

STRATEGIC PLAN



LITHGOW CITY COUNCIL
STRATEGIC PLAN
JUNE 2007



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Foreword

The Strategic Plan is the first long-term plan to be developed by Lithgow City Council in collaboration and consultation with the community and government. It introduces a new framework of strategic planning in the Lithgow Local Government Area which is driven by the community's vision and issues. The Plan incorporates the visions and strategies and feeds these into Council's management and operational plans to deliver actions which ultimately achieve the vision for the community. However, Council acknowledges that we will need to work closely with the community and government in order to succeed.

Council would like to thank those members of the community and government who contributed their time, knowledge and vision during the consultation stages of the Strategic Plan. These consultations were of great benefit with Council listening to you and threading your visions and issues throughout this Plan.

Finally, Council looks forward to working with the community in making the Strategy a reality.

Councillor Neville Castle

Paul Anderson

Mayor

General Manager



1.3 READING THE STRATEGIC PLAN

The Strategic Plan has been prepared based on the following hierarchy:

Vision	An ambitious overall direction for the LGA which the community supported.
Vision Statements	Are ambitious directions which the community identified during consultation and are the key themes areas of the Strategic Plan.
Key Issues	Issues which have been identified through research and consultation with the community and government.
Strategies	Strategies are broad directions which resolve the key issues and assist in the achievement of the vision statement.

The Strategic Plan also introduces a new strategic planning and reporting framework for the LGA which is later described. However, the following terminology is important:

Strategic Plan	A plan which guides the direction for the LGA over the next 10 to 20 years.
Management Plan	A plan which details Council's activities for at least the next 3 years and the revenue policy for the next year.
Operational Plan	A plan which details all activities, in particular, the components of an activity, its budget, the timing and key performance indicators for a financial year.
Quarterly Report	A report after the end of each quarter that details the extent to which the performance targets in the management plan have been achieved during that quarter and also includes a budget review statement that shows a revised estimate of the income and expenditure for that year.
Annual Report	A report as to Council's achievements with respect to the objectives and performance targets set out in its management plan for that year.
Local Profile	A profile which presents key factors for the LGA and tells us where we are now.
Social Plan	A plan which describes the community, its key issues and provides actions to address the key issues.
State of the Environment Report	A report as to the state of the environment in the LGA, in particular, the environmental sectors of land, air, water, biodiversity, waste, noise and heritage.



An Overview has also been provided which details the vision statement, the strategies, examples of actions and the results the community can expect if the strategies are undertaken. The examples of actions are provided as a guide only as actions will be developed over time as further information is obtained. These actions will be developed incorporating sustainability principles and considered during the preparation of management and operational plans.

1.4 DEVELOPING THE STRATEGIC PLAN

The Strategic Plan has been prepared by collaborating, involving and consulting with the community and government. The 4 major steps are described in the following:

Stage 1 - Visioning and Information Review

Stage 1 community consultation involved collaborating with the community to create a shared vision for the LGA and commenced the process of identifying issues which needed to be addressed in the Strategic Plan. Twelve consultation sessions were held throughout the LGA during March 2006 with 338 persons participating. A further 2 consultation sessions with 45 persons attending were held in March and April 2006 to refine the vision statements which were created in the previous sessions.

A Resident Feedback Register consisting of 230 residents across the LGA were recruited and surveyed to ascertain the level of support for the vision statements. The results of the survey were considered by Council at its meeting of 3 October 2006 and subsequently the vision statements were adopted and are presented in this Strategic Plan and Council's Management Plan 2007/08 to 2009/10.

In addition comments and information were sought from government departments in April 2006.

Stage 2 – Issues Paper and Directions

Following from Stage 1 consultation results, Council prepared a draft Local Profile and draft Discussion/Issue Paper. These draft documents formed the basis for involving and consulting with the community and government during Stage 2. This round of community consultation was undertaken in September 2006 with 6 consultation sessions and 1 open house being held throughout the LGA. A total of 95 persons attended these sessions to assess the validity of the issues presented in the draft documentation and/or add issues which were not presented.

Also government departments were consulted in November 2006.



Stage 3 – Draft Strategic Plan

Stage 3 consultation focused on consulting with the community and government departments to ascertain if the proposed strategies will achieve the vision statements and address the issues which have been identified.

Seven public information sessions and one with the Lithgow Business Association were held throughout the LGA during the exhibition period, with 108 persons attending.

Stage 4 – Adoption of Strategic Plan

Following the exhibition of the Draft Strategic Plan, Council considered 25 written submissions and the main issues raised at the public information sessions. Council adopted the Strategic Plan at its meeting of 18 June 2007 (Minute No. 07-251).

1.5 STRATEGIC PLANNING IN THE LGA

The Strategic Plan is the principal strategic planning document in the LGA. It provides a direction for the LGA over the next 10 to 20 years and informs Council's planning and on-the-ground activities through its management and operational plans. In particular, the overarching vision of the Strategic Plan is the vision for the Management Plan 2007/08 – 2009/10 and the vision statements and key theme areas of the Strategic Plan are the principal activity areas and statements of intent for the Management Plan.

Furthermore, once the Strategic Plan is adopted, its strategies will be incorporated into the Draft Management Plan 2008/09 to 2010/11 and each activity Council proposes to undertake must demonstrate that it will implement a strategy, is sustainable and assist in the achievement of the vision statements. It is Council's goal to produce management plans for a period of at least 5 years, however, it is acknowledged that some further assessment and planning needs to be undertaken before this goal can be achieved, particularly in the area of asset management.

The activities from the management plan will be further developed into operational plans which will identify the activity, its components, budget, the timing of the activity and the key performance indicators for the activity for each financial year. The Draft Operational Plan for 2007/08 is currently being prepared. However, in the second quarter of each financial year commencing in 2007/08 it is proposed to produce an operational plan at the beginning of the draft management plan and budget preparation process to drive the process by activities rather than dollars.

A number of additional plans and reports will be used to inform the operational and management plans. These include some which are proposed actions listed in this Strategic Plan such as crime prevention and cultural plans and other statutory plans and reports such as the Social Plan and the



State of the Environment Report. These plans and reports will need to be considered and any actions identified, costed and placed into the draft operational and management plans for further consideration.

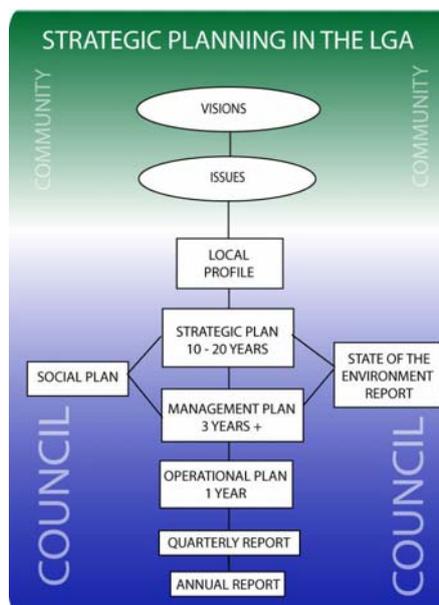
To monitor the progress of implementing the Strategic Plan, Council will regularly report to the community in the following ways:

- quarterly reports on the achievement of the management plan actions
- annual report on the achievement of the management plan actions
- assessment of achievements as part of the Local Profile within 12 months of a Council election.

The quarterly and annual reports will be presented to a Council meeting and will be available on Council's website www.lithgow.nsw.gov.au or at the Administration Centre.

Also to ensure that the Strategic Plan remains current, Council will review it within 12 months of a Council election. To inform the review process a Local Profile will be prepared outlining where the LGA is now in terms of the vision statements, issues and strategies. Any proposed amendments to the Strategic Plan will be undertaken in consultation with the community.

The strategic planning framework is illustrated in the following diagram.





1.6 STILL WORK TO DO

The Strategic Plan has provided a framework of strategies to direct the LGA over the next 10 to 20 years in response to issues which are important to the community. It includes a set of strategies focusing on environmental, economic and social sustainability in a manner that reflects the community's thinking during consultations for Stages 1 and 2.

The preparation of the Strategic Plan has also delivered the following opportunities:

- The integration of the Strategic Plan with other Council planning and reporting documents. For example, Council has adopted the community's visions and incorporated them into its Management Plan 2007/08 – 2009/10 as the vision, principal activity areas and statements of intent for each principal activity. These will be carried through to the operational plan and achievements will be reported to Council and the community through the quarterly and annual reports.
- The establishment of the Resident Feedback Register to ascertain community opinion about specific issues has been successful with participants undertaking surveys regarding the draft visions for the Strategic Plan, the proposed indoor pool and the fluoridation of drinking water supplies to date.
- The preparation of the draft Local Profile in consultation with the community and government has provided a report on where the LGA is at in 2006 with regards to settlement, social, economic, land use, environmental, infrastructure and planning factors. This document provides a valuable source of base information and will allow for comparison over time.
- The enhancement of Council's Geographic Information System including the development of additional layers such as land use zonings and biodiversity. However, it is acknowledged that ongoing work is required to ensure that the system delivers up-to-date and readily available information.

Also, the preparation of the Strategic Plan has also highlighted some information gaps which will influence the achievement of the strategies and visions of the Strategic Plan and other outcomes such as the Land Use Strategy and the comprehensive Lithgow Local Environmental Plan. Some of the more significant information gaps include:

- Asset management, in particular, information on the age, condition, maintenance and improvement programs.
- The Central West Rural Lands Panel was established by the State Government on 8 February 2007 to conduct an independent inquiry into rural land use in the Central West. In summary the inquiry involves:
 - The establishment of a stakeholder reference group including the Mayor to support the Panel.



- The Terms of Reference include:
 - Establish the extent, value and location of agriculture in the Central West Region of NSW
 - Identify the key land use planning threats to its ongoing viability
 - Assess the net benefit of agricultural land uses in terms of economic, social and environmental benefits
 - Advise on a preferred land use planning approach to ensure the continuation of agriculture, which takes into account social, economic and environmental factors. The approach is to identify an appropriate mix of strategic, statutory and incentive based mechanisms
 - Provide specific advice on establishing minimum lot sizes and/or subdivision constraints through Local Environmental Plans and the appropriateness of the Department of Primary Industries' methodology for determining minimum lot sizes, including the issue of off-farm income.
- The Panel is expected to report mid year in 2007.
- The Sydney Catchment Authority are currently preparing the strategic land and water capability assessment for part of the LGA which is located in the Sydney Drinking Water Catchment. Stage 1 strategic land and water capability assessment data is expected to be provided to Council in June/July 2007. A final assessment is likely to be provided to the Board of the Sydney Catchment Authority for approval at the end of 2007.

