

# agenda

## Briefing Session

A BRIEFING SESSION WILL BE HELD IN  
CONFERENCE ROOM 1, JOONDALUP CIVIC CENTRE,  
BOAS AVENUE, JOONDALUP

**ON** TUESDAY, 8 FEBRUARY 2011  
**COMMENCING AT** 6.30 pm



**JAMIE PARRY**  
Director Governance and Strategy

FOR CHIEF EXECUTIVE OFFICER

4 February 2011

[www.joondalup.wa.gov.au](http://www.joondalup.wa.gov.au)

**PUBLIC QUESTION TIME**

Members of the public are requested to lodge questions in writing by close of business on **Monday, 7 February 2011**

Answers to those questions received within that timeframe will, where practicable, be provided in hard copy form at the Briefing Session.

**QUESTIONS TO**

[council.questions@joondalup.wa.gov.au](mailto:council.questions@joondalup.wa.gov.au)

PO Box 21 Joondalup WA 6919

[www.joondalup.wa.gov.au](http://www.joondalup.wa.gov.au)

## **BRIEFING SESSIONS**

The following procedures for the conduct of Briefing Sessions were adopted at the Council meeting held on 17 March 2009:

### **INTRODUCTION**

The modern role of the Elected Council is to set policy and strategy, and provide goals and targets for the local government (City of Joondalup). The employees, through the Chief Executive Officer, have the task of implementing the decisions of the Elected Council.

A well-structured decision-making process that has established procedures will provide the elected body with the opportunity to:

- have input into the future strategic direction set by the Council;
- seek points of clarification;
- ask questions;
- be given adequate time to research issues;
- be given maximum time to debate matters before the Council;

and ensure that the elected body is fully informed to make the best possible decision for all the residents of the City of Joondalup.

### **PURPOSE OF BRIEFING SESSIONS**

Briefing Sessions will involve Elected Members, staff, and external advisors (where appropriate) and will be open to the public.

Briefing Sessions will provide the opportunity for Elected Members to be equally informed and seek additional information on matters prior to the presentation of such matters to the next ordinary meeting of Council for formal consideration and decision.

### **PROCEDURES FOR BRIEFING SESSIONS**

The following procedures will apply to Briefing Sessions that are conducted by the City of Joondalup.

- 1 Briefing Sessions will be open to the public except for matters of a confidential nature. The guide in determining those matters of a confidential nature shall be in accordance with the Local Government Act 1995.
- 2 Dates and times for Briefing Sessions will be set well in advance where practicable, and appropriate notice given to the public.
- 3 The Chief Executive Officer will ensure timely written notice and an agenda for each Briefing Session will be provided to all Elected Members, Members of the public and external advisors (where appropriate).

- 4 The Mayor is to be the Presiding Member at Briefing Sessions. If the Mayor is unable or unwilling to assume the role of Presiding Member, then the Deputy Mayor may preside at the Briefing Session. If the Deputy Mayor is unable or unwilling, those Elected Members present may select one from amongst themselves to preside at the Briefing Session.
- 5 There is to be no debate amongst Elected Members on any matters raised during the Briefing Session;
- 6 Relevant employees of the City will be available to make a presentation or respond to questions on matters listed on the agenda for the Briefing Session;
- 7 All Elected Members will be given a fair and equal opportunity to participate in the Briefing Session;
- 8 The Presiding Member will ensure that time is made available to allow for all matters of relevance to be covered;
- 9 Elected Members, employees and relevant consultants shall disclose their interests on any matter listed for the Briefing Sessions. When disclosing an interest the following is suggested:
  - (a) Interests are to be disclosed in accordance with the provisions of the Local Government Act 1995 and the City's Code of Conduct.
  - (b) Elected Members disclosing a financial interest will not participate in that part of the Session relating to the matter to which their interest applies and shall depart the room;
  - (c) Employees with a financial interest in a matter may also consider it appropriate to depart the room when the matter is being considered.
- 10 Elected Members have the opportunity to request matters to be included on the agenda for consideration at a future Briefing Session at Item 10 on the Briefing Session agenda.
- 11 A record shall be kept of all Briefing Sessions. As no decisions are made at a Briefing Session, the record need only be a general record of the items covered but shall record any disclosure of interests as declared by individuals. A copy of the record is to be forwarded to all Elected Members.
- 12 Members of the public may make a deputation to a Briefing Session by making a written request to the Mayor by 4pm on the working day immediately prior to the scheduled Briefing Session. Deputations must relate to matters listed on the agenda of the Briefing Session.
- 13 Other requirements for deputations are to be in accordance with the Standing Orders Local Law where it refers to the management of deputations.

## PROCEDURES FOR PUBLIC QUESTION TIME

The following procedures for the conduct of Public Question Time were adopted at the Council meeting held on 17 March 2009:

### Questions asked verbally

- 1 Members of the public are invited to ask questions at Briefing Sessions. Questions asked at a Briefing Session must relate to a matter contained on the agenda.
- 2 A register will be provided for those persons wanting to ask questions to enter their name. Persons will be requested to come forward in the order in which they are registered, and to give their name and address.
- 3 Public question time will be limited to two minutes per member of the public, with a limit of two verbal questions per member of the public.
- 4 Statements are not to precede the asking of a question during public question time. Statements should be made during public statement time.
- 5 Members of the public are encouraged to keep their questions brief to enable everyone who desires to ask a question to have the opportunity to do so.
- 6 Public question time will be limited to the legislative minimum of 15 minutes. Public question time is declared closed following the expiration of the allocated 15 minute time period, or earlier if there are no further questions. The Presiding Member may extend public question time in intervals of ten minutes, but the total time allocated for public question time is not to exceed thirty five (35) minutes in total.
- 7 Questions are to be directed to the Presiding Member and shall be asked politely, in good faith, and are not to be framed in such a way as to reflect adversely or to be defamatory on a particular Elected Member or City employee. The Presiding Member shall decide to:
  - accept or reject any question and his/her decision is final;
  - nominate a member of the Council and/or City employee to respond to the question;
  - take a question on notice. In this case a written response will be provided as soon as possible, and included in the agenda of the next briefing session.
- 8 Where an Elected Member is of the opinion that a member of the public is:
  - asking a question at a Briefing session that is not relevant to a matter listed on the agenda, or;
  - making a statement during public question time;they may bring it to the attention of the Presiding Member who will make a ruling
- 9 Questions and any response will be summarised and included in the notes of the Briefing Session.

- 10 It is not intended that question time should be used as a means to obtain information that would not be made available if it was sought from the City's records under Section 5.94 of the Local Government Act 1995 or the Freedom of Information (FOI) Act 1992. Where the response to a question(s) would require a substantial commitment of the City's resources, the Chief Executive Officer (CEO) will determine that it is an unreasonable impost upon the City and refuse to provide it. The CEO will advise the member of the public that the information may be sought in accordance with the FOI Act 1992.

**Questions in Writing – (Residents and/or ratepayers of the City of Joondalup only).**

- 1 Only City of Joondalup residents and/or ratepayers may submit questions to the City in writing.
- 2 Questions must relate to a matter contained on the agenda.
- 3 The City will accept a maximum of 5 written questions per City of Joondalup resident/ratepayer. To ensure equality and consistency, each part of a multi-part question will be treated as a question in its own right.
- 4 Questions lodged by the close of business on the working day immediately prior to the scheduled Briefing Session will be responded to, where possible, at the Briefing Session. These questions, and their responses, will be distributed to Elected Members and made available to the public in written form at the meeting.
- 5 The Presiding Member shall decide to accept or reject any written question and his/her decision is final. Where there is any concern about a question being offensive, defamatory or the like, the Presiding Member will make a determination in relation to the question. Questions determined as offensive, defamatory or the like will not be published. Where the Presiding Member rules questions to be out of order, an announcement to this effect will be made at the meeting, including the reason(s) for the decision.
- 6 The Presiding Member may rule questions out of order where they are substantially the same as questions previously submitted and responded to.
- 7 Written questions unable to be responded to at the Briefing Session will be taken on notice. In this case, a written response will be provided as soon as possible and included on the agenda of the next Briefing Session.
- 8 A person who submits written questions may also ask questions at a Briefing Session and questions asked verbally may be different to those submitted in writing.
- 9 Questions and any response will be summarised and included in the notes of the Briefing Session.

- 10 It is not intended that question time should be used as a means to obtain information that would not be made available if it was sought from the City's records under Section 5.94 of the Local Government Act 1995 or the Freedom of Information (FOI) Act 1992. Where the response to a question(s) would require a substantial commitment of the City's resources, the Chief Executive Officer (CEO) will determine that it is an unreasonable impost upon the City and refuse to provide it. The CEO will advise the member of the public that the information may be sought in accordance with the FOI Act 1992.

**DISCLAIMER**

Responses to questions not submitted in writing are provided in good faith and as such, should not be relied upon as being either complete or comprehensive.

## PROCEDURES FOR PUBLIC STATEMENT TIME

The following procedures for the conduct of Public Statement Time were adopted at the Council meeting held on 18 December 2007:

- 1 Members of the public are invited to make statements at Briefing Sessions. Statements made at a Briefing Session must relate to a matter contained on the agenda.
- 2 A register will be provided for those persons wanting to make a statement to enter their name. Persons will be requested to come forward in the order in which they are registered, and to give their name and address.
- 3 Public statement time will be limited to two minutes per member of the public.
- 4 Members of the public are encouraged to keep their statements brief to enable everyone who desires to make a statement to have the opportunity to do so.
- 5 Public statement time will be limited to a maximum of 15 minutes. Public statement time is declared closed following the 15 minute allocated time period, or earlier if there are no further statements.
- 6 Statements are to be directed to the Presiding Member and are to be made politely in good faith and are not to be framed in such a way as to reflect adversely or be defamatory on a particular Elected Member or City employee.
- 7 Where an Elected Member is of the opinion that a member of the public is making a statement at a Briefing session, that is not relevant to a matter listed on the draft agenda, they may bring it to the attention of the Presiding Member who will make a ruling.
- 8 A member of the public attending a Briefing Session may present a written statement rather than making the Statement verbally if he or she so wishes.
- 9 Statements will be summarised and included in the notes of the Briefing Session.

## DEPUTATION SESSIONS

Council will conduct an informal session on the same day as the Briefing Session in Conference Room 1, Joondalup Civic Centre, Boas Avenue, Joondalup, commencing at 6.30 pm where members of the public may present deputations by appointment only. (Please note that deputation requests are to be received by no later than 4.00 pm on the Monday prior to a Briefing Session.)

A time period of fifteen (15) minutes is set-aside for each deputation, with five (5) minutes for Elected members' questions. Deputation sessions are open to the public.

\* *Any queries on the agenda, please contact Governance Support on 9400 4369*



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### **LATE ITEMS / ADDITIONAL INFORMATION**

In the event that further documentation becomes available prior to this Briefing Session, the following hyperlink will become active:

[Additional Information080211.pdf](#)

## CITY OF JOONDALUP – BRIEFING SESSION

To be held in Conference Room 1, Joondalup Civic Centre, Boas Avenue, Joondalup on **Tuesday, 8 February 2011** commencing at **6.30 pm**

### ORDER OF BUSINESS

#### 1 OPEN AND WELCOME

#### 2 DEPUTATIONS

#### 3 PUBLIC QUESTION TIME

The following questions were submitted to the Briefing Session held on 7 December 2010:

**Mrs C Trethowen, Warwick:**

*Re: Late Report – Ellersdale and Marri Park Landscape Master Planning Upgrades 2010/11*

*Q1 Why is the City of Joondalup ignoring the wishes of the Warwick residents, as expressed by 100% of the attendees at the information meeting held 1 November 2010, that all the mulch at Ellersdale Park (except that in the area surrounding the existing sump) be removed?*

*A1 It is proposed that the removal of the mulch be given priority and be completed before the end of December. In the Plan before Council only one area is mulch the other areas are dry grass. The Plan will be modified to clarify this.*

**Mrs J Miller, Warwick:**

*Re: Late Report – Ellersdale and Marri Park Landscape Master Planning Upgrades 2010/11*

*Q1 At the public meeting at Ellersdale Park, Council representatives promised the people that the mulch would be removed. Why is this promise now being broken with only part removal proposed?*

*A1 It is proposed that the removal of the mulch be given priority and be completed before the end of December. In the Plan before Council only one area is mulch the other areas are dry grass. The Plan will be modified to clarify this.*

*Q2 Why is the promise by both Council and Mayor to complete the enhancement of the park, all in one go, also being broken with a substituted two year plan, which has also eliminated the promise of supplying a water fountain and barbeque for the park?*

*A2 The program for the enhancement of the park requires that the City re-consult with the residents regarding the playground and the sump. The resultant works cannot be completed until early 2011/12 hence the funding has been*

allocated from this budget. Only two of the 74 submissions referred to the barbecue, consequently these have been listed for future consideration.

- Q3 *Why is it that our neighbouring suburb Greenwood recently had three parks enhanced and completed in one go with everything from green grass, new equipment, barbecues, water fountains and picnic benches, with no two year plan or any mulch to be seen?*
- A3 The three parks that were upgraded in Greenwood were part of a five year infrastructure program previously adopted by Council. The Landscape Master Planning principles are yet to be applied to these parks.
- Q4 *Why is it that Greenwood is given both priority and funding over Warwick with its parks?*
- A4 Greenwood is not given priority over Warwick. The replacement of park infrastructure, throughout the City, is based on the age and condition of the existing equipment in accordance with the Council adopted Five Year Capital Works Program.

**Mrs L A Tovey, Warwick:**

Re: *Late Report – Ellersdale and Marri Park Landscape Master Planning Upgrades 2010/11*

- Q1 *Will all the mulch be removed from Ellersdale Park as indicated at the Information Evening where representatives, including the Mayor, gave that undertaking? It has been suggested the oval could be watered less often and the park area once a week. Otherwise residents preferred a 'dry' park?*
- A1 It is proposed that the removal of the mulch be given priority and be completed before the end of December. In the Plan before Council only one area is mulch the other areas are dry grass. The Plan will be modified to clarify this.
- Q2 *Why was the mulch that was used on Ellersdale Park and Oval banks not a pine chip instead of the low grade rubbish which has caused respiratory infections and other health problems?*
- A2 The mulch that was delivered was collected from the incorrect heap. The delivered mulch was excessively aged and had remnant waste within the material. The contractors have been advised that the City will not accept this material.
- Q3 *Why haven't a drink fountain, barbecue facilities and solar lighting been included in the revised plan? I have noted smaller parks in Greenwood have these facilities?*
- A3 The drinking fountain, barbecue and solar lighting have not been considered in the revised plan. Only two of the 74 submissions referred to the provision of a barbecue, consequently these have been listed for future consideration.
- Q4 *How soon will the playground equipment be moved adjacent to the swings on the same side of the footpath. The expectation is that it has sail cloth shades as in other parks?*

- A4 New playground equipment is programmed to be installed early in 2011/12. The City had not planned to include a shade structure of this type due to the proximity of shade trees. However, the climbing equipment will be provided with a roof structure.
- Q5 *Was the revised plan for Ellersdale Oval distributed to the wider community? Our copy arrived hand delivered on Sunday because of an incorrect address?*
- A5 The Ellersdale Park plan was distributed to all residents who provided a response to the consultation. Unfortunately, Mrs Tovey's was sent to the wrong address.

**Mr E Tovey, Warwick:**

*Re: Late Report – Ellersdale and Marri Park Landscape Master Planning Upgrades 2010/11*

- Q1 *Will the removal of the mulch be given priority as was promised by the Mayor at a recent public meeting? Several residents have complained about sore throat and respiratory problems since the mulch was?*
- A1 It is proposed that the removal of the mulch be given priority and be completed before the end of December. In the Plan before Council only one area is mulch the other areas are dry grass. The Plan will be modified to clarify this.
- Q2 *Is the new playground to be shaded (using sails) similar to the recent developments in Greenwood?*
- A2 The City had not planned to include a shade structure of this type due to the proximity of shade trees. However, the climbing equipment will be provided with a roof structure.
- Q3 *Will the Council please provide more detail with respect to the redevelopment of the sump?*
- A3 The sump is programmed for redevelopment in 2011/12 to improve its operation in removing nutrients from the stormwater and to be more aesthetically pleasing to the community. This includes reshaping the sump, planting vegetation which absorbs the nutrients and installing a more aesthetically-pleasing fence. The program for the enhancement of the park requires that the City re-consult with residents regarding the playground and the sump.

**Mrs G Brazier, Warwick:**

*Re: Late Report – Ellersdale and Marri Park Landscape Master Planning Upgrades 2010/11*

- Q1 *Why is there now a revised plan for Ellersdale Park, when it was agreed at the information night, held on 1 November 2010, that all the mulch be removed as was the wishes of all the residents except the immediate area of the existing sump?*
- A1 It is proposed that the removal of the mulch be given priority and be completed before the end of December. In the Plan before Council only one area is mulch the other areas are dry grass. The Plan will be modified to clarify this.

- Q2 *Could a priority be given to the removal of the mulch because of health issues?*
- A2 See Answer 1.
- Q3 *Will the residents of Warwick be given the same consideration for Ellersdale Park as the residents of Greenwood, in relation to the amenities at the Greenwood Parks?*
- A3 Residents in Warwick are given the same consideration as the residents of Greenwood. The replacement of park infrastructure, throughout the City, is based on the age and condition of the existing equipment in accordance with the Council adopted Five Year Capital Works Program.
- Q4 *Why is there so much water being used on the oval area when the oval is not being used by professional sports people? The oval has been kept in a perfectly usable condition over the last 30 years or so with the previous watering regime.*
- A4 The increased watering regime since the installation of the new reticulation system is to ensure that the turf at the bottom of its root structure has not dried out. This is carried out with approval from the Department of Water. Watering of the park will revert to the original regime in the near future.

**Mr M Brazier, Warwick:**

*Re: Late Report – Ellersdale and Marri Park Landscape Master Planning Upgrades 2010/11*

- Q1 *If any mulch is to be placed around the existing sump area, can the quality of the mulch be dramatically improved as not to affect the health of residents?*
- A1 Yes, any mulch that may be used in the City's parks in the future will be of a superior quality.
- Q2 *If mulch is to be placed around the existing sump area, can the children's playground be relocated to the proposed new area at the same time, due to any health risks to the children because of the close proximity to the mulch?*
- A2 It is proposed that the playground at Ellersdale Park will be relocated before any redevelopment of the sump. The program for the enhancement of the park requires that the City re-consult with residents regarding the playground and the sump.
- Q3 *Why is the existing sump area under consideration for future redevelopment?*
- A3 The sump is programmed for redevelopment in 2011/12 to improve its operation in removing nutrients from the stormwater and to be more aesthetically pleasing to the community. This includes reshaping the sump, planting vegetation which absorbs the nutrients and installing a more aesthetically-pleasing fence.

**Mr A Fisher, York:**

*Re: Tender 030/10 – Domestic Rubbish and Recycling Collection Services*

*Q1 Given the significant difference in the tendered amounts, has Council been provided with a suitable amount of information upon which to choose tenders that will incur more than \$450,000 per annum in additional cost to ratepayers? The Transpacific Cleanaway tenders equate to approximately \$2,300,000 extra over a five year term, or approximately \$3,200,000 extra over seven years when compared to the Avon Waste offer.*

A1 The Chief Executive Officer advised that the City has a panel that reviews all tenders submitted both in terms of qualitative and quantitative information in relation to the tender conditions; the second aspect being price. The basis of the report identifies the ranking of each of the tenders that have been submitted.

*Q2 Given the 30 years experience that Avon Waste has gained, where they face a greater logistical challenge servicing 30 separate Western Australian Council contracts that those required for the Joondalup contracts, has Council been provided with a suitable assessment of their capability to meet the requirements of Council's waste tenders? Avon Waste is a wholly Western Australian owned and operated company and has gained this experience contracting with Western Australian local governments.*

A2 The Chief Executive Officer advised that the process used by the City to analyse tenders is based on its knowledge of its business. The assessment was made on the information provided and page 130 sets out the qualitative ranking for the tenders received.

Mayor Pickard advised that it was the Council's role to accept or reject the recommendation put before it by the administration. Should Elected Members require additional information to assist in the decision making process, they are encouraged to seek further clarification from the Chief Executive Officer.

**Mrs D Southall, Mullaloo:**

*Re: Item 5 – Petition regarding Disused Materials at Lot 499 (5) Periwinkle Road, Mullaloo*

*Q1 The water tank is leaning over and is a hazard?*

A1 The Chief Executive Officer advised that he was in possession of a photograph and shared the concerns raised and that the matter would be addressed.

*Q2 The overall appearance of the property raises safety issues with respect to the amount of rubbish. What further action is proposed to be taken?*

A2 Mayor Pickard stated that the Council had afforded the owner a degree of compassion with respect to cleaning up the property, but on advice received the resident has not been overly co-operative. Whilst some rubbish has been removed, this has been replaced with other articles. As a result, the City is required to start the process all over again. The Council considers this a serious action and will consider directing the City to take all legal action it can.



**Statement by Mayor Pickard – Issues relating to Ellersdale and Marri Parks**

Mayor Pickard expressed his concerns in relation to the processes and the way in which this matter has been handled and offered his apologies to those members of the public present. He advised that at the public meeting attended by Crs Fishwick and Diaz, the Acting Chief Executive Officer and himself a question was raised as to when this item was to be presented to Council.

Mayor Pickard stated that he was alerted on Friday, 3 December 2010 that the item in relation to Ellersdale and Marri Parks had not been listed on the agenda for the Briefing Session. As a result of the item not being listed on the agenda, Cr Russ Fishwick had lodged a Notice of Motion to be presented to the Council meeting to be held on Tuesday, 14 December 2010 which requested that the mulch be removed from Ellersdale Reserve prior to 24 December 2010, with a further report to be presented to Council in February 2011.

**Statement by Chief Executive Officer – Issues relating to Ellersdale and Marri Parks**

The Chief Executive Officer offered his personal apologies for the way in which this matter had been dealt with and advised that it had not been executed in accordance with the City's protocols and programs.

The Chief Executive Officer advised his initial intention had been to issue a directive for immediate removal of the mulch, but did not pursue this further. He had visited the site a number of times during the week and shared the concerns and angst of the community.

The matter will be considered by Council on Tuesday, 14 December 2010 and actions will be put in place after that date to rectify the situation.

**Mr M Brazier, Warwick:**

*Re: Late Report – Ellersdale and Marri Park Landscape Master Planning Upgrades 2010/11*

*Q1 At 2.00pm today (7 December 2010) there were two bobcats and one dump truck working at Ellersdale Park. Was this a token gesture or part of a running campaign by the City?*

*A1 The CEO responded that this was not a token gesture and it was the City's intent to get in quickly and improve the situation for the residents. The CEO apologised to the residents and advised that the Council will decide on action at the Council Meeting to be held on Tuesday, 14 December 2010.*

Mayor Pickard stated that to merely remove the mulch would not provide clarity to the residents on what the City plans to do next in the park. The decision by Council at its meeting to be held on Tuesday, 14 December 2010 would provide this clarity.

**Name and suburb stated, but unclear:**

*Re: Item 8 - Proposed Skate Park – Mirror Park, Ocean Reef*

*Q1 Regarding Part 3 of the recommendation. The recommendation states that the Working Group will comprise of young people and City staff. Why will there be no appointment of older persons onto the Working Group? There is a need to consult with everyone from all age groups.*

A1 The Chief Executive Officer advised that the Working Group will be providing input into the design of the skate park.

*Q2 Would the young people be able to choose the location of the skate park within Mirror Park?*

Q2 Mayor Pickard advised that it is the Council who will approve the location of the skate park.

*Q3 The toilet facilities at Mirror Park are never open. Would they be open in the future?*

A3 Mayor Pickard advised that the toilets are open if the facility is booked. The toilets are kept locked, other than when booked, as opened toilets are an opportunity for antisocial behaviour.

**Mr P Horsburgh, Ocean Reef:**

*Re: Item 8 - Proposed Skate Park – Mirror Park, Ocean Reef*

*Q1 What were the consultation findings? Did people oppose the idea of a skate park or were they in favour of it?*

A1 Mayor Pickard stated that the City's administration presents the consultation findings within the report and it is up to the reader to extrapolate that information. Ultimately the administration interprets this information and provides a recommendation for the consideration of Council.

## 4 PUBLIC STATEMENT TIME

The following statements were submitted to the Briefing Session held on 7 December 2010:

**Mr P Horsburgh, Ocean Reef**

*Re: Item 8 – Proposed Skate park – Mirror Park, Ocean Reef.*

Mr Horsburgh spoke in relation to the proposed Skate park at Mirror Park, Ocean Reef.

**Mrs C Trethowen, Warwick:**

*Re: Late Report – Ellersdale and Marri Park Landscape Master Planning Upgrades 2010/11.*

Mrs Trethowen spoke in relation to the Ellersdale Park Landscape Master Planning Upgrades 2010/11.

**Mrs W East, Mullaloo:**

*Re: Item 5 - Petition Regarding Disused Materials at Lot 499 (5) Periwinkle Road, Mullaloo.*

Mrs East spoke in relation to the condition of the property and the affect it has had on the residents and amenity of the street.

**Mr G Cook, Kingsley:**

*Re: Item 18 - Request for Parking Restrictions – Willesden Drive, Kingsley.*

Mr Cook spoke in relation to the Request for Parking Restrictions – Willesden Drive, Kingsley.

## 5 APOLOGIES AND LEAVE OF ABSENCE

Apologies: Cr Tom McLean  
Cr Philippa Taylor

**Leave of Absence previously approved**

Cr Christine Hamilton-Prime

27 February 2011 – 3 March 2011 inclusive

**6 DECLARATIONS OF FINANCIAL INTEREST/INTEREST THAT  
MAY AFFECT IMPARTIALITY**

**7 REPORTS**

## **ITEM 1                    MONTHLY TOWN PLANNING DELEGATED AUTHORITY REPORT DEVELOPMENT, CODE VARIATIONS AND SUBDIVISION APPLICATIONS - NOVEMBER/DECEMBER 2010**

**WARD:** All

**RESPONSIBLE:** Ms Dale Page, Director Planning and Development

**FILE NUMBER:** 07032, 05961

**ATTACHMENTS:** Attachment 1 Monthly Development Applications Determined -  
November/December 2010  
Attachment 2 Monthly Building Application Code Variations  
Decision - November/December 2010  
Attachment 3 Subdivision Applications Processed -  
November/December 2010

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### **PURPOSE**

To report on the number and nature of applications considered under Delegated Authority.

### **EXECUTIVE SUMMARY**

The provisions of clause 8.6 of the text to the District Planning Scheme No 2, allow Council to delegate all or some of its development control powers to a committee or an employee of the City.

The purpose of delegation of certain powers by Council, in addition to other town planning matters, is to facilitate timely processing of development applications, R-codes variations and subdivision applications. The framework for the delegation of those powers is set out in resolutions adopted by Council and is reviewed on a two yearly basis, or as required. All decisions made by staff, acting under delegated authority as permitted under the delegation notice, are reported to Council on a monthly basis.

This report identifies the following applications which were determined by the administration with Delegated Authority powers during November/December 2010 (see Attachments 1, 2 and 3 respectively):

- 1 Planning applications (development applications and Residential Design Codes variations).
- 2 Building applications (Residential Design Codes variations).
- 3 Subdivision applications.

## BACKGROUND

The District Planning Scheme No 2 requires that delegation be reviewed every two years, unless a greater or lesser period is specified by Council. At its meeting held on 20 July 2010, Council adopted the most recent Town Planning Delegation.

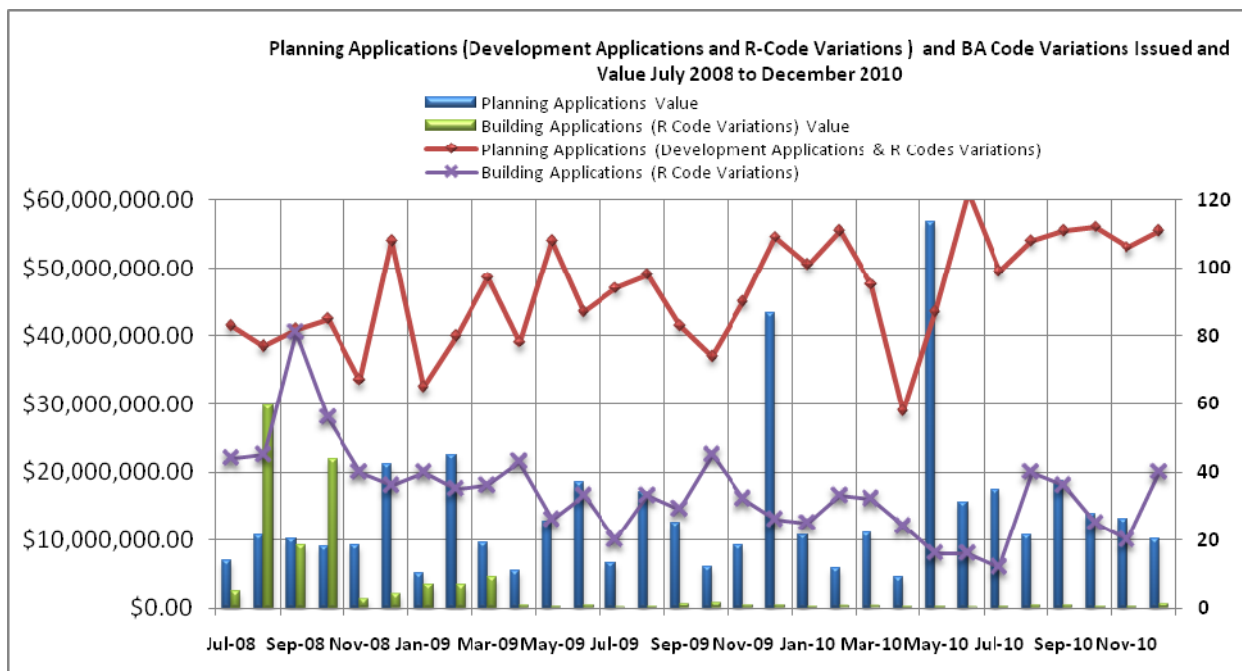
## DETAILS

The number of applications determined under delegated authority for the period of November/December 2010, is shown below:

Approvals determined under delegated authority – November/December 2010		
Type of Approval	Number	Value (\$)
Planning applications (development applications & R-Codes variations)	217	\$ 22,188,956
Building applications (R-Codes variations)	60	\$ 823,153
<b>TOTAL</b>	<b>277</b>	<b>\$ 23,012,109</b>

The number of development applications received during the period for November/December was 216. (This figure does not include any applications that may become the subject of an R-Code variation as part of the building licence approval process).

The number of development applications current at the end of December was 149. Of these, 44 were pending additional information from applicants, and 46 were being advertised for public comment.



<b>Subdivision approvals processed under delegated authority From 1 November to 31 December 2010</b>		
<b>Type of approval</b>	<b>Number</b>	<b>Potential additional new lots</b>
Subdivision applications	4	3
Strata subdivision applications	4	8

The above subdivision applications may include amalgamation and boundary realignments, which may not result in any additional lots.

### **Legislation/Strategic Plan/Policy Implications**

**Legislation** Clause 8.6 of the District Planning Scheme No 2 permits development control functions to be delegated to persons or Committees. All subdivision applications were assessed in accordance with relevant legislation and policies, and a recommendation made on the applications to the Western Australian Planning Commission.

### **Strategic Plan**

**Key Focus Area:** The Built Environment

**Objective** Give timely and thorough consideration to applications for statutory approval.

The use of a delegation notice allows staff to efficiently deal with many simple applications that have been received and allows the elected members to focus on strategic business direction for the Council, rather than day-to-day operational and statutory responsibilities.

### **Policy**

As above.

### **Risk Management considerations:**

The delegation process includes detailed practices on reporting, checking and cross checking, supported by peer review in an effort to ensure decisions taken are lawful, proper and consistent.

### **Financial/Budget Implications:**

A total of 277 applications were determined for the months of November/December with a total amount of \$98,479 received as application fees.

All figures quoted in this report are exclusive of GST.

### **Regional Significance:**

Not Applicable.

**Sustainability Implications:**

Not Applicable.

**Consultation:**

Consultation may be required by the provisions of the Residential Design Codes, any relevant policy and/or the District Planning Scheme.

Of the 217 development applications determined during November/December 2010, consultation was undertaken for 113 of those applications. Applications for Residential Design Codes variations as part of building applications are required to include comments from adjoining landowners. Where these comments are not provided, the application will become the subject of a planning application (R-Codes variation). The eight subdivision applications processed during November/December 2010 were not advertised for public comment, as the proposals complied with the relevant requirements.

**COMMENT**

Large local governments utilise levels of delegated authority as a basic business requirement in relation to Town Planning functions. The process allows for timeliness and consistency in decision-making for rudimentary development control matters. The process also allows the elected members to focus on strategic business direction for the Council, rather than day-to-day operational and statutory responsibilities.

All proposals determined under delegated authority are assessed, checked, reported on and cross checked in accordance with relevant standards and codes.

**VOTING REQUIREMENTS**

Simple Majority

**RECOMMENDATION**

**That Council NOTES the determinations made under Delegated Authority in relation to the:**

- 1 Development applications and R-Codes variations described in Attachments 1 and 2 to this Report during November/December 2010;**
- 2 Subdivision applications described in Attachment 3 to this Report during November/December 2010.**

*Appendix 1 refers*

To access this attachment on electronic document, click here: [Attach1brf080211.pdf](#)



## **ITEM 2                    PROPOSED BOUNDARY REALIGNMENT OF PARKS AND RECREATION RESERVE AT LOT 106 WEST COAST DRIVE, MARMION**

<b>WARD:</b>	South
<b>RESPONSIBLE:</b>	Ms Dale Page, Director Planning and Development
<b>FILE NUMBER:</b>	03363
<b>ATTACHMENTS:</b>	Attachment 1      Location Plan Attachment 2      Proposed Boundary Realignment

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### **PURPOSE**

The purpose of this report is for Council to consider a proposal to excise land and realign the boundary between Lot 105, Lot 106 and Lot 300 West Coast Drive, Marmion, to accommodate the current building encroachments.

