

C I T Y   O F   W A N N E R O O

MINUTES OF COUNCIL MEETING HELD IN COUNCIL CHAMBER  
ADMINISTRATION BUILDING, BOAS AVENUE, JOONDALUP,  
ON WEDNESDAY, 26 JUNE 1996

ATTENDANCES AND APOLOGIES

Councillors:	A V DAMMERS, JP - Mayor	Central Ward
	F D FREAME, Deputy Mayor	South West Ward
	L O'GRADY	North Ward
	P O HEALY	North Ward
	L A EWEN-CHAPPELL	Central Ward
	S P MAGYAR	Central Ward
	A W WIGHT	South Ward
	A G TAYLOR	South Ward
	T W POPHAM	South Ward
	W D DUFFY	South Ward
	G A MAJOR	South-West Ward
	M E LYNN, JP	South-West Ward
	V G HANCOCK	South-West Ward

Town Clerk:	R F COFFEY
Chief Executive Officer (Elect)	L O DELAHAUNTY
Deputy Town Clerk:	R E DYMOCK
City Planner:	O G DRESCHER
City Engineer:	R MCNALLY
City Treasurer:	J B TURKINGTON
City Building Surveyor:	R G FISHER
City Environmental	
Health Manager:	M AUSTIN
City Parks Manager:	F GRIFFIN
City Recreation and Cultural	
Services Manager:	R BANHAM
Manager, Municipal Law &	
Fire Services:	T M TREWIN
Manager Welfare Services:	P STUART
City Librarian:	N CLIFFORD
Publicity Officer:	O DAVIDSON
Committee Clerk:	J HARRISON
Minute Clerk:	L TAYLOR

An apology for absence was tendered by Cr Cooper.

There were 141 members of the Public and 1 member of the Press in attendance.

The Mayor declared the meeting open at 1931 hrs.

## **CONFIRMATION OF MINUTES**

**C265-06/96        MINUTES OF COUNCIL MEETING, 29 MAY 1996**

### Corrections

Page 146, Item C259-05/96.    Correction required to show Cr Taylor entering the Chamber during debate, prior to the Motion being moved.

Page 102 , Item FA61-05/96 - Christmas Banners. Cr Freame stated that she had asked that it be referred to the Banner Programme in general, that is all departments, and requested a correction be made to reflect this fact.

**MOVED** Cr Taylor, **SECONDED** Cr Popham that the Minutes of the Council Meeting held on 29 May 1996, amended as above, be confirmed as a true and correct record.

**CARRIED**

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

Nil

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

Nil

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

#### **CR KIM WOOD**

On a sad note, I wish to express the Council's deep regret on the recent death of one of its members, Cr Kim Wood.

First elected to Council in 1993 for a one-year term, he successfully contested the 1994 election for a further three-year term.

Cr Wood will be remembered by this Council for his dedicated contribution to advancing the cause of junior sport in the municipality.

His untiring devotion to not only representing the needs of young sports people, but also his active participation in coaching teams and club management will long be remembered.

His commitment to Little Athletics and junior netball was not confined to our area.

The tributes published in the columns of the West Australian bear testament to the extent of his involvement and how much it was appreciated.

Cr Wood had a loving and devoted family and on behalf of Council I express our deepest sympathy in their time of sorrow.

Would you all please stand for a minute's silence in memory of our colleague, Cr Kim Wood.

#### **SUPREME COURT ACTION - W W BRADSHAW - [702-3]**

I refer to the decision of Council at its meeting of 29 May 1996 relating to Item P45-05/96 - Supreme Court Action, W W Bradshaw as follows:

"**MOVED** Cr Major, **SECONDED** Cr O'Grady that Council applies to the Minister for Local Government for approval under Section 529(e) of the Local Government Act to pay Cr Arnold Dammers' legal expenses to defend the Writ issues by Mr Wayne Bradshaw"

and to the notice of motion subsequently submitted by Cr Taylor that this decision be rescinded.

Having regard to some of the debate at the May meeting and as it is appreciated the Writ was lacking in sufficient detail, I have engaged legal Counsel to seek details of the defamation claim and an opinion as to whether or not those details will show beyond a reasonable doubt that I was fulfilling a role as Councillor of the City of Wanneroo in a matter/matters related to normal Council business.

In the meantime I think it would be best to withdraw my request pending receipt of details and then depending on the information/opinion received, I will resubmit my request for further consideration.

#### **RETIREMENT OF TOWN CLERK**

Tonight's meeting marks the end of an era for the City of Wanneroo.

It is the last full Council meeting at which Town Clerk, Ron Coffey, will be on hand to advise and ensure the proceedings conform with the Local Government Act.

For 12 years Mr Coffey has sat on the left hand side of the City's Mayors and prior to that the Presidents of the Shire.

While he is to my left, from the Councillors and gallery's perspective he is to the right of the chair.

This position reflects his role as the right hand of Council both in a literal and representative sense.

During his period in office, Mr Coffey has served under one Shire President and nine Mayors, as well as overseeing enormous changes within the municipality.

These include the transition from the Shire to City status in 1986, the establishment of Joondalup as a vibrant young city, an increase in the municipality's population from around 100,000 to more than 210,000 and the responsibility of the management of the City's workforce which has grown considerably to meet the demands of the rapidly expanding area.

He has carried out his enormous and often difficult workload professionally and in most cases good humour.

An indication of the esteem with which Council holds Mr Coffey is that a couple of years ago it prevailed upon him to remain as Town Clerk although he had planned to retire.

So it is only by chance that his departure coincides with the introduction of the new Local Government Act which comes into force on July 1.

As one of the State's foremost authorities on the current Local Government Act - I'm sure he can almost recite the thick volume backwards - it is appropriate that the honour of being the City's last Town Clerk goes to him.

It is a title which will disappear under the new Act and is one which Mr Coffey has respected, honoured and carried with pride.

I'm sure I speak for all of you in wishing Mr Coffey many happy years boating, wood turning, exploring the countryside and trying to equal his wife's golf handicap.

#### **REPLY BY TOWN CLERK, MR RON COFFEY**

Mr Coffey thanked the Mayor for his remarks. He stated that at the time he joined Council in June 1984, there were corruption inquiries, several town planning schemes being challenged in the Supreme Court and if his recollection was correct, there had not been a clean audit in a couple of years. The Councillors of the

day advised him there were some problems that he was required to fix.

All of these things generally have been cleared up with the exception of Town Planning Scheme 7A and that is in the throws of completion, hopefully by 5 July this year.

During the period of time that Mr Coffey has been with Council, it could be argued to what has changed. There have been further allegations regarding corruption, the Kyle Inquiry which uncovered certain things. Out of this we have had previous Councillors jailed for offences. Mr Coffey made no apologies for broaching this subject as he stated it was now part of Wanneroo's history. He stated there had been some very tragic circumstances relating to some elected members and reiterated that there is now a Royal Commission into the City of Wanneroo.

Despite all of this, with the support of a lot of good councillors and a superb staff that Mr Coffey has had the privilege of working with, it was his belief that Wanneroo is one of the foremost local authorities in Australia in the provision and delivery of facilities and services for the community. He stated while some may be equal, he felt none were better than Wanneroo. This was not to say that Council had pleased everybody - quite clearly that was impossible in any sort of environment. Mr Coffey again expressed his earlier remarks and stated that if anyone wished to challenge him, and with the City Treasurer's assistance for a six month period he would account for every cent that has ever come into the City, either rate wise, grant wise or whatever that has been spent on a municipal purpose. However, he accepted it may not have been spent the way some people would have wished.

During the period Mr Coffey has been with the City of Wanneroo, the Council had grown from a population of 106,000 and a budget of \$49,000,000. Today these figures are approximately 220,000 to 225,000 population, with a budget for this year estimated in the region of \$110,000,000.

He stated he felt Wanneroo would be in the first three or four Councils in Australia, and so it was a very big and very good Council.

Mr Coffey advised the Council Chamber held many memories for him, some very happy memories, some he would rather forget. After some instances he stated he had no wish to return the next morning - but he did!

There were several aspects that Mr Coffey was proud to be part of, in no particular order, which included:

the City status which occurred on 31 October 1985;  
community centre at Kingsley House, Kingsley;  
new library and reconstruction of some existing  
libraries;  
two golf courses which have a remuneration of  
approximately \$1,000,000 profit each year;  
various recreation facilities that have been constructed  
throughout the municipality;  
two swimming pools;  
the regional library and new Council and Civic buildings  
next to the existing Council building;

Mr Coffey felt it would be less than remiss of him not to mention the development of the Joondalup City Centre and one could only say that it had been an honour to be part of, and a privilege to be part of a history making City. He did not know of any other City in Australia where it had gone from trees, bushes and kangaroos to what it is today with the possible exception of Albury/Wodonga in New South Wales when it was made a large centre.

It was his view that over the last few years whilst our rate increases had been less than inflation, which may not mean a lot to many, he felt the City had been administered extremely well in the affairs of its finances. To substantiate this, he stated that any local authority with the growth that Wanneroo has had over the period of 12 years and could still reduce its debt ratio from 27 cents to 3 cents in the dollar was really in his view a remarkable performance.

As mentioned by the Mayor, Mr Coffey has had the privilege of working under one President and nine different Mayors, as well as very competent and professional staff.

Mr Coffey stated that with the introduction of the new Local Government Act there would be many changes brought about. He advised he had known newly appointed Chief Executive Officer, Lindsay Delahaunty for many years and knew him to be a very competent officer and wished Lindsay all the best for the future.

He did not support some of the changes being proposed to Local Government and suggested the theories of the economic rationalists seems to be leaving out people in the equation. He therefore had no regrets in retiring. He likened himself to a carton of milk - he had reached his "use by date".

Mr Coffey wished the Mayor, Councillors and senior officers well.

In conclusion, Mr Coffey wished to say two things - One which was commented on a few years ago to the effect that this Council had no fear from without, but that it would destroy itself from within.

Lastly, Mr Coffey made a presentation to the City of Wanneroo, something he had promised in 1985 on its recognition as a City, but for various reasons had been unable to fulfil. In presenting this "5 Minute" Precise Egg Timer, Mr Coffey hoped it would be treasured in the same honour that he was giving it.

Its inscription reads -

*Presented to the Mayor and Councillors  
of the City of Wanneroo at the Council  
Meeting held on 26 June 1996*

*by*

*Mr R F (Ron) Coffey, Town/Shire Clerk*

*1984 - 1996*

*Five Minute Glass/W A Sheoak (Casuarina)  
Timber, Hand crafted by Chris Trump,  
The Gumnut Factory, Wangara*

## **PETITIONS, MEMORIALS AND DEPUTATIONS**

### **HEART FOUNDATION AWARDS**

Cr Freame took pleasure in announcing the City of Wanneroo had been declared the winner in the Healthy Heart Foundation Awards this year - Category Outdoor Recreation facility for its submission on Coastal Dual Use Pathways in the South-West Ward.

She also gave congratulations to those officers who presented papers titled "Autumn Adventures" which was a programme for young people with disabilities and for "Live it Up" a programme for young women from the Anchors Recreation Centre. These papers received a Highly Commended certificate.

Cr Freame advised it was a great pleasure for her to be an adjudicator and part of this Committee and again gave congratulations for such fine papers presented by the City of Wanneroo.

**C266-06/96**

**PETITION REQUESTING CLOSURE OF PEDESTRIAN  
ACCESSWAY - NYARA CRESCENT, CRAIGIE - [510-596]**

Cr Freame tabled a 27-signature petition from Craigie residents requesting the closure of the pedestrian accessway between 37 and 39 Nyara Crescent, Craigie.

The petitioners state vandalism, damage to properties, uprooting trees and antisocial behaviour as reasons for requesting this closure.

**MOVED** Cr Freame, **SECONDED** Cr Lynn that the petition from Craigie residents requesting the closure of the pedestrian accessway between 37 and 39 Nyara Crescent, Craigie be received and referred to Town Planning Department for a report to Council.

**CARRIED**

**C267-06/96      LITTERING - OCEAN REEF ROAD, HEATHRIDGE - [904-2, 510-1288]**

Cr Lynn tabled a letter from a Heathridge resident regarding the amount of litter that is being deposited not only in the shopping centre carparks, but also in the street and bush surrounding the local takeaway facility.

The resident queried whether Council could erect signs drawing the public's attention to the infringement fines applicable to littering in an attempt to deter people from this.

**MOVED** Cr Freame, **SECONDED** Cr Lynn that the letter from a Heathridge resident regarding litter in the streets be received and referred to Engineering Department for a report to the Technical Services Committee.

**CARRIED**

**C268-06/96      REIMBURSEMENT OF LEGAL EXPENSES FOR McDONALDS OPINION - [30/5160]**

Cr Lynn tabled a letter from Marmion Sorrento Duncraig Progress and Ratepayers Association Incorporated seeking an ex-gratia payment from Council to cover costs the Association had expended in obtaining a legal opinion in relation to the decision made by the Minister for Planning regarding McDonalds Takeaway facility in Burragah Way, Duncraig.

**MOVED** Cr Freame, **SECONDED** Cr Lynn that the letter from Marmion Sorrento Duncraig Progress and Ratepayers Association Incorporated seeking an ex-gratia payment to cover costs incurred in obtaining a legal opinion be received and referred to Treasury Department for a report to the Finance and Community Services Committee.

**CARRIED**



C269-06/96

CONSTRUCTION OF NEW COUNCIL CHAMBERS/REGIONAL  
LIBRARY IN THE JOONDALUP CITY CENTRE -  
[730-8-8-1]

Cr Popham tabled a 428-signature petition from residents of the City of Wanneroo calling on Council to immediately curtail the expenditure of \$23,000,000 for the construction of new Council Chambers and regional Library in the Joondalup City Centre.

The petitioners state these funds would be better allocated to much needed services for the benefit of the community as a whole.

**MOVED** Cr Freame, **SECONDED** Cr Lynn that the petition from residents of the City of Wanneroo calling on Council to immediately curtail expenditure on the new Administration building be received and referred to Treasury Department for action.

**CARRIED**

C270-06/96

EROSION OF FORESHORE, QUINNS BEACH - [765-12]

Cr O'Grady tabled a letter from Quinns Rocks Recreation Association in relation to the erosion problem along the foreshore of Quinns Beach.

As a result of continual erosion over a period of time, several trees risk being lost in the BBQ area and the Recreation Association is seeking Council's assistance with the placement of boulders in strategic places, if only on a temporary basis, to help rectify this problem and protect the picnic area.

**MOVED** Cr Freame, **SECONDED** Cr Lynn that the letter from Quinns Rocks Recreation Association in relation to erosion problems along the foreshore of Quinns Beach be received and referred to Engineering Department for a report to Council.

**CARRIED**

C271-06/96

INSTALLATION OF "NO STANDING" SIGNS, HOCKING  
PARADE, SORRENTO - [510-0032]

A 5-signature petition has been received from residents of Hocking Parade, Sorrento in relation to both parking problems and traffic congestion in association with Sacred Heart College.

The petitioners seek Council's assistance in having "No Standing" signs installed in Hocking Parade, Sorrento in the vicinity of the College in an effort to alleviate potential traffic hazards.

This petition will be referred to Engineering Department for a report to Council.

**MOVED** Cr Freame, **SECONDED** Cr Lynn that the petition from residents of Hocking Parade, Sorrento in relation to both parking problems and traffic congestion in association with Sacred Heart College be received and referred to Engineering Department for a report to Council.

**CARRIED**

**C272-06/96      CREATION OF CUL-DE-SAC IN SINAGRA STREET,**  
**WANNEROO - [510-0263]**

An 8-signature petition has been received from residents of Sinagra Street, Wanneroo requesting the creation of a cul-de-sac in Sinagra Street at its junction with Civic Drive.

The petitioners state that the traffic flow, combined with high traffic volumes, as well as the steep gradient of the road, all make for hazardous traffic conditions.

This petition will be referred to Engineering Department for a report to Council.

**MOVED** Cr Freame, **SECONDED** Cr Lynn that the petition from residents of Sinagra Street, Wanneroo requesting the creation of a cul-de-sac in Sinagra Street at its junction with Civic Drive be received and referred to Engineering Department for a report to Council.

**CARRIED**

**C273-06/96      UNRULY BEHAVIOUR EMANATING FROM GIBSON PARK,**  
**PINNAROO HEIGHTS - [061-152]**

A 127-signature petition has been received from residents of Padbury and Pinnaroo Heights in relation to unruly behaviour emanating from Gibson Park, Pinnaroo.

The petitioners state that both the vandalism and constant nightly antisocial behaviour is causing major concerns for nearby residents with regards to injury from broken glass, damaged equipment, as well as personal safety.

The residents request that permanent appropriate park lighting be installed at Gibson Park in an attempt to provide a deterrent for vandalism and antisocial behaviour continuing to occur in the future.

This petition will be referred to Parks Department for a report to Council.

**MOVED** Cr Freame, **SECONDED** Cr Lynn that the petition from residents of Padbury and Pinnaroo Heights in relation to unruly behaviour emanating from Gibson Park, Pinnaroo be received and referred to Parks Department for a report to Council.

**CARRIED**

**C274-06/96**

**CONNECTION OF EDGEWATER DRIVE TO LAKESIDE DRIVE - [510-1214]**

Two petitions, one of 803-signatures and one of 82-signatures have been received from residents of the City of Wanneroo seeking Council to request the Main Roads Department to delete the section of bush at the north of Edgewater Drive being made a road and connecting it to Lakeside Drive.

The petitioners also ask that consideration be given to extending the freeway to at least Hodges Drive to take pressure off Joondalup Drive, thus negating the necessity for the Edgewater Drive extension.

These petitions will be referred to Engineering Department for a report to Council.

**MOVED** Cr Freame, **SECONDED** Cr Lynn that the petitions from residents of the City of Wanneroo in relation to the section of bush at the north of Edgewater Drive be received and referred to Engineering Department for a report to Council.

**CARRIED**

**C275-06/96**

**PETITIONS OBJECTING TO CONSTRUCTION OF TELECOMMUNICATIONS TOWER, LOT 22 KOORANA ROAD, MULLALOO - [802-1, 30/1348]**

A 1110-signature petition has been received requesting that a Special Meeting of Electors be convened under the provisions of Section 171(4) of the Local Government Act to discuss the matter of the proposed site of a telecommunications tower at Lot 22 Koorana Road, Mullaloo. (However, as the application has been withdrawn the petition convenor has requested that the Special Meeting of Electors not be held - Town Clerk's Item 12 refers.)

Two further petitions, one of 1465-signatures and one of 547-signatures have been received from residents of the City of Wanneroo strongly objecting to the proposed construction of the 25 metre telecommunications tower.

The petitioners state that the proposed tower site is in close proximity to child orientated organisations and therefore poses a potential health risk.

They also refer to the visual pollution affecting the amenity of the area, in addition to possible radio magnetic frequency pollution.

These petitions will be referred to Town Planning Department for noting.

**MOVED** Cr Freame, **SECONDED** Cr Lynn that the petitions from residents of the City of Wanneroo in relation to the proposed site of a telecommunications tower at Lot 22 Koorana Road, Mullaloo be received and referred to Town Planning Department for noting.

**CARRIED**

**C276-06/96**

**REQUEST FOR SPECIAL MEETING OF ELECTORS RE  
PROPOSED WARWICK COMMERCIAL PARK, LOT 738 (16)  
DUGDALE STREET, WARWICK - [30/5180]**

A 157-signature petition has been received from residents of Warwick requesting that a Special Meeting of Electors be convened to discuss the proposed Warwick Commercial Park development at Lot 738 (16) Dugdale Street, Warwick.

A further petition of 85-signatures has also been received from Warwick residents regarding the proposed Warwick Commercial Park.

A meeting has been convened in accordance with the provisions of Section 171 (4) of the Local Government Act, such meeting to be held at 8.00 pm on Tuesday 9 July 1996 at the Warwick Leisure Centre, corner Warwick and Wanneroo Roads, Warwick.

**MOVED** Cr Freame, **SECONDED** Cr Lynn that the petitions from residents of the City of Wanneroo requesting a Special Meeting of Electors in relation to the proposed Warwick Commercial Park development at Lot 738 (16) Dugdale Street, Warwick be received and a meeting be convened in accordance with the provisions of Section 171(4) of the Local Government Act, such meeting to be held on 9 July 1996 at 8 pm at the Warwick Leisure Centre, corner Warwick and Wanneroo Roads, Warwick.

**CARRIED**

**C277-06/96**

**PETITION OBJECTING TO CLOSURE OF PEDESTRIAN  
ACCESSWAY BETWEEN HILLSIDE CLOSE & CLIFFTOP  
COURT, EDGEWATER - [510-1220]**

A 37-signature petition has been received from Edgewater residents objecting to the proposed closure of the pedestrian accessway between Hillside Close and Clifftop Court, Edgewater.

The petitioners state the accessway is a much used facility and would cause considerable inconvenience to the public if it were to be closed.

This petition will be referred to Town Planning Department for a report to Council.

**MOVED** Cr Freame, **SECONDED** Cr Lynn that the petition from Edgewater residents objecting to the proposed closure of the pedestrian accessway between Hillside Close and Clifftop Court, Edgewater be received and referred to Town Planning Department for a report to Council.

**CARRIED**

**C278-06/96**

**PETITION REQUESTING INSTALLATION OF NEW PLAY EQUIPMENT, RESTORATION OF LIGHTING, BEELARA PARK, WANNEROO - [061-32]**

A 25-signature petition has been received from Wanneroo residents requesting the installation of additional play equipment as child numbers in the area have increased markedly over a period of time.

The petitioners also state that lighting at the park has not been working for a lengthy period and ask that restoration of appropriate park lighting be undertaken.

This petition will be referred to Parks Department for a report to Council.

**MOVED** Cr Freame, **SECONDED** Cr Lynn that the petition from Wanneroo residents requesting the installation of additional play equipment and restoration of park lighting at Beelara Park, Wanneroo be received and referred to Parks Department for a report to Council.

**CARRIED**

**C279-06/96**

**LETTERS SUPPORTING PROPOSED CHILD CARE CENTRE, LOTS 108 AND 109 (78 & 80) WARBURTON AVENUE, PADBURY - [30/5323]**

Seven letters of support have been received from residents of Padbury for the proposed Child Care at Lots 108 and 109 (78 and 80) Warburton Avenue, Padbury.

These letters will be referred to Town Planning Department for a report to Council.

**MOVED** Cr Freame, **SECONDED** Cr Lynn that the letters from residents of Padbury in support of the proposed Child Care at

Lots 108 and 109 (78 and 80) Warburton Avenue, Padbury be received and referred to Town Planning Department for a report to Council.

**CARRIED**

**C280-06/96**

**SPECIAL ELECTORS MEETING - PROPOSED**

**TELE-COMMUNICATIONS TOWER MULLALOO - [30/1348]**

A petition has been received from 1100 residents requesting that Council hold a Special Meeting of Electors to discuss the proposed Telecommunications Tower at Lot 22 Koorana Road, Mullaloo.

The applicant has now withdrawn the application for the Telecommunications Tower on this site. As the application has been withdrawn the petition convener has requested that the Special Meeting of Electors not be held.

**MOVED** Cr Freame, **SECONDED** Cr Lynn that Council, in accordance with the request of the petition convener, not hold a Special Meeting of Electors to discuss the proposed Telecommunications Tower at Lot 22 Koorana Road, Mullaloo.

**CARRIED**

**MINUTES OF MANAGEMENT COMMITTEES, ADVISORY COMMITTEES AND OTHER ORGANISATIONS**

**MANAGEMENT COMMITTEES**

- A YANCHEP/TWO ROCKS COMMUNITY BUS MANAGEMENT COMMITTEE  
Meeting held 9 May 1996
- B WANNEROO SENIOR'S COMMUNITY CENTRE MANAGEMENT COMMITTEE  
Meeting held 16 May 1996
- C GIRRAWHEEN/KOONDOOLA SENIOR CITIZENS CENTRE MANAGEMENT  
COMMITTEE - Meeting held 16 May 1996
- D WHITFORD SENIOR CITIZENS CENTRE MANAGEMENT COMMITTEE  
Meeting held 21 MAY 1996

**MOVED** Cr Freame, **SECONDED** Cr Taylor that the Minutes listed at Items A to D be received.

**CARRIED**

**ADVISORY COMMITTEES**

- A DISABILITY ACCESS ADVISORY COMMITTEE  
Meeting held 27 March 1996

- B YOUTH ADVISORY COMMITTEE  
Meetings held 22 April 1996 and 27 May 1996
- C HISTORICAL SITES ADVISORY COMMITTEE  
Meeting held 15 May 1996
- D MULTICULTURAL ADVISORY COMMITTEE  
Meeting held 16 May 1996
- E CHILDREN'S SERVICES ADVISORY COMMITTEE  
Meeting held 20 May 1996
- F CULTURAL DEVELOPMENT ADVISORY COMMITTEE  
Meeting held 27 May 1996

**MOVED** Cr Freame, **SECONDED** Cr Taylor that the Minutes listed at Items A to F be received.

**CARRIED**

OTHER COMMITTEES

- A QUINNS ROCKS RECREATION ASSOCIATION  
Meeting held 2 April 1996
- B WHITFORD RECREATION ASSOCIATION  
Meeting held 15 April 1996
- C YANCHEP/TWO ROCKS RECREATION ASSOCIATION  
Meeting held 6 May 1996
- D JUNIOR COUNCIL  
Meeting held 7 May 1996
- E OUTSIDE SITE SAFETY COMMITTEE  
Meeting held 10 June 1996

**MOVED** Cr Freame, **SECONDED** Cr Taylor that the Minutes listed at Items A to E be received.

**CARRIED**

**PUBLIC QUESTION/COMMENT TIME OF WHICH DUE NOTICE HAS BEEN GIVEN**

QUESTIONS PUT OR COMMENTS MADE BY THE PUBLIC RELATING TO BUSINESS LISTED ON THE AGENDA.

Mr Bill Marwick

Mr Bill Marwick, on behalf of Edgewater Residents Association, requested permission to address Council at its meeting of 26

June 1996 in relation to the proposed link-up of Edgewater Drive to Lakeside Drive and the Joondalup City Centre - Item TS151-06/96 refers.

Before Mr Marwick spoke on behalf of Edgewater Residents Association, he wished to congratulate Mr Ron Coffey on his retirement and his remarkable 12 years of service to the City of Wanneroo.

Mr Marwick thanked Council for the opportunity to speak at this evening's meeting on behalf of residents who were concerned at the proposed link of Edgewater Drive, Lakeside Drive and the Joondalup City Centre.

He pointed out that contrary to the headlines in the media of last week, the Association wanted only to work with Councillors, not to pose a threat to them.

Mr Marwick stated the Association was encouraged by the recommendation from the Technical Services Committee to initiate the road closure and hoped that this evening's Council meeting would endorse the recommendation to have this implemented.

He raised comments made by an executive of LandCorp stating it was too early to talk about Edgewater Drive; Lakeside Drive would not be developed until the year 2000 and discussions before this time would be premature. Mr Marwick advised that the Edgewater residents did not share this view and did not want the threat of this road link hanging over their heads for another five year period. This matter had been under discussion for the past three years and the residents wanted it to be brought to a final conclusion.

Mr Marwick stated Edgewater had a population of 5,500 people and Edgewater Drive was one of the busiest roads. He stated if Edgewater Drive was used as a main route in the future, thousands of additional people would be using Edgewater Drive to and from the Joondalup City Centre on a daily basis. He felt Edgewater would become known as the short-cut suburb to other places.

He pointed out that another major consideration would be the impact of all the increased traffic on Lake Joondalup and our natural flora and fauna. Mr Marwick advised that Lake Joondalup was one of the last fresh water lakes remaining more or less intact on the Swan coastal plain and as such was a special place.

It was a refuge for birds and other native wildlife.

Mr Marwick stated that increased traffic would create greater pollution, noise pollution and the risk of a serious spill. He felt we should be doing all we can to protect our natural



environment and to protect Lake Joondalup. We should not be exposing it to unnecessarily greater risk.

He urged Council to adopt the recommendation of the Technical Services Committee to initiate the closure of the Edgewater Drive road reserve to Lakeside Drive.

Mr Thurston Saulsman

Mr Thurston Saulsman of Penman Holdings Pty Ltd requested permission to address Council at its meeting of 26 June 1996 in relation to the proposed shopping centre and medical centre, Lots 232 and 1448 Renshaw Boulevard, Clarkson - Item TP152-06/96 refers.

Mr Saulsman stated that Penman Holdings Pty Ltd made application for the development of the Clarkson Shopping Centre site.

He referred to the recommendation that this application be refused on the grounds that it was not in keeping with Council's policy.

Mr Saulsman stated that the application was in total keeping with the zoning of the land and the permitted uses of the land in accordance with the City's scheme. He stated the policy put forward by the City of Wanneroo in their opinion has no legal standing. He referred to the fact they were informed that unless their application conformed to Council's policy, the application could not be processed. Mr Saulsman stated he found this disturbing as both the application and design were in keeping with the policy. The only requirement the application was not in keeping with was where the policy states that as a developer the land has to be given up to the City of Wanneroo free of costs - land is to be rezoned at the discretion of the City without the authority of the developer. The applicants found this particular point to be disturbing.

Mr Saulsman pointed out that their contract with LandCorp made no reference to any type of responsibilities in giving their land up to the City. He said this was reinforced by a letter he had circulated to all Councillors from LandCorp which reinforces this point. LandCorp had examined the applicant's plans and written to the City of Wanneroo stating that in their opinion the plans were in keeping with the applicant's obligations and contracts.

Mr Saulsman stated the conditions laid out by the City's planners as reasons for non-approval should be conditions subject to.

He pointed out that the application is in accordance with zoning, meets all zoning requirements and as such should be approved.  
The applicants were asking Council to approve this application.

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

Cr Dammers declared an interest in TP133-06/96.

Cr Lynn declared an interest in Items TP133-06/96 and C304-06/96.

Cr Hancock declared an interest in C290-06/96.

Cr Healy declared an interest in C290-06/96.

Cr Magyar declared an interest in Items C290-06/96 and C302-06/96.

Cr Freame declared an interest in Items C304-06/96 and C322-06/96

Cr Duffy declared an interest in Items C304-06/96 and C305-06/96.

Cr Major declared an interest in Item C316-06/96.

Cr Wight declared an interest in Item C319-06/96.

Cr O'Grady declared an interest in Item TS157-06/96

#### **BUSINESS REQUIRING ACTION**

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#### **Legend - Numbering System:**

B - Business for Information  
C - Council

OC - Occasional Committee  
P - Policy

CS - Community Services	TP - Town Planning
FA - Finance & Admin Resources	TS - Technical Services
SC - Special Council	
C281-06/96	POLICY COMMITTEE

**MOVED** Cr Taylor, **SECONDED** Cr Wight that the Report of the Policy Committee Meeting, held on 10 June 1996 be received.

**CARRIED**

#### ATTENDANCES

Councillors:	A V DAMMERS, JP, Mayor - Chairman	Central Ward
	L O'GRADY	North Ward
	L A EWEN-CHAPPELL	Central Ward
	W D DUFFY	South Ward
	G A MAJOR from 1805 hrs	South-West Ward
	A W WIGHT	South Ward
	M E LYNN, JP - Observer; Deputising	
	for Cr Major to 1805 hrs	South-West Ward
	V G HANCOCK - Deputising for	
	Cr Freame	South-West Ward
	P O HEALY - Observer	North Ward
	S P MAGYAR - Observer	Central Ward
	A G TAYLOR - Observer	South Ward
	T W POPHAM - Observer	South Ward

Town Clerk:	R F COFFEY
Chief Executive Officer (Elect):	L O DELAHAUNTY
City Planner:	O G DRESCHER
City Recreation and Cultural	
Services Manager:	R BANHAM
Manager, Welfare Services:	P STUART
HACC Co-ordinator:	D LETHRIDGE
City Parks Manager:	F GRIFFIN
Publicity Officer:	O DAVIDSON
Committee Clerk:	J HARRISON

#### APOLOGIES

An apology for absence was tendered by Cr Freame; Cr Hancock deputised.

An apology for late attendance was tendered by Cr Major; Cr Lynn deputised.

An apology for absence was tendered by Cr Cooper.

#### CONFIRMATION OF MINUTES

The Minutes of Policy Committee Meeting held on 13 May 1996 were confirmed as a true and correct record.

**PETITIONS AND DEPUTATIONS**

Nil

**DECLARATIONS OF PECUNIARY INTEREST**

Nil

**MEETING TIMES**

Commenced: 1802 hrs

Closed: 1962 hrs

**REPORT NO:**

**P52-06/96**                    **CITY OF WANNEROO - COMMUNITY REPORTING STRATEGY - [702-3]**

**TOWN CLERK'S REPORT**

Council requested further information on the cost of printing and distribution of promotional material to City of Wanneroo residents not living in the Wanneroo Times catchment area.

The Town Clerk advises that approximately 5347 properties do not have the Wanneroo Times delivered and reports on quotes received for printing and delivering promotional material.

**MOVED** Cr Healy, **SECONDED** Cr Popham that:

- 1            Council approves the production of a quarterly magazine for circulation to all residents of the City of Wanneroo;
- 2            an A4 size mock-up magazine be prepared and submitted to Policy Committee for consideration.

**CARRIED**

**P53-06/96**                    **POLICY MANUAL REVIEW - [240-2]**

**TOWN CLERK'S REPORT**

Council resolved in March 1996 to review the Policy Manual. This review required that Treasury Department review its policies for consideration by Council at the August 1996 meeting.

The Town Clerk seeks approval to defer the submission of Treasury's Policy reviews until October/November 1996 as due to budget compilation procedures and duties and the major rewrite of most policies required by the provisions of the Local Government Act 1995, it is now inappropriate for that Department to commit to this time frame.

**MOVED** Cr Healy, **SECONDED** Cr Popham that Council approves the deferral of the presentation of the Treasury Department Policy Manual Review until October/November 1996.

**CARRIED**

**P54-06/96**                    **COMMUNICATION OF COUNCIL RESOLUTIONS RESULTING FROM SPECIAL MEETINGS OF ELECTORS - [802-2]**

**TOWN CLERK'S REPORT**

Council, at its meeting of the 28 June 1995, resolved that a report be submitted to Policy Committee regarding a policy being formulated in relation to advising members of the public who attend public meetings of the outcome of Council resolutions.

The Town Clerk reports on various ways members of the public who attend Special Meetings of Electors can be informed of the Council resolutions viz attending the relevant Council meeting, viewing the relevant Council minutes at a Library or the Council Offices, telephoning the Council office, or by a Press report.

He advises that it is therefore not considered necessary that a policy be formulated to advise members of the public who attend public meetings of the outcome of Council resolutions.

Cr Major suggested the standard wording used on Council resolutions of "advises the petitioners accordingly", should be worded "advises the petition organiser accordingly".

**MOVED** Cr Healy, **SECONDED** Cr Popham that TOWN CLERK'S REPORT P54-06/96 be received.

**CARRIED**

**P55-06/96                      VACANT PROPERTY INSPECTIONS - [905-1]**

During the annual fire break inspection, conducted by Municipal Law and Fire Services, an inspection of vacant blocks for refuse and general untidiness was undertaken. Once the inspections were complete the situation of each block was addressed individually to determine an appropriate lawful course of action. It is proposed that these inspections be performed on an annual basis to maintain the amenity of the City.

The Town Clerk advises that under the new Local Government Act the present anomaly in Council By-Laws will be addressed by the adoption of a Local Law relating to amenity but recommends in the interim that a policy be adopted indicating Council's resolve to "tidy up" vacant land within the municipality.

**TOWN CLERK'S REPORT** recommended that Council adopts the following Policy and amends its Policy Manual accordingly:

Vacant Property

An annual inspection of all vacant residential land shall be conducted to ensure it is in a tidy and safe condition. Action appropriate to individual circumstances shall be taken to bring untidy or unsafe properties up to a standard in keeping with the general amenity of the area.

**MOVED** Cr Healy, **SECONDED** Cr Popham that Council adopts the following Policy and amends its Policy Manual accordingly:

Vacant Property

An annual inspection of all vacant residential land shall be conducted to ensure it is in a tidy and safe condition. Action appropriate to individual circumstances shall be taken to bring untidy or unsafe properties up to a standard in keeping with the general amenity of the area, as determined by the Chief Executive Officer.

**CARRIED**

**P56-06/96**

**CHARGES - BEACH EQUIPMENT HIRE AND AQUATIC  
ACTIVITY SERVICES - [765-1]**

At its meeting on 29 May 1996, Council resolved that trading fees for beach equipment hire services should be reviewed, and requested that a further report be presented to the Policy Committee with information in relation to the type of beach equipment being hired (Item P39-05/96 refers).

The City Recreation and Cultural Services Manager provides background details on beach equipment hire and aquatic activity operations within the municipality.

He reports that the present fee of \$10.00 is based on the annual charge of \$500 for a Stallholders Licence and also takes into account the uncertainty associated with this type of business venture, and the seasonal nature of these types of operations and in view of the history associated with these types of operations, it would appear that this charge is an appropriate figure.

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

recommended that Council retains a fee of \$10.00 for each week of trading for all beach equipment and aquatic activity operations in the City of Wanneroo.

**MOVED** Cr Healy, **SECONDED** Cr Popham that Council retains a minimum fee of \$10.00 for each week of trading for all beach equipment and aquatic activity operations in the City of Wanneroo.