The Drinking Water Catchments Regional Environmental Plan No. 1 requires that "a council, in preparing a draft local environmental plan that applies to land within the hydrological catchment, must take into consideration any strategic land and water capability assessment prepared for the land, or any part of it, by the Sydney Catchment Authority".

- The Strategic Plan is based on the community's visions and issues and does not address Council's internal strategic planning. Therefore, a corporate strategic plan has been included in Council's Management Plan 2007/08 – 2009/10 and will be prepared in 2007/08.
- The population data most referred to is that of the 2001 Census. However, it is more effectively used in a time series scenario rather than reflecting the current situation. The 2006 Census is due to be released later this year. Council proposes to use this data to review the profiles of the Social Plan 2006-2011 and as a basis for the population model.
- Plans, reports and strategies such as the crime prevention plan, cultural plan, heritage study and economic development strategy.



The outcomes of the Central West Rural Lands Panel and the strategic land and water capability assessment are considered vital prior to Council finalising any Land Use Strategy and the comprehensive Lithgow Local Environmental Plan. Due to the intended delivery time of this information, Council proposes to hold discussions with the Department of Planning in relation to the April 2009 deadline for the commencement of the comprehensive Lithgow Local Environmental Plan.



Vision

2.1 OVERARCHING VISION

The following overarching vision was developed in collaboration with the community and adopted by Council at its Policy and Strategy Committee Meeting of 3 October 2006 (Minute No. 06-315):

“A centre of Regional excellence that:

- Encourages community growth and development
- Contributes to the efficient and effective management of the environment, community and economy for present and future generations.”

2.2 VISION STATEMENTS

The following vision statements were developed in collaboration with the community and adopted by Council at its Policy and Strategy Committee Meeting of 3 October 2006 (Minute No. 06-315).

<i>Community</i>	We retain, respect and strengthen both our overall sense of community, and the unique linked communities of groups, rural areas, villages and towns that make up the Lithgow LGA.
<i>Transport</i>	Providing a choice of effective public and private transport options for those who live, work and visit our community.
<i>Employment</i>	Developing and embracing diverse job opportunities for all ages and abilities.
<i>Heritage</i>	Celebrating, protecting and sustaining our unique industrial and natural heritage, its cultural landscapes and its built heritage.



Education	Progressing to a “learning city of excellence” with a broad range of formal and non-formal education services.
Health	Creating a healthy community providing opportunities and facilities for a healthy lifestyle.
Environment	Balancing, protecting and enhancing our diverse environmental elements, both natural and built, for the enjoyment and support of both current and future generations.
Arts and Culture	Supporting, celebrating and expanding a diversity of cultural and creative adventures that explore and discover the richness in our society.
Youth	Providing suitable entertainment and recreational facilities; education and employment opportunities and lifestyle choices for our valuable community of young people.
Growth	Providing for sustainable and planned growth, while enhancing the existing rural and village identity.



Overview

This section provides an overview of the vision statement, strategies, examples of actions and the results the community can expect if the strategies are undertaken. The examples of actions are provided as a guide only as actions will be developed over time as further information is obtained. These actions will be developed incorporating sustainability principles and considered by Council during the preparation of its operational and management plans and other planning documents such as the Land Use Strategy and comprehensive Lithgow Local Environmental Plan.

3.1 COMMUNITY

We retain, respect and strengthen both our overall sense of community, and the unique linked communities of groups, rural areas, villages and towns that make up the Lithgow LGA.

Strategies	Actions	Results
<i>C1 - Modelling the population and assessing its needs.</i>	<ul style="list-style-type: none"> prepare population models identify and monitor population trends assess the basic needs of the population prepare an aging strategy 	<ul style="list-style-type: none"> a population model knowing the population planning resource
<i>C2 - Protecting and enhancing areas of unique qualities and character.</i>	<ul style="list-style-type: none"> identify and assess areas of unique qualities and character in the Land Use Strategy for protection in the comprehensive Lithgow Local Environmental Plan prepare a Land Use Strategy consult the community prepare the comprehensive Lithgow Local Environmental Plan and development control plans by April 2009 prepare character statements incorporate conservation controls in the comprehensive Lithgow Local Environmental Plan and/or development control plans assess the appropriateness of alternative energy options in the LGA 	<ul style="list-style-type: none"> areas of value are preserved and enhanced



	<ul style="list-style-type: none"> • prepare design master plans, particularly for the Central Business Districts of Lithgow, Portland and Wallerawang • prepare operational plans and consider in the management plan process 	
<p><i>C3 - Encouraging equitable access to services and facilities which meet the needs of the community.</i></p>	<ul style="list-style-type: none"> • evaluate the needs identified in the Social Plan and consider in the operational and management plan process • provide support to community organisations through Council's donations in accordance with the procedure to improve their ability to plan and deliver community services • lobby government and utility providers for improved access • develop partnerships with community service providers • celebrate and grow volunteering 	<ul style="list-style-type: none"> • improved community well-being • access to utilities
<p><i>C4 - Determining and prioritising the recreational needs of the community and explore funding options.</i></p>	<ul style="list-style-type: none"> • survey the community • consider outcomes of the survey in operational and management plans • seek funding from government through grants and developers through developer contributions • determine the future of the indoor pool proposal 	<ul style="list-style-type: none"> • provision of new or enhanced activities, facilities and resources for the community
<p><i>C5 - Encouraging community involvement in recreational activities and the use of facilities.</i></p>	<ul style="list-style-type: none"> • assist in the promotion of activities and facilities within the local and regional area 	<ul style="list-style-type: none"> • community enjoyment of activities
<p><i>C6 - Providing support to community organisations to improve their ability to plan and deliver recreational activities.</i></p>	<ul style="list-style-type: none"> • consider support of recreational activities and organisations in accordance with the procedure during the management plan process 	<ul style="list-style-type: none"> • delivery of the activities for the enjoyment of the community
<p><i>C7 - Ensuring adequate open space is provided throughout towns and villages.</i></p>	<ul style="list-style-type: none"> • complete an open space plan • identify adequate open space in the Land Use Strategy, comprehensive Lithgow Local Environmental Plan and/or development control plans • seek funding from developers through developer contributions 	<ul style="list-style-type: none"> • provision of green community space



<p><i>C8 - Improving the quality of open space and recreational facilities</i></p>	<ul style="list-style-type: none"> • review Council land holdings including the classification of lands • prepare community land plans of management in consultation with community • prepare operational plans and consider within the management planning process • seek funding from government through grants and developers through developer contributions 	<ul style="list-style-type: none"> • community are aware of works programs • active and healthy community
<p><i>C9 - Providing a range of housing opportunities to meet the diverse needs of the community.</i></p>	<ul style="list-style-type: none"> • provide for higher density development around transport and central business nodes • identify sites for potential seniors living with easy access to services and facilities • investigate the need for a community committee to facilitate the provision of aged care facilities and establish if need is demonstrated • allow for a mixture of housing types in the comprehensive Lithgow Local Environmental Plan and development control plans • identify and protect land for future urban development including senior living in the Land Use Strategy and comprehensive Lithgow Local Environmental Plan • encourage adaptable and affordable housing in medium density development 	<ul style="list-style-type: none"> • a choice in housing and land • providing life long housing
<p><i>C10 - Facilitating a safe community.</i></p>	<ul style="list-style-type: none"> • prepare a crime prevention plan • seek funding to implement the crime prevention plan • continue to participate in the Police Action Community Team • maintain the CCTV monitoring program in the Lithgow Central Business District • incorporate crime prevention design principles in development control plans and the design/upgrade of public places 	<ul style="list-style-type: none"> • obtain funding for actions • partnerships between Council and the Police • better designed public places for safety



3.2 TRANSPORT

Providing a choice of effective public and private transport options for those who live, work and visit our community.

Strategies	Actions	Results
<i>T1 - Providing road infrastructure which meets the needs of residents.</i>	<ul style="list-style-type: none"> prepare operational plans and consider in the management plan process lobby governments seek funding from government through contracts/grants and developers through developer contributions form alliances/partnerships with other councils 	<ul style="list-style-type: none"> community know of proposed road works governments are more aware of road issues in the LGA cost sharing
<i>T2 - Continuing to lobby for improved access to and from Sydney over the Bells Line Expressway.</i>	<ul style="list-style-type: none"> support the Bells Line & M2 Extension maintain Council's membership on the Bells Line Expressway Group 	<ul style="list-style-type: none"> voice for the community improved access to and from Sydney for the LGA and the Central West
<i>T3 - Promoting equitable access to public transport.</i>	<ul style="list-style-type: none"> representation of Council on the Transport Working Party lobby governments making urban areas easier to access by public transport 	<ul style="list-style-type: none"> voice for the community maximise access to public transport
<i>T4 - Maximising the number of passenger train services terminating at Lithgow and provide a fast train service.</i>	<ul style="list-style-type: none"> lobby the State Government 	<ul style="list-style-type: none"> improvement of current levels of service
<i>T5 - Improving and expanding the pedestrian and bicycle network.</i>	<ul style="list-style-type: none"> seek funding and prepare a pedestrian access and mobility plan and consider in operational and management plan processes incorporate path and cycle ways in master plans for future development areas and requirements in development control plans seek funding from government through grants and developers through developer contributions 	<ul style="list-style-type: none"> easy and safe access enhanced recreational facilities opportunity to improve health more people riding and walking cost sharing



3.3 EMPLOYMENT

Developing and embracing diverse job opportunities for all ages and abilities.		
Strategies	Actions	Results
<i>E/11 - Planning for a diversified economy which supports local employment.</i>	<ul style="list-style-type: none"> • prepare an economic development strategy • use results to inform the comprehensive Lithgow Local Environmental Plan • consider employment of an economic development officer • partner with business, industry and government including the Lithgow Business Association • support the Bells Line and M2 Extension • seek funding from governments 	<ul style="list-style-type: none"> • understanding the current situation • planning resources • employment opportunities
<i>E/12 - Encouraging local employment opportunities for the community.</i>	<ul style="list-style-type: none"> • identify skills shortages in conjunction with the Lithgow Business Association • align employment opportunities with the skills required • encourage the establishment of post secondary school training facilities in the LGA • promote to stakeholders and organisations local employees of all ages and abilities • lobby governments 	<ul style="list-style-type: none"> • reduces the skills shortage • retain population • on-the-job training
<i>E/13 - Protecting the economic assets.</i>	<ul style="list-style-type: none"> • identify and protect known mineral deposits, forestry resources, electricity generation sites, environment protection licence sites and agricultural land in the comprehensive Lithgow Local Environmental Plan • provide adequate buffers areas to mineral deposits, forestry resources and electricity generation sites in the comprehensive Lithgow Local Environmental Plan and/or development control plans • use the findings of the Central West Rural Lands Panel to plan for agriculture in the comprehensive Lithgow Local Environmental Plan 	<ul style="list-style-type: none"> • employment and spending • separation of potentially conflicting land uses • community participation in decision process