### **EXECUTIVE SUMMARY**

The City has received a request to realign the lot boundaries of Lot 106 West Coast Drive, Marmion, to accommodate the existing Marmion Angling and Aquatic Club (MAAC) building, particularly the awning structures which currently encroach into Lot 105, and to include a portion of the sea wall to the west and the bituminised area to the east and south of the club building for the purpose of vehicle parking and access to a service door.

There are no physical changes proposed to the club building as part of the proposal. A small portion of land to the north of the Club building will be excised from Lot 106 and amalgamated into Lot 105. At the same time, a portion of Lot 300 will be excised and amalgamated into Lot 106.

As the proposal is largely to rectify current building encroachments, it is considered that the proposal will not have any adverse impact upon the public access to or use of the reserves. Therefore, the excision and subsequent boundary realignment is supported.

### **BACKGROUND**

<b>Suburb/Location:</b>	Lot 106 (67) West Coast Drive, Marmion
<b>Applicant:</b>	Marmion Angling and Aquatic Club
<b>Owner:</b>	Crown Land
<b>Zoning:</b>	<b>DPS:</b> Parks and Recreation
	<b>MRS:</b> Parks and Recreation
<b>Site Area:</b>	1111.81m <sup>2</sup>
<b>Structure Plan:</b>	Not Applicable

Lot 106 contains the Marmion Angling and Aquatic Club building and the boat ramp to the north of the club building. Part of the portico structures along the eastern site of the building encroach the boundary to Lot 105. Lot 106 is 'land locked' between Lot 105 and Lot 300, that is, there is no legal vehicle access to the site from West Coast Drive.

**Suburb/Location:** Lot 105 (53) West Coast Drive, Marmion  
**Applicant:** Marmion Angling and Aquatic Club  
**Owner:** Crown Land  
**Zoning:** **DPS:** Parks and Recreation  
**MRS:** Parks and Recreation  
**Site Area:** 1529.66m<sup>2</sup>  
**Structure Plan:** Not Applicable

Lot 105 is located to the north and east of Lot 106 and is directly accessible from West Coast Drive. The site contains public car parking and a storage shed which is used by the Marmion Angling and Aquatic Club.

**Suburb/Location:** Lot 300 (45) West Coast Drive, Marmion  
**Applicant:** Marmion Angling and Aquatic Club  
**Owner:** Crown Land  
**Zoning:** **DPS:** Parks and Recreation  
**MRS:** Parks and Recreation  
**Site Area:** 45,572m<sup>2</sup>  
**Structure Plan:** Not Applicable

Lot 300 foreshore reserve is located on the western side of Lot 106 and extends to the north and south of the site. The lot contains an existing limestone retaining wall along the western side of the Club building. The northern part of the lot contains public car parking and the southern part of the lot contains public car parking, a toilet block and existing vegetation.

## DETAILS

The City has been provided with a proposed plan to realign the lot boundaries between Lot 106 and Lots 105 and 300 West Coast Highway to ensure the Club building is wholly contained within Lot 106 (Attachment 2 refers).

The lot boundaries will be extended to:

- Include a portion of the retaining sea wall to the west of the club building;
- Include the awnings and car parking bays at the front of the building on the eastern side;
- Create an area for delivery vehicles to access to a service door to the south of the club building.

A small portion (approximately 33m<sup>2</sup>) of land to the north of the Club building will be excised from Lot 106 and amalgamated into Lot 105. This portion of land will effectively offset the portion of Lot 300 to the west and south of the Club building which is to be added to Lot 106.

As a result of extending the boundary to include the awnings, the car parking bays immediately parallel to the front of the Club building, adjacent to West Coast Drive, will be included in Lot 106.

Should Council support the excision and boundary realignment, the applicant will be required to provide an appropriate plan showing the new boundaries and land areas. The plan will also include an easement so as to provide vehicle access to Lot 106 from West Coast Driveway. The plan will be forwarded to the Department of Regional Development and Lands in order to create new land titles.

### **Issues and options considered:**

The options available to Council are to:

- Resolve to support the boundary realignment and forward the proposal to the Department of Regional Lands and Development; or
- Resolve not to support the boundary realignment.

### **Legislation/Strategic Plan/Policy Implications**

#### **Legislation**

##### Land Administration Act 1997

A Crown Grant in Trust was granted over Lot 106 under the former Land Act 1933. The Land Act 1997 supersedes this legislation with section 75 of the Act now being relevant as well as section 87.

Section 75 allows the Minister to transfer land in fee simple subject to conditions, whereas Section 87 provides for the Minister to convey in fee simple or lease Crown land for subsequent amalgamation with adjoining land.

The parts of Section 87 which are of particular relevance are as follows:

- (2) *Whenever the Minister considers that a parcel of Crown land is:*
- (a) *unsuitable for retention as a separate location or lot, or for subdivision and retention as separate locations or lots, because of its geographical location, potential use, size, shape or other reason based on good land use planning principles; but*
  - (b) *suitable for –*
    - (i) *conveyance in fee simple to the holder of the fee simple; or*
    - (ii) *disposal by way of lease to the holder of a lease granted by the Minister under this Act,*

*of land adjoining that parcel, the Minister may, with the consent of that holder and on payment to the Minister of the price, or of the initial instalment of rent, as the case requires, agreed with the holder, by order convey that parcel in fee simple or lease that parcel to that holder and amalgamate that parcel with the adjoining land.*
- (5) *On the amalgamation under subsection (2) or (3) of the whole or part of a parcel of Crown land with the adjoining land –*
- (a) *that parcel or part becomes, if the adjoining land is –*
    - (i) *land held in freehold, part of the adjoining land and held in the same freehold ; or*

*(ii) Crown land held under lease, part of the adjoining land and held under the same lease,*

*and, if the adjoining land with the adjoining land is subject to any encumbrance, that parcel or part becomes subject to that encumbrance as if it had been part of the adjoining land when that encumbrance was created; and*

*(b) the Registrar must alter the Certificate of Title or the certificate of Crown land title and the Register so as to show that that parcel or part forms part of the adjoining lot.*

**Strategic Plan**

Not Applicable.

**Policy**

Not Applicable.

**Risk Management considerations:**

Not Applicable.

**Financial/Budget Implications:**

The applicant is responsible for meeting all costs associated with drafting the proposed plan and the final deposited plan depicting the new lot boundaries.

As the boundary realignment is occurring between three Crown Reserves, there is no requirement for any 'purchase' of the various portions of land.

**Regional Significance:**

Not Applicable.

**Sustainability Implications:**

The proposal relates only to the excision of land for the purpose of realigning the boundaries. There is no proposal for additions or new development on the site.

**Consultation:**

The service authorities were consulted for a period of 21 days to determine whether there would be any impact on infrastructure on site.

As there are no proposed physical changes to the site, public consultation was not undertaken.

A response of no objection was received from the Water Corporation, WA Gas Networks and Western Power. Telstra initially provided a standard response which indicated that there was infrastructure on the Lot 105 and 106 which they wish to retain rights over and as such there may be a need to relocate the infrastructure. Following further consultation with Telstra, it was confirmed there was no need to relocate any infrastructure.

## COMMENT

The area proposed to be excised and amalgamated into Lot 106 is limited to the area needed to ensure the Club building, car parking bays, awnings and a portion of the sea wall are contained entirely within the lot. The use of the lot for club purposes is not proposed to be changed.

The boundary realignment does not automatically provide for further development of the site. Any proposal that may in the future be received by the City for Lot 106 will need to be referred to the Western Australian Planning Commission (WAPC) for determination. The City will assess any proposal against the requirements of DPS 2 and consider on its merits before providing a recommendation to the WAPC.

It is considered that the current proposal will not have any adverse impact upon the public access to Lot 105 and 300 to or use of the reserves, therefore the excision and subsequent boundary realignment is supported.

## VOTING REQUIREMENTS

Simple Majority

## RECOMMENDATION

### That Council:

- 1 ADVISES the Department of Regional Development and Lands that there is no objection to the proposed excision of Lot 105 and Lot 300 and amalgamation into Lot 106 West Coast Drive, Marmion in accordance with Attachment 2 to this Report;**
- 2 REQUESTS the Department of Regional Development and Lands proceed with the excision of Lot 105 and Lot 300 in accordance with Attachment 2 to this Report and its amalgamation into Lot 106 West Coast Drive, Marmion.**

*Appendix 2 refers*

To access this attachment on electronic document, click here: [Attach2brf080211.pdf](#)

**ITEM 3                    PROPOSED AMENDMENT TO DISTRICT PLANNING SCHEME NO2 TO REZONE AND RECODE LOT 613 PACIFIC WAY, BELDON, LOT 671 CAMBERWARRA DRIVE, CRAIGIE, LOT 745 CARIDEAN STREET, HEATHRIDGE AND LOT 977 BURLOS COURT, JOONDALUP.**

**WARD:**                    North, Central and North Central

**RESPONSIBLE:**        Ms Dale Page, Director Planning and Development

**FILE NUMBER:**        44501, 37562, 23562, 43172

**ATTACHMENTS:**      Attachment 1        Location Plans  
Attachment 2        Advertising Plans

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**PURPOSE**

The purpose of the report is for Council to initiate four amendments to the District Planning Scheme No 2 (DPS2) for the purposes of public advertising.

**EXECUTIVE SUMMARY**

Four City owned freehold lots have been identified where the lot has not been developed and is not intended to be used by the City for any purpose permitted under the current zonings. The sites are identified as having the potential to be used for residential purposes, and in two cases, restricted to aged persons' dwellings.

Council at its meeting of 21 September 2010 resolved to initiate the amendments to DPS2 to rezone and recode the lots.

The most suitable alternative zoning for these sites is considered to be 'Residential'. The proposed amendments are considered to be acceptable as this will present the opportunity for the sites to be developed for a different type of housing stock within an established area, to meet the needs of the community.

It is recommended that Council initiates the proposed scheme amendments for the purpose of public advertising.

**BACKGROUND**

**Suburb/Location:**    Lot 613 (11) Pacific Way, Beldon

**Applicant:**            City of Joondalup

**Owner:**                City of Joondalup

**Zoning:**              **DPS:** Public Use

**MRS:** Urban

**Site Area:**            2001.38m<sup>2</sup>

**Structure Plan:**      Not Applicable

Lot 613 is currently vacant and there is no record of any past development approval or building licences being issued. The site is opposite Beldon Primary School and is within 500m of the Beldon Shopping Centre. There is a public access way (PAW) abutting the southern boundary of the site. The majority of the surrounding properties have been developed as single dwelling sites except Lot 1 Pacific Way, which has been developed as a Church.

**Suburb/Location:** Lot 671 (178) Camberwarra Drive, Craigie  
**Applicant:** City of Joondalup  
**Owner:** City of Joondalup  
**Zoning:** **DPS:** Civic & Cultural (R20)  
**MRS:** Urban  
**Site Area:** 2000.15m<sup>2</sup>  
**Structure Plan:** Not Applicable

Lot 671 is currently vacant and has not been previously been developed. The site is adjacent to a Medical Centre and is within 100m of the Craigie Shopping Centre. The sites surrounding Lot 671 have been developed as single dwelling sites. The site is identified as being located within Housing Opportunity Area 5 of the City's Draft Local Housing Strategy (LHS). The draft LHS does not propose to change the zoning or coding of the site.

**Suburb/Location:** Lot 745 (103) Caridean Street, Heathridge  
**Applicant:** City of Joondalup  
**Owner:** City of Joondalup  
**Zoning:** **DPS:** Civic & Cultural (R20)  
**MRS:** Urban  
**Site Area:** 2500.87m<sup>2</sup>  
**Structure Plan:** Not Applicable

Lot 745 is a battleaxe shaped lot bounded by the Heathridge Shopping Centre to the east, Admiral Park to the south east, Heathridge Primary School to the south west and residential properties to the North. The site is undeveloped.

**Suburb/Location:** Lot 977 (15) Burlos Court, Joondalup  
**Applicant:** City of Joondalup  
**Owner:** City of Joondalup  
**Zoning:** **DPS:** Civic & Cultural (R20)  
**MRS:** Urban  
**Site Area:** 5125.73m<sup>2</sup>  
**Structure Plan:** Not Applicable

Lot 977 is adjacent to the Candlewood Shopping Centre and is surrounded by low to medium density housing. The site is undeveloped except for a telecommunications tower. Lot 977 contains a driveway for the purpose of allowing vehicle access to Lot 976.

## Council Decision

Council, at its meeting held on 21 September 2010 (CJ163-09/10 refers), resolved, in part, as follows:

*“REQUESTS Council to initiate an amendment to District Planning Scheme No. 2 to rezone the following properties:*

- 6.1 Lot 613 (11) Pacific Way, Beldon from Local Reserve Public Use to Residential/R20;*
- 6.2 Lot 671 (178) Camberwarra Drive, Craigie from Civic and Cultural to Residential/R20;*
- 6.3 Lot 745 (103) Caridean Street, Heathridge from Civic and Cultural to Residential/R40 (Restricted Use - Aged Persons Housing);*
- 6.4 Lot 977 (15) Burlos Court, Joondalup from Civic and Cultural to Residential/R60; (Restricted Use – Aged Persons Housing) including the provision of an area of approximately 300m2 to be subdivided from Lot 977 to accommodate the existing telecommunications network;”*

## **DETAILS**

Council, at its meeting held on 21 September 2010, resolved to initiate an amendment to DPS2 as detailed above.

### **Issues and options considered:**

The issues associated with the proposed amendment are:

- Suitability/potential impact of the proposed zoning change.
- Suitability/potential impact of the proposed increase in residential density.

The options available to Council in considering the scheme amendment are:

- Support the initiation of the proposed amendments for the purpose of public advertising.
- Support the initiation of the proposed amendments with modifications, for the purpose of advertising; or
- Not support the initiation of the proposed amendments for the purpose of public advertising.

## **Legislation/Strategic Plan/Policy Implications**

### **Legislation**

#### Residential Design Codes (R-codes)

The R-codes stipulate development standards for residential development which includes aged or dependent persons' dwellings.

The R-codes define 'aged person' as: 'a person who is aged 55 years or over' and a 'Dependent person' as 'a person with a recognised form of disability requiring special accommodation for independent living or special care.'



## Planning and Development Act 2005

Part 5 of the Planning and Development Act 2005 enables local government to amend a Local Planning Scheme and sets out the process to be followed.

Should Council support the initiation of the proposed amendments for the purposes of public advertising, the proposed amendments are required to be referred to the Environmental Protection Authority (EPA) to decide whether or not a formal review is required. Should the EPA decide that an environmental review is not required, upon the City's receipt of written confirmation of this from the EPA, the City advertises the proposed amendment for 42 days.

Upon closure of the advertising period, Council is required to consider all submissions received during the advertising period and to either adopt the amendment, with or without modifications, or refuse the amendment. The decision is then forwarded to the Western Australian Planning Commission (WAPC) which makes a recommendation to the Minister for Planning. The Minister can either grant final approval to the amendment, with or without modifications, or refuse the amendment.

### **Strategic Plan**

**Key Focus Area:** The built environment

**Objective:** 4.1 To ensure high quality urban development within the City.

### **Policy**

Not Applicable.

### **Risk Management considerations:**

Not Applicable.

### **Financial/Budget Implications:**

The City, as the applicant, will be required to cover the costs associated with the scheme amendment process. The main additional cost incurred would be for the advertising of the amendments which include placing a notice in the relevant newspapers and erecting signs on the subject sites. It is estimated that the cost of advertising will be \$1970 per amendment.

### **Regional Significance:**

Not Applicable.

### **Sustainability Implications:**

The proposed amendments would enable further residential development on the sites which will contribute to the environmental, economic and social sustainability by providing dwellings near existing facilities and infrastructure within established suburbs.

The development of medium density housing is considered appropriate given the existing character of the areas. The type of dwellings will also provide alternative housing choice within established areas.

**Consultation:**

Should Council initiate the proposed amendments, the amendments are required to be advertised for public comment for a period of 42 days. All adjoining landowners would be notified in writing (Attachment 2 refers), a notice placed in the Joondalup Community Newspaper and The Western Australian newspaper and a sign on each site. The proposed amendments would also be displayed on the City's website.

**COMMENT**Suitability of proposed scheme amendment

The existing 'Public Use' and 'Civic and Cultural' zonings are no longer appropriate to the site given that there is no intention by the City to develop these sites for those purposes. The proposed rezoning to 'Residential' is considered appropriate as it will allow the sites to be developed for the purpose of residential dwellings, and in the case of two of the sites, restricted to aged person's dwellings.

The densities proposed are considered to be appropriate as they are either consistent with the existing densities in the area or are appropriate given the proximity of the sites to facilities such as schools, shopping centres, medical centres and public transport.

The amendments are also considered appropriate in light of planning frameworks such as the Western Australian Planning Commission's *Directions 2031 and Beyond* and City strategies such as the Local Planning Strategy and the draft Local Housing Strategy which promotes and aims to achieve housing diversity, affordability and choice.

It is noted that a telecommunications facility is located on Lot 977 (15) Burlos Court, Joondalup. The area where the facility is located will be required to be rezoned 'Public Use' and subdivided into a separate lot. The subdivision will be undertaken as a separate process.

It is recommended that Council initiates the proposed amendments to DPS2 for the purposes of public advertising for a period of 42 days.

**VOTING REQUIREMENTS**

Simple Majority.

## RECOMMENDATION

### That Council:

- 1 pursuant to Part 5 of the Planning and Development Act 2005, **CONSENTS** to initiate the Amendment to the City of Joondalup District Planning Scheme No 2 to:
  - 1.1 Rezone Lot 613 (11) Pacific Way, Beldon from ‘Public Use’ to ‘Residential’;
  - 1.2 Rezone Lot 671 (178) Camberwarra Drive, Craigie from ‘Civic and Cultural’ to ‘Residential’;
  - 1.3 Rezone Lot 745 (103) Caridean Street, Heathridge from ‘Civic and Cultural’ to ‘Residential’ and recode from R20 to R40;
  - 1.4 Include Lot 745 (103) Caridean Street, Heathridge in Schedule 2 – Section 2 - Restricted Uses – Aged Persons’ Dwelling;
  - 1.5 Rezone Lot 977 (15) Burlos Court, Joondalup from ‘Civic and Cultural’ to ‘Residential’, excluding the area accommodating an existing telecommunication facility, and recode from R20 to R60;
  - 1.6 Rezone the area accommodating an existing telecommunication facility from Lot 977 (15 ) Burlos Court, Joondalup from ‘Civic and Cultural’ to ‘Public Purpose’;
  - 1.7 Include Lot 977 (15) Burlos Court, Joondalup in Schedule 2 –Section 2 – Restricted Uses – Aged Persons’ Dwelling;for the purpose of public advertising for a period of 42 days;
- 2 **NOTES** that the area accommodating an existing telecommunication facility on Lot 977 (15) Burlos Court, Joondalup will be required to be subdivided into a separate lot. This will be undertaken as a separate process.

*Appendix 3 refers*

To access this attachment on electronic document, click here: [Attach3brf080211.pdf](#)

## **ITEM 4                    PROPOSED                    ADDITIONS                    TO                    EXISTING CONSULTING ROOM AT LOT 373 (38) ARNISDALE ROAD, DUNCRAIG**

<b>WARD:</b>	South
<b>RESPONSIBLE:</b>	Ms Dale Page, Director Planning and Development
<b>FILE NUMBER:</b>	85050
<b>ATTACHMENTS:</b>	Attachment 1      Location Plan Attachment 2      Development Plans

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### **PURPOSE**

To request Council's approval of an application for a proposed addition to an existing consulting room located at 38 Arnisdale Road, Duncraig.

### **EXECUTIVE SUMMARY**

An application for planning approval has been received for an office to be constructed at the rear of an existing consulting room. The additions are located in the south-western portion of the site and comply with all the requirements of the City of Joondalup District Planning Scheme No 2 (DPS2), except for the setback to the western boundary.

A change of use from Single House to Consulting Rooms was approved for the property in 2008. This allows the property to be utilised by no more than one health consultant at any given time.

The proposed development will not affect any adjoining or surrounding properties or the Arnisdale Road streetscape. Consequently, it is recommended that the application be approved.

### **BACKGROUND**

<b>Suburb/Location:</b>	Lot 373 (38) Arnisdale Road, Duncraig
<b>Applicant:</b>	Allblackone Pty Ltd
<b>Owner:</b>	Ms Lauren Batya Neppe
<b>Zoning:</b>	<b>DPS:</b> Residential
	<b>MRS:</b> Urban
<b>Site Area:</b>	683.2m <sup>2</sup>
<b>Structure Plan:</b>	Not Applicable.

The subject site is located on the southern side of Arnisdale Road, Duncraig, approximately 130 metres to the south-east of the Glengarry Hospital site.

The site is located opposite Glengarry Park, and is surrounded by residential properties.

Approval was given to an application for a change of use from Single House to Consulting Rooms in September 2008. A number of objections were received in relation to the use of the property for this purpose, however, no complaints have been received regarding the property since this time.

## DETAILS

This application is for the addition of a Practice Manager's office to an existing consulting room. It will not result in any additional consultants operating from the premises, and does not result in any further changes to the use of the property.

The building addition has a proposed set back of 1.68 metres in lieu of 3.0 metres from the side (western) boundary. All other standards and requirements of the City's District Planning Scheme No 2 (DPS2), where applicable, are satisfied by this development.

### Issues and options considered:

Council has the discretion to:

- Approve the application without conditions;
- Approve the application with conditions; or
- Refuse the application.

### Legislation/Strategic Plan/Policy Implications

**Legislation**                      City of Joondalup District Planning Scheme No. 2

Clause 4.5 of DPS2 gives Council discretion to consider the variations sought to DPS2 standards.

#### 4.5 *Variations to Site and Development Standards and Requirements.*

4.5.1 *Except for development in respect of which the Residential Planning Codes apply and the requirements set out in Clauses 3.7.3 and 3.11.5, if a development is the subject of an application for planning approval and does not comply with a standard or requirement prescribed under the Scheme, the Council may, notwithstanding that non-compliance, approve the application unconditionally or subject to such conditions as the Council thinks fit.*

4.5.2 *In considering an application for planning approval under this clause, where, in the opinion of Council, the variation is likely to affect any owners or occupiers in the general locality or adjoining the site which is subject of consideration for the variation, the Council shall:*

- (a) *consult the affected parties by following one or more of the provisions for advertising uses pursuant to clause 6.7.1;*
- (b) *have regard to any expressed views prior to making its decision to grant the variation.*

4.5.3 *The power conferred by this clause may only be exercised if the Council is satisfied that:*

- (a) *approval of the proposed development would be appropriate having regard to the criteria set out in Clause 6.8;*
- (b) *the non-compliance will not have any adverse effect upon the occupiers or users of the development or the inhabitants of the locality or upon the likely future development of the locality.*

## 6.8 *Matters to be considered by Council*

### 6.8.1 *The Council when considering an application for Planning Approval shall have due regard to the following:*

- (a) *Interests of orderly and proper planning and the preservation of the amenity of the relevant locality;*
- (b) *Any relevant submissions by the applicant;*
- (c) *Any agreed Structure Plan prepared under the provisions of Part 9 of the Scheme;*
- (d) *Any planning policy of the Council adopted under the provisions of clause 8.11;*
- (e) *Any other matter which under the provisions of the Scheme the Council is required to have due regard;*
- (f) *Any policy of the Commission or its predecessors or successors or any planning policy adopted by the Government of the State of Western Australia;*
- (g) *Any relevant proposed new town planning scheme of the Council or amendment or proposed Metropolitan Region Scheme Amendment insofar as they can be regarded as seriously entertained planning proposals;*
- (h) *The comments or wishes of any public or municipal authority received as part of the submission process;*
- (i) *The comments or wishes of any objectors to or supporters of the application;*
- (j) *Any previous decision made by the Council in circumstances which are sufficiently similar for the previous decision to be relevant as a precedent, provided that the Council shall not be bound by such precedent;*
- (k) *Any other matter which in the opinion of the Council is relevant.*

**Strategic Plan**

**Key Focus Area:** The Built Environment.

**Objective:** To ensure high quality urban development within the City.

**Policy**

Not Applicable.

**Risk Management considerations:**

The proponent has a right of review against Council's decision, or any conditions included therein, in accordance with the State Administrative Tribunal Act 2004 and Planning and Development Act 2005.

**Financial/Budget Implications:**

The applicant has paid fees of \$135.00 (excluding GST) to cover all costs with assessing the application.

**Regional Significance:**

Not Applicable.

**Sustainability Implications:**

The proposed additions are generally minor in nature and include the construction of a new office area, and the relocation of an existing alfresco area. This building will need to comply with the requirements of the Building Code of Australia in order to obtain a building licence.

**Consultation:**

The proposed additions were advertised by way of letter to the affected owners at 40 Arnisdale Road. This consultation took place for a period of 14 days, ending on 24 December 2010.

No submission was received from these landowners in relation to the public consultation.

**COMMENT**

Under DPS2, the required side setback for non residential buildings is three metres, and the rear setback is six metres. The applicant is proposing a side setback of 1.68 metres to the western boundary, and a rear setback of eight metres to the southern boundary.

The additions are in keeping with the existing building line and will not impose undue building bulk on the adjoining property. The additions are adjacent to the carport and outdoor living area of the property next-door, and due to the orientation of the properties, will not restrict light or ventilation to either property. An additional degree of privacy will likely be afforded to the adjoining property as it is proposed that there will be no openings in the western wall of the additions.

It is also noted that the proposed office additions will be screened from view from the street by the existing building.

It is considered that the proposed setback variation will not have a detrimental impact on any adjoining properties or the amenity of the area. As such, it is recommended that the proposed variation be supported.

In light of the above, it is recommended that the application be approved, subject the to conditions set out below.

## **VOTING REQUIREMENTS**

Simple Majority

## **RECOMMENDATION**

### **That Council:**

- 1 EXERCISES discretion under Clause 4.5.1 of the City of Joondalup District Planning Scheme No 2 and determines that a building setback of 1.68 metres in lieu of 3.0 metres to the western boundary, is appropriate in this instance;**
- 2 APPROVES the application for planning approval, dated 3 December 2010, submitted by Allblackone Pty Ltd on behalf of the owners, Lauren Batya Neppe, for CONSULTING ROOM (additions) at Lot 373 (38) Arnisdale Road, Duncraig, subject to the following conditions:**
  - 2.1 A maximum of one health practitioner generating their own patient load is permitted to operate from the consulting rooms at any one time;**
  - 2.2 All stormwater shall be collected on site and disposed of in a manner acceptable to the City;**
  - 2.3 The colours and materials of the proposed additions shall match the existing building where practicable, to the satisfaction of the City;**
  - 2.4 This approval relates only to the proposed office addition as indicated on the approved plans. It does not relate to any other development on this lot. The proposed alfresco addition is subject to a separate planning/building application submitted to the City.**

*Appendix 4 refers*

To access this attachment on electronic document, click here: [Attach4brf080211.pdf](#)



## **ITEM 5                    PROPOSED SCHEME AMENDMENT NO 50 TO DISTRICT PLANNING SCHEME NO 2 TO ZONE RESERVE 36690 (34) CURRAJONG CRESCENT, CRAIGIE, “URBAN DEVELOPMENT”**

<b>WARD:</b>	Central
<b>RESPONSIBLE:</b>	Ms Dale Page, Director Planning and Development
<b>FILE NUMBER:</b>	100944
<b>ATTACHMENTS:</b>	Attachment 1      Location Plan Attachment 2      Schedule of Submissions

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### **PURPOSE**

The purpose of this report is for Council to consider submissions received during the public advertising of proposed Amendment 50 to District Planning Scheme No 2 (DPS2) and to decide whether to adopt the amendment.

### **EXECUTIVE SUMMARY**

Reserve 36690 (34) Currajong Crescent, Craigie is currently designated as a Local Reserve-Public Use ‘Primary School’ under DPS2. The existing primary school is no longer in use.

Council, at its meeting held on 17 August 2010 (CJ132-08/10 refers), resolved to initiate advertising of Scheme Amendment No. 50 to zone the site ‘Urban Development’.

The proposed scheme amendment was advertised for public comment for a period of 42 days, closing on 10 November 2010. A total of 11 submissions were received during the advertising period. Three submissions of objection, three neutral submissions and one submission that both supports and objects to aspects of the amendment were received from nearby landowners. Letters of no objection were also received from the Water Corporation, Telstra, the Department of Health and the Public Transport Authority.

The issues raised in the submissions were in relation to the future zoning, density and use of the site, all of which can be considered through the required Structure Plan process.

It is recommended that Council adopts the proposed scheme amendment as final without modification, and forwards the proposal to the Western Australian Planning Commission.

### **BACKGROUND**

<b>Suburb/Location:</b>	Reserve 36690 (34) Currajong Crescent, Craigie
<b>Applicant:</b>	Masterplan Consultants WA Pty Ltd
<b>Owner:</b>	Department of Education
<b>Zoning:</b>	<b>DPS:</b> Local Reserve – Public use (Primary School)
	<b>MRS:</b> Urban
<b>Site Area:</b>	3.0519 ha
<b>Structure Plan:</b>	Not Applicable

Reserve 36690 is located on the northern edge of Craigie and bordered by Camberwarra Drive, Currajong Crescent and Argus Close (Attachment 1 refers). The subject site is currently designated as a Local Reserve – Public Use ‘Primary School’ under DPS2. The site does not operate as a school and currently contains disused school rooms, teaching facilities and associated sports and recreation areas.

The land surrounding the subject site is zoned ‘Residential’ R20 and contains residential dwellings. To the south of the subject site is the former Craigie High School site which is zoned ‘Urban Development’. A draft Structure Plan for this site was considered by Council at its December 2010 (CJ206-12/10 refers) meeting and endorsed for public advertising.

## **DETAILS**

An application has been received to amend the DPS2 to remove the designation of Reserve 36690 (34) Currajong Crescent, Craigie from ‘Public Use – Primary School’ and to zone the site to ‘Urban Development’. The ‘Urban Development’ zone requires the preparation and adoption of a local Structure Plan over the site, prior to the subdivision and development of the land.

LandCorp and the Department of Education have entered into an agreement for LandCorp to undertake project management and planning actions on behalf of the Department of Education. It is proposed that LandCorp will acquire the site from Department of Education for residential development in due course.

In support of the proposal, the applicant states that:

- The proposal will facilitate the urban infill objectives of Directions 2031, which states that 47% of new dwellings should be infill development. The applicant also outlines that the proposal is in accordance with the development principles of Liveable Neighbourhoods, as it will create a development site in proximity to local shops and open spaces.
- The detailed design of the residential development, including residential densities, will be determined as part of the Structure Planning process.

The City has not yet received a draft Structure Plan for this site.

## **Issues and options considered:**

The options available to Council in considering the proposal are:

- Adopt the proposed amendment;
- Adopt the proposed amendment, with modifications; or
- Refuse to adopt the proposed amendment.

In all the above options, the proposal is forwarded to the Western Australian Planning Commission (WAPC) for the Minister of Planning’s determination.

## **Legislation/Strategic Plan/Policy Implications**

### **Legislation**

Part 5 of the Planning and Development Act 2005 enables local government to amend a Local Planning Scheme and sets out the process to be followed. At its meeting held 17 August 2010, Council supported the initiation of the proposed amendment for the purpose of public advertising. The proposed amendment was then referred to the Environmental Protection Authority (EPA) for its comment. The EPA decided that a formal review of the amendment was not required.

Upon closure of the advertising period, Council must consider all submissions received during the advertising period and resolve either to adopt the amendment, with or without modifications, or resolve not to adopt the amendment. The decision is then forwarded to the WAPC which makes a recommendation to the Minister for Planning. The Minister can either grant final approval to the amendment, with or without modifications, or refuse to grant approval for the amendment.

It is important to note that the scheme amendment process is a separate process to the Structure Plan process. If the scheme amendment is ultimately approved by the Minister for Planning following the statutory advertising period, the applicant would be required to submit a draft Structure Plan for the site, which would then be subject to a further public comment period.

Clause 3.12.3 of DPS2 requires that no subdivision or development should occur in the 'Urban Development' zone until a Structure Plan has been prepared and adopted in accordance with Part 9 of DPS2.

The proposal presently before Council is to consider the scheme amendment only.

### **Strategic Plan**

**Key Focus Area:** The built environment

**Objective:** 4.1 To ensure high quality urban development within the City.

### **Policy**

Not Applicable.

### **Risk Management considerations:**

Not Applicable.

### **Financial/Budget Implications:**

Not Applicable.

**Regional Significance:**

The redevelopment of large opportunity sites such as Reserve 36690 (34) Currajong Crescent, Craigie, will contribute to the achievement of the infill and redevelopment targets set for the City as outlined in the Western Australian Planning Commissions *Directions 2031 and beyond*.

**Sustainability Implications:**

The proposed amendment would enable the City to consider future residential subdivision and development on the site that will provide additional dwellings. Being an infill site, this will contribute to environmental, economic and social sustainability by providing dwellings near existing facilities and infrastructure in an established suburb.

**Consultation:**

The proposed scheme amendment was advertised for public comment for a period of 42 days closing on 10 November 2010. Two signs were placed on site and a notice placed in the Joondalup Community newspaper and in The West Australian. Letters were sent to 92 nearby land owners and six government or service agencies advising of the proposed amendment.

A total of 11 submissions were received during the advertising period. Three submissions of objection, three neutral submissions and one submission that both supports and objects to aspects of the amendment were received from nearby landowners. Letters of no objection were also received from the Water Corporation, Telstra, the Department of Health and the Public Transport Authority.

The main issues raised with the submissions are:

- Unknown density relating to the 'Urban Development' zoning
- Loss of parks and recreation opportunities
- Need for nursing homes or retirement village.

**COMMENT**

It is important to note that, in the event that the site is zoned 'Urban Development', a Structure Plan will be required to be prepared to guide the future development of the site. Many issues raised in the submissions relate to the development of the Structure Plan, rather than the proposed scheme amendment. Residential density options will be investigated and the need for public open space will be assessed as part of the Structure Plan process. Further public consultation will be undertaken in regard to the Structure Plan.

