

minutes

Major Projects and Finance Committee

MEETING HELD ON

MONDAY 29 NOVEMBER 2021

Acknowledgement of Traditional Custodians

The City of Joondalup acknowledges the traditional custodians of the land, the Whadjuk people of the Noongar nation, and recognises the culture of the Noongar people and the unique contribution they make to the Joondalup region and Australia. The City of Joondalup pays its respects to their Elders past and present and extends that respect to all Aboriginal and Torres Strait Islander peoples.

This document is available in alternate formats upon request

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Note:

Clause 15.10 of the City's *Meeting Procedures Local Law 2013* states:

This local law applies generally to committee meetings except for clause 7.1 in respect of members seating and clause 7.8 in respect of limitation on members speaking.

CITY OF JOONDALUP

MINUTES OF THE MAJOR PROJECTS AND FINANCE COMMITTEE MEETING HELD IN CONFERENCE ROOM 1, JOONDALUP CIVIC CENTRE, BOAS AVENUE, JOONDALUP ON MONDAY 29 NOVEMBER 2021.

ATTENDANCE

Committee Members

Cr Adrian Hill	<i>Deputy Presiding Member</i>
Mayor Hon. Albert Jacob, JP	
Cr Nige Jones	
Cr Christopher May	
Cr Russ Fishwick, JP	
Cr John Chester	<i>Deputising for Cr Logan</i>
Cr John Raftis	<i>Deputising for Cr Hamilton-Prime</i>

Observers

Cr Tom McLean, JP
Cr Suzanne Thompson

Officers

Mr James Pearson	Chief Executive Officer
Mr Jamie Parry	Director Governance and Strategy
Mr Nico Claassen	Director Infrastructure Services
Mr Mat Humfrey	Director Corporate Services
Mrs Kylie Bergmann	Manager Governance
Mrs Vivienne Stampalija	Governance Coordinator
Mrs Wendy Cowley	Governance Officer

DECLARATION OF OPENING

The Presiding Member declared the meeting open at 6.29pm.

DECLARATIONS OF FINANCIAL INTEREST / PROXIMITY INTEREST / INTEREST THAT MAY AFFECT IMPARTIALITY

Nil.

APOLOGIES AND LEAVE OF ABSENCE

Apologies

Cr John Logan.
Cr Christine Hamilton-Prime, JP

CONFIRMATION OF MINUTES

MINUTES OF THE MAJOR PROJECTS AND FINANCE COMMITTEE HELD ON 13 SEPTEMBER 2021

MOVED Mayor Jacob, **SECONDED** Cr Jones that the Minutes of the Major Projects and Finance Committee meeting held on 13 September 2021 be **CONFIRMED** as a true and correct record.

The Motion was Put and

CARRIED (7/0)

In favour of the Motion: Cr Hill, Mayor Jacob, Crs Chester, Fishwick, Jones, May and Raftis.

MINUTES OF THE SPECIAL MAJOR PROJECTS AND FINANCE COMMITTEE HELD ON 1 NOVEMBER 2021

MOVED Cr May, **SECONDED** Cr Fishwick that the minutes of the Special Major Projects and Finance Committee meeting held on 1 November 2021 be **CONFIRMED** as a true and correct record.

The Motion was Put and

CARRIED (7/0)

In favour of the Motion: Cr Hill, Mayor Jacob, Crs Chester, Fishwick, Jones, May and Raftis.

ANNOUNCEMENTS BY THE PRESIDING MEMBER WITHOUT DISCUSSION

Nil.

IDENTIFICATION OF MATTERS FOR WHICH THE MEETING MAY BE CLOSED TO THE PUBLIC

In accordance with Clause 5.2 of the City's *Meeting Procedures Local Law 2013*, this meeting was not open to the public.

PETITIONS AND DEPUTATIONS

Nil.

REPORTS

ITEM 1 MAJOR STRATEGIC PROJECTS – STATUS REPORT

WARD	All
RESPONSIBLE DIRECTOR	Mr Mat Humfrey Corporate Services
FILE NUMBERS	101414, 101515
ATTACHMENTS	Attachment 1 Ocean Reef Marina Briefing Note Attachment 2 Cafes, Kiosks and Restaurants Briefing Note Attachment 3 Joondalup City Centre Development – Boas Place Briefing Note Attachment 4 Joondalup Performing Arts and Cultural Facility Briefing Note Attachment 5 Edgewater Quarry Master Planning Briefing Note Attachment 6 Warwick Community Facilities Briefing Note Attachment 7 Heathridge Park Master Plan Briefing Note Attachment 8 Woodvale Community Hub Briefing Note Attachment 9 Land Optimisation Projects Briefing Note Attachment 10 Blackwattle Parade Briefing Note Attachment 11 Jinan Garden Briefing Note Attachment 12 Sorrento Surf Life Saving Club Briefing Note Attachment 13 Second Multi – Storey Car Park Briefing Note
AUTHORITY / DISCRETION	Information - includes items provided to Council for information purposes only that do not require a decision of Council (that is for 'noting').

PURPOSE

For the Major Projects and Finance Committee to note the status of various Major Strategic Projects.

EXECUTIVE SUMMARY

This report deals with the status of Major Strategic Projects at various stages of investigation and progression, mostly at pre-implementation stage. These projects are being progressed in accordance with the City's *Corporate Business Plan* with oversight from the Major Projects and Finance Committee and direction from Council.

A separate report on the status of the City's capital works program and related projects is routinely presented to the Major Projects and Finance Committee.

Briefing notes detailing the background and status of each of the major strategic projects are provided as attachments to this report (Attachments 1 - 13 refers).

It is therefore recommended that the Major Projects and Finance Committee NOTES the Status Report on the City of Joondalup's Major Strategic Projects.

BACKGROUND

At its special meeting held on 1 November 2021 (JSC02-11/21 refers), Council resolved, in part as follows:

"That Council:

- 1 *BY AN ABSOLUTE MAJORITY ESTABLISHES a Major Projects and Finance Committee, with the role being to:*
 - 1.1 *oversee the progress of the City's annual capital works program and review of the City's Five Year Capital Works Program;*
 - 1.2 *make recommendations to Council on modifications of capital works projects and major strategic capital projects;*
 - 1.3 *make recommendations to Council on various elements of major strategic capital projects (such as the Ocean Reef Marina, City Centre Office Development and Joondalup Performing Arts and Cultural Facility), including but not limited to:*
 - 1.3.1 *project scope;*
 - 1.3.2 *design elements and core project components;*
 - 1.3.3 *development models and financial structures;*
 - 1.3.4 *on-going management and utilisation models;*
 - 1.4 *make recommendations to Council on the services to be provided by the City and the standards of service delivery being cognisant of industry best practice;*
 - 1.5 *oversee the City's financial management activities, funding proposals and long-term strategic financial planning;*
 - 1.6 *make recommendations to Council on reviews and impacts on the City's 10 Year Strategic Financial Plan;"*

DETAILS

The following projects are being progressed in accordance with the City's Corporate Business Plan with oversight from the Major Projects and Finance Committee and direction from Council.

* Status Colour Key	Proceeding according to plan / phasing	
	Manageable issues exist	
	Serious issues – may need help	
	Completed	
	Carry forward to next financial year	
	Council deferred	

Project	Description	Status
Ocean Reef Marina	Assist DevelopmentWA to implement the project in accordance with the approved State Government Business Case through the Ocean Reef Marina Memorandum of Understanding and Project Development Agreement. (NOTE: Activities and project milestones are subject to the project program developed and managed by DevelopmentWA.)	City and DevelopmentWA continue negotiations regarding Development Agreement and Land Transfer Deed
Establishment of Cafes, Kiosks and Restaurants	Progress the establishment of a high quality, environmentally sustainable food and beverage facility at Pinnaroo Point, Burns Beach and Neil Hawkins Park.	Projects are being progressed in-line with the Corporate Business Plan
Joondalup City Centre Development – Boas Place	Facilitate the development and construction of an integrated mixed-use development on City owned land in the Joondalup City Centre.	Continued liaison with potential investors and developers
Joondalup Performing Arts and Cultural Facility	Progress the development of a Performing Arts and Cultural Facility (JPACF), at Lot 1001 (3) Teakle Court, Joondalup.	Project deferred 2023-24
Edgewater Quarry Master Planning	Develop a Master Plan for Edgewater Quarry to include land rationalisation and development options that optimise City and community benefits.	Progress subject to contamination investigation and further consideration
Warwick Community Facilities	Investigate options to optimise opportunities related to the City's freehold land in the Warwick Activity Centre.	Deferred until social needs analysis has been completed
Heathridge Park Master Plan	Investigate options to optimise City and community benefits in Heathridge Park and facilities, Heathridge.	Commencement of design review process
Woodvale Community Hub	Investigate options to optimise City and community benefits.	Deferred until social needs analysis has been completed
Land Optimisation Projects	Optimise and rationalise land within the City and investigate land related opportunities within the region.	Investigations and related actions are being progressed
Blackwattle Parade	Optimise and rationalise the City's property at Lot 12223 (12) Blackwattle Parade, Padbury.	Land disposal process to be initiated subject to further investigation
Jinan Garden	Progress the development of a Jinan Garden in Joondalup to celebrate the Sister City Relationship with Jinan in China.	Project deferred 2023-24

Project	Description	Status
Sorrento Surf Life Saving Club Redevelopment	Progress the development of a business case for the redevelopment of the Sorrento Surf Life Saving Club Redevelopment.	Further studies are being undertaken
Second Multi – Storey Car Park	Progress the development of a business case for the development of a second multi – storey car park within the Joondalup CBD.	Preliminary needs analysis being undertaken

The background and current status of these projects are provided in the briefing notes forming Attachments 1 to 13 to this Report.

Issues and Options Considered

Not applicable.

Legislation / Strategic Community Plan / Policy Implications

Legislation Not applicable.

Strategic Community Plan

Key theme Financial Sustainability.

Objective Major project delivery.

Strategic initiative Not applicable.

Policy Not applicable.

Risk Management Considerations

Not applicable.

Financial / Budget Implications

Not applicable.

Regional Significance

Not applicable.

Sustainability Implications

Not applicable.

Consultation

Not applicable.

COMMENT

The attached briefing notes provide an update on various Major Strategic Projects as listed in this Report.

VOTING REQUIREMENTS

Simple Majority.

MOVED Cr Jones, SECONDED Cr May that the Major Projects and Finance Committee NOTES the Status Report on the City of Joondalup's Major Strategic Projects.

The Motion was Put and

CARRIED (7/0)

In favour of the Motion: Cr Hill, Mayor Jacob, Crs Chester, Fishwick, Jones, May and Raftis.

Appendix 1 refers

To access this attachment on electronic document, click here: [Attach1MPF211129.pdf](#)

BACKGROUND

At its meeting held on 4 November 2019 (JSC03-11/19 refers), Council resolved, in part as follows:

“That Council:

- 1 *BY AN ABSOLUTE MAJORITY ESTABLISHES a Major Projects and Finance Committee, with the role being to:*
 - 1.1 *oversee the progress of the City’s annual capital works program and review of the City’s Five Year Capital Works Program;*
 - 1.2 *make recommendations to Council on modifications of capital works projects and major strategic capital projects;”*

The Major Projects and Finance Committee requested that the following projects be reported on in detail:

PROJECT CODE	PROJECT DESCRIPTION
BCW2562	Ellersdale Park Clubrooms Refurbishment
BCW2629	Emerald Park Community Facility Upgrade
FNM2054	Whitfords Nodes Park Health & Wellbeing Hub
FPN2240	Burns Beach to Mindarie Dual Use Path
PDP2118	Moolanda Park Landscape Master Plan
MPP2050	Craigie Leisure Centre Upgrades Stage 1
MPP2058	Chichester Park Clubrooms Redevelopment
MPP2069	Percy Doyle Floodlighting Upgrades
SSE2057	Leafy City Program
STL2003	Joondalup City Centre Lighting
STL2051	Emerald Park Floodlighting

The following projects which required a Bi-monthly Project Status Report have been completed and the final reports were presented to a former Major Projects and Finance Committee:

- Burns Beach to Mindarie Dual Use Path.
- Whitfords Nodes Park Health and Wellbeing Hub.
- Moolanda Park Landscape Master Plan.
- Ellersdale Park Clubrooms Refurbishment.
- Leafy City Project.

Following a request at the Major Projects and Finance Committee meeting held on 8 March 2021, Attachment 1 has been updated to include the year-to-date budget and project actuals. Please note although the construction status might be shown as completed (blue), the project financials might not reflect this as final payments may still be outstanding.

DETAILS

The Capital Works Project Report for the 2021-22 program as at 31 October 2021 is provided as Attachment 1 to this Report.

A summary of the projects and their current status is detailed in the Bi-monthly Project Status Reports forming Attachments 2 to 7 to this Report.

The following projects which required a bi-monthly project report have been completed and no further reports will be presented to the Major Projects and Finance Committee:

- Percy Doyle Floodlighting Upgrades.
- Emerald Park Floodlighting.

Issues and Options Considered

Not applicable.

Legislation / Strategic Community Plan / Policy Implications

Legislation Sections 5.17 and 6.8 of the *Local Government Act 1995*.

A committee cannot make decisions, on behalf of the Council, that require an absolute majority decision (section 5.17 of the *Local Government Act 1995*), in which case, and in accordance with Section 6.8 of the *Local Government Act 1995*, includes approving expenditure not included in the City's Annual Budget. The Major Projects and Finance Committee may only recommend to Council to approve or modify capital works projects.

Strategic Community Plan

Key theme Financial Sustainability.

Objective Major project delivery.

Strategic initiative Not applicable.

Policy Not applicable.

Risk Management Considerations

Not applicable.

Financial / Budget Implications

Not applicable.

Regional Significance

Not applicable.

Sustainability Implications

Not applicable.

Consultation

Not applicable.

COMMENT

The attached Bi-monthly Project Status Reports provide an update on the activities undertaken.

VOTING REQUIREMENTS

Simple Majority.

MOVED Cr Jones, SECONDED Cr May that the Major Projects and Finance Committee NOTES:

- 1 the report on the Capital Works Projects for 2021-22 as at 31 October 2021 forming Attachment 1 to this Report;**
- 2 the Bi-monthly Project Status Reports forming Attachments 2 to 7 to this Report.**

The Motion was Put and

CARRIED (7/0)

In favour of the Motion: Cr Hill, Mayor Jacob, Crs Chester, Fishwick, Jones, May and Raftis.

Appendix 2 refers

To access this attachment on electronic document, click here: [Attach2MPF211129.pdf](#)

URGENT BUSINESS

Nil.

MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN

Nil.

REQUESTS FOR REPORTS FOR FUTURE CONSIDERATION

Jinan Gardens Funding

Cr May requested the Chief Executive Officer to provide a report providing alternate options for the funds currently allocated for the development of the Jinan Gardens.

Boas Place / Employee Carparking

Cr Raftis requested the Chief Executive Officer to provide a report on the foregone revenue of the car parking currently being provided to employees and if it forms part of employee's remuneration package.

The Chair declared that the request for the report is to be ruled out of order, as the request was not relevant to the Major Projects and Finance Committee's Terms of Reference. In accordance with the *Meeting Procedures Local Law 2013* section 8.4(1), 2((a)(b), and 3(a), a ruling by a Presiding Member is final unless the majority of members then present and vote on a procedural motion moved immediately after the ruling, in respect to a motion that the ruling of the presiding member be disagreed with.

The Chair asked Cr Raftis if he so wished to move a procedural motion that the ruling of the presiding member be disagreed with, Cr Raftis confirmed that a procedural motion was warranted, and the following motion was put:

PROCEDURAL MOTION – RULING OF THE PRESIDING MEMBER BE DISAGREED WITH

MOVED Cr Raftis

There being NO SECONDER, the Procedural Motion

LAPSED

CLOSURE

There being no further business, the Presiding Member declared the Meeting closed at 7.38pm the following Committee Members being present at that time:

CR ADRIAN HILL
MAYOR HON. ALBERT JACOB, JP
CR JOHN CHESTER
CR RUSS FISHWICK, JP
CR NIGE JONES
CR CHRISTOPHER MAY
CR JOHN RAFTIS

APPENDICES

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**BRIEFING NOTE****DATE:** 29 NOVEMBER 2021**OCEAN REEF MARINA****RESPONSIBLE DIRECTOR:** Director Corporate Services**ATTACHMENT:** Attachment 1 - Ocean Reef Marina Draft Preferred Concept Plan**BACKGROUND****Project Description**

The development of Ocean Reef Marina will convert the existing boat ramp and surrounding Local and State Government Land into a world class marina. The development site is located on the coast at Ocean Reef at the existing Ocean Reef Boat Harbour site.

The marina will incorporate high levels of environmental sustainability and top-class community amenities all of which will deliver economic growth, employment opportunities and community benefit to the City of Joondalup residents and visitors alike.

Currently the development site is under the care and control of the State Government, the City of Joondalup, and the Water Corporation, when fully developed the project will cover an area of approximately 79 hectares.

The project will seek to deliver:

- 550+ boat pens (including temporary pens)
- 200+ boat stackers
- Boat ramps and associated boat trailer parking
- A family beach and coastal pool within the protection of the marina
- Up to 12,000 square metres of retail/commercial floor-space
- Over 8 hectares of public open space, active play areas, landscaped verges, and promenades
- The relocation of the Ocean Reef Sea Sports Club, the Marine Sea Rescue Group and Telstra Pty Ltd Communications infrastructure
- Over 1,000 residential units in a combination of single residential lots, apartments, and mixed used developments

The Ocean Reef Marina is an important development for the wider Joondalup community, which will be funded by the State Government and DevelopmentWA (formerly LandCorp).

Project Background

The Ocean Reef Marina project has been in the planning since 2004 when the State Government committed \$700,000 towards the development of a Concept Plan, to guide the redevelopment of the then, Ocean Reef Boat Harbour.

Since that time significant milestones have been achieved, such as:

- Endorsement of the project's Philosophies and Parameters
- Development of a Concept Plan
- Extensive community consultation undertaken
- Execution of a Memorandum of Understanding between the City and the State Government
- Amendment of the Metropolitan Region Scheme
- Endorsement of the Planning and Environmental Approvals Strategy
- Commencement of the Public Environmental Review process

In July 2017, the Western Australian Government approved the Business Case for the Ocean Reef Marina development which documented the following project implementation phases:

- | | |
|--|--------------|
| • Marine works | Commenced |
| • Stage 1 Commences | 2021/22 |
| • First lots released for sale | 2022/23 |
| • Construction commences for first buildings | 2023/24 |
| • Project Execution and Completion | 2025 to 2036 |

Throughout the initial project planning stages, the City has always maintained that it did not have the capacity to bring the development to fruition without the support of the State Government or third parties.

In September 2017, Premier Mark McGowan announced that the State Government would contribute \$120 million to the project and that DevelopmentWA (formerly Landcorp) will lead the development and work with the City of Joondalup to deliver the project.

The total capital cost of the Ocean Reef Marina will be funded by the State Government and DevelopmentWA.

In February 2018, following the State Government announcement, the City and DevelopmentWA executed a Memorandum of Understanding which set out the roles of the parties and how they will work together in implementing the Ocean Reef Marina project as approved by Government.

Throughout 2019 additional key outcomes were achieved such as, Ministerial approval and the gazettal of the Metropolitan Region Scheme. Also, during 2020 the excision of the area to accommodate the marina development from the Ocean Reef Marine Park was approved, the gazettal of the Improvement Scheme and early works commenced at the Ocean Reef Marina site.

Following the completion of the early works, in April 2021 construction commenced on the breakwaters which is now well advanced. The City has also commenced key documentation which establishes roles and responsibilities and gives effect to future land transfers.

CURRENT STATUS

The City is currently working with DevelopmentWA to finalise the following legally binding agreements, which will be presented to Council for approval once completed, the following provides an overview and purpose of the agreements:

Development Agreement

- sets out the roles, rights, and obligations of the City and DevelopmentWA.
- facilitates implementation and the completion of the project.

Land Transfer Deed

- sets out responsibilities, project staging and processes for the transfer of land to each party pre- and post- construction.
- includes the Land Assembly Strategy, Land Divestment Strategy, Boundary of Responsibility.

Construction Update

In early October 2021, the northern breakwater reached its final length of 645m. The northern breakwater will now be built up to its final height of around 18.5m from the ocean floor. Construction continues on the southern breakwater, with its final length of 1.2km expected to be reached in early 2022.

The two breakwaters are expected to cross in early 2022 at which time works will commence to remove the existing breakwater.

The City has established a good relationship with DevelopmentWA, and meetings are held on a weekly basis to assist in delivering the project and to discuss issues raised by the community.