**CARRIED**

**P57-06/96**

**REPORT ON THE FEASIBILITY OF MOBILE CONVENIENCE  
SHOPS IN DEVELOPING AREAS - [930-19]**

**CITY PLANNER'S REPORT**

The idea of a mobile convenience store was raised by Cr O'Grady at the Council meeting on 27 March 1996 (Item P27-03/96 refers), as a result of requests from people living in Merriwa and Clarkson for some form of localised and deliverable shopping service for people unable to access local shops for daily needs.

The City Planner provides details of this proposal and reports that the mobile convenience store is a very practical short-term solution to daily shopping needs.

He also provides details of a corner shop/house proposal that would provide a focus for a newly developing community and have not only shopping benefits but daily and informal social interaction opportunities for otherwise isolated residents.

**MOVED** Cr Healy, **SECONDED** Cr Popham that CITY PLANNER'S REPORT P57-06/96 be received.

**CARRIED**

**P58-06/96                    FUTURE MANAGEMENT OF SENIOR CITIZENS CENTRES -**  
**[335-01]**

**MANAGER, WELFARE SERVICES' REPORT**

Council at its meeting of 28 June 1995 (Item CS96-06/95 refers) resolved that a review of the management structure of its senior citizens centres be carried out.

The Manager Welfare Services provides background details of senior citizens centres and reports on recent developments, the Greenwood/Warwick Community Care Centre, Gumblossom Community Centre, present review and future directions.

**MOVED** Cr Healy, **SECONDED** Cr Popham that Council:

- 1            approves the dissolution of the management committees for the Mildenhall, Girrawheen, Whitford and Wanneroo Senior Citizens Centres;
- 2            approves the transfer of the management responsibility of centres to the Recreation and Cultural Services Department through its Regional Recreation Management structure;
- 3            endorses the proposed extended role of its services by the Welfare Department to Senior Citizens Centres.

**CARRIED**



P59-06/96

JOONDALUP DRIVE MEDIAN LANDSCAPE EXTENSIONS -  
[730-8-1]

**ACTING CITY PARKS MANAGER'S REPORT**

Council at its meeting of February 1996 (Item TS39-02/96 refers) resolved to revise the policy to reflect the long term irrigation of the median and verge areas within the City area.

The Acting City Parks Manager advises that this policy change is required due to the proposed long term irrigation of medians within the Joondalup Centre precinct and clear delineation between standard arterial and distributor roads is required until a final review of enhanced landscape and entry statements is completed.

**MOVED** Cr Healy, **SECONDED** Cr Popham that Council amends Clause H4-11 of the Policy Manual to read:

"Median strips and road reserves within the Joondalup City precinct to remain reticulated.

All standard arterial and distributor roads will not be permanently reticulated."

**CARRIED**

P60-06/96

GOLF COURSE GROUP BOOKING POLICY - [622-0, 620-0]

**ACTING CITY PARKS MANAGER'S REPORT**

Council at its meeting held in April 1996 (Item P37-04/96 refers) received a letter from Mrs E Boyd of Kingsley requesting that Council review its policy in relation to group bookings for golf courses administered by the City of Wanneroo.

The Acting City Parks Manager advises that currently Council has no specific policy regarding group bookings and reports on the current practice at Marangaroo Golf Course and Carramar Golf Course.

**MOVED** Cr Healy, **SECONDED** Cr Popham that Council adopts the following policy regarding public golf course booking procedures:

- 1 Marangaroo Golf Course - bookings are taken for weekends and public holidays on a first in basis;
- 2 Carramar Golf Course bookings are taken for weekends and public holidays and mid week for a single time slot only.

P61-06/96

**PUBLIC REVIEW PROCEDURES FOR MANAGEMENT PLANS -  
[765-20]****CITY PLANNER'S REPORT**

Council, at its meeting of 28 February 1996, while considering the draft Foreshore Management Plans (FMPs) for Mullaloo-Ocean Reef, Yanchep-Two Rocks and Lot 614, Yanchep, for the purpose of advertising them to invite public comments, resolved that a report on the public review procedures for management plans be submitted to the Policy Committee (Item TP42-02/96 refers).

As a result of a resolution passed at that meeting, workshops and bus tours were held in order to facilitate more effective community participation in the public consultation process.

The City Planner provides background information on the subject matter, comments on the workshops and bus tours, the library, the draft FMPs and draft amendments to FMPs and proposes suitable public review procedures with regard to the draft FMPs.

Cr Magyar requested that the advertising period of four weeks for draft amendments to Foreshore Management Plans as shown in Report P61-06/96, be increased to six weeks.

**RECOMMENDATION**

That Council, in order to enhance the public consultation processes in relation to the draft Foreshore Management Plans and draft amendments to the Foreshore Management Plans, adopts as policy the following public review procedures:

- 1 with regard to the draft Foreshore Management Plans:
  - (a) advertises twice in the Wanneroo Times and The West Australian providing up to nine weeks for public comments, indicating the venues and time of the workshops/bus tours and requesting the public to register for the workshops/bus tours;
  - (b) deposits four copies of the reports in all the City libraries during the public consultation period of which two can be loaned for a period of one week only;
  - (c) conducts workshops/bus tours on the Saturday afternoon on the fourth/fifth weekend of the public comment period;

- (d) writes to the respective Presidents of the Ratepayers' Associations requesting them to invite their members to the workshops/bus tours;
- (e) invites representatives of the consultants, where applicable, to the workshops and bus tours to assist the public on technical matters;
- (f) considers the views of the participants presented in the workshops/bus tours along with the written submissions submitted by the public to finalise the plan;

2 with regard to the draft amendments to Foreshore Management Plans:

- (a) advertises twice in the Wanneroo Times and The West Australian providing up to six weeks for public comment;
- (b) deposits four copies of the reports in all the City libraries during the public consultation period of which two can be loaned for a period of one week only.

**MOVED** Cr Magyar, **SECONDED** Cr Major that consideration of the adoption of a policy for public review procedures for management plans be deferred and referred back to Policy Committee to allow further consideration of the following amendments requested by Cr Magyar:

- 1 the word "foreshore" being deleted;
- 2 the words "up to nine weeks for public comment" being amended to read "nine weeks for public comment";
- 3 including after "writes to the respective Presidents of the Ratepayers' Association" the words "and environmental groups".

**CARRIED**

#### **TELECOMMUNICATION TOWERS - [727-13-1]**

Cr Dammers raised his concern in relation to the increasing amount of applications being received by Council for telecommunication towers. Whilst carriers had been encouraged by Council to share use of towers, he believed an improved procedure was needed, with assistance possibly being sought from the Federal Government.

City Planner was requested to give consideration to changes which might be implemented to the present procedures when Council is requested to consider/approve sites for telecommunications towers.

**P62-06/96                      ISSUE OF MOBILE PHONES TO COUNCILLORS - [320-5]**

Cr Magyar referred to the approval given at the Council meeting held on 29 May 1996 for the purchase of mobile phones for Councillors (Item P48-05/96 refers), and asked whether, in cases where a Councillor did not wish to have a mobile phone, funds could be reallocated for the purchase of a modem.

**MOVED** Cr Healy, **SECONDED** Cr Popham that a report be submitted to Council on the feasibility of funds being reallocated for the purchase of a modem, in cases where a Councillor did not wish to receive a mobile phone.

**CARRIED**

**TELECOMMUNICATION TOWERS - [727-13-1]**

Cr Popham advised of information received from Ms Gay Brooker on the formation of a committee to fight the installation of telecommunication towers on a State-wide front.

Cr Popham believed Council should be more proactive and look at better options for siting of towers.

**NOTICE OF MOTION - CR TAYLOR - [702-0, 30/4829]**

Cr Taylor advised the Committee of his reasons for submitting a Notice of Motion for consideration at the Council meeting to be held on 26 June 1996 in relation to Item TP105-06/96 - Proposed Vodafone Telecommunications Tower on Reserve 34118 (37) Eddington Road, Warwick, and outlined negotiations subsequently undertaken by him with the various parties to agree a location.

**POLICY IN REGARD TO TWO HOUSES ON ONE LOT - [702-1]**

Cr Duffy queried whether the requirement for lodging of a caveat could be deleted from the Two Houses on One Lot Policy

City Planner advised that following Cr Duffy's request at the Council meeting held on 29 May 1996 ( Item C255-05/96 refers), a report was being prepared by Town Planning Department.

**P63-06/96                      REQUEST FOR REPORT - SITING OF YOUTH CENTRE - [485-13]**

Cr O'Grady requested a report be submitted by Recreation and Cultural Services Department on a suitable site for a youth centre in the northern suburbs.

**MOVED** Cr Healy, **SECONDED** Cr Popham that a report be submitted to Council outlining a suitable site for a youth centre in the northern suburbs.

**CARRIED**

**P64-06/96      QUINNS ROAD/MARMION AVENUE INTERSECTION -**  
**[510-402, 510-2]**

Cr O'Grady referred to accidents which have occurred at the intersection of Quinns Road and Marmion Avenue and requested improvements be made to the line of vision.

**MOVED** Cr Healy, **SECONDED** Cr Popham that a report be submitted to Council on improvements to the line of vision at the intersection of Quinns Road and Marmion Avenue.

**CARRIED**

**REQUEST FOR STREET LIGHT - ROCHESTER DRIVE/MARMION AVENUE -**  
**[510-3998, 510-2]**

Cr O'Grady requested the installation of a street light at the intersection of Rochester Drive and Marmion Avenue.

This matter will be referred to Engineering Department for action.

**APPOINTMENT OF BUS DRIVER - [404-0]**

Cr O'Grady asked the present position in relation to the appointment of a bus driver/tour guide. Town Clerk advised an appointment had been made on a temporary basis for a period of six (6) months which will then allow the Chief Executive Officer (Elect) to review the Public Relations section.

**DIRECTIONAL SIGNAGE - YANCHEP/TWO ROCKS POLICE STATION - [316-3]**

Cr O'Grady asked the present position on her request relating to directional signage for Yanchep/Two Rocks Police Station - Item C163-04/96 refers.

Town Clerk advised he would investigate this matter.

**STATEMENTS/COMMENTS TO THE PRESS - [702-0]**

Cr Ewen-Chappell asked whether statements/comments to the press may only be made by the Town Clerk and Mayor.

Cr Dammers advised that any Councillor may say what they wish to the press but that official comment on behalf of Council was still the responsibility of the Mayor/Town Clerk.

#### **REQUEST FOR INFORMATION FROM CR TAYLOR - [702-3]**

Cr O'Grady referred to a recent newspaper article in which Cr Taylor claimed to have evidence relating to Cr Dammers' legal expenses to defend the Writ issued by Mr Wayne Bradshaw. Cr O'Grady asked Cr Taylor why, if he has this information, has it not been made available to all Councillors or to Council's solicitors, and asked that this information now be given to Councillors.

Cr Taylor said No, he would not make the information available at this point in time.

**C282-06/96      TECHNICAL SERVICES COMMITTEE**

**MOVED** Cr Wight, **SECONDED** Cr Popham that the Report of the Technical Services Committee Meeting, held on 12 June 1996, be received.

**CARRIED**

#### **ATTENDANCES**

Councillors:	L A EWEN-CHAPPELL - Chairman	Central Ward
	A V DAMMERS, JP - Mayor - Acting	
	Chairman from	
	1808 hrs to	
	1823 hrs	Central Ward
	P O HEALY - From 1809 hrs	North
	Ward	
	A G TAYLOR	South
	Ward	
	A W WIGHT	South Ward
	V G HANCOCK	South-West
	Ward	
	G A MAJOR	South-West Ward
	L O'GRADY - Observer, Deputising	
	for Cr Healy to	
	1809 hrs	North Ward
	S P MAGYAR - Observer	Central Ward
	T W POPHAM - Observer	South Ward
	W D DUFFY - Observer from 1853 hrs	South
	Ward	
	F D FREAME - Observer	South-West
	Ward	
	M E LYNN - JP, Observer	South-West
	Ward	

Chief Executive Officer	
(Elect):	L O DELAHAUNTY
City Engineer:	R McNALLY
City Building Surveyor:	R G FISCHER
City Parks Manager:	F GRIFFIN
Deputy City Parks Manager:	D CLUNING
Deputy City Engineer:	D BLAIR
Minute Clerk:	S BRUYN

#### **APOLOGIES**

An apology for absence was tendered by Cr Cooper.

Apologies for late attendance were tendered by Crs Healy and Duffy.

#### **PUBLIC/PRESS ATTENDANCE**

There were 22 members of the Public and 1 member of the Press in attendance.

#### **CONFIRMATION OF MINUTES**

##### MINUTES OF TECHNICAL SERVICES COMMITTEE MEETING HELD ON 15 MAY 1996

The Minutes of the Technical Services Committee Meeting held on 15 May 1996, were confirmed as a true and correct record.

#### **PETITIONS AND DEPUTATIONS**

Nil

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

Nil

#### **CONFIDENTIAL BUSINESS**

The following items were considered Behind Closed Doors:

TS164-06/96 - ANNUAL CONTRACT: THE SUPPLY OF SERVICES TO CONTROL GRAFFITI TO COUNCIL BUILDINGS - [208-34-96/97]

TS165-06/96 - ANNUAL CONTRACT: THE SUPPLY AND ADMINISTRATION OF GLASS AND GLAZING - [208-32-96/97]

TS166-06/96 - ANNUAL CONTRACT: THE SUPPLY OF PLUMBING AND HYDRAULIC SERVICES - [208-33-96/97]

TS167-06/96 - ANNUAL CONTRACT: SUPPLY OF ELECTRICAL SERVICES -  
[208-31-96/97]

TS168-06/96 - ANNUAL CONTRACT: THE SUPPLY AND MAINTENANCE OF  
FIRE FIGHTING EQUIPMENT

**MEETING TIMES**

Commenced: 1806 hrs

Closed: 1940 hrs



REPORT NO:

TS133-06/96      ENGINEERING DEPARTMENT'S ANNUAL TENDERS - [208-6]

**CITY ENGINEER'S REPORT**

Tenders were advertised in April 1996 to cover the Engineering Department's annual material supply and works services contracts for the 1996/97 financial year. Tenders closed on 3 May 1996.

The City Engineer advises that generally, tenders conforming to specifications and providing the lowest tender rates are recommended to Council for acceptance and provides additional information on a number of tenders and divergence from this recommendation.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that Council:

- 1      accepts the tenders listed below as detailed on  
Attachments 1 to 8 and 10 - 21 to Report No TS133-06/96:

**Tender No 1-96/97 - Supply and Delivery of Pre-mixed Concrete**

BGC CONCRETE

**Tender No 2-96/97 - Supply and Delivery of Asphalt Products**

ASPHALTECH

**Tender No 3-96/97 - Supply and Delivery of Road Sealing Aggregate**

READYMIX GROUP      -    14MM AND 10MM AGGREGATE SIZES

PIONEER CONCRETE    -    5MM DIORITE AGGREGATE SIZE  
(WA) PTY LTD

**Tender No 4-96/97 - Supply of Bitumen Emulsion Stabilised Limestone**

WA LIMESTONE

**Tender No 5-96/97 - Supply and Laying of Bituminous Concrete**

PIONEER ROAD SURFACES

**Tender No 6-96/97 - Supply and Delivery of Crushed Limestone**

BGC QUARRIES

**Tender No 7-96/97 - Supply and Laying of Stencil Patterned Concrete**

DECORATIVE PATTERNED CONCRETE

**Tender No 8-96/97 - Supply and Laying of Concrete Kerbing**

KERB QIC & COMPANY

**Tender No 9-96/97 - Supply and Delivery of Precast Concrete Pipes and Ancillary Products**

CSR HUMES PTY LTD	Concrete RRJ pipes, well liners and manholes liners
WEMBLEY CEMENT INDUSTRIES	Circular manhole covers, grated covers, bases, side entry systems
ADDED TECHNICAL STEEL PROCESSING CO	Fully galvanised grated and side entry systems.

**Tender No 11-96/97 - Hire of Multi Tyred Roller (30 tonne)**

DALCO EARTHMOVING

**Tender No 12-96/97 - Supply and Delivery of Bitumen and Bituminous Products**

PIONEER ROAD SURFACES

**Tender No 14-96/97 - Sweeping of Kingsway Netball Courts**

CRUISER ROAD SWEEPERS

**Tender No 15-96/97 - Sweeping of Joondalup City Centre**

CRUISER ROAD SWEEPERS

**Tender No 16-96/97 - Supply and Erection of Sump Security Fencing**

SMORGON FENCING

**Tender No 17-96/97 - Supply and Erection of Road Frontage, Rural and Track Pathway Fencing**

PETER WOOD FENCING CONTRACTORS PTY LTD

**Tender No 18-96/97 - Bus Shelter Graffiti Control**

KLEENIT

**Tender No 19-96/97 - Drainage Gully Maintenance**

WESTERN EDUCTING SERVICE

**Tender No 20-96/97 - Construction of Concrete Footpaths, Dual Use Paths, Vehicle Crossing Places and Repairs to Concrete Footpaths and Dual Use Paths**

MAXWELL PETER HILLIARD

**Tender No 21-96/97 - Pavement Marking in Various Locations**

ROAD AND TRAFFIC SERVICES

- 2 recalls tender No 10-96/97 for the supply and delivery of Street Name Plates, Regulatory, Facility and Tourist Guide Plates, Roadwork and Special Purpose Signs;
- 3 endorses the signing of tender documents.

**CARRIED**

Appendix I refers.

**TS134-06/96 PARKING PROBLEMS - GRANNY SPIERS HOUSE - [890-1]**

**CITY ENGINEER'S REPORT**

A building extension to Granny Spiers Community House is proposed to enable the existing services provided at this centre to be extended. The need for services has increased by 50% since Granny Spiers House was opened in 1983 and is anticipated to grow by 20% annually.

The City Engineer provides details of three options considered for the extension and advises that funds for this project can be listed for consideration in the draft 1996/97 Budget.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that Council lists for consideration in the 1996/97 Budget, the car park extension to

Granny Spiers House as shown on Attachment 3 to Report No TS134-06/96.

**CARRIED**

Appendix II refers.

**TS135-06/96      PETITION - TRAFFIC SPEEDS REDCLIFFE AVENUE,  
MARANGAROO - [510-2598]**

**CITY ENGINEER'S REPORT**

Council has received a 49 signature petition from residents of Marangaroo concerned with the problems associated with increased through traffic and vehicle speeds on Redcliffe Avenue (Item C77-03/96 refers).

The City Engineer provides details of a survey conducted of traffic volumes on Redcliffe Avenue and reports on the present and future usage of this road.

He advises that under the Berkley Road Local Road Structure Plan, Redcliffe Avenue will become a cul-de-sac and the volume of traffic is likely to revert to that of a typical local road.

He comments that as an interim measure, increased Police surveillance is recommended to deter speeding motorists and consideration of the installation of advanced warning signs and the pavement marking of the centre line will be referred to Main Roads WA in relation to the bends south of Constantine Way.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that Council:

- 1        requests Main Roads WA to delineate the bends in Redcliffe Avenue with the installation of appropriate advisory signing and pavement markings;
- 2        continues to monitor the volume and speed of traffic along Redcliffe Avenue and refer any incidents of speeding to Warwick Traffic Police with a view for increased police surveillance;
- 3        advises the petitioners accordingly.

**CARRIED**

**TS136-06/96      PETITION - TRAFFIC SPEEDS, TRAPPERS DRIVE,  
WOODVALE - [510-1729]**

Council has received a 42 signature petition from residents of Woodvale concerned with the volume and speed of traffic on Trappers Drive (Item C2-02/96 refers). The petitioners have

indicated that the particular problem area is near the primary school, between Timberlane Rise and Tara Court, and specifically request the implementation of a 40 km/hr speed limit in this area.

The City Engineer provides details of surveys conducted of traffic volumes on Trappers Drive and reports that the trial implementation of a 40 km/hr speed limit is still being carried out by Main Roads WA, however it is only proposed to introduce this limit during school peak times.

He comments on linking the existing roundabouts at Timbercrest Rise and Trailwood Drive with a series of pedestrian refuge islands and painted median treatment and advises that this treatment would impact significantly upon vehicle speeds and increase pedestrian and motorist safety along this section of Trappers Drive.

**CITY ENGINEER'S REPORT** recommended that Council:

- 1 requests Warwick Police Traffic Branch to continue surveillance along Trappers Drive;
- 2 lists for funding consideration on a priority-ranking in the Five Year Traffic Management Programme the construction of pedestrian refuge islands and painted median treatment along Trappers Drive between Timberlane Rise and Trailwood Drive, as shown on Attachment 1 to Report No TS136-06/96;
- 3 advises the petitioners accordingly.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that Council:

- 1 requests Warwick Police Traffic Branch to continue surveillance along Trappers Drive;
- 2 lists for funding consideration in the 1996/97 Budget the construction of pedestrian refuge islands and painted median treatment along Trappers Drive between Timbercrest Rise and Trailwood Drive, as shown on Attachment 1 to Report No TS136-06/96;
- 3 seeks a further report outlining a traffic volume management scheme in Trappers Drive between Trailwood Drive and Camarino Drive to be listed for funding consideration in the 1996/97 Budget;
- 4 advises the petitioners accordingly.

**CARRIED**

Appendix III refers.

**TS137-06/96      TRAFFIC VOLUME AND SPEED - POSEIDON ROAD,  
HEATHRIDGE - [510-1200]**

**CITY ENGINEER'S REPORT**

At its meeting on 28 February 1996, Council requested a report on the volume and speed of traffic on Poseidon Road, Heathridge (Item C61-02/96 refers) as a result of concern expressed by residents for some time.

The City Engineer provides details of vehicle speed and volume surveys carried out along Poseidon Road and surrounding streets and reports on a Traffic Management Scheme developed for Poseidon Road as a result of these surveys.

He advises that the Scheme is based on the construction of roundabouts at Mermaid Way and Voyage Road and the proposed roundabouts would be supported by the construction of a series of pedestrian refuge islands and a painted median to provide a continuity of treatment for the entire length of road.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that Council:

1            endorses the proposed Traffic Management Scheme for Poseidon Road, as shown on Attachment 1 to Report No TS137-06/96;

2            advises the residents of Poseidon Road accordingly.

**CARRIED**

Appendix IV refers.

**TS138-06/96      SPEED ZONING - JOONDALUP DRIVE/BURNS BEACH ROAD -  
[510-1665]**

**CITY ENGINEER'S REPORT**

Main Roads WA has advised that with the imminent realignment and extension of Joondalup Drive to Wanneroo Road and Burns Beach Road extension from Blue Mountain Drive to the roundabout at Joondalup Drive, a review of speed zones has been undertaken.

The City Engineer reports that the proposal for Joondalup Drive is to extend the existing 70kms per hour zone a further 360 metres north of Lakeside Drive (north) and then from this point to Wanneroo Road install an 80kms per hour zone.

He advises that the proposal for Burns Beach Road is to extend the existing 80kms per hour zone from 250 metres west of Blue Mountain Drive to Joondalup Drive.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that Council concurs to Main Roads WA speed zoning of Joondalup Drive and Burns Beach Road as shown on Attachment 1 to Report No TS138-06/96 and outlined below:

- 1 Joondalup Drive: extends the 70kms per hour zone to 360 metres north of Lakeside Drive and from this point to Wanneroo Road at 80kms per hour;
- 2 Burns Beach Road: extends the 80kms per hour zone from 250 metres west of Blue Mountain Drive to Joondalup Drive.

**CARRIED**

Appendix V refers.

**TS139-06/96      EXTENSION OF FOOTPATH - KINGSLAKE ESTATE TO  
KINGSWAY SHOPPING CENTRE - [920-11]**

#### **CITY ENGINEER'S REPORT**

A 255 signature petition, in relation to the extension of the footpath on the eastern side of Wanneroo Road from the Kingslake Estate to the Kingsway Shopping Centre, has been referred to the Engineering Department for investigation (Item TS101-04/96 refers).

The City Engineer reports that the site has been inspected and a footpath connection is considered warranted, however recommends that for the northern section a footpath be constructed on the west side of Wanneroo Road, extending from the existing footpath south of Kingfisher Way to Kingsway.

He advises that the path can be continued on to the east side of Wanneroo Road, south of the Kingsway intersection to the Shopping Centre and details the reasons the footpath is preferred on the west side of Wanneroo Road.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that Council:

- 1 lists for consideration in the Draft 1996/97 Budget the construction of a footpath to connect from the existing footpath on the west side of Wanneroo Road, from Kingfisher Way to Kingsway and on the east side of Wanneroo Road from Kingsway to Hepburn Avenue, at an estimated cost of \$43,000;

2 advises the petitioners accordingly.

**CARRIED**

**TS140-06/96      PETITION REQUESTING FOOTPATH AT GALLEON ROAD,  
BELDON - [510-1196]**

**CITY ENGINEER'S REPORT**

A petition containing 7 signatories resident in Galleon Road, Beldon (Item C126-04/96 refers) seeks construction of a footpath along the Western side of Galleon Road in order to provide pedestrian safety, particularly for school children.

The City Engineer reports on a survey conducted on 15 May 1996 which highlighted the small number of pedestrians using Galleon Road and advises that in view of the low number of vehicles, cyclists and pedestrians, there is no warrant for providing a footpath in Galleon Road.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that Council advises the petitioners of Galleon Road, Beldon that the provision of a footpath along the western side of the road is not warranted at this stage due to low volume of vehicular and pedestrian traffic.

**CARRIED**

**TS141-06/96      MODIFICATIONS TO MARMION AVENUE TRAFFIC SIGNAL  
PHASES SOUTH OF HEPBURN AVENUE - [510-2648]**

**CITY ENGINEER'S REPORT**

The City Engineer provides details of advice received from Main Roads WA that it is considering a trial to discourage commuters using the West Coast Road in preference to Marmion Avenue, South of Hepburn Avenue.

He advises that the City has actively encouraged measures to direct traffic away from West Coast Drive to the main traffic carriers such as Marmion Avenue and the trial is therefore supported.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that Council concurs to Main Roads WA undertaking as a trial traffic signal modifications to Marmion Avenue south of Hepburn Avenue.

**CARRIED**

**TS142-06/96      PROPOSED RETAINING WALLS: LOT 313 (62) SILKEBORG  
CRESCENT, JOONDALUP - [2741/313/62]**



## **CITY BUILDING SURVEYOR'S REPORT**

An application has been submitted for approval to construct two limestone retaining walls at Lot 313 (62) Silkeborg Crescent, Joondalup to a maximum height of 3.0 metres.

The City Building Surveyor provides background details and an assessment of the proposal and considers that approval should be given.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that Council approves the construction of the retaining walls at Lot 313 (62) Silkeborg Crescent, Joondalup to a maximum height of 3.0 metres.

**CARRIED**

**TS143-06/96      TENDER NO 25-96/97 - SUPPLY OF GENERAL PLANTS,  
LOW SHRUBS, GROUNDCOVER PLANTS AND GREEN PLAN  
PLANTS - [208-25-96/97]**

## **ACTING CITY PARKS MANAGER'S REPORT**

The tender for the supply of general plants, low shrubs, groundcover plants, Greenplan plants and special projects plants was advertised during May 1996.

The Acting City Parks Manager reports on the tender submissions received.

## **RECOMMENDATION**

That Council:

- 1        accepts the part tender submitted by Benara Nursery for Tender No 25-96/97 supply of General Plants, Low Shrubs and Groundcovers for \$60,475;
- 2        accepts the tender submitted by Andrew Greaves and Associates for Tender No 25-96/97 supply of Greenplan and Special Projects for a total of \$15,528;
- 3        authorises the extension of this initial contract to be extended subject to the agreement of both the tenderer and the City of Wanneroo for a further period of 12 months up to a maximum of three twelve month periods;
- 4        arranges the signing of tender documents.

**MOVED** Cr Wight, **SECONDED** Cr Taylor that Council:

- 1 accepts the part tender submitted by Benara Nursery for Tender No 25-96/97 supply of General Plants, Low Shrubs and Groundcovers for \$60,475;
- 2 accepts the tender submitted by Andrew Greaves and Associates for Tender No 25-96/97 supply of Greenplan and Special Projects for a total of \$15,528;
- 3 arranges the signing of tender documents;
- 4 defers authorising the extension of this initial contract and submits a further report to Technical Services Committee giving consideration of the suggestion by Cr Magyar that it be "subject to the City Parks Manager's acceptance of the recommendations from the Green Plan Advisory Committee".

**CARRIED**

**TS144-06/96      TENDER NO 26-96/97 - SUPPLY AND MAINTENANCE OF BORE HOLE PUMPING UNITS - [208-26-96/97]**

**ACTING CITY PARKS MANAGER'S REPORT**

The tender for the Supply and Maintenance of Bore Hole Pumping Units was advertised during April 1996.

The Acting City Parks Manager reports on the tender submissions received.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that Council:

- 1 accepts the tender submitted by E & L Metcalf Pty Ltd for Tender No 26-96/97 - Supply and Maintenance of Bore Hole Pumping Units;
- 2 authorises the extension of this initial contract to be extended subject to the agreement of both the tenderer and the City of Wanneroo for a further period of 12 months up to a maximum of three 12 month periods.

**CARRIED**

**TS145-06/96      TENDER NO 27 - CONSTRUCTION, DEVELOPING AND TESTING OF BORES - [208-27-96/97]**

**ACTING CITY PARKS MANAGER'S REPORT**

The tender for the Construction, Developing and Testing of Bores was advertised during April 1996.

The Acting City Parks Manager reports on the tender submissions received.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that Council:

- 1 accepts the tender submitted by Wintergreen Drilling Contractors Pty Ltd for Tender No 27-96/97 - Construction, Developing and Testing of Bores;
- 2 authorises the extension of this initial contract to be extended subject to the agreement of both the tenderer and the City of Wanneroo for a further period of 12 months up to a maximum of three twelve month periods.

**CARRIED**

**TS146-06/96      TENDER NO 28-96/97 - SUPPLY AND APPLICATION OF PESTICIDES - [208-28-96/97]**

Tenders were advertised during May 1996 for the Supply and Application of Pesticides.

The Acting City Parks Manager reports on the tender submissions received.

**ACTING CITY PARKS MANAGER'S REPORT** recommended that Council:

- 1 accepts the tender submitted by G T Evans Weed Spraying Services for Tender No 28-96/97 - Supply and Application of Pesticides;
- 2 authorises the extension of this initial contract to be extended subject to the agreement of both the tenderer and the City of Wanneroo for a further period of 12 months up to a maximum of three 12 month periods.

**COMMITTEE RECOMMENDATION**

That Council defers consideration of Tender No 28-96/97 - Supply and Application of Pesticides for further consideration at the Council meeting on Wednesday 26 June 1996.

**MOVED** Cr Major, **SECONDED** Cr Magyar that Council recalls tenders for the Supply and Application of Pesticides with a revised specification document.

**CARRIED**

**TS147-06/96      TENDER NO 29-96/97 - ANNUAL SUPPLY OF PLAY EQUIPMENT COMPONENTS - [208-29-96/97]**

**ACTING CITY PARKS MANAGER'S REPORT**

Tender No 29-96/97 was advertised during May 1996 for the Annual Supply of Play Equipment Components.

The Acting City Parks Manager reports on the tender submissions received.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that Council:

- 1 accepts the tender as submitted by Ausplay (WA), Forpark Australia, Miracle Recreation Equipment Pty Ltd and Playquip for Tender Number 29-96/97 for the Annual Supply of Play Equipment Components;
- 2 authorises Parks Department officers to allocate equipment purchases according to site and location, size and character of parks and estimated utilisation;
- 3 authorises the extension of this initial contract to be extended subject to the agreement of both the tenderer and the City of Wanneroo for a further period of 12 months up to a maximum of three 12 month periods;
- 4 arranges the signing of tender documents.

**CARRIED**

**TS148-06/96      FINNEY PARK, MARMION - LIGHTING - [061-123]**

Council at its meeting of 24 April 1996 requested a report on the feasibility of installing lighting to Finney Park, Marmion.

Development of the shopping complex in Burragah Way, Duncraig has increased the requirement for lighting of the pathway through the park and this pathway also connects to the bus stop on Marmion Avenue.

The Acting City Parks Manager reports on the two options considered for the installation of lighting at Finney Park.

**ACTING CITY PARKS MANAGER'S REPORT** recommended that Council lists in the 1996/97 Draft Budget an amount of \$4,000 to install poles and luminaries to provide secure lighting at Finney Park, Marmion.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that Council lists in the 1996/97 Draft Budget an amount of \$4,000 to install poles and luminaries to provide secure lighting at Finney Park, Marmion as per Option 2 to Report TS148-06/96.

**CARRIED**

Appendix VI refers.

**TS149-06/96      CONNOLLY DRIVE, CURRAMBINE - MEDIAN AND ROAD  
RESERVE LANDSCAPE - [250-1]**

**ACTING CITY PARKS MANAGER'S REPORT**

Parks Department has been advised by Town and Country Bank that a section of Connolly Drive road reserve landscape is to be transferred to Council effective 1 July 1996. In accordance with Council's policy this area would become a dry grass area.

The Acting City Parks Manager provides details of an offer by Town and Country Bank to install a bore and pump unit within the road median for connection to the existing irrigation and submits a summary of the offer.

He advises that acceptance of this offer would establish a precedent for landscaping of road reserves initially by developers but transferring to Council for long term maintenance.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that Council:

- 1            refers consideration of the retention of the median and road reserve landscape in Connolly Drive, Currambine to the Policy Committee;
- 2            seeks a further report outlining the long term financial implications.

**CARRIED**

**TS150-06/96      RETICULATION OF DRY PARKS - [250-6]**

**ACTING CITY PARKS MANAGER'S REPORT**

Council at its meeting of 27 March 1996 resolved that a report be submitted to Technical Services Committee on the cost and feasibility of reticulation being installed in dry parks, with priority being given to larger dry parks.

The Acting City Parks Manager provides details of all dry parks within the City of Wanneroo, reports on the cost and feasibility of reticulation being installed in these parks and submits a summary of the proposal.

He advises that parks maintenance costs will increase annually due to the current development of public open space by Land Developers in establishing suburbs.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that Council does not install reticulation in dry parks.

**CARRIED**

**TS151-06/96      EDGEWATER DRIVE, EDGEWATER - [510-1214]**

At its meeting on 24 April 1996 Council resolved that a report be submitted incorporating past information in relation to the extension of Edgewater Drive (Item C160-04/96 refers).

The City Engineer provides details of the four options that were proposed to treat the road and reports on a Traffic Study recently conducted by LandCorp's Traffic Consultant.

He advises that in view of the long term time frame before a determination is required on the connection, it is considered that it would be premature to resolve on the Edgewater Drive planning issue at this stage and a clearer assessment of the future function of Edgewater Drive can be undertaken once the Freeway staging programme and Lakeside Drive construction is firmly established.

**CITY ENGINEER'S REPORT** recommended that Council reiterates its previous resolution (Item H10904) that consideration of the future connection of Edgewater Drive to Lakeside Drive to be deferred pending development of the Joondalup City Centre and the overall road network, including the Mitchell Freeway extension.

**COMMITTEE RECOMMENDATION**

That Council initiates road closure procedures for the truncation of Lakeside Drive at the future Edgewater Drive junction in accordance with Section 288A of the Local Government Act and advertises its intention.

**MOVED** Cr Taylor, **SECONDED** Cr Duffy that Council reiterates its previous resolution (Item H10904) that consideration of the future connection of Edgewater Drive to Lakeside Drive to be deferred pending development of the Joondalup City Centre and the overall road network, including the Mitchell Freeway extension.      **LOST**

A Division was called with the following result:

In Favour of the MOTION:      Crs Taylor, Duffy, Popham, Hancock and Wight.

Against the MOTION:      Crs Dammers, Freame, Lynn, Magyar, Major, O'Grady, Healy and Ewen-Chappell.

The Mayor declared the MOTION **LOST BY DIVISION**

**MOVED** Cr Ewen-Chappell, **SECONDED** Cr Magyar that Council initiates road closure procedures for the truncation of Lakeside Drive at the future Edgewater Drive junction in accordance with Section 288A of the Local Government Act and advertises its intention.

**CARRIED**

**TS152-06/96      WANNEROO ROAD FOOTPATH - CANHAM WAY TO HEPBURN AVENUE - [510-3000]**

**CITY ENGINEER'S REPORT**

The opening of the Kingsway Shopping Centre in March of this year has resulted in numerous requests for footpath links to this centre.

The City Engineer provides details of footpaths proposed to be constructed near the centre and reports that there is also a requirement for a footpath connection on the western side of Wanneroo Road between Canham Way and Hepburn Avenue.

He advises on the estimated cost of the footpath and comments that the early construction of this link and the reallocation of funds is recommended.

**MOVED** Cr O'Grady, **SECONDED** Cr Freame that Council:

- 1 constructs a 1.2m wide footpath along the western verge of Wanneroo Road between Canham Way and Hepburn Avenue at an estimated cost of \$5,200;
- 2 authorises, in accordance with Section 547(12) of the Local Government Act the reallocation of \$5,200 from the following account numbers for construction of this footpath in Wanneroo Road:

32821	Erindale Road, Warwick	\$3,400
32919	Mirrabooka Avenue, Girrawheen	\$1,800
	TOTAL:	\$5,200

**CARRIED BY**

**AN**

**ABSOLUTE**

**MAJORITY**

**TS153-06/96      DUAL USE PATH - YANCHEP BEACH ROAD - ST ANDREWS DRIVE TO YANCHEP - [510-454]**

## CITY ENGINEER'S REPORT

Council referred a report on the construction and funding of a dual use path in Yanchep Beach Road to the June meeting of Technical Services Committee for further consideration (Item TS106-05/96 refers).