The submissions are summarised and Officer's comments are provided in Attachment 2.

**Suitability of proposed zoning**

The proposed zoning of 'Urban Development' will facilitate the development of the former school site. The purpose of the 'Urban Development' zone is to provide for the orderly and proper planning of larger areas of land in an integrated manner. The District Planning Scheme requires the preparation and adoption of a local Structure Plan over the site, prior to application for subdivision approval.

The applicant indicated that the site is intended to be developed for residential purposes. Given the surrounding development is residential, development of this surplus school site for this use is considered to be appropriate.

## Conclusion

The advertising of the proposed scheme amendment has not raised any issues that would warrant not proceeding with the proposal. It is recommended that the proposed amendment be adopted without modification and the amending documents be endorsed and submitted to the WAPC for the Minister for Planning's determination.

## **VOTING REQUIREMENTS**

Simple Majority

## **RECOMMENDATION**

### **That Council:**

- 1 Pursuant to Regulation 17 (2) of the Town Planning Regulations 1967 ADOPTS Amendment No 50 to the City of Joondalup District Planning Scheme No. 2, as follows:**
  - 1.1 Remove the 'Public Use' reservation from Reserve 36690 (34) Currajong Crescent, Craigie and zone to 'Urban Development';**
  - 1.2 Change the density code from Reserve 36690 (34) Currajoing Crescent, Craigie from R20 to uncoded;**
- 2 AUTHORISES the affixation of the Common Seal and to endorse the signing of the amendment documents;**
- 3 NOTES the submissions received and advises the submitters of Council's decision;**
- 4 REFERS Scheme Amendment 50 and Council's decision to the Western Australian Planning Commission for determination;**
- 5 NOTES that, in the event that Amendment No 50 is approved, a Structure Plan is required to be prepared in accordance with Part 9 of the City of Joondalup District Planning Scheme No 2. The Structure Plan application and approvals process will require further extensive community consultation to be undertaken prior to consideration of the Structure Plan by Council;**
- 6 ADVISES the applicant that the City would anticipate a high level of community and other stakeholder interest in the subdivision and development of the site, and therefore requests a community involvement and consultation plan be submitted to the City prior to the preparation of the Structure Plan, undertaken at the applicant's cost, to supplement the formal consultation process required under District Planning Scheme No 2.**

*Appendix 5 refers*

To access this attachment on electronic document, click here: [Attach5brf080211.pdf](#)

## **ITEM 6                      DRAFT      LOCAL                      HOUSING      STRATEGY      – CONSIDERATION                      FOLLOWING                      PUBLIC CONSULTATION**

**WARD:** All

**RESPONSIBLE:** Ms Dale Page, Director Planning and Development

**FILE NUMBER:** 30622

**ATTACHMENTS:** Attachment 1      Draft Local Housing Strategy  
Attachment 2      Draft Dual Density Code Policy  
Attachment 3      Survey Form  
Attachment 4      Survey Results  
Attachment 5      Survey Results from each Housing Opportunity Area  
Attachment 6      Schedule of Modifications

*(Please Note: Attachments 1 and 2 are only available electronically.)*

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### **PURPOSE**

To provide information to Council on the outcomes of the community consultation process conducted by the City between 3 June and 16 August 2010 on the draft Local Housing Strategy (LHS), and for Council to consider adopting the draft LHS so that it can be forwarded to the Western Australian Planning Commission (WAPC) for certification.

### **EXECUTIVE SUMMARY**

The WAPC requires each local government authority to prepare a LHS to identify the main housing related issues for its district and determine an appropriate response to these. The City of Joondalup does not have a LHS. Therefore, there is currently no plan on how to cater for the housing needs of existing and future residents of the City of Joondalup, acknowledging that the City's demographics are changing, particularly in terms of an ageing population and smaller household sizes.

The draft LHS is therefore needed to provide a firm rationale for the provision of a range of housing types which will provide choice for City of Joondalup residents.

The principal recommendation of the draft strategy is the establishment of Housing Opportunity Areas where increased residential densities will be considered.

The Housing Opportunity Areas are located near train stations, major commercial centres, and transport routes. Increased residential densities in these areas will only be permitted where it is demonstrated that development or subdivision complies with specific criteria contained in the proposed Dual Density Code policy. This will ensure development will contribute positively to the area, and will include environmentally sensitive design principles.

The residential densities for the majority of the City are recommended to remain the same.

There are a number of additional recommendations in the draft aimed at allowing for a diverse range of housing to be provided over the next 10 to 15 years.

The draft LHS forms part of the overall District Planning Scheme review project. Any LHS recommendations adopted will be implemented through the new planning scheme.

Public consultation has been undertaken on the draft strategy, and an overall positive response to the proposals contained in the draft strategy has been received. The adoption of a LHS is an important step for the City of Joondalup and, subject to minor modifications, it is recommended that Council adopt the draft strategy.

## **BACKGROUND**

The State Government requires that all Local Governments, as part of the preparation of a new planning scheme, develop a LHS that sets out how future housing needs can be met within the area.

The City developed its draft LHS as a result of an outcome of its Local Planning Strategy, and the initial development of a new District Planning Scheme No 3.

Council, at its meeting held on 16 March 2010 (CJ032-03/10 refers), resolved to advertise the draft LHS for public comment for a period of 60 days.

The draft LHS and associated draft Dual Density Code Policy are at Attachments 1 and 2.

## **DETAILS**

The draft LHS consists of:

Part 1 – This section provides the background and context on existing population and housing within the City, as well as analysis of recent trends.

This part also includes the outcomes of the Housing Intentions community survey that was conducted in April and May 2009. 2,200 surveys were mailed to randomly selected residents across the City to ascertain the housing needs and requirements of local residents both at the time, and into the future. An online version of the survey and a downloadable version of the survey were also made available on the City's website.

Part 2 – Based on the outcomes of Part 1, this section outlines the recommendations of the draft LHS, which are (as advertised):

### Draft Recommendation 1

*Accept the Housing Opportunity Areas shown on the Local Housing Strategy Plan Map in Section 10.4 as areas suitable for higher residential density codings in the new District Planning Scheme.*

### Draft Recommendation 2

*Use the proposed new residential densities and zonings in each of the Housing Opportunity Areas described in Section 10.5 as the basis for new density codings and rezonings in the new District Planning Scheme. The rest of the City is unchanged.*

### Draft Recommendation 3

*As part of the District Planning Scheme review process, adopt a new planning policy - "Dual Coding Policy – Subdivision and Development Requirements" - to guide development in the Housing Opportunity Areas.*

The above recommendations propose a targeted approach to residential density increases in certain areas. These areas are to be known as Housing Opportunity Areas. The Housing Opportunity Area boundaries have been established utilising the following broad selection criteria:

- 800 metres catchment around Currambine, Joondalup, Edgewater, Whitfords, Greenwood and Warwick railway stations;
- 800 metres catchment around the Joondalup City Centre and the regional centres of Westfield Whitfords and Centro Warwick;
- 400 metres catchment around the district centres of Woodvale, Greenwood and Currambine;
- 400 metres catchment around neighbourhood centres close to high frequency public transport services;
- 400 metres catchment around high frequency bus routes;
- suburbs which would benefit from revitalisation;
- land abutting Right of Ways (laneways).

The boundaries of the Housing Opportunity Areas are generally drawn along road centre lines, rather than between properties or at the rear of properties.

The draft LHS recommends that the Housing Opportunity Areas have a dual residential R-Code, whereby the higher R-Code only applies (to both subdivision and development) when the provisions of the Dual Density Code Policy are met.

The draft Dual Density Code Policy aims to ensure that development within the proposed Housing Opportunity Areas contributes positively to the existing look and feel of an area by using principles of good design in addition to providing benefits of energy efficient design.

### Draft Recommendation 4

*As part of the District Planning Scheme review process, adopt a new planning policy – "Additional Density Bonus for Aged Persons' Housing" - to encourage amalgamation and development of between 2 and 4 residential lots for aged persons' housing in appropriate locations. It will apply across the whole City with the exception of the City Centre.*

Currently, a density bonus is available under the provisions of the Residential Design Codes where five or more aged person's dwellings are developed in one group. The take up of this bonus has been low. This recommendation proposes the development of a policy to allow an additional density bonus as an incentive to provide aged persons housing.

### Draft Recommendation 5

*In the new District Planning Scheme, replace the residential coding of R20 which currently applies to all commercial and mixed use zoned land outside the City Centre with R80. It will apply to lots over 1,000 m<sup>2</sup>.*



This recommendation aligns with Council's comments on Directions 2031 and beyond and the Activity Centres Policy (Report CJ171-08/09 refers), whereby appropriate residential densities for Activity Centres was supported. Also, current coding of such sites prohibits effective and optimal use of such land and often renders the development not viable.

#### Draft Recommendation 6

*As part of the District Planning Scheme review process, amend Policy 3-2 – “Height and Scale of Buildings Within Residential Areas (outside the City Centre)” to allow the height of i) large-scale aged persons’ accommodation and ii) residential development in areas coded R60 and above, to be increased to 3 or 4 storeys instead of being limited to 2 storeys. It will apply across the whole City with the exception of the City Centre.*

This recommendation seeks the consideration of a policy to remove impediments to larger scale development, which by their nature, will be higher than two storeys. This will allow land to be developed to its full potential, increase viability for persons wishing to construct developments of this nature, and act as incentive to redevelopment.

#### Draft Recommendation 7

*As part of the District Planning Scheme process, adopt a new planning policy - “Minimum Density for Large Opportunity Sites” which will be in line with government policy and set a ‘target’ density for such sites. It will apply across the whole City with the exception of the City Centre.*

This draft recommendation seeks the consideration of a policy that would ensure that large residential infill sites that become available are developed to their best advantage within the context of the surrounding area.

#### Implementation

The adoption of a LHS will in itself not change residential densities or zonings. Any recommendations of the LHS adopted will be implemented through the new District Planning Scheme, which will also be subject to a further extensive consultation process.

#### **Issues and options considered:**

Council has the option to:

- Adopt the draft LHS as final,
- Adopt the draft LHS as final, subject to modifications,
- Not adopt the draft LHS.

#### **Legislation/Strategic Plan/Policy Implications**

##### **Strategic Plan**

**Key Focus Area:** The built environment.

**Objective:** To ensure high quality urban development within the City.

**Policy**

The draft LHS recommendations include the development of a draft Dual Density Code Policy to ensure high standard development occurs in the Housing Opportunity Areas.

**Risk Management considerations:**

The LHS is an important requirement of the review of the District Planning Scheme. If Council does not adopt a LHS, progress towards a new District Planning Scheme will be problematic.

If Council does not adopt a LHS, the amount of housing choice for residents is also restricted which may lead to residents moving away from the City in order to seek desirable housing types and densities.

**Financial/Budget Implications:**

The cost of undertaking the public consultation process including data entry but excluding permanent and contract City staff time, was \$65,420.

The cost of placing notices in the Joondalup Weekender and West Australian Newspapers in the event the strategy is adopted will be approximately \$720. The City will also investigate other methods of notifying the public of such an outcome at that time.

**Regional Significance:**

The draft LHS does not have any direct impact on adjoining Local Authorities. It is noted that the Cities of Stirling and Wanneroo have both developed Local Housing Strategies. The City of Joondalup draft LHS is cognisant of these strategies, particularly on the boundary with the City of Stirling where a residential density of R80 is proposed along Beach Road in both the local authorities.

The WAPC draft sub-regional strategy, which was released in August 2010 for public comment, sets out a framework for the way in which objectives of Directions 2031 and beyond will be delivered. Further detail about this is provided in the comments section of this report.

**Sustainability Implications:**

The rationale for the identification of Housing Opportunity Areas is based on principles of economic, social and environmental sustainability. The identification of Housing Opportunity Areas within a walkable catchment of public transport nodes and commercial centres will assist in reducing dependency on the private vehicle and encourage alternative modes of transport such as walking and cycling. This has potential health (social) and energy consumption (environmental) benefits.

The draft LHS recommends a range of residential densities which will provide opportunity for future infill development. This will better utilise land within built up areas where infrastructure is already available. This is both more environmentally and economically sustainable than the continuing outwards expansion of the metropolitan area, particularly with regard to the provision of infrastructure and services.

The provision of a wider range of residential densities within the City of Joondalup will provide a greater choice of house and land sizes which can cater for a greater range of household types from single person to large families. This provision of varied lot and dwelling sizes can also offer an increase in affordable housing choices. This will also improve social sustainability as it can assist residents to stay in their community, while changing housing choice to meet their needs throughout their lifecycle.

The draft LHS recommends the development of a number of policies, one of which will provide incentives for the development of aged person's dwellings in order to sustain the City's aged housing needs. Further to this the development of the draft Dual Density Code Policy will require all future dual density coded properties to incorporate sustainable design features, including water sensitive and passive solar design techniques.

### **Consultation:**

Public consultation on the draft LHS was undertaken from 3 June 2010 to 16 August 2010 in the following manner:

- 63,685 letters and brochures, incorporating a survey (Attachment 3 refers) with a reply paid envelope, were mailed out to residents and owners of the 58,087 residential properties in the City.
- Owners of commercial and mixed-use properties outside the City Centre received a letter advising them of the recommendation to change the residential density of their properties from R20 to R80.
- Two public information sessions were held on Thursday, 17 June 2010 and Saturday, 19 June 2010 and were very well attended (100+ people at each session).
- A dedicated web page was created on the City's website and a dedicated telephone line enabled enquiries to be answered promptly.
- Numerous notices and newspaper articles also appeared in the local newspapers.

City staff received numerous enquiries regarding the draft LHS both by phone and in person at the City's administration building.

### **Survey Feedback**

6,926 valid surveys were returned. A detailed analysis of the responses is provided at Attachment 4. Results for specific questions relating to owners/residents within Housing Opportunity Areas are at Attachment 5.

There was limited feedback on Recommendations 3 to 7 of the draft strategy and on the draft Dual Density Code Policy.

### **Written Submission Feedback**

Separate to the survey, 88 written submissions were received as follows:

- 45 'standard wording' submissions of objection to properties in Duncraig (Carine Glades) being included in an HOA.

- Five multi signature letters being:
  - 23 signatures requesting HOA 3 be extended to include Robin Avenue.
  - 10 signatures request HOA 3 be extended to include Ross Avenue.
  - 13 signatures requesting Monkhouse Way and Solander Road (HOA 5) not be rezoned Mixed Use.
  - 11 signatures requesting HOA 5 be extended to include Culwalla Close.
  - 11 signatures requesting HOA 5 be extended to include Delaware Place.
- Eight servicing authorities.
- 30 other submissions.

Servicing authorities and adjoining local governments were invited to comment on the draft strategy. To date, not all service authorities have responded, and follow up action is being undertaken. Below is a summary of their comments:

#### Department of Planning

- Suggests areas around stations can be expanded. Also requests plans showing walkable catchments of train stations and centres.
- Seeks justification for using a road as a boundary instead of the backs of lots.
- Suggests that densities can increase in some areas.
- Supports a Dual Density Code policy, and the distinction between the criteria for subdivision and development applications.
- Provides comments on Dual Density Code policy inconsistencies with Commission policy.
- Suggests bonus density for aged persons housing is more suited to scheme provisions, not a policy.
- Suggests that Recommendation 7 provide more detail (large opportunity sites).

Response/Action: It is noted that the draft Dual Density Code Policy does not form part of the LHS text. This policy, as well as other policies referred to in the LHS Recommendations, can be further developed and refined in the event the LHS is approved. Any inconsistencies with Commission policy will be resolved at that stage.

In regard the suggestion that proposed densities could be increased, with the introduction of the new Multi-Unit Housing Code, it is likely that there is potential for an increase in lot yields under the new Code, without the need to increase density codes (further discussed in the Comment section.)

#### Water Corporation

- Has no concerns with its ability to service redevelopment areas.
- Requests Section 5.7 be reworded to identify that the Corporation opposes any residential uses (new or existing) within the Beenyup WWTP buffer area.
- Beenyup WWTP should be listed as a constraint to development in Section 7.1.
- Strategy should identify that it is not appropriate for future land uses within the buffer area to be of a residential nature, but rather for alternative 'odour compatible' uses to ultimately occupy this area.

Response/Action: The Water Corporation's stance in regard to the Beenyup WWTP buffer area is noted, and that information can be included in the LHS.

### Department of Environment and Conservation

- Supports the proposed 'infill' development.
- Consideration should be given to the increases in servicing requirements in HOA and the subsequent additional utility and transport corridors required to meet the needs of increased housing density.

Response/Action: All service authorities have been contacted to allow their comments to be considered.

### Department of Health

- Does not appear that the implementation of the Strategy will produce any unanticipated results for health planning in the North Metropolitan Area Health service region.

### Department of Housing

- Supports principle of split density codings as promoting a high standard of housing redevelopment. However, does not support use of grey water recycling and rainwater tanks due to costly installation and the need to be carefully managed to be effective and to avoid ongoing maintenance issues. Criteria needs to balance environmental features with housing affordability and pragmatic maintenance considerations.
- Strongly supports higher density codings around train stations and commercial nodes. Has concerns that the densities are too modest and densities up to R40 only encourage the subdivision and redevelopment of individual lots. Suggests tri-density codings.
- Suggests extending the R60 code around Warwick Station.
- Suggests density targets for City Centre.

Response/Action: The draft Dual Density Code policy will be further reviewed and refined as part of the scheme review, including the specific provisions relating to grey water and rainwater tanks.

In regard the suggestion that proposed densities could be increased, with the introduction of the new Multi-Unit Housing Code, it is likely that there is potential for an increase in lot yields under the new Code, without the need to increase density codes (further discussed in the Comment section.)

### Main Roads WA

- Concerned about higher density housing along major distributor roads and around train stations (due to traffic conflicts between local traffic, pedestrians and cyclists, and regional traffic). Any proposal must be accompanied by comprehensive traffic studies.
- Concerned about impact on station car parking.
- Potential for residential amenity to be affected by the impacts of noise, vibration and pollution. Comprehensive noise study required to demonstrate compliance with SPP 5.4 'Road and Rail Transport Noise and Freight Considerations in Land Use Planning'.
- Main Roads preference is that higher density residential developments are located some distance from major road networks.

### Department of Education

- Confirms that existing government schools have the capacity to accommodate their estimate of students that are likely to be generated by the additional lots.

### City of Wanneroo

- Raises concerns with the comments provided to the City of Wanneroo by service authorities during consultation on their Local Housing Strategy, in particular, Main Roads WA.
- Suggests increasing densities from R20/30 to R20/40, and increasing catchment areas (specifics provided in submission).

### Western Power, Public Transport Authority, Alinta Gas

- Have been re-contacted on several occasions to provide infrastructure capability information, however, information has not been provided.

There is general support for the draft strategy, and service authorities have not raised any servicing issues that would warrant major reconsideration of the fundamentals of the strategy.

The exception to this is Main Roads, whose approach is at odds with other comments received, and also with the tenor of Directions 2031 and beyond and the *Activity Centre Policy*. Justification has been requested from Main Roads on their position, however, no further information has been received at this point.

### **Draft Dual Density Code Feedback**

Although limited feedback was specifically given on the draft Dual Density Code, the principle of a 'dual code' was generally supported.

Specific comments on the draft policy included:

- Aspects too onerous – for example, the requirement for water tanks, grey water.
- Policy needs to be more flexible – some 'essential' criteria should be 'desirable'.
- Policy needs WAPC approval due to departures from certain aspects of the Residential Design Codes.
- Some aspects are not in accordance with WAPC Policies and Planning Bulletins and should be revised.

The draft Dual Density Code Policy does not form part of the draft LHS text, and therefore, the draft policy can be further developed and refined in the event the Strategy is approved. This would occur as part of implementation of the LHS through new District Planning Scheme No 3.

### **Multi signature letters and late petitions**

Five multi signature letters were received during the consultation period, being:

- 23 signatures requesting HOA 3 be extended to include Robin Avenue.
- 10 signatures requesting HOA 3 be extended to include Ross Avenue.
- 13 signatures requesting Monkhouse Way and Solander Road (HOA 5) not be rezoned Mixed Use.
- 11 signatures requesting HOA 5 be extended to include Culwalla Close.
- 11 signatures requesting HOA 5 be extended to include Delaware Place.

Two petitions were presented at the December 2010 Council meeting, being:

- 19 signatures requesting properties in Barralier Way, Padbury be included in HOA 5.
- 24 signatures requesting properties in area bordered by Marmion and Hepburn Avenues, Orbell and McWhae Roads and Waterford Drive, be included in HOA 4.

It is noted that all landowners and residents within the City were provided with the opportunity to provide their input into the draft strategy through the completion of the survey that was provided directly to their letterbox. The petitions and multi-signature letters are outside of the agreed consultation process, and would lessen the weight of the opinions expressed through the survey responses.

In addition, it is noted that the owners of a number of properties have provided a comment via the survey, however have provided a different and conflicting comment via the petition. The intended position of these owners is therefore unclear.

It is, therefore, not appropriate or equitable that the multi signature letters and petitions be considered at this time. Further consultation will be undertaken during the preparation of the new District Planning Scheme, including the implementation of the recommendations from the LHS.

This approach is consistent with the manner in which similar petitions have been reported to Council, including the Ocean Reef Marina and Beach Management Plan consultation exercises.

## **COMMENT**

### **Survey results generally**

The consultation process identified that many residents could see the benefits from higher density, if not from designated Housing Opportunity Areas. The mapping process supports this contention as it has shown that property owners across the City wish to have a say in determining the future disposition of their homes and properties.

Of major interest has been the desire expressed by respondents to 'age in place' by subdividing their existing blocks, building a smaller property more suited to their needs and financing the whole process through selling off the remaining land. As smaller, more manageable housing is not currently available to older people in their home area, the only other identified option for downsizing has been to move away from their established support networks of friends, family and social activities.

Density options that would allow those who have retired, or who are approaching retirement, to continue living where they are well established would be advantageous for the community on several levels. Firstly, local people would stay local, contributing to a generational mix that provides for a more balanced population; secondly, the ageing of whole suburbs and their infrastructure would be slowed, or even reversed, as newer and more modern properties were developed and, thirdly; increased revenue from rates would contribute to the upkeep and/or development of local amenities such as parks, gardens, traffic treatments or community centres as needed.

Analysis of the survey results indicates amendments to the boundaries of the HOAs are not warranted. There was no significant or overwhelming sentiment identified through the spatial mapping of results that justifies any changes at this stage.

## **Multi Unit Housing Code**

The new Western Australian Planning Commission *Multi Unit Housing Code* has recently come into effect. The Code has new development provisions for multiple dwellings on sites with R-codes of R30 and above. The impact of the new Code is still somewhat unknown; however, depending on the size of the dwellings proposed, a lot where two grouped dwellings could be permitted under the R30 code may be able to accommodate three multiple dwellings. It is noted that 'multiple dwellings' are a 'D' use within the 'Residential' zone, and are therefore not an automatic 'right'.

The approach of the *Multi Unit Housing Code* is to remove a minimum square metre requirement per lot and replace with a plot ratio requirement. The effect may not be so much a change to building bulk or site coverage, but does provide greater opportunity for increased dwelling diversity and an increase in dwelling yield per lot.

Through the public consultation, some suggestions have been to increase the proposed densities within the Housing Opportunity Areas. However, with the introduction of the new *Multi Unit Housing Code*, it is not considered appropriate to increase the proposed density codes, as there is potential for an increase in lot yields under the new Code, without the need to increase density codes.

## **Directions 2031 - Outer Metropolitan Perth and Peel Sub-Regional Strategy**

The WAPC draft sub-regional strategy was released in August 2010 for public comment and provides a framework for delivering the objectives of Directions 2031 and beyond. It provides guidance at the local level and addressed issues that extend beyond local government boundaries. The strategies are primarily concerned with accommodating the estimated population growth up to 2031, which is expected to grow from 1.65 million to over 2.2 million by 2031.

The draft strategy states that the City of Joondalup, under a 'connected city' scenario could achieve an additional 10,900 dwellings. However, the draft LHS indicates an additional 6,516 dwellings could be achieved.

There are several concerns with the dwelling supply assumptions. Firstly, the document does not identify the known major infill and redevelopment projects, therefore the City does not know what areas have been included/identified as infill and is unable to check that these areas are correct.

Secondly, the estimated take up rate for infill development of 100% under the connected city scenario is vastly higher than the more realistic figure of 35% used by the City in the draft LHS. There will be a large difference in estimated dwelling supply based on a take up rate of 100% as opposed to a take up rate of 35%.

Council considered the draft sub-regional strategy at its November 2010 meeting and endorsed a submission to be made on the draft strategy, including the concerns outline above.

## **Modifications to draft Local Housing Strategy**

A number of modifications are recommended to the draft LHS to update the document, rectify minor errors, and to address an issue in the proposed Mixed Use areas. A copy of the draft Local Housing Strategy incorporating the proposed modifications outlined below has been placed in the Councillors Reading Room.



### Mixed Use / Recommendation 5

Recommendation 5 proposes that lots over 1000sqm within the Commercial and Mixed Use zones be coded R80. However, the draft LHS is silent on the proposed coding for commercial and mixed use lots under 1000sqm.

It is considered appropriate that those mixed use and commercial lots under 1000sqm within a proposed HOA be coded R40, as this is in line with the increased development potential within the HOAs in general. However, for mixed use sites outside HOAs, it is considered appropriate that the current density (R20) remain, as no other density increases are proposed in these areas.

### Review of Development Opportunity Sites for Housing

The known development opportunity sites noted in the draft LHS have been reviewed and the potential dwelling figures updated, with a number of new sites included, being:

- Former Craigie Heights Primary School (scheme amendment to 'Urban Development' underway).
- Former East Greenwood Primary School (scheme amendment to 'Urban Development' finalised).
- Future Ocean Reef Marina (dwelling numbers included as part of the project feasibility assessment).

The potential number of dwellings from known development sites will therefore be updated as follows:

<b>Known Development Sites</b>	<b>Potential dwellings</b>
Former Craigie High School	175
Currambine District Centre	132
Edgewater (Quarry Ramble)	23
Ocean Reef Marina (Concept 7.1)	824
Harbour Rise	24
Former East Greenwood Primary School	71 (based on 65% of the site being developed at an estimated average density of R25)
Former Craigie Heights Primary School	56 (based on 65% of the site being developed at an estimated average density of R25)
	<b>TOTAL 1305</b>

The above sites are to be identified on the LHS maps as 'Future development sites for housing', and the potential number of dwellings included in Table 13 of the LHS.

### Boundary Modification

- The southern boundary of HOA3 (Sorrento) inadvertently divided an existing grouped dwelling development situated over 2 properties in Syree Court. As the draft LHS would not have any impact on the existing development, the proposed re-alignment of the boundary would remove the retirement village from HOA3.

#### Clarification of Recommendation 4

Amend the recommendation to:

- Insert the word “existing” between “2 and 4” and “residential”,
- Modify the wording from a policy to scheme provisions, as follows:

*As part of the District Planning Scheme review process, develop scheme provisions for “Additional Density Bonus for Aged Persons’ Housing” - to encourage amalgamation and development of between 2 and 4 existing residential lots for aged persons’ housing in appropriate locations. It will apply across the whole City with the exception of the City Centre.*

This is to clarify that the intent is for existing lots to be amalgamated to create a larger lot suitable for a cluster of aged persons’ housing. It is not the intent for newly created smaller lots to be ‘re-amalgamated’, in order to obtain the density bonus.

#### Miscellaneous

The following minor modifications are proposed:

- Update reference to *Directions 2031* to *Directions 2031 and beyond*, being the name used upon that document’s final release.
- Note in Section 5.7 that the Water Corporation does not support residential uses within the odour buffer area, and list the plant as a constraint to residential development under 7.1

#### **Conclusion**

Overall, a positive response has been received from the community in regard to the draft LHS. While individual opinions may differ, it is considered that there is no reason not to proceed with the LHS, subject to minor modifications.

#### **RECOMMENDATION**

##### **That Council:**

- 1 ADOPTS the Local Housing Strategy forming Attachment 1 to this Report as final, subject to the modifications outlined in Attachment 6 to this Report;**
- 2 SUBMITS the Local Housing Strategy to the Western Australian Planning Commission for its endorsement;**
- 3 ADVISES the lead petitioners of Council’s decision.**

*Appendix 6 refers*

To access this attachment on electronic document, click here: [Attach6brf080211.pdf](#)

## **ITEM 7                    YOUTH MUSIC FESTIVALS**

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<b>WARD:</b>	All
<b>RESPONSIBLE:</b>	Mr Garry Hunt, Chief Executive Officer
<b>FILE NUMBER:</b>	01579
<b>ATTACHMENTS:</b>	Attachment 1     Youth Services

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### **PURPOSE**

Present a range of options for the potential facilitation of a series of future youth music festivals in selected suburbs.

### **EXECUTIVE SUMMARY**

At the Council meeting held on 16 November 2010 (C64-11/10 refers), a Notice of Motion was presented requesting that the City investigate holding a Youth Music Series in select parks.

Details on the current services and previous events offered to young people by the City of Joondalup and options for the provision of a series of youth music festivals have been provided.

In order to provide for the needs of young people aged 12 to 25 years, the City offers a range of services, programs, events and activities which includes National Youth Week events, an annual Battle of the Bands competition, and weekly Hip Hop workshops.

A range of options for providing a series of small-scale youth musical festivals have been identified. As a first step it is considered appropriate to consult with young people to ascertain their level of interest in small-scale music festivals, as the investment required by the City could potentially be significant.

*It is recommended that Council:*

- 1        *NOTES the information provided in this Report relating to a range of options for providing a Youth Music Series in select parks;*
- 2        *REQUESTS the Chief Executive Officer to conduct a consultation process with young people via focus groups and surveys in schools and public spaces to ascertain their level of interest in small scale music festivals.*

### **BACKGROUND**

On 16 November 2010, a Notice of Motion was presented to Council requesting a report be prepared exploring the idea that a series of youth musical events be held in appropriately selected suburbs within the City, providing an opportunity for young people from the City to come together for a small scale musical event in a safe and secure environment.

## Previous Events

The City of Joondalup has run Youth Festivals of varying scales since 1999. These include:

- A Youth Expo in 1999 at the Craigie Leisure Centre with 1,000 young people attending. This included local youth bands, DJ and live broadcast by 96FM. The cost was \$15,000.
- An Extreme Expo in 1999 at the Craigie Leisure Centre with 5,000 young people attending. This included live music by local and popular bands as well as other young focused activities.
- Extreme Festivals were held from 2000-2004 with the City contributing an average of \$16,000 towards each Festival.
- The Scorcha Music Festivals were held annually from 2005-2007 with costs comparable to the previous events.
- NorthBeat Music Festival (in conjunction with the City of Stirling) was run in 2008 and 2009 at Carine Open Space with 5,000 young people attending over the two years. The City of Joondalup's annual contribution was \$25,000 towards a total annual cost of \$95,000.
- In 2010, the City of Stirling decided not to proceed with NorthBeat. The funds that had previously been contributed by the City of Joondalup to NorthBeat have been utilised to continue funding of the Anchors Youth Services program (following removal of Commonwealth Government funding) and for the introduction of skills-based term programs that include component of music activities such as Rock School.

## **DETAILS**

It should be noted that the City already provides a wide range of services, programs and activities for young people aged 12 to 25 years. Details of the current programs provided by the City are outlined in Attachment 1.

### **Issues and options considered:**

#### Research into Existing Music Festivals

To determine the cost of running small music festivals, consultation with other local governments and City staff was undertaken. These discussions raised the question of the need for such an event or series of events to be run by the City, due to the large number of independent service providers currently organising a large volume of all-age music festivals.

There has been an increase in independent event organisers creating all-age events that are easily accessible to young people. These events attract world class performers to Perth in locations around the City. In the past RockIt has run at Arena Joondalup as an all-age event for low cost. It attracts a large component of the youth population, due to its locality and ability to draw quality international and local bands.

Arena Joondalup is running the Future Music Festival in March 2011 and Supafest in April 2011. Supafest is an all-age music event. Future Music Festival have utilised a 'buy now pay later' scheme for interested consumers. This is the first payment system for an Australian music festival and makes it more accessible for young people wishing to attend. Generally prices of tickets for festivals are not within a youth-friendly budget as they retail between \$100 and \$200.

Southbound, which is held in Busselton, is another all-age music, arts and camping festival which attracts a large number of young people. Big Day Out is also a hugely popular music festival, attracting large crowds and impressive line-ups. This one day festival has been running in Perth since 1993 and is a 15+ event. These kinds of festivals are becoming more popular and increasing in regularity.

The only Local Government that appears to be running a music festival in the metropolitan area is the City of Swan. Hyperfest, a youth festival with local and large name bands playing over two stages with a variety of youth activities available at the event, is coordinated by the City of Swan. One staff member works full time on this project. Young people are involved in the event organisation and learn the skills involved in arranging a music festival. In total this project costs around \$200,000 with the City of Swan contributing just under half.

The City of Joondalup currently offers three summer concerts per year. In total these cost \$100,000 (excluding staff costs) and include two music acts, all infrastructure and marketing, staging and related costs. The concerts generally attract about 5,000 attendees and are open to all ages.

The City is also currently running “Summer Sessions” for young people. These are four separate events held one week apart in different local parks. Each event includes a DJ, hip hop workshops, over-sized board games, arts crafts, sausage sizzle, Youth Mobile bus and Youth Activity trailer. The cost of running the four Summer Sessions is \$5000 (excluding staff costs). The sessions are only run in school holidays.

### Consultation with Young People

It is considered best practice to engage young people and the broader community in the decision making processes of the City of Joondalup, to ensure the programs and events delivered are meeting community need. Due to the waning interest in NorthBeat, it is seen as imperative that a consultation process occur before any course of action on implementing new youth music festivals is decided.

It is proposed that the City undertakes a consultation process in the community through schools and other youth services providers. In order to ensure the consultation process is broad and valid, it is suggested that the process be conducted over several months engaging with young people in a variety of locations.

