

20 NOTICE OF MOTION

20.1 Notice of Motion: Councillor Tatrai: Inclusion of 5 Sims Road, Gerringong in the Employment Land Strategy

Clr Yasmin Tatrai has submitted the following Notice of Motion for Council's consideration:

MOTION

That Council, as part of finalising the Employment Lands Strategy and responding to submission made, consider the inclusion of 5 Sims Road, Gerringong and additional potential employment areas to meet the approximately 10 hectare shortfall by 2044 to address local employment needs and support economic growth. These additional employment areas are to be located within proximity of existing transport hubs.

Signed Councillors Yasmin Tatrai, Stuart Larkins & Matt Brown

Councillor information provided

What is the purpose of the motion?

The purpose of this motion is to rectify the oversight of 5 Sims Road in the Employment Land Strategy, ensuring that this site is recognised as a valuable asset for future employment opportunities in the Kiama LGA.

Background to the motion

The Kiama Employment Lands Crisis has highlighted the urgent need for additional employment lands to accommodate projected growth and job creation in our community.

As the Local Government Area prepares for significant housing growth, it is crucial to also recognise that small businesses require adequate space to expand.

Without such opportunities, there is a risk that businesses may choose to relocate outside the area, undermining the stability of our local economy.

Due to council time constraints, 5 Sims Road, Gerringong was inadvertently excluded from the initial strategy.

This site offers a strategic location that can facilitate access to the highway making it ideal for future development.

Including this land in the Employment Land Strategy will not only enhance local economic development but also provide much-needed employment opportunities for locals.

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It is essential that council acts swiftly to include 5 Sims Road, thereby addressing both current and future employment lands.

Source of funding

No additional funding, beyond what has already been committed to in the 25/26 Financial Budget, required. Work to be undertaken as part of standard post-exhibition review.

Chief Executive Officer response

Council, at their ordinary August 2025 meeting, resolved to place the draft Employment Lands Strategy on public exhibition for a minimum of 28 days. As part of requesting authorisation to place the draft Strategy on public exhibition, staff recommended inclusion of 5 Sims Road, Gerringong into the draft prior to exhibition. This recommendation was consistent with prior resolutions 21/181OC and 21/162OC of Council given its recognised site-specific merit. At the ordinary meeting of August 2025 Council resolved against the staff recommendation determining to exclude 5 Sims Road in the draft document. That resolution was implemented by staff during the exhibition period.

The draft Strategy was placed on public exhibition on 25 August 2025 for 28 days. After feedback being received from interested parties, the exhibition period was extended to 19th October 2025 (i.e. a total of 56 days).

During the exhibition period, staff have attended several community pop-up events and also a Round Table discussion with the Kiama Business Network and Business Illawarra.

As a result of feedback received to date, staff are currently reviewing/updating the strategy to address concerns raised. This includes reviewing the amount of additional employment lands required and auditing existing zoned lands and testing the veracity of the land identified as developable.

Currently, staff are aiming to report the final Strategy back to Council in December 2025 for adoption.

In general terms, this Notice of Motion is consistent with the work already being undertaken by staff as part of finalising the Strategy.

20.2 Notice of Motion: Councillor Tatrai: Addressing Local Business Concerns Regarding Kiama Seaside Markets

Clr Yasmin Tatrai has submitted the following Notice of Motion for Council's consideration:

MOTION

That Council delegate to the Chief Executive Officer (CEO) to write to the Kiama Business Network (KBN) seeking response to the following questions:

1. financial impact of the Kiama Seaside Markets on local businesses, particularly those reporting losses on market days
2. actions taken to address concerns from local businesses about the negative effects of the markets on their revenue
3. consideration of relocating the markets to a site with less impact on local businesses, i.e. Gainsborough Oval, the Leisure Centre Oval or Werri Beach
4. total costs incurred for the use of Black Beach and the oval, including rent, utilities, waste and maintenance
5. the number of sites occupied by Kiama LGA locals and the number of many stalls operating each market day
6. support initiatives provided to assist businesses adversely affected by the Kiama Seaside Markets
7. communication of the efforts to address these issues to local businesses.
8. The establishment of an ongoing evaluation process to ensure that local businesses' interests are prioritised in future market planning.