The City Engineer provides budget reallocation and budget deliberation details in respect of the construction and funding of the proposed dual use path in Yanchep Beach Road.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that Council:

- 1 lists for funding consideration, on a priority ranking, the construction of a dual use path along the section of Yanchep Beach Road between St Andrews Drive and Yanchep in the Five Year Forward Plan;
- 2 advises the petitioners accordingly.

**CARRIED**

TS154-06/96      **ANNUAL CONTRACT: SUPPLY OF CLEANING SERVICES - JOONDALUP ADMINISTRATION CENTRE - [208-30-96/97 C605-4]**

## CITY BUILDING SURVEYOR'S REPORT

Eleven tenders were received on Monday 27 May 1996 for the cleaning of the Joondalup Administration Centre.

The City Building Surveyor reports on the tender submissions received.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that Council:

- 1 accepts the tender from Prestige Property Services for the contract titled "The Supply of Cleaning Services to the Joondalup Administration Centre" (tender ref 30-96/97) for the twelve month period from 1 July 1996 to 30 June 1997;
- 2 authorises the signing of contract documents;
- 3 subject to the agreement of contractor and the City of Wanneroo, authorise the extension of the contract for a further twelve month period;
- 4 requests that a report be submitted before the end of the 1996/97 financial year detailing any agreement by



the contractor to extend the contract period and the performance of the contractor in the execution of the works.

**CARRIED**

**TS155-06/96      MONTHLY REPORT - BUILDING DEPARTMENT - [201-0]**

**CITY BUILDING SURVEYOR'S REPORT**

The City Building Surveyor reports on the number and value of building licences issued during the month of May 1996, building control activity, swimming pool inspections and Council's building works programme.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that Council endorses the action taken in relation to the issuing of licences as set out in Attachment 'A' to Report No TS155-06/96.

**CARRIED**

Appendix VII refers.

**TS156-06/96      PROPOSED SANTA BARBARA PARADE PRE-FUNDING  
ARRANGEMENTS - QUINNS ROCKS SUBDIVISION -  
[510-403, 510-4084]**

**CITY ENGINEER'S REPORT**

At a Special Meeting of Electors on 21 May 1996 (Item C246-05/96 refers) the meeting put a motion that Council be requested to fund the extension of Santa Barbara Parade of approximately 700 metres and recover the money from the developers when the land is developed.

The City Engineer reports on a preliminary meeting held with representatives of the affected developers and advises that as a section of Santa Barbara Parade that connects to the Northern subdivision of Silverton is proposed to be earthworked in July as part of ongoing subdivision development, it is unlikely that any proposed road extension of Santa Barbara Parade will commence prior to October of this year.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that CITY ENGINEER'S REPORT TS156-06/96 be received.

**CARRIED**

**TS157-06/96      LOCAL GOVERNMENT ROAD SAFETY STRATEGY DEVELOPMENT  
WORKSHOP - [510-0]**

**CITY ENGINEER'S REPORT**

The Local Government Road Safety Strategy - RoadWise in conjunction with Main Roads WA have developed a series of one day workshops on road safety services and opportunities available to Local Government and the community.

The City Engineer provides details of the workshops and advises that the Local Government Road Safety Strategy Development Workshops have been developed specifically to assist Local Government in the implementation of RoadWise and councillor representation is strongly recommended.

Cr Healy nominated Cr O'Grady.

Cr O'Grady declared an interest in this item.

**MOVED** Cr Lynn, **SECONDED** Cr Popham that Council nominates Cr O'Grady to attend the Local Government Road Safety Strategy Development Workshop to be held at Raddison Observation City Hotel on Friday, 5 July 1996 between 8.30am and 4.30pm.

**CARRIED**

Cr O'Grady did not vote.

**TS158-06/96      SALES TAX EXEMPTION - [702-3]**

Cr Dammers referred to a fax from the Western Australian Municipal Association which had been circulated to all Councillors in relation to the Federal Government's recent announcement to remove the sales tax exemption from Local Government motor vehicles - Appendix VIII refers.

He raised his concerns in relation to this matter as he felt it would have a dramatic effect on the City of Wanneroo and believed there was a need to lobby Federal Government regarding the removal of the sales tax exemption.

Discussion ensued in relation to this matter.

Cr Dammers advised he would issue a Press Release explaining the effect the removal of the sales tax exemption would have on the next proposed budget, reply to the fax received from the Western Australian Municipal Association and correspond with the relevant federal members.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that the fax from the Western Australian Municipal Association in relation to sales tax exemption be received and referred to the Mayor for action.

**CARRIED**

Appendix VIII refers

**TS159-06/96      FLOODING PROBLEM - MYRTLE AVENUE, SORRENTO -**  
**[322-18-3]**

Cr Freame submitted a fax from a resident of Myrtle Avenue, Sorrento in relation to a problem being experienced with flooding in this street.

She referred to the questionnaire being circulated in relation to this problem and requested that when all the replies are received that this matter becomes a priority item.

The City Engineer advised he would submit a recommendation to Council.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that the fax from a resident in relation to a flooding problem in Myrtle Avenue, Sorrento be received and referred to Engineering Department for action.

**CARRIED**

**TS160-06/96      SMOKE DETECTORS - WHITFORDS SENIOR CITIZENS**  
**CENTRE - [335-1]**

Cr Freame referred to a surplus in the maintenance budget of the Whitfords Senior Citizens Centre and requested these funds be re-allocated to provide smoke detectors and also fine mesh to prohibit missiles from entering the back patio at the centre.

**MOVED** Cr Wight, **SECONDED** Cr Freame that \$2,500 in the maintenance budget (Account No 25316) of the Whitfords Senior Citizens Centre be re-allocated, to provide smoke detectors for the building and fine mesh for the back patio.

**CARRIED BY AN  
ABSOLUTE MAJORITY**

**TS161-06/96      MAINTENANCE PROBLEMS - GLOUCESTER LODGE - [307-1]**

Cr Healy raised his concerns in relation to maintenance problems at Gloucester Lodge and queried the safety as he believed the roof of the structure, near the swimming pool, was pulling away from one of the pillars.

The City Building Surveyor advised this building had been investigated previously and the City of Wanneroo had a certification that it was structurally sound.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that a report be submitted to Council in relation to the structural soundness of Gloucester Lodge.

**CARRIED**

**TS162-06/96**

**PEDESTRIAN LIGHTS - WEST COAST DRIVE - [502-7]**

Cr Major referred to a recent ratepayers meeting he had attended in Stirling where he was requested to investigate the feasibility of installing pedestrian activated lights between the eastern side of West Coast Drive and the beach to allow the public to cross the road safely and to provide a break in traffic for safe entry of cars onto the road.

This matter will be referred to the Engineering Department for action.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that a report be submitted to Council on the feasibility of installing pedestrian activated lights between the eastern side of West Coast Drive and the beach to allow the public to cross the road safely and to provide a break in traffic for safe entry of cars onto the road.

**CARRIED**

**TS163-06/96**

**DOG WASH - HILLARYS BEACH - [903-1]**

Cr Major referred to a call he had received from a Mr Tony Case in relation to an application to conduct a dog wash business at Hillarys Beach.

He advised that Mr Case had previously had an application rejected by Council and requested a report be submitted on this matter.

The City Building Surveyor advised Mr Case would need to apply for a licence through the Health Department.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that a report be submitted to Council in relation to Mr T Case conducting a dog wash business at Hillarys Beach.

**CARRIED**

**TS164-06/96**

**ANNUAL CONTRACT: THE SUPPLY OF SERVICES TO CONTROL GRAFFITI TO COUNCIL BUILDINGS - [208-34-96/97]**

**CITY BUILDING SURVEYOR'S REPORT**

Four tenders were received on 27 May 1996 for the contract titled "The Supply of Services to Control Graffiti to Council Buildings".

The City Building Surveyor reports on the tender submissions received.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that Council:

- 1 accepts the tender of Graffiti Coatings Western Australia that is noted in the body of Report TS165-06/96 as "Graffiti Coatings Western Australia (1)" for the contract titled "The Supply of Services to Control Buildings" (tender ref: 34-96/97) for the twelve month period from 1 July 1996 to 30 June 1997;
- 2 authorises the signing of the contract documents;
- 3 subject to the agreement of both contractor and the City of Wanneroo, agrees to the extension of the contract for a further 12 month period;
- 4 requests a report be submitted before the end of the 1996/97 financial year detailing any agreement by the contractor to the extension of the contract for a further 12 month period.

**CARRIED**

**TS165-06/96      ANNUAL CONTRACT: THE SUPPLY AND ADMINISTRATION OF GLASS AND GLAZING - [208-32-96/97]**

**CITY BUILDING SURVEYOR'S REPORT**

Two tenders were received on 27 May 1996 for the contract titled "The Supply and Installation of Glass and Glazing".

The City Building Surveyor reports on the tender submissions received.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that Council:

- 1 accepts the tender from Nin Bask Pty Ltd trading as Concept Glass for the contract titled "The Supply and Installation of Glass and Glazing" (tender ref 32-96/97) for the twelve month period from 1 July 1996 to 30 June 1997;
- 2 authorise the signing of contract documents;
- 3 subject to the agreement of both the contractor and the City of Wanneroo, agrees to the extension of the contract for a further 12 month period;
- 4 requests a report to be submitted before the end of the 1996/97 financial year outlining any agreement by the contractor to the extension of the contract for a further twelve month period.

**CARRIED**

**TS166-06/96      ANNUAL CONTRACT:    THE SUPPLY OF PLUMBING AND  
HYDRAULIC SERVICES - [208-33-96/97]**

**CITY ENGINEER'S REPORT**

Six tenders were received on 27 May 1996 for the contract titled "The supply of plumbing and hydraulic services".

The City Building Surveyor reports on the tender submissions received.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that Council:

- 1        accepts Wanneroo Plumbing Services tender for the contract titled "The Supply of Plumbing and Hydraulic Services" (tender ref: 33-96/97) for the twelve month period from 1 July 1996 to 30 June 1997;
- 2        authorises the signing of contract documents;
- 3        subject to the agreement of both the contractor and the City of Wanneroo, agrees to the extension of the contract for a further twelve month period;
- 4        requests a report be submitted before the end of the 1996/97 financial year outlining any agreement by the contractor to the extension of the contract for a further twelve month period.

**CARRIED**

**TS167-06/96      ANNUAL CONTRACT:    SUPPLY OF ELECTRICAL SERVICES -  
[208-31-96/97]**

**CITY BUILDING SURVEYOR'S REPORT**

Seven tenders were received on 27 May 1996 for the annual contract for the supply of electrical services.

The City Building Surveyor reports on the tender submissions received.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that Council:

- 1        accepts the tender of Wanneroo Electric (WA) and Alarm Services for the contract titled "The Supply of Electrical Services" (tender ref 31-96/97) for the twelve month period from 1 July 1996 to 30 June 1997 for Option 1 being the whole of the City of Wanneroo;
- 2        authorises the signing of contract documents;

- 3 subject to the agreement of both the contractor and the City of Wanneroo, agrees to the extension of the contract for a further twelve month period;
- 4 requests a report be submitted before the end of the 1996/97 financial year outlining any agreement by the contractor to the extension of the contract for a further twelve month period.

**CARRIED**

**TS168-06/96      ANNUAL CONTRACT:    THE SUPPLY AND MAINTENANCE OF  
FIRE FIGHTING EQUIPMENT - [208-35-96/97]**

**CITY BUILDING SURVEYOR'S REPORT**

Four tenders were received on 27 May 1996 for the contract titled "The Supply and Maintenance of Fire Fighting Equipment".

The City Building Surveyor reports on the tender submissions received.

**MOVED** Cr Hancock, **SECONDED** Cr Popham that Council:

- 1 accepts the tender from Wormald Australia Pty Ltd trading as Wormald Fire Systems for the tender titled "The Supply and Maintenance of Fire Fighting Equipment" (Tender ref: 35-96/97) for the twelve month period from 1 July 1996 to 30 June 1997 but excluding items c and d listed on Tender Document No 1 being for the works described in specification clauses B1.43a and B1.43b respectively;
- 2 authorises the signing of contract documents;
- 3 subject to the agreement of both contractor and the City of Wanneroo, agrees to the extension of the contract for a further 12 month period; and
- 4 requests that a report be submitted prior to the end of the 1996/97 financial year detailing any agreement proposed by the contractor for the extension of the contract for a further 12 month period.

**CARRIED**

**PORTABLE RAMP - GLOUCESTER LODGE - [307-1]**

Cr O'Grady requested a portable wooden ramp for use by disabled people be installed at Gloucester Lodge as she reported disabled people were experiencing difficulties entering the building.

This matter will be referred to the Building Department for action.

**CLEANING - GLOUCESTER LODGE - [307-1]**

Cr O'Grady requested that an investigation be conducted into the length of cleaning time presently carried out at Gloucester Lodge as she believed there was a request for extra cleaning hours.

This matter will be referred to the Building Department for action.

**REPLACEMENT OF WINDOW FRAMES - GLOUCESTER LODGE - [307-1]**

Cr Healy referred to the windows being replaced at Gloucester Lodge and reported that some of the frames around the windows needed replacing and requested this be considered in the report to be submitted to Council in relation to Gloucester Lodge.

**GLOUCESTER LODGE - [307-1]**

Cr O'Grady referred to the silicon injections inserted into one of the walls at the Lodge and requested this wall be re-plastered.

**DISTRIBUTION OF AGENDAS - [702-3]**

Cr Taylor queried the need to distribute extra copies of the agenda to Councillors at Committee meetings.

The Chief Executive Officer (Elect) advised that he would investigate this matter.

**VERGE PAVING - [502-15]**

Cr Major queried whether permission is needed to pave the area on the verge.

The City Engineer advised that permission was required and advised there was a specification in relation to this.

**REMOVAL OF TRAFFIC TREATMENTS - [905-1]**

Cr Major referred to a telephone call from a Mr Brian McKay of High Street and advised that Mr McKay has requested the removal of the traffic treatments in High Street, Sorrento due to problems being experienced with indiscriminate driving.

**JOONDALUP BAPTIST COLLEGE PARKING - [910-1]**



Cr Ewen-Chappell raised her concerns regarding the indiscriminate parking situation off Shenton Avenue at Joondalup Baptist College and requested that the parking situation be formalised.

The City Engineer advised he would investigate this matter.

**MOUND OF DIRT - WANNEROO ROAD - [019-2]**

Cr Taylor raised his concerns in relation to a large mound of dirt on Lots 263, 264 and 265 Wanneroo Road and queried whether there was a building licence issued for that site.

This matter will be referred to the Building Department for a report.

**C283-06/96 TOWN PLANNING COMMITTEE**

**MOVED** Cr O'Grady, **SECONDED** Cr Lynn that the Report of the Town Planning Committee Meeting, held on 17 June 1996 be received.

**CARRIED**

**ATTENDANCES**

Councillors:	G A MAJOR - Chairman	South-West Ward
	A V DAMMERS, JP - Mayor	Central Ward
	L O'GRADY	North Ward
	S P MAGYAR	Central Ward
	A W WIGHT	South Ward
	W D DUFFY	South Ward
	M E LYNN, JP	South-West Ward
	P O HEALY - Observer	North Ward
	L A EWEN-CHAPPELL - Observer	Central Ward
	A G TAYLOR - Observer	South Ward
	T W POPHAM - Observer	South-Ward
V G HANCOCK - Observer		South-West Ward

Town Clerk:	R F COFFEY
Chief Executive Officer Elect:	L O DELAHAUNTY
Deputy Town Clerk:	R E DYMOCK
City Planner:	O G DRESCHER
Committee Clerk:	J HARRISON
Minute Clerk:	S BRUYN

**In Attendance**

Cr Sally-Anne Grant	Shire of Gingin
Cr Anita Jarvis	Shire of Gingin
Cr Greg Morton	Shire of Gingin
Cr Max Borwick	Shire of Gingin

**APOLOGIES**

Apologies for absence were tendered by Crs Freame and Cooper.

#### **PUBLIC/PRESS ATTENDANCE**

There were 12 members of the Public and 1 member of the Press in attendance.

#### **CONFIRMATION OF MINUTES**

##### MINUTES OF TOWN PLANNING COMMITTEE MEETING HELD ON 22 May 1996

The Minutes of Town Planning Committee Meeting held on 22 May 1996 were confirmed as a true and correct record.

#### **PETITIONS AND DEPUTATIONS**

##### DEPUTATION - PROPOSED RETAILING OF FISH AND ASSOCIATED ACCESSORIES, LOT 206 (215) SYDNEY ROAD, GNANGARA

The Mayor advised that Ms Newland was employed by him but stated that he had no pecuniary interest in this item.

Ms A Newland addressed the Committee in relation to the proposed retailing of fish and associated accessories at Lot 206 (215) Sydney Road, Gngara - Item TP131-06/96 refers.

Ms Newland stated that on attaining her dream to own a small farm, she was horrified when a retail development opened in Sydney Road.

She advised she sympathised with the applicant's health problems but believed that the application should be based on Town Planning principles and not on compassionate grounds and did not believe a special rural block should be zoned commercial for this application.

Ms Newland outlined her concerns in relation to traffic and parking and felt that if an advertising campaign began there would be an increase in traffic volumes.

She queried the reason the neighbours signed the petition submitted by Mr and Mrs Townsend and believed Council would be ignoring one of the main objectors to this application, namely the neighbour next door to the applicant, and felt that Council should not enforce a change of land use on this neighbour.

In conclusion Ms Newland raised her concerns that this rural area might be urbanised in the future and commented that a large number of people who owned special rural blocks purchased to create a rural lifestyle.

Cr Major submitted a letter from the adjoining property owner stating they had no objection to the application.

Following questions from Councillors, the Chairman thanked Ms Newland for addressing the Committee and advised that the matter would be considered later in the meeting.

PETITION - UNAUTHORISED USE OF KINROSS DISPENSARY - [790-745] - Item TP147-06/96 refers

DEPUTATION - UNAUTHORISED USE OF KINROSS DISPENSARY

Mr S Oh and Miss V Hudson addressed the Committee in relation to the unauthorised use of Kinross Dispensary - Item TP132-06/96 refers.

Miss Hudson believed that the residents of Kinross would be disadvantaged if the Kinross Pharmacy did not stock a full range of pharmacy lines as there were no pharmacies in the near vicinity and submitted a 407-signature petition to support their application (Item TP147-06/96 refers).

She stated that there were a large number of young families with small children who had only one car residing in Kinross and the bus route made it hard for them and elderly people wishing to travel to the shops.

Miss Hudson commented that the Kinross shops tried to provide an important service to the community and believed that retail sales within the pharmacy would help Kinross Pharmacy become more viable as well as assisting other businesses in the centre.

She felt that to exchange shops with the dentist would be very costly and believed that parking was not a problem in the centre as the shops had different peak times of business.

Miss Hudson stated that the pharmacy would only stock standard pharmacy lines, not supermarket products and believed that the rezoning of Kinross Pharmacy would benefit the residents of Kinross.

Mr Oh then addressed the Committee and outlined reasons for rezoning the medical centre as being:

- Council revenue and rates will increase;
- the community will benefit from the services of a chemist;

- the chemist is very professional and selective, not stocking supermarket lines, and will not impact greatly on the shopping centre;
- the shopping centre not only provides for businesses but also provides community based resources for Kinross.

In conclusion Mr Oh believed that the rezoning of the medical centre to accommodate a pharmacy would be an integral part of the community based project.

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.

DEPUTATION - PROPOSED RETAILING OF FISH AND ASSOCIATED ACCESSORIES, LOT 206 (215) SYDNEY ROAD, GNANGARA

Mr and Mrs Townsend addressed the Committee in relation to the proposed retailing of fish and associated accessories at Lot 206 (215) Sydney Road, Gnangara - Item TP131-06/96 refers.

Mrs Townsend expressed her concerns in relation to Town Planning Department's method of dealing with this matter.

In relation to the 68-signature petition submitted by neighbours supporting the application, she believed that as the business had already been operating for a year, the general consensus was to let them continue.

Mrs Townsend referred to the three objectors who she believed all lived over a kilometre away, and in relation to one objector stated they had no need to pass her block.

She commented on other businesses in the area and believed that residents could perhaps be under the impression after sighting Council signs that their business would be further developed but explained that it will not expand and will remain as it is now and in this regard circulated photographs of the area involved.

In conclusion, Mrs Townsend referred to Council's discretion to approve this use in the general provisions and requested the Council to view their application on compassionate grounds and make a decision to approve it.

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.

**DECLARATIONS OF PECUNIARY INTEREST**

Cr Dammers declared an interest in TP133-06/96.

Cr Lynn declared an interest in TP133-06/96.

**CONFIDENTIAL BUSINESS**

The following Items were considered Behind Closed Doors.

TP145-06/96 - EAST WANNEROO DEVELOPMENT AREA - ACQUISITION OF  
LAND FOR PUBLIC OPEN SPACE - [740-94006, 290-7]

TP146-06/97 - PROPOSED SALE OF A PORTION OF LOT 8 WATTLE  
AVENUE, NOWERGUP TO WATER CORPORATION - [30/1116]

**MEETING TIMES**

Commenced: 1800 hrs

Closed: 2022 hrs

**REPORT NO:**

**TP131-06/96      PROPOSED RETAILING OF FISH AND ASSOCIATED  
ACCESSORIES, LOT 206 (215) SYDNEY ROAD, GNANGARA  
- [30/4499]**

An application has been submitted by S J & H J Townsend for the retailing of fish and associated accessories from Lot 206 (215) Sydney Road, Gngangara.

The City Planner provides details of the site, submits an assessment of the proposal and reports on advertising carried out which resulted in six submissions being received, four objecting and two letters of support.

He comments that the application should be refused, as retailing is a use that is contrary to the Special Provisions of Special Rural Zone No 7 and an approval would be contrary to orderly and proper planning and would establish an undesirable precedent.

**CITY PLANNER'S REPORT** recommended that Council refuses the application to retail fish and associated accessories from Lot 206 (215) Sydney Road, Gngangara, for the following reasons:

- 1            the proposed use is contrary to the Special provisions contained under Town Planning Scheme No 1 for Special Rural Zone No 1;
- 2            an approval would be contrary to the interests of orderly and proper planning and the preservation of amenity in the locality;
- 3            an approval would create an undesirable precedent.

**ADDITIONAL INFORMATION**

The City Planner advised that in reference to Report TP131-06/96 regarding the proposal for retailing of fish and associated accessories from Lot 206 (215) Sydney Road, Gngangara, the following corrections are submitted for information:

- 1            the fifth submission and petition in support of the proposal contains 67 signatures. Attachment No 3 to Report TP131-06/96, shows the locations of landholdings of all signatories to that petition;
- 2            although the lot has been cleared in the past, it now contains low-lying regrowth and some remnant native trees.

### **COMMITTEE RECOMMENDATION**

That Council approves the application to retail koi and goldfish and associated accessories to S J and H J Townsend, only while they reside and operate the business from Lot 206 (215) Sydney Road, Gngara, subject to:

- 1 not employing any person outside the immediate family;
- 2 compliance with other general and special conditions applying to this Special Rural zone;
- 3 other appropriate development conditions;
- 4 the approval applying to S J and H J Townsend only.

**MOVED** Cr O'Grady, **SECONDED** Cr Healy that Council refuses the application to retail fish and associated accessories from Lot 206 (215) Sydney Road, Gngara, for the following reasons:

- 1 the proposed use is contrary to the Special provisions contained under Town Planning Scheme No 1 for Special Rural Zone No 1;
- 2 an approval would be contrary to the interests of orderly and proper planning and the preservation of amenity in the locality;
- 3 an approval would create an undesirable precedent. **LOST**

**AMENDMENT MOVED** Cr Taylor, **SECONDED** Cr Duffy that the wording of the recommendation be amended to read "Council approves the application for the breeding and retailing of koi carp, swordtail, goldfish, platy, molly and guppy and associated accessories to S J and H J Townsend, only while they reside and operate the business from Lot 206 (215) Sydney Road Gngara, subject to ...".

**CARRIED**

**AMENDMENT MOVED** Cr O'Grady, **SECONDED** Cr Ewen-Chappell that an addition condition be added to the recommendation to read:

- "5 such use ceasing by 31 July 1998, unless a further application is made to and approved by Council prior to that date, with an administrative charge of \$2 to apply for each further application made to continue this use."

**CARRIED**

**MOVED** Cr Taylor, **SECONDED** Cr Duffy that Council approves the application for the breeding and retailing of koi carp,

swordtail, goldfish, platy, molly and guppy and associated accessories to S J and H J Townsend, only while they reside and operate the business from Lot 206 (215) Sydney Road Gngangara, subject to:

- 1 not employing any person outside the immediate family;
- 2 compliance with other general and special conditions applying to this Special Rural zone;
- 3 other appropriate development conditions;
- 4 the approval applying to S J and H J Townsend only;
- 5 such use ceasing by 31 July 1998, unless a further application is made to and approved by Council prior to that date, with an administrative charge of \$2 to apply for each further application made to continue this use.

**CARRIED**

**TP132-06/96      UNAUTHORISED USE OF KINROSS DISPENSARY - REQUEST TO RECONSIDER REZONING A PORTION OF A MEDICAL CENTRE TO ACCOMMODATE A PHARMACY, LOT 1256 EDINBURGH AVENUE, KINROSS - [790-745]**

#### **CITY PLANNER'S REPORT**

Council, at its meeting of 20 May 1996 resolved to defer Item TP115-05/96 pending a further report, following a written request by the owner for reconsideration of a previously refused application to rezone portion of the medical centre to accommodate a pharmacy.

The City Planner provides background information on the subject matter and submits an assessment of the proposal.

He advises that as the circumstances have not altered since a similar request was refused by Council in November 1995 (Item TP385-11/95 refers) the application cannot be supported and legal action to remove the illegal pharmacy is recommended.

#### **RECOMMENDATION**

That Council advises the applicant that it does not support rezoning a portion of Lot 1256 (23) Edinburgh Avenue, Kinross to permit a pharmacy;

- 1 advises the owners/occupiers of Lot 1256 (23) Edinburgh Avenue, Kinross, that the use of the medical centre dispensary as a pharmacy is in breach of the City's Town Planning Scheme No 1 and that the unauthorised use is to



cease on a permanent basis, within twenty-one days of notification;

- 2 authorises the City Planner to initiate legal action should Item 1 of this resolution not be complied with.

**MOVED** Cr Ewen-Chappell, **SECONDED** Cr Wight that Council advises the applicant that it does support rezoning a portion of Lot 1256 (23) Edinburgh Avenue, Kinross to permit a pharmacy.

Discussion ensued. Cr Ewen-Chappell, with the approval of Cr Wight, advised that she wished to have the Motion **WITHDRAWN**

**MOVED** Cr Ewen-Chappell, **SECONDED** Cr Wight that consideration of the application to rezone a portion of Lot 1256 (23) Edinburgh Avenue, Kinross to permit a pharmacy be deferred and referred back to Town Planning Committee.

**CARRIED**

**TP133-06/96**      **DEVELOPMENT ASSESSMENT UNIT AND DELEGATED  
AUTHORITY COMMITTEE - 4 MAY 1996 - 31 MAY 1996 -  
[290-1]**

#### **CITY PLANNER'S REPORT**

The City Planner submits a resumé of the development applications processed by the Development Assessment Unit from 4 May to 31 May 1996.

Cr Wight left the Chamber at this point, the time being 2126 hrs.

Crs Dammers and Lynn declared an interest in this item.

**MOVED** Cr Ewen-Chappell, **SECONDED** Cr Taylor that Council endorses the action taken by the Development Assessment Unit and Delegated Authority Committee in relation to the applications described in Report TP133-06/96.

**CARRIED**

Crs Dammers and Lynn did not vote.

Appendix IX refers.

Cr Taylor left the Chamber at this point, the time being 2127 hrs.

**TP134-06/96**      **PROPOSED EXTENSIONS AND NEW OFFICE TO EXISTING  
CARAVAN PARK, LOC 11538 AND RESERVE 31632 (17 AND  
35) OCEAN PARADE, ILUKA - [30/829]**

An application for an extension and new office to the Burns Beach Caravan Resort has been submitted by Mr William Kell.

The City Planner advises that the application requires a number of policy relaxations and provides background details and submits an assessment of the proposal.

He comments that the 7.5m setback to the road frontage should be imposed to maintain the existing setback and be consistent with Council's Policy and By-laws however the other setback and bay size relaxations are supported.

**CITY PLANNER'S REPORT** recommended that Council approves the extensions and new office to the Burns Beach Caravan Resort Pty Ltd, Location 11538 and Reserve 31632 (17 and 35) Ocean Parade, Iluka, subject to:

- 1 suitable lease arrangements being organised with the Department of Land Administration;
- 2 amended plans being submitted prior to the issue of a formal development approval showing:
  - (a) minimum bay size to be 130m<sup>2</sup>;
  - (b) a 7.5m setback to Ocean Parade solely for landscaping;
  - (c) the deletion of the limestone pier and painted super six boundary fence;
  - (d) a 2.5m setback to the rear boundary;
  - (e) deletion of any reference to renovation of existing gazebo;
- 3 standard and appropriate conditions.

#### **COMMITTEE RECOMMENDATION**

That Council approves the extensions and new office to the Burns Beach Caravan Resort Pty Ltd, Location 11538 and Reserve 31632 (17 and 35) Ocean Parade, Iluka, subject to:

- 1 suitable lease arrangements being organised with the Department of Land Administration;
- 2 amended plans being submitted prior to the issue of a formal development approval showing:

- (a) minimum bay size to be 130m<sup>2</sup>;
- (b) a 7.5m setback to Ocean Parade solely for landscaping;
- (c) the deletion of the limestone pier and painted super six boundary fence;
- (d) a 2.5m setback to the rear boundary;
- (e) deletion of any reference to renovation of existing gazebo;

3 the new extensions being connected to the sewer system;

4 standard and appropriate conditions.

**MOVED** Cr Ewen-Chappell, **SECONDED** Cr Magyar that consideration of the extensions and new office to the Burns Beach Caravan Resort Pty Ltd, Location 11538 and Reserve 31632 (17 and 35) Ocean Parade, Iluka, be deferred to allow further consideration by the applicant.

**CARRIED**

**TP135-06/96      EAST WANNEROO DEVELOPMENT AREA - PREFUNDING OF**  
**LAND ACQUISITIONS BY WESTERN AUSTRALIAN PLANNING**  
**COMMISSION - [780-21, 290-7]**

#### **CITY PLANNER'S REPORT**

The Western Australian Planning Commission (WAPC) has requested Council's agreement to the method of repayment by the Council for the prefunding by the WAPC of the acquisition of important regional road alignments within the East Wanneroo Development Area.

The City Planner provides background information on the subject matter and an evaluation of the proposal.

He advises that if the prefunding or early acquisition arrangement was not in place the City would not be in a position to acquire any land until such time as it had accumulated funds through developer headworks contributions.

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

- 1 rescinds Resolution TP103-05/95 that was passed at its meeting held on 22 March 1995;
- 2 agrees to pay to the Western Australian Planning Commission the market value current at the time of

payment, as determined by the Valuer General's Office, for land acquired by the Western Australian Planning Commission on behalf of Council for important regional roads within the East Wanneroo Development Area.

**CARRIED**

**TP136-06/96      DRAFT STATE INDUSTRIAL BUFFER POLICY - [970-3]**

**CITY PLANNER'S REPORT**

The Western Australian Planning Commission (WAPC) has forwarded to all local authorities in the State for comment a draft State Industrial Buffer Policy it is considering approving under Section 5AA (Statements of Planning Policy) of the Town Planning and Development Act, 1928.

The City Planner provides background information on the subject matter, reports on content of the draft policy, assessment of the draft policy and comments on recommendations for submission to the WAPC.

**MOVED** Cr Major, **SECONDED** Cr Popham that Council forwards the comments contained in Report TP136-06/96 concerning the draft State Industrial Buffer Policy to the Western Australian Planning Commission for consideration.

**CARRIED**

Appendix X refers.

**TP137-06/96      SUBDIVISION CONTROL UNIT AND DELEGATED AUTHORITY COMMITTEE - 4 MAY 1996 TO 31 MAY 1996 - [740-1]**

**CITY PLANNER'S REPORT**

The City Planner submits a resumé of the Subdivision Applications processed by the Subdivision Control Unit and Delegated Authority Committee from 4 May to 31 May 1996.

**MOVED** Cr Major, **SECONDED** Cr Popham that Council endorses the action taken by the Subdivision Control Unit and Delegated Authority Committee in relation to the applications described in Report TP137-06/96.

**CARRIED**

Appendix XI refers.

**TP138-06/96      MODIFICATION TO AMENDMENT NO 651 - PROPOSED REZONING OF A PORTION OF LOT 35 CNR WOODVALE DRIVE AND DUFFY TERRACE, WOODVALE - [790-651]**

## **CITY PLANNER'S REPORT**

Cr Ewen-Chappell left the Chamber at this point, the time being 2130 hrs.

A request has been received for the proposed modification to the rezoning of a portion of Lot 35 Woodvale Drive, Woodvale to accommodate an increased density coding over the medium density residential sites proposed. Council has also been requested to accept a cash in lieu payment toward the 10% public open space contribution for the lot.

The City Planner provides background information to the subject matter and reports on the current proposal.

He advises that the proposal is generally considered satisfactory and should therefore be supported, however as there is no certainty of the MRS reservation being increased in this vicinity and given the advice received by Council in respect to the ceding of the land, it is recommended that Council does not support the consultant's request for cash in lieu in this instance.

### **ADDITIONAL INFORMATION**

The City Planner advised that Richard Pawluk and Associates on behalf of Peet and Co (who are prospective purchasers of a portion of Lot 35) are seeking Council support to several modifications to Amendment No 651 which is the subject of a report to Council being considered at its May meeting.

One of the matters dealt with in this report is a request from Peet and Co for Council to reconsider its previous position in relation to the provision of a 10% public open space contribution for this lot. Councillors are advised that Council previously resolved that 10% public open space should be provided abutting the western boundary of the Parks and Recreation reservation within Lot 35 to provide a greater separation between the wetland and the proposed development on Lot 35. Peet and Co has requested, however, that this be provided in the form of a cash-in-lieu contribution as opposed to land.

To assist Councillors with their consideration of this matter a plan has been prepared that clearly demonstrates the current boundary of the Parks and Recreation reservation over Lot 35, the extent of the wetland in this vicinity and the extent of the 10% public open space being requested - Appendix II refers.

Councillors will note from the plan that the applicant has proposed development within the Parks and Recreation reserve where the boundary of the site is located some 18 metres into (or east) of the reservation boundary. Notwithstanding that this is an error, the edge of the lake has been identified on the plan clearly demonstrating how close it is to the Parks and Recreation boundary in this vicinity (approximately 5-10 metres at its closest). The actual wetland, however, extends some 30-40 metres further west into that part of Lot 35 proposed to be developed with housing. Consequently it is critical that the public open space contribution be maintained as shown on the plan (and as previously required by Council) to ensure that some semblance of a buffer is maintained to ensure that development is not permitted to encroach into the wetland as proposed by the developer.

Finally, Councillors will also note that historically where subdivision was proposed adjacent to many wetlands (particularly east of Wanneroo Road) it was accepted practice to provide a buffer of at least 30 metres. More recently, the Environmental Protection Authority and Water Corporation have established a 50 metre (minimum) buffer referred to as the area of critical influence.

#### **RECOMMENDATION**

That Council:

- 1 supports the modification of Amendment No 651 by increasing the density coding for the proposed grouped housing sites from R30 to R40;
- 2 advises the consultant that it does not support the proposal to provide a cash in lieu contribution toward the 10 percent public open space provision for Lot 35 corner Woodvale Drive and Duffy Terrace, Woodvale.

Cr Taylor entered the Chamber at this point, the time being 2131 hrs.

Cr Ewen-Chappell entered the Chamber at this point, the time being 2132 hrs.

Cr Wight entered the Chamber at this point, the time being 2133 hrs.

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

- 1 supports the modification of Amendment No 651 by increasing the density coding for the proposed grouped housing sites from R30 to R40;

- 2 advises the consultant that it does not support the proposal to provide a cash in lieu contribution toward the 10 percent public open space provision for Lot 35 corner Woodvale Drive and Duffy Terrace, Woodvale;
- 3 advises the consultant that as the proposed development is within 50 metres of the edge of Walluburnup Swamp, a System 6 wetland covered by the Swan Plains wetland, the proposal will be referred to the Environmental Protection Authority for assessment.

**CARRIED**

Appendix XII refers.

**TP139-06/96      PROPOSED AMENDMENT NO 758 TO TOWN PLANNING SCHEME  
NO 1 REZONING OF PORTION OF LOT 1 (39) COUNTRY  
CLUB BOULEVARD, CONNOLLY FROM SPECIAL ZONE  
(RESTRICTED USE) GOLF COURSE TO RESIDENTIAL  
DEVELOPMENT R40 - [790-758]**

#### **CITY PLANNER'S REPORT**

Feilman Planning Consultants have submitted a request for rezoning of portion of the Joondalup Golf Course from Special Zone (Restricted Use) Golf Course to Residential Development R40.