Data collected at the Youth Forum (CJ213-12/10 refers) did not indicate that young people felt that a youth music festival was missing from the current services offered by the City. Instead, young people indicated that they were unaware of the programs and services offered to them by the City. Hence, it is seen as highly important that the City conducts an extensive consultation process to ensure that this event is one that young people desire.

### Options for Delivery of Youth Music Festivals

Four options have been researched and are presented for consideration.

#### *Option One – Expansion of Current Programs*

The City has already made some provision for small scale music events. An example is the current “Summer Sessions” which is in its first year of implementation. This series of events is similar to the the proposal put forward in the Notice of Motion as they are held in local parks and include components seen at music festivals.

There is an option for more funding to go towards expanding current service provision rather than into a new youth music festival event. Summer Sessions were created as a response to young people's suggestions that they would like more free community events to be held at times convenient to them. Summer Sessions also target a sector of the youth population that do not participate in the School Holiday Program, which is offered at the Anchors Youth Centre in Heathridge.

Expanding and providing additional funds for the Summer Sessions program would create more opportunities for young people to get involved in an alternatively formatted music event. Between 50 and 60 young people attended each Summer Session in January 2011. This could be increased with additional funding, as it would allow more staffing and more activities to be available on the day.

Furthermore, if funding was available to not only this program but others currently offered, it would increase the spread of what the City could achieve in the community. This in turn could decrease youth boredom, promote youth participation and engage the large sector of young people who reside within the City.

#### *Option Two – Establish a Grants Program for Small-Scale Youth Festivals*

When NorthBeat was discontinued, discussions for the remaining festival funds centred on the possibility of developing a small youth grants program to provide funds for community groups to run music based programs. It was envisaged that such a program would allow a wide range of youth projects and events to occur with minimal impact on City staff and resources.

Once established, the youth grants program funding would be available to young people and organisations that work with young people, and marketed in a youth-friendly format. A Grants Assessment Panel would be formed to assess the applications received. City staff would also act as mentors to the applicants, providing peer support and feedback from the inception to execution stage of the project.

The Youth Grants funding could be administered in conjunction with local schools. City staff could facilitate groups of young people to develop, plan and execute a youth event focused around music, during school time. This could be done in conjunction with music departments to develop events that would occur on the school site. This brings benefit to the City, young people involved and local schools as all parties are participating and creating an event that young people are invested in and interested in attending.

Additionally, local youth groups may be interested in gaining the funding to supply further programs to their target audience. Youth groups typically work in a community development model with the young people involved. The City could facilitate joint projects between the youth leaders and young people within the community.

City staff are experienced in administering local-level grants programs.

#### *Option Three – City Operated Small-Scale Youth Music Festivals with a Youth Working Group*

The costs to the City for operating a series of small-scale music festivals has been assessed based on past events. These figures do not take into account staffing costs; however it should be noted that if Council decided to proceed with the decision to run a series of small-scale music festivals, arrangements would need to be made for a new position to be created. This is due to more staff resources being needed than what can currently be provided.

It should also be noted that costing is based on the idea that a small-scale youth music festival is an event that would cater for about 500 to 1,000 young people. This event would showcase one main act (band or DJ) and a support act and would include other festival type activities (similar to that available at the Summer Sessions).

It is estimated that one of these events would cost the City \$15,000. This figure is based on the event being slightly larger than a “Summer Sessions” and smaller than the previous NorthBeat, Extreme or Scorcha Music Festivals.

“Summer Sessions” costs around \$5,000 for four events. These events do not involve any bands, whose costs normally contribute largely to music events. DJ services and all activities are provided at very low cost. Summer Sessions are facilitated by City staff.

The larger scale youth music festivals that the City has run in the past have generally cost around \$25,000 (excluding staff time and costs). Earlier events held by the City involved less bands and more festival type activities, enabling the contribution of costs by the City to be around \$16,000. NorthBeat Festival showcased five different bands as well as a BMX competition and game zone. The City contributed around \$25,000 to this event; however this was not proportionate to the cost of the whole event. It is not envisaged that a small-scale music event would be as large as these previous events.

As the event would be held in a park, the cost of staging, sound equipment, lighting, fencing, security, toilets would need to be considered as these are major costing areas. There is generally additional costs for outdoor musical events due to poor acoustics in the venue.

It is estimated that five small-scale youth music festivals would require funding of \$75 000. Staff and resource costs would be additional to this figure.

If the City were to operate the festivals, it is proposed that a working group of young people be involved to ensure engagement and ownership of the festivals by the target market.

#### *Option Four – No Change to Current Youth Services*

The City currently offers a wide range of events and programs to young people which include some music programs. These music programs include:

- Hip Hop program
- Battle of the bands
- Joondalup Festival.

Other programs that include a music component are skill-based term programs, the school holiday program and summer sessions.

Detailed information about the remainder of services, activities and programs currently offered by the City for young people is provided in Attachment 1.

It could be considered that the consultation process may wish to consider whether the City is already providing an appropriate level of service to young people for music related programs, and whether the delivery of small scale music festivals is not a priority for the allocation of the additional resources that will be required.

**Legislation/Strategic Plan/Policy Implications**

**Legislation** Nil.

**Strategic Plan**

**Key Focus Area:** Community Wellbeing

**Objective:**

- 5.2 To facilitate healthy lifestyles within the community.
- 5.3 To facilitate culture, the arts and knowledge within the community.

**Policy:** Council Policy - Community Development CJ156-09/06

**Risk Management considerations:**

There is a significant risk that the City could expend considerable resources in providing small-scale youth festivals that are not attractive to young people. To mitigate this risk, it is recommended that consultation be undertaken with young people to ascertain their level of interest in these events.

Should the City proceed with operating small-scale youth musical festivals, Risk Management Plans are developed for each youth event.

**Financial/Budget Implications:**

All past one-off music events co-ordinated by the City have required funding of around \$25,000 (excluding staffing costs).

The estimated cost per event for implementing a small scale youth music event is \$15,000. This cost does not include staff time involved in planning, implementation and evaluation of the event. There are currently no resources included in the City's budget to facilitate a series of Youth Music Festivals nor sufficient resources to offer and administer a Grants Program for other organisations to operate a series of Youth Music Festivals.

**Regional Significance:**

Not Applicable.

**Sustainability implications:**

Should the City decide to operate an annual series of Youth Music Festivals or offer a grants program, these will require ongoing operational funding.

**Consultation:**

It is proposed that extensive consultation take place within the City to ensure that this project is supported and valued by young people.

The recent Youth Forum (CJ 213-12/10 refers) did not highlight any desire among the young people to have a small-scale music festival run by the City. However, as this consultation process only involved 68 young people, Council may wish to consider running another, more extensive, consultation process as proposed in Option One.



## COMMENT

Offering small-scale music festivals is one way of providing meaningful activities for young people who reside in the City. If a decision was made to pursue the idea of a program of music festivals or events, it is important to consider that not all of the many genres of contemporary music appeal to all young people and there may be limited interest in some. Providing the opportunity for young people to let the City know about their needs and interests is considered the best way of determining future programs that may be offered.

It is recommended that young people be consulted on their level of interest in small-scale youth music festivals, which can then inform whether or not the City should provide resources and if so, which delivery mechanism is best suited.

## VOTING REQUIREMENTS

Simple Majority.

## RECOMMENDATION

### That Council:

- 1 **NOTES the information provided in this Report relating to a range of options for providing a Youth Music Series in select parks;**
- 2 **REQUESTS the Chief Executive Officer to conduct a consultation process with young people via focus groups and surveys in schools and public space to ascertain their level of interest in small scale music festivals.**

*Appendix 7 refers*

To access this attachment on electronic document, click here: [Attach7brf080211.pdf](#)

## **ITEM 8                      OLDER PEOPLE TERMINOLOGY**

<b>WARD:</b>	All
<b>RESPONSIBLE:</b>	Mr Garry Hunt, Chief Executive Officer
<b>FILE NUMBER:</b>	77613
<b>ATTACHMENTS:</b>	Nil.

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### **PURPOSE**

To provide Elected Members with a rationale of the terminology 'older people' in the City's Positive Ageing Plan 2009-2012.

### **EXECUTIVE SUMMARY**

At the Council meeting held 16 November 2010 (C64-11/10 refers), a Notice of Motion was presented requesting that the City replace references to 'older person' in the City of Joondalup's Positive Ageing Plan 2009-2012 with 'senior citizen'.

The term 'older people' is used throughout the Positive Ageing Plan. The wording reflects current trends in socially acceptable inclusive language. Community attitudes to the terminology are varied. Younger generations of retirees (50-75 year old residents) do not consider themselves to be 'senior' although being part of the target demographic to which the document refers. Changing the terminology to 'senior citizen' would alienate this group from associating with the City's Positive Ageing Plan.

*It is recommended that Council:*

- 1        *RETAINS the terminology 'older person' in the City's Positive Ageing Plan and other strategic documents;*
- 2        *SUPPORTS the use of other terminology such as 'seniors' for particular groups or demographics when promoting programs and services.*

### **BACKGROUND**

Residents aged 55+ are not a single, homogenous group, as there are several generations within the spectrum of the ageing population. Older people of different ages, genders, religions, races, economic classes and geographic locations will respond differently to different terminologies. The City approaches refer to the ageing population as a spectrum of adults living within the City, instead of one group.

Historically the term 'senior citizen' was introduced as 'old-age pensioner' did not reflect self-funded retirees. The term 'senior' is a traditionally accepted term for retirees; however, community attitudes, particularly of the younger retiree demographic, have changed towards the term. 'Older people' is used throughout the City's Positive Ageing Plan which was developed after extensive research, including community and industry consultation, and adopted by Council. During this process the City consulted with older residents and various groups regarding feedback on use of the term 'older person' and feedback indicated that they were happy for this to be used.

The term 'older person' is used widely by the Australian Government, state governments and other local governments. Although government agencies retain the term 'senior', it is generally used in the title and not in the body of written materials.

## DETAILS

### National Peak Bodies

The peak bodies for older peoples' interests in Australia, the National Seniors and the Council on the Ageing both utilise the term 'senior' as well as 'over 50s'.

### Local Government Trends

Although there is a tendency in local government to move away from the term 'senior citizen', due to a shift in community attitudes, most WA local governments have a mix of terminology, still referring to 'seniors' as well as 'older people'. This approach helps to appeal to the different generations within the ageing spectrum.

The trend away from local government 'Seniors Plans' is demonstrated through the focus of new plans towards creating 'Age-Friendly Communities', 'Active Ageing' and 'Positive Ageing' plans which create environments which benefits all ages.

There is a trend within local governments to re-badge Senior Citizen Centres as Community Centres to attract younger generations. For example, the City of Mandurah Senior Citizens Centre was renamed Ac-cent (short for 'active centre') as part of the City's current Active Ageing Plan. This was in response to a lack of people in the 55-65 year old age group being attracted to the Centre due to the term 'senior citizen'. There has been a marked increase in the 55-65 year old demographic joining since the rebranding of the Centre. In a similar vein, the City of Stirling's Autumn Centres were renamed Community Centres 10 years ago, to broaden the scope of activities available and promote programs as targeting more active older people.

Local Government	Terminology used
City of Bassendean	Seniors, frail aged
City of Bayswater	Seniors
City of Belmont	Older residents, seniors, frail aged
City of Gosnells	Seniors
City of Mandurah	Aged 55 and over, people over 55, active ageing, older people
City of Melville	Seniors, age-friendly
City of Stirling	Seniors, older citizens, older people, frail aged
City of Wanneroo	Aged (except for when referencing seniors clubs), seniors
Shire of Busselton	Seniors
Town of Claremont	Aged services
Town of Mosman Park	Seniors, older people
Town Victoria Park	Seniors

The Western Australian Local Government Association has stated that society utilises a range of terminologies when referring to the ageing population and that local government also had the flexibility of utilising suitable terminology, dependant on the context.

Local Government Improvement and Development (United Kingdom) uses terminology such as ‘a good place to grow older’, ‘ageing well’, ‘older people’ and ‘ageing population’.

### **Government Terminology**

Although some program and service titles have the term ‘senior’, the term ‘older person’ is being used more widely by the Australian Government, state governments and other local governments.

The State Government Department for Communities has several programs which include the term ‘seniors’ in the title (including Seniors Card, Seniors Week, Seniors Information Service and Seniors Awards). However, when targeting publications or communication at the ageing population, the trend is to refrain from the term seniors, instead using the term ‘older people’.

The Australian Government Department of Health and Ageing uses terms such as ‘ageing’, ‘older people’ and ‘older Australians’.

The Australian Government’s report “Intergenerational Report Australia to 2050: Future Challenges” refers to older people as between 65 to 84 years and the very old as 85 years and over. The Australian Bureau of Statistics refers to all those 55 years and over as ‘older people’, and those aged 55 to 74 years as ‘mature-aged adults’.

### **International Linguistic Trends**

The term older person is a universally current term. The United Nations utilise the terminology ‘older people/persons’ (for example, 1 October is the annual International Day of Older Persons), and in the development of the Positive Ageing Plan, the City of Joondalup used the World Health Organisation’s publication “Age-Friendly Cities” as a guide. The publication is considered to be international best practice and refers to the demographic as ‘older people’. The focus of terminology around the ageing is around ‘ageing well’ and ‘positive active ageing’ for all adults.

Australian Universities utilise the terminology ‘older people’ and ‘older adults’. The Centre for Research on Ageing, Curtin University of Technology stated that preferred terminology for 65-75 year old demographic is ‘older adults’ and 75+ year old demographic is ‘elders’ which reflects their wisdom while denoting respect.

The term ‘elderly’ is avoided as it implies reduced capacity. The term ‘senior’ is regarded as an acceptable term because it relates to the current government concession entitlements.

In a study conducted in the United States by the American Society on Aging (ASA) Connection newsletter (<http://www.asaging.org/asav2/asacconnection/enews/07june/toc.cfm>), the following responses were reported for the following question: What terms do you think are appropriate when referring to people ages 65-plus?

<b>Term</b>	<b>Percentage</b>
Older adults	80%
Elders	41%
Seniors	33%
Senior citizens	11%
Elderly	10%

Note: Total is >100% because respondents could select more than one answer. The report reflected that the term ‘senior’ is considered outdated, especially by today’s 78 million baby boomers.

**Issues and options considered:**

There is currently no consensus on the terminology used to describe the ageing population. A difficulty in addressing the needs of the whole group is that the younger and healthier members do not see themselves as fitting in to the category of 'older people' or 'seniors' and are reluctant to admit that they may have special needs.

To use inclusive, and avoid ageist terminology, it is preferable not to refer to a particular generation with a title, unless stating the actual age range. The City has a focus on creating programs, services and events which encourage active ageing and intergenerational activities non-discriminate of age ranges. For example, Discovery Sessions, Live and Learn and Art of Ageing programs are lifelong learning activities and, although they attract predominately 60+ year old attendees, some younger adults who are interested in activities on offer also attend.

As society uses a range of terms for referring to the 55+ year old demographic including 'baby boomers', 'seniors', 'aged', 'senior citizens', 'older people' and 'older adults', it would be appropriate for the City to be flexible in terms of which terminology relating to older people is utilised, depending on the context.

Terms such as 'seniors', 'elderly', 'aged' and 'senior citizens' should be limited when referring to the broad ageing population as 55-65 year olds tend to associate those terms as applying to older generations.

In 2009 the City hosted an Older Adults Appreciation Function which is an annual City function (formerly Seniors Appreciation Function) recognising the valuable contribution of volunteers within Seniors Clubs throughout the City. The City received feedback from attendees, who were on average 75+ years old, who expressed that they prefer to be recognised as seniors. In 2010 the City reinstated the event as the Seniors Appreciation Function, recognising that title is more appropriate for the target demographic. This is an example of where the terminology can be flexible for a particular event that specifically targets the older demographic (i.e. those on average 75+ years old).

**Legislation/Strategic Plan/Policy Implications**

**Legislation**                      Equal Opportunity Act 1984  
    Age Discrimination Act 2004

**Strategic Plan**

**Key Focus Area:**              Community Wellbeing.

**Objective:**                      To facilitate healthy lifestyles within the community.

**Plan:**                                Positive Ageing Plan 2009-2012

**Risk Management considerations:**

Introducing the term 'senior citizens' to replace all references to 'older people' in the Positive Ageing Plan and City publications may limit effectiveness in attracting younger retirees to City programs.

**Financial/Budget Implications:**

There will be financial resources required to change all of the terminology in the City's Positive Ageing Plan 2009-2012 from 'older person' to 'senior'. The alternative is to retain the terminology 'older person' in the Positive Ageing Plan and utilise other terminology, such as 'seniors' for relevant programs and activities offered by the City.

**Regional Significance:**

Not Applicable.

**Sustainability Implications:**

Not Applicable.

**Consultation:**

'Older people' is used throughout the City's Positive Ageing Plan which was developed after extensive research including community and industry consultation and has been adopted by Council. During this process, the City consulted with older residents and various groups regarding feedback on the term 'older person' and they were happy for the term 'older people' to be used.

**COMMENT**

The term 'senior citizen' was a traditionally accepted term for retirees. However, community attitudes, particularly of the younger retiree demographic, have changed towards this. In some instances it is recognised that use of the terminology 'senior' may be appropriate particularly for the older age group, however trends indicate that use of the terminology 'older person' is becoming more common place and acceptable with the younger retirees.

**VOTING REQUIREMENTS**

Simple Majority.

**RECOMMENDATION****That Council:**

- 1      RETAINS the terminology 'older person' in the City's Positive Ageing Plan 2009-2012 and other strategic documents;**
- 2      SUPPORTS the use of other terminology such as 'seniors' for particular groups or demographics when promoting programs and services.**

## **ITEM 9 ESTABLISHMENT OF COMMUNITY GARDENS**

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<b>WARD:</b>	All
<b>RESPONSIBLE:</b>	Mr Garry Hunt, Chief Executive Officer
<b>FILE NUMBER:</b>	69612
<b>ATTACHMENTS:</b>	Nil.

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### **PURPOSE**

To provide Elected Members with a summary of findings from research undertaken on the establishment and maintenance of Community Gardens.

### **EXECUTIVE SUMMARY**

At the Council meeting held 22 June 2010 (C28-06/10 refers), a Notice of Motion was presented requesting that the City research the establishment of a Community Garden.

Community Gardens are outdoor spaces that are planned and managed by the community, or with significant community involvement, and are frequently located in areas of high residential density with little or no garden. They are predominantly used for food production, however native, decorative and therapeutic plants can also be grown.

Growing food in Community Gardens is becoming increasingly popular and gardens can become hubs for community members to meet and develop friendships and links, as well as offering opportunities to learn about environmental and sustainability matters. Local Governments often support community requests for the development of a Community Garden and then hand it over to community members to run once established.

In order for a Community Garden to be successful, it is essential that it be community driven. It is suggested that prior to embarking on any detailed exploration of the scope of such a project in the City, that the City's residents associations be contacted to gauge their level of interest in the development and ongoing management of a Community Garden within their local area.

*It is recommended that Council:*

- 1 *NOTES the information pertaining to the establishment and maintenance of Community Gardens, as outlined within this Report;*
- 2 *REQUESTS the Chief Executive Officer to make contact with the local Ratepayers and Residents Associations to determine whether their communities have an interest in participating in the establishment and ongoing management of a Community Garden in their local area.*

## BACKGROUND

Community Gardens are becoming increasingly popular in urbanised communities. There are 25 Community Gardens in Western Australia with several more currently in the planning stages. Community Gardens provide an opportunity for local people to meet and are important sites for wellbeing and a connection with the local environment, in particular, for residents who live in high density residential areas with limited or no garden.

Community Gardens also provide demonstration sites for sustainable living and an informal learning environment. They can provide vital community connection, valuable social interaction and once established, can provide a social hub for the local community.

The connections between physical health through increased consumption of home grown, organic produce and emotional health through connection with community via Community Gardens are of positive benefit to the community.

## DETAILS

Whilst the establishment of a Community Garden is a valuable and worthwhile approach for community connectedness, it is a project which requires a group of committed community members with expertise and passion to establish and nurture the project. There are also costs associated with the establishment of a garden and ongoing maintenance.

Community Gardens cannot exist without clear guidelines, goals and expectations of their members. Local Governments can assist groups by providing expertise in the areas of community development, environmental sustainability and assistance with sourcing a suitable location and providing seed funding to ensure basic infrastructure and establishment costs are met.

Potential sites require the following:

- Secure fencing.
- Power.
- Lighting.
- Water.
- Toilets.
- Shelter.
- Storage for tools, fertilizers etc.
- Close proximity to public transport.
- Parking.
- Level site for ease of physical access and to ensure site costs are kept to a minimum.
- Access for heavy equipment required to deliver mulch, soil or other necessary items.

On 28 October 2010, three Elected Members and five staff conducted a site visit of established Community Gardens in the metropolitan area. The sites visited were:

- Perth City Farm (East Perth).
- Earthwise Community Garden (Subiaco).
- West Leederville Community Garden (West Leederville).



The purpose of the tour was to gain a perspective and understanding of the processes, issues and costs involved in successfully establishing and maintaining a Community Garden.

At each location the main issue identified and reiterated by the Community Garden representatives was that in order for a Community Garden to be successful, it is essential that they be community, and not just Local Government, driven. This is to avoid a collapse of the project following completion and handover of the Community Garden by the establishing body. It is also important that the community has involvement in the initial establishment of the garden including location, size, type, materials, etc so that they have ownership of the project.

The value of ongoing Local Government support through direct financial contributions and in kind assistance, for example through the regular removal of bulk waste, was also noted.

#### **Issues and options considered:**

Community Gardens are frequently located in urbanized areas of high residential density where land for the cultivation of private gardens is limited, although there are several examples in WA where successful Community Gardens have been established in regional areas or form part of an educational or cultural site. However, the most important factor in their success, is that they are located where a need has been identified by the local community for a place where any member of the public can mix with like minded individuals and participate in the growing of food, flowers or therapeutic plants for recreation, education or social purposes.

At present the City of Joondalup is mostly comprised of low density residential areas where private gardens are a standard property feature. To date, there have been no expressions of interest received from local community groups for the development of a Community Garden, making it unclear whether a current need exists for the establishment of one at this time.

An option Council could consider is for City officers to contact the various Residents' Associations throughout the City to determine their level of interest in the establishment and ongoing management of a Community Garden in their local area, prior to any more detailed community consultation or exploration of the scope for such a project taking place.

Officers have carried out preliminary investigations into vacant areas of Council owned land, in the event that a need for a Community Garden is identified by the community. It has been determined that while at present there is nothing immediately suitable available, the following options could be further explored in terms of a possible future location:

- Co-location with a proposed Men's Shed.
- Land in a park.
- A school site.
- Land adjacent to a railway line.
- Land belonging to a property developer as part of a new housing sub-division.
- Land adjacent to a not for profit community group (not City owned).

**Legislation/Strategic Plan/Policy Implications:**

**Legislation:** The City's reserves are classified as A, B or C Class Reserves under the Land Administration Act 1997. Reserves are vested for the purpose of recreation, public gardens, parks or playgrounds. The establishment of a Community Garden is consistent with most of these purposes.

Town Planning local laws may need to be considered depending on the proposed location of the Community Garden.

**Key Focus Area:** The development of a Community Garden is linked to the Strategic Plan through the outcomes, objectives and strategies under the Key Focus Areas – Community Wellbeing and the Natural Environment.

**Policy:**

Not Applicable.

**Risk Management considerations:**

It is essential that a Community Garden concept be community-driven in order for the project to be successful. There is considerable risk to the ongoing sustainability of a Community Garden if it is not community-driven and managed.

**Financial/Budget Implications:**Establishment Costs

The cost of establishing a Community Garden varies according to the location, size and design. The cost to establish a basic garden could range between \$10,000 and \$100,000 dependant on the scale of the project, contracted work, skilled volunteers, available funding sources and donations.

Ongoing Operational Costs

Research of other Local Governments indicates that, once established, the ongoing costs for a Community Garden may include:

- irrigation equipment and bore maintenance.
- power/lighting.
- water.
- security.
- public Liability insurance.
- fertiliser, pesticides.
- plants.
- tools.
- publicity, marketing.

Once a community management group for a Community Garden is established and incorporated, there are many avenues of funding that could be sourced for the continuation of the project, including the Department for Environment and Conservation, LotteryWest and Healthway.

Other avenues of income for the garden could include plot rental charges and sale of produce.

### **Regional Significance:**

Opportunities for the development of a Community Garden in partnership with the City's stakeholders could be investigated through community consultation. There are a number of organisations within the City that are potential partners for the project, including West Coast Institute of Training and Edith Cowan University. Partnerships with these organisations would be beneficial in regards to providing financial support through the hospitality facilities located at the training institutes.

### **Sustainability Implications:**

#### Environmental

The installation of a Community Garden within the City of Joondalup would contribute to a number of environmental benefits, with examples including:

- Rainwater is filtered through gardens, helping to keep lakes, rivers and groundwater clean.
- Community gardens restore oxygen into the air and help reduce air pollution.
- Large quantities of organic waste can be used to fertilize gardens, thus helping to minimize a community's overall waste output.

Consideration would need to be given to identifying sources of water to irrigate a Community Garden. The use of scheme water should be limited and groundwater may not be available at the proposed site. Alternative sources of water such as rainwater should be considered, with the design of a garden incorporating rainwater tanks.

The use of pesticides within a Community Garden should also be discouraged as these chemicals can be transported into groundwater resources, causing contamination.

#### Social

There are many documented examples providing evidence of the positive social impact of the development of a Community Garden. A Community Garden can provide a community hub, informal education opportunities, passive recreation and wellbeing, and networking of people with similar interests. The Community Garden can provide a facility that supports community cohesiveness and creates an opportunity for all community members to contribute to and belong in the City of Joondalup. It can provide an opportunity for inter-generational interaction, with both young and older residents interested in food gardening. It can also provide an opportunity for people with disabilities to be included in the broader community.

## Financial

Should a Community Garden be established, there are a range of previously identified operational costs associated with the maintenance of Community Gardens that could require an ongoing financial contribution from the City to remain sustainable.

### **Consultation:**

It is suggested that the City's Ratepayers and Residents Associations be contacted in order to gauge their level of interest in the possible establishment and management of a Community Garden within their local area.

### **COMMENT**

The research undertaken indicates that it is essential that a Community Garden concept be community-driven in order for the project to be successful. At this stage, there have been no expressions of interest received from local community groups or organisations to establish a Community Garden.

Given the costs and other resources that are involved in establishing and maintaining a Community Garden, it is recommended that the City establish the level of community interest in having Community Gardens located within the City with local Residents' Associations.

### **VOTING REQUIREMENTS**

Simple Majority.

### **RECOMMENDATION**

#### **That Council:**

- 1 NOTES the information pertaining to the establishment and maintenance of Community Gardens, as outlined within this Report;**
- 2 REQUESTS the Chief Executive Officer to make contact with the local Ratepayers and Residents Associations to determine whether their communities have an interest in participating in the establishment and ongoing management of a Community Garden in their local area.**

## **ITEM 10 CITY TENNIS COURT PROVISION AND MAINTENANCE STRATEGY**

**WARD:** All

**RESPONSIBLE:** Mr Garry Hunt, Chief Executive Officer

**FILE NUMBER:** 19860

**ATTACHMENTS:**

Attachment 1	Distribution of Tennis Court Facilities Map
Attachment 2	Summary of Tennis Court Facility Condition
Attachment 3	Sporting Trends and Demand for Tennis Facilities
Attachment 4	Proposed Tennis Court Facility Hierarchy
Attachment 5	Proposed Tennis Court Facility Condition Audit System and Decommissioning Process

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### **PURPOSE**

To propose a new Tennis Court Provision and Maintenance Strategy for implementation.

### **EXECUTIVE SUMMARY**

There are currently 165 tennis courts within the City of Joondalup, of which 71 are owned by the City. City owned tennis courts are resurfaced according to the City's Resurfacing Program, which is based only on the current condition of the court. Under this method, all courts are treated in the same manner in determining priority for restorative works. As a result, in some cases the City is resurfacing courts that have low utilisation rates, with the low utilisation rates continuing after remedial work is completed.

After reviewing an earlier Discussion Paper on tennis court provision from 2009, three new options have been identified for how the City may approach the provision and maintenance of tennis court assets in the City. The options have been developed with the purpose of ensuring that the supply of tennis court facilities meets the actual community demand, as evidenced by usage.

Option One sees the City continuing to maintain all City owned tennis courts using existing Facility Condition Audit assessment criteria only (such as maintain current system).

Option Two sees the City maintain City owned tennis courts using a revised Facility Condition Audit Assessment System, which includes the addition of criteria such as utilisation rates and a minimum review period for each facility type, as defined in a Proposed Tennis Court Facility Hierarchy (Attachment 4 refers).

Option Three, which is the preferred option, sees the City maintain City owned tennis courts using a revised Facility Condition Audit Assessment System. In addition, tennis courts which have reached the end of their life and have displayed repeatedly low utilisation rates over a period of time will be subject to a proposed Decommissioning Process. This process may result in the tennis court being decommissioned and replaced with an appropriate alternative facility.

## **BACKGROUND**

In 2009 Elected Members considered a Discussion Paper on the future provision and distribution of tennis courts within the City. However, endorsement and implementation was deferred as the decision as to whether or not to decommission the Duncraig Tennis Courts was seen as priority.

Following the recent Council decision to decommission the Duncraig Tennis Courts, the 2009 paper has been reviewed and expanded upon to take into consideration approaches to maintaining tennis courts, and to develop a process for decommissioning tennis court facilities that have reached the end of their life. The information below and Attachments 1-3 describe the current status of tennis court facilities within the City of Joondalup and the City's current approach to prioritising resurfacing works at each facility.

### **Current Status**

There are currently 39 facilities (165 tennis courts) within the City of Joondalup (Attachment 1 refers). There are 13 facilities (71 courts) that are City owned, 22 facilities (76 courts) that are school or university owned and managed and four (18 courts) that are privately owned and operated by Tennis Clubs.

The City's current Tennis Court Resurfacing Program sees a set amount of funds allocated in each year's capital works budget to undertake restorative and resurfacing works on courts, based solely on their condition rating. Over the past two years, \$190,100 has been spent on resurfacing 16 courts in the City. Currently there is \$174,600 allocated in the 2010/11 budget for the resurfacing of the Timberlane Park Courts (two courts), Warwick Open Space Courts (four courts), Harbour View Park Courts (two courts) and Camberwarra Park Courts (two courts). There is \$119,000 identified for consideration in the 2011/12 budget for the resurfacing of various courts.

The City has recently agreed to decommission the Duncraig Tennis Courts from 1 January 2011. Following community consultation, a report will go to Council in mid 2011 proposing alternative facilities to be developed on the site.

Attachment 2 details the condition of the tennis court facilities within the City. The condition is described as either 'good', 'average' or 'poor'. The condition of City owned tennis courts is based on the City's regular facility audit. The condition of school and private owned tennis courts has been collated from observations using GIS technology and from anecdotal evidence.

Currently, the processes by which the City identifies and is able to meet community demand for public tennis court facilities are not clearly defined, nor are they guided by principle. The result is that planning for the provision, location and ongoing maintenance of tennis court facilities is ad-hoc, and likely to remain so in the absence of a strategic approach.

## DETAILS

The current system of maintenance for tennis court facilities makes use of a Facility Condition Audit. This method schedules the tennis courts for restorative works in the City's Capital Works Program based solely on their physical condition. In reviewing this system there is evidence of tennis court surfaces varying significantly in quality and that tennis court facilities that are highly-utilised are treated in the same manner as those that are rarely utilised.

At present the City's tennis courts are available to book by tennis clubs (through the annual hire process) and to community members (through the casual hire process). The City's booking management system is currently under review to streamline the process and provide more accurate utilisation statistics of the City's tennis facilities. However, previous utilisation figures indicate that while some facilities are well utilised (up to an estimated 65% of the time available) many tennis court facilities in the City are under-utilised (as low as an estimated 0.5% of the time available).

There is a higher provision of tennis court facilities in the City's southern suburbs than in the northern suburbs. However, there are a number of school and private facilities where opportunities to engage facility owners to provide public access could be pursued (for example shared use). It should be noted that Tennis West as part of their 2006-2015 Facility Strategic Plan reported an indicative trend, at a national level, that tennis is declining in popularity due to competition from emerging sports and a tendency for people to engage in more flexible activities.

It has been acknowledged that a strong tennis club culture exists within the City, with most clubs being well-established and sustainable. Tennis court facilities associated with tennis clubs are generally the most utilised and are often of a higher quality and standard.

A review of sporting trends in relation to tennis sees the popularity of the sport declining since 2001 (Attachment 3 refers). Attachment 3 also shows a review of the City's current tennis clubs and their members indicated that:

- People are willing to travel to play tennis as part of a club membership.
- The City's tennis court facilities support significant numbers of regional users from the Cities of Wanneroo and Stirling.
- The top five suburbs that tennis club members reside are:
  - Duncraig
  - Hillarys
  - Kingsley
  - Sorrento
  - Woodvale

Three options have been identified for how the City may approach the provision and maintenance of tennis court assets in the City to ensure that the supply of tennis court facilities meets the actual demand present in the community.

**Issues and options considered:****Option 1 – Status Quo**

This option sees the City continue to maintain all tennis courts using only the existing triennial Facility Condition Audit Assessment Criteria (such as maintain the current system). All City-owned tennis courts will be ranked based on the condition rating, and scheduled for maintenance/upgrade according to their ranking. All courts are treated in the same manner in determining priority for restorative works. The disadvantage of this approach is that, in some cases, the City is resurfacing courts based on condition, however utilisation is low and does not improve after remedial work is completed.

Advantages	Disadvantages
From the community's perspective, there will be no change to service levels of tennis courts (i.e.: same number of courts provided and maintained).	City continues to maintain tennis courts that are not well-utilised.
	Well-utilised courts may have restorative works delayed due to the current maintenance criteria (based only on condition).

**Option 2 – Implement the proposed Tennis Court Facility Hierarchy and revised Facility Condition Audit System**

This option sees the City maintain tennis courts using a revised triennial Facility Condition Audit Assessment Criteria that include the addition of:

- Utilisation rates;
- The number of years since previous restorative works have been undertaken; and
- Whether the time elapsed since previous restorative works exceeds the minimum review period for each facility type as defined in the Proposed Tennis Court Facility Hierarchy (Attachment 4 refers).

