) Approval to connect to the reticulated stormwater network.

All enquiries should be directed to Council's Permit Authority, via 6382 8800.

3. Registration as a Food Business under the Food Act 2003 may be required if it is intended for any food to be provided as part of the proposed business. Please contact Council's Environmental Health Officer on (6382 8800).
4. Registration as a Private Water Supplier under the Public Health Act 1997 and the Tasmanian Drinking Water Quality Guidelines is required if any non – reticulated water (i.e. tank water) is provided as part of the business operation. The registration is required prior to commencement of the business operation. The registration is an annual requirement. Please contact Council's Environmental Health Officer on (6382 8800).
5. This permit takes effect after:
 - i. the 14 day appeal period expires; or
 - ii. any appeal to the Tasmanian Civil and Administrative Tribunal is abandoned or determined; or
 - iii. any agreement that is required by this permit pursuant to Part V of the *Land Use Planning and Approvals Act 1993* is executed; or
any other required approvals under this or any other Act are granted
6. A planning appeal may be instituted by lodging a notice of appeal with the Tasmanian Civil & Administrative Tribunal. A planning appeal may be instituted within 14 days of the date the Corporation serves notice of the decision on the applicant. For more information see the Tasmanian Civil & Administrative Tribunal website www.tascat.tas.gov.au.
7. This permit is valid for two (2) years only from the date of approval and will thereafter lapse if the development is not substantially commenced. An extension may be granted at Council's discretion if a request is received within 6 months of the expiration.

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8. In accordance with the legislation, all permits issued by the permit authority are public documents. Members of the public will be able to view this permit (which includes the endorsed documents) on request, at the Council Office.

9. It is the responsibility of the applicant to ensure that they are acting in accordance with any Section 71 (Part 5) Agreement or Covenant registered to the title. These matters are not taken into account as part of an assessment against the planning scheme. A permit issued under the *Land Use Planning and Approvals Act 1993* does not undermine or absolve any individual from any obligation imposed by such agreements. The obligations and risks associated with Section 71 (Part 5) Agreements and Covenants should be discussed with a solicitor.

10. If any Aboriginal relics are uncovered during works:
 - a) All works are to cease within a delineated area sufficient to protect the unearthed and other possible relics from destruction,
 - b) The presence of a relic is to be reported to Aboriginal Heritage Tasmania
Phone: (03) 6233 6613 or 1300 135 513 (ask for Aboriginal Heritage Tasmania)
Fax: (03) 6233 5555 Email: aboriginal@heritage.tas.gov.au; and
 - c) The relevant approval processes will apply with state and federal government agencies.

11. If this development application has been subject to the advertisement process, the applicant is requested to remove any planning advertising signs from the property boundary, and to dispose of it in a thoughtful and sustainable manner.

VOTING

For: Cr Kieser, Cr Dawson, Cr Archer, Cr Ashley, Cr Lowe, Cr Mason and Cr Orr
Against: Nil
Abstained: Nil

CARRIED UNANIMOUSLY 7 / 0

The additional information to DA 2025/81 - 132 Bellbuoy Beach Road, Low Head will be included to the online agenda.

The Senior Planner left the meeting at 1.12 pm.

8 OFFICE OF GENERAL MANAGER

8.1 COUNCIL WORKSHOPS JANUARY AND FEBRUARY 2026

REPORT AUTHOR: General Manager - Mr S. Power
REPORT DATE: 16 February 2026
FILE NO: 14.10

Minute No. 014/26

DECISION

Moved: Cr Orr
Seconded: Cr Dawson

That Council:

1. Receives the report on the Council Workshops held on the 27 January 2026 and 10 February 2026.

VOTING

For: Cr Kieser, Cr Dawson, Cr Archer, Cr Ashley, Cr Lowe, Cr Mason and Cr Orr
Against: Nil
Abstained: Nil

CARRIED UNANIMOUSLY 7 / 0

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8.2 QUARTERLY REPORT - QUARTER 2 - 1 OCTOBER - 31 DECEMBER 2025

REPORT AUTHOR: General Manager - Mr S. Power
REPORT DATE: 16 February 2026
FILE NO: 14.21

Minute No. 015/26

DECISION

Moved: Cr Mason
Seconded: Cr Ashley

That Council:

1. Receives the George Town Council 2nd Quarter Performance Report 1 October – 31 December 2025.
2. Provide public access to the report as part of Council's commitment to ongoing good governance.

VOTING

For: Cr Kieser, Cr Dawson, Cr Archer, Cr Ashley, Cr Lowe, Cr Mason and Cr Orr
Against: Nil
Abstained: Nil

CARRIED UNANIMOUSLY 7 / 0

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8.3 ELECTORAL REFORMS LEGISLATION

REPORT AUTHOR:	General Manager - Mr S. Power
REPORT DATE:	16 February 2026
FILE NO:	14.42

Minute No. 016/26

DECISION

Moved: Cr Orr
Seconded: Cr Archer

That Council:

1. Endorses the Council's response to each of the Reforms as contained in the report above.

VOTING

For: Cr Kieser, Cr Dawson, Cr Archer, Cr Ashley, Cr Lowe, Cr Mason and Cr Orr
Against: Nil
Abstained: Nil

CARRIED UNANIMOUSLY 7 / 0

9 INFRASTRUCTURE AND OPERATIONS

Nil.

10 CORPORATE AND COMMUNITY

Nil.

