



COMMUNITY ASSOCIATION

BAWLEY POINT, KIOLOA AND TERMEIL

BAWLEY POINT, KIOLOA AND TERMEIL COMMUNITY ASSOCIATION

Executive Meeting- 6 PM 13 October 2025

AGENDA

Welcome and Acknowledgement of Country

Apologies:

Welcome: to new exec members, David Keith and Judith Carroll

Minutes of the last Executive Meeting 8 September 2025

Circulated via email and on web site

Business Arising from minutes

Correspondence IN -

Correspondence OUT –

Acting CEO – Racecourse Tasman concerns – see attached Email response 10.11.25

Mayor White, Liza Butler MP, Chris Minns, OLG, NSW Planning, Fiona Phillips re CSP including bound long form version

Governance, Administration and Management

Financial – Treasurer's report

Actioned:-Moved account to Bendigo Bank done, better interest, consolidated accounts, potential for grants – IMB will remain open for new membership payments

IN progress-Letter box drop followed on from general meeting as an attempt to encourage new members.

Membership now sits at 60, aiming at 100.

Subcommittee reports

Shared pathway

Stage 2 – Jirgens Civil from South Nowra proceeding well, concrete to Butlers Creek bridge. Rain has caused delays and flooding of the creek opposite ANU has led to a change of design. Anticipated completion date will now be end Nov. Hopefully still in time for Christmas

Final section to Kioloa Beach – started scoping and arranging quotes, hexagon grid filled with gravel. Will look for labour from the community, maybe including the 2 RFBs. PL to present plan, options.

Strategic Plan

Accepted by BPKTCA exec and by community (unanimously) at meeting of 21 September. Next stage is to present the Plan to SCC. Hoping for a chance to brief councilors / relevant senior staff prior to the plan being presented formally at a council meeting. Waiting for confirmation, by Mayor White, for a briefing date of 15 October as committed at an earlier meeting with her. Discuss next steps

Need to develop CLP template PL, LC & LC?

Community Led Projects

Emergency beach stations:

Proposal prepared and tabled at last general meeting on 21 September: Unanimously accepted.
Submitted through the SCC portal, acknowledgement of receipt received, waiting for SCC response.
Project is being led by Lurlene and Jan Munyard, with help from Peter & Lynn.

Bike racks at bus stops: Submitted by Sports & Rec through SCC portal. Project is being led by Graeme / Ross Lewis, Sports & Rec

Seating at Gannett beach: accepted at an earlier general meeting. Nothing further. We were waiting for the SCC Portal to be set up. Project is being led by Moira Heath.

General Business

Treatment plants Racecourse Tasman – letter re concerns to acting CEO. See response, some progress, our return email requests EColi limit and copy of reports, most likely GIPA to receive them.

Endeavour Energy – community update session followed our AGM / general meeting on 21 September. EE sponsored lunch / morning tea which was provided by Saltwood. Need to follow up their quarterly Newsletter commitment, with fun facts- LC.

New Business

Planning & Development subcommittee, what to do?

Alternative meeting times, next year's calendars, Younger community members engagement.
Other matters?

Next Exec Meeting – Monday 3 November

Next General Meeting – Sunday 23 November at 9am and morning tea following.

Meeting Closed



Secretary BPKTCA <secretarybpktca@gmail.com>

250910 BPKTCA Letter- Tasman STP operational performance Racecourse Beach.

Secretary BPKTCA <secretarybpktca@gmail.com>

11 October 2025 at 07:24

To: Environmental Services Management <Environmental.Services@shoalhaven.nsw.gov.au>

Cc: Patricia White <Patricia.White@shoalhaven.nsw.gov.au>, Gillian Boyd <Gillian.Boyd@shoalhaven.nsw.gov.au>, Liza Butler <Liza.Butler@shoalhaven.nsw.gov.au>, Lynn Cowley <bericlynncowley@bigpond.com>, Tony Sattler <tony@sattler.net.au>

Thank you for your email,

Would you please confirm the following to progress this matter

1. What is the EColi limit set for the new licence, we would presume it's in the order of 750 CFU/100 ML being similar to existing environmental conditions at other SCC plants which discharge treated onto a sand dune or public accessible area, and noting that Merry Beach is 150 CFU/100 ML.?
2. Could you please supply a copy of the updated annual reports you refer to updated 2023/24 annual report and a 2024/25 annual report. If this is not possible, could you identify the two reports such that the Association can secure them via GIPA.

We are thankful that it seems the operator of the STP is taking the operation of the plant and their compliance to the SCC licence more serious and your efforts in this regard, however we still need the reports to confirm the extent of the plant compliance and improvement in the interests of the community.

We look forward to receiving copies of the revised annual reports.

Please feel free to call me to clarify any point raised above.

Regards

President (Peter Longstaff) 0439 819 762

Bawley Point, Kioloa and Termeil Community Association

<https://bawleykioloatermeil.org.au/>

To join our mailing list please [click here](#).

BPKTCA acknowledges the Murramarang People of the Yuin Nation as the Traditional Owners of the land where we live, work and meet. We pay our respects to these and all First Nations Peoples and Elders past, present and emerging.

On Fri, 10 Oct 2025 at 07:38, Environmental Services Management <Environmental.Services@shoalhaven.nsw.gov.au> wrote:

Dear Peter

Thank you for your ongoing interest in the protection of the environment of Bawley Point, Kioloa and Termeil and in the operation of the Racecourse Beach Caravan Park onsite sewage treatment plant (STP).

Council has been working with the operators of the facility over the last 12 months to ensure that the STP continues to be operated efficiently and that the monitoring required by the operation and management plan (OMP) is fully implemented within a reasonable time frame. This process has resulted in improvements to the maintenance plan for the STP and the management and reporting of monitoring information.

The update of the approval to operate has been held in abeyance while this process has been underway, which has included the submission of an updated 2023/24 annual report and a 2024/25 annual report. Council will include a limit for E.coli in the approval to operate when it is issued, which is expected to be within the next two weeks.

As previously advised, Council does not have the power to compel the publication of environmental monitoring data, which is a power reserved for NSW EPA licenced premises. For access to detailed or current monitoring data you will need to contact the operator of the facility.

Please be assured that Council Officers continue to monitor the operation of the plant and will take action when required to protect the environment.

Regards



Environmental Services Management

1300 293 111
Bridge Road (PO Box 42) Nowra NSW 2541
shoalhaven.nsw.gov.au

RESPECT | INTEGRITY | ADAPTABILITY | COLLABORATION



Walawaani (welcome). Shoalhaven City Council recognises the First Peoples of the Shoalhaven and their ongoing connection to culture and country. We acknowledge Aboriginal people as the Traditional Owners, Custodians and Lore Keepers of the world's oldest living culture and pay respects to their Elders past, present and emerging. Walawaani njindiwan (safe journey to you all).

From: Secretary BPKTCA <secretarybpktca@gmail.com>
Sent: Wednesday, 10 September 2025 4:39 PM
To: Council Email <Council@shoalhaven.nsw.gov.au>
Cc: Patricia White <Patricia.White@shoalhaven.nsw.gov.au>; Gillian Boyd <Gillian.Boyd@shoalhaven.nsw.gov.au>; Liza Butler <southcoast@parliament.nsw.gov.au>
Subject: 250910 BPKTCA Letter- Tasman STP operational performance Racecourse Beach.