	<ul style="list-style-type: none"> consult with the community on the management of rural lands following the review of the Central West Rural Land Use Panel's findings through the Land Use Strategy 	
<i>E/14 - Providing employment generation lands</i>	<ul style="list-style-type: none"> finalise the draft Marrangaroo Local Environmental Study by completing investigations into the categorisation of watercourses, flooding, contamination, gas pipeline, stormwater and water supply determine the future use of the Minerals Processing Park continue to participate in government taskforces relating to economic development identify employment generation lands in the Land Use Strategy and comprehensive Lithgow Local Environmental Plan provide adequate buffer zones and design requirements in the comprehensive Lithgow Local Environmental Plan and/or development control plans 	<ul style="list-style-type: none"> provision of suitable land
<i>E/15 - Promoting retailing opportunities in the LGA.</i>	<ul style="list-style-type: none"> prepare a retail strategy use results of the retail strategy to inform the comprehensive Lithgow Local Environmental Plan 	<ul style="list-style-type: none"> understanding the current situation planning resources employment opportunities
<i>E/16 - Developing our natural and cultural assets for the tourism market.</i>	<ul style="list-style-type: none"> fostering partnerships between services providers, the community and government continuing to develop cross LGA boundary tourism opportunities strengthen brand identity continue to establish tourist drives provide indigenous experiences in consultation with the indigenous community 	<ul style="list-style-type: none"> employment opportunities increased visitor engagement



3.4 HERITAGE

Celebrating, protecting and sustaining our unique industrial and natural heritage, its cultural landscapes and its built heritage.

Strategies	Actions	Results
<p><i>HR1 - Identifying, preserving, improving and promoting the LGA's indigenous and non indigenous built and natural heritage.</i></p>	<ul style="list-style-type: none"> • review and/or complete heritage studies • identify heritage items of local significance for listing in the comprehensive Lithgow Local Environmental Plan • inform owners of potential heritage items • protect the Hartley Historic Site in the comprehensive Lithgow Local Environmental Plan • consult local indigenous groups on indigenous heritage matters • incorporate heritage controls into the comprehensive Lithgow Local Environmental Plan and development controls plan(s) • provide guidance in restoring and preserving heritage items • develop criteria for the John Wellings Heritage Award 	<ul style="list-style-type: none"> • preserved heritage items • information on how to restore and preserve heritage items • recognition of learning excellence

3.5 EDUCATION

Progressing to a “learning city of excellence” with a broad range of formal and non-formal education services.

Strategies	Actions	Results
<p><i>ED1 - Encouraging and supporting a university presence in the Learning City that aligns with our needs for skilled workers.</i></p>	<ul style="list-style-type: none"> • promote to stakeholders and organisations • lobby government and universities • determine Council assistance • investigate local scholarships 	<ul style="list-style-type: none"> • reduces the skills shortage of targeted professionals • retain young people in the LGA • less travel time and expenses for students • provide learning on-the-job opportunities • contributes to the local economy



<p><i>ED2 - Enhancing the Learning City by providing learning opportunities which meet the needs of the community.</i></p>	<ul style="list-style-type: none"> • lobby and partner with learning providers • ascertain community learning needs • encouragement of life-long learning • support community learning programs and events • develop and promote the Lithgow Library Learning Centre as the hub of community learning • truancy reduction programs • provide annual donations to schools for award presentations 	<ul style="list-style-type: none"> • provision of choice • increased community involvement • increase knowledge and skills in the community
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3.6 HEALTH

<p>Creating a healthy community providing opportunities and facilities for a healthy lifestyle.</p>		
<p>Strategies</p>	<p>Actions</p>	<p>Results</p>
<p><i>H1 - Providing health services which meet the needs of the community.</i></p>	<ul style="list-style-type: none"> • determine adequacy of health services in light of the local profile and population modeling • facilitate improved access to the Lithgow Health Service through public transport and pedestrian access • lobby government and other stakeholders 	<ul style="list-style-type: none"> • access to health services
<p><i>H2 - Developing partnerships with a range of stakeholders to facilitate healthy lifestyles.</i></p>	<ul style="list-style-type: none"> • form a community health committee • develop initiatives to promote a healthy lifestyle • seek funding from government through grants and developers through developer contributions 	<ul style="list-style-type: none"> • a healthier community
<p><i>H3 - Providing safe drinking water.</i></p>	<ul style="list-style-type: none"> • prepare operational plans and consider in the management plan process • protect the Farmers Creek Catchment Area in the comprehensive Lithgow Local Environmental Plan • a position on water fluoridation be determined 	<ul style="list-style-type: none"> • access to safe drinking water within the reticulation system



3.7 ENVIRONMENT

Balancing, protecting and enhancing our diverse environmental elements, both natural and built, for the enjoyment and support of both current and future generations.

Strategies	Actions	Results
<i>E1 - Improving local air quality.</i>	<ul style="list-style-type: none"> review the solid fuel strategy review the eligibility criteria for the alternate fuel rebate and provide the rebate promote alternative heating sources to coal and wood heaters provide education material on the correct operation of solid fuel heaters lobbying for the extension of natural gas to Portland continue participation in the Cities for Climate Protection Program undertake energy audits of Council buildings and consider recommendations in the management plan process 	<ul style="list-style-type: none"> cleaner air better health
<i>E2 - Identifying and protecting the Department of Environment and Climate Change Estates.</i>	<ul style="list-style-type: none"> protect the DECC estate in the comprehensive Lithgow Local Environmental Plan through zoning permit development without consent only where authorised under the <i>National Parks and Wildlife Act 1974</i> provide buffers and/or prohibit conflicting land uses from neighbouring DECC estate 	<ul style="list-style-type: none"> protection of biodiversity avoiding conflicting landuses
<i>E3 - Protecting and enhancing biodiversity through consultation and development of partnerships.</i>	<ul style="list-style-type: none"> identify biodiversity values in the Land Use Strategy and use the comprehensive Lithgow Local Environmental Plan to protect agreed areas of high biodiversity value through zoning integrate bushland management with development control consider development of a biodiversity strategy promote improvements to degraded lands and abandoned or disused industrial sites partner with government, authorities and the community 	<ul style="list-style-type: none"> preservation of living things planning resource



	<ul style="list-style-type: none"> • seek funding from government through grants and developers through developer contributions • identify Council's responsibilities detailed in recovery plans and priority action statements and incorporate in operational plans and consider in the management plan process 	
<p><i>E4 - Ensuring Council land is suitable for its intended use.</i></p>	<ul style="list-style-type: none"> • a contamination report must be prepared on any land which is to be dedicated to Council to prove that it is suitable for its intended use • any land which Council is developing must be proven to be suitable for its intended use through contamination assessment 	<ul style="list-style-type: none"> • land safe for its use
<p><i>E5 - Implementing the waste management hierarchy of avoidance, reuse, recycle and dispose.</i></p>	<ul style="list-style-type: none"> • review Council's waste management strategy • focus education on avoiding, reusing and recycling waste • construct and operate Blackmans Flat waste management facility • prepare and implement closure plans for existing landfills • explore potential waste services opportunities within the Central Tablelands Alliance • consult the community on the next garbage and recycling contract to identify needs • prepare and implement a communication strategy for changes to waste facilities and services • identify opportunities to recycle commercial products and services • prepare operational plans and consider in management plan process 	<ul style="list-style-type: none"> • less waste to landfill
<p><i>E6 - Protecting and improving our water quality.</i></p>	<ul style="list-style-type: none"> • facilitating the protection of waterways in the comprehensive Lithgow Local Environmental Plan with tools such as buffers in accordance with community values • consult with government departments during the preparation of the Land Use Strategy and comprehensive Lithgow Local Environmental Plan 	<ul style="list-style-type: none"> • cleaner water • cost sharing



	<ul style="list-style-type: none"> • protecting waterways through education and enforcement • seeking funding and supporting riparian rehabilitation projects • complete the review and implement the On-site Sewage Management Strategy • develop operational plans and consider in management plan process • review and implement the Stormwater Management Plan 	
<p><i>E7 - Improving our sewage infrastructure.</i></p>	<ul style="list-style-type: none"> • complete the stage 2 upgrade for the Lithgow Sewage Treatment Plant • conduct a feasibility study into a combined sewage treatment plant for Wallerawang and Portland • consider the outcome of the feasibility study into Wallerawang and Portland combined sewage treatment plant and either construct a new plant or upgrade the individual plants • assess and implement effluent reuse projects • prepare operational plans and consider in management plan process • continue to implement the trade waste program • identify and disconnect illegal stormwater connections • seek funding from government through grants and developers through developer contributions 	<ul style="list-style-type: none"> • cleaner water • less reliance on the drinking water system • cost sharing
<p><i>E8 - Securing the community access to water.</i></p>	<ul style="list-style-type: none"> • investigate alternative options to provide drinking water supplies • finalise the integrated water cycle management plan and strategy • review the drought management plan • promote and implement water reuse schemes • implement water saving programs • provide education on water conservation techniques 	<ul style="list-style-type: none"> • more water • cleaner water • better health



	<ul style="list-style-type: none"> incorporate water sensitive urban design principles in the comprehensive Lithgow Local Environmental Plan and/or development control plans review the minimum water storage capacity requirements for dwellings not accessing a reticulated water supply seek funding from governments develop operational plans and consider in management plan process 	
<p><i>E9 - Fulfilling responsibilities under the Drinking Water Catchment Regional Environmental Plan No. 1.</i></p>	<ul style="list-style-type: none"> Sydney Catchment Authority complete the strategic land and water capability assessment consider the outcomes of the strategic land and water capability assessment in the preparation of the Land Use Strategy and comprehensive Lithgow Local Environmental Plan seek funding from the Sydney Catchment Authority to prepare the comprehensive Lithgow Local Environmental Plan and assess development applications under the REP No. 1 	<ul style="list-style-type: none"> legal responsibilities fulfilled cost sharing not cost shifting

3.8 ARTS & CULTURE

Supporting, celebrating and expanding a diversity of cultural and creative adventures that explore and discover the richness in our society.