The City Planner provides a site description and background information on the subject matter and submits an assessment of the proposal.

He recommends that the application not be supported as the separation between the site and the existing golf driving range is not considered adequate to prevent impact upon the proposed lots, and the existing driving range lighting would have a detrimental effect upon the residential amenity.

#### **RECOMMENDATION**

That Council does not support the request from Feilman Planning Consultants, on behalf of Joondalup Country Club Holdings to rezone Portion of Lot 1 (39) Country Club Boulevard, Connolly from Special Zone (Restricted Use) Golf Course to Residential Development R40 for the following reasons:

- 1 a 250-metre separation between the golf driving range tee and the subject site is not considered adequate to prevent impact upon the proposed residential lots;

2        the existing golf driving range lighting is having a detrimental effect upon residents further removed than the subject site, and as such, that effect could be expected to have a much larger impact upon the proposed residential lots.

#### **ADDITIONAL INFORMATION**

The City Planner advises that Feilman Planning Consultants have requested that this item be withdrawn from the June 1996 Council agenda to allow them to present additional information to the July 1996 round of meetings.

**MOVED** Cr Wight, **SECONDED** Cr Taylor that consideration of this item be withdrawn to allow Feilman Planning Consultants to present additional information to the July 1996 round of meetings.

**CARRIED**

Cr Popham left the Chamber at this point, the time being 2134 hrs.

**TP140-06/96        PROPOSED AMENDMENT NO 767 TO TOWN PLANNING SCHEME**  
**NO 1 TO REZONE PORTION (UNIT 7) OF LOT 103 (1)**  
**THE GATEWAY, EDGEWATER FROM MIXED BUSINESS TO**  
**MIXED BUSINESS SPECIAL ZONE (ADDITIONAL USE)**  
**PHARMACY - BSD CONSULTANTS - [790-767]**

#### **CITY PLANNER'S REPORT**

BSD Consultants have submitted, on behalf of the owners of Lot 103 (1) The Gateway, Edgewater, a proposal to create a special zone within an existing mixed business development to accommodate a pharmacy. The applicant has justified the proposal on the grounds that the existing development, which is almost complete, will be occupied by several medical practices and a pharmacy would complement this use.

The City Planner provides background details on the subject matter, submits an assessment of the proposal and advises that as adequate parking has been provided on site in accordance with scheme requirements, the proposal can be supported.

**MOVED** Cr Major, **SECONDED** Cr Popham that Council in accordance with Section 7 of the Town Planning and Development 1928 (as amended) supports Amendment No 767 to Town Planning Scheme No 1 to:



- 1 rezone the portion Lot 103 (1) The Gateway, Edgewater covering Unit 7 from Mixed Business to Mixed Business Special Zone (Additional use) Pharmacy;
- 2 include reference to the Special zone in Section 1 of Schedule 1 of the Scheme Text.

**CARRIED**

**TP141-06/96      PROPOSED AMENDMENT NO 768 TO TOWN PLANNING SCHEME NO 1 TO REZONE PORTION OF LOT 3 (182) WANNEROO ROAD, LANDSDALE FROM COMMERCIAL TO SPECIAL ZONE (RESTRICTED USE) TAKEAWAY FOOD OUTLETS AND SPECIAL ZONE (RESTRICTED USE) MOTOR REPAIR STATION AND CAR WASH - [790-768]**

**CITY PLANNER'S REPORT**

BSD Consultants, on behalf of the owners of the Kingsway (previously Landsdale) District Centre, have submitted an application to rezone portion of Lot 3 from Commercial to Special Zone (Restricted Use) Takeaway Food Outlets and Special Zone (Restricted Use) Motor Repair Station and Car Wash.

The City Planner provides background details on the subject matter and submits an assessment of the proposal.

He advises that as the site of the proposed rezoning is quite separate from the main retail building, the uses are complimentary to a District Centre and as Council has supported a similar proposal at the Currambine District Centre (Amendment No 747) the application can be supported.

**MOVED** Cr Major, **SECONDED** Cr Popham that Council in accordance with Section 7 of the Town Planning and Development Act 1928 (as amended) supports Amendment No 768 to Town Planning Scheme No 1 to:

- 1 rezone portion of Lot 3 (182) Wanneroo Road, Landsdale from Commercial to Special Zone (Restricted Use) Takeaway Food Outlet and to Special Zone (Restricted Use) Motor Repair Station and Car Wash;
- 2 include reference to the Special Zones in Section 2 of Schedule 1 of the Scheme Text.

**CARRIED**

**TP142-06/96      AMENDMENT NO 769 TO TOWN PLANNING SCHEME NO 1 PROPOSED REZONING OF VARIOUS LOTS BETWEEN WANNEROO ROAD, CLARKSON AVENUE AND PINJAR ROAD, WANNEROO - [790-769]**

## CITY PLANNER'S REPORT

Land Planning Consultants, on behalf of various landowners, have made an application to Council for the rezoning of numerous lots within the area bounded by Wanneroo Road, Clarkson Avenue and Pinjar Road, Wanneroo.

The City Planner provides details of the proposed application and advises that as the proposal is consistent with the future development intentions for the area as well as the Metropolitan Region Scheme zoning, it can be supported by the Council.

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

- 1 in accordance with the provisions of Section 7 of the Town Planning and Development Act (1928) as amended:
  - (a) supports the rezoning of the following lots from Rural to Urban Development zone:
    - (i) Lots 12, 13, 14, 15, 16, 17, 18, 19 and Loc 2706 Clarkson Avenue;
    - (ii) Lots 1, 3, 9, 10, 22, 23, 27, 41 and Pt Lots 6, 7, 12, 13, 18, 20 and 21 Wanneroo Road;
    - (iii) Lots 1, 3, 4, 14, 16, 18, 24, 25, 26, 502 and Pt Lot 15 Pinjar Road;
    - (iv) Lots 1, 2, 500, 501 and Pt Loc 2707 Conti Road;
    - (v) Lot 20 and Pt Lot 23 Carosa Road;
    - (vi) Lots 5, 10, 24, 25 and Loc 2714 Ashley Street;
  - (b) forwards the documentation for Amendment No 769 to the Minister for Planning for preliminary approval to advertise;
- 2 advises Land Planning Consultants that prior to the Council granting its final approval to this amendment they will need to demonstrate that the land within 500 metres of the operating poultry farm on Lot 20 Wanneroo Road can be dealt with to the satisfaction of the Ministry for Planning and the Department of Environmental Protection;

- 3 requests the North West District Planning Committee to request the Western Australian Planning Commission to amend the Metropolitan Region Scheme to rezone those lots zoned Urban Deferred and subject to Amendment No 769, to the Urban zone;
- 4 prior to finalising Amendment No 761, requires that Amendment No 731 to Town Planning Scheme No 1 is finalised and gazetted.

**CARRIED**

Cr Hancock left the Chamber at this point, the time being 2135 hrs.

**TP143-06/96      PLANNING OF PUBLIC OPEN SPACE IN NEW RESIDENTIAL AREAS - [727-6]**

A meeting was held on 28 May 1996 between Ministry for Planning (MFP) officers and Wanneroo Councillors and officers regarding the planning of public open space areas in new residential areas.

The City Planner provides background details on the subject matter and advises that the outcome of the meeting was that a draft policy on the subject be prepared by Council and MFP officers for Council's consideration.

He advises that the report will prove an appropriate vehicle for addressing a matter which Council has previously required a report upon, namely the possibility of distinguishing between active and passive open space areas on Structure Plans and the inclusion of an annotation on active reserves that they may include facilities such as clubrooms, changerooms and toilets.

**CITY PLANNER'S REPORT** recommended that Council requires that a report be prepared for Council's consideration, in consultation with the Ministry of Planning, on a draft policy on the planning of public open space areas in new residential areas.

**COMMITTEE RECOMMENDATION**

That Council requires that a report be prepared for Council's consideration, in consultation with the Ministry of Planning, on a draft policy on the planning of public open space areas in new residential areas, such report including consideration of drainage facilities which do not prejudice or impinge upon public open space.

**MOVED** Cr Magyar, **SECONDED** Cr O'Grady that Council requires that a report be prepared for Council's consideration, in consultation with the Ministry of Planning, on a draft policy on

the planning of public open space areas in new residential areas:

- 1 such report including consideration of drainage facilities which do not prejudice or impinge upon public open space;
- 2 the possibility of including in all structure plans, the difference between passive, active and conservation reserves;
- 3 a notation be included on all structure plans indicating that active reserves may include facilities such as carparks, clubrooms, changerooms and toilets;
- 4 that the developer of the area be compelled to supply and maintain appropriate signs on the public open space informing the homebuyers of the classification of the reserve and the proposed location of any amenities required for an active reserve.

**CARRIED**

**TP144-06/96      REQUESTED ROAD CLOSURE, ADJOINING LOT 17 RIMMER ROAD, LANDSDALE - [740-99830]**

**CITY PLANNER'S REPORT**

The owners of Lot 17 Rimmer Road, Landsdale are currently applying to subdivide the lot. The south-west corner of the lot has a remnant road reserve truncation and the owner has requested the City to close the road truncation and amalgamate the land with Lot 17.

The City Planner provides background details on the subject matter, reports on the statutory requirements for road closures and advises that as the truncation is no longer required, closure should be supported.

**MOVED** Cr Major, **SECONDED** Cr Popham that Council requests the Minister for Lands to close the dedicated road on the south-west boundary on Lot 17 Rimmer Road, Landsdale and amalgamate the land within the road with Lot 17 Rimmer Road, Landsdale.

**CARRIED**

**TP145-06/96      EAST WANNEROO DEVELOPMENT AREA - ACQUISITION OF LAND FOR PUBLIC OPEN SPACE - [740-94006, 290-7]**

The Council is required to purchase land required for major road alignments and public open space within the East Wanneroo Development Area. Three landowners within the district of

Hocking whose land includes an area that has been designated for public open space have offered to sell the land subject to certain conditions.

The City Planner provides background details on the subject matter and reports on Cell 4 of the South Wanneroo Structure Plan, the sale price and terms, evaluation of price and terms and funding and advises that this recommendation should be referred to the Finance and Community Services Committee prior to submission to Council.

**CITY PLANNER'S REPORT** recommended that Council:

- 1 authorises the purchase of approximately 2.2872 hectares of public open space within Cell 4 of the East Wanneroo Development Area from A J Crisafulli, D and D De Laurentis and N and N De Laurentis jointly, for an aggregate price of \$628,970 on the following terms and conditions:
  - (a) the purchase is to be subject to a Contract of Sale which is to provide for settlement as early as is practicable and ahead of subdivision and transfer;
  - (b) the price is to be adjusted upon final determination of the subject area by survey;
  - (c) the purchase price does not include fixtures and fittings;
  - (d) the owners are to be entitled to remain in occupancy of the land until such time as it is required to be developed as public open space, subject to them entering into a Lease Agreement to provide, amongst other things, for the payment by the owners of a fair market rental and all rates and taxes;
  - (e) the City is to pay the legal, valuation, survey and conveyancing costs associated with the purchase but not the mortgage discharge costs or town planning consultant fees incurred by the owners;
- 2 seeks the consent of the Minister for Local Government to establish, in accordance with Section 600 (1) (c) of the Local Government Act, an overdraft limit of \$300,000 for the East Wanneroo Development Area Cell 4;

3        advises the State Treasury, pursuant to the provisions of Section 601 of the Local Government Act, the additional requirement to its 1996/97 borrowing programme.

Cr Popham entered the Chamber at this point, the time being 2136 hrs.

#### **COMMITTEE RECOMMENDATION**

That Council:

- 1        authorises the purchase of approximately 2.2872 hectares of public open space within Cell 4 of the East Wanneroo Development Area from A J Crisafulli, D and D De Laurentis and N and N De Laurentis jointly, for an aggregate price of \$628,970 on the following terms and conditions:
  - (a)      the purchase is to be subject to a Contract of Sale which is to provide for settlement as early as is practicable and ahead of subdivision and transfer;
  - (b)      the price is to be adjusted upon final determination of the subject area by survey;
  - (c)      the purchase price does not include fixtures and fittings;
  - (d)      the owners are to be entitled to remain in occupancy of the land until such time as it is required to be developed as public open space, subject to them entering into a Lease Agreement to provide, amongst other things, for the payment by the owners of a fair market rental and all rates and taxes;
  - (e)      the City is to pay the legal, valuation, survey and conveyancing costs associated with the purchase but not the mortgage discharge costs or town planning consultant fees incurred by the owners;
- 2        seeks the consent of the Minister for Local Government to establish, in accordance with Section 600 (1) (c) of the Local Government Act, an overdraft limit of \$300,000 for the East Wanneroo Development Area Cell 4;
- 3        advises the State Treasury, pursuant to the provisions of Section 601 of the Local Government Act, the

additional requirement to its 1996/97 borrowing programme;

- 4 seeks confirmation from the Minister for Planning that debt servicing of loans raised, ie the payment of principle and interest is a charge against the scheme owners.

#### **ADDITIONAL INFORMATION**

In its consideration of Report TP145-06/96, the Town Planning Committee at its meeting held on 17 June 1996, adopted an additional recommendation that the Council seeks confirmation from the Minister for Planning that debt servicing on loans raised is to be a charge against scheme owners within the East Wanneroo Development Area.

As the subject of Report TP145-06/96 was the payment of money for land, the Town Planning Committee recommendation was referred to the Finance and Community Services Committee meeting on 19 June 1996 at Item FA64-06/96. In the interim it had been ascertained that the Minister for Planning had agreed previously that debt servicing on loans raised was accepted as a charge against scheme owners. The additional recommendation from the Town Planning Committee was therefore not required and was omitted from the Finance and Community Services Committee recommendation.

Please note that additional recommendation 4 of Item TP145-06/96 should not be adopted by Full Council at its meeting to be held on 26 June 1996.

**MOVED** Cr Taylor, **SECONDED** Cr Wight that Council:

- 1 authorises the purchase of approximately 2.2872 hectares of public open space within Cell 4 of the East Wanneroo Development Area from A J Crisafulli, D and D De Laurentis and N and N De Laurentis jointly, for an aggregate price of \$628,970 on the following terms and conditions:

- (a) the purchase is to be subject to a Contract of Sale which is to provide for settlement as early as is practicable and ahead of subdivision and transfer;
- (b) the price is to be adjusted upon final determination of the subject area by survey;
- (c) the purchase price does not include fixtures and fittings;

(d) the owners are to be entitled to remain in occupancy of the land until such time as it is required to be developed as public open space, subject to them entering into a Lease Agreement to provide, amongst other things, for the payment by the owners of a fair market rental and all rates and taxes;

(e) the City is to pay the legal, valuation, survey and conveyancing costs associated with the purchase but not the mortgage discharge costs or town planning consultant fees incurred by the owners;

2 seeks the consent of the Minister for Local Government to establish, in accordance with Section 600 (1) (c) of the Local Government Act, an overdraft limit of \$300,000 for the East Wanneroo Development Area Cell 4;

3 advises the State Treasury, pursuant to the provisions of Section 601 of the Local Government Act, the additional requirement to its 1996/97 borrowing programme.

**CARRIED**

**TP146-06/96      PROPOSED SALE OF A PORTION OF LOT 8 WATTLE AVENUE, NOWERGUP TO WATER CORPORATION - [30/1116]**

#### **CITY PLANNER'S REPORT**

Council considered the sale of a portion of Lot 8 Wattle Avenue, Nowergup to the Water Corporation for a water storage tank facility, at its meeting in November 1993 (Item I51126 refers).

Council resolved to agree to the sale of the land subject to several conditions.

The City Planner provides background details on the subject matter and reports on access to the site and the offer received.

He advises that a purchase price has now been negotiated with the Water Corporation and subject to certain conditions, the sale of the land can be finalised.

**MOVED** Cr Major, **SECONDED** Cr Popham that Council accepts the Water Corporation's offer to purchase the water storage facility in the north-east corner of Lot 8 Wattle Avenue, Nowergup, incorporating the east-west access leg for the purchase price of \$300,000 subject to the Water Corporation entering into a legal agreement with the City to protect:



- 1 the City being given first option to purchase the site back in the event that the Water Corporation does not proceed with the storage facility;
- 2 the east-west ten metre wide access leg being dedicated by Water Corporation free of cost and consideration to the City, if it is required for road widening in the future or in the event that it is not required for road widening that it be transferred back to the City at no cost or consideration.

**CARRIED**

**TP147-06/96      PETITION - UNAUTHORISED USE OF KINROSS DISPENSARY - [790-745]**

A 407-signature petition was submitted to the Town Planning Committee in relation to the rezoning of a portion of Lot 1256 Edinburgh Avenue to permit a pharmacy.

This petition will be referred to the Town Planning Department and considered in conjunction with Item TP132-06/96.

**MOVED** Cr Major, **SECONDED** Cr Popham the 407-signature petition in relation to the rezoning of a portion of Lot 1256 Edinburgh Avenue to permit a pharmacy be received and considered in conjunction with Item TP132-06/96.

**CARRIED**

**TP148-06/96      LOCAL RURAL STRATEGY - [290-7]**

At a workshop of Councillors and officers held on 7 February 1996, public and government agency submissions received on the Preliminary Draft Local Rural Strategy (LRS) were discussed and a basis for proceeding toward the preparation of the Draft Local Rural Strategy agreed upon.

The City Planner provides background details of the subject matter, reports on the outcome of the workshop and the current position in relation to the Draft LRS and seeks Council's formal endorsement of that agreed basis for preparation of the Draft LRS.

**CITY PLANNER'S REPORT** recommended that Council endorses the conclusions reached at the Local Rural Strategy workshop held on 7 February 1996 that:

- 1 the Draft Local Rural Strategy should be prepared on the basis of the principles and directions proposed in the Preliminary Draft Local Rural Strategy with the following exceptions:

- (a) regarding Strategy Area 2, which comprises the Rural zoned pockets of land on the west side of Wanneroo between Romeo Road and Pipidinny Road, whereas the preliminary Draft LRS proposed that a landscape-protection zoning could be introduced over this area in the longer term, such zoning should be considered for introduction in the shorter term, subject to there being broad support to it demonstrated by the landowners involved, and subject to prior commitment being given by the Minister for Planning and the W A Planning Commission (WAPC) that they would have due regard for the provisions of such zoning (particularly in respect to handling of subdivision applications and associated appeals);
- (b) regarding Strategy Area 4, the western part of this area (comprising the land containing the linear wetland system generally extending from the northern end of Lake Neerabup to Coogee Spring) should be the subject of some form of landscape-protection zoning;

- 2 the City should lobby the State and Federal Governments to resolve the issue of the Telstra buffer at east Landsdale and in particular the effect this buffer has upon the development potential of private landholdings located within the buffer;
- 3 the preparation of the Draft LRS should proceed in parallel with the preparation of the Gnangara Land Use and Water Management Strategy (GLUWMS), and in close consultation with the State Government Project Team preparing GLUWMS;
- 4 a regional drainage/flood risk study for this City be costed and assistance then sought from relevant government agencies. Once the level of assistance forthcoming has been determined, the matter to be then further considered by Council;
- 5 an Extractive Industries Plan be prepared;
- 6 existing Special Rural Zone Special Provisions (ie provisions relating to such matters as minimum lot size, clearing controls, stocking controls etc) be reviewed as part of the preparation of the Draft LRS.

**ADDITIONAL INFORMATION**

The City Planner referred to Item TP148-06/96, concerning the progression of the Local Rural Strategy and requested that the matter be deferred so that a workshop can be held with some of the rural ratepayers within the two proposed strategy areas.

Since writing the report, some residents from Strategy Area No 2 have requested reconsideration of the proposed direction for their strategy area which they believe is inconsistent with the recommendations of the Metropolitan Region Scheme Amendment which removed their land from the Parks and Recreation Reserve, retaining it as Rural.

The City Planner does not believe that the direction Council had proposed is inconsistent with the Ministry for Planning's determination, however, in order to resolve the concerns it would be preferable to defer this report and discuss this matter via a workshop to be arranged with the Town Planning Committee and other interested Councillors.

A similar requests has been received from Mr Gates who wishes to have reconsidered the strategy for Area No 7 along Neaves Road.

This workshop to also address the residents' concern for Strategy Area No 6, Wanneroo Road between Flynn Drive and Wattle Avenue.

As there have been two requests for deputations, it would be more appropriate that a workshop be held so that Council can hear the residents' concerns.

**MOVED** Cr Major, **SECONDED** Cr Popham that Council defers the Local Rural Strategy report for a month with a view to holding an early workshop with residents who wish to make representations for their particular localities.

**CARRIED**

**TP149-06/96      DEDICATION OF THE PORTION OF THE PROPOSED**  
**NORTHERN LINK ROAD THROUGH STATE FOREST, YANCHEP**  
**- [319-7-1]**

#### **CITY PLANNER'S REPORT**

The City Planner reports that the proposed Northern Link Road will connect Wanneroo Road and Two Rocks.

He provides background details on the proposal, advises that the Department of Land Administration (DOLA) has agreed (in principle) to create the road reserve through the State Forest and seeks a resolution from Council regarding the dedication to enable DOLA to commence actions to create the road reserve.

**MOVED** Cr Major, **SECONDED** Cr Popham that Council requests the Hon Minister for Lands to dedicate the portion of the proposed Northern Link Road between Swan Location M1688 and Wanneroo Road, Yanchep that runs through State Forest, in accordance with Section 288 of the Local Government Act.

**CARRIED**

**TP150-06/96      ANNUAL AWARDS : IMPROVEMENT AND MAINTENANCE OF  
BUSINESS PREMISES IN INDUSTRIAL ZONES - [701-3]**

Council will recall that during July 1995 it again approved the City Planner's recommendation for the annual competition for the Best Kept and Most Improved Premises within the Industrial zones.

The City Planner provides details of last year's winners of this competition and seeks Council approval to conduct this year's event and to arrange for newspaper publicity to be given prior to the judging.

He advises that this competition has regularly taken place since 1987 and to date has proved to be a worthwhile exercise and welcomed by the business community.

**CITY PLANNER'S REPORT** recommended that Council:

- 1            nominates a Councillor to the Industrial Sites Evaluation Committee;
- 2            approves the presentation of commemorative plaques at a function on 10 December 1996;
- 3            invites the President of the Wanneroo Chamber of Commerce and the editors of the "Wanneroo Times" and "Joondalup Weekend Times" to participate or nominate their representative to the evaluation committee.

**COMMITTEE RECOMMENDATION**

That Council:

- 1            approves the presentation of commemorative plaques at a function on 10 December 1996;
- 2            invites the President of the Wanneroo Chamber of Commerce and the editors of the "Wanneroo Times" and "Joondalup Weekend Times" to participate or nominate their representative to the evaluation committee.

**ADDITIONAL INFORMATION**

The City Planner advises that since the above recommendation, the President of the Joondalup Business Association, Mr R Poliwka has expressed an interest to become involved with the Evaluation Committee in selecting the "Best Maintained" and "Most Improved" industrial sites.

It is therefore recommended that the President of the Joondalup Business Association, or his representative, be invited to participate and be part of the Evaluation Committee for the industrial awards.

**MOVED** Cr Taylor, **SECONDED** Cr Popham that Council:

- 1 approves the presentation of commemorative plaques at a function on 10 December 1996;
- 2 invites the President of the Wanneroo Chamber of Commerce, the President of the Joondalup Business Association and the editors of the "Wanneroo Times" and "Joondalup Weekend Times" to participate or nominate their representative to the Evaluation Committee.

**CARRIED**

**TP151-06/96      LOT 17 MINDARIE/TAMALA PARK - ENGAGEMENT OF AN INDEPENDENT PLANNING CONSULTANT - [740-61]**

#### **CITY PLANNER'S REPORT**

The City of Stirling, in its capacity as one of the joint owners of Lot 17 Mindarie/Tamala Park, has requested consideration to engaging an independent Planning Consultant to "maintain a watching brief" in relation to the planning issues likely to impact on the future development of the land.

The City Planner provides background details on the subject matter and comments on the City of Stirling's reasons to engage an independent Planning Consultant and on the brief described to the City of Perth.

He advises that a proper economic/marketing consultancy would be supported, noting that such a study should most desirably be done once the issue of the future use of the Mindarie (South) Cell has been resolved.

**MOVED** Cr Major, **SECONDED** Cr Popham that Council advises the City of Stirling and the City of Perth that:

- 1 it does not consider it necessary to engage an independent Planning Consultant to maintain a watching brief in relation to the planning issues likely to impact the future development of Lot 17 Mindarie/Tamala

Park and to plan in the detail for future development of Lot 17 as it considers that such tasks are currently being adequately undertaken by the officers of the three Councils;

- 2 it would support the engagement of an independent consultant to provide an indication of when would be an appropriate time to promote subdivision of Lot 17; however would prefer that this be undertaken in the form of a proper economic/marketing analysis previously agreed as necessary for this project and such analysis to review the currently adopted Structure Plans in terms of market factors, and noting that such a study should most desirably be done once the issue of the future use of the Mindarie (South) cell has been resolved.

**CARRIED**

**TP152-06/96      PROPOSED SHOPPING CENTRE AND MEDICAL CENTRE, LOTS 232 AND 1448 RENSHAW BOULEVARD, CLARKSON - [30/5342]**

#### **CITY PLANNER'S REPORT**

An application has been received from Penman Holdings Pty Ltd for retail and consulting room development on Lots 232 and 1448 corner Ainsbury Parade and Renshaw Boulevard, Clarkson.

The City Planner provides background details on the subject matter, reports on the application and submits an assessment of the objectives of the Clarkson Neighbourhood Centre Planning Policy.

He advises that as the applicant has not agreed to the proposed modification of the plans to accord with the policy, the application is not supported.

Cr Magyar left the Chamber at this point, the time being 2138 hrs.

#### **RECOMMENDATION**

That Council refuses the application submitted by Penman Holdings Pty Ltd for retail and consulting room development on Lots 232 and 1448 corner Ainsbury Parade and Renshaw Boulevard, Clarkson, for the following reasons:

- 1 the application does not accord with the philosophy of Council's Policy for the development of centres which ensures that centres achieve:

- (a) the provision of a range of needs appropriate to the situation;
- (b) the integration of community, commercial and retail services;
- (c) the contribution to the character, identity and quality of life of the community;
- (d) the integration with surrounding residential areas;
- (e) the focal point for social and community interaction;
- (f) a design that enhances public security and safety;
- (g) a design to ensure accessibility by pedestrians, cyclists, public and private transport users;
- (h) the facilitation of pedestrian circulation;

2 the application does not accord with the objectives and Design Guidelines of the Clarkson Neighbourhood Centre Planning Policy.

Cr Hancock entered the Chamber at this point, the time being 2142 hrs.

#### **ADDITIONAL INFORMATION**

The City Planner advises that Council has established a planning policy for this neighbourhood shopping centre under 5.11 of its Town Planning Scheme. It has also adopted the objectives and design principles for the centre as a result of community advertising.

Following this advertising, Council finally adopted this policy. Therefore, the objectives and principles of the policy are enforceable by Council as a condition and the applicant has a right of appeal if he is not satisfied with Council's interpretation of the policy direction.

A most important aspect here which needs to be considered is that the Clarkson community is without facilities and the sooner a shopping centre is built the sooner the residents can avail themselves of that facility.

Council has established similar centre policies for Mindarie North and South, corner Anchorage Drive and Marmion Avenue, and Merriwa north, corner Marmion Avenue and Baltimore Drive.

During the preparation of the policy it also applied the principles to a number of other centres and these are: Beaumaris City Shopping Centre, Constellation Drive and Ocean Reef Road; Alexander Heights Shopping Centre on Mirrabooka Avenue; Merriwa South Shopping Centre, corner Baltimore Drive and Jenolan Way; Currambine District Shopping Centre, corner Marmion Avenue and Shenton Avenue and two Kinross Neighbourhood Shopping Centres.

It can be seen therefore that Council has embarked on a number of planning policies for shopping centres in the last 2-3 years.

The City Planner believes that Council currently has three options before it:

1It can support the recommendation from the Town Planning Committee to refuse the application before Council, as it does not accord with the planning policy for Clarkson, and this will entitle the applicant to a right of appeal. However, it will delay the establishment of the centre for some considerable time.

2Council may wish to support the plan submitted by Penham Holdings Pty Ltd, however in that event I believe Council would need to re-advertise the existing policy incorporating the modified plan and revised principles.

This would also take some considerable time to finalise before an approval could be issued.

3Council could defer the matter for the applicant and his consultants to liaise with me and the Chairman of the Town Planning Committee to arrive at a satisfactory design solution with a view of presenting the revised plans to the next Town Planning Committee and Council for determination.

In view of the circumstances, the City Planner suggests that if Council wishes to pursue one of these options that it supports the third option presented.

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

- 1 Council defers consideration of the application submitted by Penman Holdings Pty Ltd for retail and consulting room development on Lots 232 and 1448 corner Ainsbury Parade and Renshaw Boulevard, Clarkson;



2 following liaison between the applicant, consultants, Chairman of the Town Planning Committee and the City Planner to arrive at a satisfactory design solution, a further report be submitted to Town Planning Committee.

**CARRIED**

**SEWERAGE WORKS - QUINNS ROCKS - [506-4]**

Cr O'Grady referred to the proposed public meeting to be held at Quinns Rocks in relation to sewerage works and enquired when this meeting would be held.

The City Planner advised that once the Water Corporation have assessed the alternative options they will advise the City and then a meeting will be arranged.

Cr O'Grady requested the City Planner to expedite the matter.

**ROAD FLOODING - HYACINTH COURT, HEATHRIDGE - [510-322-18-3]**

Cr Major referred to a problem being experienced by a resident of 2 Hyacinth Court, Heathridge, due to recent rain causing the road to flood.

The Town Clerk advised he would investigate this as a matter of urgency.

**ROAD FLOODING - HARLEY PLACE, KINGSLEY - [510-322-18-3]**

Cr Taylor referred to a telephone call from a resident of 6 Harley Place, Kingsley who was experiencing a problem with his house flooding, due to a blocked drain in the street.

This matter will be referred to Engineering Department for action.

**APPLICATION FOR ADDITIONAL PRACTITIONERS - [2143-6024]**

Cr Taylor queried the progress of an application submitted by Dr Evans for additional practitioners at 585 Beach Road, Warwick.

The City Planner advised he would investigate this matter.

**BUILDING APPLICATION - LOTS 262, 263 AND 264 BERRIMAN DRIVE, WANNEROO - [019-2]**

Cr Taylor referred to a request he made at the Technical Services Committee meeting held on 12 June 1996 as to whether a building licence had been issued for Lots 262, 263 and 264 Berriman Drive, Wanneroo.

He had been advised by the City Building Surveyor that no building licence had been granted for these lots and requested the City Planner to liaise with the City Building Surveyor to investigate this matter as he was concerned at the large amount of earthworks taking place.

The City Planner advised he would liaise with the City Building Surveyor to investigate this matter.

**TP153-06/96      CHANGE OF POLICY - RESCISSION MOTIONS - [702-1]**

Cr Dammers referred to the policy in relation to rescission motions and believed that a new policy needs to be formalised to ensure that when a rescission motion is entered, the intention of the new motion is also incorporated.

Discussion ensued in relation to rescission motions.

**MOVED** Cr Major, **SECONDED** Cr Popham that a report be submitted to Policy Committee in relation to formalising a new policy regarding rescission motions.

**CARRIED**

**C284-06/96      FINANCE & COMMUNITY SERVICES COMMITTEE**

**MOVED** Cr Lynn, **SECONDED** Cr Wight that the Report of the Finance and Community Services Committee Meeting, held on 19 June 1996, be received.

**CARRIED**

**ATTENDANCES**

Councillors:	M E LYNN, JP - Chairman	South-West Ward
	A V DAMMERS, JP - Mayor	Central Ward
	B A COOPER	Central Ward
	P O HEALY - From 1803 hrs	North Ward
	A G TAYLOR - From 1801 hrs	South Ward
	T W POPHAM	South Ward
	G A MAJOR - Deputising for Cr Freame	South-West Ward
	L O'GRADY - Observer, Deputising for Cr Healy to 1803 hrs	North Ward
	A W WIGHT - Observer, Deputising for Cr Taylor to 1801 hrs	South Ward
	L A EWEN-CHAPPELL - Observer	Central Ward
	S P MAGYAR - Observer from 1808 hrs	Central Ward

W D DUFFY - Observer from 1856 hrs	South
Ward	
V G HANCOCK - Observer	South-West
Ward	

Chief Executive Officer	
(elect):	L O DELAHAUNTY
Deputy Town Clerk:	R E DYMCK
City Treasurer:	J TURKINGTON
City Environmental Health	
Manager:	M AUSTIN
City Recreation and	
Cultural Services Manager:	R BANHAM
Manager, Municipal Law &	
Fire Services:	T TREWIN
Manager Welfare Services:	P STUART
City Librarian:	N CLIFFORD
City Building Surveyor:	R FISCHER
City Engineer:	R McNALLY
Minute Clerk:	S BRUYN

#### **APOLOGIES**

An apology for absence was tendered by Cr Freame; Cr Major deputised.

An apology for late attendance was tendered by Cr Healy.

#### **PUBLIC/PRESS ATTENDANCE**

There was 1 member of the Public in attendance.

#### **CONFIRMATION OF MINUTES**

#### MINUTES OF FINANCE AND COMMUNITY SERVICES COMMITTEE MEETING HELD ON 22 MAY 1996

The Minutes of the Finance and Community Services Committee Meeting held on 22 May 1996, were confirmed as a true and correct record.

#### **PETITIONS AND DEPUTATIONS**

Nil

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

Cr Cooper declared an interest in Item FA66-06/96.

**CONFIDENTIAL BUSINESS**

The following item was considered Behind Closed Doors:

FA64-06/96 - EAST WANNEROO DEVELOPMENT AREA - ACQUISITION OF  
LAND FOR PUBLIC OPEN SPACE - [740-94006, 290-7]

**MEETING TIMES**

Commenced: 1800 hrs  
Closed: 2040 hrs

## **FINANCE & ADMINISTRATIVE SECTION**

**REPORT NO:**

**FA62-06/96      CORPORATE PLAN DEVELOPMENT - [702-0-1]**

### **CHIEF EXECUTIVE OFFICER'S REPORT**

A requirement of the new Local Government Act is for each local government to produce a strategic/corporate plan for a minimum period of four years.

The Chief Executive Officer (Elect) reports on the proposed formulation of a suitable mission statement and recommends that a workshop be conducted comprising Councillors and senior staff, with the assistance of a skilled independent facilitator, to develop the mission statement.

He advises that once the Council has formulated a draft strategic plan the document should be made available for public comment prior to final adoption.

**MOVED** Cr Freame, **SECONDED** Cr Healy that the Chief Executive Officer (elect) be authorised to recommend an independent facilitator and submit quotes on the costs of a suitable venue, to undertake the development of a City of Wanneroo strategic plan.

**CARRIED**

**FA63-06/96      VEHICLE CROSSING FEES - [220-0]**

The new Local Government Act 1995, which comes into effect on 1 July 1996, has no provision for subsidisation of the cost of vehicular crossings.

The City Engineer provides details of the cost and verge width of a standard crossing and reports that Section 358 (2)(a) of the Local Government Act 1960 requires Council to subsidise one-half of the cost of a standard vehicle crossing when it is the first crossover constructed in respect of any property.

**CITY ENGINEER'S REPORT** recommended that Council approves the vehicle crossing charges and subsidies as detailed at Attachment 1 to Report No FA63-06/96 effective from 1 July 1996.

**MOVED** Cr Freame, **SECONDED** Cr Healy that Council approves the vehicle crossing charges and subsidies as detailed at Attachment 1 to Report No FA63-06/96 effective from 1 July 1996 and seeks a further report on the future viability of continuing this service.

Appendix XIII refers.

FA64-06/96

EAST WANNEROO DEVELOPMENT AREA - ACQUISITION OF  
LAND FOR PUBLIC OPEN SPACE - [740-94006, 290-7]

**CITY PLANNER'S REPORT**

The Council is required to purchase land required for major road alignments and public open space within the East Wanneroo Development Area. Three landowners within the district of Hocking whose land includes an area that has been designated for public open space have offered to sell the land subject to certain conditions.

The City Planner provides background details on the subject matter and reports on Cell 4 of the South Wanneroo Structure Plan, the sale price and terms, evaluation of price and terms and funding and advises that this recommendation should be referred to the Finance and Community Services Committee prior to submission to Council.

The Deputy Town Clerk advised of an additional point included in this item at the Town Planning Committee meeting held on 17 June 1996, which read "seeks confirmation from the Minister for Planning that debt servicing of loans raised, ie the payment of principle and interest is a charge against the scheme owners".

However, a review of correspondence has shown that the Minister for Planning has agreed that interest in an appropriate charge to the scheme costs and therefore this additional point is not now required.