EXTERNAL: Be cautious opening links or attachments.

Hi Brian,

Please find attached our letter relating to the ongoing performance and license compliance of the Tasman STP at Racecourse Beach.

We would appreciate your assistance on this matter of concern to our community and the Bawley Point Kioloa Termeil Community Association, and I can be contacted on 0439 819 762 should you like to discuss this matter directly.

Regards

Secretary (Peter Longstaff) 0439 819 762

Bawley Point, Kioloa and Termeil Community Association

<https://bawleykioloatermeil.org.au/>

To join our mailing list please click [here](#).

BPKTCA acknowledges the Murramarang People of the Yuin Nation as the Traditional Owners of the land where we live, work and meet. We pay our respects to these and all First Nations Peoples and Elders past, present and emerging.

Reference: CLP202500094

DATE: 30/09/2025

Project Title: Beach Rescue Stations

1. Guidelines for Community-Led Projects

Have you reviewed the Guidelines for Community-Led Projects?

Yes

2. Project Details

Where will your proposed project be located / delivered?*Mudholes/Shelley beach and Bawley Beach, South End.***What is the name of your proposed project?***Beach Rescue Stations*

3. Project Justification: please tell us what your project involves

What is included in the scope of your project?*The project will deliver two beach rescue stations.**Rescue stations will include:*

- Zoll AED unit with weatherproof carry case. The AED unit will be housed in a stainless steel/aluminium cabinet or a Marine Plywood timber station, similar to Manyana.
- Shark bite kit (housed with AED in cabinet) to include:

*Cabinets will be attached to pre-existing Council poles.***Please outline the project's goals / objectives.***The goal of the Project is to save the lives of beachgoers and people on the newly completed shared pathway, including residents, visitors, and international students at ANU, who are often unfamiliar with the dangers of surf conditions.***Please list key stakeholders***Residents, holiday makers, ANU users, Shared Path users, International Students, elderly people, inexperienced swimmers, note our beaches are not patrolled.***Provide a project rationale or pitch, describing the project's benefits to the community.***Our community have many well-used beaches. All of our beaches are unpatrolled 365 days a year. They have been the sites of drownings and unreported rescues by the public.**There are several existing AED units throughout the community, but none are near the beaches.**We have international students and holiday makers who are unaware of the dangers of the ocean.**It takes a minimum of 30 minutes for paramedics to arrive at Bawley Point from Ulladulla, longer to Kioloa.*

Reference: CLP202500094

DATE: 30/09/2025

Project Title: Beach Rescue Stations

4. Project Status: please tell us what you have done so far

Provide a summary of what has been done so far, steps you have already taken, including any consultations or preliminary planning.

Summary

Refer to the attached extensive document, which describes our project and our consultation with existing delivery stakeholders for stations at Manyana, Coffs Harbour & and Ballina.

See attached document.

Want to upload additional information via attachment?

Attachment	Note
Proposal for the installation of Rescue Stations at beaches in Bawley Point and Kioloa REV B.pdf	More detail can be provided if required

Has your proposal been approved by your organisation?

Yes

5. How much will your project cost?

Preliminary Cost Estimate

\$10000

Want to upload project estimate via attachment?

Attachment	Note
Proposal for the installation of Rescue Stations at beaches in Bawley Point and Kioloa REV B.pdf	Costs in document

6. Proposed funding source(s): how will your project be funded?

Source Type	Source Name	Cost Cover	Status	Amount
Grants	FRRR	Part	Proposed	\$5000
Grants	Bendigo bank (Milton)	Part	Proposed	\$5000
Grants	Veolia	Part	Proposed	\$5000
Community contributions (donations / fundraising held in trust)	Go Fund or similar	Part	Proposed	\$5000
Total Amount				\$20000

Reference: CLP202500094

DATE: 30/09/2025

Project Title: Beach Rescue Stations

7. Applicant Details

Full Name

Lynn Cowley

Email

secretarybpktca@gmail.com

Telephone Number

0429890529

What is the name of the community organisation you represent?

Bawley Point Kioloa Termeil Community Association



21 September 2025

THREE SOUTH COAST VILLAGES – ONE UNIQUE PLAN

In a unique and outstanding process of community consultation and support, the three South Coast villages of Bawley Point, Kioloa and Termeil have today agreed on a strategic plan to map the future over the next 10 years.

The Community Association of Bawley Point, Kioloa and Termeil today approved a strategic plan that has been 9 months in the development.

It follows extensive community consultation, with over 150 people providing input at “have your say” days last year, and over 250 people participating in a survey.

Association President, Peter Longstaff, said unanimous approval of the Plan at today’s Annual General Meeting provided a road map for the future development – or lack of it – for the three highly popular seaside villages.

“All three of our villages are magnets for visitors all year round, but especially over summer. The consultation process revealed that visitors and residents wanted to retain the unique character of the area, which is dependent on tank water and septic systems”.

“This feature means that future development will always be restrained, leading to the retention of the character, peace and tranquillity which makes our area so attractive”.

“Our consultation provided high priority themes, including protection of our coastal environment, community spirit, character and connectedness; sustainability and innovation underpinning our planning; recreation and community facilities to bind our people; responsible tourism and working with government and Shoalhaven Council on infrastructure and development”.

“Today’s approval of the Plan sets us on a path to put these objectives into action. Not all of them will require funding, but all of them will be enacted by a committed and energetic group of people who care deeply about our unique villages”.

For more information, contact Peter Longstaff on **0439 819 762** and find the plan at www.bawleykioloatermeil.org.au or on Facebook: <https://bawleykioloatermeil.org.au>

PRESIDENT: Peter Longstaff: 0439 819 762
Strategic Plan Co-Ordinator, Lindsay Cane: 0416222384



Parliament of New South Wales

Community Recognition Statement

Legislative Assembly Hansard – 18 September 2025

BAWLEY POINT, KIOLOA AND TERMEIL COMMUNITY ASSOCIATION

Ms LIZA BUTLER (South Coast) *I would like to take this opportunity to recognise and congratulate the Bawley Point, Kioloa, and Termeil Community Association for their leadership in establishing a representative team to develop a 10-year Community Strategic Plan for our villages. Working alongside an independent facilitator and in consultation with residents, this plan will capture the values, aspirations, and priorities of the community, ensuring sustainable development while protecting the unique character and environment that makes these villages so special.*

The Strategic Plan will be a vital guide for all levels of government, community leaders, and the BPKTCA, providing a clear direction that aligns with the community's shared vision. It will also empower local residents with a strong voice in shaping the future, maintaining the character, and setting expectations for decision-makers, and ensuring growth reflects our community's character and well-being.

By promoting and protecting local interests, managing change responsibly, preserving the natural environment and heritage, and strengthening involvement in Council decisions, this plan will safeguard the future of our villages and the connections we treasure for generations to come.

A handwritten signature in cursive script that reads 'Liza Butler'.

