

## CITY OF WANNEROO

MINUTES OF COUNCIL MEETING HELD IN COUNCIL CHAMBER  
 ADMINISTRATION BUILDING, BOAS AVENUE, JOONDALUP,  
 ON WEDNESDAY 22 JULY 1992

## ATTENDANCES AND APOLOGIES

## Councillors:

R F JOHNSON - Mayor	South-West Ward
H M WATERS - Deputy Mayor	North Ward
C P DAVIES	North ward
W H MARWICK	Central ward
A V DAMMERS	Central Ward
A M CARSTAIRS	Central Ward
C G EDWARDES	South Ward
P NOSOW	South Ward
M J GILMORE	South Ward
G A MAJOR	South-West Ward
F D FREAME	South-West Ward
N RUNDLE	South-West Ward

Town Clerk:	R F COFFEY
Deputy Town Clerk:	A ROBSON
City Treasurer:	J B TURKINGTON
City Planner:	O G DRESCHER
City Engineer:	R MCNALLY
City Recreation and Cultural Services Manager:	R BANHAM
City Environmental Health Manager:	G A FLORANCE
City Building Surveyor:	R G FISCHER
City Parks Manager:	F GRIFFIN
Security Administrator:	T TREWIN
City Librarian:	N CLIFFORD
Committee Clerk:	D VINES
Minute Clerk:	J CARROLL

There were 110 members of the Public and 3 members of the Press in attendance.

The Mayor declared the meeting open at 7.35 pm.

An apology for absence was tendered by Cr Smith.

## CONFIRMATION OF MINUTES

Correction to Council Minutes, 24 June 1992

1 Resolution G30623 Should read:

**AMENDMENT MOVED** Cr Freame, **SECONDED** Cr Rundle that point 3 be added to the resolution, viz:

"3 refers to the Town Planning Committee the possibility of Council discussing with the Department of Planning and Urban Development the creation of a further new zoning to provide for strata title caravan parks."

The **AMENDMENT** thus became the **SUBSTANTIVE MOTION**, VIZ:

That Council:

1 continues to rate each strata lot at the Ocean Reef Caravan Village at the standard minimum rate which applies for the Rural - GRV zoned rate group;

2 writes to Ocean Reef Caravan Village, setting out the reasons for the recommendation in Point 1 above;

3 refers to the Town Planning Committee the possibility of Council discussing with the Department of Planning and Urban Development the creation of a further new zoning to provide for strata title caravan parks.

was **PUT** and

**CARRIED**

2 The Division for Item G30635 (page 117 Council Minutes) should read:

A Division was called with the following result:

In Favour of the MOTION: Crs Marwick, Dammers,  
Nosow, Major, Rundle,  
Freame

Against the MOTION: Crs Davies, Carstairs,  
Edwardes, Smith, Gilmore,  
Waters, Johnson

The Mayor declared the MOTION

LOST BY  
DIVISION

**G90701 MINUTES OF COUNCIL MEETING HELD ON WEDNESDAY, 24 JUNE 1992**

**MOVED** Cr Carstairs, **SECONDED** Cr Marwick that the Minutes of Council Meeting held on 24 June 1992, amended as above, be confirmed as a true and correct record.

**CARRIED**

**G90702 MINUTES OF SPECIAL COUNCIL MEETING, HELD ON MONDAY, 29 JUNE 1992**

**MOVED** Cr Major, **SECONDED** Cr Freame that the Minutes of the Special Council Meeting held on 29 June 1992, be confirmed as a true and correct record.

**CARRIED**

**QUESTIONS OF WHICH DUE NOTICE HAS BEEN GIVEN, WITHOUT DISCUSSION**

Cr Marwick asked the following questions to the Town Clerk:

- Q1** Will the Town Clerk advise Council whether Council's By-laws concerning the erection of election signs on private property were any different at May 1992 Council elections to the preceding year?
- A1** The By-laws were not changed, however, the Council policy was changed in respect of the placement of signs within road reserves.
- Q2** Will the Town Clerk advise Council whether any of the Council's By-laws that may be applicable concerning the display of election signs at polling booths, within the City of Wanneroo were any different at the May 1992 Wanneroo Local Government Elections, other than in road verges to the immediate preceding years?
- A2** The By-laws were no different for 1992 as in previous years.
- Q3** If these particular by-laws relating to the erection of election signs on private property and/or at Council polling booths were unchanged at May 1992 wanneroo Local Government Elections, does this mean any Councillor who erected election signs on private property or outside

Council polling booths other than in road verges in Council Elections at May 1992 Elections, or those held in recent years had technically contravened Council's By-laws?

- A3** I am aware of a case that has been adjourned in the Courts being a Court of Disputed Returns and I am not completely satisfied in my own mind regarding the "subjudice" laws, I therefore propose to take that question on notice and in the event of checking with the City Solicitors, I will respond next month.
- Q4** Had Council formally advised Councillors at recent Council Elections that it was illegal to erect such signs on private property or if the By-laws were applicable at Council polling booths at May 1992 Elections or other recent Local Government Elections?
- A4** No advice was given for the 1992 Elections relating to signs on private property. However, advice that signs were not permitted in the road reserve was given. However in previous elections advice was given that signs within road reserves, required Council approval, and on private property the owner's permission to erect signs was required.
- Q5** This question relates to Item G30539 regarding the pre-funding of the Wanneroo Tourism Council - will the Town Clerk advise if this item was actually debated at the May Meeting of Council?
- A5** That item was not debated. The recommendation of the Finance and Administrative Resources Committee was adopted without debate.
- Q6** This question relates to Item G30635 relating to the Wanneroo Tourism Council Police inquiries and is in two parts:
- (a)** Will the Town Clerk advise Council if that part of the debate conducted behind closed doors was recorded?
- A6(a)** Part of the debate that was recorded appears as the amended Item G30635, which appeared on page 117 of the June Minutes of the Council Meeting.

(b) If so will the Town Clerk ensure that the full debate held behind closed doors also appears on the transcript, that is assuming Council approves that the transcripts be made available?

A6(B) If the request of Cr Waters who is seeking that transcript of the behind closed doors debate is approved by Council then a complete transcript will be made.

Q7 Can the Town Clerk advise how many items of Council business transcripts has Cr Waters requested in the past two years?

A7 To the best of my knowledge and research of the records, shows that Cr Waters sought on four occasions transcripts involving 12 Items of Council business.

#### QUESTIONS OF WHICH NOTICE HAS NOT BEEN GIVEN, WITHOUT DISCUSSION

Cr Marwick asked the following question to the Town Clerk:

Q1 Was the meeting that was held behind closed doors, concerning Item G30635 taped?

A1 Yes.

Cr Marwick asked the following question to the Town Clerk:

Q1 I refer to Cr Waters' request for transcripts on tonight's Agenda in the Town Clerk's Report. Will these transcripts be made available to any developer, any other individual or any group of people for any legal or political purposes?

A1 I asked for the transcripts because I want them. I wish to refresh my memory on what was said. I seemed to have been attacked fairly well by you and I would like to refresh my memory on what was being said.

Q2 You declared a pecuniary interest in Item G10546 which was the erection of election signs at the 27 May meeting of Council and it is recorded that you did not vote. Can I ask what pecuniary interest you had in that item?

A2 I don't know why I declared an interest in that, it must have been in some other item and misrecorded because I had nothing to do with the May election, I was not up

for election. What I did do, was ask a question on the election signs.

#### **ANNOUNCEMENTS BY THE MAYOR, WITHOUT DISCUSSION**

##### **LOCAL GOVERNMENT CONFERENCE - ABORIGINAL PEOPLE**

A two day conference was held last week at Council's Welfare Centre in Kingsley.

The conference, which was attended by Council employees from various Departments, examined ways in which Local Government could work more closely with aboriginal people. According to all reports, the conference was a successful exercise and gave many of the delegates a thoughtful insight into the aboriginal culture and identity.

##### **PRESENTATION - MARANGAROO SKILLSHARE**

Council held a graduation ceremony last week for 14 women who had recently completed a retraining course conducted by Marangaroo Skillshare Centre.

The young women, all of whom have been unemployed for more than six months, graduated from their particular courses and were presented with their graduation certificates.

##### **PHONE FRIEND SCHEME**

Council last week presented the Director of the Homestead at Beldon with a cheque for \$1,000 to help it fund its Phone Friend Scheme.

The scheme, which is scheduled to commence in October, aims to provide a phone-in service for primary school aged children who are left unsupervised during after school hours.

##### **ANNUAL BUDGET MEETING**

Council held its Annual Budget Meeting last week and I'm pleased to announce that the 1192/93 budget has been approved by Council.

Rate Notices are expected to be mailed out sometime next week, along with a rates brochure that explains the main points of the budget, and information on how ratepayers can win some fabulous prizes simply by paying their rates in full by 18 August.

A double page spread will also appear in next week's edition of the Wanneroo Times informing residents, in more detail, of some the projects and initiatives Council will be introducing this financial year.

On behalf of my fellow Councillors, I would like to publicly thank the City Treasurer and his staff for their excellent work in preparing another responsible budget in these tough economic times.

#### **INAUGURAL CULTURAL DEVELOPMENT FUND PROGRAMME**

Earlier this month I, along with Councillor Freame, had the pleasure of presenting cheques to the recipients of Council's Inaugural Cultural Development Fund programme.

Council made \$20,000 available for this programme, which was introduced to allow community-based organisations and groups, operating on a not-for-profit basis, to seek financial assistance to enable them to plan and implement cultural activities.

From the 38 submissions received by Council, 21 were successful in gaining grant monies for their particular projects.

#### **AGRICULTURAL SOCIETY SHOW - MISS WANNEROO SHOWGIRL**

Last Saturday, I was invited to Crown the 1992 Miss Wanneroo Showgirl.

The afternoon was a success and augurs well for the Agricultural Society's Show to be held later this year.

#### **CIVIC RECEPTION - JAPANESE STUDENTS**

Council will be hosting a Civic Reception for about 200 Japanese students next Wednesday, 29 July at the Administration Centre starting at 4.00 pm.

The occasion will give all Councillors and local students from Padbury Senior High and Ocean Reef Senior High the opportunity to further develop their relationship with our Japanese guests.

#### **LOCAL GOVERNMENT WEEK PRESENTATIONS**

Early next Month - during Local Government Week - Council will make presentations to 76 local students to officially recognise their work in the community.

Each student will be presented with an attractive medallion.

**PETITIONS, MEMORIALS AND DEPUTATIONS**

**G90703 PETITION OPPOSING DEVELOPMENT ON HEPBURN HEIGHTS**  
**[790-517]**

Cr Waters tabled a 5-signature petition requesting Council to support the retention of Hepburn Heights bushland.

**MOVED** Cr Marwick, **SECONDED** Cr Edwardes that the petition requesting Council support of the retention of Hepburn Heights bushland be received.

**CARRIED**

**G90704 DEPUTATION OF LANDCORP TO TOWN PLANNING COMMITTEE**  
**MEETING**  
**- [310-1]**

Cr Dammers requested the Chairman of Town Planning Committee to consider accepting a deputation from Landcorp to the next meeting of Town Planning Committee regarding the planning of the Shopping Centre in respect of cultural development in the City of Wanneroo.

The Chairman of Town Planning Committee advised that she would allow the deputation.

**MOVED** Cr Marwick, **SECONDED** Cr Edwardes that Council invites a deputation from Landcorp to address the August meeting of Town Planning Committee regarding planning of the shopping centre in respect of cultural development in the City of Wanneroo.

**CARRIED**

**G90705 PETITION RUBBISH ON KINGSLEY OVAL - [061-197]**

A 7-signature petition has been received requesting Council undertake a parking inspection during football matches and a rubbish inspection following football matches on Kingsley Oval.

This petition will be handled administratively.

**MOVED** Cr Marwick, **SECONDED** Cr Edwardes that the petition requesting Council to undertake a parking inspection during football matches and rubbish inspection following football matches on Kingsley Oval, be received and handled administratively.

**CARRIED**



**G90706 PETITION REQUESTING CHANGES AT PERIWINKLE PARK -**  
**[061-286]**

A 147-signature petition has been received from pupils of Mullaloo Heights requesting Council consideration of redirecting storm water drainage pipes in Periwinkle Park to a sump at the edge of the park. The pupils would also like Council to provide them with some trees and shrubs to stop the invasion of weeds in the area.

This petition will be referred to Technical Services Committee.

**MOVED** Cr Marwick, **SECONDED** Cr Edwardes that the petition requesting:

- 1 Council consideration of redirecting storm water drainage pipes in Periwinkle Park to a sump at the edge of the park;
- 2 provision of trees and shrubs to stop the invasion of weeds in the area;

be received and referred to Technical Services Committee.

**CARRIED**

**G90707 PETITION OPPOSING REZONING OF RESERVE 35186 TO**  
**"RESIDENTIAL" AND PUBLIC ACCESSWAY LINKING BRECKNOCK WAY**  
**TO MONTROSE AVENUE, GIRRAWHEEN - [790-557]**

A 93-signature petition has been received from residents of Girrawheen, opposing Reserve 35186 being rezoned to a "Residential Zone" to accommodate the proposed high density units.

The petitioners are also opposed to the public accessway proposed to link Brecknock Way to Montrose Avenue as they consider such an accessway will create problems such as vandalism.

This petition was considered in conjunction with Item G20626.

**MOVED** Cr Marwick, **SECONDED** Cr Edwardes that the petition opposing Reserve 35186 being rezoned to "Residential Zone" be received and considered in conjunction with Item G20626.

**CARRIED**

**G90708 PETITION OBJECTING TO THE PROPOSED USE OF DWELLING  
FOR CHURCH OFFICES/MEETINGS, LOT 36 (172) GLENGARRY  
DRIVE, DUNCRAIG - [30/3995]**

A 25-signature petition has been received from residents objecting to the proposed use of a dwelling on Lot 36 (172) Glengarry Drive, Duncraig, for offices/meetings of the Concordia Lutheran Church.

This petition will be considered in conjunction with Item G20709.

**MOVED** Cr Marwick, **SECONDED** Cr Edwardes that the petition objecting to the proposed use of a dwelling on Lot 36 (172) Glengarry Drive, Duncraig, for offices/meetings of the Concordia Lutheran Church be received and considered in conjunction with Item G20709.

**CARRIED**

**G90709 PETITION REQUESTING THE INSTALLATION OF PLAYGROUND  
EQUIPMENT, PARK BENCHES AND FENCE AT DOVERIDGE  
DRIVE, DUNCRAIG - [061-103]**

A 42-signature petition has been received requesting the installation of playground equipment, park benches and a fence around Doveridge Park on the corner of Doveridge Drive and Glengarry Drive.

This petition will be referred to the Technical Services Committee.

**MOVED** Cr Marwick, **SECONDED** Cr Edwardes that the petition requesting the installation of playground equipment, park benches and a fence around Doveridge Park on the corner of Doveridge Drive and Glengarry Drive be received and referred to the Technical Services Committee.

**CARRIED**

**G90710 PETITION OBJECTING TO REZONING OF PORTION OF LOT  
978 CANDLEWOOD BOULEVARD, JOONDALUP - [790-598]**

A 301-signature petition has been received from residents objecting to the rezoning of Portion of Lot 978 Candlewood Boulevard, Joondalup from "Medical Centre" to "Service Station".

The petitioners feel that the smell, noise and light created by such a service station will reduce the amenity of the area especially after the introduction of 24 hour trading and that

storage of natural gas on the site creates a potential explosive hazard to the surrounding residential area.

This petition will be considered in conjunction with Item G20726.

**MOVED** Cr Marwick, **SECONDED** Cr Edwardes that the petition objecting to the rezoning of Portion of Lot 978 Candlewood Boulevard, Joondalup from "Medical Centre" to "Service Station" be received and considered in conjunction with Item G20726.

**CARRIED**

**ANY BUSINESS OUTSTANDING FROM PREVIOUS MEETINGS**

**REPORTS OF COMMITTEES**

**G90711 COMMUNITY SERVICES COMMITTEE**

**MOVED** Cr Freame, **SECONDED** Cr Rundle that the Report of Community Services Committee Meeting held on 6 July 1992 be received.

**CARRIED**

**ATTENDANCES**

Councillors:

F D FREAME - 5.59 pm Chairman	
from 6.12 pm	South-West Ward
R F JOHNSON - Mayor	South-West Ward
C P DAVIES	North Ward
W M MARWICK - Acting Chairman, from	
5.40 pm to 6.12 pm	Central Ward
M J GILMORE	South Ward
A V DAMMERS - Observer	Central Ward
A M CARSTAIRS - Observer	Central Ward
P NOSOW - Observer, from 5.59 pm	South Ward
N RUNDLE - Deputised for Cr Freame	
from 5.40 pm to 5.59pm	South-West Ward
G A MAJOR - Observer from 6.03pm	South-West Ward

Deputy Town Clerk:	A ROBSON
City Environmental Health	
Manager:	G A FLORANCE
City Recreation and Cultural	
Services Manager:	R BANHAM
Security Administrator:	T TREWIN
Deputy City Librarian:	J CADDY
Co-ordinator Welfare:	P STUART
Committee Clerk:	V GOFF

**APOLOGIES**

An apology for late attendance was tendered by Cr Freame.

**CONFIRMATION OF MINUTES**

The Minutes of Community Services Committee Meeting held on 8 June 1992 were confirmed as a true and correct record.

**PETITION AND DEPUTATIONS**

Nil

**DECLARATIONS OF PECUNIARY INTEREST**

Nil

**MEETING TIMES**

Commenced: 5.39 pm

Closed: 6.50 pm

**G40701 FOOD COMPLAINT - SAMPLE NO 37613 - [851-7]**

## CITY ENVIRONMENTAL HEALTH MANAGER'S REPORT G40701

The City Environmental Health Manager reports on an incident involving the sale of adulterated food, namely a turkey portion which contained faecal material. He seeks Council approval to instigate legal proceedings in accordance with the provisions of the Health Act, against the retailer or the manufacturer upon receipt of acceptance of liability.

**MOVED** Cr Freame, **SECONDED** Cr Major that Council in accordance with the provisions of the Health Act 1911, instigates legal proceedings against either:

- 1 proprietors of Woolworths Supermarket, Whitford City Shopping Centre;

OR

- 2 manufactures of the article "Tegel Turkey", registered address Rockford Road, Tahmoor, New South Wales.

**CARRIED****G40702 OFFENSIVE TRADE PROSECUTION - COLES SUPERMARKETS (WARWICK) - [930-8, 30/215-1B]**

## CITY ENVIRONMENTAL HEALTH MANAGER'S REPORT G40702

In May Council was advised of breach of Sections of the Health Act 1911 by Coles Supermarket, Warwick in respect of the establishment of an Offensive Trade (Fish Shop) without Council approval (Item G40504 refers).

The City Environmental Health Manager reports that the Health Department of WA has recently redefined the issue of "offensive trade" which precludes the particular premises which were the subject of Council's action and as such absolves Coles Supermarkets from this obligation to obtain an "Offensive trade" licence.

**MOVED** Cr Freame, **SECONDED** Cr Major that Council:

- 1 rescinds its resolution G40504, viz:

"1 initiates legal action against Coles Supermarket, Warwick Grove Shopping Centre, Erindale Road,

Warwick for breaching sections 188 and 189 of the Health Act 1911 as amended;

- 2 approves the establishment of an Offensive Trade (fish Shop) at Coles Supermarket, Warwick and the issue of the appropriate licence upon compliance with the Health Act Regulations and By-laws;"

- 2 advises Coles Myer Ltd of this action

**CARRIED**

**G40703 APPLICATION - KEEPING OF PIGEONS - [278/38/2]**

CITY ENVIRONMENTAL HEALTH MANAGER'S REPORT G40703

Mr E Tillotson of Lot 38 (2) Joondalup Place, Wanneroo is seeking Council approval to keep racing pigeons.

The City Environmental Health Manager reports that four of the five surrounding neighbours have given written consent in support of this application.

**MOVED** Cr Freame, **SECONDED** Cr Major that Council approves the application of Mr E Tillotson of Lot 38 (2) Joondalup Place, Wanneroo to keep racing pigeons in accordance with Council's by-laws.

**CARRIED**

**G40704 REFUSE ADVERSELY AFFECTING ADJOINING PROPERTIES - LOT 284 (12A) GLENSIDE CRESCENT, CRAIGIE - [1389/284/12A]**

CITY ENVIRONMENTAL HEALTH MANAGER'S REPORT G40704

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- 2 serves Notice on the owner of Lot 284 (12A) Glenside Crescent, Craigie to remove all materials listed from the lot and dispose of them at an approved site within 21 days;

- 3 authorises legal action against Mr Lee Hoi of 12A Glenside Crescent, Craigie in the event of failure to comply with Council's Notice.

**CARRIED**

Appendix I refers

**G40705 APPLICATION TO OCCUPY A CARAVAN - [466/113/165, 241-1]**

**CITY ENVIRONMENTAL HEALTH MANAGER'S REPORT G40705**

Mr D H Johnston is seeking Council approval for his son and daughter-in-law to occupy a caravan located in proximity to the existing dwelling at Lot 113 (165) Karoborup Road, Carabooda.

The City Environmental Health Manager reports that in accordance with the By-laws in relation to "Caravan Parks and Camping Grounds" Council may approve of this occupation for a period of six months.

**CARRIED**

**MOVED** Cr Freame, **SECONDED** Cr Major that Council approves the application of M D H Johnston for his son and daughter-in-law to occupy a caravan at Lot 113 (165) Karoborup Road, Carabooda in conjunction with the dwelling for a period of six months.

**CARRIED**

**G40706 REPRESENTATIVES TO CENTRE MANAGEMENT COMMITTEES AT MILDENHALL, WHITFORD, GIRRAWHEEN, WANNEROO AND GREENWOOD/WARWICK - [335-0]**

**CITY ENVIRONMENTAL HEALTH MANAGER'S REPORT G40706**

The City Environmental Health Manager submits the names of members of Centre Management Committees for endorsement by Council.

**MOVED** Cr Freame, **SECONDED** Cr Major that Council endorses the appointment of the Management Committees of the Mildenhall, Whitfords, Girrawheen, Wanneroo and Greenwood/Warwick Senior Citizens' centres as put forward in Report G40706.

**CARRIED**

Appendix II refers

**G40707 RESPIRE SERVICES - ADDITIONAL FUNDING - [880-8-7]**

**CITY ENVIRONMENTAL HEALTH MANAGER'S REPORT G40707**

The Burbridge School in Koondoola which caters for children with special needs has approached the City's Respite Service seeking assistance for its students who are scheduled to leave school at the end of June 1992. Most of the school's students will qualify for supported employment services, however a small number of students with multiple disabilities will require an intensive respite service.

The City Environmental Health Manager reports on the level of support required and suggests that additional funding be sought from Commonwealth's Disability Services Programme.

**MOVED** Cr Freame, **SECONDED** Cr Major that Council submits an application for additional funding to enable its Respite Service to accommodate a further five young people with multiple disabilities.

**CARRIED**

**G40708 RECREATION DEPARTMENT MONTHLY REPORT FOR JUNE 1992 - [260-0]**

**CITY RECREATION AND CULTURAL SERVICES MANAGER'S REPORT G40708**

The City Recreation and Cultural Services Manager outlines the major activities of the Recreation Department for the month of June.

He advises that "Recreation Network" has appointed Ms Joanne Byrne as Recreation Adviser. Ms Byrne will be based at the City of Wanneroo for approximately 18 months and will be assisting with the integration of local people with disabilities into mainstream recreation pursuits.

The Community Mural Arts Project which was centred in the Padbury area and supervised by Malcolm King, the artist in residence, has now been completed and has created a great deal of interest amongst the community.

Enrolments are near capacity at the six holiday school programmes.

The City Recreation and Cultural Services Manager reports that following the seminar held in May for Recreation Association members, a variety of issues were raised and a meeting has been planned for Monday, 6 July to discuss the format for a workshop.

A senior Students Forum, hosted by the Department of the Premier at Hillarys Yacht Club was attended by the Youth Services Co-Ordinator. Issues discussed included juvenile crime, graffiti and employment and training for young people.

Ms Anna Froud has commenced a twelve month contract to accession and catalogue the City's historical artefacts.

**MOVED** Cr Freame, **SECONDED** Cr Major that CITY RECREATION AND CULTURAL SERVICES MANAGER'S REPORT G40708 be received

**CARRIED**

**G40709 APPOINTMENT OF MANAGEMENT AND ADVISORY COMMITTEES -[26-4-3]**

CITY RECREATION AND CULTURAL SERVICES MANAGER'S REPORT  
G40709

In accordance with the provisions of Section 181 of the Local Government Act, the City Recreation and Cultural Services Manager submits the members of the Management Committees for appointment by Council.

**MOVED** Cr Freame, **SECONDED** Cr Major that Council appoints the following persons as Committee Members for ensuing Year:

Mr J Lavers  
Mr I MacLean  
Mrs C Garlick  
Mr K Acton  
Mrs K Frost  
Mr N Blackberry  
Mr K Burgess  
Mr R Howell  
Mr B Barnard  
Mrs A Garlick  
Mr M Barrett  
Mr R Schraivesande  
Mrs T MacLean  
Mr J Kelly  
Mr G Raftos  
Mr R Bowman  
Mr B Smith

as members of the Girrawheen/Koondoola Recreation Management Committee for 1992/93;

Mr P McKenzie  
Mrs S West  
Mr B Johnston  
Mr P Planken  
Mr I Hooper  
Mr M Gregory  
Mr L Boylan  
Mrs W Peers  
Mr W Mansell  
Mrs C Edwardes, MLA  
Mr A Rowbotham  
Mrs T Clough  
Mrs L Shillcock

as members of the Kingsley/Woodvale Recreation Management Committee for 1992/93; and

Cr H Waters  
Cr C Davies  
Mr J Hill  
Miss M Cockman  
Mr R Shimmon  
Education Dept representative (to be appointed)  
Ms S Murphy  
Mrs S Truepenny  
Mr E T Gibbs  
Mr R Delamare  
Mr K Gibbs  
Mrs L Gibbs  
Mr N Crisafulli  
Mrs G Phipps

as members of the Gloucester Lodge Museum Management Committee for 1992/93

**CARRIED**

**G40710 KIOSK OPERATION - SORRENTO/DUNCRAIG RECREATION CENTRE -**  
**[330-1-1]**

CITY RECREATION AND CULTURAL SERVICES MANAGER'S REPORT  
G40710

As part of the implementation of the Recreation Management Plan adopted in July 1990, funds were listed in the 1992/93 Draft

Budget to appoint a Recreation Facilities Manager and support staff to the Sorrento/Duncraig area as of 1 January 1993.