Strategies	Actions	Results
<p><i>A/C1 - Preparing and implementing a cultural plan.</i></p>	<ul style="list-style-type: none"> determine and prioritise the cultural needs of the community celebrate the cultural heritage of the LGA develop relationships with cultural organisations encourage community involvement in cultural activities and use of facilities consider support of cultural activities and organisations in accordance with the procedure in the management plan process 	<ul style="list-style-type: none"> provision of new or enhanced activities, facilities and resources the community celebrating events access to knowledge and skills of cultural professionals delivery of activities and facilities for the enjoyment of the community



3.9 YOUTH

Providing suitable entertainment and recreational facilities; education and employment opportunities and lifestyle choices for our valuable community of young people.		
Strategies	Actions	Results
<p><i>Y1 - Improving the quality of life of the LGA's youth.</i></p>	<ul style="list-style-type: none"> involve youth and families in planning of activities and facilities support and enhance the Lithgow Youth Council lobby government for youth services support youth activities, including youth week investigate the need for a youth provider services network continue to provide the homework centre at the Lithgow Library Learning Centre continue to provide facilities to promote better health 	<ul style="list-style-type: none"> providing a voice for youth

3.10 GROWTH

Providing for sustainable and planned growth, while enhancing the existing rural and village identity.		
Strategies	Actions	Results
<p><i>G1 - Planning for an annual growth rate of 1 to 2% for the LGA.</i></p>	<ul style="list-style-type: none"> monitor growth rates annually establish a more detailed population growth model identify and assess the needs of the community to accommodate growth through the population model 	<ul style="list-style-type: none"> planning resource achievement of community target
<p><i>G2 - Planning growth in the towns and villages, followed by rural residential areas.</i></p>	<ul style="list-style-type: none"> identify and allocate sufficient lands within the Land Use Strategy and comprehensive Lithgow Local Environmental Plan to support growth provide infrastructure to support growth lobby government 	<ul style="list-style-type: none"> planning resource providing a variety of land and services cost sharing



	<ul style="list-style-type: none"> • seek funding from government through grants and developers through developer contributions 	
<p><i>G3 - Facilitating the sustainable planning of land through assessment criteria.</i></p>	<ul style="list-style-type: none"> • develop and apply criteria to assess any new areas proposed for residential, commercial, employment generation and rural lifestyle development 	<ul style="list-style-type: none"> • planning resource • upfront assessment criteria
<p><i>G4 - Providing residential land to cater for future growth.</i></p>	<ul style="list-style-type: none"> • Sydney Catchment Authority complete the strategic land and water compatibility assessment and consider in the preparation of the Land Use Strategy and comprehensive Lithgow Local Environmental Plan • assess the existing residential and future urban areas in Lithgow, Portland and Wallerawang, the residential component of Marrangaroo Structure Plan and the rezoning requests against the urban land assessment criteria and consider the strategic land and water capability assessment for the drinking water catchment during the preparation of Land Use Strategy and the comprehensive Lithgow Local Environmental Plan • prepare a Draft Land Use Strategy and consult with the community • review the boundaries of the villages in the Land Use Strategy and comprehensive Lithgow Local Environmental Plan • finalise the draft Marrangaroo Local Environmental Study by completing investigations into the categorisation of watercourses, flooding, contamination, gas pipeline, stormwater and water supply • identify strategic lands for future residential use beyond the life of this Plan • develop a staged land release program • consult with landowners of sites identified in the draft comprehensive Lithgow Local Environmental Plan to accommodate growth in order to inform a staged release program 	<ul style="list-style-type: none"> • housing choice • locating development near settlement and infrastructure • working with the community and land owners • planning resource



	<ul style="list-style-type: none"> prepare a land and development monitor to track land release, take up and development activity 	
<p><i>G5 - Providing for rural living in an appropriate development form that will minimise its impact and maximise the concentration of population in around existing town centres and village.</i></p>	<ul style="list-style-type: none"> Sydney Catchment Authority complete the strategic land and water compatibility assessment and consider in the preparation of the Land Use Strategy and comprehensive Lithgow Local Environmental Plan consider the findings of the Central West Rural Lands Panel in the preparation of the Land Use Strategy and comprehensive Lithgow Local Environmental Plan prepare a Draft Land Use Strategy and consult with the community locate rural living opportunities away from incompatible land uses 	<ul style="list-style-type: none"> choice of land community part of decision reduce potential conflict
<p><i>G6 - Providing infrastructure for growth.</i></p>	<ul style="list-style-type: none"> prepare master plans assessing implications and prepare plan to accommodate seek funding from developers through developer contributions incorporate water sensitive urban design principles and standards in the comprehensive Lithgow Local Environmental Plan and/or development control plans actions identified under the strategy <i>Securing the community access to water.</i> 	<ul style="list-style-type: none"> cost sharing minimising environmental and economic impact



Community

4.1 VISION STATEMENT

We retain, respect and strengthen both our overall sense of community, and the unique linked communities of groups, rural areas, villages and towns that make up the Lithgow LGA.

4.2 KEY ISSUES

The issues identified from community and government consultation can be summarised by the following key issues:

- The changing population dynamics of the LGA with an emphasis on the rate of aging and the loss of young people.
- The planning of the LGA to retain the distinctive character of local areas and landscapes.
- A lack of community space and networks to facilitate community cohesiveness within each community.
- A need to provide a variety of recreational facilities suitable for all ages and connect points of destination within towns and villages.
- The need to improve the recreation, natural and urban areas for the benefit of residents and visitors.
- The management of community lands.
- The need to provide a choice in housing including seniors living and affordable housing.
- The provision of community and utility services in the LGA.
- The need to facilitate a safe community.

4.3 STRATEGIES

This section examines how to action the community vision and key issues.



4.3.1 THE POPULATION & ITS NEEDS

Objective

To ascertain current population statistics for the community.

To plan for the needs of the community.

The 2001 Census is the main population information utilised in the preparation of this Strategic Plan. However, it is acknowledged that there are limitations in using this data as it does not include the population which reside in the former Evans and Rylstone Shires and is also at the end of its lifespan with the most recent Census survey being conducted in 2006.

The Census data for the former Lithgow Local Government Area reveals that the area has a slightly older than average population which is aging at a relatively fast rate compared with New South Wales. Also, there are proportionately fewer young people aged 15 to 24 living in the area compared with New South Wales. Issues associated with these trends have been identified during consultation in conjunction with the needs of the population. These issues and needs are further explored and strategies proposed within this section under other headings and also in the remaining sections of this Strategic Plan. However, any subsequent strategies will be undertaken as part of the following strategy.

It should also be noted that the Social Plan 2006-2011 and the Management Plan 2007/08 – 2009/10 propose a review of the population profiles of the Social Plan in light of the Census 2006 data by June 2008. Therefore, the above information will be superseded and the Census 2006 data used in any population modelling action.

Strategy

C1 Modelling the population and assessing its needs.

4.3.2 ENHANCING THE LOOK & CHARACTER OF THE LGA

Objective

To enhance the look and character of the towns, villages and rural areas.

The LGA is characterised by towns, villages and rural communities set within a rugged landscape of steeply vegetated hills, valleys, watercourses, sandstone escarpments and grazing activities. These areas were developed in response to early industrial and transport growth and each have a unique



character which contributes to the overall identity of the LGA. The retention of this character has been identified by the community.

The draft City of Lithgow Heritage Study has identified areas and landscapes to be conserved because of their local significance or high conservation value. An assessment of these areas is part of the strategy and is detailed in the heritage section of this Plan.

The planning of the LGA in terms of land use provides an opportunity to facilitate the delivery of the objective through its various tools such as local environmental plans and development control plans. The LGA is currently governed by environmental planning instruments from the former Lithgow Local Government Area and the Evans and Rylstone Shires. Council is currently in the process of repealing and incorporating the Evans Shire environmental planning instruments into the Lithgow LEP 1994. The Department of Planning has advised Council that a comprehensive Local Environmental Plan for the LGA using the Standard Instrument (Local Environmental Plans) Order 2006 must be prepared by April 2009. A Land Use Strategy will be prepared in 2007/08 to inform the preparation of the comprehensive Local Environmental Plan.

In addition, Council must comply with the new requirements for development control plans by April 2009. These requirements mean that for any 1 parcel of land within the LGA it must only be governed by 1 development control plan.

The community has in the past identified and/or supported the need for development controls to be imposed on activities such as restricted and sex premises and alternative energy sources. Council has actioned the restricted and sex premises activities through the development of policy and an amending Local Environmental Plan. In relation to alternative energy sources, Council still awaits the additional information from the Heritage Council. Therefore, it is appropriate that the Land Use Strategy and comprehensive Lithgow Local Environmental Plan and any new development control plans confirm these issues and/or make recommendations.

Also the need to improve the recreation, natural and urban areas for the benefit of residents and tourists has been raised. This issue is dealt with throughout the Plan, however, in relation to the urban environment a strategy is proposed in this section.

Strategy

C2 Protecting and enhancing areas of unique qualities and character.



4.3.3 PROVIDING COMMUNITY & UTILITY SERVICES

Objective

To identify the needs of the community for social and utility services.

There is a range of social services and facilities within the LGA and a considerable network of partnering and good will between community stakeholders. These strengths have contributed to community resilience in the face of challenges. However, issues of provision and equitable access to social services have been identified as an issue. It should be noted that the provision of social services is a responsibility of the entire community and will require a coordinated and long term approach.

In addition, the provision of basic telecommunication services, gas and electricity to some communities in the LGA was raised as an issue. It is recognised that utility services are an essential component of our life and the provision of services are more likely to be provided closer to towns and villages. Therefore, Council's role in this issue will focus more on the location and growth of settlements and lobbying of providers and government.

Strategy

C3 Encouraging equitable access to services and facilities which meet the needs of the community.

4.3.4 RECREATIONAL ACTIVITIES & FACILITIES

Objective

To provide quality recreational opportunities which meet community needs.

Recent consultations undertaken by Council have identified the need for further opportunities to participate in recreational activities. Council already facilitates a range of recreational opportunities through the provision of parks, reserves, sporting fields, facilities and infrastructure such as pedestrian paths and cycle ways. These opportunities have the potential to create a healthier community. Also, the provision of parks and reserves contribute to the amenity of our towns and villages.

Strategies

C4 Determining and prioritising the recreational needs of the community and explore funding options.

C5 Encouraging community involvement in recreational activities and the use of facilities.



- C6 Providing support to community organisations to improve their ability to plan and deliver recreational activities.
- C7 Ensuring adequate open space is provided throughout towns and villages.
- C8 Improving the quality of open space and recreational facilities.

4.3.5 HOUSING CHOICE

Objective

To provide for a range of housing opportunities to meet the needs of the community.

A range of housing opportunities is required to meet the needs of the community, in particular, the aging population and the need to encourage adaptable housing and provide aged care facilities; the need to provide affordable housing to the proportion of the population who have been identified as being in 'housing stress'; and the need to cater for families and offer a choice of location and type of housing. Therefore, it is important to provide different types of housing for different households.

Strategy

- C9 Providing a range of housing opportunities to meet the diverse needs of the community.