Liza Butler MP

STATE MEMBER FOR SOUTH COAST

18 September 2025



Ms Patricia White
Mayor, Shoalhaven City Council
36 Bridge Road Nowra 2541

Per email: patricia.white@shoalhaven.nsw.gov.au

Dear Patricia

Bawley Point, Kioloa Termeil Community Strategic Plan

I am delighted to advise you that our *Three Villages Community Strategic Plan* has been unanimously endorsed by our community, and we now seek your support to present this Plan for adoption by your Council.

When we met with you on 22 August, we advised of our commitment to take the Plan to our community for formal approval. We took it to the Bawley Point, Kioloa, Termeil Community Association meeting last Sunday 21 September where it was enthusiastically received and adopted. As you know, the consultation process with our three villages has been carefully considered, extensive and comprehensive over a nine-month period and as an Association and CCB, we are proud to bring it to you as an endorsed framework for our future direction as a community.

It was particularly pleasing that several people gave heartfelt praise for the professionalism of the final plan, the community consultation processes and the way in which the plan faithfully reflects the vision and aspirations of our community. Of course, the ultimate success of any plan lies in a shared commitment to develop and implement its key initiatives. This is something the Association will work with the community and Council to achieve over the life of the Plan.

At our last meeting you committed to schedule a meeting with yourself and senior Council officers, for members of our Association to provide a briefing on the key areas of focus in our Plan and how we propose working with Council to achieve our key milestones. You suggested mid-October as a suitable opportunity for our meeting. You also committed that you would make further arrangements for tabling the Plan to Council later this year following the briefing and that we would have an opportunity to address all members of Council ahead of the Plan's formal adoption. We look forward to now making this happen.

This is an exciting time for our community, and there is a genuine spirit of renewal and enthusiasm as we chart a course over the ten-year life of the Three Villages Plan.

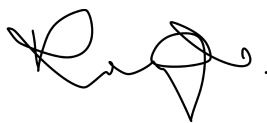
Please would you confirm the times that suit you for us to a) brief you and the senior Council officers and b) present the Plan to your full Council. I have enclosed one

complete set of hard copy documents here for your information and included the link to the online documents.

Please let me know how many copies of the Plan you require for your officers and your Councillors, and we will make sure we bring them with us to the meetings or send them in advance if this is preferred. Of course, the documents can be sourced online at any stage.

I can be contacted on 0439 819762. I look forward to hearing from you and locking in those dates. Thanks as always for your continued support Patricia.

Yours sincerely

A handwritten signature in black ink, appearing to read 'Peter Longstaff', with a stylized flourish at the end.

Peter Longstaff
President
28/09/2025

Cc: Liza Butler MP
Fiona Phillips MP

Links to Three Village Community Strategic Plan 2025-2035

Long Form <https://bawleykioloatermeil.org.au/bpktca-community-strategic-plan-2025-2025/the-community-strategic-plan-csp-2025-2035/>

Summary <https://bawleykioloatermeil.org.au/bpktca-community-strategic-plan-2025-2025/summary-4-page-csp/>



COMMUNITY ASSOCIATION
BAWLEY POINT, KIOLOA AND TERMEIL

4th October 2025

The Honourable Chris Minns MP
Premier of NSW
Parliament House
GPO Box 5341
Sydney NSW 2001

Per email: <https://www.nsw.gov.au/nsw-government/premier-of-nsw/contact-premier>

Dear Premier

It is with pleasure that I provide you with a copy of our recently published *Three Villages Community Strategic Plan*. It establishes the future of the South Coast villages of Bawley Point, Termeil and Kioloa over the next 10 years. The Plan has been universally endorsed by the residents of our three villages as a roadmap for our future development and growth; while also serving as a reminder of the unique assets we need to protect in this special part of the NSW south coast.

As a community, we have worked hard over the last 9 months to develop the Plan. We have done so in collaboration with our local people as well as the Shoalhaven Council, led by Mayor Patricia White and our energetic State MP Liza Butler. We have enjoyed strong and constructive support and encouragement from Liza and I would like to record our thanks for her important input and counsel as a valuable advocate for our community, the region and our place in the State.

This Community Strategic Plan provides a framework for all our residents, visitors, tourists, businesses, planners and government officials to understand the commitment of our community to manage, protect and enhance the beautiful villages of Bawley Point, Kioloa and Termeil. We feel a deep responsibility as custodians of this coastal/ rural region to ensure that it is available for future generations to enjoy its pristine beauty.

More than one third of our residents contributed to the extensive consultation that was undertaken. It included young and older people, families, people living alone, people sharing houses, our local business owners, surfers, tradespeople, visitors, tourists alike. One of the most compelling outcomes of this consultation is the consistency of the feedback and the common priorities. You will see that there are seven priority themes, and the community has committed to progress those themes to protect, preserve and enhance our natural, as well as our human resources.

We will work hard to sustain and protect our villages whilst also encouraging innovation AND recognising the important growth that has to happen, but most importantly, ensuring that growth

and development happens in alignment with the local character of our community. We are fierce advocates for having Local Character Statements included in the NSW Template LEP instrument, the Shoalhaven Local Environmental Plan (SLEP2014) and the Shoalhaven Development Control Plan 2014 (SDCP2014) to ensure that the unique villages of the south coast are protected for many generations to come.

We invite you at any time to come and visit our Bawley Point, Kioloa and Termeil villages, to see for yourself the abundance of wildlife, flora and fauna and magnificent waterways, beaches, coastlines, and of course, to meet our people. I'm sure you will appreciate meeting local advocates who, like you, are working hard to serve the people within our community and to welcome the many visitors to our region and an important part of your State.

Warmest regards - we look forward to welcoming you in our region one day soon.



Peter Longstaff
President
Bawley Point, Kioloa, Termeil Community Association

Cc: Ms Liza Butler MP
The Hon Paul Scully MP
The Hon Ron Hoenig MP
Ms Patricia White
Ms Fiona Phillips MP



COMMUNITY ASSOCIATION
BAWLEY POINT, KIOLOA AND TERMEIL



COMMUNITY ASSOCIATION

BAWLEY POINT, KIOLOA AND TERMEIL

4th October 2025

The Hon Ron Hoenig MP
Minister for Local Government
Parliament House
GPO Box 5341
Sydney NSW

Per email: heffron@parliament.nsw.gov.au

Dear Minister Hoenig

It is with pleasure that I provide you with a copy of our recently published *Three Villages Community Strategic Plan*. It establishes the future of the South Coast villages of Bawley Point, Termeil and Kioloa over the next 10 years. The Plan has been universally endorsed by the residents of our three villages as a roadmap for our future development and growth; while also serving as a reminder of the unique assets we need to protect in this special part of the NSW south coast.

As a community, we have worked hard over the last 9 months to develop the Plan. We have done so in collaboration with our energetic State MP Liza Butler as well as the Shoalhaven Shire Council, led by Mayor Patricia White. We have enjoyed strong and constructive support from your Parliamentary colleague Liza and I would like to acknowledge her encouragement and counsel as a powerful advocate for responsible local government standards and sustainable community planning and development in our community, the region and the State.