To offset additional staffing costs, it is proposed to take advantage of as many income generating strategies as possible. These consist of a mix of innovative programming and controlled use of the facilities. The kiosk/coffee shop also has the potential to improve the cash flow of the facility.

The City Recreation and Cultural Services Manager provides details of the licence agreement which is due to expire on 24 August 1992. It would appear to be appropriate for Council to consider alternative options for the operation of the kiosk/coffee shop at the centre.

**MOVED** Cr Freame, **SECONDED** Cr Major that CITY RECREATION AND CULTURAL SERVICES MANAGER'S REPORT G40710 be received.

**CARRIED**

**G40710A KIOSK OPERATION - SORRENTO/DUNCRAIG RECREATION CENTRE**  
**-[330-1-1]**

CITY RECREATION AND CULTURAL SERVICES MANAGER'S REPORT  
G40710A

**RECOMMENDATION**

That Council:

- 1 increases the rental of the kiosk/coffee shop at Sorrento/Duncraig Recreation Centre to \$1,000 per annum to take effect from the date of the licence renewal 24 August 1992;
- 2 advises the operator of the revised rental which is to be payable quarterly in advance.

**MOVED** Cr Major, **SECONDED** Cr Edwardes that consideration of the rental increase for the kiosk/coffee shop at Sorrento/Duncraig Recreation Centre, be deferred for one month and referred back to Community Services Committee.

**CARRIED**

**G40711 YOUTH EMPLOYMENT AND TRAINING POLICY - [485-6]**

CITY RECREATION AND CULTURAL SERVICES MANAGER'S REPORT  
G40711

The City Recreation and Cultural Services Manager reports on the progress of the Youth Advisory Committee which is developing a comprehensive youth policy for the City of Wanneroo.

The City Youth Services Co-Ordinator, after consultation with young people within the municipality, has prepared and Employment and Training Policy in conjunction with professionals and service providers in the community.

Minor adjustments have been made to the policy directions and strategies in line with issues raised by the Community Services Committee in June and is submitted for Council's adoption.

**MOVED** Cr Freame, **SECONDED** Cr Major that Council adopts the Youth Employment and Training Policy aims, future directions, and strategies recommended by the Wanneroo Youth Advisory Committee as referred to in Attachment 1 to Report G40711.

**CARRIED**

Appendix III refers

**G40712 PROPOSAL FROM THE CANCER FOUNDATION OF WA - [260-0, 485-2]**CITY RECREATION AND CULTURAL SERVICES MANAGER'S REPORT  
G40712

A submission has been received from the Cancer Foundation of WA proposing that Council adopts a "Sunsafe Environment for young people". The basis of this proposal is to keep young people out of the sun during peak danger times.

The City Recreation and Cultural Services Manager gives reasons why he considers it is not practical or appropriate for Council to restrict access to public recreation facilities on the basis of sun protection.

He considers Council already addresses the issue of shade provision and sun protection at the City's parks and swimming pools.

**MOVED** Cr Freame, **SECONDED** Cr Major that Council:

- 1 does not adopt the policies proposed by the Cancer Foundation;



- 2 assist the Cancer Foundation to promote the "Sunsafe" concept and educate State sporting organisations, sporting clubs and players to the dangers of exposure to the sun;
- 3 refers the "Sunsafe" concept to the Recreation Associations for their consideration and possible action.

**CARRIED**

**G40713 CITY OF WANNEROO ART AWARD - [429-1-13]**

CITY RECREATION AND CULTURAL SERVICES MANAGER'S REPORT  
G40713

In June, Community Services Committee resolved that a further report be submitted outlining the selection criteria to be applied so that only artworks of suitable quality are accepted for the City of Wanneroo Art Exhibition and purchase by City (Item G40609 refers).

The City Recreation and Cultural Services Manager reports that the process will involve having a selection panel representing people with expertise in visual arts and the ability to remain impartial.

The selection panel will encourage excellence and will have the right to refuse works not acceptable in subject matter, presentation and quality of workmanship.

**MOVED** Cr Freame, **SECONDED** Cr Major that CITY RECREATION AND CULTURAL SERVICES MANAGER'S REPORT G40713 be received.

**CARRIED**

**G40714 NOMENCLATURE POLICY - PUBLIC FACILITIES - [702-0]**

CITY PLANNER'S REPORT G40714

In February 1992, the Community Services Committee requested a report be submitted on the feasibility and ramifications of amending its public facilities nomenclature policy to enable parks, roads and public buildings to be named after people who have served the community and are still living (Item G40250 refers.)

Subsequent to that meeting, the Geographic Names Committee, a division of the Department of Land Administration, was approached, seeking its rationale for adoption of the naming policies which it employs.

The City Planner provides details of this policy and supports the primary criteria applied to the naming of parks and facilities etc which is to make them more easily recognisable and locatable.

Cr Major commented that it has not been Council policy to adhere to the Geographic Names Committee when naming facilities in the past, therefore the recommendation changes Council policy with respect to naming conventions.

**MOVED** Cr Freame, **SECONDED** Cr Major that Council adheres to the policy of the Geographic Names Committee in naming facilities.

**CARRIED**

**G40715 REQUEST FOR PERMISSION TO KEEP MORE THAN TWO DOGS AT 8 PELSART PLACE, HEATHRIDGE - [1315/435/8]**

**SECURITY ADMINISTRATOR'S REPORT G40715**

Mrs Sue Bransby seeks an exemption in accordance with Section 26(3) of the Dog Act 1976 to keep three dogs at her home at 8 Pelsart Place, Heathridge.

The Security Administrator reports that the 704m<sup>2</sup> residential property has a medium backyard fenced off from adjoining properties.

Letters have been sent to five adjoining neighbours and to date no objection has been received.

**MOVED** Cr Freame, **SECONDED** Cr Major that Council:

- 1 does not grant an exemption pursuant to Section 26(3) of the Dog Act 1976 for Mr Bransby to keep more than two dogs at 8 Pelsart Place Heathridge;
- 2 advises the applicant of her right of appeal to the Minister for Local Government.

**CARRIED**

**G40716    PROPOSED STATE EMERGENCY SERVICE UNIT CONSTITUTION -**  
**[322-4]**

SECURITY ADMINISTRATOR'S REPORT G40716

The State Emergency Service Headquarters has circulated all local authorities with its proposed Western Australian State Emergency Service Unit Constitution dated 17 March 1992 seeking Local Government response.

The Local Co-Ordinator of State Emergency Service and his deputy have advised that they will be formulating their own alternative Constitution and will put this to their State Headquarters for consideration. Concern was felt by the local service that there was a lack of Local Government representation in the State document. As yet a copy of the proposed local Constitution is not available.

The City of Cockburn have also recently circulated all local authorities seeking support in relation to upgrading certain shortcomings in the State document. Cockburn has asked several questions in the W.A.S.E.S. and one of those questions is whether it (W.A.S.E.S) has undertaken a survey to determine what resources are provided by individual Local Governments.

The City of Cockburn has expended \$75,000 in its funding of local S.E.S units over the past seven years. They have asked questions as to what funding the Government has provided.

The Security Administrator provides details of the City's funding of the local S.E.S over the past six years and suggests that Council supports the City of Cockburn's approach in that the State rather than Local Government provide sufficient resources for the implementation of the S.E.S Establishment legislation and the Emergency Management legislation.

The Security Administrator advises that the proposed Unit Constitution is only a model and it is not envisaged that local units will adopt it in total.

**MOVED** Cr Freame, **SECONDED** Cr Major that Council:

1            supports the City of Cockburn's view and writes to the State Government requesting that it allocates sufficient resources to ensure:

- (a)        the implementation of the S.E.S Establishment legislation;

(b) the implementation of the Emergency Management legislation;

- 2 supports the adding of the words "and the appropriate Local Government Authority" after the word "Director" as outlined in sub-clause 10.3.1 of the proposed Model Constitution appearing as Attachment 1 to Report G40716.

**CARRIED**

Appendix IV refers

**G40717 CANCELLATION OF DOG REGISTRATION - MR M J HARTE, FORMERLY OF 8 LIND COURT, QUINNS ROCKS - [475/2/206]**

SECURITY ADMINISTRATOR'S REPORT G40717

In April Council resolved in accordance with the provisions of Section 16(3) of the Dog Act 1976 to cancel the registrations for two dogs (Item G40425 refers).

Since service of the notice, the dog owner has moved to a rural property in Mariginiup and has requested a review of the order.

The Security Administrator reports that Council's Senior Ranger has inspected the property and is satisfied that the dogs will be adequately confined in an excellent compound constructed for that purpose.

**MOVED** Cr Freame, **SECONDED** Cr Major that Council:

- 1 revokes its Order made on 29 April 1992 under Section 16(3) of the Dog Act 1976 to cancel the two dogs registration numbers 9858/92 & 9859/92 held in the name of Mr Michael John Harte, in view of his new means to adequately confine and control his dogs, and notifies him accordingly;
- 2 advises the owner that should he relocate in the future, the dog pens are to be reconstructed to the satisfaction of the Security Section, failing which, proceedings will commence once more for the cancellation of the dogs licences.

**CARRIED**

**G40718 WANNEROO BUSINESS DIRECTORY - [205-1]**

Cr Dammers advised that he had been contacted by the promoter of the Wanneroo Business Directory seeking the placement of a

business advertisement in the official City of Wanneroo Information Directory. He was concerned that businesses in Wanneroo could possibly be led into thinking they were subscribing to a publication that Council is in the process of publishing.

**MOVED** Cr Freame, **SECONDED** Cr Major that the Deputy Town Clerk seek an urgent meeting with the publisher of the Wanneroo Business Directory to clarify the situation.

**CARRIED**

**G40719 WANNEROO TOURISM COUNCIL - [320-2]**

Council resolved to make provision in the 19992/93 budget to provide a non-statutory donation of \$7,500 as its final contribution to the Wanneroo Tourism Council. Cr Dammers reports that the Wanneroo Tourism Council has decided to go into recess for six months and has requested Council to provide a junior clerk to man the office telephone for that period.

**MOVED** Cr Freame, **SECONDED** Cr Major that a report be submitted to Finance and Administrative Resources advising of Council's position in respect of the funding of the Wanneroo Tourism Council for 19992/93.

**CARRIED**

**G40720 FENCING OF PUBLIC RESERVES; JOONDALUP RUGBY LEAGUE CLUB - SORRENTO SOCCER CLUB - [061-2]**

Cr Dammers sought clarification of the status of the Joondalup Rugby League Club's use of Admiral Reserve, Heathridge. The club is fencing the public reserve and requesting donation for entry to the grounds. The City Recreation and Cultural Services Manager advised that the Joondalup Rugby League Club was notified that it could not charge entry to the grounds.

**MOVED** Cr Freame, **SECONDED** Cr Major that:

- 1 a letter be sent to Joondalup Rugby League Club advising that the oval at Admiral Reserve, Heathridge may not be fenced;
- 2 a report be submitted to the Community Services Committee on the fencing of public reserves by sporting clubs in order to charge entry fees with particular reference to Sorrento Soccer Club.

**CARRIED**

**G40721 FRIENDS OF YELLAGONGA PARK - [061-408]**

Cr Rundle advised that a member of the "Friends of Yellagonga Park" is seeking membership of the Lakes Management Advisory Committee.

**MOVED** Cr Freame, **SECONDED** Cr Major that the Lakes Management Advisory Committee terms of reference be expanded to include a member of "Friends of Yellagonga Park".

**CARRIED**

**"LITTLE FEET" FESTIVAL - [703-4]**

Cr Freame reported on the success of the "Little Feet Festival" held at the International College on the weekend 4 to 5 July 1992 and expressed her thanks to staff members of the Recreation Department and Welfare Section who manned the City of Wanneroo stand.

**G90712 TOWN PLANNING COMMITTEE**

**MOVED** Cr Major, **SECONDED** Cr Nosow that the Report of the Town Planning Committee Meeting held on 8 July 1992, be received.

**CARRIED**

## Councillors:

H M WATERS - Chairman	North Ward
A M CARSTAIRS	Central Ward
P NOSOW	South Ward
N RUNDLE - from 5.39 pm	South-West Ward
W H MARWICK - Observer	Central Ward
A V DAMMERS - Observer	Central Ward
W S SMITH - Observer, to 8.05 pm	South Ward
G A MAJOR - Observer, from 6.50 pm	South-West Ward
F D FREAME - Observer, from 6.32 pm	South-West Ward

Deputy Town Clerk:	A ROBSON
City Planner:	O G DRESCHER
Minute Clerk:	R GARLICK

**CONFIRMATION OF MINUTES**

The Minutes of Town Planning Committee Meeting held on 10 June 1992, were confirmed as a true and correct record.

Cr Dammers expressed his concern that it was inappropriate for Mr Buckeridge to be allowed a deputation as he has not submitted an application to Council.

The Chairman advised that at the time she had agreed to the deputation, she had not realised Mr Buckeridge had no application lodged with Council. However as he had arrived, she would allow the deputation and inform him of the need to submit his application.

**PETITIONS AND DEPUTATIONS****DEPUTATION - HEPBURN HEIGHTS - REZONING AND SUBDIVISION APPLICATION**

A deputation comprising Mr Goff of TS Martin and Associates, Messrs Curtis and Hausted from Landcorp, Dr Tingay and Dr van der Moezel addressed the Committee in relation to rezoning and subdivision application, Hepburn Heights.

Mr Curtis expressed his appreciation for the opportunity to address the Committee on the rezoning and subdivision proposal for Hepburn Heights. He referred to the recent gazettal of the Metropolitan Regional Scheme to rezone Hepburn Heights to Urban and advised of Cabinet's direction to develop the land for residential and community purposes.

Mr Curtis then briefly reported on the redesign of the land.

Dr Tingay provided a background on environmental assessments made for Landcorp. He briefed the meeting on studies undertaken and advised that the results were that:

- there are no rare and endangered species at Hepburn Heights;
- there are a few species that are considered unusual. However, there is no area in the Perth region where some species that were unusual would not be found, simply because of the diverse flora.

He reported that in comparing flora in statistical way, species by species, it was found 85% of the plants at Hepburn Heights occur in Kings Park, 66% occur in Bold Park and 61% occur in Star Swamp. In conclusion, he advised that there is not a high degree of uniqueness about the vegetation in Hepburn Heights.

Mr Goff referred to a plan on the proposed subdivision design of Hepburn Heights and briefly discussed the proposal.

Mr Curtis reaffirmed that there was nothing unique in the vegetation at Hepburn Heights and a significant compromise has been presented in the hope that the Committee will consider the plan logically and objectively.

Following questions from Councillors, the Chairman thanked the deputation for addressing the Committee and advised that the matter would be considered later in the meeting - Item G20722 refers.

DEPUTATION - CONCRETE BATCHING PLANT - EDGEWATER GATE - LOT 3  
JOONDALUP DRIVE, EDGEWATER

Mr L Buckeridge and Mr B Laan of Buckeridge and Associates addressed the Committee in relation to a Concrete Batching Plant, Edgewater Gate, Lot 3 Joondalup Drive, Edgewater.



The Chairman advised Mr Buckeridge that at the time she had agreed to hear his deputation, she had been unaware that currently he has no application with Council. Nevertheless the deputation would be heard.

Mr Buckeridge provided the Committee with a precis of reasons to support the proposal for Concrete Batching Plant at Edgewater.

He discussed the reasons listed in his precis and presented a plan and aerial photograph of the subject site.

Following questions from Councillors, the Chairman thanked the Deputation for addressing the Committee.

DEPUTATION - AMENDMENT TO TOWN PLANNING SCHEME NO 17 - SEACREST RETIREMENT VILLAGE AND SHOPPING CENTRE SCHEME

Messrs McCubbing, Rowe and Dwyer addressed the Committee in relation to the amending of Town Planning Scheme No 17 by deleting Harman Park from the Seacrest Retirement Village and Shopping Centre Scheme.

Mr McCubbing presented copies of previous correspondence regarding the proposal for the expansion of Seacrest Village Shopping and Medical Centre.

He briefed the Committee on the background and recent developments with respect to the proposal and discussed reason in support of the proposal. He requested that the local residents be given the opportunity of voicing their opinion in regard to the proposal.

Mr Rowe reported on the technical aspects of the proposal. He discussed concerns over the lack of visibility, lack of scrutiny from the street and the unacceptable behaviour in the area, and addressed various ways the proposal could assist to alleviate these concerns.

Following questions from Councillors, the Chairman thanked the deputation for addressing the Committee.

**DECLARATIONS OF PECUNIARY INTEREST**

Cr Nosow declared an interest in Item G20711.

Cr Carstairs declared an interest in Items G20723 and G20750.

Cr Marwick stated his intention to declare an interest in Item G20737.

Cr Johnson stated intention to declare an indirect interest in Item G20734 and submitted the following reasons:

"At the 24 June 1992 Council Meeting I was asked whether I had a possible interest in the matter before Council involving Go West. I would like to say that my Company through the leasing agents Stanton Hillier Parker leased premises at Unit 6, 40 Prindiville Drive, Wangara in November 1988.

At that time I was aware the premises were owned by Mr and Mrs West. In April 1991 the property was offered for sale. My company was informed by the leasing agents that there was a buyer for the property and when the signs were taken down I assumed that the property had been sold.

As a result of the question raised by Cr Marwick I have found by enquiry the sale had in fact fallen through and the property is still owned by Mr and Mrs West. I have asked the Town Clerk for his opinion as to whether or not I would be regarded as having a pecuniary interest and he has advised me that in his opinion there is a remote possibility I could have an indirect interest.

I was not aware of these facts when this item came before Council, however, had I known I would have taken the cautious approach and declared an indirect interest however remote it may have been as I do now and will be in the future.

I would hasten to add that on voting on this issue at the Town Planning Committee I fully supported the City Planner's recommendation which was to uphold the City's zoning by-laws.

#### **MEETING TIMES**

Commenced:	5.34 pm
Closed	9.50 pm

**G20701 DEVELOPMENT ASSESSMENT UNIT - JUNE 1992 - [290-1]**

CITY PLANNER'S REPORT G20701

The City Planner submits a resume of the development applications processed by the Development Assessment Unit during June 1992.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council endorses the action taken by the Development Assessment Unit in relation to the application described in Report G20701

**CARRIED**

Appendix V refers

**G20702 DEVELOPMENT ENQUIRIES - JUNE 1992 - [290-0]**

CITY PLANNER'S REPORT G20702

The City Planner lists the development enquiries received during June 1992, together with a resume of advice given to the enquirer.

**MOVED** Cr Major, **SECONDED** Cr Waters that CITY PLANNER'S REPORT G20702 be received.

**CARRIED****G20703 PROPOSED QUICKLIME PLANT AND QUARRY, NOWERGUP - [30/3595]**

CITY PLANNER'S REPORT G20703

The City Planner reports on the background in respect of the proposed quicklime plant and limestone quarry at Nowergup.

He outlines the resolutions adopted by Council at its meeting in March (Item G20303 refers) and gives details of the latest advice received from the Hon Minister for the Environment.

**RECOMMENDATION**

That CITY PLANNER'S REPORT G20703 be received.

**AMENDMENT MOVED** Cr Davies, **SECONDED** Cr Waters That point 2 be added to the recommendation:

- 2 that Council writes to the Minister for the Environment requesting that the words "without the prior approval of the City of Wanneroo" be added to Commitment 28 of the approval which states that quarrying must not be undertaken outside daylight hours except in exceptional circumstances.

LOST

**MOVED** Cr Major, **SECONDED** Cr Waters that CITY PLANNER'S REPORT G20703 be received.

**CARRIED**

**G20704 PROPOSED UNDERGROUND FUEL STORAGE TANKS AND BOWSER, LOT 61**  
**(5) WINTON ROAD, JOONDALUP - [30/2009]**

CITY PLANNER'S REPORT G20704

Mr Upendra Patel seeks Council approval to develop underground fuel storage tanks and a bowser on Lot 61 (5) Winton Road, Joondalup.

The City Planner reports that the proposal is to develop two 5,000 litre fuel tanks (one containing super fuel and the other containing unleaded fuel) and locate a bowser at the front of the property. All intended use of the bowser is strictly for the hire cars and repair workshop and fuel will not be sold to the public.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council approves the application by Mr Upendra Patel to develop underground fuel storage tanks and bowser on Lot 61 (5) Winton Road, Joondalup, subject to:

- 1 bowser being relocated in accordance with the attached sketch dated 7 July 1992;
- 2 fuel not being permitted to be sold to the public;
- 3 a 1.8 metre screen wall placed along the northern side of the car park;
- 4 standard and appropriate development conditions.

**CARRIED**

Appendix VI refers

**G20705 PROPOSED COMMERCIAL BUILDING ON LOT 469 (133) GRAND BOULEVARD, JOONDALUP - [30/4000]**

## CITY PLANNER'S REPORT G20705

K & E Stamopoulos seeks Council approval to develop a commercial building at Lot 469 (133) Grand Boulevard, Joondalup.

The City Planner reports that the development will be constructed in two separate stages.

Stage 1 comprises the ground floor and 494m<sup>2</sup> gross leasable floor area. The building is divided into four separate units with one of the units being identified as a cafe and the other three as retail/office.

Also included as part of the first stage are 20 carparking bays which will satisfy the onsite requirement for both stages.

Stage 2 comprises a first floor and 706m<sup>2</sup> of gross leasable floor area. Again the second level is divided into four individual units and all are identified as offices.

The City Planner provides an assessment of the development and gives details of minor adjustments that need to be made.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council:

- 1 approves the proposed building on Lot 469 (133) Grand Boulevard, Joondalup, as submitted by K and E Stamopoulos, subject to:
  - (a) recessing the rear service door to prevent potential conflict with parked vehicles, to the satisfaction of Council;
  - (b) setting the kerbline of the rear car parking area back 1.2 metres from the building, to the satisfaction of Council;
  - (c) the submission of plans to the City showing the levels of the site, the finished floor level of the building and the design levels of the car park, to the specifications and satisfaction of the City and the Joondalup Development Corporation, prior to a building licence being issued;

- (d) the relocation of the pier adjacent to the vehicle easement, to the satisfaction of the City Engineer;
- (e) end car parking bays being a minimum 2.75 metres wide measured between the face of the piers of the building, to the satisfaction of the City Engineer;
- (f) the provision of a rear service access to the proposed cafe, to the satisfaction of the City Environmental Health Manager;
- (g) the provision of extra toilet facilities for the second stage (ie first floor) to the satisfaction of the City Building Surveyor;
- (h) adjustments to the internal corridors to accommodate disabled persons movements, to the satisfaction of the City Building surveyor and the City Environmental Health Manager;
- (i) the approval of the Joondalup Development Corporation;
- (j) standard and appropriate development conditions;

2 exercises its discretion and waives its normal 30 day on-site advertising period for this application.

**CARRIED**

**G20706 PROPOSED RESTAURANT ON LOT 677 (68) CONSTELLATION DRIVE, OCEAN REEF - [790-629]**

**CITY PLANNER'S REPORT G20706**

Puddy Lee Partnership Pty Ltd (Architect), on behalf of Sunshine Beach Pty Ltd, seeks Council approval to increase the retail floorspace of the Beaumaris Shopping Centre to accommodate a 225m<sup>2</sup> GLA restaurant. The centre is located at Lot 677 (68) Constellation Drive, Ocean Reef.

The City Planner reports on the background and recent development in respect of this proposal and details the actions necessary to satisfactory progress the application.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council:

- 1 initiates Amendment No 629 to Town Planning Scheme No 1 to increase the maximum gross leasable area for retail purposes in schedule 5 from 3000m<sup>2</sup> to 3225m<sup>2</sup> for the Ocean Reef Neighbourhood Shopping centre, Constellation Drive/Herschell Boulevard, Ocean Reef;
- 2 advises Puddy Lee Partnership Pty Ltd, on behalf of Sunshine Beach Pty Ltd, that the restaurant cannot be constructed prior to the Scheme Amendment being finalised and prior to a Development Application being approved.

**CARRIED**

**G20707 PROPOSED CHURCH ON LOT 74 (94) WINTON ROAD, JOONDALUP - [30/3476]**

CITY PLANNER'S REPORT G20707

Mr G J Downs on behalf of the Bridge Christian Fellowship seeks Council approval to operate a church from Unit 5, Lot 74 (94) Winton Road, Joondalup.

The City Planner provides an assessment of the proposal and reports that an onsite sign has been erected for public comment and to date, no submission has been made.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council approves the use of Unit 5, Lot 74 (94) Winton Road, Joondalup for church purposes for the Bridge Christian Fellowship, subject to :

- 1 all activities, excluding the operation of the office and individual counselling services, being conducted outside normal business hours;
- 2 standard and appropriate conditions.

**CARRIED**

**G20708 PROPOSED CHURCH, UNIT 7, LOT 30 (23) BUCKINGHAM DRIVE, WANGARA - [30/2196]**

CITY PLANNER'S REPORT G20708

Sullivans Commercial Pty Ltd on behalf of Grace Christian Ministries Inc seeks Council approval to use Unit 7, Lot 30 (23) Buckingham Drive, Wangara for a church.

The City Planner provides an assessment of the proposal and reports that in accordance with Scheme requirements, the proposal was advertised for public comment. Five submissions of support were received however none are local.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council approves the application by Sullivans Commercial Pty Ltd on behalf of Grace Christian Ministries Inc for approval to use Unit 7, Lot 30 (23) Buckingham Drive, for a church, subject to standard and appropriate development conditions.

**CARRIED**

**G20709 PROPOSED USE OF DWELLING FOR CHURCH OFFICES/MEETINGS, LOT 36 (172) GLENGARRY DRIVE, DUNCRAIG - [30/3995]**

**CITY PLANNER'S REPORT G20709**

Concordia Lutheran Church seeks Council approval to use a dwelling on Lot 36 (172) Glengarry Drive, Duncraig for offices and meetings.

The City Planner reports that the applicant proposes to purchase the dwelling and convert it into an office and meeting building for the church, which exist on the adjacent Lot 38.

He gives details of the proposed use of the dwelling and reports on the submissions, summarising the objections received.