11 STRATEGY, PERFORMANCE AND DEVELOPMENT

11.1 ELECTION CARETAKER PERIOD POLICY- GTC-C-21

REPORT AUTHOR:	Director- Strategy Performance & Development- Mr R. Dunn General Manager- Mr S.Power
REPORT DATE:	16 February 2026
FILE NO:	14.33

The Director Strategy, Performance and Development entered the meeting at 1.31 pm

Minute No. 017/26

DECISION

Moved: Cr Mason
Seconded: Cr Ashley

That Council:

1. Adopts the proposed GTC-C-21 Election Caretaker Period Policy.

VOTING

For: Cr Kieser, Cr Dawson, Cr Archer, Cr Ashley, Cr Lowe, Cr Mason and Cr Orr
Against: Nil
Abstained: Nil

CARRIED UNANIMOUSLY 7 / 0

The Director Strategy, Performance and Development left the meeting at 1.33 pm

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11.2 CONSIDERATION - EAST BEACH FORESHORE, LOW HEAD - CROWN AGREEMENT

REPORT AUTHOR:	Coordinator – Development Services - Miss T. Burt
REPORT DATE:	17 th February 2026
FILE NO:	52.1

Minute No. 018/26

DECISION

Moved: Cr Ashley
Seconded: Cr Dawson

That Council:

1. Accepts responsibility for and authorises the General Manager to enter into a ten year agreement for the East Beach Foreshore Area, with options for renewal.

VOTING

For: Cr Kieser, Cr Dawson, Cr Archer, Cr Ashley, Cr Lowe, Cr Mason and Cr Orr
Against: Nil
Abstained: Nil

CARRIED UNANIMOUSLY 7 / 0

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12 OFFICE OF THE MAYOR

12.1 MATTERS OF INVOLVEMENT - MAYOR, DEPUTY MAYOR AND COUNCILLORS

REPORT DATE: 17 February 2026

FILE NO: 14.11, 14.15

Mayor Cr Greg Kieser		
<i>January</i>	26	Hosted the Australia Day Citizenship and Civic Ceremony
	27	Chaired Council Workshop
	27	Chaired Ordinary Council meeting
	29	Tamar FM Interview
<i>February</i>	4	Attended launch of TEMT Masterplan
	6	Met with Federal Member for Bass Jess Teesdale
	6	Met with Office of Coordinator General and General Manager re Investment Opportunities
	7	Attended Charles Millen Photography Exhibition – Jim Mooney Gallery
	9	Met with General Manager GFG Liberty and GTC General Manager
	9	Met with Commander and New Inspector TasPolice
	10	Chaired Council Workshop
	11	Met with Minister for Local Government Kerry Vincent MLC
	11	Met with Dr George Razay MP
	11	Met with Cecily Rosol MP
	12	Attended NTDC Board Meeting
	16	Attended media announcement at Bell Bay
	16	Attended Bell Bay Response Team meeting
	16	Met with CEO NTDC
	16	Tamar FM interview with the Premier
	16	Attended function with the Premier at the George Town Football Club
	17	Attended Regional Cabinet meeting held at George Town
Deputy Mayor Cr Greg Dawson		
<i>January</i>	26	Attended Australia Day Civic Ceremony
	27	Attended Council Workshop
	27	Attended Ordinary Council Meeting
<i>February</i>	10	Council Workshop
	17	Attended Regional Cabinet meeting
Cr Jason Orr		
<i>January</i>	26	Attended Australia Day Civic Ceremony
<i>February</i>	10	Attended George Town Chamber of Commerce AGM
	16	Attended function with Premier, the Hon Jeremy Rockliff MP & Tasmanian Cabinet Ministers

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	17	Attended Regional Cabinet Meeting
	17	DAP & East Tamar Tourism Network Catch up

Minute No. 019/26

DECISION

Moved: Cr Mason
Seconded: Cr Dawson

That the information report from the Mayor, Deputy Mayor and Councillors on Matters of Involvement be received and the information noted.

VOTING

For: Cr Kieser, Cr Dawson, Cr Archer, Cr Ashley, Cr Lowe, Cr Mason and Cr Orr
Against: Nil
Abstained: Nil

CARRIED UNANIMOUSLY 7 / 0

13 PETITIONS

Nil.

14 NOTICES OF MOTIONS

Nil.

15 COUNCILLORS' QUESTIONS WITH OR WITHOUT NOTICE

Nil.

16 CLOSED MEETING

16.1 INTO CLOSED MEETING

Minute No. 020/26

DECISION

Moved: Cr Archer

Seconded: Cr Ashley

That Council move into closed meeting at 1.43 pm to discuss the following items:

Agenda Item 16.2 Minutes of the Closed Ordinary Council Meeting held on 27 January 2026

As per the provisions of Regulation 40(6) of the Local Government (Meeting Procedures) Regulations 2025.

Agenda Item 16.3 Leave of Absence

As per the provisions of Regulation 17(2)(i) of the Local Government (Meeting Procedures) Regulations 2025.

Agenda Item 16.4 Leave of Absence

As per the provisions of Regulation 17(2)(i) of the Local Government (Meeting Procedures) Regulations 2025.

VOTING

For: Cr Kieser, Cr Dawson, Cr Archer, Cr Ashley, Cr Lowe, Cr Mason and Cr Orr

Against: Nil

Abstained: Nil

CARRIED UNANIMOUSLY 7 / 0

17 CLOSURE

There being no further business, the meeting closed at 2.03 pm.



**Cr Greg Kieser
MAYOR**