Further information on the Ocean Reef Marina Project can be located at [DevelopmentWA – Ocean Reef Marina](#)

ATTACHMENT 1 - OCEAN REEF MARINA DRAFT PREFERRED CONCEPT PLAN



- RESIDENTIAL (TO A MAXIMUM OF 3 STOREYS, WHERE HEIGHT NOT INDICATED)
- RETAIL
- COMMERCIAL
- HOTEL / SHORT-STAY (SCHEDULE AND LOCATIONS OF HOTEL DEVELOPMENTS IS SUBJECT TO MARKET ANALYSIS AND DEMAND)
- FOOD & BEVERAGE
- OCEAN REEF ROAD SEWER PUMP STATION

- 1 CROWN AND WATER CORPORATION LAND SUBJECT TO FUTURE PLANNING
- 2 PUBLIC OPEN SPACE
- 3 GENERAL PARKING
- 4 FOOD AND BEVERAGE
- 5 BEACH
- 6 DUAL USE PATH
- 7 BUSHFOREVER (SUBJECT TO ENVIRONMENTAL MANAGEMENT PLAN)
- 8 "WAYFINDER" MARKERS
- 9 PALMA UNDERPASS
- 10 HELIPAD (SUBJECT TO DETAILED DESIGN)
- 11 CLUB OPEN SPACE
- 12 CLUBHOUSE
- 13 SEA RESCUE & DEPT OF TRANSPORT / MARINA MANAGER SITE (POSSIBLE INCLUSION OF WATER POLICE)
- 14 BOAT STACKER
- 15 CHANDLERY SITE
- 16 LEASABLE COMMERCIAL SITE
- 17 CLUB BOAT PENS
- 18 BOAT LIFTER
- 19 BOAT RAMPS
- 20 CLUB PARKING
- 21 BOARDWALK
- 22 AMPHITHEATRE
- 23 MEMORIAL PARK
- 24 PUBLIC PARKING
- 25 DEPT OF TRANSPORT / MARINA MANAGER BOAT PENS
- 26 WATERFRONT RETAIL
- 27 ROOF GARDEN
- 28 GOVERNMENT BUILDING
- 29 UNDERCROFT PARKING ENTRY
- 30 SMALL SUPERMARKET
- 31 CAR DROP OFF/PICK UP
- 32 PER APARTMENTS
- 33 MARINE MUSEUM/ARTS & CRAFTS
- 34 BUS DROP OFF/PICK UP
- 35 LOOKOUT
- 36 SPECIAL EVENT BUS SERVICE TO JOONDALUP
- 37 WATERPLAY
- 38 ACTIVE PLAY AREA
- 39 GRASSED TERRACES
- 40 TEMPORARY BOAT DOCKS
- 41 EXTENSION TO EXISTING GROUPE
- 42 LANDMARK
- 43 UNIVERSAL FISHING
- 44 PUBLIC TOILETS
- 45 BOAT RAMP WAITING BAYS
- 46 BOAT RAMP DE-BIGGING BAYS
- 47 TRAILER PARKING
- 48 SUPER YACHT MOORINGS

**BRIEFING NOTE****DATE: 29 NOVEMBER 2021****CAFÉS, KIOSKS AND RESTAURANTS PROJECT****RESPONSIBLE****DIRECTOR: Director Corporate Services****ATTACHMENT** Attachment 1 – Site and concept plans – Pinnaroo Point
Attachment 2 – Site and concept plans – Burns Beach
Attachment 3 – Site Plan – Neil Hawkins Park**BACKGROUND****Project Description**

The project is the identification and progression of opportunities and options for the development of café/kiosk/restaurant (food and beverage) facilities on land owned or managed by the City.

Project Background

The City owns and manages a number of strategically located land parcels that in terms of accommodating food and beverage facilities have the potential to increase the enjoyment of popular recreational locations and provide the City with a level of commercial gain. To articulate for historical purposes its intent to progress the project and to address the project objectives, in June 2010 Council endorsed the Project Philosophy and Parameters for the cafés/kiosks/restaurants project.

A preliminary site assessment and analysis of City owned or managed land was undertaken to identify suitable sites.

The identification analysis ranked potential sites in terms of:

- Site aspect;
- Site capability and potential;
- Access and car parking;
- Commerciality and complementary business opportunities;
- Development options;
- Complementary amenities;
- Security;
- Service utilities and existing infrastructure; and
- Value adding opportunities.

At its meeting held in May 2013 Council agreed to initiate expression of interest processes for the development of food and beverage facilities at Pinnaroo Point and Burns Beach. Investigations have also commenced into the development of a food and beverage facility at Neil Hawkins Park.

Pinnaroo Point Cafe/Kiosk

In October 2013 the City commenced a two-stage Expression of Interest process to identify a preferred respondent to develop and operate a food and beverage facility at Pinnaroo Point.

In March 2015 Council determined that Rock (WA) Pty Ltd T/as White Salt (now known as Sandgate (WA) Pty Ltd) was the preferred respondent for this development. Their proposal is to construct and operate a two-storey food and beverage development consisting of a kiosk, café, restaurant, bar and function centre.

Work on the project since 2015 has included:

- A redesign of the initial facility proposal from single-storey to two-storey;
- Bushfire planning investigations and preparation of a Bushfire Management Plan;
- Relocation of the facility to comply with bushfire planning requirements;
- Coastal Hazard and Risk Management Adaptation Planning (CHRMAP) and coastal planning considerations;
- Geotechnical investigations;
- Investigations and design of utility services to the proposed lease area;
- Car park and vehicular access/egress design;
- Preparation of a Business Case for the Crown Land lease;
- Crown Land lease negotiations with the Department of Planning Lands and Heritage (DPLH);
- Preparation of a sub-lease; and
- Negotiations with Sandgate (WA) Pty Ltd on the sub lease.

In 2020 the City executed a 42-year Crown Land lease with the Department of Planning, Lands and Heritage, and in 2021 the City executed a sublease of the Crown Land lease area with Sandgate (WA) Pty Ltd.

Burns Beach Cafe/Restaurant

In December 2013 the City commenced an Expression of Interest process to identify a developer/operator to build and operate a food and beverage facility on City-managed Crown Land at Burns Beach. The City received six submissions however the variability of these proposals made it difficult for the City to decide on one particular development and in October 2014 the Strategic Financial Management Committee resolved to defer the Burns Beach café/restaurant Expression of Interest process pending the adoption of the Burns Beach Master Plan by Council.

On 18 October 2016 Council resolved in part to adopt the *Burns Beach Master Plan*. The *Burns Beach Master Plan* contains a concept design for the coastal node precinct of Burns Beach which includes a location for a food and beverage development.

A report was presented to the Finance Committee at its meeting held on 7 August 2017 outlining various options for the City to deliver a food and beverage development at Burns Beach and the committee noted that the Chief Executive Officer will further investigate options for the City to build a facility at Burns Beach, with a view of leasing the facility to a commercial operator.

At its meeting held on 12 March 2018 (Item 8 refers) the Major Projects and Finance Committee considered a status report on options for the implementation of the Burns Beach project and noted that the Chief Executive Officer will invite submissions from Architects for the design of a new food and beverage development, to be built by the City and leased to a commercial operator. It was also noted that Chief Executive Officer will negotiate with the DPLH to purchase Crown Land for the development.

Architects Bollig Design Group was subsequently engaged by the City to design the facility and has commenced the design development process for the building and undertaken concept design work on the car park and access roads to the facility.

A business case for the City to purchase the Crown Land required for the development was prepared for consideration by the DPLH however the DPLH responded saying that their preference was for a long term land lease tenure arrangement.

A refined concept design for the Burns Beach Coastal Node was prepared with the assistance of Bollig Design Group and Landscape Architect LD Total and the community was invited to provide feedback on the concept plan from 13 May to 2 June 2021. The City collected a total of 464 valid responses throughout the 21-day advertised consultation period. Overall, feedback on the Burns Beach Coastal Node Concept Plan was mostly positive, with over 70% of respondents indicating that they “support” or “strongly support” all of the key features.

Neil Hawkins Park

Neil Hawkins has long been considered as a potential location for a food and beverage facility. The Park currently does not have a static commercial facility that offers refreshments to visitors. There is an opportunity for a commercial operation of a food and beverage facility in line with the previously endorsed project philosophy and parameters.

Progress on this project to date has been limited to initial discussions with the Department of Planning, Lands and Heritage on potential land tenure arrangements and investigations into site services.

CURRENT STATUS

Pinnaroo Point

Sandgate (WA) Pty Ltd lodged a development application for the site with the City in July 2021. As the development is located on land that is reserved under the Metropolitan Region Scheme, the development application is required to be determined by the Western Australian Planning Commission, with the City providing a recommendation on the application.

The City has scheduled new and upgraded utility services to the lease area and reconfiguration of the existing car park, to take place in 2021/22.

Burns Beach

The City is currently preparing for an Expression of Interest (EOI) process to identify suitable commercial operators to enter into lease agreements to operate from the proposed building.

A new business case for the long term lease of Crown Land for the facility has been prepared and submitted to the Department of Planning, Lands and Heritage for their consideration.

The development plans for the food and beverage facility are currently being prepared for the purpose of the Development Application required for the proposal. The development plans for other upgrades to the Burns Beach coastal Node will also be prepared for the tender process.

Neil Hawkins Park

The City is currently investigating opportunities for the inclusion of a food and beverage facility as part of a concept proposal for an overall redevelopment of Neil Hawkins Park.

ATTACHMENT 1 – SITE AND CONCEPT PLANS – PINNAROO POINT -



Indicative proposed development location

 <p>90 Bosc Ave., Joondalup WA 6027 PO Box 21, Joondalup WA 6919 Ph: 08 9400 4000 Fax: 08 9300 1583 info@joondalup.wa.gov.au www.joondalup.wa.gov.au</p>		<p>Scale(A4):1:2700</p>	<p>Pinnaroo Point – proposed food and beverage development location plan – R39497, 239 Whitfords Avenue HILLARYS WA 6025</p>
		<p>Date: 23/01/2020</p>	

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ATTACHMENT 2 – SITE PLANS (CURRENT AND PROPOSED) AND CONCEPT IMAGES – BURNS BEACH



 <p>90 Bose Ave, Joondalup WA 8027 PO Box 21, Joondalup WA 8019 Ph: 08 9400 4000 Fax: 08 9300 1383 info@joondalup.wa.gov.au www.joondalup.wa.gov.au</p>		Scale(A4):1:3000	
		Date: 22/11/2021	
		<p>DISCLAIMER: While every care is taken to ensure the accuracy of this data, the City of Joondalup makes no representations or warranties about its accuracy, completeness or suitability for any particular purpose and disclaims all liability for all expenses, losses, damages and costs which you might incur as a result of the data being inaccurate or incomplete in any way and for any reason.</p>	





NEIL HAWKINS PARK – LOCATION PLAN

ATTACHMENT 3 – SITE PLAN AND IMAGES – NEIL HAWKINS PARK

Photograph A



Photograph C



Photograph B



Photograph D



BRIEFING NOTE**DATE:** 29 NOVEMBER 2021**JOONDALUP CITY CENTRE DEVELOPMENT****RESPONSIBLE****DIRECTOR:** Director Corporate Services**ATTACHMENT:** Attachment 1 – Site Image
Attachment 2 – Concept Plan**BACKGROUND****Project Description**

The primary objective for this project is to facilitate the development and construction of an integrated mixed-use development on City owned property within the Joondalup City Centre.

Project Background

In July 2008, the Council endorsed a series of Strategic Position Statements one of which referred to the development of a high-rise office space within the Joondalup City Centre.

An investigation and evaluation of all potential sites within the City Centre was undertaken with sites being assessed against identified criteria. Seven potential sites were identified including Lot 507 (90) Boas Avenue and Lot 496 (70) Davidson Terrace (Attachment 1 refers).

In July 2010 the Council amended its Position Statement for the Joondalup City Centre Commercial Office Development to align with the Project Philosophy and Parameters adopted in May 2010 as follows:

“Development of a high-rise commercial office space within the CBD on Council owned land is supported under the following conditions:

- 1. High quality, environmentally sustainable, landmark development that will strengthen the local economic and employment base for the City;*
- 2. Enhances the vitality and vibrancy of the Joondalup City Centre increasing the number of people attracted to the City Centre for work, retail and commercial purposes; and*
- 3. Provides a fast growing location for business, commercial operators and Government agencies surrounded by existing infrastructure with an increasing population base.”*

State Government Office Accommodation

In September 2014 the City submitted a response to the State Government's request for Expressions of Interest for Joondalup Office Accommodation. In addressing the State Government's requirements, the City proposed the development of 11,000m² of office accommodation, an integrated car park and associated commercial and retail spaces on Lot 507 (90) Boas Avenue. In the heart of the City Centre, the State Government office building site proposed a location that benefited from close proximity to transport links, commercial, retail, food and beverage, and leisure activities.

In a letter dated 22 December 2015, the City was advised that it was not the preferred respondent. The site selected for the State Government offices was the corner of Davidson Terrace and Shenton Avenue, owned freehold by Primewest. Construction on this building was completed in 2018 and officers from the Department of Water together with Environmental Protection Authority Services relocated to Joondalup.

Further, in March 2017 Council endorsed the amended Boas Place Concept Plan (Option 4B) (Attachment 2 refers).

The City also undertook investigations into the subdivision, civil works and other issues required for the development and prepared draft design guidelines for the precinct.

CURRENT STATUS

Order of Magnitude Business Case

The main purpose of preparing an Order of Magnitude Business Case(OMBC) for the Boas Place site is to provide Council with the appropriate information to enable an informed decision on the future of the site and the impact on the City's financial position. The OMBC will also enable the City to provide potential developers/interested parties with sufficient information on the benefits of joining with the City to develop Boas Place.

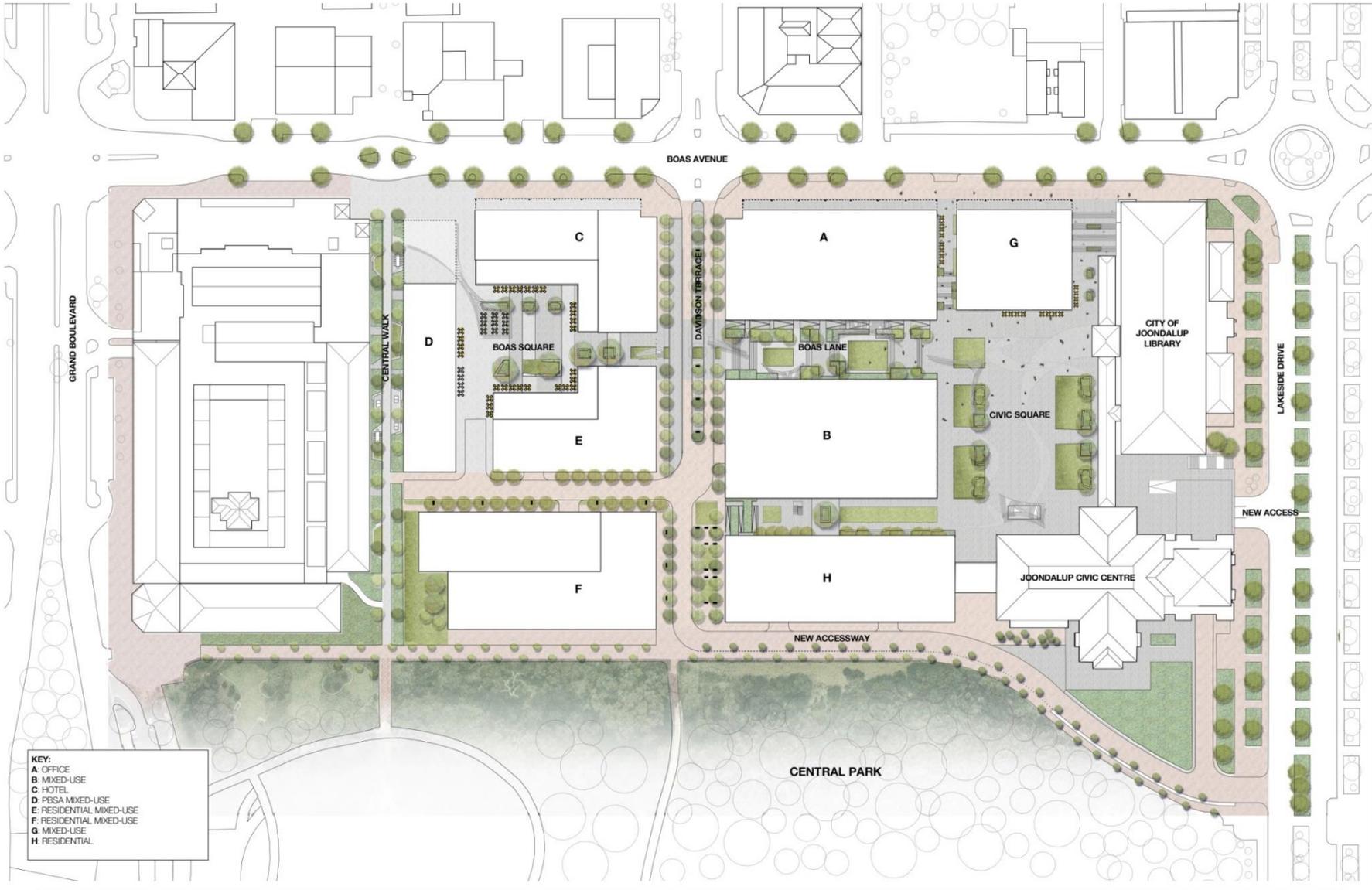
The OMBC was prepared and presented to the Major Projects and Finance Committee on 6 May 2019.

Developer Enquiries

The City regularly receives unsolicited approaches from developers/interested parties regarding potential development opportunities within the Joondalup City Centre. Information on City-owned property within the City Centre and other details are provided and further engagement is undertaken as considered appropriate.

ATTACHMENT 1 – Site Image







BRIEFING NOTE

DATE: 29 NOVEMBER 2021

JOONDALUP PERFORMING ARTS AND CULTURAL FACILITY

RESPONSIBLE

DIRECTOR: Director Corporate Services

ATTACHMENT Attachment 1 Location and Concept Design Images

BACKGROUND

Project Description

The project is for the development of a world class, contemporary performing arts and cultural facility which provides state of the art accommodation for the performing arts, visual arts and crafts, film and media and cultural events.

Project Background

The need for a performing arts facility for the Joondalup region was defined in the 1992 Joondalup Cultural Plan which was commissioned by the former City of Wanneroo and LandCorp (now DevelopmentWA).

Throughout the period 1996 – 2004 significant progress was made on the project and in 2006 the City finalised the purchase of Lot 500 Kendrew Crescent, Joondalup (Lot 1001 (3) Teakle Court) owned by the Department of Education and Training, as the site for a performing arts facility (Attachment 1 refers). The contract of sale included special conditions limiting the use of the land to the provision of a cultural facility and associated activities.

Throughout this period a number of studies and reports were also produced identifying the need for a cultural facility in Joondalup. These studies indicated strong support on the part of the community and other stakeholders for the concept of a centrally-located performing arts centre containing a range of venues and facilities.

Following the inclusion of the project in the City's Strategic Plan 2008 – 2011, Council endorsed the Project Philosophy and Parameters in June 2010, which included in part:

- The provision of a world class, state of the art facility incorporating innovative and sustainable design, symbiotic with the existing natural and built environment; a place for the pursuit of activities such as performing arts, visual arts and crafts, film and media and cultural events for the community of Perth's northern corridor.
- The provision of a facility that can host a mixture of commercial and community activities that create an inclusive environment that becomes a place to celebrate imagination and creativity, inspiring individuals and the community to take part in culture and the arts and raise the aspirations of all users.

- Reinforcement of the Joondalup City Centre as the creative and educational centre of the northern Perth corridor.
- Utilisation of design principles that create clear and defined linkages to the established educational precinct, the City Civic Centre and other City Centre locations;
- Utilisation of contemporary architecture reflecting innovation in design and materials that create a civic presence with a strong sense of arrival that will add considerable value to the public domain;
- Provision of a wide range of highly adaptable and flexible facilities incorporating latest design principles including digital technologies; and
- Inclusion of complementary components which aim to increase the Facility's capacity and usage.

At the same time, Council also agreed to the formation of a Steering Committee (now disbanded) and endorsed the name of the facility as the Joondalup Performing Arts and Cultural Facility (JPACF).

The JPACF Steering Committee consisted of:

- Elected Members
- Joondalup Learning Precinct representatives
- Department of Cultural and the Arts representative
- Representatives with specialist expertise
- Representatives from local community arts organisations
- Chief Executive Officer
- Member for Joondalup (observer, appointed 2014).

The terms of reference for the JPACF Steering Committee were:

- To provide advice and make recommendations to Council on:
 - The architectural design elements to be incorporated into the JPACF
 - The core components to be included in the JPACF
 - The capacity of the design features to be included in the JPACF
 - The options for the ongoing management and utilisation of the JPACF.

During the period 2010 - 2011 preliminary planning and investigations were undertaken and in 2013 a detailed market analysis and feasibility study was presented to Council for consideration.

The results of the study indicated there is a lack of performing arts facilities within the City and the northwest metropolitan region. The study also suggested that local performing arts groups are travelling considerable distances to gain access to suitable performing arts facilities and that there was strong support for a facility such as the JPACF to be developed within Joondalup.

The market analysis and feasibility study also included a detailed development description, referred to as the Art Box, and a proposed accommodation schedule.

The feasibility analysis provided an estimation of the capital cost of constructing the Art Box as well as an estimation of the ongoing operating contribution from the City.

In March 2013 Council resolved in part to:

- Approve the Art Box as the preferred model for the basis of an architectural design competition for the development of a refined conceptual design for the JPACF.

- Authorise the Chief Executive Officer to initiate an architectural design competition for the development of a refined conceptual design for the JPACF.

In response to the above the City commenced a two-stage Architectural Design Competition in April 2013. Following consideration of four submissions, the design by Ashton Raggatt McDougall Pty Ltd T/As ARM Architecture (ARM Architecture) was identified as the winning design.