**RECOMMENDATION**

That Council:

- 1 refuses the application submitted by the Concordia Lutheran Church to use a dwelling on Lot 36 (172) Glengarry Drive, Duncraig for offices and meetings on the grounds that:
  - (a) the proposed non-residential development within a residential building goes beyond the expectation of the surrounding residents;
  - (b) significant resident objection;
- 2 advises the applicant that it is prepared to consider a new application whereby the dwelling on Lot 36 (172) Glengarry Drive will be used as a permanent caretaker's or other's residence with incidental use for meetings and offices.



**G20709A PROPOSED USE OF DWELLING FOR CHURCH OFFICES/MEETING, LOT  
36 (172) GLENGARRY DRIVE, DUNCRAIG - [30/3995]**

**RECOMMENDATION**

That Council:

- 1 approves the application submitted by the Concordia Lutheran church to use a dwelling on Lot 36 (172) Glengarry Drive, Duncraig for offices and meetings subject to:
  - (a) the use of the building being conducted in such a manner that it will be unobtrusive and will not prejudicially affect the amenity of the area;
  - (b) the submission of an Acoustic Consultant's report demonstrating to the satisfaction of the City Environmental Health Manager that the proposed development is capable of containing all noise emissions in accordance with the Environmental Protection Act 1986;
  - (c) standard and appropriate development conditions;
- 2 advises the applicant that it will investigate and approach the Department of Land Administration on the possibility of the adjoining Public Open Space on Hepburn Avenue being utilised for car parking.

**AMENDMENT MOVED** Cr Freame, **SECONDED** Cr Rundle, that the following conditions be added to the recommendation:

- (c) use of the premises being restricted to employees, parishioners and persons associated with members of the Church;
  - (d) premises not being used for short term emergency accommodation;
  - (e) all activities undertaken within premises to be under adult supervision at all times;
  - (f) standard and appropriate development conditions;
- 3 advises the applicant in a footnote to the approval:

"Conditions (c), (d) and (e) have been imposed by Council to overcome the concerns of the adjoining residents, specifically with regard to the use of the premises as a family refuge and/or youth drop-in centre."

**CARRIED**

The **AMENDMENT** thus became the **SUBSTANTIVE MOTION**, viz:

"That Council:

- 1 approves the application submitted by the Concordia Lutheran Church to use a dwelling on Lot 36 (172) Glengarry Drive, Duncraig for offices and meetings subject to:
  - (a) the use of the building being conducted in such a manner that it will be unobtrusive and will not prejudicially affect the amenity of the area;
  - (b) the submission of an Acoustic Consultant's report demonstrating to the satisfaction of the City Environmental Health Manager that the proposed development is capable of containing all noise emissions in accordance with the Environmental Protection Act 1986;
  - (c) use of the premises being restricted to employees, parishioners and persons associated with members of the Church;
  - (d) premises not being used for short term emergency accommodation;
  - (e) all activities undertaken within premises to be under adult supervision at all times;
  - (f) standard and appropriate development conditions;
- 2 advises the applicant that it will investigate and approach the Department of Land Administration on the possibility of the adjoining Public Open Space on Hepburn Avenue being utilised for car parking;
- 3 advises the applicant in a footnote to the approval:

"Conditions (c), (d) and (e) have been imposed by Council to overcome the concerns of the adjoining

residents, specifically with regard to the use of the premises as a family refuge and/or youth drop-in centre."

was **PUT** and

**CARRIED**

A Division was called with the following result:

In Favour of the MOTION: Crs Freame, Rundle, Major, Johnson,  
Nosow, Gilmore, Waters, Edwardes,  
Davies

Against the MOTION: Crs Marwick, Dammers, Carstairs

The Mayor declared the MOTION

**CARRIED BY  
DIVISION**

**G20710 PROPOSED EXTENSIONS TO CONSULTING ROOMS ON LOT 1014 (1)  
WINGHAM STREET, MARANGAROO - [30/1245]**

**CITY PLANNER'S REPORT G20710**

Mr Michael Kavansy on behalf of Dr Wendy Rappeport seeks Council approval to extend the existing consulting room on the corner of Marangaroo Drive and Wingham Street, Marangaroo. The applicant is seeking a reduced setback of one metre to one boundary.

The City Planner reports that the proposal is to extend the existing building by approximately 30m<sup>2</sup> to accommodate a rest room and store. The adjoining owner has been consulted and has no objection to the proposal.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council exercises its discretion under Clause 5.9 of Town Planning Scheme No 1 and approves the application submitted by Mr Michael Kavansy, on behalf of Dr Wendy Rappeport, for extensions to an existing consulting room on Lot 1041 (1) Wingham street, Marangaroo, with a reduced side setback of 1 metre, subject to standard and appropriate development conditions.

**CARRIED**

**G20711 PROPOSED RETAIL NURSERY, LOT 13 (354) WANNEROO ROAD  
WANGARA - [30/3881]**

## CITY PLANNER'S REPORT G20711

Mr Frank Silvestro seeks Council approval to develop a retail nursery on Lot 13 (354) Wanneroo Road, Wangara.

The City Planner reports that the proposal is to convert an existing shed on the property into a retail display area and develop an outdoor display area, car park and driveway fronting onto Wanneroo Road. Access is also proposed off Gngangara Road via a private road.

He provides an assessment of the application, taking two issues into consideration: development fronting Wanneroo Road and the compatibility of the proposed development with the goals of the North West Corridor Structure Plan.

Cr Nosow declared an interest in this item.

**MOVED** Cr Marwick, **SECONDED** Cr Edwardes that Council refuses to grant approval to the application submitted by Mr Frank Silvestro for a retail nursery on Lot 13(354) Wanneroo Road, Wangara, on the grounds that:

- 1 the development is premature in light of the detailed structure planning for the area that will be required following the release of the North West Corridor Structure plan;
- 2 if approved, it will set an undesirable precedence for further commercial type activities on rural land along Wanneroo Road.

**CARRIED**

Cr Nosow abstained from voting.

**G20712 PROPOSED ADDITION TO YANCHEP NATIONAL PARK - RIDGES - [727-8-1]**

## CITY PLANNER'S REPORT G20712

The City Planner reports that the Department of Conservation and Land Management has proposed the addition of the "Ridges Management Priority Area" to Yanchep National Park, and wishes to know whether Council has any objection to its proposal to convert this area of State Forest to National Park.

The City Planner advises that the Conservation and Land Management Northern Forest Regional Management Plan (1987) and

Yanchep National Park Management Plan 1989-1999 proposed that the area be added to Yanchep National Park. The North West Corridor Structure Plan also reflects the proposal.

**MOVED** Cr Major, **SECONDED** Cr Water that Council advises the Department of Conservation and Land Management that it has no objection to the addition of the Ridges Management Priority Area to Yanchep National Park.

**CARRIED**

**G20713 PROPOSED EIGHT GROUPED DWELLINGS, LOTS 45 AND 46 ITEA PLACE, MINDARIE - [30/3916]**

**CITY PLANNER'S REPORT G20713**

Kestral Holdings Pty Ltd on behalf of Gumflower Pty Ltd seeks Council approval to develop eight grouped dwellings on Lots 45 and 46 Itea Place, Mindarie.

The City Planner reports that the proposal is to develop eight 3 storey grouped dwellings over the two lots. Each will face onto the harbour and will have a private jetty.

He provides an assessment of the proposal and gives details on the following issues that need to be considered; the special provisions of the Marina Development Zone; the provisions of the Residential Planning Codes; and the Mindarie Keys Development Guide Plan.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council approves the application submitted by Kestral Holdings Pty Ltd on behalf of Gumflower Pty Ltd to develop eight grouped dwellings on Lots 45 and 46 Itea Place, Mindarie subject to standard and appropriate development conditions.

**CARRIED**

**G20714 PROPOSED PROSECUTION OF MR D T BROWN, SMASH REPAIR OPERATION, UNIT 5, LOT 183 (18) BUCKINGHAM DRIVE, WANGARA - [30/481]**

**CITY PLANNER'S REPORT G20714**

The City Planner reports on the proposed prosecution of a smash repair operator, Unit 5, Lot 183 (18) Buckingham Drive, Wangara.

"Smash Repair Stations" are totally prohibited in the Light Industrial Zone and may only occur in the General Industrial Zone.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council instructs its solicitors to commence legal action against Mr David Brown for the use of Unit 5 Lot 183 (18) Buckingham Drive, Wangara contrary to the provision of Town Planning Scheme No 1 which prohibits smash repairs in the Light Industrial Zone.

**CARRIED**

**G20715 SUBDIVISION CONTROL UNIT FOR MONTH OF JUNE 1992 - [740-1]**

CITY PLANNER'S REPORT G20715

The City Planner submits a resume of the subdivision application processed by the Subdivision Control Unit during the month of June 1992. All applications have been considered in accordance with Council's adopted policy.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council endorses the action taken by the Subdivision Control Unit in relation to the applications described in Report G20715.

**CARRIED**

Appendix VII refers

**G20716 SUBDIVISION, LOT 10 MARIGINIUP ROAD, MARIGINIUP - [740-87178]**

CITY PLANNER'S REPORT G20716

B Zulberti, seeks Council approval for the proposed subdivision of Lot 10 Mariginiup Road, Mariginiup. The proposal is for the creation of two lots - 2.0 and 2.0001 hectares. Both lots maintain normal street frontage.

The City Planner reports that the subject lot is located within the Brown Sands area as depicted in Council's Rural Subdivision Policy, which specifies a 4.0 hectare minimum lot size. As the lot sizes proposed are less than prescribed by the policy, the proposed subdivision should not be supported.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council does not support the application by B Zulberti for the subdivision of Lot 10 Mariginiup Road, Mariginiup for the following reasons:

- 1 the proposal is inconsistent with Council's Rural Subdivision Policy which specifies a minimum lot size of 4.0 hectares in area;
- 2 support for this proposal will establish and undesirable precedent for further subdivision in the locality.

**CARRIED**

**G20717 SUBDIVISION, LOT 50 MARANGAROO DRIVE, MARANGAROO - [740-87203]**

**CITY PLANNER'S REPORT G20717**

Warren F Johnson and Co on behalf of Homeswest, seeks Council approval for the subdivision of Lot 50 Marangaroo Drive, Marangaroo into 215 residential lots, three R40 grouped housing sites, a primary school site and two drainage sumps.

The City Planner reports the Council has previously supported the proposal at its August 1989 meeting (Items D20829 refers). However the current application differs from the original in that it has omitted a contribution of Public Open Space of approximately 9000m<sup>2</sup> to the north of the subdivision area.

He advises that Council should note that the deletion of the subject Public Open Space affects future structure planning to the north of the subdivision area (Berkley Road) which has adopted the northern continuation of Public Open Space from Homeswest's application. Further, the deletion of Public Open Space is contrary to Council's original support for the application.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council supports the application submitted by Warren F Johnson and Co on behalf of Homeswest, for the subdivision of Lot 50 Marangaroo Drive, Marangaroo, subject to :

- 1 the inclusion of 9000m<sup>2</sup> (approximately) of Public Open Space as shown on the approval from the Department of Planning and Urban Development on File 79715;
- 2 standard and appropriate subdivision conditions as per Council's initial support in Report D20829.

**CARRIED****G20718 PROPOSED SUBDIVISION: PT LOT 35 MARMION AVENUE, MINDARIE  
- [740-87314]**

## CITY PLANNER'S REPORT G20718

Russell Taylor and William Burrell on behalf of Beneficial Finance seeks Council approval for the subdivision of Pt Lot 35 Marmion Avenue, Mindarie.

The City Planner reports that the proposal is to create 19 residential lots ranging in size from 549m<sup>2</sup> to 980m<sup>2</sup> along with two State Energy commission padmount sites.

He gives details on the background and issues that need consideration with respect to this proposal.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council supports the application submitted by Russell Taylor and William Burrell for the subdivision of Pt Lot 35 Marmion Avenue, Mindarie, subject to the following conditions:

- 1       satisfactory arrangements being made for the construction of earthworks and the second carriageway for Anchorage Drive where it abuts the application area to the specification and satisfaction of the City Engineer;
- 2       the provision of drainage facilities within the applicant's landholding for the abutting portion of Marmion Avenue and Anchorage Drive, to the specification and satisfaction of the City Engineer;
- 3       the provision of a 0.1 metre wide pedestrian accessway along the boundary of residential lots abutting Marmion Avenue and Anchorage Drive and along the northern boundary of Lots 19 and 20;
- 4       the provision of a uniform style of fencing and/or landscaping along lot boundaries abutting pedestrian accessways to Marmion Avenue and Anchorage Drive, as well as a screen gate for the SECWA padmount, Lot 22;
- 5       the provision of a roundabout and associated traffic control treatments at the four-way intersection, to the specification and satisfaction of the City Engineer;



- 6 the provision of adequate corner truncation to lots adjacent to the roundabouts, to the satisfaction of the City Engineer;
- 7 access lanes and cul-de-sac heads being designed and constructed to the satisfaction of the City Engineer;
- 8 the provision of a dual use path within the road reserves of Anchorage Drive and Marmion Avenue where they abut the application area, to the satisfaction of the City Engineer;
- 9 arrangements being made by the owner to ensure that the land has been searched and cleared for unexploded ordnance, to the satisfaction of the Western Australian Police - Unexploded Ordnance Branch. Should it be considered necessary by the WA Police, the subdivider is to make arrangements, to the satisfaction of the Department of Planning and Urban Development, to ensure prospective purchasers of the proposed lots are made aware of the matter of Unexploded Ordnance;
- 10 standard conditions of subdivision.

**CARRIED**

**G20719 PROPOSED SUBDIVISION: PTN LOT 2 BURNS BEACH ROAD, KINROSS -[740-85606]**

**CITY PLANNER'S REPORT G20719**

Russell Taylor and William Burrell on behalf of Burns Beach Property Trust for the Subdivision of Ptn Lot 2 Burns Beach Road, Kinross.

The City Planner reports on the background in respect of the proposal and gives details on several modifications made to the original plan.

He advises that the modified subdivision essentially satisfies the City's requirements, however, he addresses a number of areas requiring attention.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council supports the application for the subdivision of Portion of Lot 2 Burns Beach Road, Kinross as submitted by Russell Taylor and William Burrell on behalf of the Burns Beach Property Trust, subject to:

- 1 the portion of the subdivision adjacent to Connolly Drive may need to be redesigned, to the specification and satisfaction of the City Planner, so that the internal road reserves do not intrude into the Connolly Drive road reserve;
- 2 a minimum 0.1 metre wide pedestrian accessway being provided along the subject areas boundary where it abuts both Connolly Drive and Burns Beach Road to the satisfaction of the City Planner. The road widening for batters to also be included as pedestrian accessway;
- 3 the construction of a dual use path network along Connolly Drive, Burns Beach Road and within the subdivisional boundaries to the satisfaction of the City Engineer;
- 4 the construction of one carriageway and full earthworks of Connolly Drive where it abuts the subject area to the specification and satisfaction of the City Engineer;
- 5 the provision of stormwater storage for both the Connolly Drive and Burns Beach road reserves to the specification and satisfaction of the City Engineer;
- 6 the construction of the proposed underpass under Burns Beach Road to the specifications and satisfaction of Council;
- 7 the provision of truncations at the proposed roundabout to provide adequate sight lines to the specification and satisfaction of Council;
- 8 access lanes to be a minimum 13 metres in width. This width may be reduced by detailed design if services and manoeuvring can be satisfactorily accommodated;
- 9 the provision of a traffic assessment study to establish the proper road hierarchy to the satisfaction of the City Engineer;
- 10 the provision of a uniform style of fencing and/or landscaping along lot boundaries abutting the pedestrian accessway to Burns Beach Road and Connolly Drive, along lot boundaries adjacent to public open space and along property lines abutting limited access roads to the satisfaction of Council;

- 11 the finalisation of Amendment No 490 to the City of Wanneroo Town Planning Scheme No 1;
- 12 the 0.516 ha shortfall in the public open space provision adjacent to Burns Beach Road being accommodated in a future subdivisional stage(s);
- 13 lot sizes to conform with the R20 and R40 codes of the Residential Planning codes and be in accordance with the coded areas as per Amendment No 490 to the City of Wanneroo Town Planning Scheme No 1;
- 14 the existing landform, vegetation and drainage patterns of the proposed public open space not being disturbed or modified without prior approval of the city Parks Manager;
- 15 plans of any proposed development of public open space being submitted to the City Parks Manager for approval prior to work commencing;
- 16 road batters not intruding into public open space without the prior approval of the City Parks Manager;
- 17 arrangements being made by the owner to ensure that the land has been searched and cleared for unexploded ordinance to the satisfaction of the Western Australian Police - Unexploded Ordinance Branch. Should it be considered necessary by the Western Australian Police, the subdivider making arrangements to the satisfaction of the Department of Planning and Urban Development to ensure prospective purchasers of the proposed lots are made aware of the matter of unexploded ordinance;
- 18 standard condition of subdivision.

**CARRIED**

**G20720 SUBDIVISION: LOCATIONS 1803 AND 1914 MADELEY STREET, LANDSDALE - [740-87140]**

**CITY PLANNER'S REPORT G20720**

Feilman Planning Consultants on behalf of North Whitfords Estates Pty Ltd seeks Council approval for the subdivision of a portion of Swan Locations 1803 and 1914 Madeley Street, Landsdale.

The City Planner reports that the subdivision application has been submitted in two parts: the village centre and the residential component.

He advises that the village centre proposal is currently being examined by Council Officers and that the residential component has been considered. He provides details on observations and comments on the residential component of the application.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council:

- 1 supports the application received by Feilman Planning Consultants, on behalf of North Whitfords Estates, for the residential subdivision of Swan Locations 1803 and 1914 Madeley Street, Landsdale, subject to :
  - (a) the Public Open Space contribution being provided in accordance with the final structure plan for the area and in future stages of subdivision;
  - (b) the upgrading and draining of Queensway Road to the satisfaction of the City Engineer;
  - (c) finalisation of Amendment No 594 to Town Planning Scheme No 1;
  - (d) the applicant paying to Council its proportional contribution of the Headworks Levy as required for Town Planning Scheme No 21 - East Wanneroo Development Scheme;
  - (e) intersections between access lanes and cul-de-sac heads being designed to the satisfaction and specification of the City Engineer;
  - (f) standard conditions of subdivision;
- 2 defers consideration of the subdivision application for the "Village Centre" pending further investigation by Council officers.

**CARRIED**

**G20721 PROPOSED SUBDIVISION: PT LOT M1722 MOORE DRIVE,  
CURRAMBINE - [740-93]**

CITY PLANNER'S REPORT G20721

Feilman Planning Consultants on behalf on Beaumaris Land Sales, seek Council approval for the subdivision of portion of Pt Lot M1722 Moore Drive, Currambine.

The City Planner reports on the proposal, to create 230 residential lots ranging in size from 511m<sup>2</sup> to 868m<sup>2</sup> together with 3060m<sup>2</sup> Public Open Space contribution. An area of approximately 3.6 hectares has been set aside for future medium density housing.

He gives details on the actions necessary to satisfactorily progress the application.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council supports the application submitted by Feilman Planning consultants on behalf of Beaumaris Land Sales for the subdivision of Pt Lot M1722 Moore Drive, Currambine, subject to the following conditions:

- 1 the provision of the balance of the 10% public open space contribution in future stages of the applicant's Currambine landholding;
- 2 road batters not intruding into public open space without the prior approval of the City Parks Manager;
- 3 the dedication and construction of full earthworks and one carriageway for Moore Drive where it abuts the applicant's area, to the satisfaction of the City Engineer;
- 4 the provision of drainage facilities for the abutting portion of Moore Drive and Connolly Drive within the application area to the satisfaction of the City Engineer;
- 5 the provision of a 0.1 metre pedestrian accessway along residential lot boundaries abutting Moore Drive, Connolly Drive and along the western side boundary of the 719m<sup>2</sup> lot on the corner of Moore Drive and the local distributor road;
- 6 the provision of a uniform style of fencing and/or landscaping along lot boundaries abutting pedestrian accessways to Moore Drive and Connolly Drive and along lot boundaries adjacent to public open space;
- 7 access lanes being provided with a minimum reserve width of 13 metres. This width may be reduced by detailed

design if services and manoeuvring can be satisfactorily accommodated;

- 8 the provision of a Traffic Assessment Study to the satisfaction of the City Engineer in order to establish a proper road hierarchy;
- 9 the provision of adequate corner truncations to lots adjacent to roundabouts to the satisfaction of the City Engineer;
- 10 the provision of a dual use path network within the application area and the road reserves of Moore Drive and Connolly Drive abutting the application area, to the satisfaction of the City Engineer;
- 11 the existing landform, vegetation and drainage patterns of the proposed public open space not being disturbed or modified without the prior approval of the City Parks Manager;
- 12 plans for any proposed development of public open space being submitted to the City Parks Manager for approval prior to the commencement of any works. In this regard the City will not accept the provision of reticulation to this area of public open space;
- 13 access lanes, cul-de-sac heads and roundabouts being designed and constructed to the satisfaction of the City Engineer;
- 14 standard condition of subdivision.

**CARRIED**

**G20722 HEPBURN HEIGHTS: MRS REZONING AND SUBDIVISION**  
**APPLICATION ON RESERVE 33286 HEPBURN AVENUE, PADBURY -**  
**[740-87181]**

**CITY PLANNER'S REPORT G20722**

On 12 June 1992, the amendment to the Metropolitan Region Scheme (MRS) to zone the Hepburn Heights land "Urban was gazetted. The City is now obliged under Section 35A(2) of the Metropolitan Region Town Planning Scheme Act (MRTPS Act) to Amend City of Wanneroo Town Planning Scheme No 1 to provide for the zoning of the land. The Department of Planning and Urban Development (DPUD) has written to this City, reminding Council of its

obligation under the MRTPS Act and requesting council to prepare an amendment to its Scheme.

Martin Goff & Associates, on behalf of Landcorp, has lodged a new subdivision application for the Hepburn Heights land with DPUD. Department of Planning and Urban Development has referred the application to this City for comment.

The City Planner provides a summary of the background regarding the Hepburn Heights issue and gives details on the rezoning of the land.

He then reports on the subdivision application for the Hepburn Heights land which is lodged with the DPUD.

**MOVED** Cr Major, **SECONDED** Cr Waters that consideration of Hepburn Heights: MRS rezoning and subdivision application of Reserve 33286 Hepburn Avenue, Padbury be deferred pending the decision of the Australian Heritage Commission on the proposal to list Hepburn Heights on the Register of the National Estate.

**CARRIED**

**G20723    MODIFICATION TO AMENDMENT NO 603 - REDEFINITION OF**  
**"MARKET" - [709-603]**

**CITY PLANNER'S REPORT G20723**

In February (Item G20227 refers) Council resolved to initiate Amendment No 603 to Town Planning Scheme No 1 to redefine "Market" and forward the amendment to the Department of Planning and Urban Development for approval to advertise.

The City Planner reports that the request was made, as the present definition does not allow the flexibility to permit incidental amusement based activities within this development.

Cr Carstairs declared an interest in this item.

**MOVED** Cr Dammers, **SECONDED** Cr Marwick that Council modifies Amendment No 603 to Town Planning Scheme No 1 to redefine "Market" to read:

"means premises or outdoor areas at which goods are sold from temporary stalls in individual bays leased to sellers and may include incidental uses considered, by the Council, to be complementary to the operation of the markets."

**CARRIED**

Cr Carstairs abstained from voting.

**G20724 AMENDMENTS NOS 596 AND 627, LOT 2 BURNS BEACH ROAD,  
KINROSS - [790-596, 790-627]**

**CITY PLANNER'S REPORT G20724**

In February (Item G20225 refers) Council considered the revised structure plan for the eastern (Amendment No 490) and central cells (Amendment No 596) of Lot 2 Burns Beach Road, Kinross.

The City Planner details the resolutions adopted by Council at its February meeting and outlines the proposed modifications to Amendment No 596.

He submits a number of issues that require resolution prior to Amendment No 596 being finalised.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council, in accordance with the provisions of Section 7 of the Town Planning and Development Act (1928) as amended:

- 1 supports the application submitted by Taylor and Burrell, on behalf of the Burns Management Pty Ltd to recode Lots 510, 680, 681 and 682 Kinross Drive, Kinross from "Residential Development R20" to "Residential Development R40" and initiates Amendment No 627 to Town Planning Scheme No 1 for this purpose;
- 2 requests the Department of Planning and Urban Development for a reduced advertising period;
- 3 subject to the submission of a modified structure plan for the neighbourhood centre which makes provision for a 5000m<sup>2</sup> community purpose site and which better facilitates the development of a cohesive, legible and well integrated centre, to the satisfaction of the City Planner, modifies the documents for Amendment No 596 generally in accordance with the detailed structure plan (being Plan No 77/40/76 dated May 1992) and particularly in accordance with the modified structure plan for neighbourhood centre to be submitted as required earlier by:



- (a) zoning the proposed neighbourhood centre site to "Commercial, Service Station, Civic and Special Zone (Restricted Use) Medical centre";
- (b) recodes the nominated group housing sites to "Residential Development R40";
- (c) includes reference to the Special Zone (Restricted Use) Medical Centre" in Part 2 of Schedule 2 of the Scheme Text;
- (d) amends the Fifth Schedule of the Scheme Text to include a figure of 5000m<sup>2</sup> GLA for the proposed neighbourhood shopping centre;
- (e) deletes the three nominated group housing sites (as shown in the approved structure plan No 77/40/68 dated August 1991);

4 forwards the documentation for Amendments Nos 596 and 627 to the Minister for Planning for preliminary approval to advertise;

5 advises the applicants that in the interest of facilitating the prompt development of the subject land, it has resolved to seek the above amendments, but before granting final approval to Amendment Nos 596 and 627 it will require:

- (a) legal agreement ensuring the ceding and construction of earthworks and one carriageway of Connolly Drive between the new Burns Beach Road and the southern boundary of Lot 2 Burns Beach Road, the upgrading of Burns Beach Road to the ultimate design across the Marmion Avenue intersection, including the approach section west of Connolly Drive and construction of pedestrian underpasses on Marmion Avenue and Burns Beach Road (east of Connolly Drive);
- (b) legal agreement ensuring the ceding of the community purpose site free of cost to Council;
- (c) resolution of the issues raised by the Environmental Protection Authority and the Department of Conservation and Land Management to the satisfaction of those authorities;

- (d) the design criteria for Burns Beach Road west of Marmion Avenue being finalised.
- (e) satisfactory headworks arrangements with the Water Authority of Western Australia.