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

1 authorises the purchase of approximately 2.2872 hectares of public open space within Cell 4 of the East Wanneroo Development Area from A J Crisafulli, D and D De Laurentis and N and N De Laurentis jointly, for an aggregate price of \$628,970 on the following terms and conditions:

- (a) the purchase is to be subject to a Contract of Sale which is to provide for settlement as early as is practicable and ahead of subdivision and transfer;
- (b) the price is to be adjusted upon final determination of the subject area by survey;

- (c) the purchase price does not include fixtures and fittings;
- (d) the owners are to be entitled to remain in occupancy of the land until such time as it is required to be developed as public open space, subject to them entering into a Lease Agreement to provide, amongst other things, for the payment by the owners of a fair market rental and all rates and taxes;
- (e) the City is to pay the legal, valuation, survey and conveyancing costs associated with the purchase but not the mortgage discharge costs or town planning consultant fees incurred by the owners;

- 2 seeks the consent of the Minister for Local Government to establish, in accordance with Section 600 (1)(c) of the Local Government Act, an overdraft limit of \$300,000 for the East Wanneroo Development Area Cell 4;
- 3 advises the State Treasury, pursuant to the provisions of Section 601 of the Local Government Act, the additional requirement to its 1996/97 borrowing programme.

**CARRIED**

**FA65-06/96            ALTERATIONS TO MILDENHALL CENTRE, PERCY DOYLE RESERVE, DUNCRAIG - [335-3-1]**

#### **CITY BUILDING SURVEYOR'S REPORT**

The vacated "Meals on Wheels" area within the Mildenhall Centre, Percy Doyle Reserve, Duncraig has provided an opportunity to upgrade and expand the hall into the vacated area by modifying the layout to provide additional activity areas.

The City Building Surveyor provides details of the two parts of the proposed alterations, reports on costing and advises that it would be prudent to undertake the implementation of both parts of the refurbishment at the one time, should funding be available, to be less disruptive to users of the Centre and more cost effective than undertaking the work over two consecutive budgets.

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

- 1 agrees to the scope and nature of the refurbishment work as presented for the Mildenhall Centre on Percy Doyle Reserve, Duncraig;

- 2 agrees to the documentation of the total refurbishment as one contract and for the calling of tenders for the works;
- 3 agrees to increase the sum listed in Account No 25075 in the 1996/97 Draft Budget from \$160,000 to the revised sum of \$220,000.

**CARRIED**

**FA66-06/96      WARRANT OF PAYMENTS FOR THE PERIOD ENDING 31 MAY 1996 - [021-1]**

**CITY TREASURER'S REPORT**

The City Treasurer submits the Warrant of Payments for the period ending 31 May 1996, the total sum expended being \$21,514,864.37.

**MOVED** Cr Freame, **SECONDED** Cr Healy that Council passes for payment the following vouchers, as presented in the Warrant of Payments to 31 May 1996, certified by the Chairman of Finance and Community Services Committee and City Treasurer, and totalling \$21,514,864.37:

<u>Funds</u>	<u>Vouchers</u>	<u>Amount - \$</u>
Advance Account No 1	029701 - 031184	\$ 9,775,971.06
Municipal	000234 - 000247	<u>\$11,738,893.31</u>
		<u>\$21,514,864.37</u>

**CARRIED**

Appendix XIV refers.

**FA67-06/96      OUTSTANDING GENERAL DEBTORS - MAY 1996 - [020-0]**

The City Treasurer reports on the outstanding general debtors at the end of May 1996.

He makes comments on the action being taken with long outstanding accounts and recommends the write-offs of debts totalling \$151.30 which are considered to be irrecoverable.

**CITY TREASURER'S REPORT** recommended that Council writes out of its General Debtors ledger an amount of \$151.30, representing



debts considered irrecoverable as detailed in Attachment B to Report FA67-06/96.

#### **COMMITTEE RECOMMENDATION**

That Council:

- 1 writes out of its General Debtors ledger an amount of \$151.30, representing debts considered irrecoverable as detailed in Attachment B to Report FA67-06/96;
- 2 advises Olympic Kingsway Sports Club (Inc) that unless payment of the outstanding debt of \$4,935.93 dissected as follows:

	\$
Property Rental	1,054.00
Commercial Refuse Charges	1,609.75
Utility Charges	2,272.18
	<hr/>
	\$4,935.93
	<hr/>

is paid by 19 July 1996 the seniors' use of the facility may be withdrawn;

- 3 investigates the position in relation to multi master metering of electricity being installed at Kingsway.

#### **ADDITIONAL INFORMATION**

Councillors will be aware that the matter of the Olympic Kingsway Soccer Club's outstanding debt was discussed at the recent meeting of Council's Finance and Community Services Committee meeting. Committee resolved, inter alia, to recommend to Council, "Investigate the position in relation to multi master metering of electricity being installed at Kingsway".

The City Treasurer advises that subsequent to the meeting, it was ascertained that multi master metering for electricity has already been installed at Kingsway. The utility charges of \$2,272.18 relate to water consumption. Details are as follows:

18/02/94 - 18/08/94	\$ 527.49
18/08/94 - 28/02/95	\$ 686.89
28/02/95 - 07/09/95	\$ 608.87
07/09/95 - 28/02/96	\$ 448.93
	<hr/>
	\$2,272.18

In view of this, Item 3 of the recommendation on FA67-06/96 can be deleted.

**MOVED** Cr Healy, **SECONDED** Cr Ewen-Chappell that Council:

- 1 writes out of its General Debtors ledger an amount of \$151.30, representing debts considered irrecoverable as detailed in Attachment B to Report FA67-06/96;
- 2 advises Olympic Kingsway Sports Club (Inc) that unless payment of the outstanding debt of \$4,935.93 dissected as follows:

	\$
Property Rental	1,054.00
Commercial Refuse Charges	1,609.75
Utility Charges	2,272.18
	<hr/>
	\$4,935.93
	<hr/>

is paid by 19 July 1996 the seniors' use of the facility may be withdrawn.

**CARRIED**

Appendix XV refers.

**FA68-06/96      BANKING PORTFOLIO 1996/97 - [005-1]**

**CITY TREASURER'S REPORT**

Council, at its May 1994 meeting, resolved to appoint, for a period of five years, the Commonwealth Bank of Australia as its banker, effective 1 July 1994. Council also appointed the Commonwealth Bank of Australia as its Rate Collection Agency, effective 1 August 1994, subject to annual review.

The City Treasurer provides details of the fees and charges applicable in 1995 and reports on the proposed fees and charges for the 12 months commencing 1 July 1996.

**MOVED** Cr Freame, **SECONDED** Cr Healy that Council accepts the Commonwealth Bank's 1996/97 renewal terms offer as outlined in Report FA68-06/96, subject to:

- 1 further investigation into the use of Autopay EFT for credit payments;

- 2        availability of investment funds to the level requested;  
3        competitive interest rates being offered on investment  
         earnings.

**CARRIED**

Appendix XVI refers.

**FA69-06/96        1996/97 RATE PAYMENTS - [018-1]**

**CITY TREASURER'S REPORT**

A Rating Workshop was conducted on Thursday, 6 June 1996, the express purpose of which was to introduce the new provisions contained in the Local Government Act 1995.

The City Treasurer advises that the new Local Government Act provides local governments a broad framework with which to design a rate payment package suitable to the needs of its ratepayers.

He provides details of the parameters of the rate payment package and reports on the proposed payment options, method of calculation of interest for instalments, late payment interest and entitled pensioners.

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

- 1        adopts the four option rates payment package for the  
         1996/97 financial year as detailed in Report FA69-06/96;  
2        undertakes a detailed advertising campaign to advise  
         ratepayers of the various rate payment options  
         available, such advertising to commence prior to the  
         despatch of 1996/97 rate notices.

**CARRIED**

Appendix XVII refers.

**FA70-06/96        1996/97 RATE INCENTIVE SCHEME - [018-20]**

**CITY TREASURER'S REPORT**

At its meeting held on 24 April 1996, Council resolved to undertake a rate incentive scheme for the 1996/97 year.

The City Treasurer provides details of negotiations finalised with prospective donors, which included four cash prizes ranging from \$1,000 to \$5,000 and three accommodation packages and reports on conditions of entry and drawing of winners.

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

- 1 accepts the offer of prizes excluding Stewart Pest Managers Pty Ltd as detailed in Report FA70-06/96 and expresses its sincere appreciation to all donors for their generosity;
- 2 declines the Stewart Pest Managers Pty Ltd offer to participate in the 1996/97 rate incentive scheme;
- 3 authorises a cocktail party to be held in Council's administration building function room for Councillors, sponsors/donors and prize winners for the presentation of prizes.

**CARRIED**

Appendix XVIII refers.

**FA71-06/96      TRUST FUND MONIES - [023-5]**

**CITY TREASURER'S REPORT**

Section 526 (2)(b)(ii) of the Local Government Act provides that funds which have been held in Trust Fund for 10 years, may be transferred to such fund as the Council thinks appropriate, on condition that it shall be repaid from that fund to a person claiming and establishing the right to the payment.

The City Treasurer provides details of amounts held in Council's Trust Fund in excess of 10 years and advises that as there is insufficient detail to effect refunds, it is considered appropriate to transfer the amounts to Council's Municipal Fund.

**MOVED** Cr Freame, **SECONDED** Cr Healy that Council, in accordance with the provisions of Section 526 (2) (b) (ii) of the Local Government Act, transfers to its Municipal Fund the following amounts:

29.10.85	Unclaimed Salary/Wages - N Edwards	\$115.20
21.11.85	Unclaimed Salary/Wages - T Hansen	\$ 30.80
21.11.85	Unclaimed Salary/Wages - J Mercer	\$ 21.00
21.11.85	Unclaimed Salary/Wages - R Bicknell	\$ 11.40
18.02.86	Unclaimed Monies - Mrs C Anderson	\$ 5.95
07.04.86	Unclaimed Monies - D Westwood	\$ 8.00
21.04.86	Unclaimed Monies - L Coman	\$ 50.00
Total		<u>\$242.35</u>

held in Trust Fund in excess of ten years.

**CARRIED**

Cr Magyar entered the Chamber at this point, the time being 2145 hrs.

**CITY TREASURER'S REPORT**

At the Finance and Community Services Committee meeting held on 22 May, 1996 a report was requested on the option of imposing a differential minimum rate on vacant land, as opposed to a uniform minimum rate currently imposed on improved and not improved property within the Wanneroo municipality.

The City Treasurer provides details of the minimum rating provisions in the new Local Government Act 1995 and reports that these provisions permit a local government to strike different rates, based on whether the land is vacant land or not.

He also provides details of an analysis conducted of minimum rating following a survey carried out of other Councils who imposed a higher differential minimum on vacant land.

**ADDITIONAL INFORMATION**

Councillors will be in receipt of a memorandum from Councillor Major relating to this matter.

The proposal seeks to:

- . Abolish minimum rating on improved land.
- . Transfer additional monies raised via minimum rate on improved land to vacant land.
- . Have nil effect on revenue raising.

The basis used was:

- . 5300 lots cost Council and rest of the community the equivalent of having to provide infrastructure for a whole suburb one year earlier than would otherwise be necessary.
- . Prefunding the infrastructure for 15,000 residents, the community is forced to bear extra cost.
- . Owners of vacant land defer "use" until they sell and collect the difference between the sale price and purchase price.

- The value of community services available to every lot - an aggregated figure known as property valuation - determined by real estate market sales.
- Property valuations were defined and set by the services they receive.
- The minimum rate is highly discriminatory against those least affluent members of the community.

Councillor Major's proposal provided the following formula for the calculation:

$$S = \frac{M - R}{L}$$

where M = total revenue from minimum rates on improved land,

R = normal rates yield from improved land to which minimum rates otherwise applied, and

L = total number of vacant lots.

Councillor Major's proposal chose an arbitrary figure for R of \$1,250,000. His calculation was:

$$S = \frac{\$2,583,592 - \$1,250,000}{5,321} = \frac{\$1,333,592}{5,321} = \$250$$

His proposal is to distribute the \$250 to the current vacant land minimum of \$374, making that minimum \$624.

A summary of the proposal, using "live" data is:

Summary of Proposal - Residential Improved -  
Minimum Rate

<u>No of Properties</u>	<u>GRV</u>	<u>Rates Yield</u>
	\$	\$
3,750	16,106,990	1,402,500
354	1,464,996	132,396
2,413	10,982,011	902,462
390	1,787,808	145,860
1	3,400	374
<hr/>	<hr/>	<hr/>
6,908	\$30,345,205	\$2,583,592
<hr/>	<hr/>	<hr/>

\$30,345,205 x 7.6447¢ in \$ = \$2,319,800.

Now applying Councillor Major's formula with "live" data, the position is:

$$\begin{aligned} \text{Surcharge} &= \frac{\$2,583,592 - \$2,319,800}{5321} = \frac{\$263,792}{5321} \\ &= \$49.58 \end{aligned}$$

Given this "live" data, the position becomes:

- \* No minimum is struck for improved properties.
- \* Vacant lots (5321 lots) would pay \$424 (\$374 +

\$50)

The effect of this is:

- \* Improved properties with low valuations, ie properties in Mangano Place (\$2,600 GRV) would pay \$198.76 (\$2,600 x 7.6447¢ in the \$).

This seems far too low given that these residences have full use of all Council facilities, both "property" and "people" based. While the actual cost of each of these categories has not been estimated, the mean average rate in this City last year was \$585, generating \$44M across



the City. Using a rule of thumb guide that local government expenditure is in broad terms, a 70% "property" and 30% "people" split, the cost could be shown as:

70% "property"	\$30,800,000
30% "people"	\$13,200,000
	<hr/>
	\$44,000,000
	<hr/>

Accepting this, all properties (75,000) on average contribute the following to each element:

Property	<u>\$30,800,000</u>	=	\$410
	75,000		
People	<u>\$13,200,000</u>	=	\$176
	75,000		
			<hr/>
			\$586
			<hr/>

If one considers that each property should contribute at least to the "property-based" infrastructure provisions, then the minimum rate for all lots should be, say \$410.

Bench marking minimum rates against other local governments indicates the following:

#### COMPARISON - DIFFERENTIAL MINIMUM RATES

1995/96

	<u>Minimum Rate</u>	
	<u>Improved</u>	<u>Vacant</u>
	\$	\$
City of Melville	342	394
City of Armadale	425	435
City of Stirling	339	339
City of Belmont	390	390

Shire of Swan	390	390
City of Gosnells	319	302
City of Canning	330	330
Shire of Kalamunda	336	336
City of Mandurah	336	364
City of Bayswater	380	380

Considering all matters, each property should therefore contribute at least the minimum rate.

### **RECOMMENDATION**

That Council reiterates its Resolution FA51-5/96 viz:

	<u>Rate-in-the-\$</u>	<u>Relativities</u>	Estimated (Gross Values)
Rental	<u>General Rates</u>		
	Residential Zones	100%	8.2180¢
	Commercial Improved Zones	95%	7.8071¢
	Commercial Not Improved Zones	100%	8.2180¢
	Industrial Zones	100%	8.2180¢
	Rural Zones	100%	8.2180¢
	<u>Minimum Rates</u>		
	Residential Zones	\$402	
	Commercial Zones	\$740	
	Industrial Zones	\$740	
	Rural Zones	\$402	

**MOVED** Cr Major, **SECONDED** Cr Freame that Council abolishes minimum rate for occupied residential lots.

**LOST**

**MOVED** Cr Freame, **SECONDED** Cr Healy that Council reiterates its Resolution FA51-5/96 viz:

<u>Rate-in-the-\$</u>		<u>Estimated Relativities</u>	
Rental			(Gross
	<u>General Rates</u>		Values)
	Residential Zones	100%	8.2180¢
	Commercial Improved Zones	95%	7.8071¢
	Commercial Not Improved Zones	100%	8.2180¢
	Industrial Zones	100%	8.2180¢
	Rural Zones	100%	8.2180¢
	<u>Minimum Rates</u>		
	Residential Zones	\$402	
	Commercial Zones	\$740	
	Industrial Zones	\$740	
	Rural Zones	\$402	
			<b>CARRIED</b>

**CITY TREASURER'S REPORT**

The City Treasurer submits details of amounts to be written off in relation to rates levied and details why these amounts are recommended for write-off action.

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

- 1 writes off rates levied, totalling \$356.41, in accordance with Section 575(1)(a) of the Local Government Act 1960, as detailed in Attachment A to Report FA73-06/96;
- 2 submits Attachment A to Report FA73-06/96 to the Minister for Local Government for write-off approval.

**CARRIED**

Appendix XIX refers.

**CITY TREASURER'S REPORT**

The City's Workers' Compensation Public Liability and Professional Indemnity insurances were placed with the WAMA-driven self insurance schemes last year and as a consequence of that undertaking, the City only required quotations for its Property, General and Motor Vehicle Insurances for the forthcoming year.

The City Treasurer provides details of quotes received for each class of insurance and submits an assessment of those quotes.

**RECOMMENDATION**

That Council appoints Insurance Brokers Alexander & Alexander for the 1996/97 financial year to place its Property and General insurance with the GIO and its Motor Vehicle and Plant insurance with the AMP on the terms and conditions outlined in Report FA74-06/96.

**MOVED** Cr Taylor, **SECONDED** Cr O'Grady that Council:

- 1 appoints Insurance Brokers Alexander & Alexander for the 1996/97 financial year to place its Property and General insurance with the GIO and its Motor Vehicle and Plant

insurance with the AMP on the terms and conditions outlined in Report FA74-06/96;

- 2 in this instance sets aside its policy in respect of "Communication of Council Resolutions" to allow for immediate action on this matter.

**CARRIED**

Appendix XX refers.

**FA75-06/96      DONATIONS - [009-1]**

The City Treasurer provides details of a number of requests for financial assistance from Council for participants in:

- Southern Cross Cup, Adelaide;
- Little Athletics Association Under 14 and 15 State Team, Kuala Lumpur;
- National Indoor Cricket Titles, Queensland;
- 14's Soccer Squad, Canberra;
- North West Australian Series, Darwin;
- National Australian Business Week Programme, Sydney;
- Australian National Karate Championships, Sydney;
- International Track and Field Conference;

Children's Medical Research Institute are seeking a financial contribution towards research programmes into genetic diseases.

Red Shield Appeal are seeking financial assistance to assist families on or below the poverty line.

The Speech and Hearing Centre for Deaf Children WA (Inc) are seeking financial assistance to enable it to provide numerous services to hearing impaired children and their families.

**CITY TREASURER'S REPORT** recommended that Council:

- 1 donates \$50 to each of the following persons to assist with costs to participate in his/her respective sport:

Mr Mark Salamone  
Mr Chris Benfield  
Mr Aaron Ritchie  
Mr Adam Priestly  
Mr David Curtis  
Mr Mark Trebell  
Mr Barry Williamson  
Mr Patrick Carlin  
Mr Matthew Badart  
Miss Leah Harris  
Miss Natalie Dalley

Miss Shirley Wee  
Miss Natasha Jesske  
Mr Ryan Clarke  
Mr Ryan Bottell  
Miss Jacqui Dufall

such donations to be from Budget Item No 29470 - Sundry  
Donations - Recreation and Sport - Other;

- 2       (a)       donates \$50 to Children's Medical Research  
          Institute;
- (b)       donates \$50 to Red Shield Appeal;
- (c)       donates \$50 to Speech and Hearing Centre for Deaf  
          Children WA (Inc);

donations to be from Budget Item No 26531 - Sundry  
Donations - Other Welfare Services.

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

- 1       donates \$50 to each of the following persons to assist  
       with costs to participate in his/her respective sport:

Mr Mark Salamone  
Mr Chris Benfield  
Mr Aaron Ritchie  
Mr Adam Priestly  
Mr David Curtis  
Mr Mark Trebell  
Mr Barry Williamson  
Mr Patrick Carlin  
Mr Matthew Badart  
Miss Leah Harris  
Miss Natalie Dalley  
Miss Shirley Wee  
Miss Natasha Jesske  
Mr Ryan Clarke  
Mr Ryan Bottell  
Miss Jacqui Dufall

such donations to be from Budget Item No 29470 - Sundry  
Donations - Recreation and Sport - Other;

- 2       (a)       donates \$50 to Children's Medical Research  
          Institute;
- (b)       donates \$250 to Red Shield Appeal;

- (c) donates \$50 to Speech and Hearing Centre for Deaf Children WA (Inc);

donations to be from Budget Item No 26531 - Sundry  
Donations - Other Welfare Services.

**CARRIED**

**FA76-06/96      DONATION - MERCY COLLEGE - [009-1]**

Council is in receipt of a request from Mercy College, Koondoola for financial assistance towards a Music Tour during June/July 1996.

The City Treasurer provides details of the tour and request, reports on Council policy in relation to assistance to schools and considers it appropriate that Council makes a non-statutory donation of \$200 to assist the Mercy College Choir with costs of touring Adelaide and Canberra during June/July 1996.

**CITY TREASURER'S REPORT** recommended that Council makes a non-statutory donations of \$200.00 from Account 29470 to assist the Mercy College Choir with costs of touring Adelaide and Canberra during June/July 1996.

**MOVED** Cr Freame, **SECONDED** Cr Healy that Council makes a non-statutory donations of \$200.00 from Account 29470 to assist the Mercy College Choir with costs of touring Adelaide and Canberra during June/July 1996 and dispenses with policy in order to advise Mercy College Choir of this donation prior to their departure.

**CARRIED**

**FA77-06/96      PETTY CASH - BUCKINGHAM HOUSE - [051-1]**

**CITY TREASURER'S REPORT**

The City Treasurer submits a request from the City Recreation and Cultural Services Manager for an increase in petty cash from \$50 to \$100 for the Curator of Buckingham House as the existing petty cash amount is inadequate to cater for the day to day operations of the House.

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

- 1      authorises the increase of petty cash from \$50 to \$100 for Buckingham House;
- 2      ensures the petty cash is operated in accordance with correct accounting principles.

**CARRIED**

FA78-06/96

PETTY CASH AND CASH FLOAT - YANCHEP COMMUNITY  
HOUSE - [890-6]

**CITY TREASURER'S REPORT**

The Manager Welfare Services has requested a petty cash of \$150 and cash float of \$50 for the Yanchep Community House which will come under City of Wanneroo management on 1 June 1996.

The City Treasurer reports that the petty cash float is required for the day to day operations at the Centre and the cash float for change for the After School Care and Vacation Care programmes and advises that adequate audit controls will be implemented for the correct recording and security of the petty cash and cash float.

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

- 1 authorises the advance of \$150 petty cash and \$50 float for the Yanchep Community House;
- 2 ensures the petty cash and cash float are operated in accordance with correct accounting principles.

**CARRIED**

FA79-06/96

CASH FLOATS - MEALS ON WHEELS AND DUNCRAIG  
PODIATRY SERVICE - [853-2]

**CITY TREASURER'S REPORT**

The Manager Welfare Services has reported the disappearance of two cash floats, one from Meals on Wheels Volunteer Drivers and the other from Duncraig Podiatry Services.

The City Treasurer reports that all avenues have been exhausted in locating the missing cash floats and advises that the necessity to be careful when storing and handling cash has been reinforced to all persons associated with cash handling.

**MOVED** Cr Freame, **SECONDED** Cr Healy that Council writes off the following missing cash floats:

Meals on Wheels Volunteer Drivers	\$10.00
Duncraig Podiatry Service	\$20.00

against Accounts 25862238 and 25966371 respectively.

**CARRIED**

FA80-06/96

DISPOSAL OF SURPLUS ASSETS - [010-0-2]



## **CITY TREASURER'S REPORT**

Council has three water tanks which are surplus to the City's requirements and which were situated on reserves.

The City Treasurer advises that the tanks were advised for sale and provides details of the expressions of interest received.

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

- 1 accepts the offer of \$270 each from Mr Trevor Taylor of 18 Milstead Way, Marangaroo for the purchase of two 3000 gallon water tanks;
- 2 accepts the offer of \$220 from Mr Mike Ramsay of 23 Wildflower Drive, Neerabup for the purchase of one 1000 gallon water tank.

**CARRIED**

**FA81-06/96      CIVIC RECEPTIONS AND FUNCTIONS - [703-3]**

## **TOWN CLERK'S REPORT**

The Town Clerk submits the 1996/97 Calendar of Civic Receptions and Functions for Council consideration and approval.

**MOVED** Cr Freame, **SECONDED** Cr Healy that Council approves the 1996/97 Calendar of Civic Reception and Functions as shown on the attachment to FA81-06/96.

**CARRIED**

Appendix XXI refers.

**FA82-06/96      PROPOSED JOONDALUP CITY CENTRE PUBLIC PARKING RESERVE - [730-8-9]**

## **CITY PLANNER'S REPORT**

A Parking Strategy was suggested in the Joondalup Development Corporation Report "Joondalup City Centre Transportation Policy" in 1990 and discussions and negotiations have taken place between Council officers and the Corporation and then LandCorp since that time. This process resulted in a draft report, "Joondalup City Centre Parking Strategy" being prepared in October 1995 and submitted to LandCorp for comment prior to reporting to Council.

The City Planner provides background details of the draft strategy and repayments on payments received in relation to

developments in the City Centre, future potential of the parking strategy and the need for a specific reserve.

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

- 1 establishes, in accordance with Section 528(3) of the Local Government Act, a particular reserve account for the purpose of Joondalup City Centre Public Parking;
- 2 transfers funds held in Cash-in-Lieu of Parking Reserve relating to Joondalup City Centre as at 1 July 1995 and all subsequent transaction to the Joondalup City Centre Public Parking Reserve.

**CARRIED**

**FA83-06/96**      **PERRY'S PADDOCK SIGNAGE - [057-4]**

Cr Dammers requested the City Building Surveyor and the City Recreation and Cultural Services Manager to liaise in relation to developing appropriate signage for Perry's Paddock.

**MOVED** Cr Freame, **SECONDED** Cr O'Grady that Council:

- 1 endorses the erection of a sign in Perry's Paddock;
- 2 seeks approval from the Minister for Planning;
- 3 authorises, in accordance with Section 547(12) of the Local Government Act, \$5,000 for the project to be allocated from Perry's Paddock Reserve Account;
- 4 seeks a further report from the Historical Sites Advisory Committee in relation to its proposal for the construction of an information bay.

**CARRIED BY**

**AN**

**ABSOLUTE**

**MAJORITY**

**FA84-06/96**      **OFFICIAL OPENING AND NAMING OF WELFARE SERVICES  
ADMINISTRATION CENTRE - [890-16]**

**MANAGER WELFARE SERVICE'S REPORT**

The Manager, Welfare Services reports that construction of the Welfare Services Merriwa Administration Centre is now completed and submits proposed name for Council's approval.

**MOVED** Cr Freame, **SECONDED** Cr Healy that Council approves the naming of the Welfare Department's northern administration base at Merriwa as "Community Services Centre - Merriwa".

**CARRIED**

**FA85-06/96      INFORMATION TECHNOLOGY PLAN UPDATE - [206-13]**

**DEPUTY TOWN CLERK'S REPORT**

The Deputy Town Clerk submits current progress report in relation to Council's 5-year Information Technology Plan together with details of Close of Tender for Contract 139-95/96.

**RECOMMENDATION**

That Council accepts the tender submitted by Perth Image and Document Management Services Pty Ltd in response to Tender No 139-95/96 for the provision of consultancy services for the review of computer based organisation support requirements.

**MOVED** Cr Wight, **SECONDED** Cr Taylor that Council accepts the tender of \$29,800 submitted by Perth Image and Document Management Services Pty Ltd in response to Tender No 139-95/96 for the provision of consultancy services for the review of computer based organisation support requirements.

**CARRIED**

**FA86-06/96      WANNEROO COMMUNITY HOUSING ASSOCIATION - [290-0]**

The City Treasurer reports on a request received from the Wanneroo Community Housing Association for Council to administer the financial management of the grant to the Association until incorporation of the body.

**CITY TREASURER'S REPORT** recommended that Council undertakes the financial management of the grants for the Wanneroo Community Housing Association, pending incorporation of the Association, at a fee of 2% of grant funds received.

**MOVED** Cr Freame, **SECONDED** Cr Healy that Council undertakes the financial management of the grants for the Wanneroo Community Housing Association, pending incorporation of the Association.

**CARRIED**

**FA87-06/96      DISPOSAL OF SURPLUS ASSETS - [010-2-2]**

**CITY TREASURER'S REPORT**

The City Treasurer reports on an offer received for the purchase of concrete pipe, surplus as part of the reconstruction process in Woodvale Drive.

**MOVED** Cr Freame, **SECONDED** Cr Healy that Council accepts the offer of \$500 from Mr Graham Winter of Nolan Bay Pty Ltd for the purchase and removal from Woodvale Drive, 48 lengths of 750mm concrete pipes.

**CARRIED**

**FA88-06/96**

**RESTORATION OF COCKMAN HOUSE MUSEUM OUTBUILDINGS**  
**- [052-2]**

At its meeting on 19 June 1996, the Historical Sites Advisory Committee resolved to modify a previously submitted plan for the restoration of the outbuildings associated with Cockman Museum.

**CITY RECREATION AND CULTURAL SERVICES MANAGER'S REPORT**  
recommended that Council:

- 1 engages a heritage architect to provide plans, in consultation with the Curator of Cockman House, and a programme of works for the restoration of the outbuildings in the grounds of Cockman House Museum;
- 2 engages a carpenter/joiner (with heritage restoration experience) to undertake the restoration works as outlined in the works programme drawn up by the heritage architect engaged for the purpose; and
- 3 includes in the budget the sum of \$31,900.00 for the restoration of the buildings in the grounds of Cockman House Museum.

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

- 1 engages a heritage architect to provide plans, in consultation with the Curator of Cockman House, and a programme of works for the restoration of the outbuildings in the grounds of Cockman House Museum;
- 2 engages a carpenter/joiner (with heritage restoration experience) to undertake the restoration works as outlined in the works programme drawn up by the heritage architect engaged for the purpose; and
- 3 lists for consideration in the budget the sum of \$31,900.00 for the restoration of the buildings in the grounds of Cockman House Museum.

**CARRIED**

**FA89-06/96**

**DONATION - SPECIAL AIR SERVICE FUND - [009-1]**

Cr Ewen-Chappell requested that \$250 be donated to the widows and children of the SAS soldiers killed recently.

**MOVED** Cr Taylor, **SECONDED** Cr Healy that Council authorises, in accordance with the provisions of Section 547(12) of the Local Government Act, a non statutory donation of \$250 to the Special Air Service Appeal, such donation to be from Budget Item No 26531 - Other Welfare Services - Sundry Donations.

**CARRIED BY AN  
ABSOLUTE MAJORITY**

**FA90-06/96**

**DONATION - BEN WORTH - [009-2]**

Cr Hancock submitted a letter from Mrs J Archer in relation to a request for a donation towards travel expenses for Ben Worth who has been selected in the Under 17's State Cross Country Running Team.

**MOVED** Cr Freame, **SECONDED** Cr Healy that the letter from Mrs J Archer in relation to a request for a donation towards travel expenses for Ben Worth be received and Council donates \$50 to Ben Worth to assist with costs to participate in his sport, such donation to be from Budget Item No 29470 - Sundry Donations - Recreation and Sport - Other.

**CARRIED**

## COMMUNITY SERVICES SECTION

CS84-06/96      POLLUTION ABATEMENT NOTICE - [30/1331]

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

Council is advised that recent improvements to the Wanneroo Pavilion instigated by the Christian Outreach Church have successfully addressed local residents' concerns regarding noise emanating from sporting activities and church services.

The City Environmental Health Manager provides background details on the subject matter and advises that sound level assessment on Sunday, 26 May 1996 confirmed that the noise emissions whilst just audible showed no significant increase in background levels.

He comments that subsequent discussion with several caravan park residents indicated that they found the situation acceptable and did not anticipate further cause for complaint.

**MOVED** Cr Freame, **SECONDED** Cr Healy that Council rescinds Item 2 of Resolution CS34-03/96 of 27 March 1996, viz:

"reissues a new Pollution Abatement Notice on the Christian Outreach Centre, 4 Hocking Road, Kingsley."

**CARRIED**

CS85-06/96      RIBBONS OF BLUE - WATER QUALITY MONITORING - [874-2]

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

It is proposed that the City reaffirm its commitment to the Ribbons of Blue programme to assist in the collection of baseline water quality data for the Yellagonga Regional park.

The City Environmental Health Manager provides background details and reports on the aims of the programme.

He advises that the programme will be coordinated through the Environmental Health Department with input from the Town Planning Department and the purchase of additional equipment will be needed to expand the monitoring currently being undertaken.

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

1            reaffirms its support of the Ribbons of Blue programme;

- 2           endorses the purchase of additional monitoring equipment at a cost of up to \$1500;
- 3           ratifies the coordination of the programme by the City's Environmental Health Department.

**CARRIED**

**CS86-06/96           WARWICK OPEN SPACE SPORTS CLUB - [439-2]**

Council, at its meeting of 25 October 1995, endorsed the formation of a sports club at Warwick Open Space Clubrooms; the member clubs being Greenwood Tennis Club, Perth Outlaws Softball Club and Warwick Bowling Club (Item CS203-10/95 refers).

The City Recreation and Cultural Services Manager in conjunction with the City Building Surveyor provide details of the subject matter and report on the estimated cost of the project.

They comment on the establishment of the proposed facility and advise that the Club will have a strong membership and financial basis from which to fund the ongoing needs of the member clubs.

**CITY RECREATION & CULTURAL SERVICES MANAGER'S & CITY BUILDING SURVEYOR'S REPORT** recommended that Council:

- 1           agrees in principle to the development of sketch plans for the Warwick Sports Club up to \$750,000 in value;
- 2           includes in the 1996/97 Draft Budget a Council contribution of \$680,000 for the proposed extension to the Warwick Sports Club.

**ADDITIONAL INFORMATION**

The City Recreation and Cultural Services Manager and the City Building Surveyor advised that letters from the Warwick Bowling Club were hand delivered to this office on 12 June 1996 - Appendix XXII refers.

It would appear that the Bowling Club has reverted to its former stance and believes that a separate facility would more effectively cater to its long term needs. It is seeking financial assistance from Council in order to establish a Clubhouse.

**BACKGROUND**

In October 1995 the Warwick Bowling Club prepared an application to the Community Sporting and Recreation Facilities Fund to enable it to establish a clubhouse adjacent to the two greens at

Warwick Open Space. The application was forwarded to Council for priority ranking according to CSRFF guidelines.

At the time, a meeting was convened between officers from the Building, Parks and Recreation and Cultural Services Departments, to discuss the ongoing development of recreational facilities within Warwick Open Space. The group came to the conclusion that Council should limit development within Warwick Open Space to prevent a plethora of buildings such as has occurred at Kingsway Sports Complex and Percy Doyle Park.

As a result of this decision, Report CS203-10/95 recommended an amalgamation of facilities so that the existing sports clubroom could be suitably modified and shared by the three resident groups. Council agreed with this approach and it was resolved that the City of Wanneroo would, therefore, submit an application to the Community Sporting and Recreation Facilities Fund to assist with extensions to the present facility.

As indicated in Report CS86-06/96, the grant was successful and Council will receive \$50,000.

The draft building plan attached to this report was presented to delegates from the Warwick Recreation Association on Tuesday, 4 June 1996. At that meeting it was clearly stated that the draft was based on the application submitted to the Community Sporting and Recreation Facilities Fund early in November 1995.

The representatives from the three participating clubs were asked to examine the plan and provide an urgent response for presentation to Council.

The correspondence attached to Report CS86-06/96 represents the reaction from the Warwick Recreation Association.

The Warwick Bowling Club proposes to build a separate Clubroom facility, adjacent to the green and the existing sports club. Detail plans have not been prepared. A sketch plan is attached (B) - Appendix XXIII refers. The Club indicate the building will cost less than \$250,000 and will be funded by a cash contribution of \$30,000, labour \$20,000, a Government Grant of \$50,000 with the balance of up to \$150,000 being sought from Council. In the absence of detail drawing and costings it is difficult to determine if the Clubs proposal is achievable.

It should be noted that there are major differences between this proposal and the proposal in report CS86-06/96 where the proposal is based on the perceived needs of all the Clubs and costed at \$750,000.



Approval of the Bowling Clubs request will raise issues for the Softball Club regarding access to its playing field from the existing sports clubrooms.

Having regard for Council's financial liability, both initially and long term, it is essential that a single shared facility is developed at Warwick Open Space to cater for the long term needs of all three resident groups.

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

- 1       arranges a meeting with office bearers of the Warwick Bowling Club to reiterate the long term benefits and Council's commitment associated with a single share facility, and the necessity for this type of development at Warwick Open Space;
- 2       authorises the City Building Surveyor to continue negotiations with the Warwick Bowling Club to finalise the design of the Club facilities.

**CARRIED**

Appendices XXII and XXIII refer.

**CS87-06/96       USE OF KINGSWAY SPORTS COMPLEX BY WANNEROO DISTRICTS NETBALL ASSOCIATION - [161-198]**

**CITY RECREATION AND CULTURAL SERVICES MANAGER'S &  
CITY ENVIRONMENTAL HEALTH MANAGER'S REPORT**

The Wanneroo Districts Netball Association (WDNA) has requested its agreement with Council for the use of the Kingsway Sports Complex which concludes 30 September 1996 be extended for a further three years. In making this request it also seeks to formalise its arrangements with the Wanneroo Districts Cricket Club (WDCC) for that club's use of the Indoor Pavilion during the Netball season (Items H40814 and Item CS248-12/95 refer).

The City Recreation and Cultural Services Manager provides background details on the current agreement with WDNA and reports on proposed amendments to the agreement, improvements to the kitchen area and an investigation of plumbing.

He advises that the agreement with WDNA for WDCC to use the Indoor Pavilion during the winter months should be subject to negotiation of a satisfactory fee with the Cricket Club for its additional use.