During 2014 and 2015 the City engaged ARM Architecture to undertake a comprehensive conceptual design review, including:

- Revision of current building design.
- Revision of precinct Masterplan.
- Preparation of updated cost estimation.
- Traffic Impact assessment.

A review of the 2012 market analysis and feasibility study was also undertaken which provided comment on:

- Market demand analysis and assumptions.
- Proposed event program.
- Operations analysis and approach.
- Management model.
- State Government and Council support.

The results of the conceptual design review and a draft business case were presented to Council in July 2015.

Following refinement to the draft business case, in December 2015 Council decided to proceed with the schematic design stage of the project to be undertaken by ARM Architecture. Council also noted that the draft business case would be updated in view of the outcomes of the schematic design stage and revised costings.

At its meeting held on 1 August 2016 the then Major Projects Committee considered a report entitled Joondalup Performing Arts and Cultural Facility Project Status Report (Item 1 refers). The report provided the results of the schematic design process, including a revised project cost of \$99.7 million and after consideration of this report it was resolved in part that the Major Projects Committee:

“2 REQUESTS the Chief Executive Officer to review and refine the Business Case for the Joondalup Performing Arts and Cultural Facility taking into account the outcomes of the schematic design stage and the assessment of social and economic impacts, and a further report be presented to the October meeting of the Major Projects Committee with the intention of making the information available for public comment following Council’s consideration of this item.”

At its special meeting held on 1 February 2017 (JSC01-02/17 refers), Council considered details of the proposed business case for the JPACF and resolved in part to endorse the business case for the purpose of advertising for public comment.

A report entitled Joondalup Performing Arts and Cultural Facility – Business Case Community Consultation Results and Project Progression Options was presented to Council on 27 June 2017 (CJ101-06/17 refers). The key recommendation in the report was that the project progresses to the next stage of design, being the design development stage, however Council

decided not to proceed with the design development stage. The reason provided by Council for its decision, which was significantly different to the recommendation from both the City's Administration and the Major Projects Committee, was:

“to adopt a new vision for an alternative for the performing arts and cultural facility”.

The City commenced a project review process in 2018 and at its meeting held on 21 May 2019 (CJ066-05/19 refers) Council considered a status report on the progress of the JPACF project review. The report included capital and operating cost details and concept design plans for a refined design, which responded to Council's intent to adopt an alternative for the facility and Council resolved in part as follows:

1. *NOTES the refined concept design and associated capital and operating cost estimates as detailed in this report and shown in Attachment 1 and ADOPTS this concept design for further progression of the JPACF project, including:*
 - a. *further refinement of capital and operating costs;*
 - b. *funding opportunity investigations and grant applications;*
 - c. *further refinement of the concept design;*
 - d. *preparation of a business case.*

Funding Strategy

The capital cost for the JPACF is estimated to be \$59.2 million.

Council, at its meeting held on 21 August 2018 considered a report on the Draft 20 Year Strategic Plan 2018 (2017-18 to 2036-37) (CJ152-08/18 refers). Upon consideration of the report it was resolved that Council:

- “1 ADOPTS the draft 20 Year Strategic Financial Plan for the period 2017-18 to 2036-37 as at Attachment 2 to Report CJ152-08/18 subject to:*
- 1.1 the completion date for the Joondalup Performing Arts and Cultural Facility being 2027-28 in lieu of 2022-23;*
 - 1.3 the City's capital contribution for the Joondalup Performing Arts and Cultural Facility being limited to \$30 million;*
 - 1.4 the City's capital contribution in part 1.3 above is not to be funded with loan funds;”*

CURRENT STATUS

The current JPACF concept design (Attachment 1 refers) represents a world class, state of the art facility capable of attracting international visual and performing arts events to the Joondalup City Centre.

The concept design includes the following key components:

- Primary theatre – 800 seats
- Secondary 'Black Box' theatre – 200 seats
- Café/restaurant and kitchen
- Flexible foyer including gallery spaces
- Box office
- Bar
- Front and back of house facilities and amenities.

At its meeting held on 19 May 2020 Council resolved to defer progressing the Joondalup Performing Arts and Cultural Facility project until the 2023-24 financial year.

No further actions have been undertaken on the project since May 2020, a report will be presented to the Major Projects and Finance Committee prior to recommencing work on the project.

ATTACHMENT 1 – Location and Concept Design Images





**BRIEFING NOTE****DATE:** 29 NOVEMBER 2021**EDGEWATER QUARRY MASTER PLAN****RESPONSIBLE****DIRECTOR:** Director Corporate Services**ATTACHMENT:** Attachment 1 – Location Plan**Project Description**

The project objective is the development and approval of a concept plan for the Edgewater Quarry site that facilitates the development of the site in accordance with the City's strategic direction and the community's aspirations. This project is currently not being progressed. Investigations are being undertaken into potential contamination at the site.

Project Background

Edgewater Quarry is a large undeveloped Crown land site covering approximately 17 hectares (Attachment 1 refers). The City owns a portion of approximately 1.8ha of good quality natural vegetation, see section 3 in attachment1, and has a management order over the balance of nearly 15 hectares. The site is bound by Regatta Drive, Treetop Avenue and Joondalup Drive, Edgewater. The size, location and visibility of Edgewater Quarry where it abuts Joondalup Drive gives it the potential to be a significant development with high amenity.

Since the 1970's there have been a number of proposals for development of the site. During 1996, a survey of Edgewater residents was conducted resulting in the overall preference being for passive recreation amenities.

In 2008 Council endorsed a master planning process that would be applied to the site and public consultation was undertaken to determine the type of development options the community preferred. In 2009 Council considered the outcome of the community consultation and requested the preparation of a concept plan.

Several draft concept plan options, a commercial analysis and financial projections for the project were developed over the following three years. In 2014 a preferred concept plan was identified, and several investigations were carried out based on this plan. Council then requested the development of further concept plans due to the huge financial expenditure associated with the previous concept plans.

The project was put on hold until 2017 when Council decided to establish the Edgewater Quarry Community Reference Group (EQCRG). The EQCRG met on several occasions to consider and agree to the aspirations for the Edgewater Quarry development, identify potential inclusions and exclusions and develop option plans. The option plans were subsequently translated into three draft preliminary concept plans and associated financial feasibility analyses and then a preferred draft concept plan was identified by the group.

Following endorsement by Council the preferred draft concept plan went out to community consultation in late 2020 and the results were considered by Council at its meeting held in March 2021. It was noted by Council that the concept plan was not supported by the majority

of respondents to the community consultation and that a contamination investigation was required for the site.

CURRENT STATUS

Following Council consideration of the results of the community consultation on the preferred draft concept plan no further actions have been undertaken to advance the project. The City is currently investigating options for the required site contamination investigations.

ATTACHMENT 1: Location Plan

EDGEWATER QUARRY

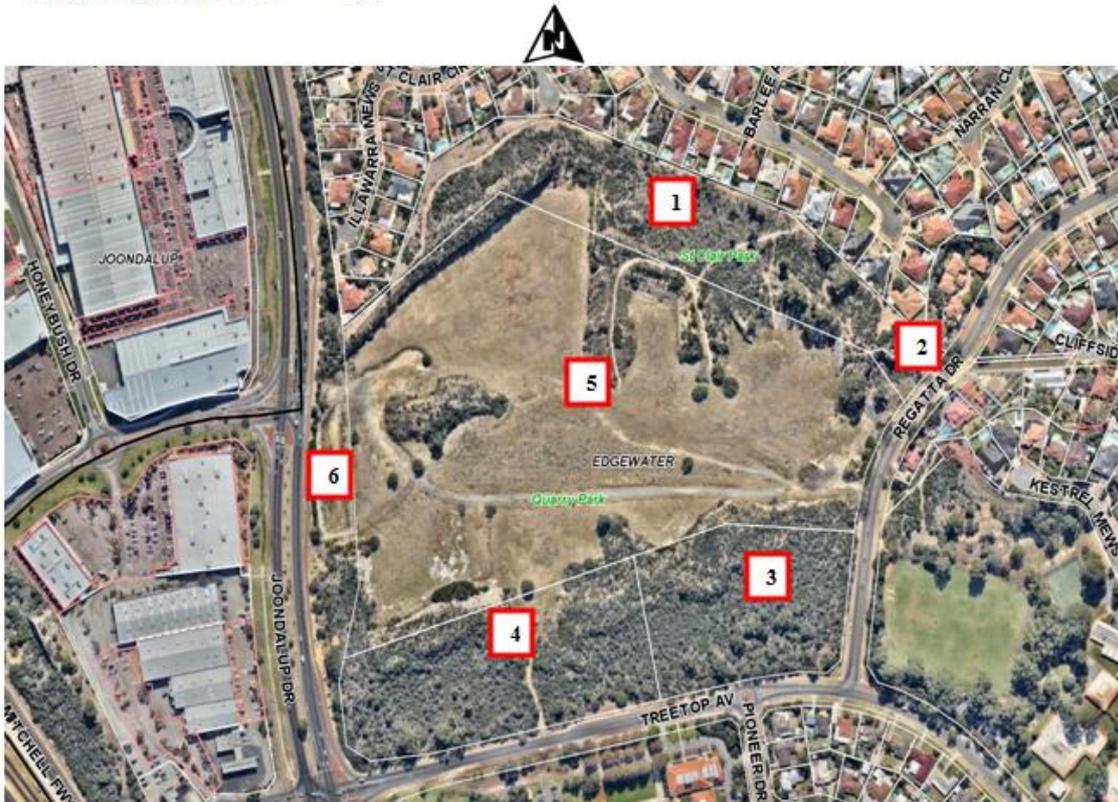
- Property Addresses:**
1. R37229 (Lot 10194) St Clair Park 180 Joondalup Drive Edgewater
 2. R37229 (Lot 12257) Quarry Park 38 Regatta Drive Edgewater
 3. **Lot 998 (100) Treetop Avenue, Edgewater**
 4. R37210 (Lot 10188) Quarry Park 160 Joondalup Drive Edgewater
 5. R37188 (Lot 12681) Quarry Park 170 Joondalup Drive Edgewater
 6. Area of Joondalup Drive road reserve - drainage site.

MRS Zone: Urban

Local Govt Zoning: Parks and Recreation – Properties 1, 2, 4 and 5.
Civic and Cultural (City freehold site) – Property 3

Residential Code: R20

Bush Forever Site: No



**BRIEFING NOTE****DATE:** 29 NOVEMBER 2021**WARWICK ACTIVITY CENTRE – WARWICK COMMUNITY FACILITIES****RESPONSIBLE****DIRECTOR:** Director Corporate Services**ATTACHMENT:** Attachment 1 - Warwick Activity Centre Location Plan
Attachment 2 - Warwick Community Facilities Location Plan**BACKGROUND****Project Description**

The City owns three properties within an area described as the Warwick Activity Centre (Centre), covering approximately 13,000m² – Attachment 1 refers. The respective sites accommodate a community centre, a community hall, and a building designed for use by children as it was a former commercial childcare centre.

The community buildings are approximately 40 years old and need major upgrades or replacement.

This project examines the future of the Warwick Community Facilities and how best to optimise the City's freehold land at this location.

Project Background

The three City-owned lots within the Centre accommodate several groups under various occupancy arrangements. The sites are:

- 1 Lot 3 (12) Dorchester Avenue, Warwick (Warwick Community Centre)
Area: 8,908m²
- 2 Lot 920 (2) Dugdale Street, Warwick (Dorchester Hall)
Area: 2,323m²
- 3 Lot 905 (6) Dugdale Street, Warwick (formerly a leased child care centre)
Area: 1,814m²

Under Local Planning Scheme No. 3, the zoning of each site is "Centre."

During 2013/2014, the two major adjoining commercial landowners in the Centre indicated an interest in the City's land at this location as part of their proposed redevelopment plans. It was considered that this interest might present an opportunity to rationalise the City's land and develop a new multi-functional facility.

At its meeting held on 17 February 2014, Council endorsed the philosophy and parameters (CJ009-02/14 refers) for the upgrade of the community facilities within the Centre. To ensure the optimisation of any opportunities related to the City's land, it was decided that a broader approach should be considered being the upgrade or replacement of the community buildings, the potential rationalisation of City landholdings or the development of a community facility on local Crown land or City freehold site.

As the Centre is designated as a 'secondary centre' under State Planning Policy 4.2 – Activity Centres for Perth and Peel, two planning reports have been submitted to Council regarding the circumstances of when an activity centre plan is required and how to deal with land use permissibility in the absence of an activity centre plan (CJ008-02/14 and CJ051-05/19 refer).

The redevelopment by adjoining landowners and their examination for the need for an activity centre plan did not materialise, resulting in this project being deferred.

Investigations Reactivated in 2018

On reactivation of the investigations, consultants were appointed to conduct a needs, planning and commercial analysis, finalised in 2020. The consultant's report was submitted to Council at its meeting held on 17 November 2020 (CJ176-11/20 refers).

The consultant's report highlighted that a new multi-functional community facility to replace the three aging facilities would benefit the City over several areas. The financial benefit being a reduction in the sites' operating expenditure without compromising the service delivery to the community. Amongst other matters, Council supported the City's exploration of options to develop a multi-functional community facility within the Centre or its proximity.

CURRENT STATUS

Since the finalisation of the needs, planning and commercial analysis, the City is conducting a Social Needs Analysis where the outcome should provide additional clarity on the overall fit and function of community facilities at the Warwick location.

Additionally, on analysis of the City's major projects in preparation for the 2021-2022 budget, information was presented to Elected Members recommending the Warwick Community Facilities project be deferred in the Strategic Financial Plan to 2027/2028 to 2028/2029. This recommendation was based on the project resulting in a low priority on the City's project prioritisation framework and the need to allocate resources to other high-priority projects.

The presentation of the outcome of the Social Needs Analysis to Elected Members should provide further clarity on the current and future role of the Warwick Community facilities and a report will be submitted to the Major Projects and Finance Committee concerning this project once this information is known.





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Warwick Community Facilities

27/08/2021

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**BRIEFING NOTE****DATE:** 29 NOVEMBER 2021**HEATHRIDGE PARK MASTERPLAN****RESPONSIBLE****DIRECTOR:** Director Corporate Services**ATTACHMENT**Attachment 1 – Heathridge Park Location Plan
Attachment 2 – Heathridge Park Concept Plan and Images**BACKGROUND**

At its meeting held on 17 February 2014 (CJ024-02/14 refers), Council considered a report on options for the proposed refurbishment of the Heathridge Park Clubroom and requested a 'Philosophy and Parameters' report in relation to a Masterplan for Heathridge Park that includes the Heathridge Park Clubroom, Heathridge Leisure Centre and Guy Daniel Clubroom, to be presented to Council for consideration.

At its meeting held on 24 June 2014 (CJ097-06/14 refers) Council approved the Heathridge Park Masterplan project and endorsed philosophies and parameters for the project. The purpose of the project philosophies and parameters is to articulate and document the intent of the City with respect to the objectives and outcomes of the Heathridge Park Masterplan.

Heathridge Park Masterplan Project Philosophies and Parameters*Heathridge Park Masterplan philosophies / project vision:*

1. The provision of community and sporting facilities is a vital component of the community fabric of the City of Joondalup and the City has a continuing role in the provision of such facilities at Heathridge Park.
2. The Heathridge Park Masterplan will identify, investigate and make recommendations regarding the opportunities to create a long-term sustainable plan for Heathridge Park, through the provision of facilities and sporting/recreation infrastructure.
3. The project will also consider the potential for the rationalisation of the existing buildings at the site with a focus on the concept of developing new multipurpose facilities to meet the future needs of the community.

Key parameters - governance:

1. Redevelopment proposals will only be instigated following consideration of the options by Council.
2. Planning will be undertaken with the highest levels of probity, in accordance with legislative requirements, the City's governance procedures and at all times in the City's best interests.
3. Proposals will incorporate high ethical standards and transparency.

Key parameters – land use and built form:

1. The project will consider the whole Heathridge Park site which comprises of lots 14055, 14056 and 224.
2. The project will focus on the consolidation of the existing buildings through the development of shared and multipurpose facilities, however, will also consider the provision of other additional community/sporting infrastructure and supporting infrastructure (eg. parking) at the site.
3. The project will not consider the relocation of major park infrastructure such as the oval or tennis courts.
4. Proposed facilities will be highly adaptable and incorporate the latest relevant design principles, will consider access and inclusion and community safety principles and will aim to enhance the amenity of the public space.
5. The project will investigate all location options for the facilities in terms of location criteria, access, site capability, car parking, complementary services and amenity, aspect and the rationalisation of buildings.

Key parameters – environmental and sustainability considerations:

1. Utilisation of contemporary architectural design principles that will provide for longevity, diversity, accessibility and inclusiveness.
2. Consideration of construction techniques and environmentally sustainable design principles to assist in energy reduction and efficiency, reduced water consumption and minimising the environmental impact;

Key parameters – financial management:

1. The City acknowledges its responsibility for the cost of providing quality facilities and infrastructure to the community.
2. The project will consider estimated capital costs and financial and cash flow projections over a 40 year period.
3. The project will consider the inclusion of a commercial component at the site.
4. Other external funding sources for any redevelopment such as grants and State/Federal contributions will also be explored;

Key parameters – stakeholder management:

1. Identification and liaison with key stakeholders and the wider local community.
2. Liaison to be undertaken in accordance with the City's Community Consultation and Engagement Policy.

Needs Analysis and Feasibility Study

As stage one of the Heathridge Park Masterplan, in April 2019 the City engaged consultants Dave Lanfear Consulting to undertake a Needs Analysis and Feasibility Study for Heathridge Park. The Study addressed the following matters:

- The needs and aspirations of groups currently involved with the facilities within Heathridge Park.
- The trends concerning the demographic and social characteristics of the suburbs surrounding the facilities located in Heathridge Park and the implications for the future provision of a multi-purpose facility/or facilities on the site.

- Options for community facility requirements to replace the existing facilities within Heathridge Park and identify how this need would translate into a new multi-purpose facility/or facilities.
- The most appropriate location for the community facility/or facilities.
- Opportunities for alternative site access from Ocean Reef Road.
- Recommendations on management of existing/future user groups during any future redevelopment process i.e. staged construction/temporary facilities.
- Indicative concepts showing the location and design of the new community facility/or facilities.
- Preliminary and broad estimation of the capital costs for the recommended facility/or facilities and estimates for the recurring financial impacts of operation and maintenance, including income forecasting for the community facilities.

Progress on the Needs Analysis and Feasibility Study was reported to the Major Projects and Finance Committee and at its meeting held on 15 September 2020 Council noted the draft Needs and Feasibility Study and endorsed a draft concept design for the purpose of community consultation.

Community consultation was undertaken on the draft concept plan for Heathridge Park from 26 November to 17 December 2020 and at its meeting held on 16 March 2021 Council considered the results of the consultation and requested the draft concept design be reviewed considering the comments and submissions made by the various stakeholders at Heathridge Park.

CURRENT STATUS

The estimated construction costs associated with the redevelopment is approximately \$15.7 million.

The City has successfully secured Western Australian Government funding. In the lead up to the 2021 State election, the State Government made a commitment of \$2.5 million towards the redevelopment of Heathridge Park.

A review of the draft concept plan for Heathridge Park will take place early in 2022 and the results will be presented at a future meeting of the Major Projects and Finance Committee for a decision on the next steps and priorities for the project.



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HEATHRIDGE PARK

Heathridge Park Draft Concept Plan



AREAS / USES LEGEND			
AREA 1 - EXISTING CAR PARKING TO BE ENHANCED	AREA 6 - PROPOSED 6 x TENNIS COURTS	AREA 12 - NEW RETAINING WALL	AREA 17 - RE-VEGETATED AREA ACCOUNTING FOR TREE LOSS IN OTHER AREAS - TREE REPLACEMENT ON 6 TO 1 BASIS
AREA 2 - EXISTING BUILDING & TENNIS COURTS TO BE DEMOLISHED	AREA 7 - PROPOSED BASKETBALL HALF COURT	AREA 13 - EXISTING BUILDING DEMOLISHED SHOWN DASHED	AREA 18 - EXISTING CAR PARK TO BE ENHANCED & RECONFIGURED - ONE ENTRY / EXIT CLOSED OFF TO INCREASE CAPACITY
AREA 3 - PROPOSED COMMUNITY / SPORTING FACILITY (2340m ²) - COVERED VIEWING AREAS FACING THE OVALS & TENNIS COURTS	AREA 8 - PROPOSED CRICKET NETS (OPTIONAL TURF OR SYNTHETIC PITCH)	AREA 14 - EXISTING DRAINAGE SUMP TO BE CAPPED, FILLED & RELOCATED	AREA 19 - EXISTING RETAINING WALL TO BE RETAINED & MODIFIED FOR NEW FOOTPATH
AREA 4 - EXISTING SENIOR'S OVAL TO BE RE-ALIGNED NORTH - SOUTH (165m x 135m, 5m RUN-OFF) - FLOOD LIGHTING TO BE PROVIDED (FL) (OPTIONAL SYNTHETIC PITCH)	AREA 9 - PROPOSED PLAY & BBQ AREAS WITH SHADE	AREA 15 - POTENTIAL LOCATION OF PROPOSED DRAINAGE SUMP TO BE ESTABLISHED	→ RAMP / STAIR ACCESS
AREA 5 - PROPOSED JUNIOR'S OVAL (110m x 80mm WITH 5m RUN-OFF) - FLOOD LIGHTING TO BE PROVIDED (FL)	AREA 10 - PROPOSED DESTINATION NATURE PLAY FEATURE WITH BBQ & SHADE / PICNIC AREAS	AREA 16 - PROPOSED FOOTPATH / EXERCISE LOOP	
	AREA 11 - INFORMAL AMPHITHEATRE SEATING / EVENT SPACE (OPTIONAL)		



BRIEFING NOTE**DATE:** 29 NOVEMBER 2021**WOODVALE COMMUNITY HUB – LOT (67) TRAPPERS DRIVE,
WOODVALE****RESPONSIBLE
DIRECTOR:** Director Corporate Services**ATTACHMENT:** Attachment 1 – Location Plan**BACKGROUND****Project Description**

Lot 67 (5) Trappers Drive, Woodvale (Lot 67) is owned by the City in freehold and accommodates Woodvale Library and Woodvale Community Care Centre – Attachment 1 refers. Australian Unity is the adjoining commercial landowner to Lot 67.