Through this option, City-owned tennis court facilities which have high-utilisation rates and which have not received restorative works in recent history, will be prioritised over those with low utilisation rates and those which have recently received restorative works.

Advantages	Disadvantages
From the community's perspective, there will be no change to service levels of tennis courts (that is same number of courts provided and maintained).	City continues to maintain tennis courts that are not well-utilised.
Tennis Courts with higher-utilisation rates, a longer period of time since previous restorative works, and/or those which are nearing their minimum review level, are prioritised for restorative works before tennis courts with lower-utilisation, a shorter period of time since previous restorative works, and/or those which are not nearing their minimum review level.	Higher costs in the long-term compared with Option 3.



Option 3 – Implement the proposed Tennis Court Facility Hierarchy, Decommissioning Process and revised Facility Condition Audit System.

This option sees the City maintain tennis courts using the revised Facility Condition Audit Assessment Criteria (Attachment 5 refers) that include the addition of:

- Utilisation rates;
- The number of years since previous restorative works have been undertaken; and
- Whether the time elapsed since previous restorative works exceeds the minimum review period for each facility type as defined in the Proposed Tennis Court Facility Hierarchy.

In addition, tennis courts which have reached the end of their life and have repeatedly low utilisation rates over a long period of time, will be subject to the proposed Decommissioning Process (Attachment 5 refers) which may result in the tennis court being decommissioned and replaced with an appropriate alternative facility. As part of this process, the location of nearby alternative tennis facilities (both City owned and otherwise) will be assessed. If alternative facilities nearby are not City owned then Shared Use arrangements will be explored.

Through this option, all City-owned tennis court facilities with high-utilisation rates and which have not received restorative works in recent history will be prioritised over those used rarely and those which have recently received restorative works. Furthermore, City-owned tennis court facilities with continued, very low utilisation rates will be considered for decommissioning following a rigorous Decommissioning Process. The use of high-quality, District and Regional tennis court facilities will therefore be maximised through more frequent restorative works, and the redirection of some casual, local users to these facilities.

Advantages	Disadvantages
Tennis Courts with higher-utilisation rates, a longer period of time since previous restorative works, and/or those which are nearing their minimum review level, are prioritised for restorative works over those tennis courts with lower-utilisation, a shorter period of time since previous restorative works, and/or those which are not nearing their minimum review level.	From the community's perspective, service levels of tennis courts may be reduced (that is potentially a reduced number of courts provided and maintained).
City resources will be focused on District and Regional tennis court facilities which may encourage greater community participation in local tennis clubs, and/or utilisation of these higher-quality facilities for casual play.	Higher costs in the short- and medium-term compared with Options 1 and 2 (due to the costs involved in decommissioning a tennis court facility and installing an additional facility).
Courts that have low utilisation rates over a long period of time can be decommissioned and replaced with an appropriate alternative facility.	
May reduce the long-term cost of maintaining tennis facilities (if some courts are decommissioned this reduces the number of courts requiring ongoing maintenance)	

## Legislation/Strategic Plan/Policy Implications

### Strategic Plan

**Key Focus Area:** Community Wellbeing

**Objective:** 5.1 To ensure the City's facilities and services are of a high quality and accessible to everyone.

### Risk Management considerations:

Continuing to resurface tennis courts based only on their condition risks the expenditure of City funds on facilities that have minimal community usage.

Decommissioning a tennis court increases the risk of negative community perception regarding provision of adequate court facilities. It is proposed that the impact to the community's access to tennis courts in the area be addressed by undertaking an effective community consultation campaign prior to any decommissioning works and this information being presented to Council to determine the future of the courts.

### Financial/Budget Implications:

The table below displays the approximate cost of maintaining the tennis courts owned by the City. Please note that the maintenance costs are estimates only. These are based on the average costs of:

- general yearly maintenance (for example fencing, nets etc.).
- resurfacing costs for every 10 years (10 years is the average gap between resurfacing — different courts will require resurfacing earlier or later than this period.)

Forward projections for 12 years and 24 years are based on current prices and have been included for comparison purposes only.

	1 year	12 years	24 years
Maintenance — 1 court	\$2,300	\$27,600	\$55,200
Maintenance — 71 courts	\$163,300	\$1,959,600	\$3,919,200

Decommissioning a court includes the removal of all electrical cabling, floodlighting, fencing and poles and a return to yellow sand. Depending on the alternative facility to be developed at the site, there may be some use for the floodlighting and/or fencing.

Decommissioning — 1 court	\$9,300
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All figures quoted in this report are exclusive of GST.

**Regional Significance:**

There are currently 165 tennis courts within the City of Joondalup. Tennis facilities located within the City associated with a club, attract people from outside the City's boundaries (Attachment 3 refers) therefore are considered to have a regional significance. There is a need for the ongoing provision of courts and maintenance to be managed with a strategic approach to ensure that the community is provided with facilities that are well utilised.

**Sustainability implications:**Environmental

If Option 3 is endorsed then tennis courts that are recommended for decommissioning may be replaced with alternative facilities that could enhance environmental sustainability such as native vegetation or grassed areas.

Social

If Option 3 is endorsed then tennis courts that are recommended for decommissioning would be replaced with alternative facilities. These alternative facilities would be determined through consultation with the community to ensure that they enhance the amenity of the public space and generate greater usage.

Economic

The decommissioning of tennis courts with low utilisation rates will reduce the City's ongoing tennis court maintenance and resurfacing expenditure. The ongoing maintenance of the replacement facilities is dependant on the type of alternative facility and extent of infrastructure provision.

**Consultation:**

It is proposed that any tennis court that is identified for decommissioning is put through a rigorous decommissioning process (Attachment 5 refers). This process involves a community consultation campaign in line with the City's Community Consultation and Engagement Policy (adopted by Council in October 2010) and Protocol. It is proposed that this consultation would provide the community with an opportunity to comment on the proposed decommissioning of the tennis courts and indicate a preference for the alternative facilities listed for consideration at the site.

**COMMENT**

Within the City of Joondalup there is a good distribution of tennis facilities and, although declining in popularity, tennis continues to have a relatively large player base across the City. Nonetheless, it has been identified that there are tennis court facilities within the City that are significantly underutilised. This is regardless of whether the facility has recently received restorative works. The most highly utilised tennis facilities are those that are currently affiliated with a tennis club, in which case, even courts in a poor-average condition will attract high utilisation rates.

With this in mind, the City has examined the current maintenance system for tennis court facilities. This system makes use of a Facility Condition Audit, scheduling all City-owned tennis courts for restorative works in the City's Capital Works Program based solely on their physical condition. In reviewing this system the following issues have been identified:

- The City continues to maintain tennis courts that display ongoing low utilisation rates.
- The City treats large facilities that are highly utilised in the same manner as those that are used rarely.

Option Three is the preferred option. This option will ensure that City-owned tennis court facilities with continued high-utilisation rates, and which have not received restorative works in recent history, will be prioritised over those with low utilisation rates, and those which have recently received restorative works. Furthermore, City-owned tennis court facilities with continued, very low utilisation rates that have reached the end of their life will be considered for decommissioning to be replaced with an appropriate alternative facility likely to generate greater usage. The type of alternative facilities and associated estimated costings will be identified during the decommissioning process.

## VOTING REQUIREMENTS

Simple Majority

## RECOMMENDATION

**That Council ENDORSES the proposed Tennis Court Provision and Maintenance Strategy (as detailed in Option 3 within this report) which includes:**

- **Tennis Court Facility Hierarchy as detailed in Attachment 4 of this Report;**
- **Decommissioning Process as detailed in Attachment 5 of this Report;**
- **Revision of existing Facility Condition Audit System to include three new criteria:**
  - **Utilisation rates;**
  - **Number of years since previous restorative works;**
  - **Period of time elapsed since previous restorative works exceeds the minimum review period for the facility type as defined in the Tennis Court Facility Hierarchy.**

*Appendix 8 refers*

To access this attachment on electronic document, click here: [Attach8brf080211.pdf](#)

## **ITEM 11                    MOTIONS CARRIED AT THE ANNUAL GENERAL MEETING OF ELECTORS HELD ON TUESDAY, 29 NOVEMBER 2010**

**WARD:**                    All

**RESPONSIBLE:**        Mr Jamie Parry, Director Governance and Strategy

**FILE NUMBER:**        82623, 42503

**ATTACHMENTS:**        Nil.

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### **PURPOSE**

For Council to give consideration to the motions carried at the Annual General Meeting of Electors held on 29 November 2010.

### **EXECUTIVE SUMMARY**

The Annual General Meeting of Electors of the City of Joondalup was held on 29 November 2010 in accordance with Section 5.27 of the *Local Government Act 1995* (the Act). Section 5.33(1) of the Act requires that all decisions made at an Electors' Meeting if practicable are to be considered at the next Ordinary Meeting of Council.

### **BACKGROUND**

At its meeting held on 14 December 2010, Council noted the Minutes of the the Annual General Meeting of Electors held on 29 November 2010.

The City's Annual General Meeting of Electors was held on 29 November 2010 in accordance with Section 5.27 of the *Local Government Act 1995*. The meeting was attended by 11 members of the public with a total of three motions carried at the meeting.

Decisions made by electors at an Electors' Meeting are the recommendations of those electors present, on the matters discussed and considered at the meeting. As with recommendations made at Council Committee Meetings, they are not binding on the Council, however, the Council are required to consider them.

### **DETAILS**

#### **Issues and options considered:**

The Motions passed at the Annual General Meeting of Electors, at which 11 electors were present, are set out below:

#### **MOTION NO 1**

**MOVED Ms Marie Macdonald, 5 Mair Place, Mullaloo, SECONDED Dr Marjorie Apthorpe, 69 Bacchante Circle, Ocean Reef that Council makes a statement to ratepayers detailing all costs incurred and any income received from 2006 to 2010 as a result of the spraying of hexazinone in drainage sumps in the City of Joondalup and give the reason why thousands of trees and shrubs died and who was responsible.**

**Officer's comment**

The motion comes in two parts:

**Part (a)** requests that Council resolve to direct the City to prepare a statement of income received and costs incurred in relation to the spraying of hexazinone in drainage sumps within the district of the City of Joondalup;

**Part (b)** requests that Council give the reason why thousands of trees and shrubs died and who was responsible.

The City's Administration recommends that Council not adopt either part of the motion for the following reasons:

**Part (a)**

The request would involve searching for specific details of all payments made or received by the City over a five year period from 2006 to 2010 with respect to all matters concerning the spraying of hexazinone in drainage sumps within Joondalup.

To retrieve, analyse and document this material in the manner requested would involve the City in the expenditure of considerable time and human resources. It is considered that such expenditure of time and human resources are unwarranted and unreasonable in the circumstances.

The material which is requested relates to past events and activities, the conduct, performance or implementation of which Council has authorised by direct resolution or by virtue of delegated authority to the Chief Executive Officer.

The payments, of which specific details are sought, have already been published in accordance with Regulation 13 of the *Local Government (Financial Management) Regulations 1996* and endorsed by Council resolution upon each occasion they were presented to Council on the Monthly Payments List.

In addition to this reporting requirement, Part 7 of the *Local Government Act 1995* describes the auditing requirements of a local government's financial accounts and mandates the engagement of an independent external auditor who reports directly to Council. This suggests that it is the role of Council to oversee the financial management of the affairs of a local government, not members of the general public.

Also relevant to the request is Section 5.95 of the *Local Government Act 1995* which describes the limits on the provision of information to the general public. Notable are the dual constraints on a request to provide information where, (a) the information is not current and (b) where in the CEO's opinion it would divert a substantial and unreasonable portion of the local government's resources away from its other functions.

Finally, the context of the request is significant. A general meeting of the electors of a district is held once every financial year. The matters to be discussed at the meeting are set out in regulation 15 of the *Local Government (Administration) Regulations 1996* which specifies these matters as, 'the contents of the annual report for the previous financial year and any other general business'. As the Elector's general meetings are held annually and are focussed on the events of the past financial year, the provision of the requested information going back five years is not considered to be within the intent of 'any other general business'.

**Part (b)**

Council has on a number of occasions in the past given its reasons why thousands of trees and shrubs died and who was responsible. Upon resolving to take legal action against Turfmaster Pty Ltd in December 2008, a press release was issued which made it very clear that Council considered that Turfmaster Pty Ltd's misapplication of hexazinone caused the death and decline of trees and shrubs around the City's sumps. The City's Statement of Claim against Turfmaster Pty Ltd, lodged in March 2009, described in great detail what it considered to be the causes of the tree deaths and the nature of Turfmaster Pty Ltd's responsibility. As recently as 21 September 2010, on the front page of the *Joondalup Times*, the Mayor is reported as confirming the City's belief that the spraying of hexazinone by Turfmaster Pty Ltd was responsible for the deaths of thousands of trees and shrubs around the City's sumps.

**Officer's recommendation**

*That Council:*

- 1 *DECLINES to adopt the resolution as detailed in Motion 1 of this Report:*
  - 1.1 *requiring the City to prepare a statement of income received and costs incurred in relation to the spraying of hexazinone in drainage sumps within the district of the City of Joondalup;*
  - 1.2 *requesting that Council give the reason why thousands of trees and shrubs died and who was responsible, as detailed in Motion 1 of this Report.*

**MOTION NO 2**

**MOVED Dr Marjorie Apthorpe, 69 Bacchante Circle, Ocean Reef SECONDED Ms Marie McDonald, Mair Place, Mullaloo that the City of Joondalup reduces its herbicide use and the herbicide use by its contractors in public areas, including parks, school ovals, road verges and public footpaths in the interests of public health and safety.**

**Officer's comment**

In order to efficiently and cost effectively undertake weed control within public areas it is necessary for the City to selectively apply herbicides. However, the City ensures that the application of herbicides is undertaken with due consideration to the interests of public health and safety. Herbicides that are applied are registered by the Australian Pesticides and Veterinary Medicines Authority (APVMA) which is the Australian government authority responsible for the assessment, registration and regulation of pesticides (including herbicides) and veterinary medicines. The role of APVMA is to independently evaluate the safety and performance of chemical products intended for sale, making sure that the health and safety of people, animals and the environment are protected. Only products that meet these high standards are allowed to be supplied.

In addition to this, the City undertakes herbicide application in accordance with material safety data sheets and manufacturers' guidelines. Herbicides are only applied at the rates specified on the manufacturer's label and in the environmental conditions prescribed in the ChemCert Risk Management in Pesticide Use Training Manual. The City is confident that the selective use of herbicides does not pose a public health and safety risk.

**Officer's recommendation**

*That, in relation to the resolution as detailed in Motion 2 of this Report, the City continues to undertake the control of weeds in public areas through the application of herbicides.*

**MOTION NO 3**

**MOVED Mr Mitch Sideris, Page Drive, Mullaloo, SECONDED Ms Marie McDonald, Mair Place, Mullaloo that the confidential report submitted to Council at its meeting held on 23 December 2008 and subsequent reports presented to Council in 2010, be made available to the public now that the matter has been finalised and there has been a mediated confidential agreement between the parties.**

**Officer's comment**

Notwithstanding that the Turfmaster Pty Ltd proceedings are now concluded, as the result of a confidential settlement reached between the parties, the City is under a continuing obligation to maintain the confidentiality of the documents referred to, both under the terms of the Deed of Settlement and the provisions of the *Supreme Court Act 1935* under which the mediation was conducted.

In addition, the reports referred to contain legal advice provided by the City's external legal advisers, either incorporated into the reports or as attachments. All such legal advice (and of necessity, the reports) should remain confidential in order to preserve the ongoing protection afforded to the City under the principle of legal professional privilege in relation to any presently unknown or unanticipated consequences which may arise as a result of matters discussed in any of those advices or reports.

**Officer's recommendation**

*That Council DECLINES to adopt the resolution as detailed in Motion 3 of this Report requesting the confidential report submitted to Council at its meeting held on 23 December 2008 and subsequent reports presented to Council in 2010, be made available to the public now that the matter has been finalised and there has been a mediated confidential agreement between the parties.*

**Legislation/Strategic Plan/Policy Implications****Legislation**

Section 5.33 of the Local Government Act 1995 states:

**Decisions made at Electors' Meetings**

5.33 (1) *All decisions made at an Electors' Meeting are to be considered by the Council at the next ordinary council meeting or, if this is not practicable –*

*(a) at the first ordinary council meeting after that meeting; or*

*(b) at a special meeting called for that purpose,*

*whichever happens first.*



(2) *If at a meeting of the Council a local government makes a decision in response to a decision made at an Electors' Meeting, the reasons for the decision are to be recorded in the minutes of the Council Meeting.*

**Strategic Plan**

**Key Focus Area:** Leadership and Governance

**Objective:** 1.3 To lead and manage the City effectively

**Policy** Not Applicable.

**Risk Management considerations:**

The failure to consider the decisions made at the Annual General Meeting of Electors will mean that the City has not complied with Section 5.33 of the *Local Government Act 1995*.

**Financial/Budget Implications:**

Not Applicable.

**Regional Significance:**

Not Applicable.

**Sustainability Implications:**

Not Applicable.

**Consultation:**

Not Applicable.

**COMMENT**

The motions carried at the Annual General Meeting of Electors held on 29 November 2010 are presented to the Council in accordance with the requirements of the legislation.

**VOTING REQUIREMENTS**

Simple Majority.

**RECOMMENDATION****That Council:**

- 1**      **DECLINES** to adopt the resolution as detailed in Motion 1 of this Report:
  - 1.2**      requiring the City's Administration to prepare a statement of income received and costs incurred in relation to the spraying of hexazinone in drainage sumps within the district of the City of Joondalup;
  - 1.3**      requesting that Council give the reason why thousands of trees and shrubs died and who was responsible, as detailed in Motion 1 of this Report;
- 2**      In relation to the resolution as detailed in Motion 2 of this Report, **CONTINUES** to undertake the control of weeds in public areas through the application of herbicides;
- 3**      **DECLINES** to adopt the resolution as detailed in Motion 3 of this Report requesting the confidential report submitted to Council at its meeting held on 23 December 2008 and subsequent reports presented to Council in 2010, be made available to the public now that the matter has been finalised and there has been a mediated confidential agreement between the parties.

## **ITEM 12                    MINUTES OF EXTERNAL COMMITTEES**

**WARD:** All

**RESPONSIBLE** Mr Jamie Parry, Director Governance and Strategy

**FILE NUMBER:** 03149, 41196

**ATTACHMENTS:** Attachment 1 Minutes of the Ordinary Meeting of the Mindarie Regional Council held on 9 December 2010.  
Attachment 2 Minutes of the Special Meeting of the Mindarie Regional Council held on 16 December 2010.  
Attachment 3 Minutes of the Ordinary Meeting of the Tamala Park Regional Council held on 16 December 2010.

*(Please Note: These minutes are only available electronically)*

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### **PURPOSE**

To submit minutes of external committees to Council for information.

### **EXECUTIVE SUMMARY**

The following minutes are provided:

- Ordinary Meeting of the Mindarie Regional Council held on 9 December 2010.
- Special Meeting of the Mindarie Regional Council held on 16 December 2010.
- Ordinary Meeting of the Tamala Park Regional Council held on 16 December 2010.

### **VOTING REQUIREMENTS**

Simple Majority

### **RECOMMENDATION**

**That Council NOTES the minutes of the:**

- 1        Ordinary Meeting of the Mindarie Regional Council held on 9 December 2010 forming Attachment 1 to this Report;**
- 2        Special Meeting of the Mindarie Regional Council held on 16 December 2010 forming Attachment 2 to this Report;**
- 3        Ordinary Meeting of the Tamala Park Regional Council held on 16 December 2010 forming Attachment 3 to this Report.**

To access this attachment on electronic document, click here: [externalminutes080211.pdf](#)

## ITEM 13 EXECUTION OF DOCUMENTS

<b>WARD:</b>	All
<b>RESPONSIBLE:</b>	Mr Jamie Parry, Director Governance and Strategy
<b>FILE NUMBER:</b>	15876, 101515
<b>ATTACHMENTS:</b>	Nil

### PURPOSE

For Council to note the documents executed by means of affixing the Common Seal for the period 30 November 2010 to 24 January 2011.

### EXECUTIVE SUMMARY

The City of Joondalup enters various agreements by affixing its Common Seal. The Local Government Act 1995 states that the City is a body corporate with perpetual succession and a common seal. Those documents that are to be executed by affixing the Common Seal or signed by the Mayor and the Chief Executive Officer are reported to the Council for information on a regular basis.

### BACKGROUND

Nil.

### DETAILS

The following documents have been executed by affixing the Common Seal:

<b>Document:</b>	Section 70A Notification
<b>Parties:</b>	City of Joondalup and Emma L Fowler
<b>Description:</b>	To restrict the occupation of the ancillary accommodation to dependent member(s) of the family of the occupier(s) of the main dwelling on the land at Lot 920 (61) Fortescue Loop, Heathridge.
<b>Date:</b>	30.11.10
<b>Signed/Sealed:</b>	Sealed

<b>Document:</b>	Section 70A Notification
<b>Parties:</b>	City of Joondalup and MMEC Van Brummelen
<b>Description:</b>	To restrict the occupation of the ancillary accommodation to dependent member(s) of the family of the occupier(s) of the main dwelling on the land at Lot 168 (11) Tulse Rise, Kingsley.
<b>Date:</b>	14.12.10
<b>Signed/Sealed:</b>	Sealed

<b>Document:</b>	Amendment to District Planning Scheme No. 2
<b>Parties:</b>	City of Joondalup and WA Planning Commission
<b>Description:</b>	To amend the permissibility of the use class “Cinema Complex” in Table 1 (clause 3.2) – The Zoning Table from “X” to “D” in the “Commercial Zone” as per resolution of the Council on 14 December 2010 – Report CJ208-12/10, Amendment 51.
<b>Date:</b>	22.12.10
<b>Signed/Sealed:</b>	Sealed

<b>Document:</b>	Section 70A Notification
<b>Parties:</b>	City of Joondalup and Shirley M Bumbak
<b>Description:</b>	To restrict the occupation of the ancillary accommodation to dependent member(s) of the family of the occupier(s) of the main dwelling on the land at Lot 42 (4) Albright Hill, Joondalup.
<b>Date:</b>	22.12.10
<b>Signed/Sealed:</b>	Sealed

<b>Document:</b>	Section 70A Notification
<b>Parties:</b>	City of Joondalup and Jamie M Gillespie
<b>Description:</b>	To restrict the occupation of the ancillary accommodation to dependent member(s) of the family of the occupier(s) of the main dwelling on the land at Lot 374 (6) St Pierre Circuit, Currambine.
<b>Date:</b>	22.12.10
<b>Signed/Sealed:</b>	Sealed

<b>Document:</b>	Section 70A Notification
<b>Parties:</b>	City of Joondalup and F and D Di Giuseppe and Y Gillett
<b>Description:</b>	To restrict the occupation of the ancillary accommodation to dependent member(s) of the family of the occupier(s) of the main dwelling on the land at Lot 100 (6) Boloka Rise, Kingsley.
<b>Date:</b>	22.12.10
<b>Signed/Sealed:</b>	Sealed

<b>Document:</b>	Temporary withdrawal of Caveat
<b>Parties:</b>	City of Joondalup and Sarah M Birch
<b>Description:</b>	Temporary lifting of Caveat on land at Lot 1 (46) Gwendoline Drive, Beldon (Sizzlers Restaurant) to enable a variation of a lease between “Sizzlers” and Sarah M Birch.
<b>Date:</b>	22.12.10
<b>Signed/Sealed:</b>	Sealed

<b>Document:</b>	Temporary withdrawal of Caveat
<b>Parties:</b>	City of Joondalup and More Well Pty Ltd CBA
<b>Description:</b>	Temporary lifting of Caveat on land at Lot 11 on Strata Plan 20948 – No. 265 Eddystone Avenue, Beldon – Belridge Professional Centre – to enable a mortgage to be lodged between More Well Pty Ltd CBA and Investec Experien Pty Ltd.
<b>Date:</b>	22.12.10
<b>Signed/Sealed:</b>	Sealed

<b>Document:</b>	Section 70A Notification
<b>Parties:</b>	City of Joondalup and Matyas Lajas Giczey
<b>Description:</b>	To restrict the occupation of the ancillary accommodation to dependent member/s of the family of the occupier/s of the main dwelling on the land at Lot 154 (No. 144) Glengarry Drive, Duncraig.
<b>Date:</b>	24.1.11
<b>Signed/Sealed:</b>	Sealed

<b>Document:</b>	Deed of Easement
<b>Parties:</b>	City of Joondalup and Peter J Peard and Pauline K Wilson
<b>Description:</b>	Execution of Easement in Gross in favour of the City of Joondalup and patrons of Lots 147, 148 and 149 for the purposes of vehicle access, parking and drainage as to comply with Condition 4 of the Development Application DA02/0098 with owners of Lot 149 (134) West Coast Drive, Sorrento. * This document re-submitted as previous Deed of Easement submitted for signing and sealing on 9 June 2010 was lost in transit between the Landowner's lawyers and their Bank.
<b>Date:</b>	24.1.11
<b>Signed/Sealed:</b>	Sealed

#### Issues and options considered:

Not Applicable.

#### Legislation/Strategic Plan/Policy Implications

**Legislation** Sub-sections (2) and (3) of Section 2.5 of the Local Government Act 1995 state:

- (2) The local government is a body corporate with perpetual succession and a common seal.
- (3) The local government has the legal capacity of a natural person.

#### Strategic Plan

**Key Focus Area:** Some of the documents executed by affixing the common seal may have a link to the Strategic Plan on an individual basis.

#### Policy

Nil.

#### Risk Management considerations:

Nil.

**Financial/Budget Implications:**

Some of the documents executed by the City may have financial and budget implications.

**Regional Significance:**

Nil.

**Sustainability Implications:**

Nil.

**Consultation:**

Nil.

**COMMENT**

The various documents that have been executed by affixing the Common Seal of the City of Joondalup are submitted to the Council for information.

**VOTING REQUIREMENTS**

Simple Majority.

**RECOMMENDATION**

**That Council NOTES the schedule of documents covering the period 30 November 2010 to 24 January 2011 executed by means of affixing the Common Seal.**

## **ITEM 14                    DONATIONS – CARNARVON/GASCOYNE FLOOD APPEAL AND QUEENSLAND DISASTER RELIEF APPEAL**

**WARD:** All

**RESPONSIBLE:** Mr Jamie Parry, Director Governance and Strategy

**FILE NUMBER:** 08032

**ATTACHMENTS:** Nil.

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### **PURPOSE**

To give consideration to donating an amount of:

- \$5,000 to the Lord Mayor’s Distress Relief Fund for the Flood Appeal for the Carnarvon and Gascoyne Region.
- \$10,000 to the Queensland Premier’s Disaster Relief Fund for the Flood and Tropical Cyclone Yasi Appeal for Queensland.

### **EXECUTIVE SUMMARY**

Western Australia and Queensland have recently been subject to large floods which have seen many people suffer hardship and/or severe property damage. In addition, Queensland has been subject to devastation caused by Tropical Cyclone Yasi.

It is considered appropriate that the City respond to these disasters by making a donation to assist individuals and communities affected by the floods and cyclone, as it has done in the past. It is also proposed that the City will support the Woodvale Baptist Church collecting donations on its behalf at the City’s Valentine’s Concert with all funds being equally distributed to the Relief Funds for Carnarvon and Gascoyne, and Queensland.

### **BACKGROUND**

Western Australia and Queensland have recently been subject to large floods which have seen many people suffer hardship and/or severe property damage. In addition, Queensland has been subject to devastation caused by Tropical Cyclone Yasi.

The disasters have affected many people and will be the subject of long-term recovery efforts. In the past the Council has donated the following to assist with significant natural disasters:

- October 2002  
\$5,000 to the Lord Mayor’s Distress Relief Fund for the victims and their families of the Bali bombing tragedy;
- January 2005  
\$10,000 (\$5,000 to Save the Children Australia and \$5,000 to CARE Australia) as part of the Asian Tsunami Disaster;



- February 2009  
\$10,000 to the Victorian Bushfire Appeal (managed by Red Cross Australia);
- February 2010  
\$5,000 to the Lord Mayor's Distress Relief Fund for the 2010 Toodyay Bushfire Appeal. Further, the Council agreed that donations collected at the 2010 Summer Concert held in March 2010 at Percy Doyle Reserve be contributed to the Toodyay Bushfire Appeal.

## **DETAILS**

### **Floods – Carnarvon and Gascoyne Region**

In late 2010, torrential rain caused widespread flooding to the Gascoyne River catchment which significantly impacted the Shires of Carnarvon and Upper Gascoyne. With flood levels peaking at 7.8 metres, a natural disaster in the Carnarvon and Gascoyne areas was declared by the Premier of Western Australia on 20 December 2010.

Restoration of the supply of essential services such as power, water and sewerage, and the rebuilding of roads was well underway when further rain fell into the Gascoyne River catchment during the first week in January 2011, increasing the water level to a height of 6.5 metres in the already flooded area.

Federal and State assistance packages have been made available through the Natural Disaster Relief and Recovery Arrangements (NDRRA) and the Western Australia Natural Disaster Relief and Recovery Arrangements (WANDRRA) respectively. Federal assistance through NDRRA will provide primary producers and small businesses with access to a variety of assistance including clean-up and recovery grants, emergency assistance payments to people suffering personal hardship and reduced interest rates for loans.

Additionally through WANDRRA, primary producers and residents will be able to access funding to help with the clean up and re-establishment of their homes and properties.

The Lord Mayor's Distress Relief Fund (established in 1961) has been activated for the flood disaster. The Lord Mayor's Distress Relief Fund aims to provide relief of personal hardship and distress arising from natural disasters occurring within Western Australia. The perpetual fund is a registered charitable body and has the approval of the Australian Taxation Office for tax deductibility of contributions.

The Lord Mayor's Distress Relief Fund is the long-standing established fund to assist Western Australians in time of disaster. Recent examples where the Fund has been used to directly support Western Australian communities include the:

- 2009 Toodyay fires;
- 2007 Dwellingup fires;
- 2003 Bridgetown fires; and
- Western Australians affected by the 2002 Bali bombings.

The WA Local Government Association has supported any donations that are made by local governments in Western Australia being made to this Relief Fund.

It is therefore proposed that any donation made by the Council be made to the Lord Mayor's Distress Relief Fund.

## **Floods and Cyclone - Queensland**

In late 2010 and early 2011, floods in South-East Queensland forced the evacuation of thousands of people from towns and cities. It is estimated that at least 70 towns and over 200,000 people have been affected. Damage has initially been estimated at more than \$5 billion.

In February Queensland was subject to further devastation caused by Tropical Cyclone Yasi.

Three-quarters of the state of Queensland has been declared a disaster zone. As at 25 January 2011 the death toll from the southeast Queensland floods stood at 22. To date there have been 35 flood related deaths in Queensland since 30 November 2010.

On 29 December 2010, the Premier launched a Disaster Relief Appeal to help those affected by wide spread flooding in Queensland. The Relief Appeal has been broadened to also include those affected by Tropical Cyclone Yasi.

The Queensland Premier's Disaster Relief Appeal is a Trust Fund established to assist those who have suffered a loss due to natural disaster. All money raised by the fund will be directed to address the greatest need.

The Queensland Premier has announced the establishment of a Distribution Committee to manage the disbursement of the donated funds.

The WA Local Government Association has supported any donations that are made by local governments in Western Australia being made to this Relief Fund.

It is therefore proposed that any donation made by the Council be made to the Queensland Premier's Relief Fund.

## **Valentine's Concert**

Authority has been received for a charity (Woodvale Baptist Church) to collect funds on behalf of the City, at the Valentine's Concert to be held on 10 February 2011, to donate equally to both the Lord Mayor's Relief Fund and the Queensland Premier's Relief Fund.

Last year, the City supported a charity collecting on its behalf, for the Toodyay Bushfire Appeal, at the March Summer Concert held at Percy Doyle Reserve.

## **Issues and options considered:**

The Council may:

- Agree to donate an amount to the Carnarvon and Gascoyne Region Flood Appeal (recommended \$5,000).
- Agree to donate an amount to the Queensland Flood Appeal (recommended \$10,000).
- Not agree to donate to either Flood Appeal.
- Agree to seek donations at the upcoming community event (2011 Valentine's Day Concert).

**Legislation/Strategic Plan/Policy Implications**

**Legislation** Not Applicable.

**Strategic Plan**

**Key Focus Area:** Not Applicable.

**Risk Management considerations:**

Not Applicable.

**Financial/Budget Implications:**

The 2010/11 budget does not include funds for such a donation, therefore, it will be necessary to approve the expenditure by an Absolute Majority.

<b>Account No:</b>	1.130.A1301.3292.0000
<b>Budget Item:</b>	Governance Costs – Elected Members - Donations
<b>Budget Amount:</b>	\$0
<b>Amount Spent To Date:</b>	\$0
<b>Proposed Cost:</b>	\$15,000
<b>Balance:</b>	\$0

All figures quoted in this report are exclusive of GST.

**Regional Significance:**

Not Applicable.

**Sustainability Implications:**

Donations to the Relief Funds will greatly assist individuals and communities affected by the devastation caused by the floods and cyclone.

**Consultation:**

Not Applicable.

**COMMENT**

The impact of the natural disasters has been devastating for the communities in Queensland and of the Shires of Carnarvon and Upper Gascoyne in Western Australia.

It is recommended that the City of Joondalup donate an amount to the Lord Mayor's Distress Relief Fund and Queensland Premier's Disaster Relief Fund to provide assistance to individuals affected by these natural disasters and equally distribute funds collected at the 2011 Valentine's Concert to these Relief Funds.