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

- 1 extends the agreement with Wanneroo Districts Netball Association for use of the Indoor Pavilion and Netball Courts at Kingsway Sports Complex at a fee of \$6,000 per annum;
- 2 endorses the conditions of the trial agreement with Wanneroo Districts Cricket Club subject to the negotiation of a satisfactory fee for the additional use by the Cricket Club;
- 3 authorises the use of the pavilion kitchen at Kingsway Sporting Complex by the Wanneroo Districts Netball Association for the purpose of fund raising for a period of up to three years, provided that the following conditions are met:
- (a) floor to be finished in a material that would render the floor smooth, impervious, durable and easily cleanable, ie commercial graded welded vinyl, tile or similar;
  - (b) walls lined with a material that would be smooth, durable, easily cleanable, light in colour and all voids filled and sealed to prevent harbourage of vermin, ie colourbond, brick wall finished with tiles or similar;
  - (c) as there is no ceiling with the pavilion, a flush jointed ceiling would be required over the food preparation area;
  - (d) a mechanical exhaust ventilation system complying to AS 1668.2 would need to be installed over the three barbecues. Note: Pavilion may require additional structural columns and steel members to support both the ceiling and ventilation system;
  - (e) preparation benches and trestle tables require replacement with more suitable food preparation area;
- 3 undertakes further investigation of the plumbing requirement at the Kingsway Indoor Pavilion and advises the Wanneroo District Netball Association further work may be required;
- 4 reviews the agreement in September 1999.

**CARRIED**

## **CITY RECREATION AND CULTURAL SERVICES MANAGER'S & CITY BUILDING SURVEYOR'S REPORT**

To maintain adequate public safety levels at Aquamotion Wanneroo, it will be necessary to close the facility for 12 days in July 1996 to undertake repairs.

The City Recreation and Cultural Services Manager and the City Building Surveyor provide details of the maintenance of Aquamotion and advise that to minimise disruption, it is proposed to close the facility to the public during the July school holiday period which statistics show is the least busiest time for pool usage.

Cr Taylor queried allowing reciprocal entry to Craigie Leisure Centre for membership holders for the proposed 12 day closure of Aquamotion.

The City Recreation and Cultural Services Manager advised he would take this matter on notice.

### **RECOMMENDATION**

That Council:

- 1           endorses the authorisation of the closure of Aquamotion Wanneroo to the public between 8-19 July 1996, for the purpose of maintenance repairs;
- 2           grants all existing membership holders an extension of 12 days on their current membership package.

### **ADDITIONAL INFORMATION**

The City Recreation and Cultural Services Manager advises that as Council is aware, Aquamotion intends to close to the public for maintenance and repair works between 8 July and 19 July 1996. The facility closing will cause obvious short term inconvenience to users and user groups.

Efforts are being made to accommodate some swimming club members at Craigie Leisure Centre and The Fitness Company pool in Girrawheen.

In an effort to minimise inconvenience to current membership holders two options will be offered as compensation for the closure:

- 1 members are eligible to transfer their membership to  
Craigie Leisure Centre for the duration of the  
Aquamation closure;
- 2 all members who do not apply for the transfer will  
receive an extension to their existing membership  
reflecting the total closure.

Due to the majority of membership holders being "local" to the  
Wanneroo area, it is anticipated only five percent of membership  
holders will request a transfer to Craigie Leisure Centre.

As Aquamation only has 320 members, this would cause minimal  
impact on the environment at Craigie Leisure Centre.

Staff at Craigie Leisure Centre will record all usage by  
Aquamation members and a journal transfer will be facilitated  
retrospective of the Aquamation Closure.

This option will allow members specific facilities for  
therapeutic and serious training reasons.

**MOVED** Cr Taylor, **SECONDED** Cr Popham that Council:

- 1 endorses the authorisation of the closure of Aquamation  
Wanneroo to the public between 8-19 July 1996, for the  
purpose of maintenance repairs; and
- 2 as a matter of policy, when either Craigie Leisure  
Centre or Aquamation is closed for maintenance, current  
membership holders can either:
- (a) extend their existing membership by the length of  
the closure; or
  - (b) transfer their membership to the other facility  
for the duration of the closure.

**CARRIED**

**CS89-06/96**      **PLANNING FOR REGIONAL SPORT AND RECREATION -**  
**[260-0]**

**CITY RECREATION & CULTURAL SERVICES MANAGER'S  
REPORT**

Council is represented on a committee known as the North East  
Region Recreation Advisory Committee. The group also includes  
elected representatives from the Cities of Bayswater and  
Stirling, the Town of Bassendean, and the Shires of Mundaring  
and Swan, together with recreation staff at each of these local  
authorities.

The committee provides a forum for the exchange of information on recreation issues and a coordinated approach to the provision of recreation facilities within the northern and eastern sectors of the metropolitan area.

The City Recreation and Cultural Services Manager reports on a recent meeting of the committee where it was resolved that it be renamed the North Metropolitan Regional Recreation Advisory Committee to more clearly reflect the composition of the group at the present time and provides details of the major issues of concern to the committee.

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

- 1 agrees to the suggestion that the name of the North East Region Recreation Advisory Committee be altered to the *North Metropolitan Regional Recreation Advisory Committee*;
- 2 supports the North Metropolitan Regional Recreation Advisory Committee in its efforts to:
  - (a) achieve an agreed definition of the term "region" amongst the three local government recreation advisory committees and the criteria applicable to a facility of regional significance;
  - (b) identify and document an inventory of regional sport and recreation facilities within the local authorities represented on the North Metropolitan Regional Recreation Advisory Committee, and encourage the South East Regional Recreation Advisory Group and the South West Region Recreation Advisory Group to undertake a similar exercise;
  - (c) clarify and document sport and recreation projects of a regional nature proposed by all participating local authorities within the next ten years;
  - (d) gain acceptance from participating local authorities and the Western Australian Municipal Association of the value of a coordinated approach to the provision of regional sport and recreation facilities and the positive role that the three advisory committees can play in this process;

- (e) assess the need for a standing committee comprising representatives from the Ministry for Planning, Ministry of Sport and Recreation, Education Department, WA Sports Federation, State Sports Centre Trust, and the Western Australian Municipal Association to coordinate the provision of sport and recreation facilities of regional significance;
- (f) examine the possibility of allocating a percentage of the Community Sporting and Recreation Facilities Fund for regional sport and recreation studies and the development of appropriate facilities to accommodate identified needs;
- (g) arrange a meeting with representatives from the South East Regional Recreation Advisory Group and the South West Region Recreation Advisory Group to seek agreement on the abovementioned issues.

**CARRIED**

**CS90-06/96      YOUTH FORUM - [485-2]**

At its meeting on 24 April 1996, Council agreed to sponsor a Youth Forum at the Jenolan Way Community Centre, Merriwa, on 31 May 1996 to gather information on youth needs in the local area (Item C155-04/96 refers).

The City Recreation and Cultural Services Manager provides background details of the forum and reports on concerns raised by young people at the forum.

He advises that a very clear message was given that the evening was a welcome change and more events of this nature were requested.

**CITY RECREATION & CULTURAL SERVICES MANAGER'S REPORT**  
recommended that Council:

- 1 agrees to sponsor a further Youth Forum to be held at Two Rocks on 28 June 1996;
- 2 includes the sum of \$5,000 in the 1996/97 Draft Budget to enable a series of ongoing Youth Forums throughout the coming year.

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

- 1 agrees to sponsor a further Youth Forum to be held at Two Rocks on 28 June 1996;

- 2 includes for consideration the sum of \$5,000 in the 1996/97 Draft Budget to enable a series of ongoing Youth Forums throughout the coming year;
- 3 introduces an ongoing forum structure to enable a series of Youth Forums throughout all Wards of the City of Wanneroo.

**CARRIED**

**CS91-06/96      WANNEROO RECREATION ASSOCIATION - [264-1]**

Wanneroo Recreation Association has initiated dissolution procedures to formally disband the Association as per its constitutional requirements. The Association's primary function in recent times has been to coordinate major community events for the public in the Wanneroo townsite area.

The City Recreation and Cultural Services Manager provides background details on the subject matter and reports on a proposal received from Mrs Liz Stevens of First Wanneroo Scouts, for the Wanneroo Scouts to coordinate the events in the interest of the Wanneroo townsite community.

**CITY RECREATION & CULTURAL SERVICES MANAGER'S REPORT**  
recommended that Council:

- 1 endorses the continuation of the Aussie Day Breakfast, Carols by Candlelight and the Bush Dance in the Wanneroo townsite under the coordination of the First Wanneroo Scouting Group, subject to:
- (a) the Scouts establishing separate books of account for these activities;
  - (b) submission of an audited Statement of Account in April each year;
- 2 reviews this arrangement in three years.

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

- 1 endorses the continuation of the Aussie Day Breakfast, Carols by Candlelight and the Bush Dance in the Wanneroo townsite under the coordination of the First Wanneroo Scouting Group, subject to:
- (a) the Scouts establishing separate books of account for these activities;

- (b) submission of an audited Statement of Account is April each year;

2 reviews this arrangement in twelve months.

**CARRIED**

**CS92-06/96      UNDERWATER WRECK TRAIL - MARITIME MUSEUM - [050-10]**

**CITY RECREATION & CULTURAL SERVICES MANAGER'S  
REPORT**

The Maritime Museum has requested \$2,000 towards the establishment of an additional underwater plaque for the *Gemini II* wreck site along the City of Wanneroo coastline; the fabrication of larger land plaques at the marinas; and full payment of the management fees.

The City Recreation and Cultural Services Manager provides background details on the subject matter and reports that the allocation of \$2,000 as additional funds to the museum would allow for an extra underwater plaque, fabrication of larger land plaques and payment of the full management fee.

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

- 1 allocates a further \$2,000 to the Maritime Museum for the provision of an additional underwater plaque for the *Gemini II* wreck site; the fabrication of larger land plaques at the marinas; and payment of the full management fee;
- 2 seeks approval from the Minister for Local Government in accordance with the provision of Section 529(e) of the Local Government Act, for expenditure on land not in the ownership or care and control of Council.

**CARRIED**

**CS93-06/96      WANNEROO AEROMODELLERS REQUEST TO USE LAKE GNANGARA FOR ITS ANNUAL SEAPLANE DAY - [750-9]**

**CITY RECREATION & CULTURAL SERVICES MANAGER'S  
REPORT**

Wanneroo Aeromodellers Inc has requested permission from Council to hold its Annual Seaplane Day at Lake Gnangara on Sunday, 6 October 1996, from 9.00 am to 5.00 pm. Practice days are also required on Saturday 28 and Sunday 29 September 1996 from 1.00 pm to 5.00 pm. In case of inclement weather an alternative



competitive day, Sunday 13 October 1996, has also been suggested.

The City Recreation and Cultural Services Manager provides details of the competition and reports on the conditions the club will need to comply with.

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

- 1 approves the use of Lake Gngara for the Wanneroo Aeromodellers Inc annual Seaplane Day on Sunday, 6 October 1996 between 9.00am and 5.00pm and practice sessions on Saturday, 28 September 1996, between 1.00pm and 5.00pm and Sunday, 29 September 1996, between 1.00pm and 5.00pm; subject to the following conditions being observed:
  - (a) Club nominated safety officers will be in attendance at all times;
  - (b) all conditions as outlined in the Civil Aviation Authority regulations regarding the operation of model aeroplanes will be observed;
  - (c) normal Club safety rules be strictly enforced;
  - (d) the Club holds a current \$5,000,000 public liability insurance cover;
  - (e) flying be conducted as far way from existing residences as possible and only be conducted within the boundaries of the Lake itself;
  - (f) flying will not take place if it is deemed by the safety officers to be dangerous to other users of the Lake;
- 2 a \$200 bond would be applied to the use of Lake Gngara to ensure the Club flies its planes within the times and boundaries approved by Council;
- 3 allows the Club an alternative competition day on Sunday, 13 October 1996, between 9.00am and 5.00pm should inclement weather cause the cancellation of the event on Sunday, 6 October 1996.

**CARRIED**

**CITY RECREATION & CULTURAL SERVICES MANAGER'S  
REPORT**

Council, at its meeting on 28 June 1995, approved the concept of interim community houses being established in new suburbs (Item P16-06/95 refers). The original proposal was to pilot two community houses, in Neerabup ("Greenhaven") and Quinns Rocks ("Norfolk"). Both houses were used as land sales offices by Homeswest.

The City Recreation and Cultural Services Manager provides background details on the subject matter and reports on the proposed establishment of a community house at Quinns Rocks and the implications for Council.

He advises that the interim community house at Neerabup and Quinns Rocks should be carefully monitored for both cost effectiveness and ability to meet community needs, before any further commitment is made by Council to undertake similar projects.

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

- 1 approves the establishment of an interim community house at Quinns Rocks (Norfolk);
- 2 enters into an agreement with Homeswest to lease part of its sales office at Quinns Rocks (Norfolk) for a peppercorn rent of \$1.00 per year;
- 3 lists for consideration in the 1996/97 Draft Budget \$7,635.00 for the operation of an interim community house at Quinns Rocks (Norfolk).

**CARRIED**

**CS95-06/96**

**MATTERS ARISING FROM MANAGEMENT AND ADVISORY  
COMMITTEES - [264-3]**

**CITY RECREATION & CULTURAL SERVICES MANAGER'S  
REPORT**

The City Recreation and Cultural Services Manager reports on matters arising from meetings of the Historical Sites Advisory Committee.

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

- 1 endorses the following wording for a plaque to commemorate the former Wanneroo School:

## "Wanneroo School Site

The Wanneroo Church School was opened by Governor Weld near this site in 1874 with an enrolment of 17 children.

The school was built by public subscription and government subsidy. The building also served as a Church of England meeting place on Sundays.

Children within a radius of 3 miles (5km) had to attend the school, although some children travelled greater distances to attend classes.

The school closed circa 1888 when attendances fell below the minimum requirement of 12 pupils."

- 2 requests the Ministry for Planning to change any reference to "St Andrew's" in the Major Metropolitan Region Scheme Amendment from "St Andrew's" to "Yanchep-Two Rocks" to reflect the true regional identity of the area;
- 3 (a) advises the Wanneroo Amateur Football Club that the Wanneroo Showground, including all its fixtures, is listed on the Municipal Heritage Inventory;  
(b) undertakes maintenance to the fence to make it safe, considering a design which will stabilise the fence and satisfy public safety requirements, whilst maintaining the heritage value and character of the fence at the existing location;
- 4 requests the Department of Conservation and Land Management to include an additional clause, as follows:  
*"4. A nutrient retentive effluent disposal system be installed to minimise impact on the environment."* in the Yanchep National Park Shapcott's House and Chauffer's Cottage Conservation Report - under the section "New Structures - Visitor Toilets";
- 5 (a) rescinds its previous recommendation (Item CS244-12/95) to:
  - (i) "list William Townsend House on the Municipal Heritage Inventory;
  - (ii) request the State Planning Commission to reconsider its application for demolition given that this property is listed on the Municipal Heritage Inventory;

- (iii) request the State Planning Commission to explore the possibility of leasing the house to someone who may be prepared to help conserve and preserve the house;"
- (b) recommends that Townsend House, including the piggery and dairy, be demolished subject to the Ministry for Planning guaranteeing that the location of the buildings remains public open space, enabling a memorial to be installed at a future date if required;
- (c) authorises the Heritage Officer to undertake a photographic record of the buildings prior to demolition.

**CARRIED**

**CS96-06/96**

**APPOINTMENT OF MANAGEMENT AND ADVISORY COMMITTEES**  
**- [264-3]**

**CITY RECREATION & CULTURAL SERVICES MANAGER'S  
REPORT**

The City Recreation and Cultural Services Manager submits names of members recently elected to the Cultural Development Advisory Committee, Historical Sites Advisory Committee and the Wanneroo Eisteddfod Advisory Committee and requests Council to formally appoint each member to the Committees.

**MOVED** Cr Freame, **SECONDED** Cr Healy that Council, pursuant to Sections 180 and 181 of the Local Government Act (1960) appoints the following members for 1996/97:

Ms J MacKay  
City Librarian or nominee  
City Building Surveyor or nominee  
City Planner or nominee  
Council's Land Information Systems Officer  
Mr Peter McKenzie  
Mr John Parin  
Mr Tony Martin  
Mrs L Snape  
Miss M Cockman  
Mrs P Ryan  
Mrs G Monks  
Mr P Renkin  
Mr W Marwick

as members of the Historical Sites Advisory Committee;

Ms A Cook

Ms J MacKay  
Ms L Salvatorelli  
Mr A True  
Representative from Art Collection Advisory Committee  
Ms L Vendetti  
Mrs G Monks  
Ms M Capetta  
Mrs J Abbott  
Mrs H Tingay  
Mr R Pascoe  
Ms S Forde

as members of the Cultural Development Advisory Committee;

Mrs A Major  
Ms L Ledger  
Mrs J Ruscoe  
Mrs C Ellis  
Mrs F Muir  
Mr K Perry  
Mr A True  
Mrs L Nosow  
Mr P Nosow

as members of the Wanneroo Eisteddfod Advisory Committee.

#### **CARRIED**

**CS97-06/96      ANNUAL REPORT - COCKMAN HOUSE - [052-2]**

#### **CITY RECREATION & CULTURAL SERVICES MANAGER'S REPORT**

The City Recreation and Cultural Services Manager submits a report from the Curator of Cockman House, Mrs Leonie Snape, which reviews the operation of the homestead and other factors such as public visitations during the period 1 May 1995 to 30 April 1996.

He also reports on a request for a water source at the House to provide drinking water for staff and visitors and advises that a water dispenser such as is in use at Gloucester Lodge Museum has been requested in the budget for 1996-97.

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

- 1 expresses its appreciation to the volunteers who have staffed the premises during those times it has been open for public inspection;

- 2 forwards a letter of appreciation to Mrs Snape for the fine contribution she has made to the success of Cockman House over the past twelve months, and to Mrs Leonie Taylor for her help with the school groups;
- 3 hosts an appreciation dinner for the volunteers who staff Cockman House.

**CARRIED**

**CS98-06/96      YANCHEP COMMUNITY CENTRE - [890-6]**

**MANAGER, WELFARE SERVICES' REPORT**

Approval is being sought from Council for the setting of fees for the After School Care Programme and for hire of rooms at the Yanchep Community Centre.

The Manager Welfare Services provides background details on the subject matter and reports on the After School Care Programme and room hire fees.

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

- 1 approves the continuation of the existing fees for the Yanchep After School Care Programme until a full review of the programme is undertaken;
- 2 approves the continuation of the current fee schedule for room hire for groups currently using the centre until the end of June 1996;
- 3 approves a fee of \$6.90 per hour for hire of rooms at the Centre from 1 July 1996.

**CARRIED**

**CS99-06/96      LEISURE COURSE FEES - HAINSWORTH LEISURE CENTRE - [330-2-2]**

**CITY RECREATION & CULTURAL SERVICES MANAGER'S REPORT**

At its meeting on 20 December 1995, Council resolved to introduce standard leisure course fees at Hainsworth Leisure Centre until completion of Term 2, 1996, followed by a further report stating the outcomes (Item CS247-12/95 refers).

The City Recreation and Cultural Services Manager outlines the effect of this trial and proposes that the current course fee structure be retained at Hainsworth Leisure Centre until the end of Term 4, 1996 as the results have been encouraging.

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

- 1 retains standard leisure course fees at Hainsworth Leisure Centre as follows:

ADULT	\$35.00 per term/course
CHILDREN	\$30.00 per term/course
WORKSHOP	\$10.00 per one day session

until the completion of Term 4, 1996;

- 2 endorses a 5% increase in the standard leisure course fees for 1997.

**CARRIED**

**CS100-06/96      FLINDERS PARK COMMUNITY CENTRE - HIRE FEES -**  
**[061-416-1, C895-11]**

**CITY RECREATION & CULTURAL SERVICES MANAGER'S  
REPORT**

At Council's meeting on 29 May 1996, Cr Freame requested information on the price the Preschool will be charged for the hire of Flinders Park Community Centre and the charge, if any, when the kiosk is used separately from the hall.

The City Recreation and Cultural Services Manager advises that the Building Department is reviewing the Preschool matter and provides details of hire and use of the kiosk.

He comments that it is proposed to hire the kiosk separately when the hall is not in use or when the hall hirer agrees to the kiosk being used by another group at the same time and outlines hire fees for the kiosk.

**MOVED** Cr Freame, **SECONDED** Cr Healy that Council adopts the Schedule of Charges for the hire of the Flinders Park Community Centre kiosk separate to the hall as type "I" being:

Commercial	\$9.10 per hour
Functions	\$6.80 per hour
Community - Regular	\$4.60 per hour
Community - Casual	\$5.50 per hour

**CARRIED**

**CS101-06/96      WAIVER OF HIRE FEES - GUMBLOSSOM COMMUNITY CENTRE**  
**- JOONDALUP LIONS CLUB - [061-149-2]**

**CITY RECREATION & CULTURAL SERVICES MANAGER'S  
REPORT**

A request has been received from Quinns Rocks Lions Club for a waiver of hire fees for conducting a "Skin Cancer Screening Clinic" at Gumblossom Community Centre on Saturday 26 October 1996.

The City Recreation and Cultural Services Manager provides details of this request, reports on Council's policy in relation to concession and reduction in hire fees and comments on the two options available to Council.

**MOVED** Cr Freame, **SECONDED** Cr Healy that Council makes a non-statutory donation of \$53.70 to Quinns Rocks Lions Club from Account Number 26531 (Other Welfare Services - Sundry Donations) subject to acknowledgement of sponsorship by the City of Wanneroo for a Skin Cancer Screening Clinic to be held on Saturday, 26 October 1996, at Gumblossom Community Centre.

**CARRIED**

**CS102-06/95      REQUEST FOR WAIVER OF HIRE FEES - CRAIGIE LEISURE  
CENTRE - MERCY MISSIONS INC - [680-3]**

**CITY RECREATION & CULTURAL SERVICES MANAGER'S  
REPORT**

A request has been received from Mercy Missions Inc for reimbursement of hall hire for a charity dance held at Craigie Leisure Centre on 27 April 1996.

The City Recreation and Cultural Services Manager provides background details to this request and advises that Council's policy for charitable organisations normally entitles the group to a 50% reduction.

**MOVED** Cr Freame, **SECONDED** Cr Healy that Council reimburses Mercy Missions Inc, 50% of the total hire fee for Craigie Leisure Centre's Function Room for its event held on 27 April 1996.

**CARRIED**

**CS103-06/96      MEMBERSHIP PROMOTION SCHEDULE JULY 1996 - JUNE  
1997 - CRAIGIE LEISURE CENTRE AND AQUAMOTION -  
[680-11]**

**CITY RECREATION & CULTURAL SERVICES MANAGER'S  
REPORT**

Craigie Leisure Centre and Aquamotion regularly promote membership packages to stimulate attendances. With increasing



pressure on these venues to improve their financial viability, membership promotions have become standard practice.

The City Recreation and Cultural Services Manager reports on the membership promotions and advises that discount packages are targeted at varying markets including existing members, seniors, the unemployed, shift workers, full time workers, home parents and club groups.

**MOVED** Cr Freame, **SECONDED** Cr Healy that Council endorses the Membership Promotions Schedule for Craigie Leisure Centre and Aquamotion as outlined in Attachment 1 and 2 in Report CS103-06/96.

**CARRIED**

Appendices XXIV and XXV refer.

**CS104-06/96      MULTICULTURAL ADVISORY COMMITTEE - [880-9-1]**

**MANAGER, WELFARE SERVICES' REPORT**

The Manager Welfare Services submits names of members recently elected to the Multicultural Advisory Committee and requests Council to formally appoint each member to the Committee.

**MOVED** Cr Freame, **SECONDED** Cr Healy that Council endorses the nominations for the Multicultural Advisory Committee for 1996/97 pursuant to Section 180 of the Local Government Act as put forward in Report CS104-06/96.

**CARRIED**

Appendix XXVI refers.

**CONSTRUCTION OF SPORTS FACILITIES - [210-0]**

Cr Popham referred to the sports facilities constructed by the City of Wanneroo and queried whether the City Building Surveyor could develop a standard plan for sporting facilities.

Cr Magyar informed Cr Popham that the City of Wanneroo had standard plans for many club rooms.

**ECONOMIC DEVELOPMENT OFFICERS - [201-0-2]**

Cr Major referred to correspondence he had received in relation to the appointment of two Economic Development Officers.

Discussion ensued in relation to the appointment of the City of Wanneroo's Economic Development Officer.

#### HOUSES FLOODING - FLORIBUNDA AVENUE, SORRENTO - [322-18-3]

Cr Major referred to telephone calls from residents in Sorrento who had experienced problems with their houses flooding and he queried whether funds were available to resolve this matter.

The City Treasurer advised these problems should be dealt with under drainage maintenance as a matter of urgency.

#### TENDER FOR SUPPLY AND APPLICATION OF PESTICIDES - [208-7]

Cr Major referred to the recent changes implemented in the supply and application of pesticides tender documents in relation to the deletion of an anti-drift agent and believed that tenders should be re-opened to inform interested tenderers of the change.

The Environmental Health Department will advise Cr Major on this matter.

#### APPOINTMENT OF SECURITY GUARD FOR PARKING AREA - [905-1]

The Deputy Town Clerk referred to the security problems being experienced in the parking area of the Administration Centre and advised that a security guard had been appointed to work from 5.30 pm to 10.30 pm on nights when Committee meetings were held.

Cr Taylor advised that Council meetings often finish later than 10.30 pm and requested that the security guard remain on duty until 30 minutes after the official closing of Council.

#### **C285-06/96      BUSINESS FOR INFORMATION**

**MOVED** Cr Popham, **SECONDED** Cr Lynn that the Business for Information Reports be received.

**CARRIED**

#### **REPORTS**

#### **TECHNICAL SERVICES COMMITTEE**

#### **B84-06/96      ENGINEERING CURRENT WORKS - [202-2]**

#### **CITY ENGINEER'S REPORT**

The City Engineer reports on current work undertaken by the Engineering Department for the period ending 27 May 1996.

**MOVED** Cr Popham, **SECONDED** Cr Lynn that CITY ENGINEER'S REPORT B84-06/96 be received.

**CARRIED**

**B85-06/96**                    **PLANT COST REPORT - [006-1]**

**CITY ENGINEER'S REPORT**

The new Local Government Accounting Directions were implemented throughout Local Government effective 1 July 1994. These Directions are less descriptive and prescriptive than previously and devolve to the Principal Accounting Officer of each Local Government various responsibilities.

The City Engineer provides details of new accounting directions and advises that the City Treasurer considers it desirable that Council be appraised once per year, immediately prior to the ensuing year Budget considerations, of the position regarding plant rates and costs.

**MOVED** Cr Popham, **SECONDED** Cr Lynn that CITY ENGINEER'S REPORT B85-06/96 be received.

**CARRIED**

**B86-06/96**                    **CRAIGIE LEISURE CENTRE: ENERGY SAVINGS - [680-12]**

**CITY BUILDING SURVEYOR'S REPORT**

The firm of Consulting Engineers, Norman Disney & Young was commissioned to perform an energy audit of the Craigie Leisure Centre in 1991 and then provide the technical support to facilitate the implementation of an Energy Management Programme to reduce the Centre's operating costs.

The City Building Surveyor provides background details of the energy savings achieved and reports on the implementation of the direct digital control (DDC) system.

He advises that funds expended for a new DDC system installed in 1992 were paid back in the subsequent year through reduced operating costs with an eventual reduction in energy consumed of 33%.

**MOVED** Cr Popham, **SECONDED** Cr Lynn that CITY BUILDING SURVEYOR'S REPORT B86-06/96 be received.

**CARRIED**

**B87-06/96**                    **PARKS DEPARTMENT MONTHLY REPORT - APRIL 1996 - [201-5]**

## **ACTING CITY PARKS MANAGER'S REPORT**

The Acting City Parks Manager reports on parks maintenance, contract park maintenance, play equipment, mowing, tree pruning, construction, reticulation, servicing of bores and pumps and general maintenance carried out during the month of April 1996.

**MOVED** Cr Popham, **SECONDED** Cr Lynn that ACTING CITY PARKS MANAGER'S REPORT B87-06/96 be received.

**CARRIED**

**B88-06/96**

### **ANTISOCIAL BEHAVIOUR - OCEANSIDE PROMENADE, MULLALOO - LOCKABLE GATES TO CAR PARK - [510- 2602]**

#### **CITY ENGINEER'S REPORT**

At its meeting held on 29 November 1995 (Item C580-11/95 refers) Council, when deliberating on concerns raised by residents in the Mullaloo Beach area with regard to antisocial behaviour, resolved to investigate the feasibility of installing lockable gates to the car parks within the Mullaloo Beach area, such gates to be secured at 9.00pm each evening.

The City Engineer provides details of inherent problems of lockable gates and reports on the feasibility of installing boom gates or steel sliding gates at entrances to car parks within the Mullaloo Beach area.

He comments that in order to deter antisocial behaviour, the provision of all night lighting coupled with security patrols of the car park area would have an impact in resolving the problem and should be considered in conjunction with the installation of lockable gates but considers it premature to consider the installation of lockable gates or any other treatment to these car parks until the Mullaloo - Ocean Reef Foreshore Management Plan is approved by Council.

**MOVED** Cr Popham, **SECONDED** Cr Lynn that CITY ENGINEER'S REPORT B88-06/96 be received.

**CARRIED**

**B89-06/96**

### **GRAFFITI ON FENCES - [210-7]**

#### **CITY BUILDING SURVEYOR'S REPORT**

A report was submitted to the Technical Services Committee at its meeting on 14 February 1996, following a complaint regarding the existence of graffiti on the Woodvale Waters Wall (Item TS26-02/96 refers). The report indicated that the Government

Task Force on Graffiti had been contacted and upon receipt of their response, report to the Policy Committee.

The City Building Surveyor provides background details on the subject matter and reports that the government Steering Committee resolved to set up a small group to develop policies to modify bylaws for Local Government in relation to graffiti and Council will be advised as soon as the group develops such policies.

**MOVED** Cr Popham, **SECONDED** Cr Lynn that CITY BUILDING SURVEYOR'S REPORT B89-06/96 be received.

**CARRIED**

#### **TOWN PLANNING COMMITTEE**

**B90-06/96**                    **DEVELOPMENT ENQUIRIES - MAY 1996 - [290-0]**

##### **CITY PLANNER'S REPORT**

The City Planner submits a Schedule of Development enquiries received during May 1996, together with a resumé of advice given by the Town Planning Department.

**MOVED** Cr Popham, **SECONDED** Cr Lynn that CITY PLANNER'S REPORT B90-06/96 be received.

**CARRIED**

**B91-06/96**                    **APPEAL DETERMINATION - PROPOSED SUBDIVISION, LOT 1 AND PART LOT M1689 YANCHEP BEACH ROAD, YANCHEP - [740-94800]**

##### **CITY PLANNER'S REPORT**

This application submitted by Dancec Nominees, proposed to realign the western boundary of Lot 1 approximately 30 metres to the west, to create a total lot area of 6,450m<sup>2</sup>. Lot 1 would then incorporate both an accessway to the bulk fuel storage area and the western section of the driveway used as part of the service station use on Lot 1.

The City Planner advises that the appeal against Western Australian Planning Commission's refusal was upheld, with the Minister for Planning requiring that a legal agreement be entered into between the Western Australian Planning Commission and the applicant, such that any development which is approved on the site up to the time the land is required for a Controlled Access Highways Reservation shall be removed without payment of compensation by the Commission.

**MOVED** Cr Popham, **SECONDED** Cr Lynn that CITY PLANNER'S REPORT B91-06/96 be received.

**CARRIED**

**B92-06/96**      **APPEAL DETERMINATION - PROPOSED SERVICE STATION/CONVENIENCE STORE AND EXTENSION TO SERVICE STATION WORKSHOP, LOT 674 (107) EDDYSTONE AVENUE, CRAIGIE - [30/747]**

**CITY PLANNER'S REPORT**

This application submitted by The Shell Company of Australia Ltd, sought to modify the existing service station to accommodate a convenience store and to provide storage, office, and amenity additions to the workshop.

The City Planner advises that this application has been approved, with the Minister for Planning commenting that he was not convinced that the proposed works would have any greater impact on the amenity of the surround area than already occurs.

**MOVED** Cr Popham, **SECONDED** Cr Lynn that CITY PLANNER'S REPORT B92-06/96 be received.

**CARRIED**

**B93-06/96**      **PROVISION OF CHILD CARE AND CHILDREN'S SERVICES IN THE CITY OF WANNEROO - [303-9-0]**

**CITY PLANNER'S REPORT**

The City Planner provides details of an article that was published about child care in the City of Wanneroo, as a result of information requested from the City of Wanneroo by Louise McDermott, a journalist for the New South Wales based National newspaper titled "Every Other Week - Australia's Child Care Newspaper".

**MOVED** Cr Popham, **SECONDED** Cr Lynn that CITY PLANNER'S REPORT B93-06/96 be received.

**CARRIED**

**FINANCE AND COMMUNITY SERVICES COMMITTEE**

**B94-06/96**      **FINANCIAL REPORT FOR THE PERIOD ENDED 31 MAY 1996 - [002-3]**

**CITY TREASURER'S REPORT**

The City Treasurer submits the financial statements for the period ended 31 May 1996.

He advises that as a consequence of major projects not proceeding as early in the year, Council's cash flow position is more favourable than anticipated.

**MOVED** Cr Popham, **SECONDED** Cr Lynn that CITY TREASURER'S REPORT B94-06/96 be received.

**CARRIED**

**B95-06/96                    MAJOR CAPITAL PROJECTS - COST/BUDGET COMPARISON -**  
**[006-1]**

**CITY TREASURER'S REPORT**

The City Treasurer reports on a comparison between committed expenditure and adopted budgets relating to major capital projects undertaken this financial year.

**MOVED** Cr Popham, **SECONDED** Cr Lynn that CITY TREASURER'S REPORT B95-06/96 be received.

**CARRIED**

**B96-06/96                    DRAFT 1996/97 BUDGET AND FINANCIAL PLAN PROGRESS**  
**REPORT - [006-3]**

**CITY TREASURER'S REPORT**

The City Treasurer reports on the progress of the compilation of the 1996/97 Draft Budget and advises that it is proposed to hold a number of workshops to apprise Councillors of the budget position.

**MOVED** Cr Popham, **SECONDED** Cr Lynn that CITY TREASURER'S REPORT B96-06/96 be received.

**CARRIED**

**B97-06/96                    RECREATION AND CULTURAL SERVICES DEPARTMENT -**  
**MONTHLY ACTIVITY REPORT - [260-0]**

**CITY RECREATION & CULTURAL SERVICES MANAGER'S REPORT**

The City Recreation and Cultural Services Manager reports on the major activities of the Recreation and Cultural Services Department during the month of May 1996. These included:

-                    "Banners in the Terrace 1996" competition;

- working group recommended to engage consultants to undertake preparation for a Conservation Plan for the Luisini Winery;
- preparation for Children's Book Week 1996 to be held at Warwick Leisure Centre from August 19 - 23;
- review of Liquor and Gaming Licence approval procedure;
- entries submitted in this year's National Heart Foundation's Healthy Hearts Local Government Awards;
- other projects included Term II Learn to Swim Programme, programmes in aerobics and aquarobics, membership promotions, junior/youth sports programmes, vacation care programme, Fen Shui workshop and work progressing on the Mural at the Wanneroo Recreation Centre.

**MOVED** Cr Popham, **SECONDED** Cr Lynn that CITY RECREATION & CULTURAL SERVICES MANAGER'S REPORT B97-06/96 be received.

**CARRIED**

**B98-06/96**                    **INCREASE IN HOME AND COMMUNITY CARE (HACC)**  
                                  **FUNDING - [880-8-4]**

**MANAGER, WELFARE SERVICES' REPORT**

The Welfare Department has successfully negotiated the non recurrent funding and increases to recurrent funding levels with the Home and Community Care programme for operating services for aged and disabled residents of the City of Wanneroo.

The Manager Welfare Services provides details of the non recurrent and recurrent funding and advises that the one off grants and increases reflect the growing demand for services from a rapidly growing and ageing population.

**MOVED** Cr Popham, **SECONDED** Cr Lynn that MANAGER, WELFARE SERVICES' REPORT B98-06/96 be received.

**CARRIED**

**B99-06/96**                    **SOUTH WEST TOUR FOR SENIOR DAY CARE CLIENTS -**  
                                  **[880-7]**

**MANAGER, WELFARE SERVICES' REPORT**

As part of the Mobile Day Care Centre Based Respite Programme a group of clients accompanied by day centre staff spent three days in Busselton recently.



The Manager Welfare Services provides details of the excursion and reports the excursion was a great success.

She advises that this type of respite care is part of the innovative approach being taken within the City's Mobile Day Care Programme and plans for further such excursions are presently being discussed.

**MOVED** Cr Popham, **SECONDED** Cr Lynn that MANAGER, WELFARE SERVICES' REPORT B99-06/96 be received.

**CARRIED**

**B100-06/96      BURNING OFF VEGETATION IN BUILT UP AREAS - [251-1]**

**MUNICIPAL LAW & FIRE SERVICES MANAGER'S REPORT**

Council at its meeting on 29 November 1995 resolved that it be recommended that a report be submitted to Council on ways of disposing of vegetation debris in built up areas other than burning off (Item P41-11/95 refers).