The driver for this project was a proposal presented to the City indicating Australian Unity's redevelopment intentions. The proposal showed the need for a substantial part of Lot 67, requiring the demolition of the two community facilities but retaining an area of Lot 67 to develop a new multi-functional community facility.

This project is the assessment of Australian Unity's proposal with the intent of optimising the City's assets at this location.

Project Background

Australian Unity owns Woodvale Boulevard Shopping Centre on Lot 66 (931) Whitfords Avenue, Woodvale, and is considering expanding its commercial development. Representatives of Australian Unity presented a proposal to Elected Members during June 2018, resulting in a consensus amongst attendees that discussions should be progressed.

Lot 67 is a community purpose site and is zoned 'Private Community Purposes' under Local Planning Scheme No 3. The site is encumbered by a right of carriageway and car parking easement in favour of the owners of Woodvale Boulevard Shopping Centre.

Woodvale Library

Woodvale Library fronts Trappers Drive and is serviced by a dedicated car parking area. It is a purpose-built facility that was opened in November 1991.

Woodvale Community Care Centre

Woodvale Community Care Centre is leased by Community Vision Inc (CVI), which specialises in aged care at this location. CVI's lease term could run until 31 December 2033, should the two five-year options detailed in the lease be exercised. The lease has a 'redevelopment clause' allowing the City to redevelop the site within the lease term, providing it serves the required notice to CVI that redevelopment is planned.

Proposal Assessment

As two community facilities on Lot 67 would be impacted under the adjoining landowner's proposal, it was considered that investigations should commence with a needs and feasibility study. This would include valuations on several potential development scenarios and recommendations on the optimum location of a new, multi-purpose community facility that aligns with the current and projected stakeholder needs and the City's requirements. Prior to any proposed change, community consultation would be a requirement.

The recommendations from the needs and feasibility study completed in 2020 concluded that there is the potential for significant benefits over a number of areas associated with the co-location of the library and the community care facility.

At its meeting held on 15 September 2020, Council endorsed the philosophy and key parameters on which the redevelopment opportunity for Woodvale Community Hub would be based (CJ139-09/20 refers). Additionally, Council authorised the Chief Executive Officer to commence negotiations with Australian Unity on potential redevelopment and rationalisation options concerning Lot 67 (CJ140-09/20 refers).

CURRENT STATUS

The City is currently conducting a City-wide Social Needs Analysis, which will be followed by a Libraries Strategy. Therefore, notwithstanding the needs and feasibility study finalised in 2020, it was considered imprudent to continue making decisions concerning Woodvale Library and Woodvale Community Care Centre without considering the outcomes from the Social Needs Analysis reports. Additionally, this project was rated a low priority based on the City's prioritisation framework, which was presented to Elected Members as part of a 2021/22 budget workshop.

The presentation of the outcome of the Social Needs Analysis and Libraries Strategy to Elected Members should provide further clarity on the current and future role of the Woodvale Community Hub facilities and whether from the City's and Australian Unity's perspective the project should be reviewed.



Lot 67 (5) Trappers Drive, Woodvale



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**Location Plan -
Lot 67 (5) Trappers Drive,
Woodvale.**

4/07/2019
1:9028



BRIEFING NOTE**DATE:** 29 NOVEMBER 2021**LAND OPTIMISATION PROJECT****RESPONSIBLE****DIRECTOR:** Director Corporate Services

ATTACHMENTS: Attachment 1 - 11 Moolanda Boulevard, Kingsley – Before and After Images
 Attachment 2 - Location plan of Lot 2277 Selkirk Drive, Kinross
 Attachment 3 - Location Plan of Lot 14564 Ascot Way Currambine
 Attachment 4 - Location Plan of Works Operation Centre
 Attachment 5 - Location Plan of Gradient Way Drainage Site
 Attachment 6 - Location Plan of Poseidon Road Drainage

BACKGROUND**Project Description**

In 2010, investigations commenced into the potential disposal of 14 City-owned freehold sites considered surplus to requirements. Two sites were withdrawn from the project, and the last of the twelve remaining sites was sold during October 2020. Restricted use zonings and sales contract conditions purposed the land for 'over 55' unit development as Council considered this land-use provided an opportunity for City residents to 'age in place.' Attachment 1 provides "before and after" images of an example of a completed development on a disposal site at Moolanda Boulevard, Kingsley.

The balance, less expenditure, from the land disposal project has been allocated to the Strategic Asset Reserve.

The feasibility of converting some of the City's freehold drainage sites into developable land has also been examined as part of the project, as has the concessional acquisition of Crown land sites.

Project Background

Table 1 below information concerning the 12 City freehold properties that have been sold. Those properties developed have also increased the City's rates revenue stream.

Table 2 details five Crown land sites where optimisation investigations could result in significant City and community benefits. With concessional Crown land acquisitions, the DPLH requires evidence of community support, and therefore, community consultation is an important part of the process.

On assessing the progress of the investigations, Council decides if a proposal should proceed to community consultation.

Table 1

Property	Date Sold	Sale Price	Development
Lot 200 (18) Quilter Drive, Duncraig.	March 2013	\$ 1,350,000	Six units have been developed.
Lot 766 (167) Dampier Avenue, Kallaroo.	March 2013	\$ 1,055,000	Six units have been developed.

Lot 147 (25) Millport Drive, Warwick.	March 2013	\$ 1,340,000	Not yet developed.
Lot 613 (11) Pacific Way, Beldon.	March 2013	\$ 700,000	Six units have been developed.
Lot 671 (178) Camberwarra Drive, Craigie.	March 2013	\$ 828,000	Six units have been developed.
Part Lot 702 (11) Moolanda Boulevard, Kingsley.	August 2015	\$ 1,050,000	Twelve independent living units have been developed.
Lot 745 (103) Caridean Street, Heathridge.	December 2015	\$ 874,000	Seven units have been developed.
Lot 23 (77) Gibson Avenue, Padbury	December 2016	\$ 1,800,000	Not yet developed.
Lot 900 (57) Marri Road, Duncraig	July 2017	\$ 1,030,000	Not yet developed.
Lot 1001 (14) Camberwarra Drive, Craigie	December 2017	\$ 990,000	Eight units have been developed.
Lot 2 (20) Kanangra Crescent, Greenwood	May 2019	\$ 1,225,000	Twelve units have been developed.
Lot 803 (15) Burlos Court, Joondalup	October 2020	\$ 1,675,000	A development application for 16 units is being assessed.
TOTAL		\$13,917,000	

Table 2

Property	Description	Current Status
Reserve 48922, Lot 2277 (15) Selkirk Drive, Kinross (Lot 2277) Attachment 2 refers	The City has management of Lot 2277 (15) Selkirk Drive, Kinross, a vacant 5,000m ² Crown land community purpose site. Concessional acquisition of the site from State Government could potentially optimise its benefits to the City and the local community making investigations worthwhile.	A business case seeking the in-principle support for the concessional acquisition of Lot 2277 was submitted to the Department of Planning Lands and Heritage (DPLH). The DPLH requested additional information, which will require a further internal referral process by the City before being provided. Advice from the DPLH was that, should the community and Council support the acquisition, any alternative land use is required to meet State Government objectives.
Reserve 46865, Lot 14564 (5) Ascot Way, Currambine (Lot 14564) Attachment 3 refers	The City has management of Lot 14564 (5) Ascot Way, Currambine, a vacant 5,106m ² community purpose site. Concessional acquisition of the site from State Government could potentially optimise its benefits to the City and the local community making investigations worthwhile.	The same process will be required as detailed for Lot 2277 above. Prior to developing an application for the concessional acquisition of this site, the feedback received from the DPLH concerning Lot 2277 needs to be considered.
Works Operation Centre Reserve 28971, Lot 8278, (922L) Ocean Reef Road, Craigie (Lot 8278)	The City currently leases 2.72 hectares of Crown land from the Water Corporation within Lot 8278 for its Works Operation Centre. This site is likely to be required by the City for the foreseeable future.	Should the City exercise its lease term options under the lease, the expiry date would be 2037. A strategy is being considered on the best course of action to seek alternative

Attachment 4 refers	Alternative tenure options have been explored that minimise the City continuing the payment of substantial lease fees.	tenure arrangements for the Works Operation Centre.
Lot 792 (59) Gradient Way, Beldon (Lot 792) Attachment 5 refers	Lot 792 (59) Gradient Way, Beldon is a 1033m ² City-owned drainage site. The adjoining commercial property owners have indicated their interest in purchasing the site. An additional positive outcome to the potential disposal of Lot 792 is a review of the overall traffic flow for the shopping centre and the City's car park within Beldon Park.	Ongoing discussions and an October 2021 site meeting with representatives from the City and the adjoining property owners resulted in amended concept plans being expected for the City's comment.
Lot 810 (109) Poseidon Road, Heathridge (Lot 810) Attachment 6 refers	Lot 810 (109) Poseidon Road, Heathridge is a City-owned 1202.04m ² drainage site. The feasibility of transferring the drainage function into the adjacent Larkspur Park is being examined. The successful transfer of the drainage function would allow the site to be considered for residential development. Lot 810 is within Housing Opportunity Area 9, which has a density code of R20/R30.	Rainfall data has been collected over the winter period to assist with the design process of the new drainage site.

CURRENT STATUS

There is a separate Elected Member Briefing Paper on the pending disposal of Lot 12223 (12) Blackwattle Drive, Padbury (Lot 12223). Lot 12223 was a successfully acquired Crown land acquisition from State Government by the City.

The City's Social Needs Analysis outcome will be required before further progress is considered on investigating the potential acquisition of Reserve 48922, Lot 2277 (15) Selkirk Drive, Kinross and Reserve 46865, Lot 14564 (5) Ascot Way, Currambine.

A review, with optimisation being the focus, of the City's freehold and Crown land portfolios has the potential to identify other opportunities.

Resource allocation for the projects and potential opportunities detailed against the City's other major project priorities requires assessment.

ATTACHMENT 1 – 11 Moolanda Boulevard, Kingsley – Before and After images



Moolanda Boulevard, Kingsley

Before

After



Moolanda Boulevard, Kingsley

Before

After

ATTACHMENT 2 – Location plan of Lot 2277 Selkirk Drive, Kinross



 <p>90 Boas Ave, Joondalup WA 8027 PO Box 21, Joondalup WA 6919 Ph: 08 9400 4000 Fax: 08 9300 1583 info@joondalup.wa.gov.au www.joondalup.wa.gov.au</p>		<p>Scale(A4):1:2311</p>	<p>Lot 2277 (15) Selkirk Drive, Kinross (Reserve 48922)</p>
		<p>Date: 28/10/2019</p>	
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ATTACHMENT 3 - Location Plan of Lot 14564 Ascot Way Currambine



 <p>90 Boax Ave, Joondalup WA 6027 PO Box 21, Joondalup WA 6919 Ph: 08 9400 4000 Fax: 08 9300 1383 info@joondalup.wa.gov.au www.joondalup.wa.gov.au</p>		Scale(A4):1:1000	<p>Lot 14564 (5) Ascot Way, Currambine (Reserve 46865)</p>
		Date: 18/02/2020	
<p><small>DISCLAIMER: While every care is taken to ensure the accuracy of this data, the City of Joondalup makes no representations or warranties about its accuracy, completeness or suitability for any particular purpose and disclaims all liability for all expenses, losses, damages and costs which you might incur as a result of the data being inaccurate or incomplete in any way and for any reason.</small></p>			

ATTACHMENT 4 – Location plan of Works Operation Centre



 <p>90 Bosc Ave., Joondalup WA 6027 PO Box 21, Joondalup WA 6919 Ph: 08 9400 4000 Fax: 08 9300 1383 info@joondalup.wa.gov.au www.joondalup.wa.gov.au</p>		<p>Scale(A4): 1:18056</p>	<p>Works Operation Centre on Reserve 28971, Lot 8278, (922L) Ocean Reef Road, Craigie</p>
		<p>Date: 25/02/2020</p>	
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ATTACHMENT 5 – Location Plan of Gradient Way Drainage Site



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 www.joondalup.wa.gov.au



Scale(A4):1:2257

Date: 18/11/2021

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**Drainage Site
 Lot 792 (59) Gradient
 Way, Beldon**

ATTACHMENT 6 – Location Plan of Poseidon Road Drainage



<p>90 Boas Ave, Joondalup WA 6027 PO Box 21, Joondalup WA 6019 Ph: 08 9400 4000 Fac: 08 9300 1383 Info@joondalup.wa.gov.au www.joondalup.wa.gov.au</p>		Scale(A4):1:2000	<p>Drainage Site Lot 810 (109) Poseidon Road, Heathridge</p>
		Date: 18/11/2021	
<p><small>DISCLAIMER: While every care is taken to ensure the accuracy of this data, the City of Joondalup makes no representations or warranties about its accuracy, completeness or suitability for any particular purpose and disclaims all liability for all expenses, losses, damages and costs which you might incur as a result of the data being inaccurate or incomplete in any way and for any reason.</small></p>			

**BRIEFING NOTE****DATE:** 29 NOVEMBER 2021**PROPOSED DISPOSAL OF LOT 12223 (12) BLACKWATTLE PARADE, PADBURY****RESPONSIBLE DIRECTOR:** Director Corporate Services**ATTACHMENT:** Attachment 1 – Location Plan**BACKGROUND****Project Description**

Lot 12223 (12) Blackwattle Parade, Padbury (Lot 12223) is a former Crown land community purpose site purchased in freehold by the City from the Department of Planning Lands and Heritage (DPLH) at a concessional rate. Lot 12223 has been rezoned to 'Commercial' and is ready for disposal. Attachment 1 refers.

The driver for the City's acquisition of Lot 12223 was related to petitions tabled during 2011 by Hepburn Heights' residents who detailed concerns about parking, traffic, and pedestrian issues since the opening of a local early learning centre.

Petitioners stated that a long-term strategy to alleviate the traffic issues would be the City's concessional acquisition of Lot 12223. Once it was owned in freehold by the City, rezoning and disposal of the site would provide the proceeds to install traffic lights at the Walter Padbury Boulevard and Hepburn Avenue Padbury intersection.

As part of its support for the City's acquisition of the site, DPLH Planning original conditions were that the sale proceeds are to be allocated to a specific reserve account for community projects in the vicinity of Lot 12223. The projects must align with the definition of 'Community Purposes' under the City's Local Planning Scheme No. 3.

Project Background

In addition to the request via the petitions received, during the community consultation process concerning the proposed acquisition of Lot 12223, the local community supported using the proceeds on the installation of traffic lights.

Main Roads WA does not support the installation of traffic lights at the Walter Padbury Boulevard and Hepburn Avenue Padbury intersection, and Main Roads WA's support is necessary.

Notwithstanding Main Roads WA advice, at the time, the DPLH Planning stated as part of its conditional support to the acquisition that the future sales proceeds from the disposal of Lot 12223 cannot be spent on installing traffic lights as it does not qualify under the definition of "Community Purpose."

The City agreed that the funds from the future sale of Lot 12223 will be allocated to a specific reserve account for community projects in the vicinity of Lot 12223. The funds from this reserve will not be expended without DPLH's approval in the first place.

CURRENT STATUS AND CHANGE OF CONDITIONS

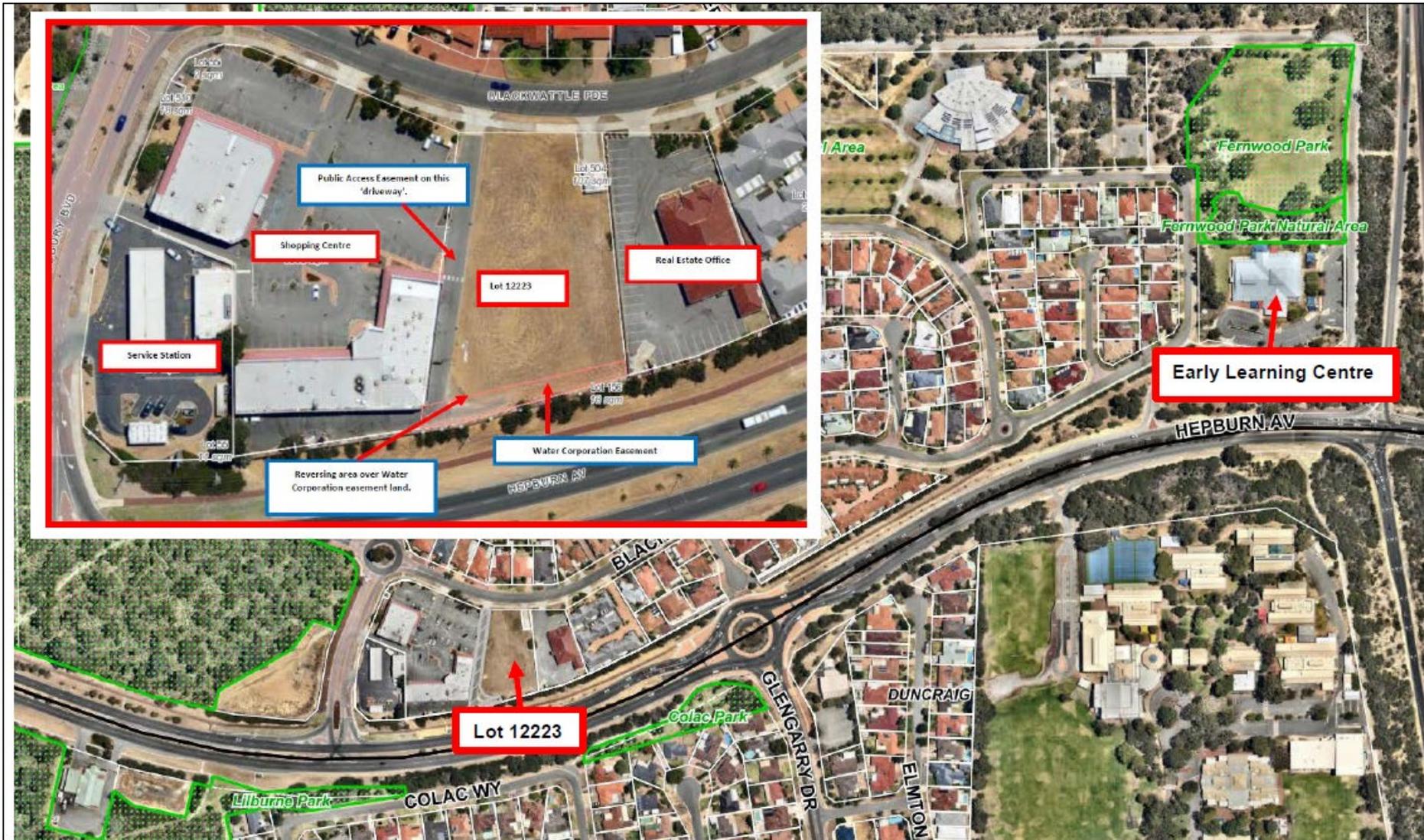
Council has supported (CJ107-07/21 refers) a two-stage land disposal process for Lot 12223 commencing with calling for Expressions of Interest (EOI) as the first stage. Should there be a successful EOI submission, stage

two would be the City's compliance with the private treaty land disposal provisions under the relevant section of the Local Government Act 1995.

At its meeting held on 20 July 2021 (CJ107-07/21 refers), Council supported a two-stage land disposal process subject to first receiving clarity from DPLH Planning on the use of the proceeds from the sale of Lot 12223 and the scope of the proximity in which those proceeds can be spent.

In October 2021, in response to the City's request for clarity concerning its original advice, DPLH Planning confirmed that the use of the proceeds of the sale could now be utilised for parking traffic and pedestrian issues in the area.

The implications of this updated advice now need to be further examined by the City.



ATTACHMENT 1 – Location Plan of Blackwattle Parade



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**Location Plan –
Lot 12223 (12) Blackwattle
Parade, Padbury**

10/09/2021
1:4514



**BRIEFING NOTE****DATE:** 29 NOVEMBER 2021**JINAN GARDEN****RESPONSIBLE****DIRECTOR:** DIRECTOR GOVERNANCE & STRATEGY**ATTACHMENT:** Attachment 1 – Location and Concept Plans**BACKGROUND**

The City of Joondalup has a Sister City Relationship with the City of Jinan. The signing of a Memorandum of Understanding which was endorsed by Council at its meeting held on 25 July 2000 (CJ183-07/00 refers) marked the commencement of the relationship. In 2004, both Cities signed an official protocol agreement formalising the Sister City Relations between the two Cities (CJ007-02/04 refers).