This Community Strategic Plan provides a framework for all our residents, visitors, tourists, businesses, planners and government officials to understand the commitment of our community to manage, protect and enhance the beautiful villages of Bawley Point, Kioloa and Termeil. We feel a deep responsibility as custodians of this coastal/ rural region to ensure that it is available for future generations to enjoy its pristine beauty. You will see how precisely our priority themes and objectives align with the four key themes of Shoalhaven Council's 2035 Strategic Plan, and it is our intent to work closely with Shoalhaven Council to deliver on this community plan.

More than one third of our residents contributed to the extensive consultation that was undertaken. It included young and older people, families, people living alone, people sharing houses, our local business owners, surfers, tradespeople, visitors, tourists alike. One of the most compelling outcomes of this consultation is the consistency of the feedback and the common priorities. You will see that there are seven priority themes, and the community has committed to progress those themes to protect, preserve and enhance our natural, as well as our human resources.

We will work hard to sustain and protect our villages whilst also encouraging innovation and recognising the important growth that has to happen, but most importantly, ensuring that growth and development happens in alignment with the local character of our community. We are fierce advocates for having Local Character Statements included in the NSW Template LEP instrument, the Shoalhaven Local Environmental Plan (SLEP2014) and the Shoalhaven Development Control Plan 2014 (SDCP2014) to ensure that the unique villages of the south coast are protected for many generations to come.

We invite you at any time to come and visit our Bawley Point, Kioloa and Termeil villages, to see for yourself the abundance of wildlife, flora and fauna and magnificent waterways, beaches, coastlines, and of course, to meet our people. I'm sure you will appreciate meeting local advocates who, like you, are working hard to serve the people within our community and to welcome the many visitors to our region and an important part of your State. We would be delighted to brief you on important local government and planning concerns and opportunities we have as a community and to share with you our expectations of the Shoalhaven Council and State Government in working together to address these concerns.

Warmest regards - we look forward to welcoming you in our region one day soon.



Peter Longstaff
President
Bawley Point, Kioloa, Termeil Community Association

Cc: Ms Liza Butler MP
Ms Patricia White, Mayor Shoalhaven Shire Council





COMMUNITY ASSOCIATION

BAWLEY POINT, KIOLOA AND TERMEIL

04th October 2025

Ms Fiona Phillips MP
Federal Member for Gilmore
3/59 Junction Street
PO Box 1009
Nowra NSW 2541

Per email: fiona.phillips.mp@aph.gov.au

Dear Fiona

It is with pleasure that I provide you with a copy of our recently published *Three Villages Community Strategic Plan*. It establishes the future of the South Coast villages of Bawley Point, Termeil and Kioloa over the next 10 years. The Plan has been universally endorsed by the residents of our three villages as a roadmap for our future development and growth, while also serving as a reminder of the unique assets we need to protect in this special part of the NSW south coast.

Our community is well aware of your support for our region and we wanted to send you this important Planning document and ask for your continued support. As a community, we have worked hard over the last nine months to develop the Plan. We have done so in collaboration with our energetic State MP Liza Butler as well as the Shoalhaven City Council, but most importantly, our own residents, friends and visitors.

This Community Strategic Plan provides a framework for all our residents, visitors, tourists, businesses, planners and government officials to understand the commitment of our community to manage, protect and enhance the beautiful villages of Bawley Point, Kioloa and Termeil. We feel a deep responsibility as custodians of this coastal/ rural region to ensure that it is available for future generations to enjoy its pristine beauty. You will see how precisely our priority themes and objectives align with the four key themes of Shoalhaven Council's 2035 Strategic Plan, and it is our intent to work closely with Shoalhaven Council, the State and Federal Governments to deliver on this community plan.

More than one third of our residents contributed to the extensive consultation that was undertaken. It included young and older people, families, people living alone, people sharing houses, our local business owners, surfers, tradespeople, visitors, tourists alike. One of the most compelling outcomes of this consultation is the consistency of the feedback and the common priorities. You will see that there are seven priority themes, and the community has committed to progress those themes to protect, preserve and enhance our natural, as well as our human resources.

We will work hard to sustain and protect our villages whilst also encouraging innovation and recognising the important growth that has to happen, but most importantly, ensuring that growth and development happens in alignment with the local character of our community. We are fierce advocates for having Local Character Statements included in the NSW Template LEP instrument, the Shoalhaven Local Environmental Plan (SLEP2014) and the Shoalhaven Development Control Plan 2014 (SDCP2014) to ensure that the unique villages of the south coast are protected for many generations to come.

I hope you know you are welcome in our Bawley Point, Kioloa and Termeil villages. We welcome your continued advocacy for our region and specifically for our community, our wildlife, flora and fauna and magnificent waterways, beaches, coastlines and our people. Our families know you are working hard to serve the people within our community.

We would be delighted to brief you on important local government and planning concerns and opportunities we have as a community and to share with you our expectations of the Shoalhaven Council, State and Federal Governments in working together to address these concerns. Please let us know when you might have time to allow us to do so.

Warmest regards - we look forward to seeing you again in our villages one day soon.



Peter Longstaff
President
Bawley Point, Kioloa, Termeil Community Association

Cc: Ms Liza Butler MP
Ms Patricia White, Mayor Shoalhaven Shire Council





COMMUNITY ASSOCIATION

BAWLEY POINT, KIOLOA AND TERMEIL

4th October 2025

The Hon Paul Scully MP
Minister for Planning and Public Spaces
Parliament House
GPO Box 5341
Sydney NSW

per email: wollongong@parliament.nsw.gov.au

Dear Minister Scully

It is with pleasure that I provide you with a copy of our recently published *Three Villages Community Strategic Plan*. It establishes the future of the South Coast villages of Bawley Point, Termeil and Kioloa over the next 10 years. The Plan has been universally endorsed by the residents of our three villages as a roadmap for our future development and growth; while also serving as a reminder of the unique assets we need to protect in this special part of the NSW south coast.

As a community, we have worked hard over the last 9 months to develop the Plan. We have done so in collaboration with our local people as well as the Shoalhaven Council, led by Mayor Patricia White and our energetic State MP Liza Butler. We have enjoyed strong and constructive support and encouragement from your Parliamentary colleague Liza and I would like to acknowledge her support and counsel as a valuable advocate for responsible and sustainable planning and development in our community, the region and the State.

This Community Strategic Plan provides a framework for all our residents, visitors, tourists, businesses, planners and government officials to understand the commitment of our community to manage, protect and enhance the beautiful villages of Bawley Point, Kioloa and Termeil. We feel a deep responsibility as custodians of this coastal/ rural region to ensure that it is available for future generations to enjoy its pristine beauty.

More than one third of our residents contributed to the extensive consultation that was undertaken. It included young and older people, families, people living alone, people sharing houses, our local business owners, surfers, tradespeople, visitors, tourists alike. One of the most compelling outcomes of this consultation is the consistency of the feedback and the common priorities. You will see that there are seven priority themes, and the community has committed to progress those themes to protect, preserve and enhance our natural, as well as our human resources.

We will work hard to sustain and protect our villages whilst also encouraging innovation and recognising the important growth that has to happen, but most importantly, ensuring that growth

and development happens in alignment with the local character of our community. We are fierce advocates for having Local Character Statements included in the NSW Template LEP instrument, the Shoalhaven Local Environmental Plan (SLEP2014) and the Shoalhaven Development Control Plan 2014 (SDCP2014) to ensure that the unique villages of the south coast are protected for many generations to come.