4.3.6 A SAFE COMMUNITY

The need for residents to feel safe in the community was identified in the consultations for both the Social and Strategic Plans. Council already participates in the Police Action Community Team and has been developing a closed circuit television (CCTV) monitoring program in Main Street, Lithgow over a number of years. However, there are further opportunities for Council to incorporate crime prevention planning into its activities.

Strategy

- C10 Facilitating a safe community.



Transport

5.1 VISION STATEMENT

Providing a choice of effective public and private transport options for those who live, work and visit our community.

5.2 KEY ISSUES

The issues identified from community and government consultation can be summarised by the following key issues:

- The current condition of roads including the planning, funding and undertaking of maintenance and upgrading works.
- The need for rapid and unconstrained road access from Sydney over the Blue Mountains to Lithgow and the Central West.
- The use of Council roads by industry and the subsequent requirements for maintenance and upgrading works.
- The provision and equity in the provision of public transport throughout the LGA and between the Lithgow Central Business District and Lithgow Valley and Pottery Plazas.
- A reduction in the number of train services terminating at Lithgow and the need for a fast train service to and from Sydney.
- The need to connect points of destination by providing cycle ways and pedestrian paths.

The issues relating to the equal provision of public transport throughout the LGA and the need for accessible pedestrian paths and cycle ways were also supported by the focus group consultations for the Social Plan 2006-2011.

5.3 STRATEGIES

This section examines how to action the vision statement and key issues.



5.3.1 ROAD INFRASTRUCTURE

Objective

To achieve an integrated and safe road network that is economically, environmentally and socially sustainable.

To provide unconstrained freeway access between Lithgow and Sydney.

The road network within the LGA is a mixture of State Government and Council controlled roads. A major issue emerging from the community consultation was the condition of the road network and expectations for maintenance and upgrading works. The location of settlements, the current condition of the road network and financial resources are important factors which need to be considered in any operational and management plans and when planning for the development of future settlements.

Access to and from Sydney is regarded as an issue for the future development of the LGA and the Central West. Currently, the Great Western Highway and Bells Line of Road have steep grades, tight curves, limited overtaking opportunities and varying speed limits which constrain the growth of both passenger and freight transport to the Central West (Western Research Institute, 2005). Council supports the Bells Line and M2 Extension and views the proposal as an opportunity to grow the local economy and improve road safety.

Strategies

- T1 Providing road infrastructure which meets the needs of residents.
- T2 Continuing to lobby for improved access to and from Sydney over the Bells Line Expressway.

5.3.2 PUBLIC TRANSPORT

Objective

To improve the availability of public transport in the LGA.

To provide faster train access between Lithgow and Sydney.

The provision of and equitable access to public transport has been identified as an issue throughout the LGA in both the strategic and social planning consultations. Some of the main concerns raised have included the lack of after hours and weekend transport to and from the Lithgow Health Service; and the frequency and non school bus transport into Lithgow from various outlying areas of the LGA. Also highlighted was the lack of a shuttle bus service between the Lithgow Central Business District and the Lithgow Valley and Pottery Plazas. To address these issues Council has in the past undertaken a lobbying role and it is proposed to continue this role on behalf of the community.



There are 2 railway lines functioning in the LGA, being the Great Western and the Wallerawang-Gwabegar lines. Concern has been expressed regarding the reduction in the number of passenger train services terminating at Lithgow from Sydney and subsequently this is perceived as a loss of service and does not make the best use of the existing rail/bus interchange infrastructure in Lithgow. Furthermore, the issue of a fast train to and from Sydney has also been raised.

Lithgow being located at the gateway to both Sydney and the Central West presents an opportunity for promotion and further development, however, the provision of passenger rail services is an integral part of any future success.

Strategies

- T3 Promoting equitable access to public transport.
- T4 Maximising the number of passenger train services terminating at Lithgow and provide a fast train service.

5.3.3 PEDESTRIAN PATHS & CYCLEWAYS

Objective

To provide safe and accessible pedestrian and bicycle infrastructure.

Pedestrian path and cycle ways are a realistic transport option if they adequately connect points of destination. Pathways must also cater for the aged and people with disabilities. The existing path and cycle way infrastructure is generally concentrated in the towns of greatest population where demand is highest.

Strategy

- T5 Improving and expanding the pedestrian and bicycle network.



Employment

6.1 VISION STATEMENT

Developing and embracing diverse job opportunities for all ages and abilities.

6.2 KEY ISSUES

The issues identified from community and government consultation can be summarised by the following key issues:

- Protecting resources and maximising opportunities for sustainable growth of existing industries.
- Diversifying the economic base of the LGA to provide increased opportunities for employment.
- Overcoming a lack of employment generation land by planning, providing for and locating development on land capable and suitable for its purpose.
- Developing the tourism potential of the LGA.
- The absence of an economic development strategy.
- Minimising land use conflict through well planned development.
- Strengthening the Lithgow Central Business District as the primary centre and reinvigorating Portland and Wallerawang Central Business Districts as secondary centres.
- Attracting clean green industries to the LGA.
- Protecting agricultural land from conflicting and competing land uses, particularly residential land use.

6.3 STRATEGIES

This section examines how to action the community vision and key issues.



6.3.1 EMPLOYMENT THROUGH ECONOMIC DEVELOPMENT

Objective

To create employment opportunities through economic development in the LGA.

The Census time series statistics between 1991 and 2001 identify changing trends in employment sectors in the LGA. Once known for its workforce of miners and manufacturers, it is the workers of the retail trade and health and community services sectors which have been increasing. However, it is noted that these statistics have limitations as the 2006 Census results are due to be released later this year.

A concern from community consultation was the loss of young people from the LGA. The provision of employment and training opportunities for young people was seen as a way of reversing this trend and is also discussed in the education and youth section of this Plan. In addition, employment of persons with disabilities was an issue identified in both the strategic and social planning consultations.

The lack of a framework to foster economic development is an issue which if created can explore a perceived need of the community to diversify the economy and attract clean and green industries.

Strategy

E/11 Planning for a diversified economy which supports local employment.

E/12 Encouraging local employment opportunities for the community.

6.3.2 ECONOMIC ASSETS

Objective

To enhance employment opportunities through the protection of the LGA's economic assets.

The economic base of the LGA has long been characterised by mining and manufacturing, however, the Census time series from 1991 to 2001 says that this is changing. Nevertheless, the economic assets need to be protected and some are discussed in the following.

6.3.2.1. MINERAL RESOURCES

The LGA contains a range of important known and potential energy and industrial mineral resources, including coal, coal seam gas and sand resources in the eastern portion of the LGA and limestone and related industrial mineral resources in the northeast and west. Metallic minerals (gold, copper and base metals) are also present within the western portion of the LGA.



Planning to protect these resources and regionally significant identified minerals is required in the comprehensive Lithgow Local Environmental Plan by a Ministerial Direction.

Currently coal mining activities are located in Rural (General) zones under the Lithgow LEP 1994. These provisions do not include any requirements for the separation of potentially conflicting land uses such as rural residential development.

A large local industry related to the coal resources is the LGA's, Mt Piper and Wallerawang Power Stations. These facilities are critical infrastructure producing electricity for the national grid and should be protected from potential conflicting landuses.

6.3.2.2. FORESTRY

Forests NSW have advised that the Central Tablelands, incorporating the LGA, hosts a timber industry with \$525 million in output, \$226 million in gross regional product, \$91 million in household income and almost 2,000 full-time equivalent jobs. The forests are not only a source of timber but provides for a range of recreational vehicle activities and also some forests in the LGA are located above coal mining activities. The State Forests at Newnes, Sunny Corner, Ben Bullen and Jenolan are in the top 20 most visited State Forests in New South Wales.

The Lithgow LEP 1994 provides for a Forestry zoning, but does not include any provision relating to separation of potentially conflicting land uses such as rural residential development or agriculture.

6.3.2.3. AGRICULTURE

Agriculture is a contributor to the local economy but not the extent of other surrounding regions. Land in the LGA currently zoned which permits agricultural activities without development consent is largely fragmented with only a little more than half of it being capable of productive agriculture. The management of rural lands has been a major issue identified by both the community and government.

In response, the State Government recently established an independent inquiry into rural land use in the Central West by the Central West Rural Lands Panel to listen to the community and local councils. The Terms of Reference for the Central West Rural Lands Panel are:

- Establish the extent, value and location of agriculture in the Central West Region of New South Wales
- Identify the key land use planning threats to its ongoing viability
- Assess the net benefit of agricultural land uses in terms of economic, social and environmental benefits
- Advise on a preferred land use planning approach to ensure the continuation of agriculture, which takes into account social, economic and environmental factors.



The approach is to identify an appropriate mix of strategic, statutory and incentive based mechanisms

- Provide specific advice on establishing minimum lot sizes and/or subdivision constraints through Local Environmental Plans and the appropriateness of the Department of Primary Industries' methodology for determining minimum lot sizes, including the issue of off-farm income.

A stakeholder reference group has been established to support the Central West Rural Lands Panel. Council is represented on this stakeholder reference group. Also, the Central West Rural Lands Panel have conducted a series of public hearings throughout the Central West in April and May 2007.

The findings of the Central West Rural Lands Panel will fine tune our understanding of this complex issue and will assist in defining the future of agriculture for the comprehensive Lithgow Local Environmental Plan. It is recommended that following the Panel's deliberations, Council review this issue, prepare a Draft Land Use Strategy and consult with the community.

Strategies

E/13 *Protecting the economic assets.*

6.3.3 EMPLOYMENT GENERATION LAND

Objective

To identify land in the LGA suitable for employment generation.

Employment generation land in the Lithgow LEP 1994 is represented by an industrial zone. The location of industrial land in the LGA is historic, dispersed and substantially constrained. There is little land zoned for industrial development currently available, excluding the ADI site which is undergoing adaptive reuse but constrained by its location in a residential area.

The community has identified the need for a variety of employment generation land and Council supports this need. In general terms, the land needs to be located in clusters, serviced and have good access to arterial roads.

A 2004 industrial lands study by Newplan discounted most sites considered in that study with the exception of east Marrangaroo and a small parcel of land at the junction of the Great Western Highway and Barton Avenue, Wallerawang. Other potential sites have also been identified, for example, at Portland, the Former Cement Works site, Wallerawang, the Minerals Processing Park site and Marrangaroo as detailed in the Marrangaroo Structure Plan.

Further detailed assessment is required prior to making any recommendations for zoning in the Draft Land Use Strategy.



Strategy

E/14 Providing employment generation lands.

6.3.4 RETAIL

Objective

To promote retail opportunities in the Central Business Districts of Lithgow, Wallerawang and Portland.

The Central Business District of Lithgow should be the focus of retailing within the LGA. The Central Business Districts of Wallerawang and Portland and the Lithgow Valley and Pottery Plazas are secondary trading areas and should not place stress on the viability of the Lithgow Central Business District.