CARRIE

D

**G20725 CLOSE OF ADVERTISING: AMENDMENT NO 600 AND SUBDIVISION LOT 61 LEACH STREET, MARMION -[790-600, 740-87155]**

CITY PLANNER'S REPORT G20725

In December 1991 (Item F21205 refers) Council initiated Amendment No 600 to Town Planning Scheme No 1 to rezone portion Lot 61 Leach Street, Marmion from "Reserve Public Recreation" to "Residential - Development" and portion to "Residential Development (additional use) Research Centre and Offices".

The City Planner reports that advertising of the amendment closed on 15 May 1992 and 22 submissions were received. He provides a breakdown of the submissions and provides a summary of the reasons supporting and objecting the proposal.

He reports on a public meeting of 29 electors and one non-electors held on 16 June 1992. Various points were raised and the concerns of residents centred on the loss of the last remaining bushland area and loss of amenity.

He reports on comments made by the Department of Planning and Urban Development and gives details on the subdivision application received for the subject site.

**RECOMMENDATION**

That Council:

- 1 adopts Amendment No 600 to Town Planning Scheme No1 to rezone portion Lot 61 Leach Street, Marmion from "Reserve Public Recreation" to "Residential Development" and portion to "Residential Development Special Zone (Additional Use) Research Centre and Offices";
- 2 forwards the submissions received to the Hon Minister for Planning seeking final approval to Amendment No 600;
- 3 authorises affixation of the Common Seal to the amending documents;

- 4 supports the subdivision application of Lot 61 Leach Street, Marmion, subject to :
- (a) all lots being connected to the reticulated sewerage system, or alternatively the lots being increased in size to a minimum lot size of 850m<sup>2</sup>;
  - (b) the applicant providing a cash contribution to Council in lieu of the 2187.8m<sup>2</sup> public open space requirement for this subdivision;
  - (c) finalisation of Amendment No 600;
  - (d) provision of a 4.0 metre wide pedestrian accessway (approximately 98 metres long) from Leach Street to Cliff Street along the southern boundary of the remaining CSIRO site;
  - (e) corner truncations being provided to the satisfaction of the City Engineer;
  - (f) standard conditions of subdivision.

**G20725A CLOSE OF ADVERTISING: AMENDMENT NO 600 AND SUBDIVISION LOT 61 LEACH STREET, MARMION -[790-600, 740-87155]**

CITY PLANNER'S REPORT G20725

**RECOMMENDATION**

That Council:

- 1 discontinues Amendment No 600 to Town Planning Scheme No 1 to rezone portion Lot 61 Leach street, Marmion from "Reserve Public Recreation" to "Residential Development" and portion to "Residential Development Special Zone (Additional Use) Research centre and Offices";
- 2 does not support the application submitted by Russell Taylor and William Burrell on behalf of CSIRO of the subdivision of Lot 61 Leach Street, Marmion, on the grounds of the objections received and the incompatibility with residential amenity.

**AMENDMENT MOVED** Cr Major, **SECONDED** Cr Dammers that the words "residential amenity" in Point 2 of the recommendation be

amended to read "amenity of the proposed residential development."

**CARRIED**

The **AMENDMENT** thus became the **SUBSTANTIVE MOTION**, viz:

"That Council:

- 1 discontinues Amendment No 600 to Town Planning Scheme No 1 to rezone portion Lot 61 Leach Street, Marmion from "Reserve Public Recreation" to "Residential Development" and portion to "Residential Development Special Zone (Additional Use) Research Centre and Offices";
- 2 does not support the application submitted by Russell Taylor and William Burrell on behalf of CSIRO of the subdivision of Lot 61 Leach Street, Marmion, on the grounds of the objections received and the incompatibility with the amenity of the proposed residential development."

was **PUT** and

**CARRIED**

**G20726 CLOSE OF ADVERTISING: AMENDMENT NO 598 TO TOWN PLANNING SCHEME NO 1 - LOT 978 CANDLEWOOD BOULEVARD, JOONDALUP [790-598]**

**CITY PLANNER'S REPORT G20726**

Amendment No 598 was initiated by Council at its meeting on 27 November 1991 (Item F21105 refers) and proposes to rezone portion of Lot 978 Candlewood Boulevard, Joondalup, from "Special Zone (Restricted Use) Medical Centre and Commercial", to "Service Station".

The City Planner reports that advertising of the amendment closes 17 July 1992, and at the time of writing the report, no submissions had been received.

However, objection has been received from both an individual local resident and the Joondalup Residents' Association. This objection was primarily on the basis of incompatibility, increased traffic and opinion that an adequate provision of service stations exist in the locality. This objection was submitted to Mrs Jackie Watkins MLA, who also opposes the proposal.

**MOVED** Cr Major, **SECONDED** Cr Waters that consideration of Close of Advertising Amendment No 598 to Town Planning Scheme No 1, Lot 978 Candlewood Boulevard, Joondalup be deferred for one month.

**CARRIED**

**G20727 APPEAL DETERMINATION: LOTS 200-202, 205, 207 AND 20 WATTLE MEWS AND RYE GROVE, WANNEROO - [740-77131]**

CITY PLANNER'S REPORT G20727

The City Planner reports that the Hon Minister for Planning did not uphold the appeal by Baillieu Knight Frank Pty Ltd against the Department of Planning and Urban Development's refusal to permit the submission of Lots 200-202, 205, 207 and 20 Wattle Mews and Rye Grove, Wanneroo.

The Hon Minister's decision is summarised in the following paragraph:

"While the rezoning of the "Rural" zoned land to "Urban" in the Metropolitan Region Scheme is nearly complete, the District Scheme Amendment has not yet been given final approval and an agreed structure plan for the locality has not been endorsed by all the relevant authorities."

**MOVED** Cr Major, **SECONDED** Cr Waters that CITY PLANNER'S REPORT G20727 be received.

**CARRIED**

**G20728 APPEAL DETERMINATION: LOT 4 BADGERUP ROAD, WANNEROO - [740-85658]**

CITY PLANNER'S REPORT G20728

The City Planner reports that the Hon Minister for Planning has dismissed an appeal by G R Hatten against the Department of Planning and Urban Development's refusal to permit the subdivision of Lot 4 Badgerup Road, Wanneroo.

The Hon Minister's decision is based on the adverse recommendations and the current status of the land.

**MOVED** Cr Major, **SECONDED** Cr Waters that the CITY PLANNER'S REPORT G20728 be received.

**CARRIED**

**G20729 POLICY FOR MANAGEMENT OF COASTAL RESERVES - [303-8]**

## CITY PLANNER'S REPORT G20729

The City Planner reports on the Western Australian Municipal Association (WAMA) - Coastal Management Working Group's draft Coastal Erosion and Reserves Policy.

He advises that the Association has requested Council's comments of the draft Policy.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council advises the Western Australian Municipal Association that:

- 1 its Draft Coastal Erosion and Reserves Policy should be more positive in its approach and should also cover a broader range of issues related to coastal management and development, including:
  - (a) shore stability and sediment movement;
  - (b) adequate setbacks for development;
  - (c) recreation facilities provision;
  - (d) proposed rehabilitation techniques;
  - (e) four wheel drive and horse joy-riding management;
  - (f) legislative base;
  - (g) co-ordination of implementation;
- 2 it agrees that the State Federal Governments should provide adequate funding and research for planning and control of coastal reserves.

**CARRIED****G20730 MODIFICATIONS TO THE MULLALOO POINT FORESHORE MANAGEMENT PLAN - [765-20]**

## CITY PLANNER'S REPORT G20730

The City Planner submits the revised Mullaloo Point Foreshore Management Plan.

He reports that the Mullaloo Point Plan was approved by Council in July 1990, however a number of modifications have been included in the revised plan.

He gives details of these modifications and comments that the proposed modifications will provide a more practical layout for roads, car parks and recreation areas across the plan area. It will also provide a more precise guide to facilities size and locations.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council:

- 1 approves the inclusion of the proposed modifications into the previously approved "Mullaloo Point Foreshore Management Plan";
- 2 adopts the detailed concept plan for the main carpark including access road and turnaround area.

**CARRIED**

**G20731 DRAFT POLICY: PROMOTING COMMUNITY PARTICIPATION IN COASTAL MANAGEMENT - [303-8]**

**CITY PLANNER'S REPORT G20731**

The City Planner submits the draft policy prepared by the Soil and Land Conservation Council on Promoting Community Participation in Coastal Managements.

He reports on the draft policy and outlines a number of concerns that need to be investigated.

The City Planner concludes that the draft policy is a worthwhile initiative to promote the management of coastal areas in Western Australia at the local community level at a time when local communities are demanding more and more public participation in their areas.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council commends the Soil and Land Conservation Council on its Draft Policy to promote community participation in coastal management and submits the comments outlined in Report G20731 for its further consideration.

**CARRIED**

Appendix VIII refers

**G20732    TRIENNIAL REPORT ON ENVIRONMENTAL MANAGEMENT OF  
GROUNDWATER ABSTRACTION OF THE GNANGARA MOUND -  
[322-18-1]**

CITY PLANNER'S REPORT G20732

The City Planner reports on the Triennial Report on the Environmental Management of Groundwater Abstraction on the Gngangara Mound.

He advises that Council's Lakes Management Committee will consider the Triennial Report at its next meeting and the issue of Water Authority of Western Australia's responsibility for the vegetation deaths will be raised with the Committee for discussion. A report will be submitted to Council, should the Committee wish to forward comments to the Water Authority of Western Australia and the Environmental Protection Authority.

**RECOMMENDATION**

That CITY PLANNER'S REPORT G20732 be received.

**AMENDMENT MOVED** Cr Major, **SECONDED** Cr Rundle that point 2 be added to the recommendation that:

- 2        Council writes to the Minister for Environment, with a copy to the Water Authority of Western Australia, expressing concern that the rate of bore water extraction is resulting in an unacceptable level of tree deaths on the Gngangara Mound and ask that remedial practices be implemented as a matter of urgency.

**CARRIED**

The **AMENDMENT** thus became the **SUBSTANTIVE MOTION**, viz:

"That:

- 1        CITY PLANNER'S REPORT G20732 be received;
- 2        Council writes to the Minister for Environment, with a copy to the Water Authority of Western Australia, expressing concern that the rate of bore water extraction is resulting in an unacceptable level of tree deaths on the Gngangara Mound and ask that remedial practices be implemented as a matter of urgency."

was **PUT** and



**CARRIED****G20733 NORTH WEST CORRIDOR STRUCTURE PLAN AND DRAFT SOUTH  
WANNEROO LOCAL STRUCTURE PLAN PUBLIC DISPLAYS - [290-71]****CITY PLANNER'S REPORT G20733**

The City Planner reports on the public displays held at the Wanneroo Function Centre regarding the release of the final North West Corridor Structure Plan and the release of the Draft South Wanneroo Local Structure Plan.

The public displays were very successful and evoked a lot of discussion between all of those who participated.

**MOVED** Cr Major, **SECONDED** Cr Waters that CITY PLANNER'S REPORT G20733 be received.

**CARRIED****G20734 UNAUTHORISED BUSINESSES: WANGARA LIGHT INDUSTRIAL  
ESTATE (G90630 REFERS) - [730-3, 30/1771]****CITY PLANNER'S REPORT G20734**

The City Planner reports on unauthorised businesses in the Wangara Light Industrial Estate.

He advises Council that resolution G90630 that consideration of unauthorised businesses, Wangara Light Industrial Estate, be deferred and referred back to Town Planning Committee with a view to Council seeking a deputation with the Minister for Planning to highlight the various planning and commercial aspects of the Wangara area, rescinded resolution G20533.

Cr Johnson declared an interest in this item.

**MOVED** Cr Marwick, **SECONDED** Cr Dammers that Council:

- 1 seeks a deputation with the Minister for Planning to promote commercialisation in the Wangara area;
- 2 authorises the deputation to comprise of the Mayor, Cr Marwick, the Town Clerk and City Planner.

**CARRIED**

Cr Johnson abstained from voting.

The Mayor suggested that in view of his declaration of a possible indirect interest in this matter, Councillors may wish that he no longer take part in the deputation to the Minister for Planning.

**MOVED** Cr Marwick, **SECONDED** Cr Dammers that the Mayor remains as a member of the deputation to the Minister.

**CARRIED**

**G20735 SERVICE STATION RETAIL SALES (G30403 REFERS) - [770-2, 312-2]**

**CITY PLANNER'S REPORT G20735**

In April (Item G30403 refers) Council requested a report to Town Planning Committee outlining the background of service stations retailing goods, having regard to the requirements of the Town Planning Scheme and also the question of major department stores, eg K Mart selling hardware and servicing vehicles.

The City Planner reports on the background regarding this matter and outlines the interpretations for two similar use classes in the Council's Town Planning Scheme No 1 and the one use class interpreted in the New District Planning Scheme No 2.

He comments that the New Scheme is a more flexible planning tool which will more adequately control service stations.

**MOVED** Cr Major, **SECONDED** Cr Waters that CITY PLANNER'S REPORT G20735 be received.

**CARRIED**

**G20736 REQUEST FOR VARIATION TO CAR PARKING STANDARDS, MEZZANINE ADDITION, LOT 133 (29) BUCKINGHAM DRIVE, WANGARA - [30/1826]**

**CITY PLANNER'S REPORT G20736**

Mr Ian McCrae seeks Council approval to develop a mezzanine addition within an existing warehouse development on Lot 133 (29) Buckingham Drive, Wangara. Accompanying the application is a request for a relaxation in Council's car parking requirement for the proposed development.

The City Planner advises on the background and reports that the mezzanine floor has an area of 36m<sup>2</sup> and therefore generates the requirement for one additional car bay. Thus, the total shortfall in car parking becomes five bays. In support of his request, the applicant advises that:

- the factory and warehouse accommodates only one business;
- most of the buildings are used for warehouse space.

He provides an assessment of the request and details the necessary action to satisfactorily progress the application.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council approves the application submitted by Mr Ian McCrae for a mezzanine addition within Lot 133 (29) Buckingham Drive, Wangara, subject to:

- 1 the provision of an additional five car bays, to the satisfaction of the City Planner and City Engineer, or the payment of \$2,950 per car bay for each bay not provided;
- 2 standard and appropriate development conditions.

**CARRIED**

**G20737 REQUEST FOR VARIATION TO CAR PARKING STANDARDS, PROPOSED MINI STORAGE UNITS AND CARETAKER'S DWELLING, LOT 151 (67) BUCKINGHAM DRIVE, WANGARA - [30/4018]**

**CITY PLANNER'S REPORT G20737**

Calibre Constructions Pty Ltd on behalf of Northern Districts Mini Storage Units seeks Council approval to develop mini storage units and Caretaker's dwelling on Lot 151 (67) Buckingham Drive, Wangara. The proposal involves the relaxation in Council's Car Parking Standards and thus requires the special consideration of Council.

The City Planner reports that the proposed development complies in most respects with the exception of landscaping and car parking.

He provides a detailed assessment of the landscaping and car parking components of the application.

Cr Marwick declared an interest in this item.

**MOVED** Cr Dammers, **SECONDED** Cr Rundle that Council:

- 1 exercises its discretion in accordance with Clause 9.1(1) of Town Planning Scheme No 1 and approves the application submitted by Calibre Constructions Pty Ltd, on behalf of Northern Districts Mini Storage Units, to develop mini storage units on Lot 151 (67) Buckingham Drive, Wangara, subject to:
  - (a) additional car bays or cash-in-lieu of car parking to be provided should it be considered necessary in the future, to the satisfaction of the City Planner;
  - (b) eight percent of the site to be landscaped;
  - (c) standard and appropriate development conditions;
- 2 advises the applicant of the potential problems (particularly relating to noise normally associated with a residential/industrial land use mix).

**CARRIED**

Cr Marwick abstained from voting.

**G20738 DEDICATION OF OCEAN REEF ROAD BETWEEN WANNEROO ROAD AND HARTMAN DRIVE, WANGARA - [510-1255]**

**CITY PLANNER'S REPORT G20738**

The City Planner reports that the construction of Ocean Reef Road between Wanneroo Road and Hartman Drive is nearing completion and the road will shortly be open for traffic along its full length.

He advises that it is appropriate to now dedicate the road as a public road reserve and reports on the ownership of various sections of the road.

**MOVED** Cr Major, **SECONDED** Cr Waters that in accordance with the provisions of Section 288 of the Local Government Act, Council requests the Minister for Lands to declare as a public road, those parts of Ocean Reef Road between Wanneroo Road and Hartman Drive that are not yet dedicated.

**CARRIED**

**G20739 MEADOWLANDS SPECIAL RURAL ZONE, MARIGINIUP - [790-421]**

CITY PLANNER'S REPORT G20739

In June (Item G20614 refers) Council resolved to defer consideration of the proposal to alter the management structure of the public open space within the Meadowlands Special Rural Zone and exchange the present open space for a similar area elsewhere within the estate.

The City Planner briefly reiterates the land exchange proposal and reports on the analysis of this proposal.

He comments on the advantages of the proposed land exchange to Council and to the landowners.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council:

- 1 agrees in principle to the deletion of the formation of the Meadowlands Pacing club and the compulsory membership thereof by landowners within Special Rural Zone No 15;
- 2 seeks the approval of the Minister for Planning to the non-formation of the Meadowlands Pacing Club;
- 3 agrees in principle to relocating the public open space within Special Rural Zone No 15 to part of Lot 24 Timely Hostess Mews, subject to the approval of the Minister for Planning and a clear majority of the owners/residents;
- 4 agrees in principle to the transfer of Lot 67 Zest Court, Mariginiup to L M Schofield and W D Duffy in exchange for an equal area from Lot 24 Timely Hostess Mews;
- 5 authorises such amendments to the Meadowlands Special Rural Zone Guide Plan as is necessary to implement the aforementioned proposals.

**CARRIED**

**G20740    ZONING FOR OCEAN REEF CARAVAN PARK - [770-7]**

## CITY PLANNER'S REPORT G20740

In November 1991 (Item F91131 refers) Council resolved that a report be submitted on the feasibility of a change from the existing "Rural" zoning for the strata titled Ocean Reef Caravan Park to a zoning "Caravan Park - Strata Title" or similar, which will enable a particular lower rate to be struck to reflect the limited amenity enjoyed by these strata title landowners compared to the owners of normal strata titled units.

The City Planner reports on the allocation of rates in relation to the zoning classification of land.

He advises that any new rate category would have to relate to a zone created by Council's Town Planning Scheme and none of the existing zones is specific enough to refer only to this particular site. To proceed in the direction suggested by Council would require an amendment to the Scheme to create a new zone for the purpose of differentiating rates and this could not be supported from a planning point of view. An amendment to the Scheme requires public advertising, the approval of the Department of Planning and Urban Development and the Minister for Planning and the process could take up to nine months to complete.

The Deputy Town Clerk reported that a request had been received for a Special Meeting of Electors to discuss the inequities in the rating system of the Ocean Reef Caravan Village. This meeting has been scheduled for Monday 27 July 1992.

**MOVED** Cr Major, **SECONDED** Cr Waters that consideration of the zoning of Ocean Reef Caravan Park be deferred pending the outcome of the Special Meeting of Electors to be held Monday 27 July 1992.

**CARRIED**

**G20741 REQUESTED CLOSURE OF PEDESTRIAN ACCESSWAY BETWEEN  
FRIGATE CRESCENT AND TROTMAN CRESCENT, YANCHEP -  
[510-520]**

CITY PLANNER'S REPORT G20741

A landowner whose property adjoins the pedestrian accessway between Frigate Crescent and Trotman Crescent, Yanchep has requested closure of the accessway and amalgamation of the land therein with his property.

The City Planner reports that the request is made on the grounds of problems associated with vandalism caused by the anti social behaviour of some users of the accessway. The closure of this accessway is not expected to disadvantage the public.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council initiates preliminary closure procedures by advertising in respect of the pedestrian accessway between Frigate Crescent and Trotman Crescent, subject to the benefiting landowners agreeing to meet all costs involved.

**CARRIED**

**G20742 REQUESTED CLOSURE OF PEDESTRIAN ACCESSWAY BETWEEN  
STEPHENS STREET AND MILNE COURT, OCEAN REEF - [510-2078]**

CITY PLANNER'S REPORT G20742

A landowner whose property adjoins the accessway between Stephens Street and Milne Court, Ocean Reef has requested closure of the accessway and amalgamation of the land therein with his property.

The City Planner reports that the request is made on the grounds of break-ins, vandalism, theft, noise and litter, caused by the anti-social behaviour of some users of the accessway. Closure of this accessway is not expected to disadvantage the public.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council initiates preliminary closure procedures by advertising in respect of the pedestrian accessway between Stephens Street and Milne Court, Ocean Reef subject to the benefiting landowners agreeing to meet all costs involved.

**CARRIED**

**G20743    REQUESTED CLOSURE OF PEDESTRIAN ACCESSWAY BETWEEN  
EDDYSTONE AVENUE AND BARONE ROAD, CRAIGIE - [510-609]**

CITY PLANNER'S REPORT G20743

The landowners whose property adjoins the accessway between Eddystone Avenue and Barone Road, Craigie have requested the closure of the accessway and the land therein amalgamated.

The City Planner reports that the water services in the accessway could be modified or relocated at the cost of the benefiting landowners. The accessway does not lead directly to many public amenities and does not form part of an integrated network of accessways.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council initiates preliminary closure procedures by advertising in respect of the pedestrian accessway between Eddystone Avenue and Barone Road, Craigie, subject to the benefiting landowners agreeing to meet all costs involved.

**CARRIED**

**G20744    REQUESTED CLOSURE OF PEDESTRIAN ACCESSWAY BETWEEN  
BEENONG STREET AND NANNATEE WAY, WANNEROO - [510-1105]**

CITY PLANNER'S REPORT G20744

A landowner whose property adjoins the accessway between Beenong Street and Nannatee Way, Wanneroo has requested closure of the accessway.

The City Planner reports that the request is made on the grounds of damage, vandalism, harassment and disturbance from factions of youths.

The same application was made in May 1988 and Council resolved not to approve the closure because this particular accessway formed an integral part of the accessway network and closure of it would disadvantage the residents of the locality.

The City Planner comments that the grounds for Council's earlier refusal are considered still valid, however Council may wish to test the reaction of the residents by seeking their views on the need to retain some only or all of the accessways in the locality.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council seeks the views of the residents west of Wanneroo Road between Ariti Avenue and



San Rosa Road, Wanneroo on the question of the closure of any of the pedestrian accessways in that locality.

**CARRIED**

**G20745 EAST WANNEROO WORKING COMMITTEE MEETING AND  
RECOMMENDATIONS - [290-7-1]**

**CITY PLANNER'S REPORT G20745**

The City Planner reports on the inaugural meeting of the East Wanneroo Working Committee held on 23 June 1992. The Committee considered numerous items, including the proposed format of the Draft East Wanneroo District Structure Plan.

The City Planner advised that the Terms of Reference was endorsed as follows:

It is not the East Wanneroo Working Committee's charter to discuss the merits or otherwise of urbanising East Wanneroo. Its role is to assist Council to evaluate the requirements which could be incorporated into the design and the final implementation of the urban development within East Wanneroo to ensure as far as reasonably possible that the lifestyle of the landowners within the non-urban area can be maintained.

He gives details of the format of the Draft East Wanneroo District Structure Plan and advised that the Draft South Wanneroo Local Structure Plan and Draft North East Landsdale Local Structure Plan were considered by the Working Committee.

He reported that the request for nominated representatives to attend the Working Committee meetings in the place of a member who was not able to attend was considered, however, the Working Committee resolved that it was not practical to appoint deputies.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council:

- 1 authorises the City Planner to proceed with the preparation of the Draft East Wanneroo District Structure Plan in accordance with the format as proposed in Alternative 1 of Report G20646;
- 2 endorses the Town Planning Committee's action in referring a draft copy of the Draft East Wanneroo District Structure Plan to the East Wanneroo Working Committee meeting held on 14 July 1992.

**CARRIED**

Appendix IX refers

**G20746 POPULATION GROWTH: CITY OF WANNEROO - [019-7-3]****CITY PLANNER'S REPORT G20746**

The annual "National Report on Population Growth Ranking in Australia" has been released by Melbourne Consulting Firm, Coopers and Lybrand. Its report lists Wanneroo as a major growth region in Australia. A copy of the report has been placed in Councillors' reading room for perusal.

The City Planner gives details of the statistics relating to Wanneroo as identified in the National Report on Population Growth Ranking in Australia.

He comments that the report provides a useful indication that Wanneroo is maintaining its place as one of the top two fastest growing Local Government Authority areas in Australia.

**MOVED** Cr Major, **SECONDED** Cr Waters that CITY PLANNER'S REPORT G20746 be received.

**CARRIED****G20747 GOLDEN GROVE, SOUTH AUSTRALIA - [727-11]****CITY PLANNER'S REPORT G20747**

At its August 1991 meeting (Item F20854 refers) Council resolved to obtain information from the Local Authority of Tea Tree Gully in South Australia and the developers of the Golden Grove Estate, on the acceptability of high density housing to both residents and servicing authorities.

This information was being sought as a result of the Council's increasing involvement in such things as the Triple R Programme, Green Streets Joint Venture and various applications received from developers promoting small lot subdivision.

The City Planner reports on the Golden Grove Project, outlining details on the attitudinal survey of residents and the dissatisfaction identified.

He concludes that although the survey identified a variety of attitudes regarding the estate, in general the survey

highlighted that the majority of residents involved were generally satisfied with living in the Golden Grove Estate.

**MOVED** Cr Major, **SECONDED** Cr Waters that CITY PLANNER'S REPORT G20747 be received.

**CARRIED**

**G20748 EMPLOYMENT OF CONSULTANT - JOONDALUP SUB-REGIONAL CENTRE - [730-8-1]**

CITY PLANNER'S REPORT G20748

In April (Item G90420 refers) Council resolved that consideration of the employment of an independent consultant to undertake a study to determine the most appropriate location and distribution of entertainment uses to best serve the residents of the City of Wanneroo, with particular emphasis on promoting the Joondalup Sub-Regional Centre, be referred to the Town Planning Committee.

The City Planner reports on entertainment uses, with particular reference to the establishment of cinema complexes.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council:

- 1 takes no further action regarding the employment of a consultant to undertake a study on entertainment uses;
- 2 continues discussions with cinema operators and the Joondalup Development Corporation to encourage the development of a cinema complex in the Joondalup City Centre.