We invite you at any time to come and visit our Bawley Point, Kioloa and Termeil villages, to see for yourself the abundance of wildlife, flora and fauna and magnificent waterways, beaches, coastlines, and of course, to meet our people. I'm sure you will appreciate meeting local advocates who, like you, are working hard to serve the people within our community and to welcome the many visitors to our region and an important part of your State. We would be delighted to brief you on important local planning issues and show you first-hand how we as a community can support responsible planning and development while at the same time, ensuring sustainable and thriving local communities, businesses and residents.

Warmest regards - we look forward to welcoming you in our region one day soon.



Peter Longstaff
President
Bawley Point, Kioloa, Termeil Community Association

Cc: Ms Liza Butler MP
Ms Patricia White Mayor Shoalhaven Shire Council





Acting CEO Brian Barrett
Shoalhaven City Council

Via Email

Compliance to Operate a System of Sewage Management

Sewage Treatment Plant 381 Murramarang Rd, Lot 30 DP 1183066

Dear Brian,

We seek your personal assistance on this outstanding matter, wherein our Executive Committee and members of our community have had serious concerns for a considerable period time about the operation of the Tasman Properties Sewage Treatment Plant, 381 Murramarang Rd, Lot 30 DP 1183066.

We have previously sought annual compliance records from the owner of the Property; however, Tasman Properties will not release any records of the plant annual reports to our Community Association and refer us to SCC for verification of performance.

We held a meeting with Council environmental offices on the 9th of April; a copy of this presentation is attached for your information.

The Officers answered several of our questions, and summarised their assessment of the plant operation performance as follows

- Council is satisfied that the STP and irrigation area meets the performance standards required by the Local Government Act.
- Not all tests listed in the O&M plan have been carried out.
- Next approval will require full implementation of the O&M Plan.
- An E.coli compliance limit will also be included. Limit yet to be set, however <1000 cfu/100mL would be suitable. (AGWR 2006)

Specifically, when our association requested a copy of the most recent STP Annual report 2023/24 the Officers advised that this report could only be made available under GIPA provisions.

Our association officers advised that whilst appreciative of the time and effort made to inform our community, we needed to see the report, and its associated data, to confirm the plant's operational compliance to the licence conditions.

It was also acknowledged at the meeting that the current Whitehead 2024 O & M Plan and License could not be considered suitable with no E Coli limit currently set for treated effluent discharge into the sand dunes at Racecourse Beach. Please note that Merry Beach STP has an E. coli compliance limit of 150 cfu/100ml, and monthly published results on the Ingenia website.

We subsequently sought, via GIPA application, more information from which we could confirm with historical data that the plant is systematically operating in accordance with its own Operational & Maintenance Manual and the SCC annual licence to operate.

On the 22nd of August we were given limited and incomplete access to the requested GIPA documents, which heightened our concerns about the compliant operation of the plant.

We ask that Council Officers provide you with the following report for your perusal.

Tasman Annual Onsite Report 2023/2024

This report is required annually to demonstrate compliance with licence and safe, systematic operation of the STP plant.

1. Unsigned, undated, with no apparent chain of responsibility.
2. There is no systematic presentation of data on flows, test results, and operational inspection reports as required by the Whitehead O & M plan, dated 2024
3. Critical Report Sections are omitted
 - a. Section 6a: Summary,
 - b. Section 6b: Recommendations and
 - c. Section 7: Future Plans are omitted.
4. The inspection reports, supplied by the external provider engaged by Tasman, demonstrate many areas of non-compliance.

We were quite disturbed to read the Tasman Annual Onsite report 2023/2024 report, and this only confirms our concern over the operation of the STP not meeting the standard required by both the Council, its annual operating licence and the Whitehead Operational & Management Plan 2024.

We ask that you review the Council's current position, as we believe there is insufficient evidence in Tasman's most recent Annual Onsite Report 2023/2024 to demonstrate they are both compliant with their current License on a systematic and regular basis and the plant's operation meets reasonable standards as required by the Local Government Act.

We further seek confirmation of what specific actions, and in what timeline, will the Whitehead O & M Plan 2024 and SCC Licence be upgraded to include E. coli limits, no limit as currently set must surely be a risk to public health as the sand dune discharge area is adjacent to regular swimmers.

It has been a long journey for our Community Association, representing a large number of concerned residents and we reiterate our position that we just seek to have the Tasman Racecourse STP plant operated in a professional and systematic manner, such that annually or at any time during the licence period, data driven reports can be produced by the Operator to confirm that over the preceding 12 months, or at any time, the plant is operating strictly in accordance with both good practice and the licence by which Council allows it to operate.

Yours sincerely,



Secretary

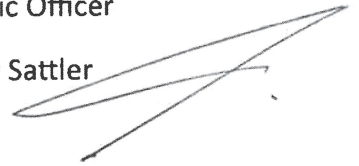
Peter Longstaff

Bawley Point, Kioloa and Termeil Community Association

10/09/25

Public Officer

Tony Sattler



Cc

Liza Butler (MP) Member for South Coast

Mayor Patricia White (SCC)

Cllr Gillian Boyd (SCC)

Attachments.

SCC Presentation 9th April 2025

BPKTCA Letter 23.12.19 Clean Beaches



Racecourse Beach Tourist Park

On-site Wastewater System

Presented to a meeting of members of the Bawley
Point Kioloa and Termeil Community Association
9th April 2025

This presentation is for discussion purposes only
and is not intended for publication



Acknowledgement of *Country*

Walawaani (welcome),

Shoalhaven City Council recognises the First Peoples of the Shoalhaven and their ongoing connection to culture and country. We acknowledge Aboriginal people as the Traditional Owners, Custodians and Lore Keepers of the world's oldest living culture and pay respects to their Elders past, present and emerging.

Walawaani njindiwan (safe journey to you all)

This acknowledgment includes Dhurga language. We recognise and understand that there are many diverse languages spoken within the Shoalhaven.

What is Council's Involvement in On-site Wastewater?

Local Government Act 1993

- S.68 Local Government Act 1993
- Compliance with Performance Standards
- Approval to Operate
- Risk based assessment – approval for 1 or 5 years

Protection of the Environment Operations Act 1997

- Council is the Appropriate Regulatory Authority for pollution matters that are not licensed by the NSW EPA
- Wastewater systems require a Licence if they are larger than 2500 person equivalent or 750kL per day
- Pollution Offences
- Clean Up Notice
- Prevention Notice

44 Performance standards for operation of system of sewage management

- (1) A system of sewage management must be operated in a manner that achieves the following performance standards—
- (a) the prevention of the spread of disease by micro-organisms,
 - (b) the prevention of the spread of foul odours,
 - (c) the prevention of contamination of water,
 - (d) the prevention of degradation of soil and vegetation,
 - (e) the discouragement of insects and vermin,
 - (f) ensuring that persons do not come into contact with untreated sewage or effluent (whether treated or not) in their ordinary activities on the premises concerned,
 - (g) the minimisation of any adverse impacts on the amenity of the premises and surrounding lands,
 - (h) if appropriate, provision for the re-use of resources (including nutrients, organic matter and water).