Shop vacancies have been identified in all areas which would indicate an oversupply of floorspace, however, Baker in 2006 assessed an undersupply of floorspace in the household, personal and recreational categories. Furthermore, Baker (2006) identified the loss of expenditure to outside of the LGA. These issues and ways of improving current retailing in the LGA need to be studied further.

Improvements to the central business districts such as improving the look, parking and traffic movement were identified in community consultation and are addressed in the strategy below as well as the strategy relating to the enhancement of areas in the community section of this Plan.

Strategy

E/15 Promoting retailing opportunities in the LGA

6.3.5 TOURISM

Objective

To build a sound and diversified tourism sector based on the natural and cultural assets of the LGA.

The LGA is rich in natural and cultural assets which provide opportunities to develop tourism markets and create local employment. The value of these assets is demonstrated by the willingness of the Emirates Group to establish their only 6 six star resort in Australia at Wolgan Valley in the LGA.

However, in order to succeed in developing tourism markets, cooperation between service providers, the community and government is required. Council has already established partnerships with other councils promoting tourism in general and the establishment and marketing of tourist drives.



Strategy

E/16 Developing our natural and cultural assets for the tourism market.



Heritage

7.1 VISION STATEMENT

Celebrating, protecting and sustaining our unique industrial and natural heritage, its cultural landscapes and its built heritage.

7.2 KEY ISSUES

The issues identified from the studies and community/government consultation can be summarised by the following key issues:

- The protection and conservation of indigenous and non-indigenous heritage areas, items and landscapes within the LGA.
- The planning needs and the surrounding locality of the Hartley Historic Village.

7.3 STRATEGIES

This section examines how to action the vision statement and key issues.

7.3.1 LOCAL HERITAGE

Objective

To acknowledge, embrace, protect and conserve the wealth of heritage in the LGA.

To promote and celebrate the LGA's heritage.

There are currently 98 heritage items of local significance that are identified in the Lithgow LEP 1994 and the Rylstone LEP 1996. Indigenous heritage sites and features have been identified in the Aboriginal Heritage Information Management System. Also the draft City of Lithgow Heritage Study, the Evans Shire Heritage Study and the Rylstone Community Heritage Study propose additional items considered to be of local significance and/or areas of high conservation value. These will need to be considered when preparing the Land Use Strategy and comprehensive Lithgow Local Environmental Plan.

In addition, the Lithgow LEP 1994 and Rylstone LEP 1996 contain heritage provisions and these will need reviewing in the preparation of the comprehensive Lithgow Local Environmental Plan to ensure compliance with statutory and best practice requirements.



The 3 heritage studies mentioned previously also contain numerous other recommendations regarding the management of heritage in the LGA. It is proposed to review these studies with priority being given to items, areas and provisions that should be considered in the preparation of the Land Use Strategy and comprehensive Lithgow Local Environmental Plan.

In February 2007, Council resolved to provide a John Wellings Heritage Award to a school student for historical research and heritage conservation.

7.3.2 HARTLEY HISTORIC SITE

Objective

To protect the Hartley Historic Site.

The Hartley Historic Site is of state heritage significance and is reserved as a historic site under the National Parks and Wildlife Act 1974. It is currently zoned 8 National Parks and Nature Reserves under the Lithgow LEP 1994. Also, the Site and surrounding lands are included in the Hartley Valley Landscape Conservation Area as defined by the National Trust which is recommended by the draft City of Lithgow Heritage Study to become an environmental protection zone for cultural landscapes. This Strategic Plan proposes that the draft City of Lithgow Heritage Study be reviewed and completed including parts of the former Evans and Rylstone Shires.

Strategies

HR1 Identifying, preserving, improving and promoting the LGA's indigenous and non indigenous built and natural heritage.



Education

8.1 VISION STATEMENT

Education – Progressing to a “learning city of excellence” with a broad range of formal and non-formal education services.

8.2 KEY ISSUES

The issues identified from community consultation can be summarised by the following key issues:

- A need to provide learning opportunities for young people in the LGA.
- Limited post secondary school educational facilities, including a reduction in the TAFE courses offered at the Lithgow Campus.

In addition, the focus group consultations for the Social Plan 2006-2011, identified the lack of learning opportunities in the LGA as a limitation and an issue which needed to be addressed for all ages.

Therefore, the Strategic Plan will address the need to provide a range of formal and non formal learning opportunities for all ages in the LGA.

8.3 STRATEGIES

This section examines how to action the vision statement and key issues.

8.3.1 LEARNING OPPORTUNITIES

Objective

To provide a range of formal and non formal learning opportunities in the LGA.

On 12 February 2001, Council declared Lithgow the First Learning City in New South Wales. The Learning City concept is about the promotion of lifelong learning whether it is a formal or non-formal pursuit and the development of partnerships with stakeholders. It is proposed that all learning strategies be developed under the Learning City banner.

The provision of lifelong learning opportunities is an issue which has existed for sometime within the community and one which community and government organisations have sort to address through a



range of activities. Lifelong learning also provides people with opportunities to obtain new skills and adapt to change.

Also, the loss of young people from the LGA is illustrated by the Census data and identified as an issue which concerns the community. The provision of learning opportunities for young people which focus on the workforce needs of the LGA will assist in keeping our young people in the LGA and providing a skilled workforce. These learning opportunities may involve the establishment of a university, building upon the existing TAFE campus and on the job training such as apprenticeships and traineeships. However, these learning opportunities should be available to all people.

Strategies

- ED1 Encouraging and supporting a university presence in the Learning City that aligns with our needs for skilled workers.
- ED2 Enhancing the Learning City by providing learning opportunities which meet the needs of the community.



Health

9.1 VISION STATEMENT

Creating a healthy community providing opportunities and facilities for a healthy lifestyle.

9.2 KEY ISSUES

The issues identified from community and government consultation can be summarised by the following key issues:

- The health of the community and its access to facilities and services.
- The impact of an aging population on health services and facilities.
- The investigation of potential impacts of pollutants from industrial developments on the health of the community.
- The quality of drinking water.
- Poorly regulated activities within the catchment of Farmers Creek Dam.
- The non fluoridation of the drinking water supply.
- A need to provide a variety of recreational opportunities and connect points of destination within towns and villages.

The older people focus group consultation for the Social Plan 2006-2011 also identified the need for the Lithgow Health Service to be accessible by foot across the Great Western Highway and by public transport late of an afternoon and on weekends.

9.3 STRATEGIES

This section examines how to action the community vision and key issues.



9.3.1 HEALTH STATUS, SERVICES & FACILITIES

Objective

To ascertain the health status of the community.

To improve the health and well being of the community.

The health statistics as reported in the draft Local Profile and presented at the Future Directions Forum at the Lithgow Health Service on 23 June, 2006 have instigated much community debate and Council has requested that the Sydney West Area Health Service (SWAHS) prepare a health profile of the LGA. The SWAHS has advised that a revised health profile is being prepared.

The health of an individual and community is determined by a range of factors some of which are fixed i.e. age and hereditary and others relate to broad factors such as lifestyle, environmental and working conditions and social and community influences. It is these broad conditions which are amenable to positive interventions by a range of stakeholders. Therefore, improving the health status of the community will require a coordinated and concerted long term effort from stakeholders including Council, SWAHS, other government and non government agencies, the business sector and the community. Council has taken a leading role in this process by indicating that it will be seeking interested parties to join a community health committee to develop actual activities which will improve the health of the community.

The LGA has an aging population with the size of the older population predicted to increase. Therefore, the potential impact on health services needs to be ascertained and planned for. During consultation, the community has already expressed concern about the capacity and long waiting lists for aged care facilities in the LGA.

The consultation has also identified a lack of incident based and respite care services and issues with pedestrian and public transport access to the Lithgow Health Service.

9.3.2 HEALTHY LIFESTYLE

The provision of recreational opportunities and pedestrian paths and cycle ways to link points of destination has been identified and is discussed in both the community and transport sections of the Plan. The provision of these opportunities and infrastructure can positively impact on the community's health. These are also actions which Council can directly contribute.

Strategies

- H1 Providing health services which meet the needs of the community.
- H2 Developing partnerships with a range of stakeholders to facilitate healthy lifestyles.



9.3.3 DRINKING WATER

Objective

To provide drinking water which complies with the Australian Drinking Water Guidelines.

The provision of safe drinking water i.e. water which complies with the Australian Drinking Water Guidelines is paramount to public health. Drinking water quality issues and activities which have the potential to affect drinking water quality have been identified. Council currently monitors the drinking water supplies as part of the NSW Health Drinking Water Monitoring Program. However, whilst a component of managing a drinking water supply, monitoring does not fulfil all components of a hazard analysis and risk assessment approach which is recommended in the Australian Drinking Water Guidelines.

In addition, there is scope under the Standard Instrument (Local Environmental Plans) Order 2006 to provide for the protection of the Farmers Creek Dam catchment through land use zoning in the comprehensive Lithgow Local Environmental Plan.

The status of fluoridation of Council's drinking water supply is a matter that requires determination.

Strategies

H3 Providing safe drinking water.

9.3.4 POTENTIAL INDUSTRIAL POLLUTANTS

Objective

To ensure that industrial pollutants do not adversely affect the health of the community.

The investigation of potential impacts of pollutants from industrial developments on the health of the community has been raised as an issue which needs to be addressed. The Environmental Planning and Assessment Act 1979 and the Protection of the Environment Operations Act 1997 set out a regime for the assessment of potential impacts from proposed development and the management of pollutants from approved developments. If Council is the consent authority or the appropriate regulatory authority, it must fulfil the responsibilities as defined in the aforementioned acts. However, if the State Government is the consent authority and/or appropriate regulatory body, then Council's role becomes a lobbying role. No strategies are proposed for this issue as the solution is defined through roles and responsibilities set out in legislation.



Environment

10.1 VISION STATEMENT

Balancing, protecting and enhancing our diverse environmental elements, both natural and built, for the enjoyment and support of both current and future generations.

10.2 KEY ISSUES

The issues identified from community and government consultation can be summarised by the following key issues:

- The protection and conservation of biodiversity including native/remnant vegetation, flora, fauna, national parks, reserves and other Department of Environment and Climate Change Estates.
- The protection and enhancement of water including the requirements of being located within the Sydney Drinking Water Catchment; State Government water quality objectives; the presence of blue green algae; wetlands, riparian corridors, groundwater ecosystems and effluent disposal.
- The management of contaminated lands in the LGA.
- Air quality issues relating to emissions from solid fuel heaters.
- The management of waste and recycling in the LGA, particularly in light of the future closure of current landfills and commencement of the Blackmans Flat Waste Management Facility.

10.3 STRATEGIES

This section examines how to action the vision statement and key issues.

10.3.1 AIR

Objective

To improve emissions from solid fuel heaters.