**VOTING REQUIREMENTS**

Absolute Majority

**RECOMMENDATION****That Council:**

- 1 BY AN ABSOLUTE MAJORITY, APPROVES unbudgeted expenditure for the purpose of the following donations:**
  - 1.1 An amount of \$5,000 (excluding GST) from Account - Governance Costs – Elected Members – Donations to the Lord Mayor’s Distress Relief Fund for the floods affecting the Carnarvon and Gascoyne Region;**
  - 1.2 An amount of \$10,000 (excluding GST) from Account - Governance Costs – Elected Members – Donations to the Queensland Premier’s Disaster Relief Fund for the floods and cyclone affecting the State of Queensland;**
- 2 AGREES that donations collected at the 2011 Valentine’s Day Concert to be held on 10 February 2011, at Joondalup Resort be equally distributed to the Lord Mayor’s Distress Relief Fund and Queensland Premier’s Relief Fund.**

## **ITEM 15                    ANIMALS AMENDMENT LOCAL LAW 2010 - ADOPTION**

<b>WARD:</b>	South-West
<b>RESPONSIBLE:</b>	Mr Jamie Parry, Director Governance and Strategy
<b>FILE NUMBER:</b>	21067
<b>ATTACHMENTS:</b>	Attachment 1      Animals Amendment Local Law 2010

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### **PURPOSE**

To present to Council the outcomes of the community consultation process undertaken for the City's proposed *Animals Amendment Local Law 2010* and to recommend adoption of the local law in the manner prescribed in Attachment 1.

### **EXECUTIVE SUMMARY**

As a result of Council's decision to adopt the City of Joondalup "Beach Management Plan", amendments to the City's *Animals Local Law 1999* are required to reflect the new restrictions over the Hillarys Horse and Dog Beaches, as articulated within the Plan.

The process for amending local laws is governed by section 3.12 of the *Local Government Act 1995*. In accordance with this process, notice of the purpose and effect of the proposed local law must be provided by Council and approval must be sought for the release of the law for a minimum six week public comment period.

This report provides the outcomes of the public consultation process and seeks to fulfil the requirements of section 3.12(4), by providing opportunity for Council to consider any submissions received and if satisfied, adopt the local law through an absolute majority decision.

In light of no objections from the public being received and advice from the Department of Local Government indicating support for the City to proceed with adopting the amendment, it is recommended that Council adopts the *Animals Amendment Local Law 2010* in the manner prescribed in Attachment 1.

### **BACKGROUND**

Permitted and prohibited animal exercise areas are established through the City's *Animals Local Law 1999*. The local law currently articulates specific areas on Hillarys and Whitfords Beaches where horses and dogs can be exercised.

In order to give effect to the new animal exercise areas stated within the Beach Management Plan and the resolution of Council (CJ158-09/10 refers), the City's *Animals Local Law 1999* requires amending to restrict horse exercising activities and extend the current dog beach exercising area. Attachment 1 of this report outlines the format of the amendments that will effectively:

- 1 Prohibit horse exercising within the current designated horse beach area between the period of midday and midnight, Monday to Saturday and from midnight Saturday to midnight Sunday.
- 2 Extend the current dog beach area south by 100 metres.
- 3 Enable dogs to be exercised within the current horse beach area off-lead between the period of midday and midnight, Monday to Saturday and from midnight Saturday to midnight Sunday.

It should be noted that whilst the resolution of Council requested the period of restriction for horses to apply from midday until daybreak Monday to Saturday and all day Sunday, the City must prescribe specific times within the local law in order for the restrictions to be effective. "Daybreak" is a time of day that changes according to the season and can therefore not be relied on as a sufficient period of enforcement. As such, the amendment has been drafted to reflect the intention of the restrictions (that is, to prevent horses from utilising the beach during the peak periods in which dogs are present), whilst enabling specific and static times to be prescribed.

## **DETAILS**

### ***Consultation Process***

The community consultation period commenced on Monday, 29 November 2010 via a public notice in *The West Australian* and ended on Monday, 17 January 2011. In addition to this state wide notice, advertisements were also placed on the City's website, on all notice boards at Administration Offices, Libraries and Leisure Centres and in the *Joondalup Weekender* to satisfy the requirements of section 3.12 of the *Local Government Act 1995* ("the Act").

In organising the initiating advertisement in *The West Australian*, the original deadline was missed and as a result, the advertised period for receiving submissions was one day short of the minimum legislated requirements. To rectify the situation, the City advertised a correction notice in *The West Australian* on Wednesday, 8 December 2010 to extend the consultation period by one week and amended details on all advertisement posters and the City's website to reflect this correction. This was undertaken to ensure the Joint Standing Committee on Delegated Legislation does not scrutinise the City's local law unfavourably due to a minor advertising oversight.

Despite efforts to encourage participation, the City did not receive any submissions throughout the consultation process.

**Advice from the Department of Local Government**

As part of the process for amending a local law, the City must provide a copy of the proposed local law to the Department of Local Government for advice in relation to appropriate drafting styles.

Minor changes to the local law were recommended by the Department, which relate to new drafting styles utilised by Parliament following the introduction of the *Standardisation of Formatting Act 2010*. These changes have been reflected in Attachment 1.

**Issues and options considered:**

Given that no submissions were received as part of the consultation process and that the local law is seeking to fulfil a request from Council to extend the Hillarys Dog Beach and place restrictions over the use of the Whitfords Horse Beach, it is recommended that Council adopts the *Animals Amendment Local Law 2010*, in the manner prescribed in Attachment 1.

There are no identifiable issues associated with adopting the local law in its current format.

**Legislation/Strategic Plan/Policy Implications****Legislation**

Relevant legislation associated with the adoption of the *Animals Amendment Local Law 2010* include:

- *Animals Local Law 1999* – the principal local law being subject to amendment.
- *Local Government Act 1995* – the legislation which outlines the process required to amend a local law.

**Strategic Plan**

**Key Focus Area:** Leadership and Governance

**Objectives:** To lead and manage the City effectively

**Policy:** Community Consultation and Engagement

**Risk Management considerations:**

There are no identifiable risks associated with adopting the amendment local law in its current format.

**Financial/Budget Implications:**

The process for amending a local law incurs minor costs to the City, relating mainly to adoption advertisements and *Government Gazette* notices. These costs are not anticipated to exceed \$1,000 if Council chooses to adopt the *Animals Amendment Local Law 2010*.

**Regional Significance:**

Not Applicable.

**Sustainability Implications:**

Not Applicable.

**Consultation:**

The consultation process undertaken by the City is outlined in the “Details” section of this report.

**COMMENT**

Should Council resolve to adopt the City's *Animals Amendment Local Law 2010*, section 3.12 of the *Local Government Act 1995* will require the City to advertise the law in the *Government Gazette* and provide relevant information to the Joint Standing Committee on Delegated Legislation. This is a Parliamentary Committee that is responsible for the scrutiny of local laws made by local governments. Based on the advice received from the Department of Local Government, it is unlikely that the Committee will have any issues with the City's proposed amendment local law.

**VOTING REQUIREMENTS**

Absolute Majority

**RECOMMENDATION**

**That Council, BY AN ABSOLUTE MAJORITY, ADOPTS the City's *Animals Amendment Local Law 2010* in the manner prescribed in Attachment 1 to this Report.**

*Appendix 9 refers*

To access this attachment on electronic document, click here: [Attach9brf080211.pdf](#)



## **ITEM 16                    ANNUAL PLAN QUARTERLY PROGRESS REPORT FOR THE PERIOD 1 OCTOBER - 31 DECEMBER 2010**

<b>WARD:</b>	All
<b>RESPONSIBLE:</b>	Mr Jamie Parry, Director Governance and Strategy
<b>FILE NUMBER:</b>	45060
<b>ATTACHMENTS:</b>	Attachment 1      Annual Plan Quarterly Progress Report for the period 1 October – 31 December 2010
	Attachment 2      Capital Works Overview Report for the period 1 October – 31 December 2010

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### **PURPOSE**

To present the Annual Plan Quarterly Progress Report for the period 1 October – 31 December 2010.

### **EXECUTIVE SUMMARY**

The Annual Plan contains the major projects and priorities which the City proposes to deliver in the 2010-11 financial year.

The Annual Plan Quarterly Progress Report provides information on the progress of projects and programs documented in the Annual Plan 2010-11. The Annual Plan Quarterly Progress Report for the period 1 October – 31 December 2010 is shown as *Attachment 1* to this Report.

A Capital Works Overview Report, which details progressed against all projects within the Capital Works Program, is provided as *Attachment 2* to this report.

*It is recommended that Council:*

- 1      RECEIVES the Annual Plan Quarterly Progress Report for the period 1 October – 31 December 2010, which is shown as Attachment 1 to this Report;*
- 2      NOTES the expected delays in completion of the Edgewater Quarry Master Planning Project and the Percy Doyle Reserve Master Planning Project;*
- 3      RECEIVES the Capital Works Overview Report for the period 1 October – 31 December 2010, which is shown as Attachment 2 to this Report.*

### **BACKGROUND**

The City's Corporate Reporting Framework requires the development of an Annual Plan to achieve the objectives of the Strategic Plan 2008-2011, and the provision of reports against the Annual Plan to be presented to Council on a quarterly basis.

## DETAILS

### Issues and options considered:

The Annual Plan contains a brief description of the key projects and programs that the City proposes to deliver in the 2010-11 financial year. Milestones are set for the key projects and programs to be delivered in each quarter.

The Quarterly Progress Report provides information on progress against the milestones and a commentary is provided against each milestone to provide further information on progress, or to provide an explanation where the milestone has not been achieved.

The milestones being reported this quarter are the shaded sections of *Attachment 1*.

### Legislation/Strategic Plan/Policy Implications

**Legislation** The Local Government Act 1995 provides a framework for the operations of Local Governments in Western Australia. Section 1.3 (2) states:

*This Act is intended to result in:*

- (a) *Better decision making by local governments;*
- (b) *Greater community participation in the decisions and affairs of local governments;*
- (c) *Greater accountability of local governments to their communities; and*
- (d) *More efficient and effective government.*

### Strategic Plan

**Key Focus Area:** Leadership and Governance

**Objective** 1.1: To ensure that the processes of local governance are carried out in a manner that is ethical, transparent and accountable.

### Policy

In accordance with City Policy - Communications - the Council recognises and acknowledges the importance of consistent, clear communications and access to information for its stakeholders.

### Risk Management considerations:

The quarterly progress reports against the Annual Plan provide a mechanism for tracking progress against milestones for major projects and programs.

### Financial/Budget Implications:

All Projects and Programs in the Annual Plan 2010-11 have been included in the 2010-11 Budget.

**Sustainability Implications:**

All projects and programs in the Annual Plan contribute to one or more of the following:

- Leadership and Governance;
- The Natural Environment;
- Economic Prosperity and Growth;
- The Built Environment; and
- Community Wellbeing,

**Regional Significance:**

Not Applicable.

**Consultation:**

Not Applicable.

**COMMENT**

The Annual Plan 2010-2011 was received by Council at its meeting on 17 August 2010 (*CJ138-08/10 refers*).

Significant progress has been made on most major projects within the timelines set. There are two major projects which will be delayed by approximately three months following consultation with Elected Members, ie the Edgewater Quarry Master Planning Project and the Percy Doyle Reserve Master Planning Project. Further information has been requested in relation to the Commercial Analysis and Acoustic Study undertaken for the Edgewater Quarry Master Planning Project. In addition, a request was made for the timing of user group consultation for the Percy Doyle Master Planning Project to be delayed until February 2011. These actions will result in delays to the project completion dates.

A detailed report on progress of the Capital Works Program has been included with the Annual Plan Quarterly Progress Report for the period October to December 2010. This Report provides an overview of progress against all of the projects and programs in the 2010-11 Capital Works Program.

The Capital Works Overview Report includes a column which prescribes the *Percent completed on Site* and comments regarding the progress of projects.

**VOTING REQUIREMENTS**

Simple Majority

**RECOMMENDATION****That Council:**

- 1 RECEIVES the Annual Plan Quarterly Progress Report for the period 1 October – 31 December 2010, which is shown as Attachment 1 to this Report;**
- 2 NOTES the expected delays in completion of the Edgewater Quarry Master Planning Project and the Percy Doyle Reserve Master Planning Project;**
- 3 RECEIVES the Capital Works Overview Report for the period 1 October – 31 December 2010, which is shown as Attachment 2 to this Report.**

*Appendix 10 refers*

*To access this attachment on electronic document, click here: [Attach10brf080211.pdf](#)*

## **ITEM 17                    NATIONAL URBAN POLICY DISCUSSION PAPER- OUR CITIES: BUILDING A PRODUCTIVE, SUSTAINABLE AND LIVEABLE FUTURE.**

**WARD:** All

**RESPONSIBLE:** Mr Jamie Parry, Director Governance and Strategy

**FILE NUMBER:** 43458

**ATTACHMENTS:** Attachment 1      Flow Chart of Australian and State Government  
Policy on Local Government.  
Attachment 2      Our Cities – Building a Productive, Sustainable and  
Liveable Future Discussion Paper.

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### **PURPOSE**

To seek Council endorsement of a submission to the Australian Government Discussion Paper *Our Cities; Building a Productive, Sustainable and Liveable Future*.

### **EXECUTIVE SUMMARY**

The Australian Government has prepared the *Our Cities: building a productive, sustainable and liveable future* Discussion Paper and is calling for public submissions by 1 March 2011. The purpose of the Discussion Paper is to frame the Australian Government's policy approach to cities as the basis for a National Urban Policy to be released in 2011. It will establish the future national directions and objectives for Australian cities.

The National Urban Policy will be about creating cities that are more productive and globally competitive, more liveable and more environmentally, socially and economically viable. The policy is intended to provide a spatial perspective on the major issues such as housing, transport, infrastructure, water, climate change, health, education and social policy.

This report seeks Council endorsement of a submission to the Australian Government *Our Cities: building a productive, sustainable and liveable future* Discussion Paper which will be considered in the development of a National Urban Policy.

### **BACKGROUND**

In 2008, for the first time in history, the majority of the world's population lived in cities. This trend is expected to continue, with the United Nations predicting that over 70% of the world's population will live in cities by 2050. Australia is one of the most urbanised nations with just over three quarters of the population living in 18 major cities of 100,000 people or more. These cities generate around 80% of Australia's GDP and employ 75% of the national workforce.

The Perth Statistical District experienced the State's largest population growth, increasing by 52,200 people (3.2%) in 2008/09. This is an increase of approximately 1,000 people each week. Perth accounted for 77% of Western Australia's growth between June 2008 and June 2009, and accounted for 74% of the State's population in June 2009<sup>1</sup> with a population of 1.6 million people or 7.48% of Australia's population. At a national level there has not been a policy framework to assist the Commonwealth, States and Territories and Local Governments create productive, liveable and sustainable cities since the *Better Cities Program*. This Program was responsible for reclaiming and reshaping inner cities such as East Perth into vibrant modern communities.

Recently there has been a resurgence of interest in urban policy at a national level with a push for better governance in the strategic planning and organisation of city infrastructure and more efficient use of existing infrastructure. The Australian Government is working towards the planning of capital cities that is long term and strategic, fully integrated and coordinated across all three levels of government.

Australian Government publications underpinning the focus on major cities are the *2010 Intergenerational Report - Australia to 2050: Future Challenges*, and the *State of Australian Cities 2010* Report. These documents underpin the direction of the Council of Australian Government Cities Planning Taskforce which is charged with the responsibility for Capital City Strategic Planning Systems. This policy direction is supported by linking future Australian Government infrastructure funding decisions to the capital city strategic planning systems.

*Attachment 1* provides a diagrammatic representation of the implication of Australian and State Government urban policy on Local Government.

The *State of the Australian Cities 2010* report will be significant in the development of a National Urban Policy which will be about creating cities that are more productive and globally competitive, more liveable and more environmentally, socially and economically viable. While the City of Joondalup has a population in excess of 160,000 people, it is not discussed in the context of the *State of the Australian Cities 2010* Report because it is situated within the major capital city of Perth.

## DETAILS

The Major Cities Unit of Infrastructure Australia released the *State of Australian Cities 2010* Report in March 2010. The Report progresses the cities agenda at the national level, setting the context and scope for further involvement by the Australian Government in urban policy and planning.

In December 2010, the Australian Government released a background and research paper *Our Cities - the challenge of change* and an accompanying Discussion Paper for National Urban Policy, *Our Cities – building a productive, sustainable and liveable future*. Feedback received from this discussion and survey will form the basis of the Australian Government's first National Urban Policy.

The National Urban Policy will be about creating cities that are more productive and globally competitive, more liveable and more environmentally, socially and economically viable. The Policy is providing a spatial perspective on the major issues such as housing, transport, infrastructure, water, climate change, health, education and social policy.<sup>2</sup>

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<sup>1</sup> ABS Cat. 3218.0 Regional Population Growth, Australia. 30 March 2010

<sup>2</sup> Address to Australian DAVOS Connection Cities Summit. The Hon Anthony Albanese March 2010

The final version of the National Urban Policy will be published in late 2011 and provide a blueprint to:

- Better connect infrastructure with work and opportunity in urban areas in order to reduce car dependency.
- Develop high quality public transport and infrastructure systems to ease congestion and improve quality of life.
- Reduce the carbon footprint of cities and adapt them to the consequences of climate change.
- Improve urban planning and design to better reflect increasingly diverse lifestyles and improve access and affordability.
- Achieve the right mix of urban density and renewal strategies.

### **Issues and options considered:**

#### **Option 1**

The Council may endorse the submission to the Australian Governments, *Our Cities: building a productive, sustainable and liveable future* Discussion Paper.

This is the preferred Option as the submission provides the City to have input into the National Urban Policy.

#### **Option 2**

The Council may make changes to the City's submission to the Australian Governments *Our Cities: building a productive, sustainable and liveable future* Discussion Paper.

#### **Option 3**

The Council may choose not to provide a submission from the City to the Australian Governments, *Our Cities: building a productive, sustainable and liveable future* Discussion Paper.

### **Legislation/Strategic Plan/Policy Implications**

**Legislation**                      Not Applicable.

#### **Strategic Plan**

**Key Focus Area:**              The Built Environment.

**Objective:**                      4.1    To ensure high quality urban development within the City

**Key Focus Area:**              The Natural Environment.

**Objective:**                      2.1    To ensure that the City's natural environmental assets are preserved, rehabilitated and maintained

**Key Focus Area:**              Economic Prosperity and Growth

**Objective:**                      3.1    To encourage the development of the Joondalup CBD

**Policy** Council Policy - Economic Development  
Council Policy - Centres Strategy  
Council Policy - Sustainability Statement

**Risk Management considerations:**

The absence of a strategic national approach to urban planning, productivity and infrastructure provision risks the continued ad hoc delivery of major infrastructure, transport and services for major cities.

**Financial/Budget Implications:**

Not Applicable.

**Regional Significance:**

The Cities of Joondalup and Wanneroo have adopted a Regional Governance Framework to provide a coordinated and integrated regional approach to transport, major projects, infrastructure provision, employment and urban growth management. This will address urban sustainability into the future and take into account strategic priorities for the whole of the Perth North West region. (CJ136-08/10 Refers)

The Regional Governance Framework can provide a structure through which the Perth North West region can proactively contribute towards the articulated direction of the Australian Government which states that all three spheres of government have roles to play in addressing and meeting the key challenges and opportunities to improve the productivity, liveability and sustainability of Australian cities.

**Sustainability Implications:**

The City of Joondalup places a strong emphasis on the future development of the City through its *Joondalup: 2010* vision document. The integrated and long term design of urban areas is crucial in providing liveability and amenity to attract and retain a skilled workforce to underpin economic development and increase productivity.

Social sustainability will be enhanced by improved access to and equity in employment and key services including health, education, transport, housing and recreation.

Protecting the natural environment, improving water, energy and food security, reducing resource consumption, waste, greenhouse gas emissions and improving air quality as well as minimising the effects of climate change allow for better management of the environment and improving urban sustainability.

**Consultation:**

The City attended an “Our Cities” workshop and presentation from the Australian Government’s Major Cities Unit for State, Local Government and key industry stakeholders on 31 January 2011. The workshop provided information on the Australian Government’s consultation process and how to respond to the *Our Cities: building a productive, sustainable and liveable future* Discussion Paper.



## COMMENT

Provision of a submission to the Australian Government's *Our Cities: building a productive, sustainable and liveable future* Discussion Paper presents an opportunity for the City of Joondalup to provide input at a national level into the development of the inaugural National Urban Policy.

The draft City response to the discussion paper feedback survey addresses the five categories of:

- 1 Our aspirations;
- 2 Harnessing our productivity;
- 3 Advancing our sustainability;
- 4 Enhancing our liveability; and
- 5 Improving the governance and planning of our cities.

Feedback from the City to this Discussion Paper complements the articulated direction of the Australian Government which states that all three spheres of government have roles to play in addressing and meeting the key challenges and opportunities to improve the productivity, liveability and sustainability of Australian cities.

## VOTING REQUIREMENTS

Simple Majority

## RECOMMENDATION

**That Council ENDORSES the submission shown as Attachment 2 to this Report from the City of Joondalup to the Australian Government's *Our Cities: building a productive, sustainable and liveable future* Discussion Paper.**

*Appendix11 refers*

To access this attachment on electronic document, click here: [Attach11brf080211.pdf](#)

## **ITEM 18                    COMMUNITY FORUM - BABY BOOMERS FACING THE FUTURE - OUTCOMES**

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<b>WARD:</b>	All
<b>RESPONSIBLE:</b>	Mr Jamie Parry, Director Governance and Strategy
<b>FILE NUMBER:</b>	75521
<b>ATTACHMENTS:</b>	Nil.

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### **PURPOSE**

To provide Council with:

- Information on the outcomes from the Seniors Interest Forum held on 22 November 2010;
- Identify options for incorporating the feedback from the Seniors Interest Forum into future policy and strategic directions, and service delivery.

### **EXECUTIVE SUMMARY**

The inaugural Pilot Seniors Interest Community Forum - *Baby Boomers Facing the Future* - held on 22 November 2010 was successful in meeting its primary purpose of holding a large, one-off event that, whilst open and casual in style encouraged attendance and participation from people unfamiliar with the formal processes of Council Committees. Forum Participants were invited to provide feedback on several aspects of the Forum including the quality of the speakers, the venue and use of new technologies. Overall, 96% of the participants rated the event as 'excellent' or 'good', and 84% of participants were interested in attending future Community Forums.

Most participants were in full or part-time work, owned their own homes and in general were busy, active and healthy. Issues of major importance were those relating to fear of crime, access to health and aged care services (once they were needed) and access to suitable housing alternatives for the future. This report suggests priority areas for inclusion in the future strategic direction for the City to be established in the new Strategic Plan 2012 – 2015 due to commence development in the latter half of 2011.

### **BACKGROUND**

At the meeting of 16 March 2010 (*CJ038 –03/10 refers*), Council resolved to hold Community Forums on:

- Seniors Interests;
- Conservation;
- Sustainability.

This decision was made on the basis that Community Forums can provide opportunities for large, one-off events that, whilst open and casual in style, would still encourage attendance and participation from people unfamiliar with the formal processes of Council Committees. On 20 July 2010 (*CJ119-07/10 refers*), Council resolved to adopt the *Terms of Reference* developed for convening Community Forums.

The first Community Forum was intended to address issues for older people, and to that end, a pilot project was designed with the intention of attracting City residents aged 50+ who could provide insights into the needs, wishes and expectations of the next generation of seniors. Currently there are 42,000 City residents who are aged 50 and over who are likely to have a significant impact on policies, plans and services over the next 10 to 20 years.

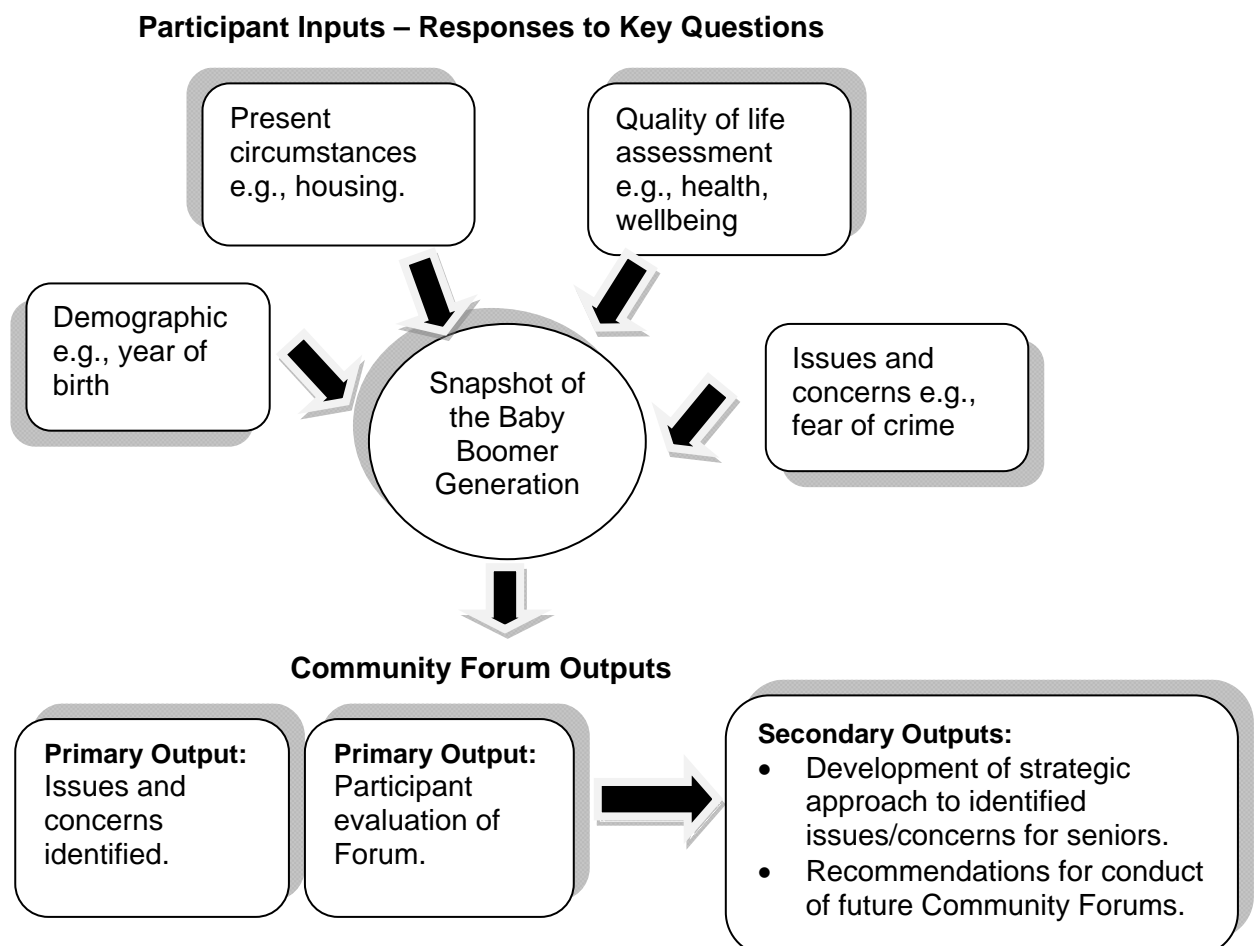
## DETAILS

The title of the Community Forum was *Baby Boomers Facing the Future* and the event was promoted using a direct mail out to a randomly selected population of City residents in the target age range of people born between 1945 and 1960. In addition, advertisements were placed in community newspapers, on the City's website and in the Joondalup Voice. Flyers were letterbox dropped in areas where the highest numbers of the target audience resided and were also distributed to all City libraries and Customer Service Centres. Direct contact was made with groups and organisations with memberships of mature people who might have an interest in attending. Invitations were also extended to the members of the former Seniors Interests Advisory Committee.

The purpose and objectives of the Community Forum were as follows:

- To pilot a large, one off event that, whilst open and casual in style, encourages attendance and participation from people unfamiliar with the formal processes of Council Committees;
- To evaluate levels of community satisfaction with the Forum, the venue, quality of speakers, technologies used, and the extent to which participants were enabled to contribute their thinking on the topic;

The model developed to achieve the purpose and objectives of the Forum is illustrated below:



## **Participant Inputs – Responses to Key Questions**

To develop a snapshot of the Baby Boomer generation living in the City of Joondalup, inputs from Forum participants included information on their gender, age, and suburb of residence (demographics); their present circumstances (living arrangements, housing situation, work/employment status), and a self assessment of their quality of life (health and wellbeing, housing, employment and level of education). This provided the baseline information about the participants.

To identify future issues and concerns, a list was compiled with reference to the literature on ageing and documented issues identified by other reports. Forum participants were asked to identify the extent to which each issue was of concern to them using a rating scale from 'Serious concern' through to 'Never considered it.'

To capture individual participant inputs to the key questions, a mix of methodologies were used including individual participant handbooks and the trial of a new technology, Audience Response Systems (ARS). Audience Response Systems include the use of handsets for keying in responses to predetermined questions displayed in a PowerPoint presentation. Responses may be numeric or use text messaging. Following each question, participants were able to see the aggregated results of their responses.

The rationale for this dual approach was as follows:

- To provide a medium through which each participant could 'have their say'; and
- To provide effective and efficient methods for capturing data and using ARS - for providing immediate feedback to Forum participants.

The Program for the Forum included two guest speakers. The first speaker was the current State President of Rostrum WA, Mr Chris Stone. His task was to speak for the Baby Boomer generation and to identify the issues and concerns likely to have an impact on this generation as they age. The second speaker was the City of Joondalup's Manager of Community Development and Library Services, Ms Debbie Terelinck whose task was to outline the extent of the challenge facing the City with respect to an ageing population and possible roles for the City in meeting that challenge.

## **Snapshot Information**

In total, 57 people aged 50+, including former members of the Seniors Issues Advisory Committee, attended the Forum. Sixty-six percent of Forum participants were female and 34% male. Eighteen of the 22 suburbs that make up the City of Joondalup were represented.

With respect to present living circumstances, 70% were living with spouses/partners and/or family and 66% were mortgage free. 39% felt that their existing home would meet their long-term needs and 30% felt that their homes would be too big in 5 – 10 years. Forty percent were still in full-time work.

The quality of life self assessment showed that most participants were satisfied with their personal circumstances, relationships and social lives. However, 52% felt they could do better with respect to participation in community activities such as leisure, sports, church activities or volunteering. That this item was identified could be indicative of the fact that most participants are 'time poor' as they likely to be working in some capacity, whether full-time or part-time and occupied with family and friends.

## Primary Outputs of Community Forum

### Issues and Concerns

Areas of *least* concern for participants included being taken advantage of by others (66%), losing one's job before planning to retire (64%) and not being able to drive (57%). Again, this is in circumstances where most participants were still working, independent and healthy.

Major recurrent issues that were raised included:

- Fear of crime;
- Future access to health care/aged care services when needed; and
- Access to suitable housing.

Other areas where participants were beginning to have some concerns included balancing family needs (37%) and developing Alzheimer's disease or an equivalent (32%).

The following section provides more detail on the major recurrent issues.

#### Fear of crime

Participant feedback using both handbooks and ARS indicated that becoming a victim of crime was the outstanding issue as 34% of participants identified this eventuality as a serious concern, 28% as a concern and 18% had been thinking about this recently. Notes written by participants in handbooks and recorded by Table Facilitators during small group discussions confirmed that fear of crime and what should be done about it was a serious issue for this generation. Examples provided included home invasions, burglary, 'hooning' and graffiti. Crime also appeared to be linked to the notion that there were insufficient activities and services provided by State, Federal or Local Governments as an alternative to anti-social or potentially criminal pastimes for young people.

**Future access to health care/aged care services when needed** summed up by one participant writing in their handbook as needing: "...*the confidence to grow old and be cared for in a timely manner.*" The types of service required were predominantly those that could be provided either in the home (Aged Care Packages) or in participants' local community (General Practitioners, Dentists, and other allied health service providers). The feedback suggested that participants wanted to maintain their present lifestyles until a sharp decline in health and capacity to carry out the activities of daily living and self-care occurred. Staying in one's home area with the support of health services was seen as highly desirable until the only alternative would be high level long term residential care. Respite care was seen as one way of continuing to remain at home full-time other than when carers needed a break. A number of participants referred to a perceived shortage of aged care facilities of this type.

**Access to housing suitable for the needs of older people** - In this regard, participants were not referring to aged care nursing homes, or facilities such as lifestyle villages. Their interest lay in opportunities to access housing in the areas where they live at present. Examples of feedback on this matter included:

- Rezoning to allow subdivision of blocks to allow for small blocks and therefore for people to downsize and remain in the area; and
- Proximity to transport and shops.

## Participant Evaluation

Participants were invited to provide feedback on several aspects of the Forum and the outcomes are presented in the table below.

Item	Participant Rating
The overall event was:	Good (58%) Excellent (38%)
The venue for the event was:	Good (40%) Excellent (58%)
The quality of the speakers was:	Good (45%) Excellent (55%)
Using Audience Response Systems to capture information was:	Good (42%) Excellent (49%)
Extent to which able to share thoughts/ideas	Good (55%) Excellent (39%)
Interest in attending future Forums	Yes (84%)

## Secondary Outputs of Community Forum

### Development of a Strategic Approach

The Seniors Interests Community Forum, *Baby Boomers Facing the Future* identified a number of priority areas to inform the future strategic direction for the City, and future policy development and service provision.

The City's new Strategic Plan 2012 - 2015 will commence development in the latter half of 2011, and the information from the Community Forum will be used to establish a long term strategic direction that is relevant to an ageing population and help shape the priority objectives and strategies around:

- Valuing the full participation of older people in the community by promoting independence and mobility and social networks;
- Improving health and wellbeing;
- Exploring housing strategies to support the diversity of the needs of older people including consideration of alternative housing options to help seniors maintain independence for as long as they choose;
- Providing information and improving communication.

There are a number of ways in which the City could respond to the concerns identified at the Forum. The City already has Plans in place to address some of the priority issues including:

Concerns	Plans
Fear of crime	▪ Community Safety and Security Plan
Access to, and adequacy of, health services as needs arise	▪ Community Development Plan ▪ Positive Ageing Plan
Access to housing suitable for older people	▪ Positive Ageing Plan ▪ Housing Strategy (in development)

## Health and Wellbeing

The delivery of the full range of health and wellbeing services for older people is the responsibility of a range of Federal, State, Local Government, and non-Government Agencies and although the City of Joondalup is not the service deliverer for the majority of services, it can assist with better access to information about health, wellbeing, and the availability of the full range of services to assist access and improved health outcomes for seniors. The City can also play a role in advocating for additional services for our residents if gaps are identified.