One of the key achievements resulting from the relationship was the plan to construct Sister City gardens. In 2009 the City of Joondalup engaged Plan-E Landscaping Consultants to develop a concept for a Sister City 'Joondalup Garden' to be established in Jinan, as part of the 7th China International Garden and Flower Expo. The garden was completed and opened in late September 2009.

At its meeting held on 14 December 2010 (CJ217-12/10 refers), Council agreed to incorporate the Jinan Garden in the design of the proposed Joondalup Performing Arts and Cultural Facility (JPACF). In April 2012 the City engaged the services of landscape architect consultants Plan E for the purpose of a review of the Jinan Gardens design that was gifted to the City by the Jinan Municipal People's Government.

A Business Case for the JPACF project was developed which included details and costings for the Jinan Garden, to be constructed in Central Park adjacent to the JPACF site. Community consultation on the Business Case was undertaken over a 42 day period from 16 February 2017 to 30 March 2017. The results of the community consultation process were detailed in a report considered by Council at its meeting held on 27 June 2017 (CJ101-06/17 refers). Council decided not to proceed with the design development phase of the JPACF project and consequently the Jinan Garden project was temporarily placed on hold while a review of the JPACF project was undertaken.

From 23 March to 30 March 2019, a delegation from Joondalup visited Jinan resulting in part in the signing of a new three year cooperation and exchange plan. The renewed three year plan identifies the key projects for delivery over the next three years and includes the progression of the Jinan Garden Project.

At its meeting held on 21 May 2019 (CJ066-05/19 refers), Council resolved in part to support the development of the Jinan Garden as a standalone project. Council also resolved to list for consideration \$2.15 million for the planning and development of the Jinan Garden in 2019-20 and 2020-21 of the City's Five Year Capital Works Program, as follows:

- “3 *SUPPORTS the development of the Jinan Garden, as a significant stand-alone piece of cultural infrastructure, separate from the Joondalup Performing Arts and Cultural Facility;*
- 4 *LISTS FOR CONSIDERATION in the City's Five Year Capital Works Program \$260,000 in 2019-20 and \$1.89 million in 2020-21, for the planning and development of the Jinan Garden and REDUCES the capital expenditure within the 20 Year Strategic Financial Plan for the Joondalup Performing Arts and Cultural Facility by \$2.15 million;*
- 5 *SUPPORTS the proposed location for the Jinan Garden as detailed in Attachment 2 to this report, subject to further site investigations and approvals as required;*
- 6 *NOTES that the Chief Executive Officer will present further status reports on the Jinan Garden and JPACF projects to the Major Projects and Finance Committee at a later date”.*

At its meeting held on 25 June 2019 (CJ079-06/19 refers), Council received a report providing an overview of the highlights and outcomes of the visit made by the City of Joondalup delegation to Jinan in March 2019. Also at that meeting Council resolved to adopt the *Five Year Capital Works Program*, including the Jinan Garden Project.

On 9 September 2019 the Major Projects and Finance Committee noted a report on the progress on the project, including details on the preparation of project management documentation, liaison with North Metro TAFE and the procurement of a landscape architect consultant.

At its meeting held on 18 February 2020 (C04-02/20 refers), Council received a petition requesting that Council reconsider and rescind their decision to spend \$2.15 million on the Jinan Garden and instead, redeploy the funds for community gardens across the City of Joondalup. A report on the petition will be presented to Council once the City has considered Council's request for a further report on alternative options for the use of the funds assigned to the Jinan Garden Project in the *Performing Arts and Cultural Facility Reserve* as part of the 2020-21 half year budget review.

On 9 March 2020 the Major Projects and Finance Committee noted a status report (Item 7 refers) on the Jinan Garden project. The report informed the committee on the actions undertaken on the project to date including ongoing liaison with North Metro TAFE regarding their involvement with the project and engagement of Landscape Architects Plan E to assist the City with the design and implementation of the garden.

CURRENT STATUS

At its meeting held on 19 May 2020 (CJ065-05/20 refers) Council resolved as follows:

1. *DEFERS progressing the Jinan Garden project further at this time;*
2. *REQUESTS that a further report be submitted to Council to enable alternative options for the use of the funds assigned to this project and incorporated within the Performing Arts and Cultural Facility Reserve to be considered for alternative purposes as part of the 2020-21 half year budget review”.*

With respect to Part 2 of the Council resolution above, at its meeting held on 16 February 2021 Council considered a report on the Mid-Year Review of the Annual Budget for the 2020-21 Financial Year (CJ020-02/21 refers) and resolved in part as follows:

- “7 *NOTES that the funds referred to in Council Resolution of 19 May 2020 (CJ065-05/20 refers) for the Jinan Garden Project are contained within the Joondalup Performing Arts and Cultural Facility Reserve and no action will be taken on this project until 2023-24”.*

No further actions have taken place on this project since the Council decision of 19 May 2020. Further Council direction would be required for the project to recommence.

ATTACHMENT 1 – LOCATION AND CONCEPT PLANS





**BRIEFING NOTE****DATE:** 29 NOVEMBER 2021**SORRENTO SURF LIFE SAVING CLUB****RESPONSIBLE****DIRECTOR:** Director Corporate Services**BACKGROUND**

The Sorrento Surf Lifesaving Club (SSLSC) currently has over 1,850 members and is a dedicated volunteer organisation providing services to the community including beach patrols (at Sorrento Beach and Hillarys Boat Harbour), lifesaving services, surf skills training and competition, beach safety education and first aid. The clubrooms, which are leased to the SSLSC, are located on West Coast Drive, Sorrento (south of Hillarys Boat Harbour).

The SSLSC was formed in 1958, with the first clubroom being constructed in 1960 south of the present clubrooms. With the northern suburbs expanding, the club's membership increased and in 1978 an extension to the clubroom was built to stand alongside the original clubroom. In 1993, the clubroom was further expanded and renovated, and in 1995 the courtyard was added to the northern end of the building.

In 2016, the City and the State Government installed a beach enclosure at Sorrento Beach to provide a safer swimming environment for the public and surf lifesaving club events. Also, in 2016, there was an additional 75 car parking bays added to the north-west and south-west car parking areas. The beach enclosure has recently been removed.

There are several ongoing issues with the existing site and facility including the following:

- Access to the bin storage area.
- Sand drifts.
- Flooding.
- Stormwater drainage.
- Drain blockages.
- Sewer.
- Grease trap.
- Insufficient ventilation.

The club also has challenges with the existing facility size, layout, and location. At its meeting on 16 July 2019 (CJ091-07/19 refers), Council considered a report which provided details on options for either the redevelopment or refurbishment of the clubrooms, as prepared by the SSLSC. The proposal included a business case submitted by the club detailing a number of designs, which offered various solutions to addressing the issues faced with the existing facility. These options ranged between \$4 million and \$12 million; from a refurbishment of the existing facility to a demolition of the existing facility and redevelopment.

Following consideration of the options presented and advice from the club that it was no longer able to commit funds on the preliminary works of the project, the Council agreed to undertake preliminary concept designs and indicative costings.

The State Government has committed a grant of \$8 million to the project.

CURRENT STATUS

At its meeting held on 20 April 2021 (CJ050-04/21refers) Council considered a report on the proposed redevelopment of the Sorrento Surf Club and resolved as follows:

“REQUESTS the Chief Executive Officer to prepare a detailed business case evaluating redevelopment options of the Sorrento Surf Lifesaving Club, with the business case to include:

- 1. a retail need assessment;*
- 2. social and economic return on investment analysis;*
- 3. coastal hazard risk management assessment.”*

The City is currently progressing this project in line with Council direction.

BRIEFING NOTE**DATE:** 29 NOVEMBER 2021**MULTI STOREY CAR PARK 104 MCLARTY AVENUE****RESPONSIBLE****DIRECTOR:** Director Corporate Services**ATTACHMENT:** Attachment 1 – Location Plan**BACKGROUND**

The City's Strategic Community Plan (Joondalup 2022) includes a strategic initiative to "Pursue the construction of multi-storey car park facilities within the Joondalup City Centre to facilitate greater accessibility."

The outcomes of this project are to:

- ensure that the City Centre has adequate parking to support businesses and attract
- visitors, taking account of current and future trends
- plan for the future
- users - safe to use, accessible and is perceived to provide value for money
- financially viable
- capable of multiple uses.

A review of the City's only MSCP, the Reid Promenade Car Park (RPCP), has been completed in support of Report CJ175-11/20. The RPCP is regarded as a successful project, both in terms of the planning and its operation. The facility is now heavily utilised and is now paying for itself. Most importantly the facility has helped to stimulate economic growth as it allows for commuters to Joondalup to securely leave their vehicle in an affordable facility. As the RPCP is just about at maximum capacity this raises the obvious question of whether the City should build another MSCP. A second MSCP could stimulate economic growth and demonstrate to businesses and users that Joondalup can be relied upon for accessible parking, however there is a risk that if built before demand warrants it, there could be significant costs.

The demand for parking and need for a second MSCP is strong because of the projected increase in population in the north-west region and projected increase in jobs. There are some key developments in the City Centre which will cause an increased demand for parking (such as Prime West second building, Arthouse, Department of Housing "Connect"). The growth indicates that a second MSCP should be planned and constructed within the short to medium term so that the City can play its part in supporting economic growth by ensuring an adequate supply of parking.

The risk with car parking in the long-term is the potential impact of disruptive technologies because this could reduce the demand and therefore result in a facility which operates at a loss. The City could potentially build a second MSCP which is future-proofed and can be converted if demand reduces however more research in this area is required. The site at 104 McLarty Avenue (Car Park P2) is the optimum site for a second MSCP because of its size, access and proximity to existing key development and other imminent developments. The site has outstanding potential to help support economic growth in the City Centre.

A high-level financial evaluation has been prepared which assumes two floors of commercial space that would be rented out. A further option has been created with two floors of residential and then a further option which has a cost for future-proofing the car parking areas (for conversion to commercial or residential at a later stage). The initial analysis has indicated that at least 75% utilisation of the car parking would be necessary to achieve a return on investment the same, or better, than the surpluses achieved at the existing on-grade site. However, the option to future proof the facility may not provide a return on investment with any scenario of utilisation because a future-proofed facility may cost 33% more to build (higher ceilings, stronger columns, provision for services and the like). The estimated additional cost of 33% for future proofing is based on desktop research,

informal discussions with suppliers and the parking industry. This assumption will need to be substantiated further as part of the next stage with concept designs.

CURRENT STATUS

At its meeting held on 17 November 2020 Council considered a report on feasibility review of constructing a second Multi-Storey Car Park (CJ175-11/20 refers) and resolved as follows:

1. *NOTES the feasibility for the City to construct a second multi-storey car park as detailed in Report CJ175-11/20;*
2. *REQUESTS the Chief Executive Officer prepare concept plans for a second multi-storey car park, which considers and addresses the incorporation of commercial uses within the site and elements that future proof the overall development.*

The City is continuing to plan for a second MSCP and undertaking further research and actions to mitigate risks before committing. These actions include the following:

1. Concept design for multi-purpose MSCP and a future-proofed MSCP to be prepared, including an Opinion of Probable Cost. The concept plans will be presented to a future strategy session.
2. Disruptive technologies – continue to assess the developments and potential impacts on car ownership and demand for car parking.
3. Other car park operators and local governments – research how they are planning for the impact of disruptive technologies.
4. Existing car bays in Joondalup – the City should maintain a register of existing car bays based on new developments and changes.
5. Update feasibility report.

ATTACHMENT 1 - Location plan – 104 McLarty Avenue JOONDALUP



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Scale(A4):1:2000

Date: 18/11/2021

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Major Projects & Finance Committee - Capital Works Project Report - Financial Year 2021/2022

Version Control : 15-Nov-2021 - 12:57:45

Budget YTD for Period 4 - Project Status to 15-Nov-2021 - 12:57:45

Trim Reference : 56593

PDP Parks Development Program

Project Code	Project Description	Adopted Budget Amount FY	Adopted Budget Amount YTD	Project Actuals	Proposed Construction Date	Proposed Construction Completion Date	% Construction Complete	Construction Status	Comment	Completion Date	Project Stage
PDP2222	Ocean Reef Park LMP DESIGN	50,000	0	3,034			0		Multi-Year Project		Design Phase
PDP2252	Tree Planting Program	150,000	70,000	29,622	5/07/2021	30/06/2022	10				Works in Progress
PDP2271	Irrigation Renewals	50,000	12,500	0	5/07/2021	30/06/2022	0				Works Phased
PDP2272	Heritage Precinct Development	109,256	4,000	0			0		Multi-Year Project		Investigation Phase
PDP2279	Churton Park Irrigation Upgrades	53,970	5,220	5,220	27/07/2020	31/12/2021	90				Works in Progress
PDP2282	Dog Exercise Park Development	246,384	0	0	7/10/2021	14/12/2022	0		Multi-Year Project		Consultation Phase
PDP2295	Illawong Park Irrigation Renewals	25,867	142	426	3/08/2020	31/12/2021	90				Works in Progress
PDP2301	Wallangarra Park Irrigation Renewals	10,736	340	8,705	3/08/2020	31/12/2021	100		Actual Completion	29/10/2021	Works Completed
PDP2308	Wolinski Park Cabinet Renewal	18,457	1,563	1,777	2/11/2020	31/12/2021	90				Works in Progress
PDP2310	Neil Hawkins Regional Park DESIGN	50,000	15,000	0			0		Multi-Year Project		Works Phased
PDP2313	Granadilla Park Cabinet Renewal	10,044	1,812	2,877	7/09/2020	31/12/2021	100		Actual Completion	27/10/2021	Works Completed
PDP2319	Carina Park Landscaping Improvements	24,103	2,559	3,096	6/04/2021	31/12/2021	20				Works in Progress
PDP2322	McCubbin Pk Irrigation Renewals	33,200	0	0	1/06/2022	30/06/2022	0				Investigation Phase
PDP2327	Stanford Park Cabinet Renewal	4,000	1,030	1,173	4/01/2021	31/12/2021	90				Works in Progress
PDP2328	Fenton Park Cabinet Renewal	12,360	9,715	10,035	3/08/2020	31/12/2021	100		Actual Completion	2/11/2021	Works Completed
PDP2330	Simpson Park Cabinet Renewal	20,119	17,376	17,803	5/04/2021	31/12/2021	90				Works in Progress
PDP2332	Noal Gannon Park Cabinet Renewal	5,144	924	1,066	1/02/2021	31/12/2021	90				Works in Progress
PDP2336	Fencing of Playspaces	75,000	30,000	0	1/07/2021	30/06/2022	0				Quotation Phase
PDP2338	Poseidon Park Revitalisation	115,000	0	0	1/05/2021	14/08/2021	100		Actual Completion	30/06/2021	Works Completed
PDP2341	Newcombe Park Amenity Improvement	300,000	0	66,546	1/07/2021	30/11/2021	80				Works in Progress
PDP2342	Charonia Park Irrigation Network	330,000	60,000	9,562	16/08/2021	18/02/2022	10				Works in Progress
PDP2343	Ocean Gate Bore Renewal	85,000	0	3,233	1/11/2021	31/05/2022	5				Works in Progress
PDP2344	Glengarry Park Irrigation Network	240,000	0	3,594	1/03/2022	31/05/2022	0				Design Phase
PDP2346	Sorrento Foreshore Irrigation Cabinet	22,000	22,000	13,393	2/08/2021	30/09/2021	100		Actual Completion	28/09/2021	Works Completed
PDP2347	Caledonia Park Irrigation Cabinet	30,000	30,000	24,898	2/08/2021	30/09/2021	100		Actual Completion	29/09/2021	Works Completed
PDP2350	Sorrento Bowling Synthetic Turf	464,244	5,000	3,445	1/04/2022	30/06/2022	0				Works Phased
PDP2351	Clifford Coleman Amenity Upgrades	50,000	0	536	1/10/2022	30/11/2022	0		Multi-Year Project		Concept Design
PDP2353	Santa Monica Bore Renewal	85,000	0	3,047	1/03/2022	30/06/2022	0				Works Phased
PDP2354	Killen/Sycamore Amenity Upgrades DESIGN	25,000	9,000	4,717	7/09/2022	2/11/2022	0		Multi-Year Project		Consultation Phase
PDP2355	Padbury N/E Cluster Pk Revitalise	10,000	7,000	9,855			0		Multi-Year Project		Design Phase
Program Totals:		2,704,884	305,181	227,659							

FNM Foreshore & Natural Areas Management Program

Project Code	Project Description	Adopted Budget Amount FY	Adopted Budget Amount YTD	Project Actuals	Proposed Construction Date	Proposed Construction Completion Date	% Construction Complete	Construction Status	Comment	Completion Date	Project Stage
FNM2059	Bushland Reserve Fencing Renewal Program	20,000	20,000	23,065	1/09/2021	30/06/2022	100				Works in Progress
FNM2084	Warwick OS Bushland Path Renewals	100,000	0	2,548	25/10/2021	10/12/2021	50				Works in Progress
FNM2097	Duncraig Library Bushland Fencing	15,000	15,000	15,332	10/09/2021	30/09/2021	100		Actual Completion	27/08/2021	Works Completed
Program Totals:		135,000	35,000	40,944							

PEP Parks Equipment Program

Project Code	Project Description	Adopted Budget Amount FY	Adopted Budget Amount YTD	Project Actuals	Proposed Construction Date	Proposed Construction Completion Date	% Construction Complete	Construction Status	Comment	Completion Date	Project Stage
PEP2010	Playspace Program DESIGN	101,000	0	4,479			0				Design Phase
PEP2044	Universal Access Paths Program	104,000	29,000	0	1/10/2020	30/06/2022	94				Works in Progress
PEP2075	Pks Asset Replacement / Renewal	60,000	40,000	597	13/09/2021	18/06/2022	0				Works Programed
PEP2245	Regents Park Playspace Renewal	120,900	9,000	3,638	14/04/2022	14/06/2022	0				Quotation Phase
PEP2517	Tennis Court Resurfacing Program	60,000	0	0	4/10/2021	29/04/2022	0				Quotation Phase
PEP2527	Huntingdale Park Playspace Renewal	150,900	54,000	21,752	21/10/2021	21/12/2021	0				Works in Progress
PEP2586	Coolibah Park Playspace Renewal	74,400	8,500	1,416	1/03/2022	1/05/2022	0				Quotation Phase
PEP2588	Finney Park Playspace Renewal	120,900	5,000	6,777	15/03/2022	16/05/2022	0				Design Phase
PEP2619	Bollard And Fencing Renewal Program	25,000	0	25,639	4/10/2021	24/12/2021	100		Actual Completion	25/10/2021	Works Completed
PEP2629	Cricket Infrastructure Renewal City Wide	50,000	0	1,032	1/09/2021	15/11/2021	50		Expected Completion	30/11/2021	Works in Progress
PEP2635	Wentworth Park Playspace Renewal	120,900	3,000	2,887	14/05/2022	30/06/2022	0				Design Phase
PEP2638	Park Seating Renewal City Wide	20,000	0	1,964	18/10/2021	18/12/2021	0				Works Programed
PEP2644	Park Vehicle Entry Renewal City Wide	30,000	0	2,617	28/02/2022	23/05/2022	10				Works in Progress
PEP2653	Newcombe Park Playspace Renewal	89,905	72,503	89,044	7/05/2021	31/08/2021	100		Actual Completion	29/10/2021	Works Completed
PEP2707	Whitfords Nodes Pk Health & Wellbeing Hu	578,188	20,000	11,930	7/09/2019	31/12/2021	85		Expected Completion	28/02/2022	Design Phase
PEP2717	Braden Park Playspace Renewal	129,737	49,954	69,710	1/02/2021	31/08/2021	100		Actual Completion	17/09/2021	Works Completed
PEP2720	Chelsea Park Playspace Renewal	120,900	7,000	10,220	1/02/2022	1/04/2022	50				Works in Progress
PEP2742	Kiernan Park Playspace Renewal	120,900	55,000	6,997	1/02/2022	31/03/2022	0				Works Programed
PEP2744	Chelsford Park Playspace Renewal	120,900	9,000	10,327	1/03/2022	1/05/2022	0				Design Phase
PEP2757	Kingsley Park Playspace Renewal	120,900	55,000	1,210	14/01/2022	14/03/2022	0				Works Programed
PEP2758	Simpson Park Playspace Renewal	120,900	54,000	49,189	21/09/2021	21/11/2021	100		Actual Completion	1/11/2021	Works Completed
PEP2776	Shade Sail Program	103,863	23,167	24,008	1/03/2021	14/04/2022	20				Works in Progress
PEP2787	Basketball Pad Replacement Program	50,000	0	3,553	4/10/2021	3/12/2021	5				Works in Progress
PEP2792	Pinnaroo Point Playspace Renewal	22,165	22,165	23,355	21/04/2021	20/08/2021	100		Actual Completion	17/08/2021	Works Completed
PEP2799	Leichhardt Park Playspace Renewal	120,900	55,000	2,793	1/05/2022	30/06/2022	0				Design Phase
PEP2832	Santiago Park Cricket Renewal	15,000	15,000	11,972	5/04/2021	30/09/2021	100		Actual Completion	8/10/2021	Works Completed
PEP2846	Health & Wellbeing Hub Park Warrior	200,000	122,000	111,091	9/08/2021	30/10/2021	100		Actual Completion	22/10/2021	Works Completed
PEP2853	BMX Track Upgrades	210,000	0	400	13/09/2021	18/06/2022	0				Investigation Phase
PEP2857	Gibson Park Drinking Fountain	15,000	0	1,085	1/06/2022	30/06/2022	0				Works Phased
PEP2858	Macaulay Park Playspace combo unit	40,000	0	1,488	14/05/2022	30/06/2022	0				Quotation Phase
PEP2860	Barridale Park additional Cricket Nets	30,000	0	0	1/04/2022	31/05/2022	0				Works Phased
PEP2861	Windermere Pk cricket nets & Lighting	80,000	0	0	1/04/2022	31/05/2022	0				Works Phased
Program Totals:		3,327,258	708,289	501,167							