The nuisances associated with the use of coal and wood heaters in the towns and villages of the LGA has long been identified as an issue for the community. In response, Council has provided a rebate program for the replacement of coal heaters and in conjunction with the State Government periodic



rebate replacement programs for wood heaters. These programs have resulted in the replacement of just over 300 coal and 70 wood heaters in Lithgow, Wallerawang, Lidsdale and Portland.

Strategy

E1 Improving local air quality.

10.3.2 BIODIVERSITY

Objective

To protect the Department of Environment and Climate Change Estates.

The LGA has approximately 35.5% of land within the National Park, Wilderness and Reserves system, including the Wollemi, Gardens of Stone and Blue Mountains National Parks which are part of the Greater Blue Mountains Area inscribed on the World Heritage List.

Access to and management of these lands is the responsibility of the Department of Environment and Climate Change. The Department has identified the protection of these assets as an issue and also the incompatibility of adjoining rural residential development. There is provision in the Standard Instrument (Local Environmental Plans) Order 2006 to provide for the protection of the Department's Estates, however, all of the boundaries of the estates need to be identified.

Strategies

E2 Identifying and protecting the Department of Environment and Climate Change Estate.

Objective

To identify and enhance areas of high biodiversity within the LGA.

Biodiversity is all living things which exist in a certain area. For the purposes of the Strategic Plan, an area of high biodiversity value has been identified by mapping the following in the LGA:

- mapped vegetation communities (including remnant native vegetation and ecologically endangered communities) provided by the Hawkesbury Nepean Catchment Management Authority, Central West Catchment Management Authority, Department of Environment and Conservation and the Department of Natural Resources
- major tributaries and rivers also identified as "Key Fish Habitat" provided by the Department of Primary Industries - Fisheries
- land capability provided by the Department of Natural Resources being cliffs, lakes or swamps and other lands unsuitable for agricultural or pastoral production
- Department of Environment and Climate Change Estates.



However, the definition of this area of high biodiversity requires further work in the preparation of the Draft Land Use Strategy prior to considering ways to protect in the comprehensive Lithgow Local Environmental Plan.

Strategy

E3 Protecting and enhancing biodiversity through consultation and development of partnerships.

10.3.3 CONTAMINATED LAND

Objective

To manage land contamination in the LGA.

There are only 2 sites in the LGA which currently have Environment Protection Authority notices registered under the Contaminated Lands Management Act 1997. However, in light of the LGA's industrial heritage it is possible that there are many more potentially contaminated sites.

The issue of contamination in New South Wales is governed by legislation and a number of guidelines. When developing any land in the LGA, the history of land uses needs to be established and assessed to identify any potential past contaminating activities which then may or may not lead to further detailed investigations and possible remediation prior to the proposed use being permitted to be undertaken. This process is outlined in legislation and therefore the strategy proposed for this issue relates only to Council land.

Strategy

E4 Ensuring Council land is suitable for its intended use.

10.3.4 WASTE

Objective

To implement waste management best practice.

Council currently provides a mixture of kerbside and landfilling waste services throughout the LGA. The current landfills are nearing the end of their operational life and Council is in the process of developing a central waste management facility at Blackmans Flat. Following the commencement of operations at Blackmans Flat, the other landfills will close (if not already closed) in accordance with a closure plan. Council is currently reviewing its options in relation to additional waste management facilities such as transfer stations.

Also the current Garbage and Recycling Contract is due to expire in June 2009 which provides an opportunity to review the current kerbside waste removal services, explore options to improve the services by targeting the service to the needs of the community and improve the rate of recycling.



Therefore, changes in waste management facilities and services need to be communicated to residents.

Strategy

E5 Implementing the waste management hierarchy of avoidance, reuse, recycle and dispose.

10.3.5 WATER

Objective

To protect and improve water quality in the LGA.

The LGA is located within 3 main catchment areas being the Hawkesbury Nepean, Central West and Sydney Drinking Water Catchment. The water within these catchments is an important community resource as it provides habitat, drinking water, food and supports recreational activities, industry and employment amongst other things.

Local water quality can be impacted by pressures such as nutrients, weirs, sites of pollution or potential contamination, soil erosion, barriers to fish, condition of riparian vegetation and use of the water to name a few. These pressures can be managed through land use planning, environmental protection and enforcement and on the ground rehabilitation works. However, to manage the pressures adequately a coordinated approach is required which aligns the community's values for waterways with actions of the community and government.

In addition, there are 3 Council sewage treatment plants located in the LGA which discharge effluent into the waterways. A development application has been approved by Council for the stage 2 upgrade of the Lithgow Sewage Treatment Plant and Council is to commence a feasibility study to assess a combined Wallerawang/Portland Sewage Treatment Plant. Once upgraded and/or constructed, the new/upgraded plants will discharge an improved quality of effluent which will achieve the requirements of the Department of Environment and Climate Change and the Sydney Catchment Authority (only if the sewage treatment plant is located within the Sydney Drinking Water Catchment). Additional planning for the management of by-products and maintenance has also been initiated.

Another potential source of pollution of our waterways is the septic tank. There are approximately 3,000 systems located throughout the LGA on land which is not serviced by a reticulated sewage system. The regulation of these systems is the responsibility of Council with the assistance of the landowner. Council is currently reviewing its On-site Sewage Management Strategy and its program of activities is expected to commence in the near future.

Strategy

E6 Protecting and improving our water quality.

E7 Improving our sewage infrastructure.



Objective

To provide sufficient water to the community.

The reticulated drinking water supply in Lithgow is sourced from Farmers Creek Dam which is supplemented with water from the Clarence Transfer System. Whereas, reticulated drinking water in Marrangaroo, Wallerawang, Portland, Cullen Bullen and Glen Davis is supplied from the Fish River System. The current drought has brought attention to issues such as water restrictions, the capacities of current water supply systems, water conservation, alternative means of capturing water and water reuse schemes. Therefore, it is timely to complete Council's integrated water cycle management study and strategy.

Strategy

E8 Securing the community access to water.

Objective

To comply with the requirements of the Drinking Water Catchment Regional Environmental Plan No. 1.

The southeast of the LGA including Lithgow, Hartley and Wallerawang is located within the Sydney Drinking Water Catchment and is subject to the requirements of the Drinking Water Catchment Regional Environmental Plan No. 1 (REP No. 1). The REP No. 1 imposes requirements on Council when exercising a planning function within the catchment. The main requirements include:

- A draft environmental planning instrument (i.e local environmental plan) must ensure that the provisions of the instrument will enable and not prevent the achievement of the water quality objectives of the REP No. 1.
- When preparing a draft local environmental plan, Council must take into consideration any strategic land and water capability assessment prepared for the land by the Sydney Catchment Authority. If the Authority has not prepared such an assessment, the Council may prepare or approve an equivalent assessment to assist in the preparation of the local environmental plan.
- Any development proposed to be carried out must have a neutral or beneficial effect on water quality.

The Sydney Catchment Authority have advised that they are currently preparing a strategic land and water capability assessment for part of the LGA. Stage 1 strategic land and water capability assessment data is expected to be provided to Council in June/July 2007. However, the Sydney Catchment Authority have advised that it considers a substantial part of the LGA unsuitable for



intensification of land use as it would not be feasible to achieve a neutral or beneficial effect on water quality. These include lands characterised by steeper gradients on poor quality soils which are located on the edges of the drinking water catchment.

Strategies

E9 Fulfilling responsibilities under the Drinking Water Catchment Regional Environmental Plan No. 1.



Arts and Culture

11.1 VISION STATEMENT

Supporting, celebrating and expanding a diversity of cultural and creative adventures that explore and discover the richness in our society.

11.2 KEY ISSUES

The issues identified from community and government consultation can be summarised by the following key issues:

- A need to provide a variety of cultural facilities suitable for all ages.
- A lack of community space and networks to facilitate community cohesiveness within each community.

These issues, particularly the need for a variety of cultural facilities suitable for all ages were also strongly supported in the numerous focus group consultations undertaken by Council during the development of the Social Plan 2006-2011.

11.3 STRATEGIES

This section examines how to action the vision statement and key issues.

11.3.1 CULTURAL ACTIVITIES & FACILITIES

Objective

To provide quality cultural opportunities which meet community needs.

There are a variety of individuals and community organisations in the LGA that are involved in cultural activities particularly in relation to the performing and visual arts. Also, there are a number of facilities that are available to hold cultural events such as Eskbank House and the Union and Crystal Theatres. In addition, there are numerous small community halls throughout the LGA which serve as local meeting/function places. However, the community has identified the need for further opportunities to conduct and participate in a variety of cultural activities.



Strategy

A/C1 Preparing and implementing a cultural plan.



Youth

12.1 VISION STATEMENT

Providing suitable entertainment and recreational facilities; education and employment opportunities and lifestyle choices for our valuable community of young people.

12.2 KEY ISSUES

The issues identified from community and government consultation can be summarised by the following key issues:

- A need to provide employment and learning opportunities for young people in the LGA.
- A need to provide a variety of cultural and recreational facilities suitable for all ages. This need includes the provision of opportunities to disadvantaged communities to engage in these activities.

Furthermore, the youth focus group consultation for the Social Plan 2006-2011 identified the need to access affordable and appropriately advertised activities and facilities; the lack of weekend and after hours public transport; community safety and the need for better networking between youth services.

12.3 STRATEGIES

This section examines how to action the vision statement and key issues.

12.3.1 EMPLOYMENT & LEARNING OPPORTUNITIES

Objective

To provide a range of employment and learning opportunities for youth.

The provision of a range of employment and learning opportunities is seen as a necessity in order to keep our youth in the LGA and reverse the current declining population trends for the age group 20 to 24. This issue has been discussed and strategies provided in the sections relating to employment and education.

In addition, the Lithgow Library Learning Centre has a dedicated youth area and a homework centre which operates 2 days per week during the school term and is staffed by a qualified teacher.



12.3.2 CULTURAL & RECREATIONAL ACTIVITIES

Objective

To provide quality cultural and recreational opportunities which meet the needs of youth.

A lack of cultural and recreational opportunities for youth is part of a wider issue which has been identified for the entire community. This issue has been discussed and strategies provided in the sections relating to arts and culture and community. However, when providing cultural and recreational facilities for youth, it is important to consider:

- the availability of transport to and from the activity or facility
- building liveliness by providing a mix of uses but separating potentially conflicting activities
- involving youth in the planning and design process
- making places safer.

The issue of transport has been generically dealt with in the transport section of this Plan.

Strategies

Y1 Improving the quality of life of the LGA's youth.



Growth

13.1 VISION STATEMENT

Providing for sustainable and planned growth, while enhancing the existing rural and village identity.