The City currently delivers a range of high quality health and wellbeing programs to assist with improved health and reduced isolation for older people including:

- Leisure Centres at Craigie, Duncraig and Heathridge providing a full range of leisure opportunities via aquatic programs, gym activities, yoga etc. Older people who have a Pension Card are entitled to a 25% discount;
- The Gold Platinum 50+ Program is an activity program for residents of the City of Joondalup and leisure centre members aged over 50 years. It offers a wide range of activities and excursions, promoting fun, friendship, adventure and independence, and is always fully subscribed;
- Volunteering Program - The Joondalup Resource Centre supports volunteers looking for positions in the Joondalup community, and supports organisations to follow best practice guidelines in volunteer management. The Centre is a partnership between Volunteering WA and the City of Joondalup and the majority of volunteers are older people;
- Free Performing Art Community Events including:
  - Valentine's Concert
  - Music in the Park
  - Sunday Serenades
  - Summer Concerts
  - Art of Ageing Events
- Libraries – the City has Libraries in Joondalup, Whitfords, Duncraig and Woodvale providing a range of program for older people in addition to the lending services including:
  - Book Clubs
  - Discovery Sessions
  - Books on Wheels
  - Live and Learn – Lifelong Learning for older adults
  - Wide selection of large print books
- Community Transport Program – the City currently has two Community Transport buses that provide transport to older people and people with disabilities to shopping centres, social outings and senior citizens centres.

## **Fear of Crime**

Fear of Crime was also a major focus for participants of the Forum. The City currently provides a range of programs to address the safety concerns of older people in the community and contribute to safer communities including:

- City Watch - The City provide a City Watch Community Patrol Service to the community which is available 24 hours a day, 7 days a week. The service provides community safety patrols within the City of Joondalup and, in collaboration with local police, provides a physical presence in the community and a deterrent to activities such as antisocial behaviour, graffiti and vandalism.
- Video Surveillance - The City operates video surveillance in a number of public areas in order to:
  - Capture and record high quality, useable images of such activity in progress;
  - Assist with the management of factors that create a fear of crime; and
  - Support the investigations of authorised enforcement agencies.
- Crime Prevention through Environmental Design (CPTED) – the City applies CPTED principles in the planning and design stages of developments wherever possible to eliminate or minimise opportunities for criminal behaviour, and improve the quality of life (including sense of safety) for residents.

The City also has a Community Safety and Crime Prevention Working Group with the following objectives:

- To provide advice to the Council on community safety and crime prevention issues; and
- Assist the Council in developing a strategic approach to ensure the safety and wellbeing of the wider community of the City of Joondalup.

## **Access to housing suitable for the needs of older people**

- The City is currently developing a Local Housing Strategy (LHS) which has identified ten Housing Opportunity Areas (HOA) which are considered suitable for higher residential densities. Properties in these areas could be developed to accommodate a greater number of dwellings.
- Council, at its meeting held on 21 September 2010, resolved to initiate an amendment to the City's District Planning Scheme No. 2 to rezone four surplus City-owned parcels of land to enable them to be sold and developed for residential purposes. Two of these parcels are proposed to have a Restricted Use applied to them, via the Scheme Amendment process, to require them to be developed for Aged Persons Housing.

Further work is required to develop objectives and strategies to address these key priority areas and issues, and this work will be incorporated into the development of the City's new Strategic Plan 2012 – 2015 which will be the subject of future consultation with, and reports to, Council.



## Recommendations for conduct of future Community Forums

The model developed for the Forum was successful in achieving the overall purpose and objectives of the pilot program. This has been borne out by the formal evaluation and the fact that 84% of participants were interested in attending future Forums.

The Pilot Forum demonstrated that the introduction of ARS technologies for capturing and sharing quantitative participant information was efficient and effective. Some difficulties were experienced with accurately capturing (and later reporting on) qualitative participant information written in the handbooks by participants or noted by Table Facilitators during small group discussions, and the use of the ARS technologies supplemented accurate recording of participant feedback.

As the purpose of each Community Forums is to provide Council with community feedback that will enhance decision-making, the quality of that information and the extent to which participants are satisfied that it represents their views is critical.

Further, opportunities could be given to Forum participants being able to contribute their opinions for some days following the event when they have had more time to think about what they learned and discussed during the Forum. The simplest methods would be to provide participants with an email address for a dedicated officer or to provide reply paid envelopes for follow up letters. It is proposed that these facilities are time-limited to encourage quick responses for incorporation with, and analysis of, all the qualitative data captured during the Forum.

## Legislation/Strategic Plan/Policy Implications

**Legislation** Local Government Act 1995 – Section 1.3 (2) states:

This Act is intended to result in –

- (a) Better decision making by local governments;
- (b) Greater community participation in the decisions and affairs of local government;
- (c) Greater accountability of local governments to their communities; and
- (d) More efficient and effective local government.

## Strategic Plan

**Key Focus Area:** Leadership and Governance

**Objective:** To ensure that the processes of local governance are carried out in a manner that is ethical, transparent and accountable.

To engage proactively with the community.

**Policy:** Council Policy - Community Consultation and Engagement Policy.

**Plan:** Positive Ageing Plan 2009-2012.

**Risk Management considerations:**

There is a risk that information captured at a Community Forum may not represent all of the ideas and opinions expressed by participants, leading to dissatisfaction with the outcomes.

**Financial/Budget Implications**

**Account No:** 534 A5304 (Policy and Planning) – costs associated with a number of accounts.

**Budget Item:** Various including advertising, equipment hire, catering, postage etc.

**Budget Amount:** Quizdom Handsets: \$1760  
Room Hire: \$302  
Microphone Hire: \$55  
Catering: \$748  
Printing brochures: \$561  
Flyer drop: \$550  
Postage \$330  
Advertising \$616

**Amount Spent To Date:** \$ 4,922

**Proposed Cost:** \$4,922

**Balance:** \$nil

All figures quoted in this report are exclusive of GST.

**Regional Significance:**

Not Applicable.

**Sustainability Implications:**

The Community Forums provide an opportunity for local residents to exercise active citizenship which in turn contributes to environmental sustainability, social justice and democratic participation within the community.

**Consultation:**

The Community Forums are a mechanism for involving and consulting community members on issues and decision that affect them, and the Seniors Interests Community Forum, *Baby Boomers Facing the Future*, provided an opportunity for residents aged 50 years and over to identify key issues and concerns which the City will act consider in future policy direction, and to improve service delivery into the future.

## COMMENT

Australia's ageing population is a central social, political and economic issue for all levels of Government. Over the next decade, the City of Joondalup expects its number of residents aged 55 years and over to increase which will present a major challenge for the City in terms of service delivery and meeting demand.

The Seniors Interest Community Forum, *Baby Boomers Facing the Future*, provided an avenue for the City to hear the views of residents aged 50 years and over, and to gauge the key issues facing this generation. The challenge for the City is to respond to these issues by incorporating the priority strategies into the new Strategic Plan 2012 – 2015, and to consider opportunities to improve service delivery to address stated concerns and issues, and to work with Government and non-Government agencies to strengthen relationships and partnerships to achieve better outcomes (i.e. better access to information and service coordination) for the community in general, and seniors in particular.

Feedback from the Baby Boomers Forum showed that health and wellbeing are priority areas and the Forum participants indicated that it was important that were active and socially connected to their communities.

The feedback from the Forum has highlighted a number of key themes for consideration in future policy development and service delivery namely:

- Support to foster independence and self-care;
- Information that promotes independence and security;
- Active and supportive local neighbourhoods for older people;
- Planning that facilitates residential and home-package care for older people that are locally accessible.

The ideas generated from the Forum will be used by the City to ensure that the challenges and opportunities of an ageing population are incorporated into City policies, strategies and programs and services, and the focus is on supporting seniors to maintain health, independence and dignity.

The City will continue to build partnerships with Government and non-Government agencies to ensure a comprehensive and coordinated response to the needs and priorities of seniors now and into the future. The City values and respects the contribution of all seniors to community life and will continue to look for ways to improve service coordination with government and non government agencies, and service delivery so that seniors are provided with support to continue to fully participate in the community.

The Pilot Community Forum also provided an opportunity to consider how value could be added to Future Forums by providing opportunities for participants to contribute opinions for some days following the event allowing more time for consideration of the issues and thoughtful input.

## VOTING REQUIREMENTS

Simple Majority

**RECOMMENDATION****That Council:**

- 1 RECEIVES** the report on the outcomes of the Seniors Interests Community Forum – *Baby Boomers Facing the Future*, and the major issues identified at the Forum;
- 2 AGREES** to provide opportunities for participants in future Community Forums to provide input for 1 week following the Forum;
- 3 NOTES** that the key issues will be considered for inclusion in the City's new Strategic Plan 2012 – 2015;
- 4 ACKNOWLEDGES** the contribution by all participants to the Seniors Interests Community Forum – *Baby Boomers Facing the Future*, for their contribution to the Forum and to the social, cultural and economic life of the community.

## **ITEM 19 LIST OF PAYMENTS MADE DURING THE MONTH OF NOVEMBER 2010**

<b>WARD:</b>	All
<b>RESPONSIBLE:</b>	Mr Mike Tidy, Director Corporate Services
<b>FILE NUMBER:</b>	09882
<b>ATTACHMENTS:</b>	Attachment 1 CEO's Delegated Municipal Payment List for the month of November 2010
	Attachment 2 CEO's Delegated Trust Payment List for the month of November 2010
	Attachment 3 Municipal and Trust Fund Vouchers for the month of November 2010

---

### **PURPOSE**

To present to Council the list of accounts paid under the CEO's delegated authority during the month of November 2010 for noting.

### **EXECUTIVE SUMMARY**

This report presents the list of payments made under delegated authority during the month of November 2010 totalling \$11,119,803.21.

*It is recommended that Council NOTES the CEO's list of accounts for November 2010 paid under delegated authority in accordance with regulation 13 (1) of the Local Government (Financial Management) Regulations 1996 in Attachments 1, 2 and 3 to this Report, totalling \$11,119,803.21.*

### **BACKGROUND**

Council has delegated to the Chief Executive Officer the exercise of its power to make payments from the City's Municipal and Trust funds. In accordance with Regulation 13 of the Local Government (Financial Management) Regulations 1996 a list of accounts paid by the Chief Executive Officer is to be provided to Council, where such delegation is made.

### **DETAILS**

The table below summarises the payments drawn on the funds during the month of November 2010. Lists detailing the payments made are appended as Attachments 1 and 2. The vouchers for the month are appended as Attachment 3.

<b>FUNDS</b>	<b>DETAILS</b>	<b>AMOUNT</b>
Municipal Account	Cheques 88195 - 88560 and EF015049 –EF015603 Net of cancelled payments	\$7,883,203.15
	Vouchers 750A - 754A & 758A - 760A & 762A & 764A - 768A & 770A - 772A	\$3,205,795.77
Trust Account	Cheques 203799 - 203860 Net of cancelled payments	\$30,804.29
<b>Total</b>		<b>\$11,119,803.21</b>

**Issues and options considered:**

Not Applicable.

**Legislation/Strategic Plan/Policy Implications**

**Legislation**            The Council has delegated to the CEO the exercise of its authority to make payments from the Municipal and Trust Funds, therefore in accordance with Regulation 13(1) of the Local Government (Financial Management) Regulations 1996, a list of accounts paid by the CEO is prepared each month showing each account paid since the last list was prepared.

**Strategic Plan**

**Key Focus Area:**    Leadership and Governance

**Objective:**            1.1        To ensure that the processes of Local Governance are carried out in a manner that is ethical, transparent and accountable.

**Policy**

All expenditure included in the list of payments is drawn from the City's accounting records.

**Risk Management considerations:**

In accordance with section 6.8 of the Local Government Act 1995, a local government is not to incur expenditure from its municipal fund for an additional purpose except where the expenditure is authorised in advance by an absolute majority of Council.

**Financial/Budget Implications:**

All expenditure from the Municipal Fund was included in the 2010/11 Annual Budget as adopted by Council at its meeting of 6 July 2010.

**Regional Significance:**

Not Applicable.

**Sustainability Implications:**

Expenditure has been incurred in accordance with budget parameters, which have been structured on financial viability and sustainability principles.

**Consultation:**

Not Applicable.

**COMMENT**

All Municipal Fund expenditure included in the list of payments is in accordance with the 2010/11 Annual Budget as adopted by Council at its meeting of 6 July 2010 or has been authorised in advance by Council where applicable.

**VOTING REQUIREMENTS**

Simple Majority.

**RECOMMENDATION**

**That Council NOTES the CEO's list of accounts for November 2010 paid under delegated authority in accordance with regulation 13 (1) of the Local Government (Financial Management) Regulations 1996 forming Attachments 1, 2 and 3 to this Report, totalling \$11,119,803.21.**

*Appendix 12 refers*

To access this attachment on electronic document, click here: [Attach12brf080211.pdf](#)

## **ITEM 20 LIST OF PAYMENTS MADE DURING THE MONTH OF DECEMBER 2010**

**WARD:** All

**RESPONSIBLE:** Mr Mike Tidy, Director Corporate Services

**FILE NUMBER:** 09882

**ATTACHMENTS:**

Attachment 1	CEO's Delegated Municipal Payment List for the month of December 2010
Attachment 2	CEO's Delegated Trust Payment List for the month of December 2010
Attachment 3	Municipal and Trust Fund Vouchers for the month of December 2010

---

### **PURPOSE**

To present to Council the list of accounts paid under the CEO's delegated authority during the month of December 2010 for noting.

### **EXECUTIVE SUMMARY**

This report presents the list of payments made under delegated authority during the month of December 2010 totalling \$15,631,784.03.

*It is recommended that Council NOTES the CEO's list of accounts for December 2010 paid under delegated authority in accordance with regulation 13 (1) of the Local Government (Financial Management) Regulations 1996 in Attachments 1, 2 and 3 to this Report, totalling \$15,631,784.03.*

### **BACKGROUND**

Council has delegated to the Chief Executive Officer the exercise of its power to make payments from the City's Municipal and Trust funds. In accordance with Regulation 13 of the Local Government (Financial Management) Regulations 1996 a list of accounts paid by the Chief Executive Officer is to be provided to Council, where such delegation is made.

### **DETAILS**

The table below summarises the payments drawn on the funds during the month of December 2010. Lists detailing the payments made are appended as Attachments 1 and 2. The vouchers for the month are appended as Attachment 3.



<b>FUNDS</b>	<b>DETAILS</b>	<b>AMOUNT</b>
Municipal Account	Cheques 88561 - 88857 and EF015604 – EF016116 Net of cancelled payments	\$12,251,657.54
	Vouchers 774A – 781A & 783A	\$3,345,564.84
Trust Account	Cheques 203861 - 203936 Net of cancelled payments	\$34,561.65
<b>Total</b>		<b>\$15,631,784.03</b>

**Issues and options considered:**

Not Applicable.

**Legislation/Strategic Plan/Policy Implications**

**Legislation**            The Council has delegated to the CEO the exercise of its authority to make payments from the Municipal and Trust Funds, therefore in accordance with Regulation 13(1) of the Local Government (Financial Management) Regulations 1996, a list of accounts paid by the CEO is prepared each month showing each account paid since the last list was prepared.

**Strategic Plan**

**Key Focus Area:**    Leadership and Governance

**Objective:**            1.1        To ensure that the processes of Local Governance are carried out in a manner that is ethical, transparent and accountable.

**Policy**

All expenditure included in the list of payments is drawn from the City's accounting records.

**Risk Management considerations:**

In accordance with section 6.8 of the Local Government Act 1995, a local government is not to incur expenditure from its Municipal Fund for an additional purpose except where the expenditure is authorised in advance by an absolute majority of Council.

**Financial/Budget Implications:**

All expenditure from the Municipal Fund was included in the 2010/11 Annual Budget as adopted by Council at its meeting of 6 July 2010.

**Regional Significance:**

Not Applicable.

**Sustainability Implications:**

Expenditure has been incurred in accordance with budget parameters, which have been structured on financial viability and sustainability principles.

**Consultation:**

Not Applicable.

**COMMENT**

All Municipal Fund expenditure included in the list of payments is in accordance with the 2010/11 Annual Budget as adopted by Council at its meeting of 6 July 2010 or has been authorised in advance by Council where applicable.

**VOTING REQUIREMENTS**

Simple Majority.

**RECOMMENDATION**

**That Council NOTES the CEO's list of accounts for December 2010 paid under delegated authority in accordance with regulation 13 (1) of the Local Government (Financial Management) Regulations 1996 forming Attachments 1, 2 and 3 to this Report, totalling \$15,631,784.03.**

*Appendix 13 refers*

*To access this attachment on electronic document, click here: [Attach13brf080211.pdf](#)*

## ITEM 21 FINANCIAL ACTIVITY STATEMENT FOR THE PERIOD ENDED 30 NOVEMBER 2010

**WARD:** All

**RESPONSIBLE:** Mr Mike Tidy, Director Corporate Services

**FILE NUMBER:** 07882

**ATTACHMENTS:** Attachment 1 Financial Activity Statement for the Period Ended 30 November 2010

---

### PURPOSE

The November 2010 Financial Activity Statement is submitted to Council to be noted.

### EXECUTIVE SUMMARY

Council adopted the Annual Budget for the 2010/11 Financial Year at its meeting held on 6 July 2010 - JSC06-07/10. The figures in this report are compared to the Adopted Budget figures.

The November 2010 Financial Activity Statement report shows an overall favourable variance from operations and capital for the period of \$13,628k when compared to the 2010/11 Adopted Budget.

This variance can be summarised as follows:

- The **Operating** surplus is \$4,865k above budget made up of higher revenue of \$2,440k and lower operating expenditure of \$2,425k.

Operating revenue is above budget mainly for Rates \$393k, Fees and Charges \$778k, Contributions, Reimbursements and Donations \$616k and Investment Earnings \$636k. Additional revenue arose from interim rates levied, recoverable legal fees, insurance reimbursements, sports and recreation fees, parking fees and infringements, building development application fees, and higher returns on investments due to higher funds invested.

The operating expenditure variance includes Materials and Contracts \$1,462k, Employee Costs \$1,245k, Utilities \$98k and Depreciation (\$362k).

Lower employment costs occurred as recruitment for vacant positions continues and budgeted salary increases are yet to occur.

Materials and Contracts expenditure is below budget which includes printing costs, furniture and equipment purchases and maintenance and external contract services predominantly due to timing differences.

- The **Capital Revenue and Expenditure** deficit is \$8,372k below budget made up of higher revenue of \$259k and under expenditure of \$8,113k.

Capital Expenditure is below budget on Capital Projects \$1,678k and Capital Works \$6,433k. It should be noted that at the end of November 2010 there was \$6,255k of purchase order commitments not included in actual expenditure. These included \$2,912k for Regional Local Community Infrastructure Projects and \$2,851k for Major Road Construction.

The main Capital Project variance occurred on the Ocean Reef Marina \$1,114k where the feasibility of the proposed plan is still being considered. Other variances on Capital Works projects are predominantly due to work schedules progressing later than budget phasing.

Further details of the material variances are contained in appendix 3 attached to this report.

*It is recommended that Council NOTES the Financial Activity Statement for the period ended 30 November 2010 forming Attachment 1 to this Report.*

## **BACKGROUND**

The Local Government (Financial Management) Regulations 1996 requires the production of financial activity statements. Council approved at the 11 October 2005 meeting to accept the monthly Financial Activity Statement according to nature and type classification.

## **DETAILS**

### **Issues and options considered:**

The Financial Activity Statement for the period ended 30 November 2010 is appended as Attachment 1.

### **Legislation/Strategic Plan/Policy Implications**

#### **Legislation**

Section 6.4 of the Local Government Act 1995 requires a local government to prepare an annual financial report for the preceding year and such other financial reports as are prescribed.

Regulation 34(1) of the Local Government (Financial Management) Regulations 1996 as amended requires the local government to prepare each month a statement of financial activity reporting on the source and application of funds as set out in the annual budget.

#### **Strategic Plan**

**Key Focus Area:** Leadership and Governance

**Objective:** 1.3 To lead and manage the City effectively.

### **Risk Management considerations:**

In accordance with section 6.8 of the Local Government Act 1995, a local government is not to incur expenditure from its municipal fund for an additional purpose except where the expenditure is authorised in advance by an absolute majority of Council.

**Financial/Budget Implications:**

Not Applicable.

**Regional Significance:**

Not Applicable.

**Sustainability Implications:**

Expenditure has been incurred in accordance with adopted budget parameters, which have been structured on financial viability and sustainability principles.

**Consultation:**

In accordance with Section 6.2 of the Local Government Act 1995, the annual budget was prepared having regard to the Strategic Financial Plan, prepared under Section 5.56 of the Local Government Act 1995, which was made available for public comment.

**COMMENT**

All expenditures included in the Financial Activity Statement are incurred in accordance with the provisions of 2010/11 Adopted Budget or have been authorised in advance by Council where applicable.

**VOTING REQUIREMENTS**

Simple Majority

**RECOMMENDATION**

**That Council NOTES the Financial Activity Statement for the period ended 30 November 2010 forming Attachment 1 to this Report.**

*Appendix 14 refers*

*To access this attachment on electronic document, click here: [Attach14brf080211.pdf](#)*

## ITEM 22 FINANCIAL ACTIVITY STATEMENT FOR THE PERIOD ENDED 31 DECEMBER 2010

<b>WARD:</b>	All
<b>RESPONSIBLE:</b>	Mr Mike Tidy, Director Corporate Services
<b>FILE NUMBER:</b>	07882
<b>ATTACHMENTS:</b>	Attachment 1 Financial Activity Statement for the Period Ended 31 December 2010

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### PURPOSE

The December 2010 Financial Activity Statement is submitted to Council to be noted.

### EXECUTIVE SUMMARY

Council adopted the Annual Budget for the 2010/11 Financial Year at its Meeting held on 6 July - JSC06-07/10. The figures in this report are compared to the Adopted Budget figures.

The December 2010 Financial Activity Statement report shows an overall favourable variance from operations and capital for the period of \$15,668k when compared to the 2010/11 Adopted Budget.

This variance can be summarised as follows:

- The **Operating** surplus is \$6,094k above budget made up of higher revenue of \$2,664k and lower operating expenditure of \$3,430k.

Operating revenue is above budget mainly in Rates \$370k, Contributions, Reimbursements and Donations \$506k, Fees and Charges \$991k and Investment Earnings \$782k. Additional revenue arose from interim rates levied, insurance reimbursements from the previous year's storm damage and legal fees recovered. Sports and recreation income together with increased revenue from parking and infringements constitute the main increases in fees and charges. Income from investments exceeded the budget due to higher funds being invested.

The operating expenditure variance includes Employee Costs \$1,512k, Materials and Contracts \$2,277k, which is partly offset by higher Depreciation (\$436k).

Lower employment costs arise as a result of later than expected recruitment for vacant positions and the outstanding budgeted salary increases.

Materials and Contracts expenditure is below budget primarily for external contract services, including lower incidents of graffiti removal costs, city watch contract increase still to occur, and delayed expenditure during the tender process and while scheduling collection of data for the audit of roads condition and infrastructure in reserves. In addition timing differences occurred in other operational areas.

- The **Capital Revenue and Expenditure** deficit is \$9,085k below budget and is made up of lower revenue of (\$927k) and under expenditure of \$10,012k.

Capital Expenditure is below budget on Capital Projects \$1,911k and Capital Works \$7,254k. It should be noted that at the end of December 2010 there was \$4 million of purchase order commitments not included in actual expenditure.

In Capital Works the primary areas of projects being below budget for the period include \$1,684k for Regional Local Community Infrastructure Projects, \$1,419k Traffic Management works and \$1,098k for Major Road Construction.

The Capital Projects variance mainly relates to the Ocean Reef Development \$1,178k, which will be adjusted in the Mid-year Review, and the expected contribution to the Wanneroo MRF \$245k.

Further details of the material variances are contained in appendix 3 attached to this report.

*It is recommended that Council NOTES the Financial Activity Statement for the period ended 31 December 2010 forming Attachment 1 to this Report.*

## **BACKGROUND**

The Local Government (Financial Management) Regulations 1996 requires the production of financial activity statements. Council approved at the 11 October 2005 meeting to accept the monthly Financial Activity Statement according to nature and type classification.

## **DETAILS**

### **Issues and options considered:**

The Financial Activity Statement for the period ended 31 December 2010 is appended as Attachment 1.

### **Legislation/Strategic Plan/Policy Implications**

**Legislation** Section 6.4 of the Local Government Act 1995 requires a local government to prepare an annual financial report for the preceding year and such other financial reports as are prescribed.

Regulation 34(1) of the Local Government (Financial Management) Regulations 1996 as amended requires the local government to prepare each month a statement of financial activity reporting on the source and application of funds as set out in the annual budget.

### **Strategic Plan**

**Key Focus Area:** Leadership and Governance

**Objective:** 1.3 To lead and manage the City effectively.

**Risk Management considerations:**

In accordance with section 6.8 of the Local Government Act 1995, a local government is not to incur expenditure from its municipal fund for an additional purpose except where the expenditure is authorised in advance by an absolute majority of Council.

**Financial/Budget Implications:**

Not Applicable.

**Regional Significance:**

Not Applicable.

**Sustainability Implications:**

Expenditure has been incurred in accordance with adopted budget parameters, which have been structured on financial viability and sustainability principles.

**Consultation:**

In accordance with Section 6.2 of the Local Government Act 1995, the annual budget was prepared having regard to the Strategic Financial Plan, prepared under Section 5.56 of the Local Government Act 1995, which was made available for public comment.

**COMMENT**

All expenditures included in the Financial Activity Statement are incurred in accordance with the provisions of 2010/11 Adopted Budget or have been authorised in advance by Council where applicable.

**VOTING REQUIREMENTS**

Simple Majority

**RECOMMENDATION**

**That Council NOTES the Financial Activity Statement for the period ended 31 December 2010 forming Attachment 1 to this Report.**

*Appendix 15 refers*

To access this attachment on electronic document, click here: [Attach15brf080211.pdf](#)



## **ITEM 23                    TENDER 029/10 - LIGHT VEHICLE LOG BOOK SERVICING AND REPAIRS**

<b>WARD:</b>	All	
<b>RESPONSIBLE:</b>	Mr Mike Tidy, Director Corporate Services	
<b>FILE NUMBER:</b>	101155	
<b>ATTACHMENTS:</b>	Attachment 1	Summary of Tender Submissions
	Attachment 2	Schedule of Items

---

### **PURPOSE**

To seek the approval of Council to accept the Tender submitted by G.T. Bristow-Stagg Pty Ltd trading as Carcare Lakeside for the provision of light vehicle logbook servicing and repairs (Tender 029/10).

### **EXECUTIVE SUMMARY**

Tenders were advertised on Saturday, 25 September 2010 through state wide public notice for the provision of light vehicle logbook servicing and repairs. At the close of tenders on Tuesday 19 October 2010 the following five submissions were received:

- G.T. Bristow-Stagg Pty Ltd trading as Carcare Lakeside;
- Phoenix Motors Pty Ltd (trading as Phoenix Holden and Clarkson Holden);
- RAC Automotive Services Pty Ltd;
- Wild West Hyundai;
- Grand Toyota (non-compliant offer).

There is a requirement under the terms of the RFT to warrant unconditional compliance with the specification and agree to the terms and conditions of tendering and Contract. Grand Toyota did not agree to these conditions. In addition, it did not fully complete the pricing schedule. The tender submitted by Grand Toyota was therefore deemed to be non-conforming and was not considered for further evaluation

The submission from G.T. Bristow-Stagg Pty Ltd trading as Carcare Lakeside represents best value to the City. The company is well-established, has significant industry experience and capacity to meet the requirements of the City. It is also the lowest priced tender received.

*It is recommended that Council ACCEPTS the Tender submitted by G.T. Bristow-Stagg Pty Ltd trading as Carcare Lakeside for the provision of light vehicle logbook servicing and repairs for a three (3) year period in accordance with the statement of requirements as specified in Tender 029/10 at the submitted schedule of rates with an estimated three year cost of \$255,714.*

## **BACKGROUND**

The City requires a Contractor to undertake manufacturer's vehicle logbook servicing for the City's fleet of light vehicles and any repairs identified during the service.

The City's fleet of passenger and light commercial vehicles consists of approximately one hundred (100) vehicles. Vehicles are kept in service for an optimum period as determined from time to time. This is currently at 80,000 km for 4 cylinder passenger vehicles and 120,000 km for 6 cylinder passenger and all commercial vehicles.

The City currently has a single Contract for the provision of passenger and light commercial vehicle servicing with Wild West Hyundai which will expire on 31 January 2011. If required, Wild West Hyundai will provide the services for an interim period until a new Contract is established with the recommended Respondent G.T. Bristow-Stagg Pty Ltd trading as Carcare Lakeside.

## **DETAILS**

The Tender for the provision of light vehicle logbook servicing and repairs was advertised through state wide public notice on 25 September 2010. The Tender remained opened for three weeks and closed on 19 October 2010.

### **Tender Submissions**

The following five submissions were received by the closing date:

- G.T. Bristow-Stagg Pty Ltd trading as Carcare Lakeside (Carcare);
- Phoenix Motors Pty Ltd trading as Phoenix Holden and Clarkson Holden (Phoenix Holden);
- RAC Automotive Services Pty Ltd (RAC);
- Wild West Hyundai;
- Grand Toyota (non-compliant offer).

A summary of Tender submissions including the location of each Tenderer is provided in Attachment 1.

The schedule of items as listed in the RFT is provided in Attachment 2.

### **Evaluation Panel**

The evaluation panel comprised of three members: one with tender and contract preparation skills and two with the appropriate operational expertise and involvement in supervising the Contract. The panel carried out the assessment of submissions in accordance with the City's evaluation process.

### **Compliance Assessment**

There is a requirement under the terms of the RFT to warrant unconditional compliance with the specification and agree to the terms and conditions of tendering and Contract. Grand Toyota did not agree to these conditions. In addition, it did not fully complete the pricing schedule. The tender submitted by Grand Toyota was therefore deemed to be non-conforming and was not considered for further evaluation.

## Qualitative Assessment

The qualitative criteria and weighting used in evaluating the submissions received were as follows:

<b>Qualitative Criteria</b>		<b>Weighting</b>
1	Capacity	50%
2	Demonstrated experience in providing similar services	30%
3	Demonstrated understanding of the required tasks	15%
4	Social and economic effects on the local community	5%

RAC achieved a score of 68% and was ranked last in the qualitative assessment. It demonstrated capacity, reasonable understanding of the requirements and reasonable experience in undertaking similar services. RAC stated it will undertake the servicing of the City vehicles at one of its seven metro sites, predominately the Joondalup site at Winton Road. The evaluation panel has concerns if the City has to drop off or collect its vehicles from the various RAC service sites other than the Joondalup site at Winton Road, as this may cause considerable inconvenience to the City.

Carcare achieved a score of 75% and was ranked second in the qualitative assessment. It demonstrated sufficient capacity, a sound understanding of the requirements and experience in undertaking similar services. It has a team of three qualified mechanics and current contracts for servicing passenger and light commercial vehicle fleets. G.T. Bristow-Stagg Pty Ltd trading as Carcare has provided similar services to the City from 2000 to 2004.

Wild West Hyundai achieved a score of 80% and was ranked equal first in the qualitative assessment. It demonstrated the capacity and sound understanding of the requirements. It is currently the City's contracted service provider and to date has provided a satisfactory level of service.

Phoenix Holden achieved a score of 80% and was ranked equal first in the qualitative assessment. It demonstrated the capacity, sound understanding of the requirements and experience in undertaking similar services. It is currently servicing vehicle fleets for numerous vehicle lease companies.

## Price Assessment

Following the qualitative assessment, the panel carried out a comparison of the submitted rates offered by each tenderer to assess value for money to the City.

Respondents provided the cost of log book service at different kilometres for specified vehicles in the City's fleet. The estimated expenditure has been calculated by applying the applicable tendered rate of each respondent to the scheduled service over the first year for each of the light vehicles in the fleet.

Tendered rates are fixed for the first year of the Contract, but are subject to a price variation on each anniversary date thereafter limited to the percentage change in the Perth CPI (All Groups) Index from the corresponding quarter of the previous year.

For estimation purposes, a 3.5% annual CPI increase was applied to the tendered rates after the first year of the Contract.

The following table provides comparative estimated expenditure during the term of the contract, based on the tendered rates of each Tenderer.

Tenderer		Estimated Cost			Total
		Year 1	Year 2	Year 3	
Phoenix Motors Pty Ltd trading as Phoenix Holden and Clarkson Holden	Servicing	\$44,609	\$46,170	\$47,786	<b>\$263,498</b>
	Repairs	\$40,220	\$41,628	\$43,085	
Wild West Hyundai	Servicing	\$57,635	\$59,652	\$61,740	<b>\$294,666</b>
	Repairs	\$37,228	\$38,531	\$39,880	
G.T. Bristow-Stagg Pty Ltd trading as Carcare Lakeside	Servicing	\$42,263	\$43,742	\$45,273	<b>\$255,714</b>
	Repairs	\$40,060	\$41,462	\$42,913	
RAC Automotive Services Pty Ltd	Servicing	\$59,014	\$61,080	\$63,217	<b>\$315,910</b>

During the last financial year 2009/10, the City incurred \$84,809 for the provision of light vehicle logbook servicing and repairs.

### Evaluation Summary

The following table summarises the result of the qualitative and price evaluation as assessed by the evaluation panel.

Tenderer	Price Ranking	Estimated Contract Price Year 1	Estimated Total Contract Price	Qualitative Ranking	Weighted Percentage Score
Phoenix Motors Pty Ltd trading as Phoenix Holden and Clarkson Holden	2	\$84,829	\$263,498	1	80%
Wild West Hyundai	3	\$94,863	\$294,666	1	80%
G.T. Bristow-Stagg Pty Ltd trading as Carcare Lakeside	1	\$82,323	\$255,714	2	75%
RAC Automotive Services Pty Ltd	4	\$101,702	\$315,910	3	68%

Based on the evaluation result the panel concluded that the Tender that provides best value to the City is that of Carcare Lakeside and is therefore recommended.