The Manager Municipal Law and Fire Services reports on alternative methods to burning, i.e. conveying waste to Tamala Park Refuse Disposal Site or alternatively mulching.

He also advises that the greens drop off area at Badgerup Road, Wangara, which will be operational in August 1996, would suit those persons with vegetation debris and fire permit applicants will be advised of this service during the permit issuing times.

**MOVED** Cr Popham, **SECONDED** Cr Lynn that MUNICIPAL LAW & FIRE SERVICES MANAGER'S REPORT B100-06/96 be received.

**CARRIED**

**B101-06/96      BUSH FIRE INFRINGEMENTS - [902-3]**

**MUNICIPAL LAW & FIRE SERVICES MANAGER'S REPORT**

Council at its meeting on 20 December 1995 resolved that a report be submitted to Council on possible improvements to methods used in notification of firebreak requirements (Item C634-12/95 refers).

The Manager Municipal Law and Fire Services reports on Council's notification of firebreak requirements which he advise are a component of the City's Annual Rates Notice, are advertised

prior to the onset of the prohibited burning season from 15 December to 31 March and also the Bush Fires Board of Western Australia are actively involved in media promotion of firebreak and hazard reduction on a Statewide basis.

He provides details of Council's zonal inspection of land throughout the City and advises that Council's current firebreak procedures are very similar to neighbouring local authorities and are considered adequate.

**MOVED** Cr Popham, **SECONDED** Cr Lynn that MUNICIPAL LAW & FIRE SERVICES MANAGER'S REPORT B101-06/96 be received.

**CARRIED**

**B102-06/96      STAFF AND OUTSIDE WORKERS' OVERTIME - MAY 1996 - [404-10]**

**CITY TREASURER'S REPORT**

The City Treasurer submits the staff overtime return for the month of May 1996, together with details of the outside workers' overtime for the same period.

**MOVED** Cr Popham, **SECONDED** Cr Lynn that CITY TREASURER'S REPORT B102-06/96 be received.

**CARRIED**

**B103-06/96      ANNUAL RESOLUTION - ACCOUNTING PROCEDURES - [280-0]**

**CITY TREASURER'S REPORT**

The City Treasurer reports on a provision in the new Local Government Act 1995 regarding accounting procedures and advises that on receipt of the Local Government Accounting Regulations he will compile a report on these matters.

**MOVED** Cr Popham, **SECONDED** Cr Lynn that CITY TREASURER'S REPORT B103-06/96 be received.

**CARRIED**

**C286-06/96      REPORT OF OCCASIONAL COMMITTEE**

**MOVED** Cr O'Grady, **SECONDED** Cr Freame that the Report of the Joondalup Civic and Cultural Facilities Occasional Committee held on 31 May 1996 be received.

**CARRIED**

**ATTENDANCES**

Councillors:	A V DAMMERS, JP - Mayor - Chairman	Central Ward
	L O'GRADY	North Ward
	T W POPHAM	South Ward
	M E LYNN, JP	South-West Ward

Town Clerk:	R F COFFEY
City Building Surveyor:	R FISCHER
City Librarian:	N CLIFFORD
City Treasurer:	J TURKINGTON
Property Manager:	J SOBON
Branch Librarian - Joondalup:	L SALVATORELLI
Committee Clerk:	J HARRISON

#### **IN ATTENDANCE**

James Christou	James Christou and Partners
John Main	" " "
Malcolm McGregor	Artist
Steve Tepper	Artist - from 0825 hrs.

#### **APOLOGIES**

Apologies for absence were tendered by Ms Anne Neil, and Mr Lindsay Delahaunty.

#### **CONFIRMATION OF MINUTES**

The Minutes of the Joondalup Civic and Cultural Facilities Occasional Committee Meeting held on 10 May 1996 were confirmed as a true and correct record.

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

Nil

#### **MEETING TIMES**

Commenced:	0805 hrs
Closed:	0842 hrs

## REPORTS

OC17-05/96      PROGRESS REPORT NO 4 - [730-8-8-1]

### CITY BUILDING SURVEYOR'S REPORT

The City Building Surveyor provides details of the progress of the Civic and Cultural Facilities Project and reports on the completion, construction and architect's comment.

**MOVED** Cr Freame, **SECONDED** Cr Lynn that CITY BUILDING SURVEYOR'S REPORT OC17-05/96 be received.

**CARRIED**

OC18-05/96      ARTWORK - LOBBY/FOYER OF CIVIC BUILDING -  
[730-8-  
8-1]

### CITY BUILDING SURVEYOR'S REPORT

In October 1995, the Joondalup Civic and Cultural Facilities Occasional Committee selected the circular artwork design proposal from Malcolm McGregor for the Lobby entry to the Civic Centre.

The Selection Committee whilst endorsing the proposal indicated a concern about difficulties of selecting and incorporating the names of families that had settled in the Wanneroo area from early Aboriginal occupation through to the present day.

The City Building Surveyor provides details of a revised approach submitted by the artist and advises that it is expected that all the names in each category can be incorporated in the relevant band.

**MOVED** Cr Freame, **SECONDED** Cr Lynn that the Joondalup Civic and Cultural Facilities Occasional Committee, as empowered by Council accepts the modified artwork proposal for the Lobby/Foyer of the Civic Building which incorporates the names of wetlands with Lake Joondalup as the Central Reference Point, with emphasis being placed on names which reflect lakes rather than suburbs.

**CARRIED**

OC19-05/96      ARTWORK PILLAR EMBELLISHMENTS - [730-8-8-1]

### CITY BUILDING SURVEYOR'S REPORT

The City Building Surveyor provides details of a revised proposal submitted by Artist Steve Tepper for copper plaques on

the pillars to the colonnade that runs past the library to the Civic Centre.

**MOVED** Cr Freame, **SECONDED** Cr Lynn that the Joondalup Civic and Cultural Facilities Occasional Committee, as empowered by Council, accepts the proposal from Steve Tepper for the pillar embellishment plaques to the colonnade between the Library and the Civic Centre.

**CARRIED**

**CURRENT POSITION - BUDGET - [703-8-8-1]**

Cr Popham enquired of the present position in relation to the art works.

City Building Surveyor outlined details of the five art projects which have been allocated for within the budget.

**OC20-05/96      TENDER FOR KITCHEN AND BAR FIT-OUTS TO CIVIC CENTRE - [703-8-8-1]**

City Building Surveyor reported that tenders closed last week for the kitchen and bar fit-outs within the Civic Centre, with only one conforming tender being received at \$146,505 from Western Red.

He advised that this figure is within the provisional sum, and recommended acceptance of the tender and nomination to the Builder.

**MOVED** Cr Freame, **SECONDED** Cr Lynn that the Joondalup Civic and Cultural Facilities Occasional Committee, as empowered by Council:

- 1            accepts the tender of \$146,505 from Western Red for fit-outs to kitchen and bar within the Civic Centre;
- 2            endorses the nomination of Western Red to Doric Constructions Pty Ltd.

**CARRIED**

**SELECTION OF CHAIRS - STAGE 1 - [703-8-8-1]**

City Building Surveyor reported that, due to budget constraints, the issue of selection of chairs needed to be revisited. The Committee requested that arrangements be made for them to view previous selections of chairs, together with new options, so that a decision may be made.

James Christou advised he had prepared a booklet to assist in the selection, which will be circulated to the Committee.

**C287-06/96      TOWN CLERK'S REPORT**

**MOVED** Cr Magyar, **SECONDED** Cr Popham that the Town Clerk's Report be received.

**CARRIED**

**C288-06/96      SCHEDULE OF DOCUMENTS EXECUTED BY MEANS OF**  
**AFFIXING THE COMMON SEAL - [200-0-1]**

Document:            Easement  
Parties:             City of Wanneroo and Assand Pty Ltd  
Description:        Lot 2 Wanneroo Road, Wanneroo  
Date:                24.5.96

Document:            Withdrawal of Caveat  
Parties:             City of Wanneroo and Messrs D'Uva  
Description:        Lot 263 Badgerup Road, Wanneroo  
Date:                24.5.96

Document:            Transfer of Land  
Parties:             City of Wanneroo and Whitfords Beach Pty Ltd  
Description:        Lot 947 (137) Broadbeach Boulevard, Whitfords  
Date:                4.6.96

Document:            Easement  
Parties:             City of Wanneroo and Joondalup Country Club  
                         Holdings  
Description:        Lot 1 Joondalup Golf Course and Lot 531 Country  
                         Club Boulevard  
Date:                10.6.96

Document:            Easement  
Parties:             City of Wanneroo and Joondalup Country Club  
                         Holdings  
Description:        Lot 1 Joondalup Golf Course, Connolly  
Date:                10.6.96

Document:            Surrender and Deed of Easement  
Parties:             City of Wanneroo and Gumflower Ltd and Biddenham  
Description:        Lot 960 Anchorage Drive, Mindarie  
Date:                10.6.96

Document:            Deed  
Parties:             City of Wanneroo and S W Metcalf  
Description:        Lot 263 (237) Badgerup Road, Wanneroo  
Date:                12.6.96

Document:            Legal Agreement

Parties: City of Wanneroo and Australian Flying Corps and  
Royal Australian Air Force Association (WA Div)  
Inc

Description: Lot 905 (250) Baltimore Parade, Merriwa  
Date: 12.6.96

Document: Transfer of Land

Parties: City of Wanneroo and Emu Resorts Pty Ltd

Description: Lot 1 corner Woodvale Drive and Wanneroo Road,  
Woodvale

Date: 12.6.96

Document: Deed

Parties: City of Wanneroo and Patricia Giles Centre Inc  
and the State Housing Commission

Description: Lots 976 and 977 Burlos Court, Joondalup  
Date: 19.6.96

**MOVED** Cr Magyar, **SECONDED** Cr Popham that the Schedule of Documents executed by means of Affixing the Common Seal, be received.

**CARRIED**

**C289-06/96      HUMAN RESOURCE MATTERS - [404-0]**

This report gives details of staff appointments and resignations; seeks approval of a secondary employment application and payment of a gratuity.

**STAFF APPOINTMENTS**

<u>Position</u>	<u>Appointment</u>	<u>Commencement</u>
Building Surveyor - Building	David BULL	17.06.96
Asst Publicity Officer		
(Part Time) - Admin	Julie BAILEY	04.06.96

**RESIGNATIONS**

Sen Library Clerk - Libraries	Barbara CREGAN	05.07.96
Rec Facilities Manager - Rec	Deb VAN ROL	09.08.96
Relieving Officer - Treasury	Emma TATTUM	21.06.96
Branch Librarian (W'vale) Lib	Lyn BREADMORE	05.07.96

REQUEST FOR SECONDARY EMPLOYMENT

Amanda Knight, Human Resources Assistant within the Administration Department, seeks Council approval under the provisions of Section 160A of the Local Government Act, to undertake secondary employment on a casual basis with Handisoft Pty Ltd.

The Deputy Town Clerk has confirmed that this employment will not conflict with Mrs Knight's Council duties.

#### GRATUITY PAYMENT

Mrs B Cregan, Library Clerk, has resigned with effect from 5 July 1996. Mrs Cregan has been employed by Council for more than 10 years and in accordance with adopted policy she is entitled to a gratuity payment of \$500 nett value.

The City Librarian confirms Mrs Cregan's loyal and good service during her employment with the City of Wanneroo.

**MOVED** Cr Magyar, **SECONDED** Cr Popham that Council:

- 1 in accordance with the provisions of Section 157A of the Local Government Act, approves the appointment of all officers as detailed in this report;
- 2 in accordance with the provisions of Section 160A of the Local Government Act, approves secondary employment for Mrs A Knight;
- 3 in accordance with adopted policy, approves a gratuity payment to the nett value of \$500 to Mrs B Cregan.

**CARRIED**

**C290-06/96      WANNEROO GROUNDWATER ADVISORY COMMITTEE -**  
**[322-18-1]**

Council has been invited to nominate a panel, preferably of three names, for consideration by the Water Authority to the Wanneroo Groundwater Advisory Committee. (The previous incumbent no longer holds office as a Councillor).

The Committee is currently comprised of representatives from the Water Authority and private landowners representing a number of industries in the Wanneroo Groundwater Area including market gardening, poultry production and pasture irrigators. In 1993 the Wanneroo Groundwater Advisory Committee increased its representation to include a Councillor of the City of Wanneroo.

Apart from an age limit of 70 years the Water Authority does not have any strict criteria for eligibility for membership. However it is highly desirable that members have a personal commitment to the protection and good management of the groundwater resource, and good local knowledge.

Meetings are held on an as required basis and the Water Authority has estimated that 4 meetings a year will be held.



Meetings last for about half a day and the term of the nomination is three years. Committee members are remunerated by the Water Authority for any lost income while attending meetings. The current rate is \$73 for half a day and \$108 for a full day.

Cr Popham nominated Cr Hancock.

Cr O'Grady nominated Cr Healy.

Cr Ewen-Chappell nominated Cr Magyar.

Crs Hancock, Healy and Magyar declared an interest in this Item.

**MOVED** Cr Ewen-Chappell, **SECONDED** Cr Lynn that Council nominates Crs Hancock, Healy and Magyar for consideration of appointment by the Water Authority to the Wanneroo Groundwater Advisory Committee.

**CARRIED**

Crs Hancock, Healy and Magyar did not vote.

**REAPPOINTMENT OF DELEGATES - STANDING, ADVISORY, MANAGEMENT, RECREATION, OCCASIONAL AND OTHER COMMITTEES - [702-3]**

With the recent passing of Cr Kim Wood, the following positions require appointments to be made:

**C291-06/96      POLICY COMMITTEE - [702-0]**

**MOVED** Cr Taylor, **SECONDED** Cr Popham that Council nominates Cr Wight as South Ward Delegate and Crs Popham and Taylor as Deputies to the Policy Committee

**CARRIED**

**C292-06/96      EAST WANNEROO DEVELOPMENT OCCASIONAL COMMITTEE - [780-1]**

**MOVED** Cr Taylor, **SECONDED** Cr Popham that the position as South Ward Delegate to the East Wanneroo Development Occasional Committee remain vacant until such time as a new Councillor to the South Ward has been elected.

**CARRIED**

**C293-06/96      STRUCTURAL REFORM ADVISORY COMMITTEE - [312-2]**

**MOVED** Cr Taylor, **SECONDED** Cr Popham that the position as Delegate to the Structural Reform Advisory Committee remain

vacant until such time as a new Councillor to the South Ward has been elected.

CARRIED

C294-06/96      WARWICK LEISURE CENTRE JOINT AND CHURCHES OF  
CHRIST MANAGEMENT COMMITTEE - [702-3]

MOVED Cr Taylor, **SECONDED** Cr Popham that the position as Delegate to the Warwick Leisure Centre Joint and Churches of Christ Management Committee Delegate remain vacant until such time as a new Councillor to the South Ward has been elected.

CARRIED

C295-06/96      COMMUNITY POLICING DIVISIONAL COMMITTEE - [909-3]

MOVED Cr Taylor, **SECONDED** Cr Popham that Council nominates Cr Wight as Delegate to the Community Policing Divisional committee.

CARRIED

C296-06/96      RECREATION DEVELOPMENT FUND ASSESSMENT PANEL -  
[429-1-35]

MOVED Cr Taylor, **SECONDED** Cr Popham that the position as Delegate to the Recreation Development Fund Assessment Panel remain vacant until such time as a new Councillor to the South Ward has been elected.

CARRIED

C297-06/96      RESIDENTIAL PLANNING CODES WORKING PARTY -  
[290-5]

MOVED Cr Taylor, **SECONDED** Cr Popham that the position as South Ward Delegate to the Residential Planning Codes Working Party remain vacant until such time as a new Councillor has been elected.

CARRIED

C298-06/96      UNIFORM PRICING POLICY FOR RECREATION FACILITIES  
SUB-COMMITTEE - [260-0]

MOVED Cr Taylor, **SECONDED** Cr Popham that the position as Delegate to the Uniform Pricing Policy for Recreation Facilities Sub-Committee remain vacant until such time as a new Councillor to the South Ware has been elected.

CARRIED

C299-06/96      APPOINTMENT OF ELECTION DAY AND POLLING PLACES:  
EXTRAORDINARY VACANCY - SOUTH WARD - [801-1-96A]

Council is advised that, in accordance with Section 74(1)(a) of the Local Government Act 1960, the Mayor has appointed Saturday 14 September 1996 as the date for the conduct of an election to be held in the South Ward to fill the extraordinary vacancy created by Cr Wood's death.

Advertisement notices calling for nominations will be placed in the West Australian and Wanneroo Times Community between 4 July and 18 July 1996. Nominations will open on 1 August and close at 4.00 pm on 15 August 1996.

Council is required to determine polling places to be used for this election.

Generally South Ward polling place locations used for the May 1996 annual election proved satisfactory. However, the Wangara transportable (sited at Luisini Park, cnr Lumsden Road/Buckingham Drive) again attracted few votes. Only 77 South Ward votes were cast at this polling place. Council may wish to review the feasibility of retaining a polling place at Wangara.

#### **RECOMMENDATION**

That Council appoints the following locations as polling places to receive votes for the extraordinary election within the South Ward, to be held on Saturday 14 September 1996.

#### **CHIEF POLLING PLACE**

Administration Centre, Boas Avenue, Joondalup

#### **EARLY POLLING PLACE**

Administration Centre, Boas Avenue, Joondalup

#### **OTHER POLLING PLACES**

WANGARA	Luisini Park, Lumsden Road (transportable building)
WOODVALE	Primary School, Timberlane Drive
WARWICK	Child Day Care Centre, Dugdale Street
GREENWOOD	Calectasia Hall, Cnr Coolibah Drive and Calectasia Street
MARANGAROO	Primary School, Giralt Road
KOONDOOLA	Child Health Centre/Pre-school Burbridge Avenue
GIRRAWHEEN	Liddell Reserve, near Butterick Place (transportable building)
KINGSLEY	Kingsley Clubrooms, Kingsley Reserve, Kingsley Drive
ALEXANDER	Alexander Heights Community Hall, Linto Way off

HEIGHTS                      Errina Road  
GIRRAWHEEN                Senior Citizens' Centre, Patrick Court.

**MOVED** Cr Major, **SECONDED** Cr O'Grady that the polling booth located at Marangaroo Primary School, Giralt Road, Marangaroo be relocated to the Kingsway Shopping Centre, Landsdale.

**LOST**

**MOVED** Cr Taylor, **SECONDED** Cr Duffy that Council appoints the following locations as polling places to receive votes for the extraordinary election within the South Ward, to be held on Saturday 14 September 1996.

**CHIEF POLLING PLACE**

Administration Centre, Boas Avenue, Joondalup

**EARLY POLLING PLACE**

Administration Centre, Boas Avenue, Joondalup

**OTHER POLLING PLACES**

WANGARA	Luisini Park, Lumsden Road (transportable building)
WOODVALE	Primary School, Timberlane Drive
WARWICK	Child Day Care Centre, Dugdale Street
GREENWOOD	Calectasia Hall, Cnr Coolibah Drive and Calectasia Street
MARANGAROO	Primary School, Giralt Road
KOONDOOLA	Child Health Centre/Pre-school Burbridge Avenue
GIRRAWHEEN	Liddell Reserve, near Butterick Place (transportable building)
KINGSLEY	Kingsley Clubrooms, Kingsley Reserve, Kingsley Drive
ALEXANDER	Alexander Heights Community Hall, Linto Way off
HEIGHTS	Errina Road
GIRRAWHEEN	Senior Citizens' Centre, Patrick Court.

**CARRIED**

**C300-06/96                      STORMWATER FLOODING - 6 FLORIBUNDA AVENUE, SORRENTO - [510-50]**

The house and property at 6 Floribunda Avenue has been the subject of stormwater flooding including two recent occasions on 9 and 17 June 1996.

The road outside of the property is serviced by a drainage soakage system which was commonly used in areas of undulating terrain such as Sorrento at the time of that development.

The desired solution to improve the drainage and to minimise flooding of this property is to provide a suitable disposal system for the road catchment. The nearest drainage sump site is adjacent to the Sorrento Primary School at the corner of Myrtle Avenue and Nuytsia Avenue.

Similar flooding problems have occurred near this sump site at a property in Myrtle Avenue. As Myrtle Avenue drains into this sump and is lower than the boundary levels of the sump site, it will surcharge when the capacity is exceeded.

Investigations into the feasibility of improvement works has determined that a suitable disposal site is not readily available and that there are a number of site constraints, school issues and possible residential amenity concerns to be addressed.

To achieve a preferred strategy for the drainage improvements for Floribunda Avenue and Myrtle Avenue, liaison with the local community is required. A consultant has been commissioned to facilitate the public participation on determining a preferred strategy for the drainage improvements.

The consultant's recommendations and costing on the preferred strategy will be reported to the Technical Services Committee meeting in July.

In view of the ongoing flooding being experienced at the house in Floribunda Avenue, and to enable the project improvements to be expedited, it is requested that Council delegates authority to the Technical Services Committee to determine this matter at its 10 July 1996 meeting.

**MOVED** Cr Magyar, **SECONDED** Cr Popham that Council delegates authority to the Technical Services Committee at its 10 July 1996 meeting to approve drainage improvement works and additional resources if necessary for Floribunda Avenue and Myrtle Avenue, Sorrento.

**CARRIED**

**C301-06/96**

**PERRY'S PADDOCK: ADDITIONAL CONSULTANT'S FEES -**  
**[057-4]**

In late April of this year, the National Parks and Nature Conservation Authority (NPNCa) advised that in the light of public submissions received on the draft Development and Management Plan (DMP) for Perry's Paddock, Woodvale, it wished

to reconsider advice (generally supporting the DMP) it has provided previously.

To facilitate the reconsideration, NPNCA advised that it intended convening a meeting with some of the people who had made submissions, particularly those people with high expertise on the subject. It therefore requested the City to arrange for its consultant, Whelans, to attend. The matter was discussed with Whelans which advised that as this was beyond their agreed brief (which was the case), an additional fee would be involved. To be able to properly cover all aspects of the project at the meeting, they advised that their Senior Planner, Environmental Consultant and Engineering Sub-consultant would desirably attend. On this basis, a fee in the order of \$2,500 was quoted.

As the consultant's attendance at the NPNCA meeting was considered important to enable that authority to make a decision with as full knowledge as possible of the issues involved, their attendance was approved on the understanding that formal Council approval for the funding involved would need to be sought at a later date as the timing involved between the NPNCA's request and the proposed meeting date did not allow such approval to be sought beforehand.

The meeting was held on 10 May 1996 and was also attended by a number of Council officers who obtained from it valuable information to assist in Council's future deliberations of this matter. A full report on the project should be submitted to the July round of meetings. It had been intended to seek Council approval to the funding of the consultant's attendance at the NPNCA meeting as part of that report, however Whelans has now advised that it is only prepared to defer institution of a 14% penalty on late payment of their account up to 15 July 1996. To avoid this penalty applying, the matter has been brought forward for Council's consideration.

**MOVED** Cr O'Grady, **SECONDED** Cr Ewen-Chappell that Council, in accordance with the provisions of Section 547 (12) of the Local Government Act authorises the expenditure of \$2,440 required for the attendance of Whelans and its sub-consultants at the National Parks and Nature Conservation Authority meeting held on 10 May 1996 regarding the draft Development and Management Plan for Perry's Paddock, such expenditure to be charged to the Perry's Paddock Reserve Account No 32361.

**CARRIED BY**

**AN**

**ABSOLUTE**

**MAJORITY**

**C302-06/96**

**NOMINATION YELLAGONA NATIONAL PARK -[061-408]**

Council has been invited to nominate a Councillor to the Yellagonga Regional Park Community Advisory Committee for consideration by the Department of Conservation and Land Management. (The previous incumbent no longer holds office as a Councillor.)

The Community Advisory Committee meets on an as required basis and it is desirable that nominees have an interest in the environment.

Cr Ewen-Chappell nominated Mr Magyar.

Cr Magyar declared an interest in this Item.

**MOVED** Cr Ewen-Chappell, **SECONDED** Cr O'Grady that Council nominates Cr Magyar for consideration of appointment to the Yellagonga Regional Park Community Advisory Committee.

**CARRIED**

Cr Magyar did not vote.

**C303-06/96**      **ADDITIONAL INFORMATION - CANCELLATION OF DOG REGISTRATIONS - [2830/36/19]**

At the Council meeting of 29 May 1996 a report was submitted regarding the Cancellation of Dog Registrations - Mr and Mrs DW and B Wayte, 19 Dillon Glade, Joondalup (CS83-05/96 refers).

Unfortunately some complaint dates in the report were incorrect. As the matter is the subject of a possible Court action, these dates will have to be amended.

**MOVED** Cr Magyar, **SECONDED** Cr Popham that Council amend the dates in report CS83-05/96 with the following:

- 3)        15/5/96 should be 15/5/95.
- 4)        16/5/96 should be 16/5/95.
- 5)        14/8/96 should be 14/8/95.
- 6)        14/8/96 should be 14/8/95.
- 7)        19/9/96 should be 19/9/95.

**CARRIED**

**C304-06/96**      **LOCAL GOVERNMENT WEEK CONVENTION 1996 - [314-4]**

The Local Government Week Convention 1996 will be held in Perth, at the Burswood Hotel from 4-6 August.

The theme of the conference is **"Who is a Councillor"** and will focus on the roles and responsibilities of an effective Councillor. The conference will also include the popular "Ask the Minister" segment, and the Local Government Week Gala Dinner will be held on Monday 5 August 1996.

This years convention will feature Western Australia's first General Assembly of Local Government. Motions debated at this assembly will be submitted for consideration to the 1996 National General Assembly. The Local Government Association Annual General Meeting will be held in conjunction with the Convention.

The full programme is attached (Appendix XXVII refers).

Costs associated with the convention are:

Registration Fee	\$320
+ Dinner	\$ 75
+ Dinner for partner	\$ 75

Funds will be available under the contingency section of account 20006 - Members' Conferences for councillors to attend this conference.

Cr Major nominated Crs Freame, Lynn, Magyar and Duffy.

Cr Magyar declined the nomination.

Crs Freame, Lynn and Duffy declared an interest in this Item.

**MOVED** Cr Major, **SECONDED** Cr Hancock that Council nominates Crs Freame, Lynn and Duffy to attend the Local Government Week Convention 1996 to be held in Perth at the Burswood Hotel from 4-6 August, such expenditure to be from Account 20006 - Members' Conferences.

#### **CARRIED**

Crs Freame, Lynn and Duffy did not vote.

Appendix XXVII refers

**C305-06/96      NEW COUNCILLORS TRAINING COURSE - [202-1-4]**

The new Councillors training course conducted by Municipal Training Services in conjunction with the Local Government



Professional Development Committee will be held on the 29 -30 June 1996 at the Mercure Hotel, Perth.

At its meeting of 29 May 1996 Council nominated two new Councillors to attend the New Councillors Training Course. Another new Councillor has now indicated an interest in this seminar and it is considered appropriate that the Councillor attend this course.

Cr Duffy declared an interest in this Item.

**MOVED** Cr Freame, **SECONDED** Cr O'Grady that Council:

- 1           nominates Cr Bill Duffy to attend the New Councillors Training Course to held from the 29 - 30 June 1996 in Perth;
- 2           authorises, in accordance with the provisions of Section 547 (12) of the Local Government Act the over expenditure (from Account 20006) to enable Cr Duffy to attend the New Councillors Training Course.

**CARRIED**

Cr Duffy did not vote.

**C306-06/96           SPECIAL ELECTORS MEETING - PROPOSED**  
**TELECOMMUNICATIONS TOWER MULLALOO - [30/1348]**

A petition has been received from 1100 residents requesting that Council hold a Special Meeting of Electors to discuss the proposed Telecommunications Tower at Lot 22 Koorana Road, Mullaloo.

The applicant has now withdrawn the application for the Telecommunications Tower on this site. As the application has been withdrawn the petition convenor has requested that the Special Meeting of Electors not be held.

**MOVED** Cr Magyar, **SECONDED** Cr Popham that Council, in accordance with the request of the petition convenor, not hold a Special Meeting of Electors to discuss the proposed Telecommunications Tower at Lot 22 Koorana Road, Mullaloo.

**CARRIED**

**C307-06/96           MOTION FOR LOCAL GOVERNMENT ASSOCIATION ANNUAL**  
**GENERAL MEETING - [312-2]**

The Local Government Association Annual General Meeting will be held on 4 August 1996. Council was invited to submit motions for inclusion on the agenda of the AGM by the 21 June 1996. The Annual General Meeting provides an opportunity for Councils to have matters of Statewide concern discussed.

As the agenda closed before the Council meeting was held a motion has been submitted to the Local Government Association for inclusion on the agenda. The motion concerns Telecommunication Towers and the full item is attached (Appendix XXVIII refers).

**MOVED** Cr Magyar, **SECONDED** Cr Popham that Council ratifies the action of the Town Clerk in submitting the following motion to the Local Government Association for inclusion on the Agenda of the Annual General Meeting;

4The Hon Minister for Telecommunications and Arts be requested to immediately remove all carrier exemptions from State, Territory and Local Government laws.

5Austel be requested to require the carriers to fully address community concerns on health and safety issues.

6The Hon Minister for Telecommunications and Arts amends the Code to include the provision of Network Strategy Plans in order to site towers in appropriate locations.

**CARRIED**

Appendix XXVIII refers

**C308-06/96      ELECTION OF LOCAL GOVERNMENT ASSOCIATION**  
**PRESIDENT - [312-2]**

The term of the current office bearers of the Local Government Association expires at the Annual General Meeting to be held on the 4 August 1996. At the AGM a new President and Deputy President must be elected.

The Local Government Association President is elected for a two year term and must be a delegate to the Local Government Association. The President is expected to attend Executive meetings, bimonthly Presidents meetings, Finance Meetings and represent the Local Government Association on other committees.

The President also assists with the preparation of Executive Committee agendas and is encouraged to attend official functions and special meetings of relevance to the Local Government Association.

Nominations must be submitted by Friday 5 July 1996.

**MOVED** Cr Magyar, **SECONDED** Cr Popham that the information regarding Election of Local Government Association President be received.

**CARRIED**

**C309-06/96**      **REVIEW OF THE HERITAGE OF WESTERN AUSTRALIA ACT  
1990 - [308-5]**

The Minister for Heritage has invited a submission, to be forwarded to the Heritage Act Review Project, in respect of a Discussion Paper on the proposed review of the Heritage of Western Australia Act 1990 prepared by Mr Peter James of HJM Environmental Strategies of Hobart, a consultant appointed by the Minister to carry out this review.

The Minister requested that the submissions be forwarded by 7 June 1996. An extension period until the end of June was requested, stating administrative reasons, namely consideration of the Discussion Paper by the Historical Sites Advisory Committee (HSAC) and then by Council. The Minister subsequently requested if it were possible to have an earlier indication of Council's views on an informal basis since the consultant was required to submit his report to the Minister by 28 June.

A report on this Discussion Paper was considered by the HSAC at its meeting of 19 June 1996 where it was recommended that Council forwards to the Heritage Act Review Project the comments outlined in the report (a copy of the report has been forwarded to all Councillors). The Committee also recommended that a letter at officer level be forwarded to the Minister conveying the views adopted by the Committee and that Council's ratification be sought as soon as possible.

The submission forwarded is as follows:

*CITY OF WANNEROO*

*SUBMISSION ON THE DISCUSSION PAPER ON THE  
REVIEW OF THE HERITAGE OF WESTERN AUSTRALIA ACT 1990*

The following submission on the Discussion Paper on the review of the Heritage of Western Australian Act 1990 relates to the matters relevant to the Local Government Authorities.

*Delegation*

The discussion paper suggests 'delegation' of Heritage Council's powers relating to heritage matters to the Local Government authorities considering their expertise and resources. But at the same time while discussing the 'Scope of the Act' it suggests, "Similarly places owned by Local Government authorities will also be subject to the provisions of the Act in terms of registration. Where there is delegation in place to a local authority then the delegation will not be available to that local authority to approve a development on its own property. A delegation to a local authority should not be available to it to approve its own developments".

From the above it may be inferred that the paper suggests that Local Government authorities should not exercise the delegated powers when approving its own development in a heritage place which is also recorded in the State Register. It is not clear why such distinction should be drawn considering the expertise and resources of the Local Government authorities.

#### Municipal Inventory

Section 45 of the current Act requires each Council of a municipality to compile and maintain a Municipal Inventory (MI) no later than 4 years from the commencement of the Act. In this regard it is noted that considering that many councils have not yet prepared their MI (as pointed out in the discussion paper) there needs to be a mechanism in the new Act to ensure that every local authority strictly complies with this provision.

The Select Committee on Heritage Laws while reviewing this Act stated that by listing a place, the Local Government authority will be indicating to its community that every reasonable and practicable step will be taken to ensure the appropriate conservation of the place. It is suggested that the new Act should include a provision which will reflect this aspect.

As suggested in the discussion paper the new Act should contain instructions to local authorities as to how they can, and should, best make use of the work undertaken in the preparation and administration of the MI and how they should proceed if they wish to give greater recognition in a statutory sense to places of local heritage significance.

Application to do work

The paper suggests that unless the local authorities have delegated authority from the Heritage Council, the proposals shall be referred to the Heritage Council for consideration and advice. In this regard it is noted that such referrals would only lengthen the approval process. Hence delegated authority from the Heritage Council should be an automatic process and that the local authorities should be provided with the necessary guidelines to exercise this authority.

#### Heritage Agreements, Conservation Orders, etc

The current Act makes provisions for Heritage Agreements, Conservation Orders, etc only in respect of the places registered in the Register. It is suggested that these provisions should also be extended to places listed in the MI.

#### Incentives

The paper lists some of the possible incentives to encourage owners to conserve their heritage places. These incentives may include reduction in the rates, density bonuses, relaxation of development standards and Building Code requirement and so on. It is suggested these provisions be spelt out in the new Act.

#### Compensation

The discussion paper indicates that there should be some form of compensation to those owners who believe that their property rights have been affected. This possibility is unlikely to occur since the Municipal Inventories are prepared only after proper public consultation.

#### Penalties

Under the current Act penalties are applicable only in respect of those places listed in the State Register. Considering that all the places listed in the Municipal Inventory may not find place in this Register, it is suggested that these penalty provisions should also apply to those other heritage places listed in the Municipal Inventory.

**MOVED** Cr Magyar, **SECONDED** Cr Popham that Council ratifies the submission recommended by the Historical Sites Advisory Committee and forwarded to the Minister for Heritage concerning the Discussion Paper on the Review of the Heritage of Western Australia Act 1990 prepared by Mr Peter James of HJM Environmental Strategies.

**CARRIED**

**C310-06/96**

**SPECIAL ELECTORS MEETINGS HELD ON TUESDAY 18  
JUNE 1996 - [727-1, 702-0]**

A Special Meeting of Electors was held on Monday 27 May 1996. This meeting has been called in accordance with the provisions of Section 171(4) of the Local Government Act in response to a petition of Electors to discuss the proposed development of a second general aviation airport within the City of Wanneroo.

Due to the number of persons attending, many of whom were unable to enter the meeting room, the Mayor advised the meeting would be rescheduled to a larger venue. Accordingly, a further meeting was held at 7.30 pm on Tuesday 18 June 1996 at Wanneroo Recreation Centre Sports Hall, Scenic Drive, Wanneroo.

There were 73 electors in attendance.

At the conclusion of the meeting the following Motions were put:

"MOVED Mr Michael Jenkins, SECONDED Mr Miguel Castillo that we the Residents against Nowergup/Neerabup Airport Proposal Group (RANNAG) call upon the Wanneroo City Council to prepare a submission rejecting that a second metropolitan general aviation aerodrome or that an aerodrome of any size be established within the precincts of the Wanneroo City Council forever due to:

- 1 safety and noise pollution - flight paths and circuit training will allow low flying aircraft to pass over extensive established residential areas that include schools, child minding centres, aged accommodation and community facilities;
  - 2 environmental impact - the proposed site is positioned over the Gnangara Water Mound;
  - 3 the proximity to RAAF Pearce will increase the potential for disaster because of shared airspace by slow aircraft and high speed military aircraft.
- CARRIED UNANIMOUSLY"

"MOVED Mr Michael Jenkins, SECONDED Mr Miguel Castillo that we the Residents against Nowergup/Neerabup Airport Proposal Group (RANNAG) call upon the City of Wanneroo to write to the Federal Minister of Defence seeking his assurance that RAAF Pearce and Gingin not be used as a

joint civil/military or just a civil aerodrome due to the adverse effects it would have on the residents of the City of Wanneroo and also to the Federal Minister of Transport to seek the same assurances.

CARRIED

UNANIMOUSLY"

**MOVED** Cr Magyar, **SECONDED** Cr Popham that the information regarding the Special Electors Meeting held on Tuesday 18 June 1996 in relation to the proposed development of a second general aviation airport within the City of Wanneroo be received.

CARRIED

**C311-06/96     REQUEST FOR TRANSCRIPT - CR A TAYLOR - [702-3, 702-0]**

Cr Taylor has requested a transcript of all debate held in relation to Legal Representation (Royal Commission) at the Council meeting held on 29 May 1996 - Item C182-05/96 refers.

**MOVED** Cr Ewen-Chappell, **SECONDED** Cr Wight that Council in accordance with its Policy, provides Cr Taylor with a transcript of the debate held in relation to Legal Representation (Royal Commission) at the Council meeting held on 29 May 1996 - Item C182-05/96 refers.