**CARRIED**

**G20749 UNEXPLODED ORDNANCE: CITY OF WANNEROO - [740-42, 304-2-1]**

CITY PLANNER'S REPORT G20749

The City Planner reported that recent advice from the WA Unexploded Ordnance (UXO) Branch of the WA Police Force (formerly the State Emergency Service) suggests that UXO should be anticipated at a site north-east of Burns. This has significant implications on development in this area, as conditions for clearance will be required as will a 2% Field Validation to ascertain the extent of UXO pollution in this area.

He gives details on the background regarding UXO and addresses the following matters of concern:

- legal advice
- informing landowners of 2% Field Validation
- Tamala Park Tip Site, Lot 17

In February (Item G20217 refers) Council resolved to urge the Federal Government to commit funds for the search and clearance of public land within the area surveyed by the State Emergency Service in its Field Validation at Two Rocks. It was argued that the Commonwealth Policy for land affected by UXO did not apply to public land as this was not being developed for private gain.

The City Planner advised that the Department of Defence has now replied to Council on this matter and reports on the response received.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council:

- 1 gives its support to a two percent Field Validation by the UXO Branch of the Western Australian Police Force to gain a better understanding of the risk associated with Unexploded Ordnance within the area generally bounded by Burns Beach Road to the south, Quinns Road to the north, Wanneroo Road to the east and the Ocean to the West;
- 2 refers this matter to Mindarie Regional Council for its information;
- 3 writes to the Department to Defence requesting that, in light of the findings by the UXO Branch of the Western Australian Police Force, it reassesses its appraisal and subsequent recommendation for the Burns Beach site, made in its letter to the City on 28 April 1992;
- 4 urges the Defence Department to commit funds for the search and clearance of public and private land in the known polluted area of Yanchep/Two Rocks and should further investigation reveal UXO pollution in the Burns/Quinns region, to also commit funds to search and clear all UXO from this area;
- 5 advises the landowners in the vicinity, of the possibility of UXO contamination in this area.

**CARRIED**

**G20750 REDUCED BOUNDARY CLEARANCE: LOT 50 (16) KENTIA LOOP, WANNEROO - [2479/50/15]**

Profit Holding Pty Ltd seeks Council approval to construct a steel framed garage 1000 from the side boundary of Lot 50 (16) Kentia Loop, Wanneroo which is in a "Special Residential Zone".

The City Planner reports that Council's Town Planning Scheme clause 5.37 requires that no building shall be constructed closer than 15000 to a street alignment; within 5000 of the side boundary or within 10000 of the rear boundary of any lot within a "Special Residential Zone".

The applicant claimed that a Council officer advised him that the required side boundary clearance was 1000. He cannot recall the officers' name, however should not be penalised for not remembering. He further claims that he cannot send the shed back as he has signed a contract and paid for the structure.

Cr Carstairs declared an interest in this item.

**MOVED** Cr Dammers, **SECONDED** Cr Edwardes that Council:

- 1       refuses approval for the reduced boundary clearance for a garage at Lot 50 (16) Kentia Loop, Wanneroo as it contravenes Council's Town Planning Scheme:
- 2       advises the owner that he has the right of appeal to the Minister for Planning.

**CARRIED**

Cr Carstairs abstained from voting.

Appendix X refers

**G20751 REQUEST FOR VARIATION TO SETBACKS, PROPOSED OUTBUILDING: LOT 25 (4) CYCLAMEN COURT, WANNEROO - [30/4027]**

Mr & Mrs R G & N Park seek Council approval to develop an outbuilding on Lot 25 (4) Cyclamen Court, Wanneroo. The proposal involves a request to reduce the front setback to 12 metres.

The City Planner reports that the applicants wish to retain an approximately 100 year old gum tree towards the rear of the block. A landscaping specialist considered that a distance of at least 7 metres needs to be provided between the tree and any

building. A dwelling is proposed to be built in the area between the outbuilding and the tree. In order for both the proposed dwelling and the garage to be accommodated, they request a reduction in the required front setback from 15 metres to 12 metres.

**MOVED** Cr Major, **SECONDED** Cr Waters that Council exercises its discretion under Clause 5.9 of Town planning Scheme No 1 and approves the application submitted by Mr & Mrs R G Park to develop an outbuilding on Lot 25 (4) Cyclamen Court, Wanneroo subject to :

- 1 existing vegetation in front setback area being retained;
- 2 standard and appropriate development conditions.

**CARRIED**

**G20752 RESCISSION MOTION - NORTH WEST CORRIDOR STRUCTURE PLAN (EAST WANNEROO SECTION) - [290-7]**

At the March meeting of Council, Councillor Edwardes asked whether advice had been received from the City's solicitors relating to an opinion obtained by EPARAG concerning a rescission motion considered by Council at its meeting on 20 February 1992.

The Town Clerk reports that the City Planner advised that the view of the City's solicitors was that the earlier resolution having been put into effect cannot be rescinded. In addition, should Council take that step and should a claim for damages be submitted there was a strong likelihood such a claim would be successful and substantial damage be awarded against Council.

The opinion of Corser & Corser on behalf of EPARAG has been considered by Kott Gunning who emphasise that the substantial issue in their opinion was that the resolution having been put into effect cannot be rescinded. The question of damages was therefore hypothetical only.

Kott Gunning submit that the opinion from Corser & Corser in no way addresses the major point of their opinion being that the motion having been put into effect to its fullest extent cannot then be rescinded.

**MOVED** Cr Major, **SECONDED** Cr Waters that TOWN CLERK'S MEMORANDUM be received.

**CARRIED****G20753 PROPOSED ENTERTAINMENT COMPLEX, LOT 904 (639) BEACH ROAD, WARWICK - [30/212]**

The City Planner advised that a meeting between South Ward Councillors, representatives of Dorchester Avenue residents and members of Council's Engineering and Planning staff was held at the Warwick Leisure Centre on 6 July 1992, to discuss the Warwick Entertainment Centre Traffic Impact Study.

He outlines Council's resolution in February (Item G20203 refers) regarding this matter and reports on the following issues:

- Building Licence and Development Approval
- Residents' Committee of Dorchester Avenue
- Residents' Committee recommendations
- Dorchester Avenue one way trail
- cost of traffic measures
- delegated authority

He advised that recognising Councillors' concerns regarding possible delays to the development timetable for the entertainment complex, he decided to accept a modification to the timing implicit in council's resolutions. Subject to the finalisation of the outstanding technical issues, the development approval for the entertainment complex on Lot 904 (639) Beach Road, Warwick, will be issued subject to:

- 1 development being carried out in accordance with the plans received on 7 July 1992;
- 2 the applicant undertaking a traffic management analysis for Dorchester Avenue, Beach Road, and Glendale Avenue, prior to the opening of the complex to the public, to determine, to the satisfaction of the City Planner, the City Engineer and the Residents' Committee of Dorchester Avenue, the level of traffic management measures required;
- 3 the applicant contributing towards the cost of implementing the required traffic management measures on a proportional basis agreed to by the City Planner and the City Engineer;
- 4 the applicant making the contribution towards the cost of implementing traffic management measures as a result

of the study, prior to the opening of the complex to the public;

- 5 prior to the issue of a building licence for the complex lodging a bond of \$30,000 with Council as part of his contribution;

- 6 standard and appropriate development conditions.

### RECOMMENDATION

That Council endorses the action of the City Planner in issuing the development approval for an entertainment complex on Lot 904 (639) Beach Road, Warwick, subject to:

- 1 a legal agreement being prepared at the applicant's expense, incorporating the requirements detailed in Item G20753;
- 2 the authorisation and affixation of the Common Seal to the above legal agreement.

### ADDITIONAL INFORMATION

The Town Clerk tabled the following Memorandum on behalf of the City Engineer:

"The City of Stirling has advised that the following resolution in respect to Traffic Management measures required in Glendale Avenue, Hamersley was adopted at its Council meeting held on Tuesday 21 July 1992.

- 1 That the City of Wanneroo be requested to impose the following additional conditions upon the Development Approval for the Warwick Entertainment Centre:
- (i) The requested bond be increased by a further \$25,000 for the specific purpose of undertaking traffic management measures in Glendale Avenue within the City of Stirling;
  - (ii) The bond be held for a minimum period of 12 months after the opening of the Entertainment Centre to allow an evaluation of traffic impact upon Glendale Avenue and the determination of any further traffic management measures considered desirable arising from the activities at the Entertainment Centre.



- 2 That the \$6,500 being offered by Westpoint Corporation as a contribution towards traffic management measures in Glendale Avenue be accepted.

The City of Stirling has requested that its two resolutions be added to the conditions of development approval for the Warwick Entertainment Centre and the Resolution number one (10) be incorporated in the Legal Agreement to be prepared at the applicant's expense incorporating all the requirements outlined in Item G20753.

While the conditions could be added to the approval, the form of bond required by the City of Stirling is different to that applied by this Council.

Should Council agree to the addition of these conditions, it is considered preferable that the City of Stirling enter into a separate legal agreement with the applicant.

In the event that the separate agreement was prepared between the City of Stirling and the applicant, it would be necessary for the City of Wanneroo to be notified to ensure the additional condition of development had been satisfied."

**MOVED** Cr Major **SECONDED** Cr Waters that Council endorses the action of the City Planner in issuing the development approval for an entertainment complex on Lot 904 (639) Beach Road, Warwick, subject to:

- 1 a legal agreement being prepared at the applicant's expense, incorporating the requirements detailed in Item G20753
- 2 including in the Legal Agreement the City of Stirling's request for a \$25,000 bond for the specific purpose of undertaking traffic management measures in Glendale Avenue within the City of Stirling;
- 3 the bond being held for a minimum period of 12 months after the opening of the Entertainment centre to allow an evaluation of traffic impact upon Glendale Avenue and the determination of any further traffic management measures considered desirable arising from the activities at the Entertainment Centre;
- 4 the payment of \$6,500 by Westpoint Corporation to the City of Stirling as a contribution toward traffic management measures in Glendale Avenue;

- 5           the authorisation and affixation of the Common Seal to  
          the above legal agreement.

**CARRIED**

**G90713 TECHNICAL SERVICES COMMITTEE**

**MOVED** Cr Major, **SECONDED** Cr Edwardes that the Report of Technical Services Committee Meeting, held on 13 July 1992 be received.

**CARRIED****ATTENDANCES**

## Councillors:

A M CARSTAIRS - Chairman	Central Ward
R F JOHNSON - Mayor	South West Ward
C P DAVIES	North Ward
C G EDWARDES	South Ward
G A MAJOR	South-West Ward
W H MARWICK - Observer	Central Ward
A V DAMMERS - Observer to 7.30pm	Central Ward
P NOSOW - Observer from 5.57pm to 7.15pm	
deputising for Cr Edwardes	
from 7.15pm	South Ward
N RUNDLE - Observer from 5.47pm	South-West Ward
F D FREAME - Observer from 5.47pm	South-West Ward

Town Clerk:	R F COFFEY
City Engineer:	R T McNALLY
City Parks Surveyor:	R G FISCHER
City Parks Manager:	F GRIFFIN
Transport Manager:	B DONNELLY
Works Overseer:	J NOLAN
Design Engineer:	P PIKOR to 7.05pm
Minute Clerk:	V GOFF

**CONFIRMATION OF MINUTES**

The Minutes of Technical Services Committee Meeting held on 15 June 1992 were confirmed as a true and correct record.

**PETITIONS AND DEPUTATION**

DEPUTATION FROM WATER AUTHORITY OF WESTERN AUSTRALIA - ODOUR FROM BEENYUP SEWERAGE TREATMENT PLANT

Mr Ivan Unkovich and Mr Hugh Rule of the Water Authority of WA addressed the committee in relation to odour from the Beenypup Sewerage Treatment Plant.

Mr Unkovich gave a visual presentation of the workings of the Beenyup Sewerage Treatment Plant and the strategies implemented to control odours.

Mr Rule advised that initially when the plant was established in 1970, a one kilometre buffer zone was proposed. If this had been maintained he is convinced no complaints with regard to odour would have occurred. Residences are now located within a 250 metre buffer zone of the plant.

The Water Authority was concerned about the odour complaints, registered each complaint and noted where the complainant lived. The complainant was invited to inspect the plant and locate the odour source. However, in most instances it was impossible to locate the source.

Mr Rule advised that to reduce odours at the primary treatment stage, oxygen and chlorine were introduced into the main sewer inlets.

He believed that the major odour problem related to the digester which forms part of the secondary treatment stage. When the water has been removed, the sludge is heated to 35° Celsius and methane gas is released. This gas is used to heat the digester but gas that is not burned off sometimes inadvertently escapes into the atmosphere as odour.

The Water Authority has instigated an Odour Control Strategy and is using special measuring equipment which will quantify the odour.

A second digester will be installed in the next two to three months and it is anticipated that this will significantly reduce the incidence of odour complaints.

Future Sewerage Treatment Plants will have a one Kilometre buffer which will prevent a problem with odours occurring.

Following questions by Councillors, the Chairman thanked Mr Unkovich and Mr Rule for their presentation.

#### **DECLARATIONS OF PECUNIARY INTEREST**

Cr Nosow declared an interest in Item G10703

#### **MEETING TIMES**

Commenced: 5.32pm  
Closed: 8.00pm



**G10701 DOMESTIC REFUSE TRUCKS REPLACEMENT - TENDER NOS 136 & 137-91/92 - [208-136-91/92, 208-137-91/92]**

## CITY ENGINEER'S REPORT G10701

Tenders were recalled in May for the supply and delivery of ten fully automated domestic side loading refuse trucks to replace ten rear loading refuse trucks.

The City Engineer reports of the tender submissions received.

Correction

The City Engineer advised that the number of trucks advertised to be traded as listed on Attachment No 3 to Report G10701 was thirteen (13) and not twelve (12).

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that Council accepts the following tenders as outlined on attachment 2 to Report G10701 for the supply of ten (10) fully automated, one man operated, side loading, refuse trucks and trades the twelve (12) refuse trucks as listed on Attachment 3.

<u>Tender No</u>	<u>Company</u>	<u>Changeover</u>
137-91/92	Skipper Trucks	\$ 502,360.00
	Matrik/chase	\$ 680,000.00
	Shire of Peppermint	
	Grove (Purchase only)	\$ 40,000.00 CR
		<u>\$1,142,360.00</u>

- 2 authorises the retention of domestic refuse truck, plant number 97 533 for use as a back-up vehicle in the collection of recyclable materials.

**CARRIED**

Appendix XI refers

**G10702 WANNEROO WATER WORLD/CRAIGIE REGIONAL RECREATION CENTRE - TENDER - DIRECT DIGITAL CONTROL SYSTEM - [680-12, 745-4-1]**

## CITY BUILDING SURVEYOR'S REPORT G10702

In the energy audit for Wanneroo Water World prepared by Norman Disney and Young Consulting Engineers (Item F11223 refers) it was recommended that major mechanical plant at Wanneroo Water

World be controlled by a direct digital control system similar to and to inter face with the DDC system currently controlling mechanical plant at the Joondalup Administration Building.

The object of installing a DDC system is:

- 1 to control plant in the most efficient manner to reduce operating cost;
- 2 to monitor plant operation to alert all failures;
- 3 to provide maximum control and flexibility of plant operation.

Tenders have been called for the installation of a DDC system by the consultants.

The City Building Surveyor reports on the tender submissions received and the consultant's recommendations.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that Council:

- 1 accepts Satchwell Controls amended tender of \$47,315.00;
- 2 nominates Satchwell Controls to the builder as a nominated sub-contractor in respect of the provisional sum for Mechanical Services;
- 3 authorises the City Building Surveyor to negotiate a rate for liquidated and Ascertained Damages with Satchwell Controls and the head contractor.

**CARRIED**

**G10703 TENDER NO 1-92/93 - SUPPLY OF GENERAL PLANTS, LOW SHRUBS/GROUNDCOVER PLANTS, ADVANCED PLANTS AND GREEN PLAN PLANTS - [208-01-92/93, 208-8]**

**CITY PARKS MANAGER'S REPORT G10703**

Tenders were advertised for the supply of general plants, shrubs/groundcover plants, advanced plants and Green Plan plants.

The City Parks Manager reports on the tender submissions received.

Cr Nosow declared an interest in this item.

**MOVED** Cr Gilmore, **SECONDED** Cr Carstairs that Council:

- 1 accepts the tender price submitted by Benara Nurseries for:
  - (a) General Plants - \$35,767.50;
  - (b) Low shrubs/groundcover plants - 150mm - \$7,262.50;
  - (c) Advanced Plants - 35 litre bags - \$5,250.00;
- 2 accepts the tender price submitted by Marrinup Nurseries for Green Plan plants - \$13,705.

**CARRIED**

Cr Nosow abstained from voting.

**G10704 CURRENT WORKS - [201-2]**

CITY ENGINEER'S REPORT G10704

The City Engineer reports on Council works, drainage, pedestrian and dual use paths, traffic treatments, car parks, recreational facilities, road and verge maintenance, rubbish disposal and sub-dimensional development for the period up to 3 July 1992.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that CITY ENGINEER'S REPORT G10704 be received.

**CARRIED**

**G10705 STREET LIGHTING, TRAFFIC LIGHTS AND WARNING SIGNS - [220-0]**

CITY ENGINEER'S REPORT G10705

The City Engineer reports on the progress of traffic signal modification works at the intersection of Ocean Reef Road and Wanneroo Road which is scheduled to commence on 13 July 1992.

A request by Council for the installation of traffic signals at the intersection of Gngangara Road and Hartman Drive has been rejected by the Main Roads Department on the grounds of low incidence of recorded traffic accidents at this junction.



**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that CITY ENGINEER'S REPORT G10705 be received.

**CARRIED**

**G10706 MULLALOO BEACH - LIGHTING OF CAR PARKS - [765-9-2]**

CITY ENGINEER'S REPORT G10706

In April 1992, during periodical checks of its plant, SECWA found several power and light poles within the Mullaloo Beach southern car park had deteriorated and were in need of replacement.

Further investigation by SECWA indicated that the power and light poles were not within the road reserve, but were still linked to the street light system. Also, Council has not been subject to any tariff charges for lighting of the southern car park since the poles and luminaires were installed.

The City Engineer reports that SECWA has now removed all power and poles in the car park which were fed from the street light system.

He provides details of the cost to illuminate both the southern and northern car parks and suggests that the lighting of the southern car park is needed to prevent vandalism to parked vehicles and provide safety for users of the surf club.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that CITY ENGINEER'S REPORT G10706 be received.

**CARRIED**

**G10707 MARANGAROO DRIVE/MIRRABOOKA AVENUE TRAFFIC LIGHTS - [510-1403, 510-168]**

CITY ENGINEER'S REPORT G10707

The Main Roads Department is considering the installation of traffic lights at the intersection of Marangaroo Drive and Mirrabooka Avenue, Girrawheen following the development of a significant accident pattern that can be resolved by signalisation.

The Department is seeking Council's concurrence to the signal installation and parking prohibition is requested so that the project may be considered under the Black Spot Programme.

The City Engineer reports that the extent of the works is minimal and can be accommodated within the Engineering Department's construction programme.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that Council:

- 1 concurs to the proposed works at the intersection of Marangaroo Drive and Mirrabooka Avenue, Girrawheen as detailed on Main Roads Department Drawing No 9120-362 and 363 and as shown on Attachments 1 and 2 to Report G10707;
- 2 approves the parking prohibitions as part of the traffic signal installation at the intersection of Marangaroo Drive and Mirrabooka Avenue, Girrawheen as detailed on Main Roads Department Drawing No 9120-364 and as shown on Attachment 3 to Report G10707;
- 3 incorporates this project into the Engineering Departments's Traffic Management Programme, subject to funding by the Main Roads Department.

**CARRIED**

Appendix XII refers

**G10708 GREENWICH PARK, KINGSLEY - LIGHTING - [061-146]**

**CITY ENGINEER'S REPORT G10708**

Several years ago, lighting was installed in Greenwich Park, Kingsley as a solution to the problem of vandalism. The lights ran until 1.00 am with the result that vandalism and other problems in the area practically disappeared.

The City Parks Manager advises that a resident and unofficial caretaker of the park has requested that the time clock for the lights be permanently set to come on at sunset every day and remain on until 4.00 am.

The City Parks Manager gives reasons why he does not support this request which would create a precedent and could lead to lights in all Council parks being left on for periods over and above the normal three hours.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that CITY ENGINEER'S REPORT G10708 be received.

**CARRIED**

**G10709 SOUTH - WEST DUNCRAIG TRAFFIC STUDY GROUP - [510-0-1]**

## CITY ENGINEER'S REPORT G10709

A Local Area Traffic Management Study for South West Duncraig commenced in February 1991.

A Committee of 21 local residents was formed and met monthly with Engineering Department staff to identify traffic concerns and solutions.

The objectives of the study were defined as:

- 1 To improve overall safety for pedestrians, cyclists and vehicular traffic.
- 2 To control traffic speeds.
- 3 Encourage traffic movements in accordance with road hierarchy and to quantify the effects on traffic volumes of any recommended changes to the road layout.
- 4 Maintain reasonable levels of resident, public transport and service access.
- 5 To control and regulate parking in the area.
- 6 To identify specific traffic hazards and possible solutions.

A questionnaire was circulated to approximately 1500 homes and some 483 replies were received.

The City Engineer reports on the recommendations for traffic and street lighting improvements suggested by the South West Duncraig Study group which are estimated will cost \$100,000. Council allocated \$30,000 in 1991/92 Budget and an additional amount of \$70,000 has been listed in the draft 1992/93 Budget. It has been suggested that the approved traffic treatments be prioritised according to finance availability.

Peter Pikor, Design Engineer, provided a visual presentation to illustrate suggested traffic calming treatments proposed by the South West Duncraig Study Group.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that Council:

- 1 receives the report of the South West Duncraig Traffic study;
- 2 constructs parking embayments on the south side of Griffell Way, as shown on Attachment 5 to Report No G10709;
- 3 installs "NO PARKING CARRIAGEWAY OR VERGE, 8.15AM - 9.15AM, 3.00PM - 4.00PM MONDAY TO FRIDAY" signs on the northern side of Griffell Way from Poynter Drive to the western boundary of the third residence, as shown on Attachment 5 to Report No G10709, subject to liaison with the affected residents;
- 4 does not carry out any traffic treatments on Chessell Drive;
- 5 requests the Police Department to undertake surveillance patrols of Chessell Drive between 6.30am - 8.00am and 4.30pm - 6.00pm;
- 6 repositions the lighting for greater effect, at the eastern corner of Bernedale Way, and installs lighting at the corner of Bernedale Way and Greenlaw Street;
- 7 installs a traffic separator island in Dava Street at the intersection with Bernedale Way, as Shown on Attachment 8 to Report No G10709;
- 8 constructs a roundabout at the Granadilla Street/Quilter Drive intersection, as shown on Attachment 9 to Report No G10709 and this treatment be monitored to determine the need for a second roundabout at the Granadilla Street and Nicholli Street intersection;
- 9 installs a traffic separator island in Bernedale Way at the Nicholli Street junction, as shown on Attachment 9 to Report No G10709 and the street lighting improved, subject to consultation with the residents immediately affected;
- 10 modifies the intensity of the lighting at both the Glenbar Road and Poynter Drive junctions with Chessell Drive;
- 11 increases the number of light poles on Poynter Drive for the safety and security of the area subject to a costing of the proposal and a survey of the affected residents being undertaken;

- 12 requests the Main Roads Department to:
- (a) install double white lines at the eastern corner of Bernedale Way;
  - (b) install a single pavement separator line along the remainder of Bernedale Way;
  - (c) install a "GIVE WAY" sign in Bernedale Way at the Nicholli Street junction;
  - (d) install "STOP" signs in Glenbar Road at the Poynter Drive and Chessell Drive intersections;
  - (e) install white line pavement markings in Granadilla Street at the Poynter Drive junction, in Greenlaw Street at the Bernedale Way junction and in Bernedale Way at the Poynter Drive junction;
- 13 requests the Minister for Transport to implement a 30 kph safety zone scheme in Poynter Drive at the Poynter Primary School between Granadilla Street and Glenbar Road;
- 14 defers consideration of the closure of the median strip in Warwick Road at Dava Street with provision of U-turns west of Dava Street and west of Glengarry Drive pending Main Roads Department consideration of this proposal;
- 15 acknowledges the contribution made to the South West Duncraig Traffic Study by members of the Study Group.

**CARRIED**

Appendix XIII refers

**G10710 DORCHESTER AVENUE TRAFFIC MANAGEMENT TRIAL - [510-135]**

**CITY ENGINEER'S REPORT G10710**

As part of the Warwick Entertainment Centre development approval in February 1992, Council resolved that the applicant, at his expense,

- 1 undertakes a traffic management analysis for Dorchester Avenue, Beach Road and Glendale Avenue to determine to the satisfaction of the City Planner, the City Engineer

and the Residents' Committee of Dorchester Avenue the level of traffic management measures and the location and number of crossovers to the subject site which should be put in place by the applicant before the complex is opened to the public;

- 2 liaise with the City Planner and the City Engineer regarding the internal traffic circulation prior to submitting revised plans showing reduced floor space;
- 3 undertake installation of traffic management measures as considered necessary by the City Engineers of Stirling and Wanneroo."

A traffic impact study was submitted by the developer's Traffic consultant in June.

The City Engineer reports on the Traffic Consultant's recommendations which supported the implementation of soft traffic measures in Dorchester Avenue to reduce traffic speed and noise and increase traffic safety.

A meeting was held in July with representatives of the Dorchester Avenue and Warwick Road Residents' committee, the Complex Developer, the Traffic Consultant, Planning and Engineering Departmental officers and Ward Councillors to discuss associated traffic matters.

The Residents' Committee requested traffic measures be implemented in Dorchester Avenue to reduce the traffic flow and suggested the trialling of a one-way entry in Dorchester Avenue south of Ballantine Road.

The City Engineer details problems associated with the partial closure of Dorchester Avenue and indicates a trial period of two months would be required to satisfactorily establish overall traffic pattern. Council has not allocated funds for the traffic calming of Dorchester Avenue. The only available funds are the developers' contribution of a minimum of \$30,000 which may not be sufficient for an approved traffic management scheme for Dorchester Avenue.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that Council:

- 1 does not restrict traffic density in Dorchester Avenue;
- 2 advises residents of Dorchester Avenue accordingly;

- 3 reiterates Council's resolution requiring the developer, at his expense, to carry out a traffic management analysis for Dorchester avenue, Beach Road and Glendale Avenue to determine the level of traffic calming measures required in accordance with Resolution G20753 and to undertake the installation of traffic calming measures as considered necessary by the City Engineers of Wanneroo and Stirling.