13.2 KEY ISSUES

The issues identified from community and government consultation can be summarised by the following key issues:

- The overall sustainability of growth opportunities in the medium to longer terms.
- The changing needs of the community and demographic characteristics.
- The impact of population growth on the amenity and character of our towns, villages and rural areas.
- The housing needs of our community.
- The effective and efficient allocation of infrastructure, services and facilities to accommodate growth.
- The cost of growth on the wider community with no net community benefit.
- The impact of an expanding development footprint of the LGA and development pressures.
- The potential for growth to increase land use conflict.
- The need for a new urban areas capable of supporting a range of urban uses.

13.3 STRATEGIES

This section examines how to action the community vision and key issues.



13.3.1 POPULATION GROWTH & SETTLEMENT

Objective

To set a growth rate for the LGA with the community.

During Stage 2 consultation for the Strategic Plan in September 2006, community input was sought on setting a growth rate for the LGA. Three rates of growth were considered comprising the status quo of 0.5% per year, moderate at 1 to 2% per year and high being in excess of 2% per year. Of those who participated, 58.2% indicated that they preferred a moderate growth rate scenario, followed by 27.5% for the high growth rate scenario and 14.3% for the status quo rate scenario.

In addition, Councillors at a forum to consider strategic planning issues in April 2004 stated that they wished for the LGA to grow in population between 25,000 and 30,000 which equals approximately 1 to 2% annual growth to the year 2025.

The following table represents the changes to the LGA estimated population if growth occurred between 1% and 2%.

Year	1%	2%
2005	20,899	20,899
2010	21,962	23,073
2015	23,082	25,474
2020	24,259	28,125
2025	25,496	31,053

The 1 to 2% growth rate is a desire of those who participated in the consultations. They do not take into account any unexpected activities or change in values which may lead to an increase in population. Therefore, it is important for Council to revisit desired and actual growth rates on a regular basis to ensure that planning meets community expectations and sustains both current and future populations.

Strategy

G1 Planning for an annual growth rate of 1 to 2% for the LGA.



13.3.2 LOCATION OF GROWTH

Objective

To nominate areas for growth with the community.

Community input during Stage 2 consultation on the Strategic Plan was also sought on the location of growth and associated activities. The results indicated a preference for growth and activities to occur in existing towns and villages with some moderate growth to occur in the rural residential areas of the LGA.

Strategy

G2 Planning growth in the towns and villages, followed by rural residential areas.

13.3.3 CRITERIA FOR URBAN LAND

Objective

To establish criteria for the assessment of urban lands.

A draft set of criteria has been developed to guide the best location for residential, commercial and employment generation land based on environmental, social and economic considerations. As this criteria needs to be further refined and mapped for use in the preparation of the Land Use Strategy and comprehensive Lithgow Local Environmental Plan it has not been reproduced here. However, it will be provided in the Draft Land Use Strategy.

This criteria will be applied to any land under consideration for development as residential, commercial or employment generation land and reported in the Draft Land Use Strategy.

Strategy

G3 Facilitating the sustainable planning of land through assessment criteria.

13.3.4 RESIDENTIAL LAND FOR GROWTH

Objective

To identify adequate residential land to support future growth.

To plan for a maximum 2% growth in population it will be necessary to provide land to house up to an additional 10,154 persons by 2025. This would require up to 4,062 dwellings based on an average household size of 2.5.



All existing residential areas, future urban in Lithgow, Wallerawang and Portland and the residential component from the Marrangaroo Structure Plan have been assessed to determine the potential lot yield and subsequent population. The results are summarised in the following table:

Existing residential area availability			
Town	Area (approximate ha)	Potential Lot Yield	Estimated Population
Lithgow/Marrangaroo	256	2,048	5,120
Wallerawang	100	800	2,000
Portland	62	496	1,240
Existing future urban availability			
Lithgow	178	1,424	3,560
Wallerawang	150	1,201	3,003
Portland	113	904	2,260
Marrangaroo estimated residential availability			
Marrangaroo Study Area	170	1530	3,825
TOTAL	1,029	8,403	21,008

Note: This calculation is based on a standard lot yield of 8 lots per hectare for all lands except Marrangaroo which is 9 per hectare and an occupancy rate of 2.5 persons per dwelling.

The zoned villages of Capertee, Cullen Bullen, Lidsdale, Rydal and Tarana were also investigated. With the exception of Lidsdale, in these areas, the potential lot yields are dependent on the ability to provide on-site effluent disposal. Therefore, based on current holding patterns and sizes there is little to no residual capacity for any future growth of the existing village areas because of on-site effluent disposal requirements. Within Lidsdale there is currently 19.6ha of land that is underdeveloped. This, if made available for development, would provide for up to 157 lots or 393 persons.

In addition, 8 requests have been received from landowners wishing to rezone their lands to enable residential development. An assessment has been made of these requests in relation to demand and supply of which there is insufficient justification.

The supply analysis illustrates that there is plenty of potential residential land available for consideration during the preparation of the Land Use Strategy and comprehensive Lithgow Local Environmental Plan. It is recommended by this Plan that these lands be subjected to further assessment in light of the proposed urban land assessment criteria and the outcomes of the strategic land and water capability assessments currently being prepared by the Sydney Catchment Authority.

Strategy

G4 Providing residential land to cater for future growth.



13.3.5 CRITERIA FOR RURAL LIFESTYLE LAND

Objective

To establish criteria for the assessment of rural lifestyle lands.

To assist in identifying potential land for rural lifestyle development, draft criteria has been developed as a guide but needs to be further refined and mapped for use in the preparation of the Land Use Strategy and comprehensive Lithgow Local Environmental Plan and as such has not been provided here. However, it will be provided in the Draft Land Use Strategy.

This criteria will be applied to any land under consideration for rural lifestyle development and reported in the Land Use Strategy.

Strategy

G3 Facilitating the sustainable planning of land through assessment criteria.

13.3.6 RURAL LIFESTYLE FOR GROWTH

Objective

To identify adequate rural lifestyle land to support growth.

Rural lifestyle can be defined as the use of rural lands principally for residential purposes. The size of lots used for rural lifestyle varies, however, generally speaking, holding sizes range between 1 and 50 ha. Currently in the LGA, rural lifestyle opportunities are provided through planned rural residential estates zoned Rural (Small Holdings) or scattered rural small holdings zoned Rural (General). Over the past 5 years there has been a preference towards rural lifestyle opportunities representing approximately 50% of all dwelling applications.

The community indicated at the consultations during September 2006 that some moderate growth in rural residential areas is desirable. Therefore, all existing rural small holding areas of the LGA have been assessed with regard to future development capacity. In all but four locations (Clarence, Dargan, Wallerawang (Forest Ridge) and Tunnel Hill) of the zoned rural small holding areas there is residual development capacity, totalling some 700 lots.

The Marrangaroo Structure Plan has also identified the potential for approximately 194 large residential lots. However, these lots would be unique in that they would be fully serviced and located within 5 minutes from Lithgow.

Also, 18 requests have been received from landowners wishing to rezone their lands to enable rural residential development. Nine of these requests were for land in close proximity to existing rural small holdings zones near Portland, and three requests for lands around the Hartley area. It should be



noted that the Roads and Traffic Authority have stated that they will not support any zoning change to the north of the existing Hartley rural residential area or any extension of the Hartley rural residential zone along the Great Western Highway. An assessment at this stage has been made of these requests only in regards to demand and supply of which there is insufficient justification.

In relation to dispersed rural lifestyle opportunities there are currently 5,224 lots held in 1,559 holdings below 40 ha within the Rural (General) zoned areas of the LGA. Council is currently investigating the number of these lots/holdings that are currently vacant or which have dwelling entitlement and therefore available for development. Also currently a further 881 lots held in 586 holdings exist between 40 ha and 100 ha. Under the current planning provisions almost all of these lots would be eligible to obtain approval for a rural dwelling.

The preservation of existing entitlements to either subdivide or erect a dwelling on land under the current planning provisions has been raised as a significant issue by the community during consultations for this Plan. In a Councillor workshop held on 23 August 2006, a desire was expressed to preserve these existing entitlements. However, State Government have strongly recommended that Council address the trends of rural fragmentation and more effectively manage the pressure of rural settlement to achieve long term sustainability.

The issue of providing rural lifestyle opportunities is linked to the management of agricultural land and minimum lot sizes, all of which is expected to be influenced by the findings of the Central West Rural Lands Panel. Therefore, our understanding of this complex issue will be refined following the delivery of the Central West Rural Lands Panel's recommendations. Council will prepare a Draft Land Use Strategy and further consult with the community.

It is recommended by this Plan that these lands be subject to further assessment in light of the proposed criteria for rural lifestyle lands. The outcomes of the Central West Rural Lands Panel and the strategic land and water capability assessments will also influence rural lifestyle opportunities and will be considered in the Draft Land Use Strategy.

Strategy

G5 Providing for rural living in an appropriate development form that will minimise its impact and maximise the concentration of population in around existing town centres and village.

13.3.7 INFRASTRUCTURE FOR GROWTH

Objective

To provide growth areas with appropriate utilities and infrastructure.



The provision and/or upgrade of infrastructure such as water, sewer and stormwater are important considerations when determining the rate, level and location of growth within the LGA.

The capacities and extent of the reticulation systems of the Farmers Creek and Fish River Water Supply Scheme have been identified as limiting factors which will greatly influence the rate, level and location of growth in the LGA. Although there is some residual capacity in the water supply system for additional growth, it is necessary to consider identifying supplementary supplies, integrating the water supply systems and decreasing the amount of water consumed.

In relation to sewerage systems, the potential growth of Lithgow, Wallerawang and Portland are constrained by the existing residual capacities of the sewage treatment plants. However, it is acknowledged that these can be increased through an upgrading process. It should be noted that Council has received development consent for the stage 2 upgrade of the Lithgow Sewage Treatment Plant and is investigating the feasibility of combining the Portland and Wallerawang Sewage Treatment Plants. Also, the capacities of current systems may be enhanced with the reduction of the amount of stormwater infiltrating the system.

The villages of Capertee, Cullen Bullen, Rydal and Tarana also have limited growth potential in terms of infrastructure due to the lack of reticulated services.

Any new growth areas will need to be provided with stormwater management systems which have regard to water sensitive urban design principles and protection from environmental risks such as flooding and pollution.

13.3.8 WHO PAYS FOR GROWTH?

The issue of who pays for growth was identified during the community consultation for the Plan. There are a number of options available to fund development related infrastructure and Council is currently preparing and/or reviewing its developer contributions policies and plans.

Strategy

G6 Providing infrastructure for growth.



References

Draft Local Profile, 2006 including Baker.

Social Plan 2006-2011

Western Research Institute, 2005, Socio- Economic Impact of the Bells Line Expressway.