Whitehead & Associates

Environmental Consultants Pty Ltd

2/13 Industrial Drive, North Boambee Valley NSW 2450 Australia
Telephone +61 2 6651 1512
Email: mnc@whiteheadenvironmental.com.au

Operation and Management (O&M) Plan

**for Onsite Sewage Management System at
Racecourse Beach Tourist Park, Bawley Point**

August 2024

Table 1: Wastewater Generation Summary

Source	Daily Wastewater Loads (L)				Flow Peaking Factor (%)	Maximum Expected Wastewater Flow (L/hr)
	Wastewater Flow Allowance (L/person/day) ¹	Persons Per Unit	Number of Units	Design Wastewater Load (L/day)		
Permanent Residence	120	4	24	11,520	300	1,920
Camp Site ²	100	4	168	67,200		11,200
Short Stay Cabin (includes 91 existing cabins and 18 new cabins) ³	120	6	109	78,480		13,080
Additional 6 Short Stay Cabins	120	6	6	4,320		720
Off-Peak Wastewater Load (10% occupancy)				10%	16,152	2,692
Middle (Shoulder) Season Wastewater Load (30% occupancy)				30%	48,456	8,076
Peak Wastewater Load (50% Occupancy)				50%	80,760	13,460
Current Maximum Wastewater Generation Potential for the Park				100%	161,520	26,920

Notes

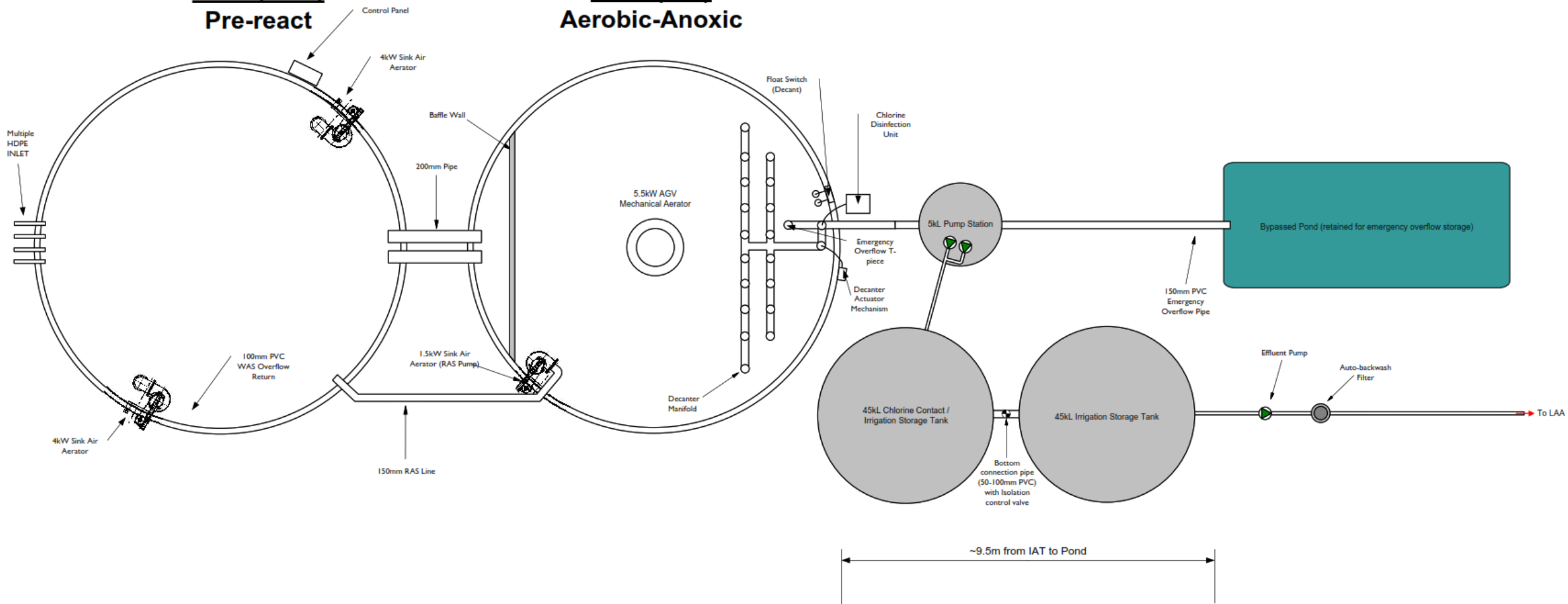
1. Based on the flow allowance for campsites in Table H4 in AS/NZS 1547:2012.
2. 5 x Campsites replaced with 5 relocated beach front short-stay cabins.
3. Cabin occupancy ranges from 4 to 8; averaging 6 persons/cabin.

Table 2: Wastewater Generation Summary

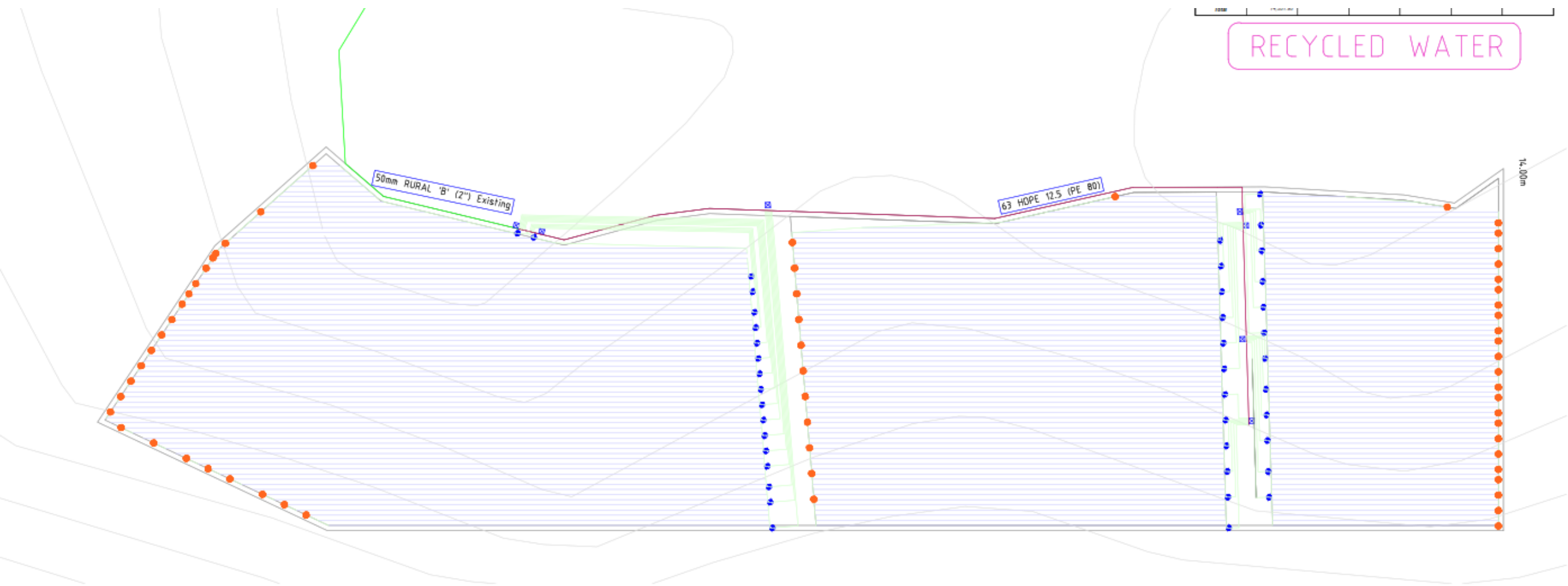
Parameter	Unit	Concentration Limit
5-day Biochemical Oxygen Demand (BOD ₅)	mg/L	≤30
Total Suspended Solids (TSS)	mg/L	≤45
Faecal or Thermotolerant Coliforms (FC)	cfu/100mL	N/A
Total Nitrogen (TN)	mg/L	~25
Total Phosphorus (TP)	mg/L	~10
pH		6.5 – 8.5