SSE Streetscape Enhancement Program

Project Code	Project Description	Adopted Budget Amount FY	Adopted Budget Amount YTD	Project Actuals	Proposed Construction Date	Proposed Construction Completion Date	% Construction Complete	Construction Status	Comment	Completion Date	Project Stage
SSE2055	Streetscape Renewal Program	491,032	10,000	3,040	14/04/2021	30/06/2022	0				Design Phase
SSE2056	City Centre Streetscape Renewal Program	515,617	19,000	5,211	1/05/2022	30/06/2022	0				Quotation Phase
SSE2057	Leafy City Program	677,062	320,000	32,873	1/07/2017	30/06/2022	2		Multi-Year Project		Works in Progress
SSE2058	Whitfords Avenue Streetscape Upgrades	265,258	0	6,055	1/09/2021	24/12/2021	0		Expected Completion	30/06/2022	Project Under Review
SSE2059	Joondalup Drive Streetscape Upgrades	300,000	10,000	1,842	1/05/2022	30/06/2022	0				Design Phase
Program Totals:		2,248,969	359,000	49,020							

LTM Local Traffic Management Program

Project Code	Project Description	Adopted Budget Amount FY	Adopted Budget Amount YTD	Project Actuals	Proposed Construction Date	Proposed Construction Completion Date	% Construction Complete	Construction Status	Comment	Completion Date	Project Stage
LTM2003	Bus Shelter/Stops Program	35,000	0	25,175	1/06/2022	30/06/2022	72				Works in Progress
LTM2126	Electra Street Intersection Treatment	130,000	0	1,408	28/03/2022	20/05/2022	0				Design Phase
LTM2132	Minor Road Safety Improvements	50,000	0	3,004	1/06/2022	30/06/2022	0				Works Phased
LTM2153	Boas/McLarty Intersection Upgrade Design	489,176	0	0	23/08/2022	23/12/2022	0		Multi-Year Project		Investigation Phase
LTM2166	Gwendoline Drive Median Upgrade	25,000	4,000	1,021	27/06/2022	16/09/2022	0		Multi-Year Project		Design Phase
LTM2174	Selkirk Drv - Connolly Drv to Inez Pass	235,000	2,000	0	4/04/2022	27/05/2022	0				Design Phase
LTM2177	Grand Boulevard Bus Lanes DESIGN	25,000	0	0			0		Multi-Year Project		Investigation Phase
LTM2179	Endeavour/Cook/Kebble Pedestrian Upgrade	133,666	133,666	132,765	6/04/2021	31/08/2021	100		Actual Completion	6/09/2021	Works Completed
LTM2186	Sherington Road Splitter Island	67,881	65,000	68,811	9/08/2021	10/09/2021	100		Actual Completion	1/10/2021	Works Completed
LTM2187	Goollelal/Robertson Rd Cycleway Crossing	86,225	85,000	70,515	9/08/2021	10/09/2021	100		Actual Completion	8/10/2021	Works Completed
LTM2188	Montesorri Place/Talbot Park Traffic Tre	125,433	40,000	33,632	28/09/2021	15/10/2021	90		Expected Completion	30/11/2021	Works in Progress
LTM2190	Creaney / Kidbrooke Pedestrian Crossings	17,000	0	707	14/03/2022	8/04/2022	0				Design Phase
Program Totals:		1,419,381	329,666	337,039							

SBS Blackspot Program

Project Code	Project Description	Adopted Budget Amount FY	Adopted Budget Amount YTD	Project Actuals	Proposed Construction Date	Proposed Construction Completion Date	% Construction Complete	Construction Status	Comment	Completion Date	Project Stage
SBS2037	Marmion / McWhae Intersection Upgrade	323,306	0	0	6/09/2021	24/12/2021	0		Expected Completion	25/02/2022	Works Programed
SBS2090	Marmion Avenue and Cambria Street	261,627	0	880	18/10/2021	24/12/2021	15		Expected Completion	25/02/2022	Works in Progress
SBS2091	Marmion Ave and Coral St Intersection	486,200	8,000	1,597	7/11/2022	10/03/2023	0				Design Phase
SBS2092	Marmion Ave and Forrest Rd Intersection	269,600	8,000	1,935	27/02/2023	30/06/2023	0		Multi-Year Project		Design Phase
SBS2093	Ocean Reef Rd and Gwendoline Dr	247,600	8,000	7,371	27/06/2022	28/10/2022	0		Multi-Year Project		Design Phase
Program Totals:		1,588,333	24,000	11,783							

PFP Parking Facilities Program

Project Code	Project Description	Adopted Budget Amount FY	Adopted Budget Amount YTD	Project Actuals	Proposed Construction Date	Proposed Construction Completion Date	% Construction Complete	Construction Status	Comment	Completion Date	Project Stage
PFP2066	Pinnaroo Point Pking Improvements	698,538	100,000	3,849	7/02/2022	22/04/2022	0				Design Phase
PFP2069	Burns Beach Coastal Pking Construction	50,000	1,392	3,345	20/08/2021	30/09/2021	0		Expected Completion	30/11/2021	Quotation Phase
PFP2075	Burns Beach Road Trail Car Park Access	35,000	0	898	4/04/2022	27/05/2022	0				Works Programed
PFP2078	Readshaw Road On-Street Parking	90,000	0	3,032	11/04/2022	6/05/2022	0				Design Phase
PFP2080	Mullaloo Drive Cul-de-sac Parking Improv	98,494	0	3,962	4/10/2021	26/11/2021	0		Expected Completion	3/12/2021	Works Programed
PFP2081	Ellersdale Parking Improvements	53,885	0	53,485	4/10/2021	12/11/2021	75		Expected Completion	31/03/2022	Works in Progress
PFP2086	Windermere Park Parking Improvements	62,519	0	30,923	4/10/2021	19/11/2021	60		Expected Completion	31/03/2022	Works in Progress
PFP2095	Iluka Beach Park Carpark Reconfiguration	166,877	0	153,820	4/10/2021	26/11/2021	100		Actual Completion	20/10/2021	Works Completed
Program Totals:		1,255,313	101,392	253,315							

RDC Major Road Construction Program

Project Code	Project Description	Adopted Budget Amount FY	Adopted Budget Amount YTD	Project Actuals	Proposed Construction Date	Proposed Construction Completion Date	% Construction Complete	Construction Status	Comment	Completion Date	Project Stage
RDC2003	Bridge & Underpass Refurbishment Program	101,404	0	3,166	1/06/2021	30/06/2022	0				Works Programed
RDC2008	Major Road & Intersection Improvement Pr	50,000	0	8,102	1/06/2021	30/06/2022	0				Design Phase
RDC2020	Warwick Rd /Erindale Rd Intersect Upgrad	1,161,680	250,000	500,310	2/08/2021	24/12/2021	85		Multi-Year Project		Works in Progress
RDC2021	Whitfords Ave / Northshore Dr Roundabout	295,571	201,045	204,188	4/01/2021	31/05/2021	100		Actual Completion	30/06/2021	Works Completed
RDC2024	Shenton Avenue Upgrade DESIGN	1,300,471	100,000	17,084			0		Multi-Year Project		Design Phase
RDC2025	Whitfords Ave/Gibson Ave Int. Upgrade	826,113	0	13,516	21/03/2022	29/07/2022	0		Multi-Year Project		Design Phase
RDC2026	Whitfords Ave/Kingsley Dr Int. Upgrade	367,800	0	5,617	7/03/2022	27/05/2022	0		Multi-Year Project		Design Phase
RDC2027	Joondalup Dr/Hodges Dr Int. Upgrade	2,444,800	20,000	3,753	8/05/2023	3/11/2023	0		Multi-Year Project		Investigation Phase
RDC2028	Mullaloo Drive Retaining Wall DESIGN	10,000	0	0			0				Design Phase
Program Totals:		6,557,839	571,045	755,737							

FPN New Path Program

Project Code	Project Description	Adopted Budget Amount FY	Adopted Budget Amount YTD	Project Actuals	Proposed Construction Date	Proposed Construction Completion Date	% Construction Complete	Construction Status	Comment	Completion Date	Project Stage
FPN2011	Minor Pathway Facilities	20,000	0	441	6/12/2021	30/06/2022	39				Works in Progress
FPN2240	Burns Beach to Mindarie DUP Revegetation	512,941	27,833	81	1/07/2019	30/06/2025	85		Multi-Year Project		Works in Progress
FPN2274	Eddystone/Honeybush Pedestrian Crossing	37,934	5,389	14,108	16/08/2021	3/09/2021	100		Actual Completion	20/08/2021	Works Completed
FPN2275	Sycamore Drive - Tecoma St DESIGN	5,000	0	311			0		Multi-Year Project		Investigation Phase
FPN2278	PTA Funded Shared Paths Improvements	50,000	0	0	1/06/2022	30/06/2022	0				Works Phased
FPN2288	Caledonia Park (Eastern Side) New Path	65,000	52,419	52,419	19/07/2021	27/08/2021	100		Actual Completion	30/08/2021	Works Completed
FPN2292	Marmion Ave (Prendville to Shenton)	421,413	200,000	2,954	27/09/2021	26/11/2021	20		Expected Completion	3/12/2021	Works in Progress
FPN2298	Eddystone Avenue Shared Path DESIGN	20,000	8,000	6,770			0		Multi-Year Project		Design Phase
FPN2299	Coastal Shared Path DESIGN	40,000	8,000	311			0		Multi-Year Project		Works Phased
Program Totals:		1,172,288	301,641	77,394							

FPR Path Replacement Program

Project Code	Project Description	Adopted Budget Amount FY	Adopted Budget Amount YTD	Project Actuals	Proposed Construction Date	Proposed Construction Completion Date	% Construction Complete	Construction Status	Comment	Completion Date	Project Stage
FPR2001	Pathway Replacement Program	70,000	0	4,817	1/03/2021	30/06/2022	7				Works Phased
FPR2268	Marmion Ave - Edinburgh to Burns Beach	100,000	0	0	4/04/2022	27/05/2022	0				Investigation Phase
FPR2288	Caledonia -Sussex Way to Yorkshire Grove	40,000	36,000	28,424	26/07/2021	20/08/2021	100		Actual Completion	30/07/2021	Works Completed
FPR2289	Marmion Avenue (Delamere to Burns Beach)	469,353	200,000	4,605	27/09/2021	26/11/2021	30		Expected Completion	3/12/2021	Works in Progress
FPR2290	Lakeside Drive	22,000	0	0	25/10/2021	17/12/2021	95				Works in Progress
FPR2297	Coastal Path - West View Bvd to Marina	1,224,519	650,000	9,184	27/09/2021	26/11/2021	5		Expected Completion	28/02/2022	Works in Progress
Program Totals:		1,925,872	886,000	47,029							

SWD Stormwater Drainage Program

Project Code	Project Description	Adopted Budget Amount FY	Adopted Budget Amount YTD	Project Actuals	Proposed Construction Date	Proposed Construction Completion Date	% Construction Complete	Construction Status	Comment	Completion Date	Project Stage
SWD2001	Stormwater Drainage Upgrades	75,000	20,000	10,143	1/07/2021	30/06/2022	63				Works in Progress
SWD2211	Pipeline Rehabilitation	75,000	0	3,359	2/08/2021	30/06/2022	0				Investigation Phase
SWD2212	Macedon Place Sump Beautification	130,000	0	2,877	1/11/2021	31/12/2021	0		Expected Completion	28/02/2022	Design Phase
SWD2222	Marri Park Sump - Upgrade Outlets	30,000	12,602	16,169	1/12/2020	31/08/2021	100		Actual Completion	8/09/2021	Works Completed
SWD2223	Ballantine Road Drainage Upgrade	30,000	0	0	1/01/2022	31/03/2022	0				Works Phased
SWD2227	Stanford Park Sump Beautification DESIGN	10,000	2,000	457			0		Multi-Year Project		Investigation Phase
SWD2228	Quay Court Sump Retaining Wall Repair	385,000	1,000	651	15/12/2021	15/02/2022	0				Works Programed
SWD2230	Newcombe Park Sump Beautification	90,000	90,000	80,827	1/07/2021	1/08/2021	100		Actual Completion	30/07/2021	Works Completed
SWD2231	Sump Beautification - Minor Sites	50,000	10,000	0	1/09/2022	31/05/2022	0				Works Phased
Program Totals:		875,000	135,602	114,484							

STL Lighting Program

Project Code	Project Description	Adopted Budget Amount FY	Adopted Budget Amount YTD	Project Actuals	Proposed Construction Date	Proposed Construction Completion Date	% Construction Complete	Construction Status	Comment	Completion Date	Project Stage
STL2002	Path and Public Access Way Lighting	27,000	6,000	4,577	1/07/2021	30/06/2022	10				Works in Progress
STL2003	Joondalup City Centre Lighting	2,523,292	198,000	342,892	1/11/2017	30/06/2022	21		Multi-Year Project		Works in Progress
STL2004	Energy Efficient Lighting	30,000	10,000	4,322	1/07/2021	30/06/2022	5				Investigation Phase
STL2005	Arterial & Urban Road Street Lighting	50,000	6,000	4,845	1/07/2020	30/06/2022	17				Works in Progress
STL2051	Emerald Park Floodlighting	60,062	28,472	29,263	1/01/2021	31/08/2021	100		Actual Completion	5/08/2021	Works Completed
STL2052	Lighting Infrastructure Renewal Program	202,338	40,000	17,370	20/11/2020	30/06/2022	52				Works in Progress
STL2053	Mirror Park Skate Park Lighting	52,500	30,000	2,250	22/09/2021	30/11/2021	0		Expected Completion	31/12/2021	Quotation Phase
STL2057	Timberlane Park Floodlighting	279,059	214,799	214,996	3/05/2021	31/08/2021	100		Actual Completion	10/09/2021	Works Completed
STL2092	MacDonald Park Floodlighting Upgrade	397,583	7,500	322	10/01/2022	30/06/2022	0				Design Phase
STL2097	Neil Hawkins LED Car Park Lighting	47,710	39,570	39,570	20/05/2021	31/08/2021	100		Actual Completion	30/08/2021	Works Completed
STL2102	Greenwich Park Security Lighting	59,995	900	43,136	1/04/2021	31/08/2021	85		Expected Completion	30/11/2021	Works in Progress
STL2110	Ellersdale Park Recreational Lighting	30,000	1,000	2,507	1/04/2022	20/04/2022	0				Investigation Phase
STL2111	Candlewood Park Pathway Lighting	55,000	1,500	2,411	1/04/2022	5/05/2022	0				Investigation Phase
STL2112	Blue Mountain Drive Lighting Improvement	135,000	20,000	5,336	20/04/2022	30/05/2022	0				Quotation Phase
STL2117	Iluka LED Conversion	416,789	90,000	276,557	1/09/2021	1/11/2021	5		Expected Completion	31/03/2022	Works in Progress
STL2218	Hillarys LED Conversion	131,163	0	137,809	1/09/2021	1/11/2021	80		Expected Completion	31/03/2022	Works in Progress
Program Totals:		4,497,491	693,741	1,128,163							

RPR Road Preservation & Resurfacing Program

Project Code	Project Description	Adopted Budget Amount FY	Adopted Budget Amount YTD	Project Actuals	Proposed Construction Date	Proposed Construction Completion Date	% Construction Complete	Construction Status	Comment	Completion Date	Project Stage
RPR2004	Road Preservation & Resurfacing Program	100,000	15,000	37,697	1/07/2020	30/06/2022	26				Works in Progress
RPR2005	Parking Surfaces Renewal Program	80,000	0	0	1/10/2021	30/06/2022	100		Actual Completion	8/10/2021	Works Completed
RPR2834	Bowes Court	44,000	44,000	36,099	1/07/2021	30/09/2021	100		Actual Completion	23/09/2021	Works Completed
RPR2923	Porteous Rd - Parnell Rd to Justin Drv	140,000	46,000	0	1/10/2021	31/12/2021	0		Expected Completion	31/03/2022	Works Phased
RPR3080	Treetop Ave - Wedgewood to Lakeview	205,000	205,000	153,248	1/07/2021	30/09/2021	100		Actual Completion	3/09/2021	Works Completed
RPR3092	Erindale Rd (NB) - #380 to Warwick Rd	68,300	17,974	22,930	3/05/2021	31/12/2021	50				Works in Progress
RPR3107	Sullivan Road	32,038	7,326	7,326	1/04/2021	31/07/2021	100		Actual Completion	8/07/2021	Works Completed
RPR3109	Mahonia Place	35,280	28,307	28,307	1/04/2021	30/06/2021	100		Actual Completion	3/06/2021	Works Completed
RPR3127	Allenswood Rd (SB) - Hepburn Ave to Blac	2,500	0	0	1/10/2020	15/01/2021	100		Actual Completion	31/12/2020	Works Completed
RPR3132	Bernard Manning Drive	22,313	22,313	25,051	1/04/2021	30/06/2021	100		Actual Completion	30/06/2021	Works Completed
RPR3133	Parker Avenue	154,000	0	0	1/04/2022	30/06/2022	0				Works Phased
RPR3134	Albacore Drive	260,000	0	0	1/04/2022	30/06/2022	0				Works Phased
RPR3136	Kiah Court	30,000	30,000	28,261	1/07/2021	30/09/2021	100		Actual Completion	30/09/2021	Works Completed
RPR3138	Otway Place	79,000	79,000	20,158	1/07/2021	30/09/2021	100		Actual Completion	31/10/2021	Works Completed
RPR3143	Riviera Court	31,000	5,000	8,161	1/10/2021	31/12/2021	80				Works in Progress
RPR3150	Kempenfeldt Ave - Hawkins Ave to Martin	136,000	0	0	1/04/2022	30/06/2022	0				Works Phased
RPR3152	Haynes Road	131,000	0	215	1/04/2022	30/06/2022	0				Works Phased
RPR3153	Ballantine Rd - Ellersdale Av to Warwic	132,000	0	0	1/01/2022	31/03/2022	0				Works Phased
RPR3154	Calectasia St - Marlock Drv to Leschenau	84,000	0	323	1/01/2022	31/03/2022	0				Works Phased
RPR3155	Byrne Close	114,000	15,000	3,174	1/10/2021	31/12/2021	50				Works in Progress
RPR3157	Pinner Court	39,000	39,000	26,664	1/07/2021	30/09/2021	100		Actual Completion	29/09/2021	Works Completed
RPR3161	Littorina Ave - Admiral Grv to Janthina	148,000	148,000	42,857	1/07/2021	30/09/2021	100		Actual Completion	31/10/2021	Works Completed
RPR3162	Dolium Court	25,000	25,000	23,699	1/07/2021	30/09/2021	100		Actual Completion	31/10/2021	Works Completed
RPR3164	Pearsall Gardens	66,000	0	0	1/04/2022	30/06/2022	0				Works Phased
RPR3167	Calectasia St - Coolibah Drv to Leschena	100,000	0	323	1/04/2022	30/06/2022	0				Works Phased
RPR3168	Lilburne Rd - Pyrus St to Marri Rd	206,000	0	289	1/01/2022	31/03/2022	0				Works Phased
RPR3171	Coolibah / Orkney Roundabout	56,000	0	323	1/01/2022	31/03/2022	0				Works Phased
RPR3172	Grove Court	26,000	0	0	1/01/2022	31/03/2022	0				Works Phased
RPR3173	Warner Place	104,000	0	0	1/04/2022	30/06/2022	0				Works Phased
RPR3174	Meryll Place	61,000	0	0	1/04/2022	30/06/2022	0				Works Phased
RPR3175	Wittenoom Place	62,000	0	0	1/04/2022	30/06/2022	0				Works Phased
RPR3176	Vigors Court	47,000	0	0	1/04/2022	30/06/2022	0				Works Phased
RPR3178	Barre Place	37,000	0	0	1/04/2022	30/06/2022	0				Works Phased
RPR3179	Parnell / Sheppard Roundabout	48,000	0	269	1/01/2022	31/03/2022	0				Works Phased
RPR3180	Ford Street - Marine Tce to cul-de-sac	39,000	0	0	1/04/2022	30/06/2022	0				Works Phased
RPR3181	Seacrest Drive - Reef Ct to Parnell Ave	135,000	0	269	1/01/2022	31/03/2022	0				Works Phased
RPR3182	Reef Court	29,000	0	0	1/04/2022	30/06/2022	0				Works Phased
RPR3183	Picasso Court	26,000	26,000	21,224	1/07/2021	30/09/2021	100		Actual Completion	24/09/2021	Works Completed
RPR3184	Vance Close	38,000	38,000	24,680	1/07/2021	30/09/2021	100		Actual Completion	6/10/2021	Works Completed
RPR3185	Hann Place	34,000	34,000	8,539	1/07/2021	30/09/2021	80		Expected Completion	31/12/2021	Works in Progress
RPR3186	Burke Place	23,000	5,000	0	1/01/2022	31/03/2022	80				Works in Progress

