

DOCUMENTS EXECUTED BY AFFIXING THE COMMON SEAL
FOR THE PERIOD 5 APRIL to 24 APRIL 2018

SECTION 70A NOTIFICATION

Document:	Section 70A Notification.
Parties:	City of Joondalup and Darren Peter Campbell.
Description:	Notification under Section 70A for Lot 258 (10) Woodbridge Mews, Beldon to advise current and future landowners that the site is situated in the vicinity of a transport corridor and is currently affected, or may in the future be affected by transport noise.
Date:	5 April 2018.
Signed/Sealed:	Signed and Sealed.
Legislation:	<i>Transfer of Land Act 1893.</i>
Strategic Community Plan: Key Theme: Objective:	Quality Urban Environment.
Policy:	State Planning Policy 5.4 - Road and Rail Transport Noise and Freight Considerations in Land Use Planning.
Risk Management Considerations:	The purpose of the Section 70A is to alert future landowners that the site is located within the vicinity of a transport corridor.
Financial/Budget Implications:	The applicant is responsible for all costs associated with lodging the notice with Landgate.
Regional Significance:	Not applicable.
Sustainability Implications:	Not applicable.
Consultation:	Not applicable.

SECTION 70A NOTIFICATION

Document:	Section 70A Notification.
Parties:	City of Joondalup and Michael Edward Beutel & Jodie Beutel.
Description:	Notification under Section 70A for Lot 1490 (84) Beachside Drive, Burns Beach to advise current and future landowners that the site is located in a Vulnerable Coastal Area that is likely to be subject to coastal erosion and/or inundation over the next 100 years.
Date:	5 April 2018.
Signed/Sealed:	Signed and Sealed.
Legislation:	<i>Transfer of Land Act 1893.</i>
Strategic Community Plan: Key Theme: Objective:	Quality Urban Environment.
Policy:	State Planning Policy 2.6 – State Coastal Planning Policy.
Risk Management Considerations:	The purpose of the Section 70A is to alert future landowners that the site may be subject to coastal erosion and/or inundation in the future.
Financial/Budget Implications:	The applicant is responsible for all costs associated with lodging the notice with Landgate.
Regional Significance:	Not applicable.
Sustainability Implications:	Not applicable.
Consultation:	Not applicable.

LICENCE

Document:	Licence.
Parties:	City of Joondalup and JACC Holdings Pty Ltd (Early Years Preschool).
Description:	Licence between City of Joondalup and JACC Holdings Pty Ltd (Early Years Preschool) for 2 Caley Road, Padbury for one year commencing 1 January 2018, with option of one further term of one year with the lease terminating on 31 December 2018.
Date:	5 April 2018.
Signed/Sealed:	Signed and Sealed.
Legislation:	Sections 3.58 and 3.59 of the <i>Local Government Act 1995</i> , together with the <i>Local Government (Functions and General) Regulations 1996</i> determine how a local government may dispose of property. In accordance with section 18 of the <i>Land Administration Act 1997</i> "in principle" agreement will be sought from the Minister for Lands prior to execution of the documents.
Strategic Community Plan:	
Key Theme:	Community Wellbeing.
Objective:	Quality Facilities.
Policy:	City Policy – Asset Management.
Risk Management Considerations:	Not applicable.
Financial/Budget Implications:	Not applicable.
Regional Significance:	Not applicable.
Sustainability Implications:	The <i>Property Management Framework (PMF)</i> 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:	Early Years Preschool requests a new licence agreement (one year plus the option to renew for one year) to continue the three-year-old kindy program in Padbury. The preschool is self-funded by JACC Holdings Pty Ltd and is identified as a commercial venture. The terms and conditions of the new licence agreement align with the PMF guidelines for commercial organisations. The agreed rental of \$100 per day (plus GST) for 20 licenced places available at the school is based on recent market advice provided by a market valuer. Rental will be billed quarterly in advance. The preschool is responsible for a 15% contribution for \$600 per annum (plus GST) towards the total cost of utilities, rates and taxes at the premises and is responsible for cleaning the

	<p>premises.</p> <p>The school is permitted to operate on any Monday of the calendar year only. (The Padbury Community Kindergarten operates out of the premises on Tuesday, Wednesday and Thursday).</p>
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SECTION 70A NOTIFICATION

Document:	Section 70A Notification.
Parties:	City of Joondalup and Steven John Ayris & Joanne Linda Ayris.
Description:	Notification under Section 70A for Lot 6 (6/2) Second Avenue, Burns Beach to advise current and future landowners that the site is located in a bushfire prone area.
Date:	10 April 2018.
Signed/Sealed:	Signed and Sealed.
Legislation:	<i>Transfer of Land Act 1893.</i>
Strategic Community Plan: Key Theme: Objective:	Quality Urban Environment.
Policy:	State Planning Policy 3.7 – Planning in Bushfire Prone Areas.
Risk Management Considerations:	The purpose of the Section 70A is to alert future landowners that the site is located in a Bushfire Prone Area.
Financial/Budget Implications:	The applicant is responsible for all costs associated with lodging the notice with Landgate.
Regional Significance:	Not applicable.
Sustainability Implications:	Not applicable.
Consultation:	Not applicable.

SECTION 70A NOTIFICATION

Document:	Section 70A Notification.
Parties:	City of Joondalup and St Stephens School.
Description:	Notification under Section 70A for Lot 9693 (100) Doveridge Drive, Duncraig to advise current and future landowners that the site is located in a bushfire prone area as Designated by an Order made by the Fire and Emergency Services Commissioner.
Date:	24 April 2018.
Signed/Sealed:	Signed and Sealed.
Legislation:	<i>Transfer of Land Act 1893.</i>
Strategic Community Plan: Key Theme: Objective:	Quality Urban Environment.
Policy:	State Planning Policy 3.7 – Planning in Bushfire Prone Areas.
Risk Management Considerations:	The purpose of the Section 70A is to alert future landowners that the site is located in a Bushfire Prone Area.
Financial/Budget Implications:	The applicant is responsible for all costs associated with lodging the notice with Landgate.
Regional Significance:	Not applicable.
Sustainability Implications:	Not applicable.
Consultation:	Not applicable.