**CARRIED**

**G10711 KALAMUNDA SHIRE COUNCIL - PROPOSAL TO USE MULTANOVA SPEED CAMERA - [312-1, 510-0-1]**

**CITY ENGINEER'S REPORT G10711**

The Western Australian Municipal Association has requested Metropolitan and country Urban Councils' consideration of a proposal from the Shire of Kalamunda that Council be given power to administer speed controls in the local road system by use of Multanova cameras and similar devices to reduce costs of local traffic management schemes.

In support of this proposal the Shire of Kalamunda has indicated that it is being placed under considerable pressure to implement local area traffic management schemes to control speed of motorists.

The City Engineer supports in general the views of the Shire of Kalamunda but considers that as there are a number of related issues which require further assessment he suggests that a working party of all appropriate authorities be established to assess the matter further.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that Council advises the Western Australian Municipal Association that it would support the establishment of a working party on Local Authority enforcement of speeding vehicles in local roads.

**CARRIED**

**G10712 CONSTRUCTION OF MINDARIE KEYS NORTHERN BREAKWATER ACCESS STEPS AND BOARDWALK - [765-21]**

**CITY ENGINEER'S REPORT G10712**

Council allocated funds in the 1991/92 Budget for the construction of an access facility from the foreshore to the northern breakwater of the Mindarie Keys Boat Harbour.

The City Engineer provides details of the project which was designed by Ewing Consulting Engineers under Engineering department direction.

Three quotations have been received and the lowest from Triad Contractors has been recommended by Ewing Consulting Engineers.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that Council:

- 1 approves the construction of steps and boardwalk on the Mindarie foreshore and northern breakwater to the Mindarie Keys Boat Harbour as shown on Attachments 1 and 2 to Report No G10712;
- 2 accepts the lump sum fixed price of \$27,770 from Triad Contractors, 20 Somersbey Road, Welshpool for the construction of steps and boardwalk at Mindarie. The project to be funded from Account No 31222, Mindarie Foreshore - Dual Use Path and Associated Works.

**CARRIED**

Appendix XIV refers

**G10713 DUAL USE PATH - HOCKING PARADE, SORRENTO - [502-4, 510-32]**

CITY ENGINEER'S REPORT G10713

At its June Meeting (Item G10644 refers) Council requested a report on the cost and feasibility of constructing 100 metres of dual use path on the eastern side of Hocking Parade, Sorrento between Keans and Hawkins Avenues.

The City Engineer provides details of the cost of the work which would provide safe access for students. However, construction of this section of dual use path would require the relocation of two SECWA wooden overhead power poles at a cost of \$15,000.

In view of this, the City Engineer will evaluate other options with school representatives and will submit a further report to Technical Services Committee.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that CITY ENGINEER'S REPORT G10713 be received.

**CARRIED**



**G10714 PETITION REQUESTING THE PREVENTION OF FURTHER WORK ON  
CAR PARKING AREAS AND PIONEER DRIVE ACCESS TO MATER DEI  
COLLEGE - [30/3814]**

CITY ENGINEER'S REPORT G10714

A 26-signature petition from residents in Pioneer Drive has been presented to Council requesting action to:

- 1 prevent any further work on car parking areas and to provide Pioneer Drive access to Mater Dei College;
- 2 ensure all access to Mater Dei college is only constructed from the Treetop Avenue extension.

The residents consider the entrance/exits on Pioneer Drive present an unacceptable safety hazard for families residing in the street.

The City Engineer reports that the car park and single access to Mater Dei College is now complete and the additional temporary access points will be removed.

The main access to Mater Dei College will be from the unmade section of Treetop Avenue and funding the construction of this Street is seen as a priority.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that Council advises the residents of Pioneer Drive, Edgewater of its decision regarding the funding and construction of Treetop Avenue, Edgewater following the adoption of the 1992/93 Budget

**CARRIED**

**G10715 LIMESTONE BLOCK CUTTING QUARRY, LOTS 12 AND 13 GIBBS  
ROAD, NOWERGUP - [30/3204]**

CITY ENGINEER'S REPORT G10715

In August 1991 Ion Services on behalf of Cender Pty Ltd applied for approval for a limestone quarry on lots 12 and 13 Gibbs Road, Nowergup. The quarry is intended for the cutting of limestone blocks.

The City Environmental Health Manager has recommended conditions to be applied to this operation following an evaluation of the noise issue by the Health Department.

The City Engineer supports the application subject to certain conditions being imposed.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that Council:

- 1 approves the application by Ion Services, on behalf of Cender Pty Ltd, to operate a limestone block cutting quarry on Lots 12 and 13 Gibbs Road, Nowergup in accordance with the provisions of its Town Planning Scheme No 1 for a two year period subject to:
  - (a) all fuel storage on site being in above ground tanks on a bunded, hardstanding area that will contain any leaks and being constructed in accordance with the Water Authority of Western Australia's specification for temporary, small, elevated, flammable liquid (hydrocarbons) installations in underground water pollution control areas;
  - (b) the applicant obtaining a water allocation or establishing a secure water supply for dust control before commencing operation;
  - (c) submission of an annual updated site contour plan and rehabilitation report;
  - (d) the applicant entering into an agreement with the City of Wanneroo, under Section 85 of the Road Traffic Act, to pay the City of Wanneroo a road charge contribution for each cubic metre of limestone removed from the site for extraordinary expenses for repairing and maintaining roads under its control in the neighbourhood of the proposed excavation at the rate of \$0.16 per cubic metre. Such payment to be made quarterly;
  - (e) stabilising all stockpiles and using suitable dust suppression methods in work areas to prevent the generation of dust;
  - (f) access to the quarry being from Wesco Road with construction of approved crossovers and sealing of the first 50 metres of quarry access roads to the satisfaction of the City Engineer, if problems are experienced due to the road being unsealed;

- (g) there being a clear understanding that the approval does not indemnify the quarry operators from any further action under the Environmental Protection Act 1986;
  - (h) all overburden being banded on both the north and west boundaries of the mine site and vegetation outside the immediate confines of the quarry boundary remaining;
  - (i) only the following machinery operating at the quarry:
    - 1 x Dozer D9
    - 1 x Bobcat
    - 1 x Front end loader
    - 1 x Fork lift
    - 1 x Acomec stone saw
  - (j) no sawing of capstone (caprock);
  - (k) hours of quarry operation being restricted to:
    - Monday to Friday (except public holidays)  
0700-1700
    - Saturdays 0800-1700
    - Public holidays                      work not permitted
    - Sundays                                  work not permitted
  - (l) standard conditions;
- 2        advises the Department of Planning and Urban Development of its support for the application by Ion Services, on behalf of Cender Pty Ltd, to operate a limestone block cutting quarry on Lots 12 and 13 Gibbs Road, Nowergup for a two year period and the conditions applied;
- 3        approves an Extractive Industry Licence for Cender Pty Ltd for a limestone block cutting quarry on lots 12 and 13 Gibbs Road, Nowergup with the following conditions:
- (a)        Annual fee \$300
  - (b)        Period of licence - 2 years.
  - (c)        Rehabilitation bond \$10,000

- (d) Sum of \$0.16 per cubic metre of material removed from the site for road maintenance under By-law 7.

**CARRIE**

**D**

**G10716 LIMESTONE BLOCK CUTTING QUARRY, LOT 22 FLYNN DRIVE, NEERABUP - [30/1455]**

CITY ENGINEER'S REPORT G10716

The Industrial Lands Development Authority (ILDA), Gino Stati and his company Gimela Nominees Pty Ltd have applied jointly for approvals to operate a limestone block cutting quarry on Lot 22 Flynn Drive, Neerabup.

Mr Stati's previous approval for the operation expired a year ago. The delay in the renewal application is understood to relate to negotiations with ILDA and the joint venture quarrying the southern portion of Lot 22.

The City Environmental Health Manager is satisfied that the noise of limestone block cutting is unlikely to affect any surrounding neighbours.

The City Engineer supports this application subject to certain conditions being imposed.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that Council:

- 1 approves the application by the Industrial Lands Development Authority and Gimela Nominees Pty Limited to operate a limestone block cutting quarry north of the 4423N grid line on Lot 22 Flynn Drive, Neerabup, as shown on Attachment 1 to Report G10716, in accordance with the provisions of its Town Planning Scheme No1 for a two year period subject to:

- (a) all fuel storage on site being in above ground tanks on a bunded, hardstanding area that will contain any leaks and being constructed in accordance with the Water Authority of Western Australia's specification for temporary, small, elevated, flammable liquid (hydrocarbons) installations in underground water pollution control areas;

- (b) the applicant obtaining a water allocation or establishing a secure water supply for dust control before commencing operation;
- (c) submission of an annual updated site contour plan and rehabilitation report;
- (d) the applicant entering into an agreement with the City of Wanneroo, under Section 85 of the Road Traffic Act, to pay the City of Wanneroo a road charge contribution for each cubic metre of limestone removed from the site for extraordinary expenses for repairing and maintaining roads under its control in the neighbourhood of the proposed excavation at the rate of \$0.16 per cubic metre. Such payment to be made quarterly;
- (e) stabilising all stockpiles and using suitable dust suppression methods in work areas to prevent the generation of dust;
- (f) access to the quarry being from Flynn Drive with construction of approved crossovers and stealing of the first 50 metres of quarry access roads to the satisfaction of the City Engineer, if problems are experienced due to the road being unsealed;
- (g) there being a clear understanding that the approval does not indemnify the quarry operators from any future action under the Environmental Protection Act 1986;
- (h) no sawing of capstone (caprock);
- (i) hours of quarry operation being restricted to :  
  
Monday to Friday (except public holidays)  
0700-1700  
  
Saturdays 0800-1700  
  
Public holidays                      work not permitted  
Sunday                                  work not permitted
- (j) standard conditions;

2

advises the Department of Planning and Urban Development of its support for the application by the Industrial

Lands Development Authority and Gimela Nominees Pty Limited, to operate a limestone block cutting quarry on lot 22 Flynn Drive, Neerabup for a two year period and the conditions applied;

- 3 approves an Extractive Industry Licence for Gimela Nominees Pty Limited for a limestone block cutting quarry on lot 22 Flynn Drive, Neerabup with the following conditions

- (a) Annual fee \$300
- (b) Period of licence -2 years.
- (c) Rehabilitation bond \$20,000
- (d) Sum of \$0.16 per cubic metre of material removed from the site for road maintenance under By-law 7.

CARRIE

D

Appendix XV refers

**G10717 DOMESTIC RUBBISH SERVICE FOR MULTI DWELLING UNITS - [508-3]**

**CITY ENGINEER'S REPORT G10717**

There is an increasing number of multi-dwelling units being built in the City of Wanneroo. These include group housing sites, retirement villages and flats with the residents requiring a weekly domestic type rubbish service. It is often difficult for residents to place their 240 litre carts on the road verge for a standard collection. The increasing number and the change to single operator collection vehicles makes it appropriate to review the service and charges for multi-dwelling units to allow changes to be incorporated into the 1992/93 rate structure.

Multi-dwelling units fall into three distinct groups ie flats, small group housing and large group housing.

The City Engineer reports on the service structure which exists whereby a standard domestic rubbish charge is levied per dwelling unit. The Health By-laws require that the rubbish cart is placed on the verge for collection. An additional charge is imposed if the bin is collected from within the property boundary. Large developments require the flexibility of on-site

collection either from commercial bulk bins or 240 litre carts within the property.

The City Engineer seeks Council approval to determine if there are sufficient economies in not charging the fee for collection within the property boundary.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that Council adopts the following rubbish service standards for multi-dwelling units:

- 1 the properties to continue to be serviced under the domestic, household rubbish rate;
- 2 the standard, domestic, rubbish collection service to apply with the rubbish carts being placed on the road verge for collection unless alternative arrangements are approved by the City Engineer;
- 3 the City Engineer may approve on site collection of rubbish using 240 litre carts (Standard receptacles) or commercial, bulk bins and determine from time to time if there are sufficient economies in not charging the fee for collection within the property boundary;
- 4 new developments proposing bin storage areas more than 40 metres from the road verge shall be designed to allow the option to using 3m<sup>3</sup> commercial, bulk bins at the rate of 120 litre capacity per dwelling unit.

**CARRIED**

**G10718 RECYCLING BLUE PRINT - [508-4]**

**CITY ENGINEER'S REPORT G10718**

On 17 June the Mayor hosted the launch of the State Recycling Blue Print at the Badgerup Road Material Sorting Facility. The draft report was released and is available for public comment until 31 July 1992.

The report contains 64 recommendations and it has been prepared on the basis that the State and Federal Governments' target of halving the amount of waste going to landfill by the year 2000 should be achieved regardless of cost.

The City Engineer reports on the recommendations which in most instances are supportable.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that Council:

- 1 submits appropriate comments, as detailed in Report G10718, to the Western Australian Municipal Association, Department of State Development and the Mindarie Regional Council;
- 2 seeks recognition by State Government into the current and previous financial investments made by the Councils into recycling when determining the level of contribution to the Recycling and Waste Minimisation Fund, through a waste disposal levy.

**CARRIED**

Appendix XVI refers

**G10719 ELLIOT RESERVE, WANNEROO - [061-113-1]**

CITY ENGINEER'S REPORT G10719

In June Council requested a status report on the development of Elliot Reserve, in particular the provision of tennis courts (Item G20653 refers).

The City Engineer reports on the development of Elliot Reserve in the 1970's to accommodate a twelve court complex for the Wanneroo area. Ten courts have been built in stages over a number of years. The City Engineer provides details of the construction of the final two courts, car park, hit up wall and retaining wall.

A proposal to lease part of the Elliot Road Tennis Complex to Wanneroo Tennis Club was supported by Council and the Excision of part of Reserve 35211 and the creation of a new reserve has been approved by the Hon Minister for Lands and is currently with the Department of Planning and Urban Development for planning approval.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that CITY ENGINEER'S REPORT G10719 be received.

**CARRIED**

**G10720 LOCAL GOVERNMENT ENGINEERS ASSOCIATION SEMINAR - ROAD FUNDING - [202-1-2]**

CITY ENGINEER'S REPORT G10720



The Local Government Engineers' Association will be holding a half day seminar "Review of Road Funding Issues and Funds Distribution" on 6 August which coincides with Local Government Week.

The seminar will provide an update on current road funding issues and present an opportunity for discussion, feedback on current systems, and future directions.

The City Engineer strongly recommends representation from this Council.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that Council nominates interested Councillors to attend the Local Government Engineers' Association Seminar "Review of Road Funding Issues and Funds Distribution" to be held on 6 August at Belmont Park Racecourse.

**CARRIED**

**G10721 BUILDING DEPARTMENT REPORT - [201-1]**

**CITY BUILDING SURVEYOR'S REPORT G10721**

The City Building Surveyor reports on the number and value of building licences issued for the month of June, building control activity, Council building works and the completion of the Swimming Pools Inspection Programme.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that Council endorses the action taken in relation to the issuing of Licenses as set out in Attachment A to Report G10721

**CARRIED**

Appendix XVII refers

**G10722 AIR-CONDITIONING MAINTENANCE - JOONDALUP ADMINISTRATION BUILDING - WANNEROO WATER WORLD - AQUAMOTION - KINGSLEY ADMINISTRATION BUILDING - WANNEROO LIBRARY - [210-2]**

**CITY BUILDING SURVEYOR'S REPORT G10722**

On behalf of the City of Wanneroo, consulting Engineers Norman Disney and Young called tenders for the maintenance of air conditioning plant and mechanical services at:

Administration Building, Joondalup  
Wanneroo Water World  
Aquamotion, Wanneroo

Kingsley Administration Building  
Wanneroo Library.

The City Building Surveyor gives details of the tender submissions received.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that Council:

- 1 accepts the tender of \$4,740.00 from Direct Engineering Services Pty Ltd for the maintenance of the air conditioning plant and mechanical services at the Joondalup Administration Building;
- 2 accepts the tender of \$2,420.00 from Environ Mechanical Services for the maintenance of the air conditioning system and mechanical services at Wanneroo Water World;
- 3 accepts the tender of \$2,960.00 from Environ Mechanical Services for the maintenance of the air conditioning plant and mechanical services at Aquamotion, Wanneroo;
- 4 accepts the tender of \$1,090.00 from Environ Mechanical Services for the maintenance of the air conditioning plant and mechanical services at the Kingsley Administration Buildings;
- 5 accepts the tender of \$1,796.00 from Design Air Service Pty Ltd for the maintenance of the air conditioning plant and mechanical services for the Wanneroo Library;
- 6 authorises the signing of the contract documents;
- 7 subject to the agreement of both tenderer and the City of Wanneroo authorises the extension of the contract which is for 12 months, for a further 12 month period.

**CARRIED**

**G10723 AIR-CONDITIONING MAINTENANCE - JOONDALUP ADMINISTRATION BUILDING - COMPUTER ROOM - [605-1]**

**CITY BUILDING SURVEYOR'S REPORT G10723**

Contracts have been called for servicing of the air conditioning mechanical services at the Administration Building, Joondalup computer room. This area has specialist components which require it to be treated differently to the tender for servicing general air conditioning plant in the Joondalup Administration Building.

The City Building Surveyor provides details of the tender submissions received.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that Council:

- 1 accepts the tender from Compuroom Services Pty Ltd for the maintenance of the Administration Building, Joondalup computer room for a twelve month period for the sum of \$810.00;
- 2 authorises the signing of the contract documents;
- 3 subject to the agreement of both the tendered and the City of Wanneroo authorises the extension of the contract for a further twelve month period.

**CARRIED**

**G10724 INSPECTION OF COUNCIL-OWNED FACILITIES - [210-2]**

CITY BUILDING SURVEYOR'S & CITY RECREATION & CULTURAL SERVICES MANAGER'S REPORT G10724

Council, at its Technical Services Committee meeting on 15 June 1992, resolved that:

- 1 a report be submitted to Technical Services Committee on the feasibility of increasing the bond being held when Council-owned premises are hired for private functions;
- 2 a review of inspection of Council's facilities be investigated so that any damage which may occur is reported prior to the return of bond money.

The City Building Surveyor and City Recreation and Cultural Services Manager report on the existing arrangements for the casual hire of Council-owned buildings and suggest that an increase in the bond charge would cover the majority of situations where damage or additional cleaning is required

They advise that inspection of Council facilities occurs when council cleaning staff/caretakers attend the building, usually the morning following a booking. However in some instances it may not be for some time after the function.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that Council raises the bond payable on casual function hire of Council buildings from

\$150.00 to the sum of \$200.00 and that the bond to be payable by all casual users and Council user groups.

**CARRIED**

**G10725 WANNEROO WATER WORLD - PETITION SEEKING HAND RAIL - [680-12]**

**CITY BUILDING SURVEYOR'S REPORT G10725**

Council has received a 149-signature petition requesting the installation of a bar or similar gripping apparatus to the wall of the pool in the Wanneroo Water World facility where Aqua aerobics classes are held.

The City Building Surveyor provides details of the cost of a suitable bar which would need to be removable as it would intrude into the space of other users.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that Council:

- 1 accepts the proposal to install the 12 brackets and 9 metres of stainless steel handrail to the Aqua aerobics area of the Wanneroo Water World Pool;
- 2 list the sum of \$2,500.00 for consideration in the 1992/93 draft budget.

**CARRIED**

**G10726 POSITION OF POWER POINTS - SENIOR CITIZENS CENTRES - [335-0-0]**

**CITY BUILDING SURVEYOR'S REPORT G10726**

In June Council sought a report to be submitted to Technical Services Committee on the possibility of installing power points at more appropriate heights in Senior Citizens Centre (Item G40624 refers).

The City Building Surveyor reports that a 450mm height for power outlets, telephone points and TV outlets caters for most multi-purpose use situations, and has been specified for the additions and alterations being constructed at Greenwood/Warwick Senior Citizens Centre.

A minimum set height of 1200mm for power outlets applies to pre-school or kindergarten facilities.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that CITY BUILDING SURVEYOR'S REPORT G10726 be received.

**CARRIED**

**G10727 PROVISION OF TOILET FACILITIES IN SUBURBAN SHOPPING CENTRES - [760-1]**

CITY BUILDING SURVEYOR'S REPORT G10727

In June Council resolved that a report be submitted to Technical Services Committee outlining the statutory requirements placed on developers in providing toilet facilities in shopping centres for use by the public (Item G40623 refers).

The City Building Surveyor reports that prior to the introduction of the Building Code of Australia in 1989 there was no legislative requirement for the provision of public toilets in shopping centres.

The Building Code now requires shopping centres catering for more than 600 people to provide toilet facilities and the trend amongst developers is to provide such facilities for centres containing six or more tenancies.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that CITY BUILDING SURVEYOR'S REPORT G10727 be received.

**CARRIED**

**G10728 HAINSWORTH PARK, GIRRAWHEEN - SKILLSHARE FACILITY EXTENSIONS - [061-161]**

CITY BUILDING SURVEYOR'S REPORT G10728

The Marangaroo Skillshare Group which has been situated in transportable building on Hainsworth Reserve since 1989 has recently obtained a \$25,000 grant for the purpose of extending and refurbishment of its facilities.

The City Building Surveyor provides background details of the group and gives reasons why he does not support the continued use of the reserve for this purpose. Given the reserve vesting, he suggests that Council advise Skillshare that they relocate from Hainsworth Reserve within two years.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that Council advises Marangaroo Skillshare its tenure on Hainsworth Reserve will be

cancelled on 30 June 1994, and that if it wishes to proceed with upgrading as outlined in its submission it may do so subject to seeking the appropriate building approvals.

**CARRIED**

**G10729 PROPOSED ADDITIONS AND ALTERATIONS - LOT 1002 WEBB PLACE, HILLARYS - [617/1002/5]**

**CITY BUILDING SURVEYOR'S REPORT G10729**

An application has been submitted for approval to carry out alterations and additions to the existing dwelling at Lot 1002 (5) Webb Place, Hillarys to include a double carport with a reduced front building setback of 300.

The City Building Surveyor reports on the application and states that under the Residential Planning Code, Council may approve this location which will have little visual effect on adjoining properties.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that Council approves the application for proposed alterations and additions at Lot 1002 (5) Webb Place, Hillarys and the reduced front building setback of 300 for the double carport.

**CARRIED**

**G10730 RETAINING WALL - LOT 234 (3) ILBERRY STREET, QUINNS ROCKS - [477/234/3]**

**CITY BUILDING SURVEYOR'S REPORT G10730**

An application has been submitted for a building licence for a retaining wall at Lot 234 (3) Ilberry Street which has been constructed without Council approval and which exceeds 2000 in height.

Council requires that an application for any retaining wall which exceeds 2000 in height be submitted for Council consideration and requires the written comments of the adjoining owners.

The wall is 3200 in height and the owner has submitted a letter from the structural engineer who has based structural certification on the following:

- 1 as the owner is a stonemason, on his description of the work;

- 2 as the wall took many months to complete and the engineer from this office had driven past, not specifically to look at the wall, but did notice this wall and did form an opinion;
- 3 the performance of the wall to date;
- 4 on the anticipation of earthworks on the adjacent site.

The adjoining owner does not support the application to construct the wall in excess of 2000 which he believes is detrimental to the value of his lot.

The City Building Surveyor seeks Council approval for the wall subject to a structural engineer's certification and the face of the wall being given a "fair face".

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that Council:

- 1 approves the issue of a building licence for the existing retaining wall at lot 234 (3) Ilberry Street, Quinns Rocks at its existing height of 2300 subject to:
- (a) the provision of a structural engineers report and computations indicating that the wall is structurally adequate;
  - (b) the wall being straightened and finished with a "fair face";
- 2 advises the adjoining owner of Council's action in the matter.

**CARRIED**

**G10731 PROPOSED CARPORT - LOT 94 (1) ST CLAIR STREET, YANCHEP - [931/94/4]**

**CITY BUILDING SURVEYOR'S REPORT G10731**

The owner of Lot 94 (1) St Clair Street, Yanchep is seeking Council approval to erect a carport which together with an existing garage will exceed the area of outbuildings permitted by Council.

The City Building Surveyor reports that the total area of outbuildings will be 79m<sup>2</sup> which together with the dwelling will

be one third of the area of the lot. Favourable comments of the adjoining owner have been received.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that Council approves the proposed carport to be erected at Lot 94 (1) St Clair Street, Yanchep provided it does not exceed 26 square metres in area.

**CARRIED**

**G10732 WANNEROO WATER WORLD - ENERGY AUDIT - [680-12]**

**CITY BUILDING SURVEYOR'S REPORT G10732**

Consulting Engineers Norman Disney and Young have prepared an Energy Audit Report on the facilities at Wanneroo Water World to target any potential energy saving options available through modification of the plant, adjustments to controls for temperatures or procedures in the ongoing operation and maintenance of the centre.

The City Building Surveyor reports on the Consultants' recommendation which indicate that for a capital cost of \$45,000 combined with a charge of SECWA tariff, there is the potential to save council \$49,000.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that CITY BUILDING SURVEYOR'S REPORT G10732 be received.

**CARRIED**

**G10733 SWIMMING POOL INSPECTION PROGRAMME - [210-8]**

**CITY BUILDING SURVEYOR'S REPORT G10733 - WITHDRAWN**

**G10734 MONTHLY REPORT FOR JUNE 1992 - PARKS DEPARTMENT - [201-5]**

**CITY PARKS MANAGER'S REPORT G10734**

The City Parks Manager reports on the major areas of work carried out by the Department's groundstaff in June.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that CITY PARKS MANAGER'S REPORT G10734 be received.

**CARRIED**



**G10735 ARTIFICIAL LAKES - LONG TERM MAINTENANCE -[506-7]**

## CITY PARKS MANAGER'S REPORT G10735

In February Council requested that a report be submitted on the cost of on-going maintenance of artificial lakes in the City of Wanneroo.

The City Parks Manager provides details of the types of lakes involved which can be split into two types: natural lakes/water body or perched lake and ornamental lakes.

Feature lakes require extensive maintenance to ensure water quality and safety and should be avoided.

**MOVED** Carstairs, **SECONDED** Cr Gilmore that Council:

- 1 discourages developers from installing artificial lakes as a feature in public open space development;
- 2 advises developers that approval for the construction of artificial lakes will be subject to a bond being held in a trust fund for the ongoing maintenance or removal of the artificial lake when the public open space transfers to Council.