RPR Road Preservation & Resurfacing Program

Project Code	Project Description	Adopted Budget Amount FY	Adopted Budget Amount YTD	Project Actuals	Proposed Construction Date	Proposed Construction Completion Date	% Construction Complete	Construction Status	Comment	Completion Date	Project Stage
RPR3187	Montesorri Place	94,000	6,000	10,094	1/09/2021	22/10/2021	100		Actual Completion	29/10/2021	Works Completed
RPR3188	Gibson / Pinnaroo Roundabout	43,000	5,000	924	1/10/2021	31/12/2021	50				Works in Progress
RPR3189	Gibson / Giles Roundabout	58,000	5,000	2,214	1/10/2021	31/12/2021	50				Works in Progress
RPR3190	Gibson Ave - Warburton Ave to Rudall Wy	160,000	15,000	1,282	1/10/2021	31/12/2022	0				Works Programed
RPR3191	Timbercrest / Trailwood Roundabout	48,265	48,265	56,137	1/07/2021	30/09/2021	100		Actual Completion	5/09/2021	Works Completed
RPR3192	Maple Hill Court	59,000	59,000	57,255	1/07/2021	30/09/2021	100		Actual Completion	30/09/2021	Works Completed
RPR3193	Tara Court	59,000	59,000	60,896	1/07/2021	30/09/2021	100		Actual Completion	28/09/2021	Works Completed
RPR3194	Shannon Close	62,000	62,000	46,954	1/07/2021	30/09/2021	100		Actual Completion	30/09/2021	Works Completed
RPR3195	Montreal Street	99,000	99,000	68,114	1/07/2021	31/10/2021	100		Actual Completion	29/10/2021	Works Completed
RPR3196	Fenellia Crescent	211,000	211,000	109,681	1/07/2021	30/09/2021	100		Actual Completion	29/09/2021	Works Completed
RPR3197	Hamlet Close	78,000	78,000	37,647	1/07/2021	30/09/2021	100		Actual Completion	31/10/2021	Works Completed
RPR3198	Marlin Place	44,000	44,000	17,841	1/07/2021	30/09/2021	100		Actual Completion	31/10/2021	Works Completed
RPR3199	Vista Close	158,000	158,000	130,579	1/07/2021	31/08/2021	100		Actual Completion	18/08/2021	Works Completed
RPR3200	Settler Way	151,000	151,000	88,690	1/07/2021	31/08/2021	100		Actual Completion	13/08/2021	Works Completed
RPR3201	The Loop	189,000	189,000	121,469	1/07/2021	31/08/2021	100		Actual Completion	12/08/2021	Works Completed
RPR3202	Nemesia Court	40,000	8,000	12,613	1/10/2021	31/12/2021	100		Actual Completion	29/10/2021	Works Completed
RPR3203	Scallop Close	37,000	5,000	5,989	1/10/2021	31/12/2021	100		Actual Completion	1/11/2021	Works Completed
RPR3204	Squire Avenue	89,000	17,000	30,486	1/10/2021	31/12/2021	100		Actual Completion	1/11/2021	Works Completed
RPR3205	Peninsula Ave - Poseidon Rd to Sail Tce	133,000	20,000	32,765	1/10/2021	31/12/2021	100		Actual Completion	5/11/2021	Works Completed
RPR3206	Maritana Road	210,000	0	0	1/04/2022	30/06/2022	0				Works Phased
RPR3207	Koombana Wy - Dorset St to Batavia Pl	83,000	0	0	1/04/2022	30/06/2022	0				Works Phased
RPR3208	Volute Place	49,000	0	0	1/04/2022	30/06/2022	0				Works Phased
RPR3209	Kendrew Crescent Roundabout	50,000	0	323	1/01/2022	31/03/2022	0				Works Phased
RPR3210	Blue Mountain / Yellowstone Intersection	28,000	0	108	1/01/2022	31/03/2022	0				Works Phased
RPR3212	Winton / Cord Roundabout	73,000	8,000	2,242	17/01/2022	11/03/2022	0				Works Phased
RPR3213	Cord Street (Eastbound)	32,000	5,000	0	17/01/2022	11/03/2022	0				Works Phased
RPR3214	Cord Street (Westbound)	21,000	5,000	0	17/01/2022	11/03/2022	0				Works Phased
RPR3215	Davidson Tce - Reid Prom to Boas Ave	60,000	0	269	1/01/2022	31/03/2022	0				Works Programed
RPR3216	Candlewood / Brienz Roundabout	38,000	0	269	1/01/2022	31/03/2022	0				Works Phased
RPR3217	Diablo / Fairway Roundabout	60,000	5,000	828	1/10/2021	31/12/2021	0				Works Programed
RPR3218	Sunlander / Citedal Roundabout	38,000	5,000	511	1/10/2021	31/12/2021	0				Works Phased
RPR3219	Sunlander / Currambine Roundabout	38,000	5,000	618	1/10/2021	31/12/2021	0		Expected Completion	29/04/2022	Works Phased
RPR3220	Burns Beach / Delgado Roundabout	78,000	5,000	786	1/10/2021	31/12/2021	50				Works in Progress
RPR3221	Connolly / Sussex Roundabout	63,633	5,000	69,136	1/10/2021	31/12/2021	100		Actual Completion	29/10/2021	Works Completed
RPR3222	Joondalup Drv (SB) - Petrol Entry Cord	87,433	0	0	1/01/2022	1/01/2022	0				Works Phased
RPR3223	Joondalup Drv (SB) - Cord St to Collier	52,536	0	0	1/01/2022	31/03/2022	0				Works Phased
RPR3224	Joondalup Drv (NB)Injune Wy to Hodges Dr	216,810	0	430	1/01/2022	31/03/2022	0				Works Phased
RPR3225	Joondalup Drv (SB) - Dan Murphys Entranc	106,230	0	323	1/01/2022	31/03/2022	0				Works Phased
RPR3226	Joondalup Drv(SB)-Petrol St Wedgewood Dr	201,725	0	323	1/01/2022	31/03/2022	0				Works Phased
RPR3227	Whitfords Ave (WB) - Wanneroo Rd to Moor	217,009	0	729	1/01/2022	31/03/2022	0				Works Programed
RPR3228	Whitfords Ave (WB) - Mooro St to Duffy T	103,104	0	161	1/01/2022	31/03/2022	0				Works Programed
RPR3229	Whitfords Ave (WB) - Kingsley Drv to Mit	136,080	0	161	1/01/2022	31/03/2022	0				Works Programed
RPR3230	Shenton Ave (WB) - McLarty Ave to Joonda	131,382	5,000	269	1/01/2022	31/03/2022	0				Works Programed

RPR Road Preservation & Resurfacing Program

Project Code	Project Description	Adopted Budget Amount FY	Adopted Budget Amount YTD	Project Actuals	Proposed Construction Date	Proposed Construction Completion Date	% Construction Complete	Construction Status	Comment	Completion Date	Project Stage
RPR3231	Shenton Ave (WB) - Grand Blvd to McLarty	68,417	5,000	215	1/10/2021	31/12/2021	0		Expected Completion	31/01/2022	Works Programed
RPR3232	Kingsley Drv - Forest Hill Drv to Creane	190,271	190,271	164,439	1/07/2021	30/09/2021	100		Actual Completion	30/09/2021	Works Completed
RPR3233	Matipo Close	54,000	0	0	1/04/2022	30/06/2022	0				Works Phased
RPR3234	Tingle Court	44,000	0	0	1/04/2022	30/06/2022	0				Works Phased
RPR3235	Blackfriars Rd - Lakeside Drv to St Paul	18,000	0	538	1/01/2022	31/03/2022	0				Works Phased
RPR3236	Callander / Broughton Roundabout	40,000	5,000	9,422	1/10/2021	31/12/2021	80				Works in Progress
RPR3237	Buckthorn Way and Buckthorn Court	127,000	0	0	1/10/2021	31/12/2021	0		Expected Completion	29/04/2022	Works Phased
Program Totals:		7,757,326	2,317,456	1,663,812							

BCW Building Construction Works Program

Project Code	Project Description	Adopted Budget Amount FY	Adopted Budget Amount YTD	Project Actuals	Proposed Construction Date	Proposed Construction Completion Date	% Construction Complete	Construction Status	Comment	Completion Date	Project Stage
BCW2020	Building Component Renewal Program	146,790	0	20,626	1/07/2021	30/06/2022	13				Works in Progress
BCW2025	Building Capital Works Various Locations	50,000	0	10,341	1/07/2021	30/06/2022	21				Works in Progress
BCW2450	Environmental Initiatives	100,000	0	28,706	3/05/2021	31/03/2022	97				Works in Progress
BCW2525	Cannolly Community Centre Kitchen Cu	150,000	0	4,153	1/09/2021	31/10/2021	90		Expected Completion	31/01/2022	Works in Progress
BCW2573	Short Life Services Replacement Program	130,000	0	17,506	1/07/2021	30/06/2022	41				Works in Progress
BCW2586	Whitfords Library & SCC Minor Works	20,000	0	0	1/07/2020	30/10/2020	100		Actual Completion	11/09/2020	Works Completed
BCW2625	Ocean Reef Park Toilets and Changerooms	40,000	0	1,205	1/09/2022	1/03/2023	0		Multi-Year Project		Works Phased
BCW2629	Emerald Park Community Facility Upgrade	916,504	0	126,943	1/09/2021	30/04/2022	36				Works in Progress
BCW2634	Duffy House Restoration	95,588	0	2,157	1/04/2021	30/06/2022	0				Concept Design
BCW2637	Seacrest Park UAT Construction	57,450	0	2,726	1/09/2021	31/10/2021	100		Actual Completion	15/11/2021	Works Completed
BCW2639	Duncraig Child Health Centre	50,000	0	0	10/01/2022	10/02/2022	0				Works Programed
BCW2641	Changeroom Shower Modifications	100,000	39,500	82,500	1/09/2021	30/09/2021	100		Actual Completion	29/09/2021	Works Completed
BCW2642	Cultural Activity Functional Upgrades	90,000	0	62,514	1/09/2021	31/10/2021	100		Expected Completion	30/11/2021	Works in Progress
BCW2643	Warrandyte Park UAT Construction	70,000	0	2,010	1/09/2021	31/10/2021	100		Actual Completion	15/11/2021	Works Completed
BCW2646	Belrose Park Toilet Reinstatement	5,200	5,200	5,198	10/05/2021	6/08/2021	100		Actual Completion	2/07/2021	Works Completed
BCW2647	Iluka Sports Club Refurbishment	20,815	20,815	21,390	1/03/2021	31/08/2021	100		Actual Completion	21/06/2021	Works Completed
BCW2649	Beach Wheelchair Storage	30,000	0	0	15/10/2021	30/11/2021	0				Works Programed
BCW2650	Sorrento Football Upgrade	1,000,000	0	0	1/05/2022	31/01/2023	0				Works Phased
BCW2651	Kingsley Football Club Awning	93,182	0	0	1/12/2021	31/01/2022	0				Works Programed
Program Totals:		3,165,529	65,515	387,974							

MPP Major Projects Program

Project Code	Project Description	Adopted Budget Amount FY	Adopted Budget Amount YTD	Project Actuals	Proposed Construction Date	Proposed Construction Completion Date	% Construction Complete	Construction Status	Comment	Completion Date	Project Stage
MPP2006	Cafes and Kiosks - Pinnaroo Point	613,000	120,000	0	1/11/2021	30/06/2022	0				Investigation Phase
MPP2013	Warwick Sports Centre	1,154,460	300,000	391,338	30/03/2021	28/02/2022	64				Works in Progress
MPP2026	Works Operation Centre Extension	378,466	0	133,891	1/09/2020	31/12/2021	51				Works in Progress
MPP2034	Joondalup Admin Building Major Refurbish	750,000	150,000	778	3/01/2022	30/06/2022	0				Works Phased

MPP Major Projects Program

Project Code	Project Description	Adopted Budget Amount FY	Adopted Budget Amount YTD	Project Actuals	Proposed Construction Date	Proposed Construction Completion Date	% Construction Complete	Construction Status	Comment	Completion Date	Project Stage
MPP2050	Craigie Leisure Centre refurbishment	7,304,813	1,919,115	733,747	1/06/2021	30/12/2022	4		Multi-Year Project		Works in Progress
MPP2058	Chichester Park Clubroom Redevelopment	2,916,198	841,900	36,784	15/10/2020	31/05/2023	4		Multi-Year Project		Tender Phase
MPP2067	Percy Doyle - Mildenhall Refurbishment	134,864	0	0	1/04/2020	30/06/2020	100		Actual Completion	31/07/2020	Works Completed
MPP2069	Percy Doyle - Floodlighting Upgrades	625,221	625,221	412,907		24/09/2021	100		Actual Completion	31/10/2021	Works Completed
MPP2077	Cafes/Kiosks/Restaurants Burns Beach	519,000	100,000	0	3/01/2022	1/04/2022	0				Design Phase
MPP2078	Craigie LC Geothermal Bore Replacement	50,000	10,000	0	1/11/2021	30/11/2021	0				Investigation Phase
MPP2080	Burns Beach Coastal Node Redevelopment	97,000	0	0			0				Works Phased
Program Totals:		14,543,022	4,066,236	1,709,446							
Grand Totals:		53,173,505	10,899,764	7,304,966							

Project Status for Multi-Year Projects		Number of Projects	% of Projects
Multi Year Project Manageable issues		0	0%
Multi Year Proceeding according to plan-Green		27	100%
Sum:		27	100%

Accelerated Projects	Number of Projects	Completed Projects	% of Projects Completed
Federal Covid19 Stimulus (LRCI Funded) Phase Tw	24	13	54%
City Covid19 Stimulus (City Funded)	1	1	100%
Totals	25	14	56%

Project Status Incl CFwds (excl Multi Year)	Number of Projects	% of Projects
	67	28%
	146	61%
	0	0%
	25	11%
	0	0%
Sum:	238	100%



BCW2629– EMERALD PARK COMMUNITY FACILITY UPGRADE

Project Description	Refurbishment of the Emerald Park Clubrooms to extend and refurbish the existing changerooms and toilets, construct additional storage and an umpire's room.		
Project Manager	Manager Asset Management	Project Sponsor	Director Infrastructure Services
Report Period	October 2021	Report Date	22 November 2021
OVERALL STATUS Scheduling		OVERALL STATUS Budget	
Project Status/Summary (actions completed this reporting period)	Construction continued including the below: <ul style="list-style-type: none"> • Pre-lay of plumbing. • Installing formwork. • Pouring of concrete slab. 		

*Status Colour Key	Proceeding according to plan/phasing	
	Manageable issues exist	
	Serious issues – may need help	
	Completed	
	Carry forward to next financial year	

Percentage of Project Completed	35%
Percentage of Construction	20%

Multi Year Project	YES
Total Project Budget	\$916,504

2021-22 BUDGET / EXPENDITURE SUMMARY			
DESCRIPTION		CONTINGENCY COMPONENT (if applicable)	
Budget Funding – City (Municipal / Reserve)	\$740,000	Total Current Year Budget	\$0
Budget Funding – Income (Grant / Contribution)	\$0	Expenditure to Date	\$0
Carried Forward from 2020-21	\$176,504		
Total Current Year Budget	\$916,504	Balance	\$0
Year to Date Budget (Phasing)	\$100,000		
Expenditure to Date	\$237,265		
Balance*	\$679,239		

* Balance equals Total Current Year Budget – Expenditure to Date



TASK/MILESTONE BREAKDOWN					
Description as outlined in Project Management Plan and Gantt Chart	Planned Commencement Date	Planned Completion Date	Revised Completion Date	Date Actually Completed	*Status
Complete detailed design and tender documentation	Jan 2021	Apr 2021		Apr 2021	
Advertise tender	May 2021	May 2021		May 2021	
Tender evaluation	Jun 2021	Jul 2021		Jul 2021	
Appointment of builder	Aug 2021	Aug 2021		Aug 2021	
Construction	Sep 2021	Apr 2022			
Practical completion	Apr 2022	Apr 2022			
Handover	May 2022	May 2022			

KEY TASKS FOR NEXT MONTH			
Key Tasks for Next Month	Priority	Progress/Support Required	Responsible Position
<ul style="list-style-type: none"> Erection of steel work Installation of brickwork Erection of timber roof structure 	Medium	N/A	Architectural Design Officer

RISK MANAGEMENT FOR NEXT MONTH					
Key risks to completion of next month's key tasks	Risk Likelihood	Risk Consequence	Overall Risk Level	Further Controls Required	Responsible Position
N/A					

Variation Type	Planned	Actual	Reason for Variance
Project Scope Change			
Plan (Time)			
Deliverable			
Budget			



Overall Summary and Actions Completed (previous reporting periods)

September 2021

- Commenced construction including demolition of existing toilet / changerooms.

August 2021

- Awarded builder.

July 2021

- Evaluated tender.

June 2021

- Advertised tender.

May 2021

- Prepared tender documentation.

April 2021

- Finalised detailed design.

March 2021

- Continued detailed design.
- Consultants appointed to assist with detailed design.

February 2021

- Commenced detailed design.
- Commenced procurement for Engineering Consultants.

January 2021

- Finalised documentation for Consultant RFQs.

December 2020

- Commenced documentation for Consultant RFQs.

November 2020

- No actions required until January 2021.

October 2020

- No actions required until January 2021.

September 2020

- No actions required until January 2021.



MPP2050 – CRAIGIE LEISURE CENTRE UPGRADES STAGE 1

Project Description	The Craigie Leisure Centre refurbishment project will include: <ul style="list-style-type: none"> • Extension of the gym with new toilet / change room area. • Relocation and extension of the group fitness, wellness and cycle studios. • Relocation and extension of the creche. • Relocation of the staff room. • Formalisation of the existing western overflow car park area, new additional car parking on the northern ring road, modifications to the southern car park and modification to the staff car park to allow for the extension works. • Minor modifications to the facility entrance and new path to allow for the gym extension. 		
Project Manager	Manager Leisure and Cultural Services	Project Sponsor	Director Corporate Services
Report Period	October 2021	Report Date	22 November 2021
OVERALL STATUS Scheduling		OVERALL STATUS Budget	
Project Status/Summary (actions completed this reporting period)	<ul style="list-style-type: none"> • Construction continued (group fitness studio, cycle studio, creche, staff room, additional parking). 		

*Status Colour Key	Proceeding according to plan/phasing	
	Manageable issues exist	
	Serious issues – may need help	
	Completed	
	Carry forward to next financial year	

Percentage of Project Completed	75 %
Percentage of Construction	14 %

Multi Year Project	YES
Total Project Budget	\$8,630,000

2021-22 BUDGET / EXPENDITURE SUMMARY			
DESCRIPTION		CONTINGENCY COMPONENT (if applicable)	
Budget Funding – City (Municipal / Reserve)	\$7,304,813	Total Current Year Budget	\$668,653
Budget Funding – Income (Grant / Contribution)	\$0	Expenditure to Date	\$1,780
Total Current Year Budget	\$7,304,813	Balance	\$666,873
Year to Date Budget (Phasing)	\$1,919,115		
Expenditure to Date	\$733,747		
Balance*	\$6,571,066		

* Balance equals Total Current Year Budget – Expenditure to Date



TASK/MILESTONE BREAKDOWN					
Description as outlined in Project Management Plan and Gantt Chart	Planned Commencement Date	Planned Completion Date	Revised Completion Date	Date Actually Completed	*Status
Phase 2 - construction and operations					
Prepare detailed design tender documentation	03/05/2018	11/05/2018		11/05/2018	
Detailed design tender	25/06/2018	19/07/2018		20/07/2018	
Detailed design and cost estimate	28/01/2019	08/02/2019		23/11/2018	
Strategy Session	N/A	06/08/2019		06/08/2019	
Council meeting	N/A	10/12/2019		10/12/2019	
Architect tender	01/02/2020	29/05/2020		01/05/2020	
Construction documentation	28/01/2019	08/02/2019	29/01/2021	18/01/2021	
Construction tender	09/02/2019	11/03/2019	10/03/2021	10/03/2021	
Council meeting	May 2019	May 2019	Jun 2021	15/06/2021	
Appoint builder	May 2019	May 2019	Jul 2021	16/06/2021	
Construction (group fitness, cycle, staff room)	Jun 2019	Jan 2020	Dec 2021		
Construction (gym)	Mar 2020	Dec 2020	Nov 2022		
Practical completion	Jan 2021	Jan 2021	Dec 2022		

KEY TASKS FOR NEXT MONTH			
Key Tasks for Next Month	Priority	Progress/Support Required	Responsible Position
Continue construction	High	Builder / consultant	CLP

RISK MANAGEMENT FOR NEXT MONTH					
Key risks to completion of next month's key tasks	Risk Likelihood	Risk Consequence	Overall Risk Level	Further Controls Required	Responsible Position
Revised project milestones are not met.	Possible	Medium	Moderate	Regular meetings with project team and consultant to be held.	CLP



Variation Type	Planned	Actual	Reason for Variance
Project Scope Change			
Plan (Time)	Jan 2021	Dec 2022	Project delayed while information was developed to present to Council on the proposed revised project scope and additional budget funds required. Actual construction timelines confirmed by appointed builder.
Deliverable			
Budget	\$2,935,000	\$8,630,000	Council at its meeting held 10 December 2019 (CJ177-12/19 refers) approved the revised scope and associated budget increase for the project.