Demand Aerated Tank (DAT) Pre-react

Intermittently Aerated Tank (IAT) Aerobic-Anoxic







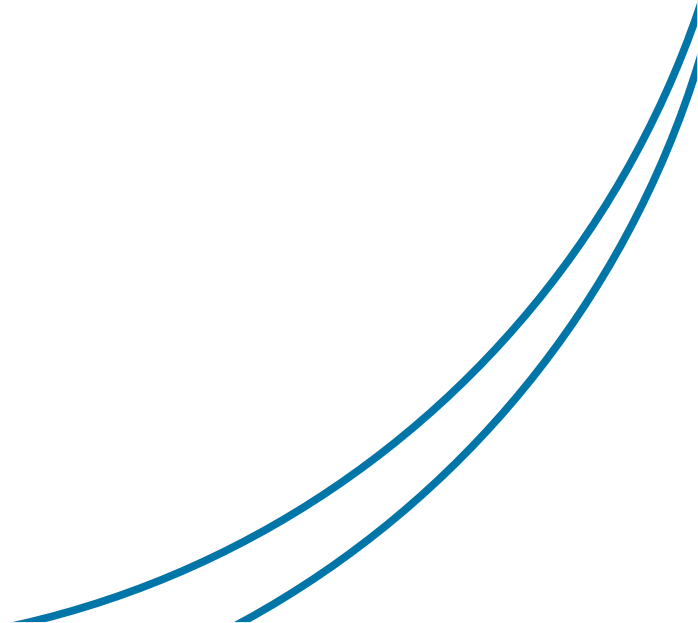
- NETAJIM AIR VALVE (GRAY)
- NETAJIM PURGE VALVE (BROWN)
- Mini Sigma 50mm 130µm
- 40mm Indexing Valve 6No.
- ★ Water Supply

1. This drawing is intended for hydraulic presentation purposes only. It is not to be used as a survey drawing.
2. Air valve positions to be verified on site and installed at high points.
3. Dimensions and elevations to be confirmed on site prior to commencement of works.
4. Information and utilization of existing infrastructure is at clients own risk.
5. If any products other than specified in the drawing are used, it is at the clients own risk.

Nutrien
Water

Client:	Tasman Tourism
Project:	Racecourse Beach Effluent
Address:	

Response to specific questions

- Status of 2023/2024 Annual Report –
 - A draft report has been supplied and feedback has been provided by Council to the Park management.
 - Operation and Management Plan
 - The Park are currently operating under an updated 2024 O&M Plan. The plan was update to reflect the changes to disinfection and bypass of the pond.
 - There is improvement required to comply with the effluent monitoring requirements.
 - Elevated Faecal coliform results have been reported from the plant. Improved disinfection process has been implemented.
 - Contractor/ Specialist Oversight
 - The Park has a contractor engaged to carry out the bimonthly checks listed in the O&M Plan.
 - Current approval conditions – tests and frequency
 - The current approval to operate includes standard conditions of approval.
 - The approval to upgrade the plant and disposal area (DR22/1564) included specific conditions including compliance with an Operation and Management Plan approved by Council.
 - The O&M Plan specifies the maintenance and monitoring requirements for the plant and disposal area.
 - The 2024/25 approval to operate has not yet been issued and is being reviewed.
- 

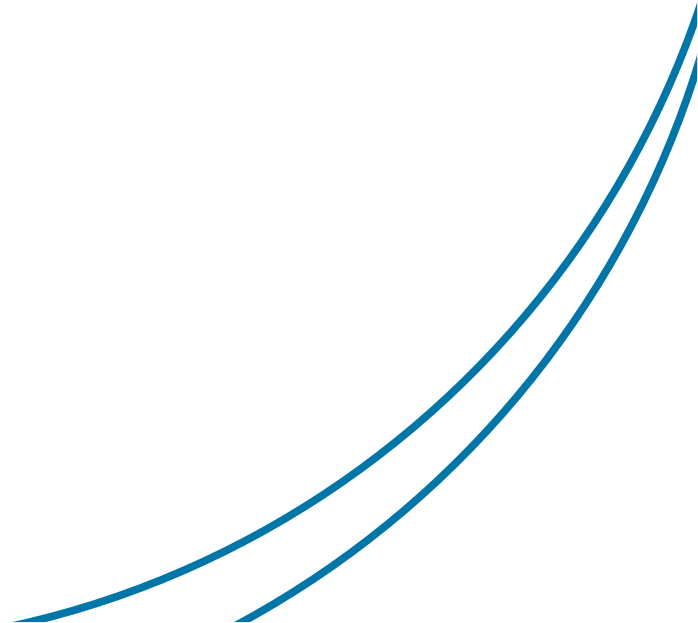
Response to specific questions

- Comparison to Council Sewage Treatment Plants
- Bendalong STP Licence 12357
- Council licence conditions are generally lower, however higher volume, larger total load

Assessable Pollutant	Load limit (kg)
BOD (Enclosed Water)	920.00
Nitrogen (total) (Enclosed Water)	1550.00
Oil and Grease (Enclosed Water)	180.00
Phosphorus (total) (Enclosed Water)	1260.00
Total suspended solids (Enclosed Water)	920.00

Pollutant	Units of Measure	50 percentile concentration limit	90 percentile concentration limit	3DGM concentration limit	100 percentile concentration limit
BOD	milligrams per litre		10		15
Faecal Coliforms	colony forming units per 100 millilitres		200		600
Nitrogen (ammonia)	milligrams per litre		2		5
Nitrogen (total)	milligrams per litre		10		15
Oil and Grease	milligrams per litre		2		10
pH	pH				6.5-8.5
Phosphorus (total)	milligrams per litre	7			10
Total suspended solids	milligrams per litre	5			20

Response to specific questions

- Effluent Engineering Report for sand dune discharge
 - The amended effluent disposal area (EDA) was approved in 2022
 - The application was supported by a detailed review of the sewage treatment plan and a site and soil assessment for the EDA prepared by Whitehead & Associates.
 - The hydraulics of the irrigation area were designed by Nutrien
 - Location of effluent disposal area in relation to the property boundary
 - See aerial next page
 - Water quality in the creek
 - Creek water quality is not monitored.
 - Pollution complaints are investigated. Last assessed 7/4/2025.
 - Caravan greywater hoses
 - Caravans are required to dispose of greywater without risk to the environment.
 - The caravan park is inspected annually for compliance
 - Complaints are investigated.
- 
- Two decorative blue curved lines starting from the bottom right and curving upwards and to the left, extending towards the center of the page.