Signed Councillor Yasmin Tatrai

Councillor information providedWhat is the purpose of the motion?

Local businesses have expressed growing concerns about the financial impact of the Kiama Seaside Markets, many reporting losses on market days. As vital contributors to the community and economy, their challenges require immediate attention.

Background to the motion

The Kiama Business Network, as a paid membership organisation, must prioritise interests of all local businesses and actively seek solutions to these issues. My questions aim to clarify the KBN's efforts in assessing market impacts, addressing

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financial losses and considering potential relocation of the markets to less disruptive sites.

Source of funding

Not required, is seeking the CEO to prepare correspondence.

Chief Executive Officer response

Whilst correspondence can be sent to the Kiama Business Network asking these questions, Council is ultimately not responsible for Kiama Business Network's (KBN) operations nor is KBN obliged to respond to Council's correspondence. These matters should be raised by KBN's members to the KBN board in the first instance, rather than Council getting involved in business network members operational matters.

The role of KMC in facilitating markets

Kiama Municipal Council (KMC) is in effect the land manager / license provider for market operations within the LGA via its 'Policy for Markets – public places'. It is important to note that this policy was developed using a co-design process with existing market licence holders and was adopted by Council in 2022 following consultation with the various market operators, business operators and the general public. The Policy lists four (4) public places where markets are permissible:

1. Black Beach
2. Coronation Park
3. Gerringong Town Hall and Old School Park
4. Reid Park

Council does impose a levy all market operators for the hire of public land, in accordance with the adopted schedule of fees and charges. These fees are based on the valuation and not for profit status etc. of each market operations and would therefore be considered commercial in confidence.

Following an open and public Expression of Interest (EOI) process conducted in line with the policy, the KBN (and others) were success in securing a five year licence agreement with KMC for the use of Black Beach for markets. The executed licence agreement limits KBN to a maximum of 200 stalls.

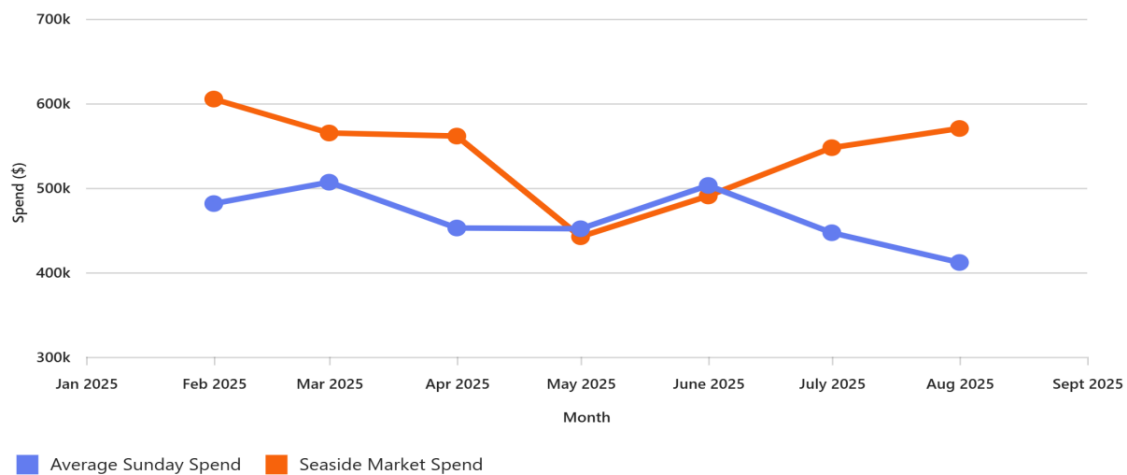
To ensure local businesses are not detrimentally impacted by markets, the Policy imposes the following restrictions:

- Markets at Gerringong and Reid Park are limited to weekends and a maximum of 13 markets per annum
- Markets at Black Beach are limited to weekends and a maximum of 32 markets per annum
- Markets at Coronation Park are limited to weekdays between 2pm-8pm and a maximum of 52 markets per annum

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Spendmapp data indicates a significant increase in spend in the 24hr period the Seaside Markets operate. On average, spend within the Kiama township increases approximately 25% on a Seaside Market Sunday compared to non-market Sundays.



It is also important to highlight that Council works collaboratively with the KBN and local businesses to support a diverse economy.

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