**CARRIED****G10736 SANTIAGO PARK/BEAUMARIS PRIMARY SCHOOL VANDALISM - [218-1, 907-1, 061-427]**

## CITY PARKS MANAGER'S REPORT G10736

In June Council resolved that a report be submitted to Technical Services Committee detailing any damages to fencing, toilets and oval adjoining Beaumaris Primary School, Ocean Reef and possible reimbursement of the costs from the hirer of the facilities.

Santiago Park was developed in conjunction with the Education Department to achieve a suitable area for active sports.

Council undertakes all maintenance associated with the public open space and has joint car parking usage.

The west side of the public open space and school is currently being developed and when this is completed access to the school and park will be increased, with major access being from Herschell Boulevard.

The City Parks Manager reports on discussions held with the Deputy Principal of the school which revealed the major areas of concern regarding vandalism. Another concern is the excessive use of this facility by the Heathridge Soccer Club.

The City Parks Manager reports that these issues have been addressed.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that CITY PARKS MANAGER'S REPORT G10736 be received

**CARRIED**

**G10737 PUBLIC OPEN SPACE DEVELOPMENT PROPOSAL - CURRAMBINE - [727-6]**

CITY PARKS MANAGER'S REPORT G10737

Beaumaris Land Sales Project Manager has confirmed the intention to fully develop the public open space in Currambine located on Caledonia Avenue.

The City Parks Manager reports on the extent of the development which will include the reticulation of road verge areas in Caledonia Avenue, Marmion Avenue and Burns Beach Road as a land sales feature.

It is anticipated that construction will take place in September/October within the active area being available for use during 1993 summer sports season.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that CITY PARKS MANAGER'S REPORT G10737 be received.

**CARRIED**

**G10738 MARANGAROO GOLF COURSE - MAINTENANCE OF GRASSED AREAS - [620-0]**

CITY PARKS MANAGER'S REPORT G10738

Tenders were advertised for the maintenance and general upkeep of all grassed areas at Marangaroo Golf Course for a period of three years.

The City Parks Manager reports on the tender submissions received.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that Council:

- 1 accepts the tender of \$228,000 per year as submitted by Australian Turf Industries Pty Ltd for a period of three years to take effect from 1 November 1992, with a conditional option to extend the period for a further period of two years;
- 2 approves the contract being subject to rise and fall calculated on a yearly basis;
- 3 authorises signing of the contract documents.

**CARRIED**

**G10739 MOBILE PLAY TRAILER LOCATIONS - [250-3]**

CITY PARKS MANAGER'S REPORT G10739

The mobile play trailer is now fully operational and it is proposed to locate the unit on dry parks from 1 May through to 31 October and reticulated parks from 1 November through 30 April annually. A list of proposed parks and locations has been included.

As the unit will be available for hire by community groups, the City Parks Manager has submitted a schedule of hire rates which reflects the actual cost for installation and relocation.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that Council:

- 1 accepts the charges for the hire of the mobile play trailer as:
  - (a) major hire \$200 per weekend;
  - (b) minor hire \$160 per day;
  - (c) minimal \$100;
- 2 authorises advertisement of these hire rates.

**CARRIED**

**G10740 CONIDAE PARK, HEATHRIDGE - [061-103]**

CITY PARKS MANAGER'S REPORT G10740

At the June Town Planning Meeting, Cr Marwick requested a status report on Conidae Park, Heathridge.

The City Parks Manager provides details of the location and size of the park which is currently undeveloped.

It is proposed to develop public open space known as Sandalford Park which is located across Ocean Reef Road in Sandalford Drive, Beldon as an active playing field with full reticulation.

Development of Sandalford Park is listed on the five year programme to commence in the 1995/96 finance year and at this stage there are no plans to carry out works on Conidae Park.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that CITY PARKS MANAGER'S REPORT G10740 be received.

**CARRIED**

**G10741 DOVERIDGE PARK, DUNCRAIG - PETITION REQUESTING PLAY EQUIPMENT - [061-103]**

**CITY PARKS MANAGER'S REPORT G10741**

A 32-signature petition has been received seeking the provision of play equipment on small area of public open space located on the corner of Glengarry Drive and Doveridge Drive, Duncraig.

The City Parks Manager advises that the size of this public open space is entirely unsuitable as a location for play equipment and there are three major parks located within 200-300 metres of this area with play equipment.

**MOVED** Cr Carstairs, **SECONDED** Cr Gilmore that Council advises the petitioners that it does not intend providing play equipment on the land on the corner of Glengarry Drive and Doveridge Drive, Duncraig, because the proposed area is too small for play equipment and there are three parks with play equipment within easy walking distance.

**CARRIED**

**HOME OCCUPATION BUSINESS - 111 HIGH STREET, SORRENTO - [13/208/111]**

Cr Major reported that a smash repair business is being conducted from a private residence at 111 High Street, Sorrento. He requested that this matter be referred to Town Planning Department.

**JUNIPER RESERVE, DUNCRAIG - PLAYGROUND EQUIPMENT - [250-3]**

Cr Major sought information of the replacement of playground equipment which was burned in Juniper Park. The City Parks Manager advised that there were no plans to replace this equipment.

**GREENLAW PARK, DUNCRAIG - [250-1]**

Cr Major reported that the rubbish bins in Greenlaw Park were not emptied regularly and were often overflowing.

The City Engineer advised that he would investigate this matter and arrange for the bins to be serviced regularly and to have plastic lids fitted to prevent scavenging by dogs and crows.

**ILLEGAL SIGNS - LANDSDALE - [590-0]**

Cr Rundle reported a proliferation of signage for nurseries on verges in Landsdale. The City Building Surveyor advised that this matter would be investigated.

**QUARRY TRUCKS WITH UNCOVERED LOADS - [503-0, 316-3]**

Cr Davies reported that trucks were leaving quarries with loose material which was uncovered.

The Town Clerk advised that the Police Department would be notified and a copy of the letter will be circulated to quarry owners.

**BAD ODOUR - WANNEROO SHOPPING CENTRE - [30/423]**

Cr Davies requested that Council's Health Department investigate a bad odour which is emanating from the Wanneroo Shopping Centre.

The Town Clerk advised that this matter would be referred to the City Environmental Health Manager.

**G90714 SPECIAL FINANCE & ADMINISTRATIVE RESOURCES COMMITTEE**

**MOVED** Cr Carstairs, **SECONDED** Cr Nosow that the Report of Special Finance & Administrative Resources Committee Meeting held on 29 June 1992 be received.

**CARRIED****ATTENDANCES****Councillors:**

W S SMITH - Chairman	South Ward
R F JOHNSON - Mayor	South-West Ward
H M WATERS	North Ward
W H MARWICK	Central Ward
F D FREAME - from 5.11 PM	South-West Ward
A V DAMMERS - Observer	Central Ward
A M CARSTAIRS - Observer	Central Ward
P NOSOW - Observer, from 6.14 pm	South Ward

Town Clerk:	R F COFFEY
Deputy Town Clerk	A ROBSON
City Treasurer:	J TURKINGTON
City Recreation & Cultural Services Manager:	R BANHAM
City Building Surveyor:	R FISCHER
Recreation Facilities Co-ordinator:	D INGARFIELD
Personnel Officer:	K DE PRAZER
Committee Clerk:	D VINES
Minute Clerk:	J CARROLL

**CONFIRMATION OF MINUTES**

Nil

**PETITIONS AND DEPUTATIONS**

Nil

**DECLARATIONS OF PECUNIARY INTEREST**

Cr Freame declared an interest in Item G30605A.

**MEETING TIMES**

Commenced: 5.10 PM

Closed: 6.16 pm

**G30605A EXPENDITURE CONTROL - AQUATIC CENTRES - [680-1, 690-1]**CITY RECREATION AND CULTURAL SERVICES MANAGER'S REPORT  
G30605A

The City Recreation and Cultural Services Manager gave the e Committee an overview of his report. He explained that the report concentrated mainly on the Aquamotion Centre because of the large deficit being incurred at the centre and the difficulties in making major staff changes at Water World because of the Building extensions and the outcomes involved with the provision of both wet and dry facilities.

He made mention of the report presented to the Swimming Pools Occasional Committee in May 1991 (Item F70501 refers), which recommended some dramatic changes in the operations at Aquamotion, including the reduction of opening hours during the winter to one shift per day, the redeployment of the receptionist and the two part time creche staff and the authorisation of discussions with the appropriate unions to achieve these results. He advised that Council did not agree to the proposals but opted for a concentrated marketing approach designed to boost attendances.

The City Recreation and Cultural Services Manager stated that considerable effort has been made in the past 12 months to increase attendances at Aquamotion with the result that the deficit will be \$60 - \$70,000 less than the budgeted deficit of \$434,000. He said that despite this, staff are continually worried about the deficit and their long term job prospects and the options paper prepared by staff underlies this concern.

The City Recreation and Cultural Services Manager went on to explain that in July 1990 Council resolved to appoint zone managers in each area over a three year period. The implementation schedule was:

- 1 Warwick Leisure Centre
- 2 Ocean Ridge and Wanneroo
- 3 Sorrento/Duncraig and Girrawheen/Koondoola
- 4 Whitford (including Kingsley/Woodvale) and the North Ward

He advised that whilst Council had not maintained this schedule, there now appeared to be a clear need for a Recreation Facilities Manager in the Wanneroo Townsite. In view of this, and the opportunity to advertise for a Manager with not only first aid and lifesaving qualifications and water treatment



skills, but also financial management skills and business management acumen.

He said that any change to the opening hours at Aquamotion needs to be considered carefully as this may affect those people who have taken out memberships.

He suggests that the Creches at both Centres and the Kiosk at Wanneroo Water World are areas that need to be looked at carefully.

The City Recreation and Cultural Services Manager indicated that his report will equip Council with further information to address all these issues and provide staff with clear directions for the future.

Cr Freame advised that her daughter draws a salary from Warwick Leisure Centre, and although not a dependant lives with her.

The Town Clerk suggested that it would be appropriate for her to declare an interest in this item.

Cr Freame declared an interest in this item.

**MOVED** Cr Carstairs, **SECONDED** Cr Edwardes that Council:

- 1 endorses the formation of an occasional working party comprising the Mayor, Chairman, Finance and Administrative Resources Committee, Cr Freame and Cr Marwick, the City Recreation and Cultural Services Manager, City Treasurer, Personnel Officer, Recreation Facilities Co-ordinator and Recreation Facilities Managers, to develop agreed management plans for the operation of Wanneroo Water World and Aquamotion;
- 2 does not re-appoint the Receptionist/Cashier's position at Aquamotion Wanneroo;
- 3 in accordance with the Recreation Management Plan (item E80701) appoints a Recreation Facilities Manager for the Wanneroo Townsite Zone in lieu of an Aquatic Centre Manager, based at Aquamotion;
- 4 adopts the following hours of operation at Aquamotion Wanneroo:

Monday - Friday	7.00 am - 8.30 pm
Saturday, Sunday and Public Holidays	8.30 am - 5.00 pm

- 5 adopts the following guidelines for the remuneration of casual aerobics instructors for all facilities:

Less than 5 participants		\$8.00 per hr/session
5-10 participants	Level 2	(\$16 per hr/session)
10-25 participants	Level 3	(\$21 per hr/session)
25 + participants	Level 4	(\$26 per hr/session);

- 6 delegates authority to the City Recreation and Cultural Services Manager to meet with affected staff and their appropriate union bodies to formally advise of the restructure of staff at Aquamotion and to negotiate the reallocation of duties

**CARRIED**

Cr Freame abstained from voting.

**G90715 FINANCE AND ADMINISTRATIVE RESOURCES COMMITTEE**

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that the Report of the Finance and Administrative Resources Committee Meeting held on 15 July 1992, be received.

**CARRIED****ATTENDANCES****Councillors :**

W S SMITH - Chairman	South Ward
R F JOHNSON - MAYOR	South West Ward
H M WATERS	North Ward
W H MARWICK	Central Ward
F D FREAME - from 7.14 pm	South-West Ward
A V DAMMERS - Observer	Central Ward
A M CARSTAIRS - Observer	Central Ward
P NOSOW - Observer, from 5.51 pm	South Ward
M J GILMORE - Observer	South Ward
G A MAJOR - Observer, deputising for Cr Freame from 5.41 pm to 7.14 pm	South-West Ward
N RUNDLE - Observer, deputising for Cr Freame from 5.33 pm to 5.41 pm	South-West Ward

Town Clerk:	R F COFFEY
Deputy Town Clerk:	A ROBSON
City Treasurer:	J TURKINGTON
Committee Clerk:	D VINES
Minute Clerk:	R GARLICK

**APOLOGY**

An apology for late attendance was tendered by Cr Freame; Crs Rundle and Major deputised.

**CONFIRMATION OF MINUTES**

The Minutes of the Finance and Administrative Resources Committee Meeting held on 17 June 1992, were confirmed as a true and correct record.

**PETITIONS AND DEPUTATIONS**

PETITION - OCEAN REEF CARAVAN VILLAGE - 30 MANGANO PLACE,  
WANNEROO - [802-2]

A 68-signature petition has been received from residents of Ocean Reef requesting Council to convene a Special Electors Meeting to discuss the inequities in the rating system of the Ocean Reef Caravan Village.

A Special Meeting of Electors has been organised for Monday, 27 July 1992 at the Joondalup Administration Centre commencing at 7.30 pm.

**DECLARATIONS OF PECUNIARY INTEREST**

Cr Johnson declared an interest in Item G30717.

Cr Carstairs stated his intention to declare an interest in Item G30717

**MEETING TIMES**

Commenced: 5.33 pm

Closed: 7.39 pm

**G30701 PERSONNEL MATTERS - [404-0]**

## TOWN CLERK'S REPORT G30701

The Town Clerk gives details of staff appointments and resignations and seeks authorisation of reimbursement of telephone rental; charges for D Van Rol and J Powell, effective from April 1992.

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that Council, in accordance with adopted policy, approves reimbursement of telephone rental charges for D Van Rol and J Powell, effective from April 1992.

**CARRIED****G30702 CIVIC RECEPTIONS & FUNCTIONS - [703-3]**

## DEPUTY TOWN CLERK'S REPORT G30702

The Deputy Town Clerk gives details of the 1991/92 Calendar of Civic Receptions and Functions, as approved by Council. He seeks endorsement of an additional function and the change for an Appreciation Luncheon to a Dinner approved by the Mayor.

The Town Clerk requested Council consideration of the inclusion of the following functions on the 1991/92 Calendar of Civic Receptions and Functions:

- Function for Retiring and Replacement Regional Police Officers - City of Wanneroo
- Wanneroo Agricultural Society (Inc) - Trophy Presentation Dinner

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that Council approves the inclusion of the following function in the 1991/92 calendar:

<u>Date</u>	<u>Function</u>	<u>Guest</u>	<u>Host</u>
23 July	Waste Management Options Advisory Committee - Appreciation Dinner TBA	Cr Rundle	
27 July	USA Baptist Plaque Exchange	12	Council
TBA	Retiring and Replacement Regional Police Officers	TBA	Council

11 December                      Wanneroo Agricultural  
Society (Inc) - Trophy  
Presentation Dinner TBA                      Council

**CARRIED**

**G30703      COUNCILLOR DINNER - NORTHSIDE ABORIGINAL CORPORATION EX  
G90517 - [703-3]**

**DEPUTY TOWN CLERK'S REPORT G30703**

The Deputy Town Clerk submits a request by Councillor Waters to host a Council Luncheon for the Northside Aboriginal Corporation for Council consideration.

**RECOMMENDATION**

That:

- 1            Council invites the Northside Aboriginal Corporation to hold its September Committee meeting at the Joondalup Administration Centre and that Council host the luncheon on that day for the committee members;
- 2            a report be submitted to Finance and Administrative Resources committee on the history, sponsoring organisation, programmes and objectives and achievements of the Northside Aboriginal Corporation.

**MOVED** Cr Waters, **SECONDED** Cr Marwick that:

- 1            consideration of the request by Councillor Waters to host a Council Luncheon for the Northside Aboriginal Corporation be deferred and referred back to Finance and Administrative Resources Committee;
- 2            a report be submitted to Finance and Administrative Resources Committee on the history, sponsoring organisation, programmes and objectives and achievements of the Northside Aboriginal Corporation.

**CARRIED**

**G30704      WESTERN AUSTRALIAN MUNICIPAL ASSOCIATION AND NORTH  
METROPOLITAN ZONE LOCAL GOVERNMENT ASSOCIATION MATTERS -  
[312-2]**

**DEPUTY TOWN CLERK'S REPORT G30704**

The Deputy Town Clerk submits the following matters for information:

Western Australian Municipal Association

- Intergovernment Agreement

North Metropolitan Zone Local Government Association Matters

- Election of Executive Members
- Perth One Call System
- Compulsory Voting

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that DEPUTY TOWN CLERK'S REPORT G30704 be received.

**CARRIED**

**G30705 PROVISION OF HIGH VOLUME PHOTOCOPY EQUIPMENT - TENDER NO 134-91/92 -[208-134-91/92]**

DEPUTY TOWN CLERK'S REPORT G30705

The Deputy Town Clerk reports on Council's rental agreements with OCE Australia Limited for provision of photocopying equipment to service the City's high volume copying requirements. The agreement is for a term of four years and is due to expire on 13 September 1992.

He advises that in view of the increased volumes and advances in equipment technology, it was considered opportune to review Council's bulk photocopying requirements. Consequently, tenders were called recently and a total of five submissions were received.

He submits a technical, cost and service analysis of the tenders received and provides a brief summary of the equipment specified in each tender.

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that Council:

- 1 accepts the tender from OCE Australia Limited for the rental and maintenance of one each Model 2500 and 2450 copier for a period of 48 months for the sum of \$2,630 per month and 0.75¢ per copy;
- 2 authorises the signing of the contract documents.

**CARRIED**

**G30706 MONTHLY REPORT FOR JUNE 1992 - WANNEROO WATER WORLD - [680-1]**

CITY RECREATION AND CULTURAL SERVICES MANAGER'S REPORT  
G30706

The City Recreation and Cultural Services Manager gives details of the financial aspects of operations at Wanneroo Water World during the month of June 1992.

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that CITY RECREATION AND CULTURAL SERVICES MANAGER'S REPORT G30706 be received.

**CARRIED**

**G30707 MONTHLY REPORT FOR JUNE 1992 - AQUAMOTION - [690-1]**

CITY RECREATION AND CULTURAL SERVICES MANAGER'S REPORT  
G30707

The City Recreation and Cultural Services Manager gives details of the financial aspects of operations at Aquamotion during the month of June 1992.

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that CITY RECREATION AND CULTURAL SERVICES MANAGER'S REPORT G30707 be received.

**CARRIED**

**G30708 FEASIBILITY STUDY FOR THE INCLUSION OF WATER SLIDES AT WANNEROO WATER WORLD - [680-0]**

CITY RECREATION AND CULTURAL SERVICES MANAGER'S REPORT  
G30708

The City Recreation and Cultural Services Manager submits the feasibility study undertaken by Consulting Engineers, S Stone & Associates Pty Ltd, for the inclusion of water slides at Wanneroo Water World.

He comments that in brief, the study indicates a provisional capital cost of \$306,475. This, however, does not include landscaping or any additional fencing that may be required for safe and effective operation.

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that CITY RECREATION AND CULTURAL SERVICES MANAGER'S REPORT G30708 be received.



**CARRIED****G30709 50 METRE POOL FEASIBILITY STUDY - [450-2]**

CITY RECREATION AND CULTURAL SERVICES MANAGER'S REPORT  
G30709

At its meeting in March (Item G40315 refers) Council resolved to forward a request from the Western Australian Swimming Association for an additional 50 metre heated swimming pool to the Joondalup Development Corporation for consideration with the development of Joondalup Sports Complex.

The City Recreation and Cultural Services Manager reports that an amount of \$15,000 has been included for consideration in the Draft 1992/93 Budget, to undertake a feasibility study on the provision of additional swimming venues within the City of Wanneroo.

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that Council does not list an amount of \$15,000 in the 1992/93 Budget to undertake a feasibility study on the provision of additional swimming venues within the City of Wanneroo.

**CARRIED****G30710 SKATEPARK FEASIBILITY STUDY - [250-7]**

CITY RECREATION AND CULTURAL SERVICES MANAGER'S REPORT  
G30710

The City Recreation and Cultural Services Manager reports on the feasibility study undertaken by Environment and Behaviour into the need and viability of a skate park.

The study investigated such areas as the history of wheel sports, needs analysis, site options, target population, components, staffing and management requirements and financial issues.

The City Recreation and Cultural Services Manager provides a summary of the findings and recommendations made by Environment and Behaviour.

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that Council:

- 1 forms a working party comprising two Councillors and appropriate Council officers to examine alternative low

cost skateboard park development options for placement at various locations in the City;

- 2 nominates Crs Dammers and Freame to serve on the working party.

**CARRIED**

**G30711 HIRE OF WARWICK HALL - KAVANAGH DANCE SCHOOL - [745-3-3]**

CITY RECREATION AND CULTURAL SERVICES MANAGER'S REPORT  
G30711

The City Recreation and Cultural Services Manager reports on the hire of Warwick Community Hall by the Kavanagh Irish Dance School.

He advises that the Facility Manager became aware that the group used the facility beyond the original number of hours booked. A Cleaners' report, via the Building Department, also indicated that the facility was left in an unsatisfactory condition.

He submits a letter received from the Principal, Mrs Deirdre McGorry and comments on the following issues:

- lost property
- cleaning
- insufficient equipment
- extended use of facility
- details of extra costs.

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that Council withholds the \$150 bond held for the function hosted by the Kavanagh Irish Dance School at Warwick Community Hall on Saturday, 14 March 1992 to offset the extra costs incurred by Council.

**CARRIED**

**H30712 COMMUNITY SPORTING AND RECREATION FACILITIES FUND - [011-3]**

CITY RECREATION & CULTURAL SERVICES MANAGER'S REPORT  
G30712

The City Recreation and Cultural Services Manager submits a list of the successful and unsuccessful applicants for the Community Sporting and Recreation Facilities Fund.

He advises that an application was submitted at the request of the Ministry for assistance towards the construction of the Craigie Regional Recreation Centre. This was, however, unsuccessful.

In regards to the unsuccessful applications, other avenues such as the Lotteries Commission and the Federal Community Cultural, Recreation and Sporting Facilities Programme, are being investigated.

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that CITY RECREATION AND CULTURAL SERVICES MANAGER'S REPORT G30712 be received.

**CARRIED**

**G30713** **OUT OF SCHOOL HOURS USE OF COUNCIL FACILITIES BY INDEPENDENT SPONSORS - [061-285-4, 895-8, 061-114-3]**

CITY RECREATION AND CULTURAL SERVICES MANAGER'S REPORT G30713

The City Recreation and Cultural Services Manager reports that the Duncraig Out of School Child Care centre has approached Council to operate a vacation care programme in the Childrens's Services Building in Beddi Road, Duncraig.

He gives details on a report presented to Council on funding issues associated with vacation programmes sponsored by the City of Wanneroo.

He then provides an explanation of the fees that would be levied if Council resolved to charge independent sponsors for out of school hours' use of Council facilities.

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that Council charges 50% of the regular community rate when independent sponsors use City of Wanneroo facilities for Out of School or Vacation Care programmes.

**CARRIED**

**G30714** **RECREATION FACILITIES - REQUEST FOR WAIVER FOR HIRE CHARGES - [260-0]**

CITY RECREATION AND CULTURAL SERVICES MANAGER'S REPORT G30714

The City Recreation and Cultural Services Manager reports that at its meeting in December 1991 (Item F31212 refers) Council amended its policy in regard to waiver of recreation hire charges in order to more accurately reflect the cost of its facilities. In Part, the policy now states that:

"...organisations and events that Council chooses to support through subsidised use shall, in the first instance, pay the full applicable hire rate. They shall then apply to Council for a refund through the appropriate donation account."

He advises that in consideration of the above Policy, the Yanchep District Surf Club has requested a refund of the \$86 hire fee for the use of the sport hall in Yanchep/Two Rocks Recreation Centre, for a Blue Light Disco.

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that Council refunds \$86 to the Yanchep District Surf Club, being the hire fee for the Blue Light Disco conducted at the Yanchep/Two Rocks Recreation centre on 8 May 1992 - Account N0 29439 Recreation Control - Facility Subsidies.

**CARRIED**

**G30715 SALE OF LAND, TELEPHONE EXCHANGE SITE, MATHER DRIVE, NEERABUP - [320-3]**

**CITY PLANNER'S REPORT G30715**

The City Planner reports that Telecom Australia wishes to acquire a site for an unmanned telephone exchange within the Flynn Drive Industrial Estate so that it may meet the expected rise in consumer demand and introduce new services to the area around the industrial estate.

He advises that the Valuer General's Office has valued the site at \$9,000, that is \$7.50m<sup>2</sup>. Telecom has agreed to pay \$9,900 and also to meet all conveyancing and survey costs.

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that Council:

- 1 sells a site of 1200m<sup>2</sup> in Mather Drive, Neerabup to Telecom Australia at the price of \$9,900 for the purpose of a telephone exchange, that the funds received be placed in the Asset Replacement Reserve;

- 2 authorises affixation of the Common Seal to, and endorses the signing of, the contract and transfer documents.

**CARRIED**

**G30716 FINANCIAL STATEMENTS FOR THE PERIOD 1 JULY 1991 TO 30 JUNE 1992 - [002-3]**

**CITY TREASURER'S REPORT G30716**

The City Treasurer submits financial statements for the period 1 July 1991 to 30 June 1992.

He advises that Council had a surplus in the Municipal Fund of approximately \$7.967m. While this could be considered large by most standards, it should be realised that Council did have, at 30 June 1992, major projects in various stages of completion and other projects that were not commenced.

He gives a detailed outline of the main contributing factors to this carried forward position, and sets out the overall financial position for Wanneroo Water World and Aquamotion.

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that CITY TREASURER'S REPORT G30716 be received.

**CARRIED**

**G30717 WARRANT FOR PAYMENTS FOR THE PERIOD ENDING 30 JUNE 1992 - [021-1]**

**CITY TREASURER'S REPORT G30717**

The City Treasurer submits a Warrant of Payments for the period ending 30 June 1992, covering Voucher Nos 084137-086059 relating to Treasurer's Advance Account Nol, Vouchers 002703-02721 relating to the Municipal Fund and various vouchers relating to Trust, Loan and Reserve Funds and funds relating to the Wangara Industrial Estate, and Town Planning Scheme Nos 5, 6 and 7A. The total sum expended was \$22,989,978.72.

Crs Johnson and Carstairs declared an interest in this item.