Summary

- Council is satisfied that the STP and irrigation area meets the performance standards required by the Local Government Act.
- Not all tests listed in the O&M plan have been carried out.
- Next approval will require full implementation of the O&M Plan.
- An E.coli compliance limit will also be included. Limit yet to be set, however <1000 cfu/100mL would be suitable. (AGWR 2006)

Table 1: Performance standards for irrigation water					
Landscape irrigation — trees, shrubs, public gardens, etc					
5.0	Secondary treatment or primary treatment with lagoon detention	0.5–2.0	Combinations of: • microspray • drip irrigation • no public access		• BOD <20 mg/L ^d • SS <30 mg/ L ^d • <i>E. coli</i> <1000 cfu/100 mL (if not disinfected)
3.5		0.5–2.0		2.0	
4.0		1.0–3.0		4.0	
				3.0	
Commercial food crops consumed raw or unprocessed					



Glendon Lee
Senior Environmental Health Officer
Shoalhaven City Council

Compliance to Operate a System of Sewage Management

Sewage Treatment Plant 381 Murramarang Rd, Lot 30 DP 1183066

Dear Glendon,

We confirm we received the following documents through public information or the GIPA process.

Document 1. O&M Onsite Sewage Management System, Racecourse Beach Ver003 26/10/23
Document 2. SCC Racecourse Licence Approval Application Number DR03-1776 12/09/23
Document 3. SCC Letter DR2003/1776 Sewerage Management Facility – problems 12/09/23
Document 4. SCC SMS Renewal Inspection Trim Number DR2003/1776 04/01/24

Bawley Point Kioloa Termeil Community Association (BPKTCA) is the Community Consultative Body consulting with the community within the geographical area that this STP plant operates and discharges within. Our executive committee and community members have read the reports. They are most concerned that this plant appears to be operating outside its licence requirements.

We have also been unable to obtain any quantitative data to determine systematically whether it meets its licence conditions.

Please refer to Document 1, the Operators O & M manual specifying Bi-Monthly monitoring by a specialist service provider, an extract given below.

Can SCC provide evidence of the operating outcomes of the last 12 months as anticipated by Section 5 of the O&M manual? These records would be consistent with the Conditions of Approval to operate the plant in Document 2, Item 4, see below.

4. The owners of aerated wastewater treatment systems, secondary treatment systems and composting toilets shall enter into a minimum 12-month service contract or agreement with the manufacturer, supplier or any contractor authorised to service and carry out maintenance upon the sewage management facility referred to in this approval. The system is to be serviced in accordance with the manufacturer's / supplier's manual and the conditions of any relevant certificate of accreditation.

5 Bi-Monthly Monitoring

To ensure that the STP and effluent management system operates in a satisfactory manner and that any performance problems are identified and rectified, it is necessary to regularly monitor each system component. This is undertaken on a bi-monthly basis by the designated Service Provider for a range of operational parameters. The recommended monitoring program incorporates information provided in the Service Provider's 'STP Operating and Maintenance Manual' and provides guidance on wastewater sampling and qualitative tests to help assess performance by observing the physical characteristics of the STP operation.

NOTE: Care should be taken to ensure that there is minimal risk of personal contact with the wastewater during each inspection/monitoring procedure. Appropriate Personal Protective Equipment (PPE) should be worn. Hands should be thoroughly washed at the completion of each inspection with a disinfecting soap.

A series of control tests and visual observations should be undertaken by the STP Service Provider and the results recorded in a 'Monitoring Log' (example log sheet attached). A copy of the monitoring results should be kept on-site. The parameters for this monitoring interval are described in detail below. In addition to monitoring and recording each of these parameters, external variables should also be recorded during each inspection, including:

- Date and Time – record the date and time that the inspection took place;

We refer to the SCC letter 12/09/23, provided as Document 3, and the SCC Annual Renewal Inspection 04/01/24, provided as Document 4. Several actions were required, which are listed below.

Document 3 SCC letter Sewage Management Facility Actions 12th September 23.

Effluent Treatment Tanks

1. Surface water flow may impact the pump station at the new cabins. This will need to be monitored ongoing to ensure the surface water does not flood the tank.
2. Ensure that solids levels within individual primary collection tanks for pump station are monitored and obtain a clean out as necessary. This frequency will need to be specified by your wastewater services contractor.
3. Turn off the valve to the alternative pipe from permanent residence pump station which transfers effluent to the northern camp kitchen pump station until this can be investigated.
4. Undertake repairs to prevent leakage of the effluent from the second IDEA tank in the effluent treatment plant.
5. Ensure the chlorine is stored and used in a safe and efficient manner.

Effluent Disposal Area

6. Provide adequate protection for the effluent pipes near the gate which is accessed by the pump-out truck.
7. Add standard signage to the sample point "Recycled water, Avoid contact, DO NOT DRINK" at the effluent treatment plant and ensure that only fittings compliant with the standard are used.

Document 4 SCC Annual Renewal Inspection Actions 4th January 2024

8. Engage an environmental consultant to recommend changes which address:
 - a. Open tanks
 - b. irrigation holding pond (ducks, solids from trees, stormwater ingress and these impacts on effluent quality and effluent disposal area efficiencies)
9. Review OMP to ensure compliance and add daily monitoring of EDA.
10. Start looking into all placement of greywater pipes from caravans. It was noted during the inspection that one occupant had placed their greywater hose into the foundations of the ensuite.
11. Is the effluent disposal area compliant? No
12. Is the tank OK and working? No

We consider that a significant number of these actions remain outstanding. Can SCC please confirm their status.? Is the report from the Environmental consultant available.?

Referring to the following recent image of the plant taken from the road, limited signage exists, treated water (purple pipe) is not buried or protected, loose sheeting remains unsecured, and many of SCC's actions appear incomplete. We also note in the second image that the final discharge purple pipes remain not buried, as required, in the dunes.





We share with the Shoalhaven City Council Vision for our Coast and Beaches, which was determined after extensive engagement with the community; see below.

"We care for and protect the coast so that current & Future generations continue to be refreshed & inspired by their coastal experience."

We are most concerned that the operation of the sewage is not meeting its operating licence conditions, or if it is, the monitoring and inspection results are not publicly available so that all stakeholders can be assured of its regular and consistent performance.

We request a meeting with the BPKTCA Executive Committee before the proposed license renewal on 23/08/24 to discuss the matters raised within this letter.

Thanks for your assistance in keeping our community informed on this critical matter. The community association can be contacted via this email or by calling me at 0439 819 762.

Yours sincerely,

Peter Longstaff

Secretary

Bawley Point, Kioloa and Termeil Community Association

15/07/24

Cc

Liza Butler (MP) Member for South Coast

Cllr Patricia White (SCC)

Cllr Gillian Boyd (SCC)