CARRIED

**C312-06/96     REQUEST FOR TRANSCRIPT - CR W DUFFY - [702-3, 319-7-1]**

Cr Duffy has requested a transcript of all debate held at the Council meeting on 29 May 1996 in relation to Item C262-05/96 - Notice of Motion - Cr Waters.

**MOVED** Cr Healy, **SECONDED** Cr Ewen-Chappell that Council in accordance with its Policy, provides Cr Duffy with a transcript of all debate held at the Council meeting on 29 May 1996 in relation to Item C262-05/96 - Notice of Motion - Cr Waters.

CARRIED

**C313-06/96     CIVIC RECEPTIONS AND FUNCTIONS - [703-3]**

The new Crime Prevention Resource Centre is currently being established at 941 Wanneroo Road, Wanneroo, and Senior Constable M O'Malley, the Crime Prevention Officer, has written to Council requesting financial assistance to provide afternoon tea at the official opening. Anticipated date of the official opening will be in the latter half of 1996.

Guests to be invited will include the Mayor, Councillors, Minister of Police, Neighbourhood Watch Suburban Managers and persons involved in the preparation of the Centre. It is anticipated that the number of guests will be approximately 100.

The use of Council's in-house catering staff to provide an afternoon tea will incur a cost of \$6.00 per head.

Permission is sought from Council for the expenditure of \$600.00 (six hundred dollars) to cover the cost of this function.

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

- 1 approve the contribution of \$600.00 to cover catering costs of the afternoon tea at the official opening of the Crime Prevention Centre;
- 2 uses in-house catering staff for this function;
- 3 advises Senior Constable M O'Malley, Crime Prevention Officer, in writing of Council's willingness to host the official opening afternoon tea.

**CARRIED**

**C314-06/96     CIVIC RECEPTIONS AND FUNCTIONS - [703-3]**

Due to time constraints permission was sought from the Mayor for Council to host the "One Drum Different Beats" Youth Festival Forum at the Lakeside Joondalup Shopping Centre on Saturday, 21 June 1996.

Council ratification is now requested for the inclusion of this function in the 1995/96 Calendar of Events.

<u>DATE</u> <u>1995</u>	<u>FUNCTION</u>	<u>GUESTS</u>	<u>HOST</u>
21 June 1996 Council	"One Drum Different Beats" Youth Festival Forum	45	

**MOVED** Cr Freame, **SECONDED** Cr Wight that Council approves the inclusion of the following function in the 1995/96 Calendar of Events.

<u>DATE</u> <u>1995</u>	<u>FUNCTION</u>	<u>GUESTS</u>	<u>HOST</u>
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21 June 1996  
Council

"One Drum Different  
Beats" Youth Festival  
Forum

45

**CARRIED**

**C315-06/96     PLANNING FOR THE PERFORMING ARTS FACILITIES IN THE  
JOONDALUP CIVIC AND CULTURAL FACILITIES PRECINCT -  
[730-8-8-1]**

At its meeting on 25 October 1995, Council agreed to engage Hames Sharley to proceed with the development of a report and plan that:

- 1            (a) explores the short and long term demands for performing and collection spaces in the Joondalup Civic and Cultural Facilities precinct;
- (b) establishes a building development programme;
- (c) includes an architectural brief of floor space requirements;
- (d) develops a short and long term plan for the development of a performing arts complex within the Civic and Cultural Centre Master Plan;
- 2            accepts the quotation of \$21,000;
- 3            authorises the expenditure from Allocation No 20114 - Consultancy fees.

On 1 May 1996, a meeting was held with Hames Sharley which resulted in them being requested to expand the brief for the Joondalup Performing Arts Theatre.

Hames Sharley have advised that considerable work is required to expand the drawings and have estimated the cost involved to be \$4,500.

**MOVED** Cr Freame, **SECONDED** Cr Wight that Council accepts the quotation from Hames Sharley of \$4,500 to amend and expand the brief for the Joondalup Performing Arts Theatre, the expenditure to be charged to Allocation No 20114 - Consultancy Fees.

**CARRIED**

**C316-06/96     VACANCY - LOCAL GOVERNMENT ASSOCIATION MEMBER -  
MOSQUITO CONTROL ADVISORY COMMITTEE - [312-2]**

The Western Australian Municipal Association has invited member Councils to submit nominations for the Local Government Association Member - Mosquito Control Advisory Committee.

The Committees terms of reference are:

- approve and supervise co-operative arrangements between Local Governments wishing to form Contiguous Local Authority Groups (CLAGs) for mosquito control purposes;
- consider CLAG applications for Government funds under the joint funding policy approved by Cabinet;
- approve CLAG budgets, including State and Local Government contributions.

The Committee is comprised of representatives from the Ministry for Planning, CALM, Waters & Rivers Commission, the Health Department and other bodies. The Committee meets three to four times a year during working hours. Meetings last about three hours and there is no meeting fee.

There is no specific qualifications for the appointment although the Health Department has expressed a preference for a serving officer of a Municipality, which is actively involved in this issue.

Cr Ewen-Chappell nominated Cr Major.

Cr Major declared an interest in this Item.

**MOVED** Cr Ewen-Chappell, **SECONDED** Cr O'Grady that Council nominates Cr Major for consideration of appointment as Local Government Association Member - Mosquito Control Advisory Committee.

**CARRIED**

Cr Major did not vote.

**C317-06/96    VACANCY - BUILDING & CONSTRUCTION INDUSTRY**  
**TRAINING BOARD - [312-2]**

The Western Australian Municipal Association has invited nominations from member Councils for consideration to the position of Interim Member - Building & Construction Industry Training Board.

The Committee meets on the second Tuesday of each month at 8.00 am. Meetings last for approximately 2 hours and there is no meeting fee. The term commences upon appointment and is an interim appointment, pending amendment to the Act.

The Committee is a tripartite Board comprised of the Employer Group, Employee Group and the Government Group. Nominees must be a Councillor or serving officer of a Local Government.

**MOVED** Cr Taylor, **SECONDED** Cr Wight that depending on the suitability of membership to the Building & Construction Industry Training Board, consideration of sending a member of staff be left to the discretion of the City Building Surveyor.

**CARRIED**

**C318-06/96     CHIEF EXECUTIVE OFFICER POSITION - [201-1]**

On Monday, 8 July 1996, Mr Lindsay Delahaunty will assume the office of Chief Executive Officer of the City of Wanneroo following the retirement of Mr Ron Coffey.

The position of Town Clerk will therefore no longer exist and it will be necessary to change the title of Deputy Town Clerk.

As an interim measure, it is suggested that the position of Deputy Town Clerk be amended to Manager, Corporate Services. Following review of the management structure as required by Council, it may be necessary to address other position titles.

The terms and conditions of the present incumbent of the position of Deputy Town Clerk (Mr Bob Dymock) will not be changed.

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

- 1            the position title of Deputy Town Clerk be changed to Manager, Corporate Services effective from Monday 8 July 1996;
- 2            during absences of the Chief Executive Officer, the Manager, Corporate Services will act as Chief Executive Officer.

**CARRIED**

**C319-06/96     VACANCY - EMERGENCY SERVICES CO-LOCATION STANDING COMMITTEE - [312-2]**

The Western Australian Municipal Association has invited member Councils to submit nominations for consideration to the position of WAMA Member - Emergency Services Co-Location Standing Committee.

The Committee's Terms of Reference are to review building proposals by emergency services with regard to possible co-location opportunities. The Committee will establish the

extent to which each service is interested in the co-location site, and develop the broad matters of principle.

The Committee is comprised of representatives from State Treasury, Bush Fires Board, St John Ambulance, State Emergency Services Fire and Rescue Service and the WA Police.

The Committee meets biannually and the term of office is for two years. The duration of the meetings is still to be determined and there is no meeting fee. Nominees must be Councillors of a Local Government.

Cr Freame nominated Cr Wight.

Cr Wight declared an interest in this Item.

**MOVED** Cr Magyar, **SECONDED** Cr Popham that Council nominates Cr Wight for consideration of appointment to the position of WAMA Member - Emergency Services Co-Location Standing Committee.

**CARRIED**

Cr Wight did not vote.

**C320-06/96     EX GRATIA PAYMENT - YOUTH ACTIVITIES OFFICER -**  
**OCEAN RIDGE COMMUNITY CENTRE - [PERSONAL, 404-0]**

#### SUMMARY

During preparations for the "One Drum Different Beats" Youth Festival conducted at Lakeside Joondalup Shopping Centre on 22 June 1996, damage was sustained to a vehicle owned by a Council employee. A request has been received from the Youth Activities Officer at Anchors Youth Centre (Ms Deborah Wilkes) for an ex gratia payment to replace a broken car window.

#### BACKGROUND

On Friday, 21 June 1996, two high school students of work experience were assisting the Youth Activities Officer to transport chairs from Anchors Youth Centre of Lakeside Joondalup Shopping Centre for use at the Festival the following day. The students loaded the chairs into the back of the station wagon and quickly shut the rear door as the weather was inclement.

Unfortunately, it was not noticed that some of the chair legs were protruding slightly and, consequently, the rear window of the vehicle was shattered.

As Ms Wilkes does not have use of a Council vehicle, it has been normal practice to use her own vehicle and claim reimbursement of mileage from the allowance in her budget.

Although Ms Wilkes has comprehensive insurance cover with GIO Insurance, a damages claim would result in the loss of 20% of her 60% "no claim bonus" and necessitate the payment of a \$100.00 excess.

Due to the circumstances associated with this accident it would appear appropriate for Council to consider an ex gratia payment to Ms Wilkes.

Several verbal quotes have been obtained to fit a new rear window in a 1985 VK Commodore Station Wagon. They include:

Instant Windscreens	\$330
Discount Windscreens	\$330
Windscreen City	\$315

Funds for this purpose could be made available from Account Number 26430 (Sundries - Ocean Ridge Youth Services).

**MOVED** Cr O'Grady, **SECONDED** Cr Major that Council authorises, in accordance with Section 547(12) of the Local Government Act, an ex gratia payment of \$315 from Account Number 26430 to the Activities Officer at Anchors Youth Centre to replace the rear window of her vehicle which was damaged in the course of Council business.

**CARRIEBYAN**

**ABSOLUTE**

**MAJORITY**

**C321-06/96     SECOND GENERAL AVIATION AIRPORT - [727-1]**

Council considered a report by the City Planner regarding the issue of a proposed second general aviation airport for Perth at its April meeting of this year (TP89-04/96). It was resolved "that Council requests the State Government to:

- 1        *consider all possible sites for the second general aviation aerodrome, including possible sites at Two Rocks and RAAF Base, Bullsbrook;*
- 2        *ensure that planning, environmental and financial considerations for each site are not compromised by the planning process procluding any site from full consideration."*

A Special Meeting of Electors was held on 18 June 1996 where this matter was discussed. The outcome of that meeting is the subject of Item 16 of the Town Clerk's Report to this meeting of Council.

The Hon Minister for Transport has now written to the City, advising as follows:

"Thank you for your letter of 11 April 1996. I apologise that I have not been able to respond to your letter sooner.

The State Government has been working as a priority towards addressing the needs of the general aviation industry in the Perth Region and across a broader area of Western Australia.

A significant part of the process has been to identify possible sites for a second general aviation airport for the Perth Region. This is not an easy task and has required significant preliminary work to be carried out by the Department of Transport and other relevant organisations in order to reach a point where options could be presented for discussion with the public and the aviation industry.

Recently it was decided to carry out a very detailed environmental review and further public consultation focusing on three sites. These sites were at Nowergup, Wilbinga and Ledge Point, with the latter two sites being offered by the Shire of Gingin.

This process was designed to provide comprehensive information to the Government in order for it to be in a position to decide on whether one of the sites would be suitable for a second general aviation airport.

As you are aware, concern has been aroused in the communities surrounding the Nowergup site. This has in part been generated by a belief that to locate an airport at that site would have significant negative impacts on surrounding and outlying communities. The capacity to manage these issues and the significant benefits the airport would generate through high value employment creation and education opportunities do not appear to have featured highly.

Nevertheless, the Government has chosen to respond directly to the community's concerns and as a result I took the step of establishing a special task force of local politicians from both major political parties. The second general aviation

airport site review group as it is called comprises Hon Ross Lightfoot, MLC, Member for North Metropolitan Region (Chairman), Hon Iain MacLean MLC, Member for North Metropolitan Region and Hon Graham Edwards MLC, Member for North Metropolitan Region and has been given the task of advising me on:

- (i) local community opinion, assessed through a formal consultation process, regarding the possible development of an airport at Nowergup, Wilbinga and Ledge Point and other sites considered worthy of further investigation by the committee;
- (ii) assessment of the principal environmental issues of concern at each of the sites; and
- (iii) a recommendation for action by the State Government in order to meet the aviation needs of the general aviation industry in the Perth Region.

The group had its first meeting on Wednesday 29 May 1996.

At the meeting the group considered a number of issues including the Nowergup site option.

The group considered previous detailed work by the Department of Transport and more recent factors impacting on the Nowergup site. In summary, the group was of the view that while the Nowergup site had in the past been worthy of investigation, there are now a number of factors that bring into doubt the ability of the site to be developed as an airport. Broadly these factors are as follows.

- (i) In May 1996 the Royal Australian Air Force's Group Captain at Pearce advised the Department of Transport that in view of the recently identified need to improve air safety and airspace management in the Perth Region, locating a civilian airport at Nowergup adjacent to high density military traffic zones is a cause for concern. Furthermore, based on the increased Defence requirement and the overriding need to improve air safety, the proposed Nowergup site will not be supported by the RAAF.
- (ii) The proposed Nowergup airport site is located on the edge, but mostly within, the Priority One underground water management area. At present the boundaries of the water mound area are under review but regardless of

the outcome management of airport runoff remains an issue of concern.

- (iii) Flight paths associated with the airport are ultimately likely to be located over new residential areas. In this regard, while these areas would not be in the immediate control zone of the site, there appears little scope with current and future residential development to avoid either real or perceived causes for concern from local residents. This situation has been exacerbated by the very rapid growth in residential development in the area. Further development in the Alkimos area is planned and this will also affect the site.
- (iv) The Nowergup site is immediately adjacent to RAAF controlled airspace. This is likely to be an inhibiting factor on future light aircraft operations at the site.
- (v) Operations by light aircraft in and around the site may not be ideal from a safety perspective because of the likely need to operate through restrictive entry and exit routes. (This would largely be as a result of factors detailed in (iii) above).
- (vi) The public meeting on Monday 27 May, although cancelled due to overcrowding, clearly indicated the depth of feeling associated with the Nowergup site. It was assessed that many of those attending were there to speak out against the Nowergup site.

For the reasons detailed above it was the group's recommendation to unequivocally reject the Nowergup site from further consideration. I have accepted this advice and as a result the Nowergup site has been formally withdrawn from any further consideration. This means that because the former working group set up by the previous Minister for Transport rejected all other site options within the Shire of Wanneroo effectively no potential airport sites will be considered in the northern corridor area south of Two Rocks.

The group I referred to earlier will now focus its attention on the two other sites in the Shire of Gingin.

Thank you again for bringing this matter to my attention."



MOVED Cr Freame, **SECONDED** Cr Healy that the information regarding the proposed second general aviation airport for Perth be received.

**CARRIED**

**C322-06/96     PROPOSED CHILD CARE CENTRE, LOTS 108 AND 109 (78 AND 80) WARBURTON AVENUE, PADBURY - [30/5323]**

METRO SCHEME:	Urban
LOCAL SCHEME:	Special Development A
APPLICANT/OWNER:	R & L Atkinson and T Love
APPLICATION RECEIVED:	30.1.96
DAU/SCU:	15.2.96
REPORT WRITTEN:	25.6.96

**SUMMARY**

An application for Lots 108 and 109 (78 and 80) Warburton Avenue, Padbury, has been received from the owners, R & A Atkinson and T Love, to establish a child care centre (refer Attachment No 1).

This matter was advertised and twenty-eight (28) objections to the proposed development were received.

The application was submitted to Council for consideration at its meeting on 20 May 1996 (TP99-05/96) where it was resolved that the matter be referred back for further consultation between the developers and the objectors. It was the City Planner's recommendation that the application be approved.

A meeting between the objectors and developers was held on 24 July 1996. The Minutes of this meeting have been distributed to Councillors.

The developers had also approached landowners of the sites immediately adjacent to Lots 108 and 109. On 17 June 1996 the City received written confirmation from four adjacent landowners, withdrawing their objections.

Based on town planning principles, this application is supported subject to conditions.

It has become a matter of urgency that a decision be made, as the applicants' contract to purchase will lapse if no decision is made at Council's June meeting.

**PROPOSAL**

The developers intend to demolish the existing dwelling on each site, in order to develop the child care centre. The proposed

centre is expected to cater for 48 children, aged 0-6 years. There will also be a staff of nine.

The business hours of this centre are expected to be from 7.00am to 6.00pm. Fifteen on-site parking bays will be provided. A 3 metre wide landscape strip will buffer the proposed development from Warburton Avenue (refer Attachment No 2).

#### BACKGROUND

The matter was considered by Council on 20 May 1996. It was resolved that there should be further consultation between the objectors and the developers. To this end a meeting was held on 24 June 1996. The Minutes of this meeting have been distributed to Councillors.

The developers had also approached landowners of the sites immediately adjacent to Lots 108 and 109. On 17 June 1996 the City received written confirmation from four adjacent landowners, withdrawing their objections.

#### ASSESSMENT

In terms of Town Planning Scheme No 1, both sites are zoned Special Development A. A child care centre is not permitted within this zone unless approved by Council.

The proposal was advertised by way of an on-site advertising sign, the closing date for submissions being 27 March 1996. Twenty-eight objections were received of which 25 originated from the immediate neighbourhood (refer Appendix XXIX)

Taking the four objections into account which have been withdrawn, there are still 24 standing objections to this proposal.

The main concerns of the objectors are:

1. That the proposed use will lead to an increase in traffic volume on Warburton Avenue.

As a result of the Padbury Shopping Centre, a dental clinic, service station and the Padbury Primary School, the residents feel that the traffic volume in Warburton Avenue is already exceptionally heavy, making the road unsafe. The additional traffic load from the proposed development will serve to aggravate the situation.

2. The likelihood of increased verge parking.

The residents are already experiencing a problem with vehicles parking on the verges of residential sites which obstructs access.

3. The increased noise level from the proposed child care facility will negatively affect the amenity and privacy of the surrounding residential sites, particularly as residents expect the centre's operating hours to be from 6.00am-8.00pm.
4. A further non-residential use in Warburton Avenue is likely to have a negative impact on property values of surrounding residential sites.
5. The location of the bus stop.

The following points are in response to the objections that have been received.

1. Studies have shown that the maximum number of cars generated by a child care centre similar in size to the proposed centre, is a maximum of three vehicles/minute, while the average is two vehicles/minute during peak hours. As a local distributor road, the road surface of Warburton Avenue is approximately 10 metres wide, which is adequate to accommodate two-lane traffic in each direction. This space allows for the possible queuing of vehicles without obstructing the traffic flow. At this stage, Warburton Avenue is not overloaded and quite capable of handling the additional traffic that will be generated by the proposed centre.

Furthermore, unlike schools, child care centres do not have fixed starting and ending times. As such, the traffic flow to such a facility is spread throughout the day and any peak times are less intense. As a local distributor road, Warburton Avenue already carries large traffic volumes. As such, the additional load is not likely to be very noticeable, particularly as it is spread over longer periods.

The objectors to this proposal expect Warburton Avenue to be a local road, when in fact this road has been designed and is intended to serve a higher order function. When considering Warburton Avenue from the correct perspective, the objections relating to traffic lose their significance.

The City Engineer supports the proposal on traffic grounds.

2. On-site parking of 15 parking bays has been provided by the developers. This is in line with Council's draft policy. Experience has shown that this number of bays is sufficient to cater for the parking needs of nine staff members and 48 children. With adequate on-site parking the potential problem of vehicles parking on the verges of adjacent residential sites will be eliminated.
3. The concern with noise mainly affects the owners of the properties directly adjoining the child care centre, who have now withdrawn their objection. However, other objectors have also stated this as a concern.

Council, by way of policy, supports the establishment of child care centres in residential areas, particularly in locations adjacent to other non-residential facilities.

It should be borne in mind that much of the activity of a child care centre occurs indoors with children only having limited periods of time during the day for outside play. Furthermore, small children involved in play generate a limited amount of noise.

An acoustic consultant's report will be required to demonstrate that the proposed development is capable of satisfactorily containing all noise emissions resulting from any air-conditioning plant or the like.

4. The property values of the surrounding residential lots are already affected by the existing non-residential land uses and a further non-residential land use is not likely to have any major further impact on the property values.
5. The existing bus stop was relocated by Transperth on their own initiative. Although no written objections have been received, residents seem to be unhappy with the new location to Lot 26 Warburton Avenue. The City may wish to request that the bus stop be located on the verge of Lots 108 and 109.

The sites in question form part of an area which comprises a number of non-residential land uses that provide services to the surrounding residential areas. As such, they are well located and the establishment of yet another service facility will serve to strengthen this node (refer Appendix XXX)

Situated along Warburton Avenue, which is a local distributor road and a bus route, the sites are easily accessible while

their proximity within walking distance from the Padbury Primary School is very convenient for parents with children of primary school age and younger children. From a town planning point of view, the proposed use of Lots 108 and 109 Padbury is in line with Council's draft policy on child care centres and is supported.

Cr Freame declared an interest in this Item.

**MOVED** Cr Major, **SECONDED** Cr Taylor that Council approves the development of a child care centre on Lots 108 and 109 (78 and 80) Warburton Avenue, Padbury, subject to the following conditions:

- 1 no more than 48 children being permitted at any one time;
- 2 Lots 108 and 109 being amalgamated prior to the issue of a building licence or the applicant establishing, to the satisfaction of the City Building Surveyor, that no easements are required over existing services that will affect the proposed building and the amalgamation being completed prior to the completion of the development, the new Certificate of Title being submitted to the City at the completion of development works;
- 3 the bus stop being relocated to the verge of Lot 108 and 109 Warburton Avenue, Padbury;
- 4 not less than fifteen parking bays being provided on site;
- 5 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;
- 6 only one-way traffic flow being permitted on the site and clear "No Entry" and "No Exit" signs are required at the access points to the proposed development.
- 7 Warburton Avenue verge being landscaped and reticulated to the satisfaction of the Acting City Parks Manager;
- 8 standard and appropriate conditions of development.

**CARRIED**

Cr Freame did not vote.

Appendices XXIX and XXX refer.

**C323-06/96     CITY OF WANNEROO - INTERIM REORGANISATION AND  
RESTRUCTURING AGREEMENT 1996 - [702-0]**

Recently discussions were held with the Australian Services Union relating to a "draft" Interim Re-organisation & Restructuring Agreement.

During these discussions a range of issues was canvassed and it was indicated that in its present form and until some agreement was reached on those issues, the Interim Agreement was not acceptable and accordingly I was not prepared to progress the Agreement to Council.

The ASU was advised that Council had directed the Chief Executive Officer (elect) to assess the current administrative structure and whilst this did not necessarily involve those staff members covered in the broadbanding exercise, any new structure should properly be taken into account.

Another factor was that a Consultant had been engaged to co-ordinate a review of "all" position descriptions and it is hoped that this task would be completed in approximately 4/6 weeks.

To this end arrangements have been made for the Human Resources Assistant to be seconded to assist the Consultant in both the development of the position descriptions and delivery of in-house training for the staff.

Upon completion of this exercise, and as had previously been indicated to the ASU, until all appeals to the Board of Reference had ceased I was not prepared to address and resolve "anomalies" that may have been created from the broadbanding exercise.

It was therefore reiterated that on completion of the review of the position descriptions and on receipt of an undertaking from the ASU and the staff that appeals would cease forthwith, agreed anomalies would be addressed.

Matters which I believe should be on the "table" for discussion include -

- \* any worker to be able to work 5 days out of any 7 days without payment of penalty;
- \* 17½% leave loading;
- \* additional week's leave to certain officers;
- \* a reclassification procedure;
- \* call out arrangements;

- \* salary adjustments; and
- \* Public Holidays - New Year and Easter

Accordingly agreement was sought from the ASU on the following before proceeding with discussion of our Interim Agreement -

- 1 a cessation of reclassification requests;
- 2 a redraft of all position descriptions which would then allow a review of all positions and decision to address anomalies;
- 3 agreement to consider and determine an enterprise agreement by 30 June 1997;
- 4 the City of Wanneroo to agree to the market rate adjustment as advised by OCR Pty Ltd to apply from 1 July 1996 - 30 June 1997, such rate not to be discounted by the \$8.00 per week applicable from 1 July 1996.

The ASU was also informed that the foregoing, particularly Item (4) would require the approval of Council.

By letter dated 19 June 1996 the ASU confirmed agreement to the proposal to include -

- 1 a cessation of reclassification requests for a period of 12 months expiring 30 June 1997.
- 2 Current appeals will be dealt with in the normal process.
- 3 A redraft of position descriptions will be processed to allow a review of all positions and the addressing of any anomalies.
- 4 A consultative process to determine and register a Certified Enterprise Agreement by 30 June 1997.
- 5 The City of Wanneroo agrees to pay the market rate adjustment of 4.4% to all salaried officers on top of the 3rd \$8.00 per week arbitrated safety net adjustment and that this payment will be effective from 1 July 1996.
- 6 The coming into force of this agreement shall not disadvantage any of the employees covered by this agreement.

- 7        The Interim Agreement will be registered in accordance with Clause 74 - Enterprise Flexibility of the Local Government Officers' (WA) Award 1988.

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

- 1        Agrees to the market rate adjustment as advised by OCR Pty Ltd to apply from 1 July 1996 - 30 June 1997 such rate not to be discounted by the \$8.00 per week applicable from 1 July 1996.
- 2        Chief Executive Officer be authorised to negotiate an enterprise agreement with the ASU in terms of the foregoing report.

**CARRIED**

**C324-06/96      GUIDELINES RELEVANT TO MINISTERS AND OFFICERS INVOLVED IN LEGAL PROCEEDINGS - [702-1]**

Town Clerk referred to Council's application to the Minister for Local Government to either do one of two things:

- 1        the Government to provide legal representation for those persons subpoenaed before the Royal Commission;
- 2        to seek approval under 529(e) of the Act to do likewise, pending and or if the State Government did not approve of our first application.

Correspondence has now been received from the Minister for Local Government stating he would be prepared to reconsider his decision in respect of the authorisation to incur expenditure from the Fund under 529(e) if the City of Wanneroo can satisfy the Minister that adequate procedures and safeguards are in place to ensure the proper usage of funds.

It would be necessary to put in place a protocol which provides for a number of tests, one being the conduct in good faith and it be reasonable and it being the discharge of official responsibilities. In most cases it would be reimbursement, it would not be approval beforehand. There may, however, be some need to provide in that protocol that approval can be given in advance. There needs to be provision that the costs of legal representation are not excessive. of the legal representation is not excessive. Also the matter of conflict of interest between Council and any individual Councillors or officers requires to be addressed.

In reply to the Minister's letter, Mr Coffey inquired as to the position with the State Government, but to date no reply has been received.



Mr Coffey advised that in view of the new Local Government Act which will apply from 1 July 1996, and if a protocol is required under 529(e), it may be a more appropriate arrangement to work on this with the City's solicitors with the view of adopting a local law, policy or whatever under the new Local Government Act. In that case it would require to be advertised and then if adopted it would become the policy of the Council.

Cr Taylor tabled a document from the State Government's Legislative Council in relation to guidelines relevant to Ministers and Officers involved in legal proceedings.

**MOVED** Cr Major, **SECONDED** Cr O'Grady that the Town Clerk be authorised to hold discussions with the City's Solicitors with a view to developing a Policy in this regard to refer to the Policy Committee as soon as is practicable for further discussions.

**CARRIED**

#### **MOTIONS FOR FURTHER ACTION AND MOTIONS FOR REPORT**

##### **SUBSIDY RELATING TO ERADICATION OF HORSE FLY - [855-3]**

Cr Freame reported she had received a quarterly newsletter from the Shire of Gingin which recorded a motion of Council to supply a subsidy for substance to fight horsefly, and advised she would pass the information on to the appropriate department. Cr Freame enquired whether this would be appropriate within the City of Wanneroo. Cr Dammers advised a subsidy is already being given.

##### **OUTSTANDING BUSINESS ITEM - PEDESTRIAN ACCESSWAY, PADBURY COMMUNITY HALL - [635-6]**

Cr Freame referred to the outstanding business item in relation to the pedestrian access way situated between Padbury Community Hall and Jason Place Padbury (Item C261-05/96 refers) and requested this matter be expedited.

##### **CHRISTMAS BANNERS - [205-1]**

Cr Freame referred to an item which she raised at the May Finance and Community Services Meeting in relation to Christmas Banners (Item FA61-05/96 refers) which was referred to Engineering Department for action.

Cr Freame believe this item applies to the City in general and requested it be referred to all departments.

##### **C325-06/96    BIZLINK - [404-13]**

Cr Taylor referred to the deputation from Bizlink which was heard by Council on 29 March 1995 and requested a report in this regard.

**RESOLVED** that a report be submitted to Council in relation to the request made by Bizlink seeking the support of the City of Wanneroo in its endeavours to employ 10 people with disabilities over the next two years.

**SPECIAL MEETING OF ELECTORS - INFORMATION REGARDING MARKINGS - [702-0]**

Cr Healy referred to the statement made by Cr Dammers at the Special Meeting of Electors held on Tuesday 18 June 1996 to discuss the proposed second general aviation airport at Nowergup. Cr Dammers had made an undertaking at that meeting to investigate the reason for yellow crosses being marked in the area and Cr Healy now enquired whether any information had been obtained in this regard.

Cr Dammers advised that these markings had been made by the Department of Land Administration who were undertaking normal aerial surveys for general mapping purposes, in conjunction with the Aviation Department.

**MOTIONS OF WHICH NOTICE HAS BEEN GIVEN**

**C326-06/96  
- [510-1770, 702-0]**

**NOTICE OF MOTION - CR LYNN, JP**

Cr Lynn, JP, has given notice of her intention to move the following Motion at the next Ordinary Meeting of Council, to be held on Wednesday, 26 June 1996:

"That Council rescinds its resolution TS81-04/96, viz:

"That Council:

- 1 approves the construction of a 2.1m footpath adjacent to the kerb on the east side of Alfreton Way, Duncraig;
- 2 advises the petitioners accordingly."

Should this Motion be successful, Cr Lynn will move the following alternative motion:

"That Council:

1 approves the construction of a 1.5m footpath on the east side of Alfreton Way (not adjacent to the kerb), Duncraig;

2 advises the petitioners accordingly."

**MOVED** Cr Lynn, **SECONDED** Cr Ewen-Chappell that Council rescinds its resolution TS81-04/96, viz:

"That Council:

1 approves the construction of a 2.1m footpath adjacent to the kerb on the east side of Alfreton Way, Duncraig;

2 advises the petitioners accordingly."

**CARRIED**

Cr Lynn advised that since submitting the previous alternative motion, she has had discussions with the City Engineer and now required to submit amended wording which will allow the footpath to be correctly positioned.

**MOVED** Cr Lynn, **SECONDED** Cr Ewen-Chappell that Council:

1 approves the construction of a 1.2 metre wide footpath on the east side of Alfreton Way, Duncraig along the standard alignment of 1.8 metres to 3.0 metres from the back of the kerb, except where the path needs to be deviated to miss power poles;

2 advises the petitioners accordingly.

Prior to this Motion being Put, Cr Popham foreshadowed the following Motion:

**MOVED** Cr Popham, **SECONDED** Cr Duffy that Council approves the construction of the footpath abutting the kerb.

**MOVED** Cr Major, **SECONDED** Cr Ewen-Chappell that the previous Motion be disallowed as it is contrary to Standing Orders.

**CARRIED BY AN  
ABSOLUTE MAJORITY**

**MOVED** Cr Lynn, **SECONDED** Cr Ewen-Chappell that Council:

1 approves the construction of a 1.2 metre wide footpath on the east side of Alfreton Way, Duncraig along the standard alignment of 1.8 metres to 3.0 metres from the back of the kerb, except where the path needs to be deviated to miss power poles;

2 advises the petitioners accordingly.

**CARRIED**

**C327-06/96 NOTICE OF MOTION - CR DUFFY - [780-23, 702-0]**

Cr Duffy has given notice of his intention to move the following Motion at the next Ordinary Meeting of Council, to be held on Wednesday, 26 June 1996:

"That Council rescinds its resolution TP104-05/96, viz:

"That Council:

- 1 does not uphold the objection of Mr and Mrs A & R Z Vlahov to the closure of Mary Street, Wangara, at its intersection with Wanneroo Road;
- 2 requests the Minister for Lands to declare closed under the provisions of Section 288A the sections of Mary Street and Finlay Place that are shown hachured on City of Wanneroo Finlay Place Extension - Wangara plan;
- 3 forwards Mr and Mrs A & R Z Vlahov's objection to the Minister for Lands with advice as to Council's reasons for not upholding it."

Cr Duffy advised that he now wished this Motion to be  
**WITHDRAWN**

**NOTICE OF MOTION - CR TAYLOR - [702-0]**

Cr Taylor has given notice of his intention to move the following Motion at the next Ordinary Meeting of Council, to be held on Wednesday, 26 June 1996:

"That Council rescinds its resolution P45-05/96, viz:

"That Council applies to the Minister for Local Government for approval under Section 529(e) of the Local Government Act to pay Cr Arnold Dammers' legal expenses to defend the Writ issued by Mr Wayne Bradshaw."

In accordance with the advice submitted by Cr Dammers (see Item "Supreme Court Action - W W Bradshaw - Page 3 hereto) this item is withdrawn.

**C328-06/96 NOTICE OF MOTION CR TAYLOR - [30/4829]**

Cr Taylor has given notice of his intention to move the following Motion at the next Ordinary Meeting of Council, to be held on Wednesday, 26 June 1996:

**MOVED** Cr Taylor, **SECONDED** Cr Duffy that Council rescinds its resolution TP105-05/96, viz:

"That Council advises Vodafone that it supports the development of the telecommunications tower and facilities building on Lot 145 (719) Beach Road, Warwick, in the vicinity of the tennis courts, subject to:

- 1 appropriate approvals being received from the Western Australian Planning Commission and the Department of Environmental Protection;
- 2 the final location of the tower and facilities building being to the satisfaction of the City Planner and City Parks Manager;
- 3 lease arrangements with the City of Wanneroo and other relevant authorities being completed to the satisfaction of the City Planner;
- 4 the Warwick Police Station proposal being withdrawn;
- 5 the upgrading of landscaping to the satisfaction of the City's Parks Manager;
- 6 any removal of existing vegetation being approved by the City's Parks Manager;
- 7 the tower and facilities building being constructed to blend with the surrounding environment and both structures are to be painted with anti-graffiti paint to the satisfaction of the City Planner;
- 8 written agreement to allow other telecommunication carriers on the structure and the site, if required;
- 9 written conformation from the other carriers as to their interests in the site and potential for co-location."

**CARRIED**

**MOVED** Cr Taylor, **SECONDED** Cr Duffy that Council advises Vodafone that it supports the development of the Telecommunications Tower and Facilities Building on Lot 145 (719) Beach Road, Warwick, adjacent to the above ground water tank on the South-East corner of the proposed extensions to the Warwick Bowling Club's future greens 3 & 4, subject to:

- 1 appropriate approvals being received from the Western Australian Planning Commission and the Department of Environmental Protection;
- 2 suitable access to site to the satisfaction of the City Planner, City Parks Manager and Warwick Bowling Club;
- 3 lease arrangements with the City of Wanneroo and other relevant authorities being completed to the satisfaction of the City Planner;
- 4 the Warwick Police Station proposal being withdrawn;
- 5 the upgrading of landscaping to the satisfaction of the City Parks Manager;
- 6 any removal of existing vegetation being approved by the City Parks Manager;
- 7 the tower and facilities building being constructed to blend with the surrounding environment and both structures are to be painted with anti-graffiti paint to the satisfaction of the City Planner;
- 8 written agreement to allow other telecommunication carriers on the structure and the site, if required;
- 9 written confirmation from the other carriers as to their interests in the site and potential for co-location.

**CARRIED**

**NOTICE OF MOTIONS FOR CONSIDERATION AT THE FOLLOWING MEETING,  
IF GIVEN DURING THE MEETING**

Nil

**PUBLIC QUESTION/COMMENT TIME**

THERE THEN FOLLOWED A 15-MINUTE PERIOD OF QUESTION/COMMENT TIME, DURING WHICH QUESTIONS WERE PUT OR COMMENTS MADE BY THE PUBLIC ON BUSINESS DISCUSSED DURING THE COURSE OF THE MEETING.

**DATE OF NEXT MEETING**

The next Ordinary Meeting of Council has been scheduled for  
**WEDNESDAY 24 JULY 1996.**

There being no further business, the Chairman declared the Meeting closed at 2252 hrs, the following Councillors being present at that time:

COUNCILLORS: FREAME  
O'GRADY  
DAMMERS  
EWEN-CHAPPELL  
MAGYAR  
WIGHT  
TAYLOR  
MAJOR  
LYNN  
HEALY  
POPHAM  
DUFFY  
HANCOCK