Overall Summary and Actions Completed (previous reporting periods)

September 2021

- Construction continued (group fitness studio, cycle studio, creche, staff room, additional parking).

August 2021

- Construction commenced (group fitness studio, cycle studio, creche, staff room, additional parking).

July 2021

- Pre-construction planning and notifications undertaken.

June 2021

- Construction tender report approved by Council.
- Builder appointed.
- Notification to members and user groups of construction.

May 2021

- Construction tender report for Council was submitted.

April 2021

- Construction tender report for Council was prepared.

March 2021

- Construction tender closed.
- Construction tender submissions were assessed.

February 2021

- Construction tender opened.

January 2021

- Construction tender documentation was approved by DCS.

December 2020

- Finalised City construction tender documents.



November 2020

- Finalised construction drawings / tender documentation.
- Pre-tender estimate completed.

October 2020

- Reviewed and updated construction drawings / tender documentation.

September 2020

- Completed draft construction drawings / tender documentation.

August 2020

- Continued construction drawings / tender documentation.

July 2020

- Continued construction drawings / tender documentation.

June 2020

- Commenced construction drawings / tender documentation.

May 2020

- Architect appointed.
- Review of existing design documentation was completed.

April 2020

- Report to appoint architect completed.
- CEO approved appointment of architect.

March 2020

- Tender for architectural services closed.
- Architectural services tender submissions were assessed.

February 2020

- Tender for architectural services opened.

January 2020

- Tender for architectural services developed.

December 2019

- Report was presented to Council.

August 2019

- Report was presented to the August Strategy Session.

July 2019

- Strategy Session report was submitted.

June 2019

- Strategy Session report was prepared.



MPP2058 – CHICHESTER PARK CLUBROOMS REDEVELOPMENT

Project Description	The Chichester Park Community Sporting Facility project will see the redevelopment of the clubroom facility at Chichester Park, Woodvale. The project will also include a new BBQ / picnic area, underground drainage for the southern playing field and additional car parking provisions.		
Project Manager	Manager Leisure and Cultural Services	Project Sponsor	Director Corporate Services
Report Period	October 2021	Report Date	22 November 2021
OVERALL STATUS Scheduling		OVERALL STATUS Budget	
Project Status/Summary (actions completed this reporting period)	<ul style="list-style-type: none"> Construction tender Council report prepared. 		

*Status Colour Key	Proceeding according to plan/phasing	
	Manageable issues exist	
	Serious issues – may need help	
	Completed	
	Carry forward to next financial year	

Percentage of Project Completed	69 %
Percentage of Construction	0 %

Multi Year Project	YES
Total Project Budget	\$4,346,000

2021-22 BUDGET / EXPENDITURE SUMMARY

DESCRIPTION		CONTINGENCY COMPONENT (if applicable)	
Budget Funding – City (Municipal / Reserve)	\$2,516,198	Total Current Year Budget	\$0
Budget Funding – Income (Grant / Contribution)	\$400,000	Expenditure to Date	\$0
Total Current Year Budget	\$2,916,198	Balance	\$0
Year to Date Budget (Phasing)	\$841,900		
Expenditure to Date	\$36,784		
Balance*	\$2,879,414		

* Balance equals Total Current Year Budget – Expenditure to Date



TASK/MILESTONE BREAKDOWN					
<i>Description as outlined in Project Management Plan and Gantt Chart</i>	Planned Commencement Date	Planned Completion Date	Revised Completion Date	Date Actually Completed	*Status
Project planning	19/04/2017	18/05/2017	30/06/2017	23/06/2017	
Community consultation	23/08/2017	05/09/2017	05/09/2017	31/08/2017	
Report to Committee and Council	17/10/2017	17/10/2017	17/10/2017	10/10/2017	
Concept design	18/10/2017	07/11/2017	15/07/2018	12/07/2018	
Undertake cost estimate (QS)	29/03/2018	10/05/2018	31/08/2018	14/08/2018	
Report to Committee and Council	20/11/2018	20/11/2018	20/11/2018	20/11/2018	
Community consultation	06/03/2019	19/03/2019	08/05/2019	24/05/2019	
Report to Committee and Council	08/05/2019	21/05/2019	20/08/2019	20/08/2019	
Submit CSRFF application	28/08/2019	10/09/2019	30/09/2019	30/09/2019	
Notification of CSRFF application	02/03/2020	31/03/2020	28/02/2020	04/02/2020	
Develop report to Committee	11/09/2019	31/03/2020	31/03/2020	14/02/2020	
Report to Committee	21/04/2020	21/04/2020	21/04/2020	09/03/2020	
Report to Council	21/04/2020	21/04/2020	21/04/2020	17/03/2020	
Prepare architect tender documentation	01/04/2020	30/06/2020	18/05/2020	18/05/2020	
Develop report to Committee	01/06/2020	22/06/2020	22/06/2020	22/06/2020	
Report to Committee	13/07/2020	13/07/2020	13/07/2020	13/07/2020	
Report to Council	21/07/2020	21/07/2020	21/07/2020	21/07/2020	
Tender for Architect	01/08/2020	30/09/2020	30/09/2020	23/09/2020	
Council Meeting (if required)	N/A	N/A	N/A	N/A	
Appoint architect	Nov 2020	Dec 2020	14/10/2020	14/10/2020	
Develop construction drawings	May 2021	May 2021	June 2021	08/06/2021	
Prepare construction tender documentation	May 2021	July 2021	N/A	26/07/2021	
Tender for construction	Sep 2021	Sep 2021	N/A	19/10/2021	
Council meeting	Dec 2021	Dec 2021	Nov 2021		
Appoint builder	Dec 2021	Dec 2021	Nov 2021		
Construction	Jan 2022	Dec 2022	N/A		

KEY TASKS FOR NEXT MONTH			
Key Tasks for Next Month	Priority	Progress/Support Required	Responsible Position
Present construction tender report to Council.	Medium	Contracts	CO


RISK MANAGEMENT FOR NEXT MONTH

Key risks to completion of next month's key tasks	Risk Likelihood	Risk Consequence	Overall Risk Level	Further Controls Required	Responsible Position
Project timelines are not met.	Possible	Minor	Low	Regular updates to project sponsor.	CLP

Variation Type	Planned	Actual	Reason for Variance
Project Scope Change			
Plan (Time)			
Deliverable			
Budget	\$4,259,170	\$4,346,000	The detailed design cost evaluation estimated an additional \$87,000 is required for the project predominately due to bushfire preventative treatments for the new facility due to the proximity to surrounding vegetation.

Overall Summary and Actions Completed (previous reporting periods)
September 2021

- Construction tender closed.
- Construction tender submissions were assessed.

August 2021

- Construction tender opened.

July 2021

- Finalised contract (construction) documentation.
- Contract (construction) documentation approved for tender.

June 2021

- Completed draft contract (construction) documentation.
- Completed pre-tender estimate.

May 2021

- Continued contract (construction) documentation.

April 2021

- Continued contract (construction) documentation.

March 2021

- Design development documentation was reviewed and finalised.
- Commenced contract (construction) documentation.

February 2021

- Draft design development documentation prepared.



January 2021

- Schematic design cost estimate was finalised.
- Design development documentation continued.

December 2020

- Schematic design cost estimate was updated.
- Design development documentation commenced.

November 2020

- Architect reviewed schematic (concept) designs.

October 2020

- Architect tender closed and submissions were assessed.
- Architect tender report was prepared.

September 2020

- Architect tender closed and submissions were assessed.
- Architect tender report was prepared.

August 2020

- Architect tender opened and site briefing sessions held.

July 2020

- Report presented to Major Projects and Finance Committee and Council.

June 2020

- Report to Major Projects and Finance Committee prepared.

May 2020

- Completed architect tender documentation.

April 2020

- Commenced architect tender documentation.

March 2020

- Report presented to Committee and Council.

February 2020

- Notification on outcome of CSRFF application received.

January 2020

- No action undertaken this period.

September 2019

- Report presented to Council.
- Grant funding application for CSRFF submitted.

August 2019

- Report presented to Council.



July 2019

- Report presented to the Major Projects and Finance Committee.

June 2019

- Report to Major Projects and Finance Committee prepared.



MPP2069 – PERCY DOYLE FLOODLIGHTING UPGRADES

Project Description	The Percy Doyle Reserve floodlighting upgrade project is listed in the City's 2020-21 <i>Capital Works Program</i> . The project will provide floodlighting that meets the Australian Standard for football (all codes) AS2560.2.3 training or competition (pending investigation) and AS4282 for controlling obtrusive effects of outdoor lighting at Percy Doyle 2, 3 and Football / Teeball Park.		
Project Manager	Electrical Project Officer	Project Sponsor	Manager Infrastructure Management Services
Report Period	October 2021	Report Date	22 November 2021
OVERALL STATUS Scheduling		OVERALL STATUS Budget	
Project Status/Summary (actions completed this reporting period)	<ul style="list-style-type: none"> Construction completed. Practical completion occurred with contractor. 		

*Status Colour Key	Proceeding according to plan/phasing	
	Manageable issues exist	
	Serious issues – may need help	
	Completed	
	Carry forward to next financial year	

Percentage of Project Completed	100 %
Percentage of Construction	100 %
Multi Year Project	YES
Total Project Budget	\$1,025,221

2021-22 BUDGET / EXPENDITURE SUMMARY			
DESCRIPTION		CONTINGENCY COMPONENT (if applicable)	
Budget Funding – City (Municipal / Reserve)	\$625,221	Total Current Year Budget	\$0
Budget Funding – Income (Grant / Contribution)	\$0	Expenditure to Date	\$0
Total Current Year Budget	\$625,221	Balance	\$0
Year to Date Budget (Phasing)	\$625,221		
Expenditure to Date	\$412,907		
Balance*	\$212,314		

* Balance equals Total Current Year Budget – Expenditure to Date



TASK/MILESTONE BREAKDOWN

Description as outlined in Project Management Plan and Gantt Chart	Planned Commencement Date	Planned Completion Date	Revised Completion Date	Date Actually Completed	*Status
Project planning	01/09/2018	31/10/2018	31/11/2018	30/11/2018	
Community consultation	01/05/2019	30/06/2019	31/05/2019	31/05/2019	
Design and cost estimate	01/04/2019	30/04/2019	30/06/2019	28/06/2019	
Design and documentation	01/07/2020	30/09/2020	19/02/2021	01/12/20	
Tender	01/10/2020	30/11/2020	19/03/2021	20/12/20	
Construction	01/12/2020	30/06/2021	30/10/2021	30/10/201	

KEY TASKS FOR NEXT MONTH

Key Tasks for Next Month	Priority	Progress/Support Required	Responsible Position
Final site clean up	Medium	N/A	Project Manager

RISK MANAGEMENT FOR NEXT MONTH

Key risks to completion of next month's key tasks	Risk Likelihood	Risk Consequence	Overall Risk Level	Further Controls Required	Responsible Position
No new risks identified					

Variation Type	Planned	Actual	Reason for Variance
Project Scope Change			
Plan (Time)			
Deliverable			
Budget			

Overall Summary and Actions Completed (previous reporting periods)

September 2021

- New switchboards installed.
- Poles and luminaires delivered to site.

August 2021

- Trenching completed (substantial amount of rock occurred while trenching).
- All pole footings installed.



July 2021

- All pole footings installed.
- Awaiting delivery of poles.

June 2021

- Trenching of conduit completed.

May 2021

- 60% of trenching completed (substantial amount of rock occurred while trenching).
- 15% of footings installed.

April 2021

- 20% of trenching completed.

March 2021

- No works carried out during this period.

February 2021

- Contractor ordered long lead items (poles and luminaires).

January 2021

- Project advertised for Quotes on WALGA panel e-portal.
- Contract award to successful contractor.

December 2020

- Preliminary design works continuing.

November 2020

- Preliminary design works continuing.

October 2020

- Preliminary design works continuing.

September 2020

- Preliminary design works continuing.

August 2020

- Preliminary design works continued.

July 2020

- Preliminary design works commenced.



STL2003 - JOONDALUP CITY CENTRE LIGHTING

Project Description	The staged replacement of existing lighting infrastructure to improve efficiency, reduce running costs and replace defective poles. Replacement of City Centre lighting identified following structural inspections of poles (street & park) and projects to improve lighting efficiency, pedestrian safety and to reduce operational costs.		
Project Manager	Electrical Projects Engineer	Project Sponsor	Manager Infrastructure Management Services
Report Period	October 2021	Report Date	22 November 2021
OVERALL STATUS Scheduling		OVERALL STATUS Budget	
Project Status/Summary (actions completed this reporting period)	Stage 5: <ul style="list-style-type: none"> Commenced installation of poles along Clarke Crescent and Barron Parade. 		

*Status Colour Key	Proceeding according to plan/phasing	
	Manageable issues exist	
	Serious issues – may need help	
	Completed	
	Carry forward to next financial year	

Percentage of Project Completed	25 %
Percentage of Construction	25 %

Multi Year Project	YES
Total Project Budget	\$14,115,608

2021-22 BUDGET / EXPENDITURE SUMMARY

DESCRIPTION		CONTINGENCY COMPONENT (if applicable)	
Budget Funding – City (Municipal / Reserve)	\$2,523,292	Total Current Year Budget	\$0
Budget Funding – Income (Grant / Contribution)	\$0	Expenditure to Date	\$0
Total Current Year Budget	\$2,523,292	Balance	\$0
Year to Date Budget (Phasing)	\$3,000		
Expenditure to Date	\$1,157		
Balance*	\$2,522,135		

* Balance equals Total Current Year Budget – Expenditure to Date



TASK/MILESTONE BREAKDOWN					
<i>Description as outlined in Project Management Plan and Gantt Chart</i>	Planned Commencement Date	Planned Completion Date	Revised Completion Date	Date Actually Completed	*Status
Stage 2					
Safer Streets Project	Jul 2017	Jan 2018		Jan 2018	
Design and documentation	Jun 2017	Aug 2017		Aug 2017	
Advertising, evaluation, and award of contract	Oct 2017	Feb 2018		Feb 2018	
Construction	Feb 2018	Nov 2018		Nov 2018	
Stage 3					
Design and documentation	May 2018	Aug 2018		Aug 2018	
Advertising, evaluation and award of contract	Sep 2018	Nov 2018	Dec 2018	Dec 2018	
Construction	Dec 2018	Aug 2019		Sep 2019	
Stage 4					
Undertake investigative works	Nov 2018	Apr 2019		Apr 2019	
Design and documentation	May 2019	Aug 2019		Aug 2019	
Advertising, evaluation and award of contract	Sep 2019	Nov 2019		Dec 2019	
Construction	Dec 2019	Aug 2020	Jan 2021		
Stage 5					
Undertake investigative works	Nov 2019	Jun 2020		Nov 2019	
Design and documentation	Nov 2019	Aug 2020		Aug 2020	
Advertising, evaluation and award of contract	Sep 2020	Nov 2020		Dec 2020	
Construction	Dec 2020	Jun 2022			


KEY TASKS FOR NEXT MONTH

Key Tasks for Next Month	Priority	Progress/Support Required	Responsible Position
Construction works continue on site	High		

RISK MANAGEMENT FOR NEXT MONTH

Key risks to completion of next month's key tasks	Risk Likelihood	Risk Consequence	Overall Risk Level	Further Controls Required	Responsible Position
No new risks identified this period					

PROJECT VARIATION SUMMARY

Variation Type	Planned	Actual	Reason for Variance
Project Scope Change			
Plan (Time)			
Deliverable			
Budget			

Overall Summary and Actions Completed (previous reporting periods)
September 2021
Stage 5:

- No works undertaken during this period.

August 2021
Stage 5:

- No works undertaken during this period.

July 2021
Stage 5:

- No works undertaken during this period.

June 2021
Stage 5:

- No works undertaken during this period.



May 2021

Stage 5:

- Non-complex Traffic management plans are being revised internally with the relevant officer for approval.
- Complex Traffic management plans are with Main Roads WA for approval.
- No works undertaken on site – awaiting traffic approvals.

April 2021

Stage 5

- Noncomplex Traffic management plans have been submitted to the City for review.
- Complex Traffic management plans are being prepared for submission to be sent to Main Roads for review.
- No works done on site.

March 2021

Stage 5:

- No works carried out during this period.

February 2021

Stage 5:

- No works carried out during this month.

January 2021

Stage 4:

- New pole footings – 95% completed.
- Installation of new poles and luminaires – 95%.
- City officers carried out defect list for project.

Stage 5:

- Contractor ordered long lead items (poles and luminaires).

December 2020

Stage 4:

- Underground cabling replacement – completed.
- New pole footings – 90% completed.
- Modification and extension to existing conduits – completed.
- Installation of new poles and luminaires – 90%.

Stage 5:

- Contract awarded to successful contractor.

November 2020

Stage 4:

- Underground cabling replacement – 95% completed.
- New pole footings – 80% completed.
- Modification and extension to existing conduits – 95%.
- Installation of new poles and luminaires – 80%.

Stage 5:

- Report for council being complied by contracts.



October 2020

Stage 4:

- Underground cabling replacement – 91% completed.
- New pole footings – 75% completed.
- Modification and extension to existing conduits – 91%.
- Installation of new poles and luminaires – 72%.

Stage 5:

- Tenders evaluated.

September 2020

Stage 4:

- Underground cabling replacement – 91% completed.
- New pole footings – 75% completed.
- Modification and extension to existing conduits – 91%.
- Installation of new poles and luminaires – 20%.

Stage 5:

- Design documentation completed.
- Project advertised for tender.

August 2020

Stage 4:

- Underground cabling replacement – 85% completed.
- Cable pit installation – 100% completed.
- New pole footings – 55% completed.
- Modification and extension to existing conduits – 85%.

Stage 5:

- Design documentation underway – 50% completed.

July 2020

- No works progressed this month due to material delays as a result of Covid 19.



STL2051 – EMERALD PARK FLOODLIGHTING

Project Description	The Emerald Park floodlighting project will provide floodlighting that meets the Australina Standard for large ball sports. AS2560.2.3 training and amature competition and AS4282 for controlling obtrusive effects of outdoor lighting. The project will also address any associated site power upgrades, if required.		
Project Manager	Electrical Project Engineer	Project Sponsor	Manager Infrastructure Management Services
Report Period	October 2021	Report Date	22 November 2021
OVERALL STATUS Scheduling		OVERALL STATUS Budget	
Project Status/Summary (actions completed this reporting period)	<ul style="list-style-type: none"> Construction completed. 		

*Status Colour Key	Proceeding according to plan/phasing	
	Manageable issues exist	
	Serious issues – may need help	
	Completed	
	Carry forward to next financial year	

Percentage of Project Completed	100%
Percentage of Construction	100%

Multi Year Project	NO
Total Project Budget	\$320,000

2021-22 BUDGET / EXPENDITURE SUMMARY

DESCRIPTION		CONTINGENCY COMPONENT (if applicable)	
Budget Funding – City (Municipal / Reserve)	\$0,000	Total Current Year Budget	\$0
Budget Funding – Income (Grant / Contribution)	\$0	Expenditure to Date	\$0
Carried Forward from 2020-21	\$60,062	Balance	\$0
Total Current Year Budget	\$60,062		
Year to Date Budget (Phasing)	\$28,742		
Expenditure to Date	\$29,263		
Balance*	\$30,799		

* Balance equals Total Current Year Budget – Expenditure to Date



TASK/MILESTONE BREAKDOWN					
Description as outlined in Project Management Plan and Gantt Chart	Planned Commencement Date	Planned Completion Date	Revised Completion Date	Date Actually Completed	*Status
Design and documentation	July 2020	Sep 2020	Oct 2020	Oct 2020	
Tender	Sep 2020	Nov 2020	Dec 2020	Dec 2020	
Construction	Jan 2021	Apr 2021	Aug 2021	Aug 2021	

KEY TASKS FOR NEXT MONTH			
Key Tasks for Next Month	Priority	Progress/Support Required	Responsible Position
Complete construction	Low	NA	Electrical Project Engineer

RISK MANAGEMENT FOR NEXT MONTH					
Key risks to completion of next month's key tasks	Risk Likelihood	Risk Consequence	Overall Risk Level	Further Controls Required	Responsible Position
No new risks identified this period					

Variation Type	Planned	Actual	Reason for Variance
Project Scope Change			
Plan (Time)			
Deliverable			
Budget			

Overall Summary and Actions Completed (previous reporting periods)
<u>August 2021</u> <ul style="list-style-type: none"> Works complete.
<u>July 2021</u> <ul style="list-style-type: none"> All poles installed.
<u>June 2021</u> <ul style="list-style-type: none"> Awaiting delivery of poles.
<u>May 2021</u> <ul style="list-style-type: none"> Awaiting delivery of poles.

April 2021

- Conduits – 100% complete.

March 2021

- Pole footings - 100% complete.
- Conduit - 90% complete.

February 2021

- Pole footings - 10% complete.
- Conduit - 30% complete.

January 2021

- Contractor ordered long lead items (poles and luminaires).
- Contractor commenced preliminary site works.
- Quotation from Western Power received.

December 2020

- Contract awarded for non Western Power portion of works.

November 2020

- Request quotation from Western Power for power upgrade.
- Request for Quotations for non Western Power portion of works.

October 2020

- Design and documentation 100% complete.

September 2020

- Design and documtation 95% complete.

August 2020

- Design and documentation in progress.

July 2020

- Preliminary design commenced.