

**DOCUMENTS EXECUTED BY AFFIXING THE COMMON SEAL
FOR THE PERIOD 26 MAY 2014 TO 28 MAY 2014**

LEASE AGREEMENT

Document:	Lease Agreement.
Parties:	City of Joondalup and Padbury Playgroup House (Inc).
Description:	To enter into a lease agreement between City of Joondalup and Padbury Playgroup House (Inc). Commencing 1 January 2014 for a period of three years, with two options to extend for a further one year period. Lot 40 (11) Jason Place, Padbury.
Date:	26 May 2014.
Signed/Sealed:	Signed and Sealed.
Legislation:	Sections 3.58 and 3.59 of the <i>Local Government Act 1995</i> . <i>Local Government (Functions and General) Regulations 1996</i> .
Strategic Community Plan:	
Key Theme:	Community Wellbeing.
Objective:	Quality facilities.
Policy:	<i>Asset Management Policy</i> .
Risk Management Considerations:	Not Applicable.
Financial/Budget Implications:	The proposed rent was \$712 (excluding GST), the playgroup requested a 100% rent subsidy which was considered and approved by the Chief Executive Officer in line with the Property Management Framework (PMF) Tenure guidelines. The playgroup will pay all utility costs in line with the principles of the PMF.
Regional Significance:	Not applicable.
Sustainability Implications:	The PMF aims to support the equitable access, and the efficient and effective management of City owned and managed properties. It also recognises the value and community benefit of activities organised and provided for by community groups. In addition, the PMF aims to protect and enhance the City's assets for the benefit of the community and for future generations.
Consultation:	City officers provided the group with a draft lease. Meetings were organised with the group to address issues and all items discussed were clarified. The Padbury Playgroup House agreed to the final version of the lease being executed in accordance with Section 9.49A of the <i>Local Government Act 1995</i> .

LEASE AGREEMENT

Document:	Lease Agreement.
Parties:	City of Joondalup, Mullaloo Surf Life Saving Club (Inc) and Minister for Lands.
Description:	To enter into a lease agreement between City of Joondalup and Mullaloo Surf Life Saving Club (Inc) for Lot 15445 (11) Oceanside Promenade, Mullaloo commencing 1 January 2014 for a period of ten years with two options for a further five year period.
Date:	28 May 2014.
Signed/Sealed:	Signed and Sealed.
Legislation:	Sections 3.58 and 3.59 of the <i>Local Government Act 1995</i> . <i>Local Government (Functions and General) Regulations 1996</i> .
Strategic Community Plan: Key Theme: Objective:	Community Wellbeing. Quality facilities.
Policy:	<i>Asset Management Policy</i> .
Risk Management Considerations:	Not Applicable.
Financial/Budget Implications:	In line with the Property Management Framework (PMF) tenure guidelines, annual rental has been set at \$1 (peppercorn). The club will pay all utility costs in line with the principles of the PMF.
Regional Significance:	Not applicable.
Sustainability Implications:	The PMF aims to support the equitable access, and the efficient and effective management of City owned and managed properties. It also recognises the value and community benefit of activities organised and provided for by community groups. In addition, the PMF aims to protect and enhance the City's assets for the benefit of the community and for future generations.
Consultation:	City officers provided the club with a draft lease. Meetings were organised with the club to address issues and all items discussed were clarified. The club agreed to the final version of the lease being executed in accordance with Section 9.49A of the <i>Local Government Act 1995</i> .

SECTION 70A NOTIFICATION

Document:	Section 70A Notification.
Parties:	City of Joondalup and Tapp Properties Pty Ltd.
Description:	To restrict that each aged or dependent persons dwelling is occupied by at least one person who is aged over 55 years, or is the surviving spouse of such a person. This is a replacement document to that signed and sealed on 19 November 2013. Relates to property at Lot 766 (167) Dampier Avenue, Kallaroo.
Date:	26 My 2014.
Signed/Sealed:	Signed and Sealed.
Legislation:	<i>District Planning Scheme No. 2.</i>
Strategic Community Plan:	
Key Theme:	The Built Environment.
Policy:	Not applicable.
Risk Management Considerations:	The purpose of the Section 70A is to alert future landowners of the restrictions that apply to the dwellings. This reduces the risk that purchasers of the property will not be informed of the applicable restrictions.
Financial/Budget Implications:	The applicant paid fees of \$3,200 (six new aged and dependent persons dwellings) excluding GST to cover all costs associated with the application.
Regional Significance:	Not applicable.
Sustainability Implications:	Existing significant trees were identified as part of the subdivision process and have been retained on the subject sites.
Consultation:	The proposal was advertised to nearby properties for comment during the assessment process.

LICENCE AGREEMENT:

Document:	Licence Agreement.
Parties:	City of Joondalup and Business Services and Resources Pty Ltd.
Description:	To extend the licence agreement for part of the rooftop at 90 Boas Avenue, Joondalup, City Administration building to use and occupy space to install, maintain and operate telecommunication equipment as prescribed in the agreement. Commencing 30 June 2014 for a period of 12 months.
Date:	28 May 2014.
Signed/Sealed:	Signed and Sealed.
Legislation:	Sections 3.59 of the <i>Local Government Act 1995</i> . <i>Local Government (Functions and General) Regulations 1996</i> .
Strategic Community Plan:	
Key Theme:	Economic Prosperity, Vibrancy and Growth.
Objective:	Business capacity.
Policy:	<i>Asset Management</i> .
Risk Management Considerations:	Should the licence agreement not proceed, communication coverage for residents and businesses in the City of Joondalup may be affected.
Financial/Budget Implications:	Rental per annum: \$8,000 (excluding GST). Market review date: 30 June 2015.
Regional Significance:	Not applicable.
Sustainability Implications:	Not applicable.
Consultation:	Not applicable.