**MOVED** Cr Marwick, **SECONDED** Cr Dammers that Council passes for payment the following vouchers, as presented in the Warrant of Payments to 30 June 1992, certified by the Chairman of Finance and Administrative Resources Committee and City Treasurer, and totalling \$22,989,978.72:

<u>Funds</u>	<u>Vouchers</u>	<u>Amount - \$</u>
Advance account No1	084137-086059	\$ 7,44,220.27
Municipal	002703-02721	\$12,215,951.50
Trust	011954-012073	\$ 1,126,822.76
Loans	000214 Only	\$ 104,260.58
Reserve	000416-000424	\$ 2,094,667.00
TPS No 5	000090H Only	\$ 1.67
TPS No 6	000075H Only	\$ 1.67
TPS No 7A Stage 2	000378H Only	\$ 1.67
TPS No 7A Part B Stage 4	287593-287593A	\$ 2,051.60
		-----
		\$22,989,978.72
		=====
		<b>CARRIED</b>

Crs Johnson and Carstairs abstained from voting.

Appendix XVIII refers

**G30718 OUTSTANDING GENERAL DEBTORS - JUNE 1992 - [020-0]**

CITY TREASURER'S REPORT G30718

The City Treasurer reports on the outstanding general debtors at the end of June 1992. He makes comments on the action being taken with long outstanding accounts.

Cr Freame declared an interest in this Item.

**MOVED** Cr Nosow, **SECONDED** Cr Major that CITY TREASURER'S REPORT G30719 be received.

**CARRIED**

Cr Freame abstained from voting.

**G30719 COUNCILLORS' EXPENSE CLAIMS - [702-0]**

CITY TREASURER'S REPORT G30719

The City Treasurer reports that at the June meeting of Council, Cr Rundle requested that Councillors' expenses sheets for the month of June 1992 be produced at the July 1992 Finance and Administrative Resources Committee.

He advised that in accordance with this request, the original claims will be tabled at the Committee meeting.

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that CITY TREASURER'S REPORT G30719 be received.

**CARRIED**

**G30720 WANNEROO TOURISM COUNCIL (INC) - 1992/93 FUNDING - [320-0]**

CITY TREASURER'S REPORT G30720

The City Treasurer reports that Council resolved at its last meeting to make an emergency payment of \$7,500 to the Wanneroo Tourism Council on 1 July 1992.

In accordance with Council's resolution, the payment was to be effected on that date. However, on 1 July 1992, Council was in receipt of a letter from the Wanneroo Tourism Council which advised that the operation of the organisation had been placed in recess. In view of the circumstances, it was considered appropriate that the cheque be withheld pending clarification from Council on its wishes in this matter.

The City Treasurer tabled a schedule indicating that the total value of the Wanneroo Tourism Council's creditors as at 14 July 1992 was \$2,237.43.

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that:

1 Council:

- (a) makes a donation of \$2,237.43 to the Wanneroo Tourism Council to enable it to pay out its creditors;
- (b) advises the Wanneroo Tourism Council that it is not prepared to agree to the secondment of a Council employee to the Tourism Council;
- (c) requests the Wanneroo Tourism Council to advise of the outcome of its survey of members in respect of the move into recess of the organisation;

2 a report be submitted to Council on the viability of a Tourism Information Centre on the Ground Floor of Administration Building, With such report to include

details of the extent and manner of involvement of other local authorities in the metropolitan area in the tourism industry.

**G30721 RATING OF MARMION ANGLING AND AQUATIC CLUB - [2648/RES25707/67]**

**CITY TREASURER'S REPORT G30721**

The City Treasurer reports that the Marmion Angling and Aquatic Club complex consists of freehold land, upon which the clubhouse building exists, as well as a portion of Crown Land vested in Council which is leased to the Club and is used for car parking.

He submits details on the municipal rates applied to the Marmion Angling and Aquatic Club, together with details on three other sporting groups which are currently rated.

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that Council continues to rate:

- 1 freehold land on which the Marmion Angling and Aquatic Club is located;
- 2 leased land on which the car park is constructed in accordance with the lease provision.

**CARRIED**

**G30722 HILLARYS BOAT HARBOUR - [615-0-2]**

**CITY TREASURER'S REPORT G30722**

The City Treasurer reports that the rating of the Hillarys Boat Harbour has been the subject of prolonged debate and consultation with numerous parties over a protracted period.

He submits a summary of the latest developments regarding this matter and advised that the Town Clerk is proposing to discuss the matter with the Minister for Local Government on 27 July 1992.

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that CITY TREASURER'S REPORT G30722 be received.

**CARRIED**

**G30723 BELGRADE PARK VILLAGE - [319-8]**



## CITY TREASURER'S REPORT G30723

The City Treasurer submits the annual 1991/92 audited Financial Statements of the Shire of Wanneroo Aged Persons' Home Trust (Inc) together with the Auditor's Report.

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that CITY TREASURER'S REPORT G30723 be received.

**CARRIED****G30724 STAFF AND OUTSIDE WORKERS' OVERTIME - JUNE 1992**  
**-[404-10]**

## CITY TREASURER'S REPORT G30724

The City Treasurer reports on staff overtime for the month of June 1992, together with details on the outside workers' overtime for the same period.

Details are shown on a programme and location basis and include comparative summaries showing monthly and cumulative totals for the same period last year.

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that CITY TREASURER'S REPORT G30724 be received.

**CARRIED****G30725 DONATIONS - [009-1]**

## CITY TREASURER'S REPORT G30725

The City Treasurer gives details of four requests for financial assistance from Council, from the Wanneroo Lacrosse Club (Under 17 Division), Miss Brooke Hawkins (National Callisthenics Championships), Sorrento/Duncraig Recreation Association Inc ("Lark in the Park" - refund for bin hire), Mr Daniel Fox (State School Boys Golf Team).

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that Council makes the following donations from Account 29470 - Sundry Donations - Recreation Control:

Wanneroo Lacrosse Club	\$200
Miss Brooke Hawkins	\$50
Mr Daniel Fox	\$50

**CARRIED****G30726 DONATION - NURSING MOTHERS ASSOCIATION OF AUSTRALIA - [009-1]****CITY TREASURER'S REPORT G30726**

The City Treasurer reports that the Nursing Mothers' Association of Australia, Whitfords Group is seeking financial assistance from Council towards the registration fee for Counsellors to attend a three day Residential Conference in September.

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that Council declines from making a donation to the Nursing Mothers' Association of Australia.

**CARRIED****G30727 "BACK TO PERRY'S PADDOCK PICNIC DAY" - [308-4, 057-4]**

Cr Marwick advised that correspondence addressed to the Town Clerk from the Joondalup Development Corporation, regarding its support in the promotion of a "Back to Perry's Paddock Picnic Day" was referred to the Historical Sites Advisory Committee.

The Historical Sites Advisory Committee requested that the matter be raised at Finance and Administrative Resources Committee.

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that Council accepts the assistance offered by the Joondalup Development Corporation as a major sponsor in the promotion of a "Back to Perry's Paddock Picnic Day".

**CARRIED****G30728 WANNEROO AGRICULTURAL SOCIETY (INC) - TROPHY PRESENTATION DINNER - [301-9]**

Cr Dammers referred to entertainment provided at the last Wanneroo Agricultural Society Trophy Presentation Dinner and suggested that this year, careful consideration be given to appropriate entertainment being provided.

**G20729 COUNCIL COCKTAIL PARTY - LANDCORP - [703-3]**

Cr Dammers suggested that in view of the recent establishment of Landcorp, consideration be given to holding a Cocktail Party for new Board and Executive Staff members of Landcorp.

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that Council hosts a Cocktail Party for new Board and Executive Staff members of Landcorp.

**CARRIED**

**FUTURE DEVELOPMENT OF TRIG PARK - R & I BANK FUNDING - [061-348]**

Cr Major reported that at the Special Electors Meeting to discuss the future development of Trigonometric Reserve, held on 23 June 1992, an elector had raised a question regarding a \$11,000 payment from the R & I Bank to the City of Wanneroo for the development of the Reserve. The city Planner had advised at the meeting he was unaware of such a payment. Cr Major had again been approached at the Sorrento/Duncraig Ratepayers' Association Meeting in relation in this matter.

The Town Clerk advised he would investigate the matter with the City Planner.

**G30730 COUNCIL MEETING STRUCTURE - [702-1]**

Cr Major again raised the subject of Public Question Time at Council Meetings and suggested consideration be given to allowing 5 minutes question time after each Standing Committee Report on the Council Agenda.

Cr Freame suggested that this could be considered in conjunction with the report on Council Meetings Structure, currently being compiled for the Policy and Resources committee Meeting.

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that the suggestion of allowing a 5 minute Public Question time after each Standing Committee Report on the Council Agenda be considered in conjunction with the report on Council Meeting Structure currently being prepared for Policy and Resources Committee.

**CARRIED**

**G30731 PROCEEDS FROM CIVIC CHARITY DINNER - [303-9-10, 880-3-1]**

The Deputy Town Clerk submitted the following memorandum on behalf of the City Environmental Health Manager:

"I wish to advise of a complaint received by the Co-ordinator of Welfare Services from one of the recipients of the proceeds from the Civic Charity Dinner.

The complaint is levelled at the City of Wanneroo for the release of the names of the recipients to the Sunday Times which resulted in an article in that newspaper on 5 July 1992.

The Co-ordinator advises that this information was not given to the media by her staff.

The article, while stating correctly the personal information of the recipients, takes licence by quoting me as having said so.

It is apparent that the two part report to Council, ie G90621 on Page 109, and the attachment as Appendix II of the minutes of the Council Meeting 24 June 1992, together with the report to Community Services Committee 8 June 1992, listing the applicants for the funds, has provided the basis for the media reports.

However, the Council reports do not name the successful applicants and it would be difficult to deduce those receiving the benefits, as against each name the amounts of \$150 appears twice, \$200 twice, \$5,000 three times, \$1,200 twice and \$2,000 three times. The recipients' amounts were \$1,200 twice, \$5,000 twice, \$7,000, \$200 and \$500 once.

Submitted for your information"

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that the CITY ENVIRONMENTAL HEALTH MANAGER'S MEMORANDUM be received.

**CARRIED**

**G30732 GREEN STREET INTERSTATE STUDY TOUR - ADELAIDE, SYDNEY & MELBOURNE TO BE HELD 13-19 SEPTEMBER 1992 - [202-1-1]**

The Town Clerk sought approval for the City Planner and City Building Surveyor or their nominees to attend the Green Street Interstate Study Tour.

He advised that the tour will take participants to Adelaide, Sydney and Melbourne over a six day period from 13-19 September 1992.

Participants will visit projects (existing and under construction) in each of the three cities and meet planning, development and statutory bodies to share ideas and see first hand what is being done and what can be done.

The tour will include projects such as Golden Grove and New Brompton (Adelaide), Settlers Green and Best Street (Sydney), Vermont Rise and Grantham Green (Melbourne). The tour represents a unique opportunity to see products generated

through Green Street Programme and to meet and talk with people involved in designing, building and managing a range of estates.

**MOVED** Cr Marwick, **SECONDED** Cr Nosow that Council approves the attendance of the City Planner and City Building Surveyor, or their nominees, at the Green Street Interstate Study Tour.

**CARRIED**

**G90716 REPORT OF THE TOWN CLERK**

**MOVED** Cr Nosow, **SECONDED** Cr Rundle that the Report of the Town Clerk be received.

**CARRIED**

**G90717 SCHEDULE OF DOCUMENTS REQUIRING THE COMMON SEAL - [200-0-1]**

The documents listed below require the endorsement of the City of Wanneroo Common Seal:

Document:	Withdrawal of Caveat
Parties:	H K David, J H Wynyard and City of Wanneroo
Land Description:	Lot 70 Via Vista Drive, Mariginiup
Document:	Deed of Assignment
Parties:	Jayshore Pty Ltd, Citypride Holdings Pty Ltd and City of Wanneroo
Land Description:	Lot 9 Woodvale Commercial Complex, Whitfords Avenue

**ADDITIONAL INFORMATION**

The following item is submitted for inclusion with the documents requiring the Common Seal:

Document:	RISHPAK Licence Agreement
Parties:	S.G.I.O & City of Wanneroo

**MOVED** Cr Edwardes, **SECONDED** Cr Dammers that Council authorises the affixation of the Common Seal to, and endorses the signing of, the documents listed above.

**CARRIED**

**G90718 REQUEST FOR TRANSCRIPTS - CR WATERS - [702-3]**

Cr Waters has requested transcripts of the debate from Council Meeting, 27 May 1992, Items G90517, G20503, G10546, G30539, G90587 and Item G30635 from Council Meeting, 24 June 1992.

After discussion regarding the above transcripts, Cr Waters agreed to delete Item G30539 from Council Meeting 27 May 1992 and Item G30635 from Council Meeting 24 June 1992 from her request.

Cr Dammers declared an interest in this Item.

**MOVED** Cr Dammers, **SECONDED** Cr Major that, in accordance with adopted policy, the transcripts, amended as above, requested by Cr Waters be provided.

**CARRIED**

Cr Dammers abstained from voting.

**G90719 REQUEST FOR TRANSCRIPT - [702-3]**

Cr Smith has requested a transcript of his comments in relation to Item G90629, Council Meeting, 24 June 1992.

**MOVED** Cr Davies, **SECONDED** Cr Carstairs that, in accordance with adopted policy, the transcript requested by Cr Smith be provided.

**CARRIED**

**G90720 REQUEST FOR LEAVE OF ABSENCE - CRS JOHNSON, EDWARDES AND RUNDLE - [702-3]**

Cr Johnson has requested leave of absence from Council business during the period 1 August to 9 August 1992 inclusive.

Cr Edwardes has requested leave of absence from Council business during the period 4 August to 11 August 1992 inclusive.

Cr Rundle has requested leave of absence from Council business during the period 25 July to 5 August 1992 inclusive.

**MOVED** Cr Marwick, **SECONDED** Cr Dammers that the leave requested by Crs Johnson, Edwardes and Rundle be granted.

**CARRIED**

**G90721 WESTERN AUSTRALIAN LAND AUTHORITY - [310-1]**

At the Special Meeting of Council held on 16 June 1992, Council resolved at Item G80603 to nominate Crs Johnson, Dammers and Rundle to the Hon Minister for Lands for consideration for appointment to the Western Australian Land Authority Board.

The Minister has now advised that Cr Dammers has been appointed as Council's representative on the Board, for a term expiring on 30 June 1995.

**MOVED** Cr Edwardes, **SECONDED** Cr Rundle that the information regarding the appointment of Cr Dammers as Council's representative on the Board of the Western Australian Land Authority be received.

**CARRIED**

**G90722 WA FIRE BRIGADES BOARD - MUNICIPAL FIRE DISTRICTS: PERTH METROPOLITAN AREA - [306-2]**

At its meeting on 27 May 1992 (Item G90583 refers), Council resolved to nominate Cr Carstairs as a candidate for election as a Member of the WA Fire Brigades Board to represent the Municipal Fire Districts of the Perth metropolitan area.

The ballot paper in respect to this election is now to hand and requires completion in accordance with council direction. Council may either submit a vote solely for Councillor Carstairs by directing that the numeral "1" be placed against his name on the ballot paper, or Council may also indicate preferences for the remaining candidates.

The candidates are, in order of appearance on the ballot paper:

O'HARA, Patrick Robert - City of Bayswater  
FLETCHER, Derek John - Shire of Kalamunda  
LEES, Raymond Alan - City of Cockburn  
CARSTAIRS, Alan Macmillan - City of Wanneroo  
PARKER, Shirley Jean - City of Nedlands

Information in support of candidacy has been received from candidates Parker and Fletcher. That information forms attachment A hereto.

**MOVED** Cr Waters, **SECONDED** Cr Rundle that consideration of nomination of candidates for election to the WA Fire Brigades Board to represent the Municipal Fire Districts of the Perth metropolitan area be held behind closed doors.

**CARRIED**

**G90723 WA FIRE BRIGADES BOARD - VACANCY: COUNTRY LOCAL AUTHORITY REPRESENTATIVE - [306-2]**

The City of Wanneroo is listed in the Second Schedule of the Fire Brigades Act as a Country Local Authority, in addition to its classification as a Metropolitan Local Authority. The position of Board Member representing the Country Local



Authorities has become vacant due to the fact that the former Member, Northam Councillor A W Llewellyn was not re-elected in the recent municipal election.

The balance of Mr Llewellyn's term to 31 December 1994 will be contested by a poll of member councils. Nominations close on 24 July 1992 and consequently, should Council wish to submit a nomination, it will be necessary to set aside, in this instance, Council's policy relating to the communication of Council resolution in order to meet the deadline for close of nominations.

**MOVED** Cr Edwardes, **SECONDED** Cr Dammers that Council:

- 1        nominates Cr Carstairs for the position of Board Member representing the Country Local Authorities - WA Fire Brigades Board;
- 2        sets aside its policy in respect of the communication of Council resolution in order that the nomination may be submitted prior to the deadline.

**CARRIED**

**G90724    WANNEROO BICENTENNIAL TRUST - APPOINTMENT OF BOARD OF TRUSTEES - [301-6-13]**

At its meeting on 21 December 1988, Council appointed a number of persons with expertise in the various fields to serve a three year term as Board Members of the City of Wanneroo Bicentennial Trust.

The Board has the legal standing of an Advisory Committee and recommends the allocation of grant monies from the Bicentennial Trust Fund each year. The person appointed in 1988, representing a broad cross section of the community, are:

Mrs Ruth Reid - Trust Patron and Freeman of the City  
Mr Nick Trandos - Freeman of the City  
Mr Robert Augustine - Chairman, Board of Trustees  
Ms Dawn Chivers - Community representative  
Mr Bill Jeffrey - Community representative  
Mr John Hammond - Edith Cowan University representative  
District Superintendent of Education - Joondalup District  
Ms Jean Powell - Community representative  
Rev John Gilkes - Community representative  
Fr Patrick Boyle - Community representative  
Mr Joe Hawkins - Community representative

Each of these representatives has served well the purposes of the Trust and Council with thorough and impartial analysis of each application for grant monies since the inception of the scheme in 1988. At the final meeting of the Board in September 1991, the members each advised that they would be willing and honoured to serve a second term on the Board. The re-appointment of these members is therefore recommended.

In addition to the aforementioned members, the expertise of Messrs John McCumiskey (Council's Cultural Planning and Development Co-Ordinator) and Mr Bob Fawcett (Wanneroo Chamber of Commerce) would be invaluable in the assessment of many applications related to the arts and business development. It is therefore recommended that an invitation be extended to Messrs McCumiskey and Fawcett to serve as members of the Board of Trustees for a term of three years.

Council's delegate to the Board of Trustees was determined at its meeting of 27 May 1992, with Councillor Rundle appointed for the 1992/93 Council year.

**MOVED** Cr Marwick, **SECONDED** Cr Dammers that Council:

- 1 extends the term of office of each of the members of the Board of Trustees of the Wanneroo Bicentennial Trust for a further period of three years;
- 2 invites membership of the Board of Trustees of the Wanneroo Bicentennial Trust from Mr John McCumiskey and Mr Rob Fawcett for a term of three years.

**CARRIED**

**G90725 GREENING WESTERN AUSTRALIA - COUNCIL NOMINEE - [253-4]**

The General Manager of "Greening Western Australia" has submitted the following correspondence for Council consideration:

"We are updating our membership records prior to inviting nominations for positions of our Board of Directors.

At present we do not have a nominee from your Council.

Would you please advise me, on or before 31 July 1992 of the person you wish to be shown on our records as your nominee. This person will then become eligible to vote

on your behalf, and also if desired to nominate for a position on the Board.

I look forward to your advice before 31 July."

**MOVED** Cr Edwardes, **SECONDED** Cr Dammers that Council nominates Cr Rundle for position on the Board of Directors of "Greening Western Australia".

**CARRIED**

**G90726 ANNUAL FUNCTION - WELFARE SERVICES VOLUNTEERS -**  
**[858-3-5]**

Each year Council hosts an Appreciation Function for the Volunteers who are involved in Council's Welfare Service Programs. These programs include Home Support, Meals on Wheels, Mobile Day Care, Podiatry and Welfare Officers Services.

In the past, the format has been to provide a sit down luncheon. However, the volunteers have now indicated a preference for an informal type of function and it is proposed that this year's function be in the form of a barbecue. The venue will again be the Function Area in the Administration Centre.

As Local Government Week 1992 will be running from 2 to 7 August, it is proposed that the function be held on Friday, 7 August 1992 as part of the week's activities.

**MOVED** Cr Dammers, **SECONDED** Cr Marwick that the annual Appreciation Function for volunteers working in Council's Welfare Services scheduled for Friday, 7 August 1992 be approved.

**CARRIED**

**MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN**

Nil

**NOTICE OF MOTIONS FOR CONSIDERATION AT THE FOLLOWING MEETING, IF GIVEN DURING THE MEETING**

Nil

**NOTICE OF MOTIONS FOR CONSIDERATION BY AN APPROPRIATE COMMITTEE, WITHOUT DISCUSSION**

Cr Freame presented a painting which had been donated by Miss Jenina Burley, 11 years of age which will be hung at the Kingsley Occasional Care Centre, Moolanda Boulevard. Miss Burley's painting was the winning painting in the Goollelal Primary School Festival of Arts Project 1992 which was sponsored by the Cultural Development Fund of this City.

**G90727 TRAFFIC TREATMENTS - TRANQUIL DRIVE, NEERABUP - [510-1528]**

Cr Davies had given notice of his intention to move the following Motion for Consideration by an Appropriate Committee Without Discussion:

"That an amount of \$46,000 be re-allocated from Account 20165 Strategic Planning Unit - Contingency to the Traffic Management Account - Transport Section of the 1992/93 Budget, such funds to provide for the construction of a roundabout on Tranquil Drive, Neerabup".

**MOVED** Cr Davies, **SECONDED** Cr Waters that consideration of the reallocation of \$46,000 from Account 20165 Strategic Planning Unit - Contingency to the Traffic Budget, for the construction of a roundabout on Tranquil Drive, Neerabup, be referred to Technical Services Committee.

**CARRIED****G90728 LOCKING OF ACCESS GATES - JOONDALUP GOLF COURSE - [30/1336]**

Cr Carstairs advised that it had been drawn to his attention that the access gates adjoining residents' properties and the Joondalup Golf Course had been locked.

**MOVED** Cr Carstairs, **SECONDED** Cr Edwardes that:

- 1 a report be submitted to Town Planning Committee regarding the locked gates adjoining residents' properties and the Joondalup Golf Course, including an investigation of possible "Trespasses will be Prosecuted Signs";
- 2 Council obtains a copy of the agreement advocated by the Minister giving Connolly residents access through the golf course.

**CARRIED**

**G90729 PURCHASE OF WATER SLIDE FOR WANNEROO WATER WORLD - [680-0]**

**MOVED** Cr Freame, **SECONDED** Cr Rundle that a report be provided to Finance and Administrative Resources Committee on the feasibility of Council purchasing the water slide components, as outlined in Report G30708, for installation at Wanneroo Water World, by either Wanneroo City Council or a private developer/operator.

**CARRIED**

**G90730 HEALTH ACT BY-LAW AMENDMENTS - EATING HOUSES - [930-18, 920-28]**

**MOVED** Cr Nosow, **SECONDED** Cr Major that a report be submitted to Community Services Committee on the Health Act By-law Amendments Relating to Eating Houses, outlining the options, if any, available to Council of either gradually introducing the \$300 recommended licence fee over a number of years or alternatively sub-categorising establishments and introducing a graduated scale of fees to accommodate the varying size of operation and classification.

**CARRIED**

**G90732 COUNCILLORS' REQUESTS FOR TRANSCRIPTS - [702-3]**

**MOVED** Cr Rundle, **SECONDED** Cr Dammers that a report be submitted to Policy and Resources Committee regarding the necessity for Councillors to provide a reasonable explanation when requesting transcripts.

**CARRIED**

**G90732 GOVERNMENT GRANTS - [880-8-5]**

**MOVED** Cr Dammers, **SECONDED** Cr Marwick that a report be submitted to Community Services Committee on the various welfare programs showing Government grants received and Council's contribution to these programs.

**CARRIED**

**G90733 TRAFFIC TREATMENTS - [510-0-1, 540-2]**

**MOVED** Cr Dammers, **SECONDED** Cr Marwick that a report be submitted to Technical Services Committee including:

- 1 a list of traffic treatments, eg roundabouts, requested over the last three years;
- 2 the City Engineer's method of prioritising such traffic treatments;
- 3 what order of priority the traffic treatments in Tranquil Drive, Neerabup appears on the above list.

**CARRIED**

**PUBLIC QUESTION TIME**

THERE THEN FOLLOWED A PERIOD OF QUESTION TIME, DURING WHICH QUESTIONS WERE PUT BY THE PUBLIC ON BUSINESS DISCUSSED DURING THE COURSE OF THE MEETING.

**MOVED** Cr Freame, **SECONDED** Cr Rundle that the Meeting be held being closed doors, the time being 9.38 pm.

The public and members of the press left the Chamber at this point.

**CONFIDENTIAL BUSINESS****G90722 WA FIRE BRIGADES BOARD - MUNICIPAL FIRE DISTRICTS: PERTH METROPOLITAN AREA [306-2]**

**MOVED** Cr Waters, **SECONDED** Cr Dammers that Council nominates the following candidates, in order of preference, for election to the WA Fire Brigades Board to represent the Municipal Fire Districts of the Perth metropolitan area:

1 CARSTAIRS, Alan MacMillan - City of Wanneroo  
2 O'HARA, Patrick Robert - City of Bayswater  
3 FLETCHER, Derek John - Shire of Kalamunda  
4 PARKER, Shirley Jean - City of Nedlands  
5 LEES, Raymond Alan - City of Cockburn

CARRIED

**MOVED** Cr Freame, **SECONDED** Cr Rundle that the Meeting be held with the doors open.

CARRIED

## DATE OF NEXT MEETING

The next Ordinary Meeting of Council has been scheduled for 7.30 pm on **WEDNESDAY, 26 AUGUST 1992.**

CLOSE OF MEETING

There being no further business, the Chairman declared the Meeting closed at 9.41 pm, the following Councillors being present at that time:

COUNCILLORS: JOHNSON  
WATERS  
DAVIES  
MARWICK  
DAMMERS  
CARSTAIRS  
EDWARDES  
NOSOW  
GILMORE  
MAJOR  
FREAME  
RUNDLE