Carcare Lakeside scored 5% lower than Phoenix Holden and Wild West Hyundai because its business and resources are not as large as those tenderers, however, the panel is confident that it has sufficient capacity to undertake the fleet servicing for the City. Carcare Lakeside successfully completed log book servicing and repairs for the City's fleet from 2000 and 2004.

**Issues and Options Considered:**

The City has a requirement for the provision of light vehicle logbook servicing and repairs. The City does not have the internal resources to provide the required services and requires an appropriate external supplier to undertake the work.

**Legislation/Strategic Plan/Policy Implications**

**Legislation** A state wide public tender was advertised, opened and evaluated in accordance with Clause 11(1) of Part 4 of the *Local Government (Functions & General) Regulations 1996*, where tenders are required to be publicly invited if the consideration under a contract is, or is estimated to be, more, or worth more, than \$100,000.

**Strategic Plan**

**Key Focus Area:** Community Well Being

**Objective:** To ensure the City's facilities and services are of a high quality and accessible to everyone.

**Policy**

Not Applicable.

**Risk Management Considerations:**

Should the Contract not proceed, the risk to the City will be high. The City will not be able to service and maintain its vehicles to ensure warranty compliance and safety for the fleet.

It is considered that the Contract will represent a low risk to the City as the recommended Respondent is a well-established company with significant industry experience and the capacity to provide the services to the City.

**Financial/Budget Implications:**

<b>Account No:</b>	1.643.A6403.3348/3353.0000
<b>Budget Item:</b>	Fleet logbook servicing and repairs
<b>Total Budget (vehicles and plant):</b>	\$695,000
<b>Budget Amount (light vehicles component of total budget):</b>	\$145,000
<b>Amount Spent To Date:</b>	\$67,928
<b>Committed:</b>	\$N/A
<b>Proposed Contract Cost:</b>	\$27,441 to June 2011
<b>Contingency &amp; Associated Works (if applicable):</b>	\$N/A
<b>In-house Cost/Budget (if applicable):</b>	\$N/A
<b>Projected Total Cost (if applicable):</b>	\$N/A
<b>Balance:</b>	\$49,631

All figures quoted in this report are exclusive of GST.

The projected expenditure on these Services is subject to change and dependent on the quantity and type of requirements throughout the Contract period. Based on historical and known requirements, it is estimated that the expenditure over the three year Contract period will be in the order of \$255,714.

**Regional Significance:**

Not Applicable.

**Sustainability Implications:**

Not Applicable.

**Consultation:**

Not Applicable.

**COMMENT**

The evaluation panel carried out the evaluation of the submissions in a fair and equitable manner and concluded that the Offer representing best value with low risk to the City is that submitted by G.T. Bristow-Stagg Pty Ltd trading as Carcare Lakeside.

**VOTING REQUIREMENTS**

Simple Majority

**RECOMMENDATION**

**That Council ACCEPTS the Tender submitted by G.T. Bristow-Stagg Pty Ltd trading as Carcare Lakeside for the provision of light vehicle logbook servicing and repairs for a three year period in accordance with the statement of requirements as specified in Tender 029/10 at the submitted schedule of rates with an estimated three year cost of \$255,714.**

*Appendix16 refers*

To access this attachment on electronic document, click here: [Attach16brf080211.pdf](#)

## **ITEM 24                    ROAD SAFETY IMPROVEMENTS - INTERSECTION OF MARJORIE STREET AND OCEANSIDE PROMENADE, MULLALOO**

**WARD:**                    North-Central

**RESPONSIBLE:**        Mr Martyn Glover, Director Infrastructure Services

**FILE NUMBER:**        58072

**ATTACHMENTS:**      Attachment 1      Locality plan  
Attachment 2      Option A Road Closure  
Attachment 3      Option B Left Out Only  
Attachment 4      Option C Retain Existing Intersection  
Attachment 5      Spatial Analysis of November consultation results

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### **PURPOSE**

To report on the proposed road safety improvements for the intersection of Marjorie Street and Oceanside Promenade, Mullaloo.

### **EXECUTIVE SUMMARY**

In May 2009, the City commissioned an independent Road Safety Audit (RSA) for the section of road between Mullaloo Drive and Warren Way, Mullaloo which included the Marjorie Street intersection to determine the road safety situation on Oceanside Promenade. The audit findings identified a number of road safety issues within the vicinity of Marjorie Street that required further attention.

In response to the audit findings, options were developed to improve the road safety situation at the intersection. To gauge the level of support by the community, three options to improve the intersection were presented to the residents and property owners of Marjorie Street in May 2010. Council considered that all the residents had not had an opportunity to comment on the 'Left Out Only' option and consequently Council requested re-consultation with specific consideration of 'Left Out Only'.

The three revised options were presented to the 22 residents and property owners of Marjorie Street during November 2010 and a total of 16 feedback forms were received (73%). More respondents (11) supported either a road closure (Option A) or left out only (Option B) compared to those (five) who supported retaining the existing intersection (Option C).



*It is recommended that Council:*

- 1 *NOTES that the majority of residents and property owners of Marjorie Street, Mullaloo who responded to the November 2010 community consultation, support an improvement to Marjorie Street at the intersection with Oceanside Promenade;*
- 2 *APPROVES a temporary 12 month trial of the 'Left Out Only' option on Marjorie Street, Mullaloo at the intersection with Oceanside Promenade, in accordance with section 3.50 of the Local Government Act 1995, as shown on Option B forming Attachment 3 to this Report;*
- 3 *NOTES that the residents and property owners of Marjorie Street, Mullaloo will be re-consulted following the completion of the trial;*
- 4 *REQUESTS that residents and property owners of Marjorie Street, Mullaloo be advised of Council's decision and consulted in accordance with Section 3.50(4) of the Local Government Act 1995.*

## **BACKGROUND**

At its meeting held on 21 November 2006 (CJ220-11/06 refers), Council requested a report on the status of traffic and pedestrian safety for Oceanside Promenade between Marjorie Street and Mullaloo Drive, Mullaloo. In December 2006, the City commissioned Traffic and Transport Solutions to undertake a Road Safety Audit (RSA) for the purpose of reviewing road safety aspects and recommending improvements, where necessary.

In response to the RSA findings and recommendations, Council at its meeting of 27 March 2007, (CJ049-03/07 refers) endorsed the Traffic Management Scheme for Oceanside Promenade. The infrastructure works associated with the scheme were carried out during the 2007/08 financial year. The design elements for the works consisted of raised median islands, a pedestrian refuge island, speed humps and red asphalt median treatment to separate traffic lanes on Oceanside Promenade.

To determine the road safety situation since the construction of the Traffic Management Scheme, the City commissioned SHAWMAC Consulting Engineers to undertake a further review. The RSA carried out in May 2009 examined the operation of a number of intersections along Oceanside Promenade between Mullaloo Drive and Warren Way, including the intersection with Marjorie Street. The audit findings identified a number of road safety issues within the vicinity of Marjorie Street and recommended that the City review the intersection and make improvements. The locality plan of the intersection of Oceanside Promenade and Marjorie Street is provided in Attachment 1.

## **DETAILS**

The area along Oceanside Promenade between Mullaloo Drive and Warren Avenue provides access to the Mullaloo Surf Life Saving Club, Mullaloo beach, Tom Simpson Park, the beachside car park, the Mullaloo Beach Hotel and two bus stops. The concentration of these activities results in a significant number of vehicular and pedestrian movements.

Oceanside Promenade is classified under the Perth Metropolitan Functional Road Hierarchy as a District Distributor Road B. The traffic volume on Oceanside Promenade south of Marjorie Street, recorded in March 2009, is approximately 8,300 vehicles per day (vpd). The urban speed limit of 50 kilometres per hour applies.

Marjorie Street is a local access road that connects Oceanside Promenade to Laurel Street, Mullaloo. The road is approximately 260 metres in length and provides direct access to the 22 residential properties. The results of the seven day traffic count survey of April 2009 confirmed that the average weekday traffic is approximately 140 vpd.

The intersection of Oceanside Promenade and Marjorie Street is designed as a T-intersection. The RSA of May 2009 identified a number of issues with the intersection including the curved alignment for south bound traffic on Oceanside Promenade and the lack of visual guides on the eastern side of the road for vehicles travelling through the intersection. The audit also revealed that when vehicles stopped at Marjorie Street they appear to encroach into the travel path of south bound traffic on Oceanside Promenade. Other issues identified in the RSA findings include substandard street lighting and the lack of dedicated pedestrian crossings on Oceanside Promenade, to serve the nearby residential areas in the vicinity of Marjorie Street.

An analysis of the five year Main Roads WA crash data for the period to December 2009 revealed that 18 reported crashes have occurred on Oceanside Promenade between Mullaloo Drive and Warren Way. Of these crashes, seven have occurred in the vicinity of Marjorie Street, with the majority of these crashes occurring at night and during weekends. There was one reported head on crash and one crash resulting in an injury.

In response to the audit findings, options to improve the road safety situation at the intersection of Oceanside Promenade and Marjorie Street have been developed.

#### **Issues and options considered:**

To gauge the level of support for improvements to the Marjorie Street intersection, three options were presented to the 22 residents and property owners of Marjorie Street in May 2010. The City received 13 feedback forms as part of the community consultation and an alternative Option 4 was proposed by two residents. The results from the first consultation were presented to Council at its meeting on 19 October 2010 and it was recommended that Council:

- “1 *NOTES that the majority of residents and property owners of Marjorie Street, Mullaloo who responded to the May 2010 community consultation, support the road closure of Marjorie Street at the intersection with Oceanside Promenade being Option One as shown in Attachment 1 to this Report;*
- 2 *APPROVES the closure of Marjorie Street, Mullaloo at the intersection with Oceanside Promenade in accordance with Section 3.50 of the Local Government Act 1995;*
- 3 *REQUESTS that residents and property owners of Marjorie Street, Mullaloo be advised of Council’s decision.”*

Council recognised that not all residents of Marjorie Street had been provided with the opportunity to consider the 'Left Out Only' option and consequently it was resolved that Council:

*“REQUESTS the Chief Executive Officer arrange for a second survey of the residents in Marjorie Street with respect to the intersection of Marjorie Street and Oceanside Promenade including the following three options:*

- 1 *Option A: Road Closure;*
- 2 *Option B: Left Out Only;*
- 3 *Option C: Retain Existing Intersection.”*

The revised three options excluded the left-in left-out option as only one resident supported this option in the first consultation, and included the 'Left Out Only' option which was proposed by two of the residents in the first consultation. The revised three options were presented to the 22 residents and property owners of Marjorie Street during November 2010. The three options included:

### **Option A – Road closure**

Marjorie Street to be closed at the intersection with Oceanside Promenade by constructing a Cul-De-Sac (as set out in Attachment 2). The road closure, if constructed, would improve the road safety situation at this location and resolve vehicle/pedestrian conflicts.

Advantages of Option A include:

- greatly reduced potential for vehicles and pedestrian conflict at the intersection with Oceanside Promenade.
- opportunities for improved pedestrian access to the foreshore precinct.
- improved road alignment for north and south bound traffic flows on Oceanside Promenade reducing the risk of crashes.

Disadvantages of Option A include:

- no direct vehicle access/egress for residents to Oceanside Promenade and the foreshore precinct.
- a small increase in traffic volumes at the Marjorie Street access point to Laurel Street.
- the potential for inappropriate parking within the cul-de-sac.

### **Option B – Left Out Only at Intersection**

Marjorie Street would be modified to a 'Left Out Only' intersection with no entry from Oceanside Promenade (as detailed in Attachment 3). This option would provide significant road safety benefits to the existing intersection alignment.

Advantages of Option B include:

- reduced potential for vehicles and pedestrian conflict at the intersection with Oceanside Promenade.
- improved pedestrian access to foreshore precinct.
- improved road alignment and less traffic conflict for north and south bound traffic flows on Oceanside Promenade reducing the risk of crashes.
- no vehicle movements into Marjorie Street from Oceanside Promenade and no right turn movements out of Marjorie Street into Oceanside Promenade which reduces the potential for right angle crashes.

Disadvantages of Option B include:

- some vehicle and pedestrian conflict remains.
- no direct vehicle access to Marjorie Street from Oceanside Promenade.
- a small increase in traffic volumes at the Marjorie Street access point to Laurel Street.
- the potential for inappropriate parking near the treatment.

### **Option C – Retain existing intersection**

This Option would retain the existing configuration of the Marjorie Street and Oceanside Promenade (as set out in Attachment 4).

Advantages of Option C include:

- full vehicle access/egress from Marjorie Street onto Oceanside Promenade will remain.

Disadvantages of Option C include:

- vehicle and pedestrian conflict will continue.
- poor pedestrian access to the foreshore precinct.
- intersection issues for south bound traffic on Oceanside Promenade remains which indicates the continued risk of crashes.

## **Legislation/Strategic Plan/Policy Implications**

### **Legislation**

Section 3.50 of the Local Government Act 1995

#### **3.50 Closing certain thoroughfares to vehicles**

- (1a) *A local government may, by local public notice, order that a thoroughfare that it manages is wholly or partially closed to the passage of vehicles for a period exceeding four weeks.*
- (2) *The order may limit the closure to vehicles of any class, to particular times, or to such other case or class of case as may be specified in the order and may contain exception.*
- (4) *Before it makes an order wholly or partially closing a thoroughfare to the passage of vehicles for a period exceeding four weeks or continuing the closure of a thoroughfare, the local government is to –*
- (a) *give local public notice of the proposed order giving details of the proposal, including the location of the thoroughfare and where, when, and why it would be closed, and inviting submissions from any person who wishes to make a submission;*
- (b) *give written notice to each person who -*
- (i) *is prescribed for the purposes of this section; or*
- (ii) *owns land that is prescribed for the purposes of this section;*
- (c) *allow a reasonable time for submissions to be made and consider any submissions made.*

## Road Closure Process

Under the Local Government Act 1995 – Section 3.50, a local government may close any thoroughfare that it manages to the passage of vehicles for an indefinite period. As part of the process, local public notice of the proposal is required, including the location of the thoroughfare, when the closure is to occur and why it will be closed. Opportunity must also be provided for the public to make a submission.

Written notification to property (land) owners impacted by the proposal is also required. The local public notification period is to be for a reasonable time period for submissions to be made and consideration of submissions to occur. The Local Government is also required to formally advise the Commissioner of Main Roads Western Australia of the proposal and public notice content.

### Strategic Plan Key Focus Area:

Objective: City of Joondalup Strategic Plan 2008/11

4.0 The built environment

4.2 To progress a range of innovative and high quality urban development projects within the City.

### Policy

Not Applicable.

### Risk Management considerations:

The Road Safety Audit of May 2009 identified a number of road safety issues that need to be addressed.

### Financial/Budget Implications:

The estimated costs if either Option A or Option B were adopted as the preferred intersection treatment would be approximately \$25,000.

Funding has been allocated for Oceanside Promenade in the 2010/11 State Blackspot program. Funding of the proposed road safety improvements for Marjorie Street and Oceanside Promenade intersection will be included as part of the Blackspot funding arrangement.

Account No:	W1592
Budget Item:	Oceanside Promenade – Mullaloo Drive to Warren Avenue
Budget Amount:	\$380,000
Amount Spent to Date:	\$ 0
Proposed Cost:	\$ 25,000 (estimate)
Balance:	\$355,000

### Regional Significance:

Not Applicable.

**Sustainability Implications:**

Not Applicable.

**Consultation:**

In May 2010, three options were presented to the residents of Marjorie Street as part of the community consultation carried out. The three options were:

- Option 1: Close Marjorie Street to Oceanside Promenade
- Option 2: Left in – left out
- Option 3: Retain the existing intersection layout

The residents were requested to provide feedback on the options presented. As part of the feedback, a fourth option was identified by two residents as an alternative solution, being 'Left Out Only'. A total of 22 residential properties were included as part of the community consultation, 13 feedback forms were received representing 13 properties (57%). One of the responses received was from a resident at number 2 Alice Drive, not adjoined to Marjorie Street, who voluntarily provided feedback through the consultation form and whose feedback was incorrectly included in the information presented to Council.

At the meeting of Council on 19 October 2010, Council requested re-consultation with the residents and property owners of Marjorie Street to gain further clarification. The revised three options excluded the 'left in - left out' option from the first consultation and included the 'Left Out Only' option. The three revised options were:

- Option A: Road Closure
- Option B: Left Out Only
- Option C: Retain Existing

The revised three options were presented to the 22 residents and property owners of Marjorie Street during November 2010. During this second consultation, the resident from number 2 Alice Drive who was not consulted, once again voluntarily provided feedback through a consultation form. This resident's property was not adjoined to Marjorie Street and the feedback was therefore not included. A total of 16 feedback forms were received during the November 2010 consultation (73%). The results from the second consultation were inconclusive, with six residents supporting Option A, five supporting Option B and five supporting Option C. The following table and Attachment 5 provides the results:

Property Address	Response (May)	Response (Nov)
1 Marjorie Street	4	B
2 Marjorie Street	1	
3 Marjorie Street	1	A
4 Marjorie Street	1	A
5 Marjorie Street	1	A
6 Marjorie Street		A
7 Marjorie Street	1	B
7A Marjorie Street	1	B
8 Marjorie Street		A
9 Marjorie Street		
10 Marjorie Street	1	A
11 Marjorie Street		
11B Marjorie Street		C
12 Marjorie Street	3	C

Property Address	Response (May)	Response (Nov)
13 Marjorie Street		B
14 Marjorie Street		
15 Marjorie Street (4 Laurel St)		B
16 Marjorie Street	1	
18 Marjorie Street	2	C
20 Marjorie Street (3 Laurel St)		C
16 Oceanside Promenade	3	C
1 Alice Drive (38 Long Island Pass)		
<b>Respondents not counted</b>		
2 Alice Drive	4 (counted in May)	B (not counted in Nov)
4 Alice Drive		B (not counted in Nov)

<b>Legend</b>	
<b>May Options</b>	
Option 1	Road Closure
Option 2	Left In Left Out
Option 3	Retain Existing
Option 4	Left Out Only
<b>November</b>	
Option A	Road Closure
Option B	Left Out Only
Option C	Retain Existing

Although the feedback from the November 2010 consultation was inconclusive in identifying a single solution, the results indicate that a majority of residents and property owners in Marjorie Street support some form of a safety improvement to the intersection of Marjorie Street and Oceanside Promenade (11), compared to those who support retaining the existing intersection (five).

## COMMENT

The results from the re-consultation indicate that residents and property owners support the proposal for the City to improve the safety of the intersection of Marjorie Street and Oceanside Promenade. The RSA supports an improvement to the intersection of Marjorie Street and Oceanside Promenade, to reduce the potential for future road trauma. It is therefore recommended that an improvement is considered to address the safety of the intersection.

The residents most affected by the proposal are those located on 16 Oceanside Promenade, 1 Marjorie Street, 2 Marjorie Street and 1 Alice Drive. In the November 2010 consultation, the residents at 16 Oceanside Promenade preferred Option C, 1 Marjorie Street did not respond, 2 Marjorie Street did not respond and at 1 Alice Drive preferred Option B.

If the City proceeded with Option A, being a road closure at the intersection of Marjorie Street and Oceanside Promenade, the potential for vehicle and pedestrian conflict would be eliminated the pedestrian access to the precinct would be significantly improved. The potential negative effects of the road closure are predicted to be small increases in traffic accessing Marjorie Street via Laurel Street and the potential for inappropriate vehicle parking associated with the Mullaloo Beach Hotel.

If the City proceeded with Option B, 'Left Out Only' of Marjorie Street onto Oceanside Promenade, there would be a reduced potential of vehicle and pedestrian conflict, improved pedestrian access to the foreshore precinct and improved road alignment for north and south bound traffic flow on Oceanside Promenade. There would still, however, be potential for some vehicle and pedestrian conflict from drivers turning left out of Marjorie Street, which is expected to be minimal.

Another important consideration is whether Option A or Option B should be implemented on a temporary or permanent basis. The temporary implementation of Option A or Option B would allow residents and property owners of Marjorie Street to assess the treatment and provide comment through a re-consultation. If there were significant negative effects and the residents did not agree with this solution upon completion of the trial, the treatment could be removed and other options considered.

The resident at 16 Oceanside Promenade has expressed concerns that emergency vehicles would be required to enter Marjorie Street via Laurel Street. To address the residents' concerns, the City would formally advise the emergency service authorities of the changes to the intersection and the City anticipates this would not cause time delays in an emergency situation.

Since Option A will inhibit access completely and Option B achieves most of the positive outcomes of Option A while still providing access into Oceanside Promenade, the recommended action is to proceed with Option B on a temporary 12 month trial basis and re-consult the residents following the trial to gauge their ongoing support.

## **VOTING REQUIREMENTS**

Simple Majority.

## **RECOMMENDATION**

### **That Council:**

- 1 NOTES that the majority of residents and property owners of Marjorie Street, Mullaloo who responded to the November 2010 community consultation, support an improvement to Marjorie Street at the intersection with Oceanside Promenade;**
- 2 APPROVES a temporary 12 month trial of the 'Left Out Only' option on Marjorie Street, Mullaloo at the intersection with Oceanside Promenade in accordance with section 3.50 of the Local Government Act 1995, as shown on Option B forming Attachment 3 to this Report;**
- 3 NOTES that the residents and property owners of Marjorie Street, Mullaloo will be re-consulted following the completion of the trial;**
- 4 REQUESTS that residents and property owners of Marjorie Street, Mullaloo be advised of Council's decision and consulted in accordance with Section 3.50(4) of the Local Government Act 1995.**

*Appendix 17 refers*

To access this attachment on electronic document, click here: [Attach17brf080211.pdf](#)



## **ITEM 25                    APPLICATION TO INSTALL A BENCH SEAT WITH A MEMORIAL PLAQUE IN MEMORY OF MR CHRISTOPHER MCBRIDE WITHIN BROADBEACH PARK, HILLARYS**

<b>WARD:</b>	South-West
<b>RESPONSIBLE:</b>	Mr Martyn Glover, Director Infrastructure Services
<b>FILE NUMBER:</b>	100385
<b>ATTACHMENTS:</b>	Attachment 1      Map of Broadbeach Park, reflecting the proposed location for installation of a bench seat with memorial plaque.

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### **PURPOSE**

To seek Council approval to install a memorial plaque within the Coastal Foreshore Reserve, Marmion or, alternatively, installation of a bench seat with a memorial plaque within Broadbeach Park, Hillarys, in memory of Mr Christopher Samuel James McBride in accordance with City Policy - Memorials in Public Reserves.

### **EXECUTIVE SUMMARY**

The City of Joondalup has received an application from Mrs Hazel McBride of 14 Alabaster Terrace, Hillarys, requesting the installation of a memorial plaque in memory of her late husband, Mr Chris McBride who passed away in May 2010. The request details three options as follows:

- Option 1      To place a memorial plaque within one of the existing bench seats located inside the shelter adjacent to Ozone Road, Marmion. The shelter is within the City's Coastal Foreshore Reserve, 45 West Coast Drive, Marmion.
- Option 2      To supply and install an additional bench seat with a memorial plaque located inside the shelter adjacent to Ozone Road, Marmion. The shelter is within the City's Coastal Foreshore Reserve, 45 West Coast Drive, Marmion.
- Option 3      To supply and install a bench seat with a memorial plaque located within Broadbeach Park, Hillarys.

This application has been received in accordance with the City Policy - Memorials in Public Reserves, under the category *Significant Person*, and is in reference to the late Christopher Samuel James McBride who has been nominated for a memorial plaque for his significant contribution to the local community of Joondalup, in particular his work raising community awareness to reduce the number of deaths of young people on the roads within Western Australia.

City Policy - Memorials in Public Reserves, acknowledges the use of permanent memorials as a means of honouring the contributions of past residents to their local communities.

The Policy also recognises that the installation of memorials within public open spaces needs to be managed, so that the local amenity is maintained, the safety of residents is guaranteed, and maintenance requirements are minimised.

*It is recommended that Council:*

- 1 *APPROVES Option 3 received by Mrs Hazel McBride to install a bench seat with a memorial plaque within Broadbeach Park, Hillarys in honour of Mr Christopher Samuel James McBride's significant community contributions, in accordance with City Policy - Memorials in Public Reserves;*
- 2 *REQUIRES that the memorial be installed and maintained in accordance with the conditions of City Policy - Memorials in Public Reserves.*

## **DETAILS**

Council adopted City Policy - Memorials in Public Reserves on 15 December 2009. The Policy provides guidance on the installation of memorials in public reserves within the City of Joondalup, and considers applications under two categories:

- temporary memorials for people who have died in tragic circumstances;
- permanent memorials for Significant People.

In a tragic road traffic accident on the Reid Highway in September 2004, the McBride family lost of their only son, Andrew. Following this accident, Mrs McBride's husband Chris McBride worked tirelessly trying to reduce the number of deaths of young people on City roads within Western Australia. After a number of years campaigning, Chris McBride was diagnosed with cancer and subsequently passed away in May 2010.

The application from Mrs Hazel McBride has been submitted under the conditions for a *Significant Person Memorial*.

The application details the rationale for the application and the following provides a summary:

- Chris McBride had been a resident of Hillarys since 1993 and held the position of General Manager for Automotive Holdings Group (AHG) located in West Perth. With the help of his employer Chris initiated the Defensive Driving Course for drivers under the age of 25. Every car that was purchased from an AHG dealership by a person under the age of 25 also came with two free defensive driving lessons. This enabled younger drivers to gain a better understanding of their new car and the dangers of the road.
- Chris McBride donated his own old car to the Motor Industry Training Association (MITA) which helped every apprentice enrolled gain a wide range of skills in the automotive industry.
- On an annual basis Mr McBride spoke at numerous High Schools across Perth, where he addressed Years 11 and 12 students on the aftermath of losing a child in a road accident, his talks would hopefully encourage teenagers to be more careful on the roads.

- Chris McBride liaised with State Government Ministers and officers for a number of years before he passed away including Dr Geoff Gallop, Rob Johnson, Michelle Roberts and Grant Dorrington in his campaign to reduce the number of young deaths on our roads.
- Subsequent to the death of their son Andrew, Chris was an active volunteer with The Compassionate Friends of WA in West Perth, where he worked with bereaved parents, siblings and grandparents. He was also a member of the fund raising committee for the Compassionate Friends group.

### **Issues and options considered:**

The applicant has provided three options for the installation of a memorial as follows:

- Option 1      To place a memorial plaque within one of the existing bench seats located inside the shelter adjacent to Ozone Road, Marmion. The shelter is within the City's Coastal Foreshore Reserve, 45 West Coast Drive, Marmion.
- Option 2      To supply and install an additional bench seat with a memorial plaque located inside the shelter adjacent to Ozone Road, Marmion. The shelter is within the City's Coastal Foreshore Reserve, 45 West Coast Drive, Marmion.
- Option 3      To supply and install a bench seat with a memorial plaque located within Broadbeach Park, Hillarys.

Subject to Council supporting the qualification of this application as a Significant Persons Memorial, the following needs to be considered with respect to the preferred location.

With reference to Option 1 and Option 2, the City is currently aware of one memorial plaque within the foreshore area. Investigations have not been able to determine under what authority the memorial plaque was installed. Due to the high utilisation of these areas and the aggressive nature of the environment, these areas are not considered the best options for installation of memorials.

Option 3 is for the installation of a new bench seat with a memorial plaque placed in Broadbeach Park, Hillarys as per Attachment 1 and this is considered a more appropriate location.

This application is in accordance with Policy - Memorials in Public Reserves and is similar in nature to the previously approved memorial for Ethel Margaret Goble-Garrett where a memorial was installed within Carnaby Reserve, Connolly. It is therefore proposed that a memorial is installed at Broadbeach Park as per Option 3 and as detailed in Attachment 1.

### **Legislation/Strategic Plan/Policy Implications**

#### **Legislation**

Not Applicable.

**Strategic Plan****Key Focus Area:** Community Wellbeing**Objective:** 5.1 To ensure the City's facilities and services are of a high quality and accessible to everyone.**Policy**

City Policy - Memorials in Public Reserves

**Risk Management considerations:**City Policy - Memorials in Public Reserves, *Conditions for Significant Person Memorials*, details a set of conditions to minimise risk associated with installation of memorials including:

- Installation on Crown Land vested in the management of the City, and reserved for the purposes of recreation, public open space, or road reserves;
- Installation where there is minimal impact on the local amenity and surrounding residents;
- Applicants are responsible for the ongoing maintenance of their memorial;
- If the memorial is disturbed through works either by the City or external contactors working for another Government Department, the memorial is to be removed at the expense of the party undertaking the works and returned to the family. Re-installation is subject to approval by the City's Chief Executive Officer.
- If the ongoing maintenance of a memorial is neglected, the City reserves the right to remove the memorial and return it to the family, and reinstallation will require a recommencement of the application process.

**Financial/Budget Implications:**

The Policy requires that all capital and maintenance associated with the memorial are borne by the applicant.

**Regional Significance:**

Not Applicable.

**Sustainability Implications:**

Not Applicable.

**Consultation:**

The City has met with the McBride family to discuss the proposal. The family have advised that in accordance with the Policy, they fully support the application and will meet the policy conditions.

**COMMENT**

The application from Mrs McBride demonstrates that Mr McBride was a man of great integrity and was extremely dedicated to his family and work. Following the death of his son, Mr McBride made considerable sacrifices and contributions to a number of initiatives in the hope of reducing the number of young deaths on our roads, consequently a permanent memorial comprising of a memorial bench with a plaque would be a fitting way to recognise his contributions.

**VOTING REQUIREMENTS**

Simple Majority

**RECOMMENDATION****That Council:**

- 1 APPROVES Option 3 received by Mrs Hazel McBride to install a bench seat with a memorial plaque within Broadbeach Park, Hillarys in honour of Mr Christopher Samuel James McBride's significant community contributions which is in accordance with City Policy - Memorials in Public Reserves;**
- 2 REQUIRES that the memorial be installed and maintained in accordance with the conditions of City Policy - Memorials in Public Reserves.**

*Appendix18 refers*

To access this attachment on electronic document, click here: [Attach18brf080211.pdf](#)

## **ITEM 26                    PETITION REQUESTING TRAFFIC CALMING IN TRAILWOOD DRIVE, WOODVALE**

**WARD:** Central

**RESPONSIBLE:** Mr Martyn Glover, Director Infrastructure Services

**FILE NUMBER:** 09618, 35580, 05386, 01398

**ATTACHMENTS:** Attachment 1                    Location Map  
Attachment 2                    Traffic Management Concept Plan

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### **PURPOSE**

To consider a petition requesting traffic management treatments for Trailwood Drive, Woodvale.

### **EXECUTIVE SUMMARY**

In November 2010, Council received a 166 signature petition from residents of Woodvale seeking construction of traffic calming along Trailwood Drive, Woodvale. The petitioners are concerned with the speed at which vehicles travel along Trailwood Drive.

Trailwood Drive is one of several roads listed for funding consideration and possible future modification as part of the City's Five Year Capital Works Program. The proposed enhancement of Trailwood Drive between The Ridge and Timbercrest Rise includes a flush red asphalt median, median islands and raised intersection islands. The project is currently listed for 2013/14 financial year of the City's Local Road Traffic Management Program.

It is envisaged that when completed, the traffic treatments proposed for this road will encourage lower overall vehicle speeds and significantly improve the safety and amenity of the area for all road users.

*It is recommended that Council ADVISES the Petition Organiser that the City has listed for consideration traffic management treatments on Trailwood Drive, Woodvale as part of the Five Year Capital Works Program for 2013/14.*

### **BACKGROUND**

At its meeting held on 16 November 2010 (C59-11/10 refers), Council received a 166 signature petition requesting to "Implement, as a matter of the greatest urgency, traffic calming in Trailwood Drive, Woodvale between The Rise in the east and The Return in the West.". Of the 166 signatories, the majority of residents reside in the vicinity of Trailwood Drive.

Trailwood Drive connects Trappers Drive in the north to Timbercrest Rise in the south and provides access to the surrounding road network including direct access to 85 residential properties as shown on Attachment 1. Under the Main Roads WA Metropolitan Functional Road Hierarchy, the road is classified as a Local Access Road.

In support of previous requests, traffic management enhancement of Trailwood Drive between The Ridge and Timbercrest Rise being 900 metres in length is currently listed for consideration as part of the City's Five Year Capital Works Program. The proposed traffic management treatment is currently listed for the 2013/14 financial year of the Local Road Traffic Management Program. The design elements for the proposed treatment include a flush red asphalt median, intermittent median islands and intersection islands.

## **DETAILS**

Trailwood Drive is a single carriageway road approximately 1.7 kilometres in length. The alignment of the road is a combination of straights and curves and includes a downward grade between The Ridge and The Return.

A detailed analysis of traffic count surveys undertaken for Trailwood Drive during February 2008 and September 2009 confirmed that traffic volumes range between 900 vehicles per day (vpd) west of Appletree Place and 2750vpd west of Timbercrest Rise. The traffic volumes are within acceptable limits for a road of this type with the maximum desirable traffic volume being 3,000vpd.

The default urban speed limit of 50km/h applies to Trailwood Drive. The results of the 2008 and 2009 traffic count surveys revealed that the 85<sup>th</sup> percentile traffic speeds range between 45km/h west of Trappers Drive and 65km/h in the vicinity of The Rise.

An analysis of Main Roads WA's five year crash data for the period ending December 2009 confirmed a total of eleven recorded crashes had occurred on Trailwood Drive in this period. Of these crashes, five occurred between The Return and Timbercrest Rise and four crashes occurred at the intersection of Timbercrest Rise and Trailwood Drive. The majority of the crashes involved vehicle damage however there were two injury related crashes recorded in this period. The crash types were a combination of right angle, hit object and rear end crashes.

An analysis using the City's Traffic Management Investigation and Intervention Guidelines confirmed a high Action Priority Score for Trailwood Drive. The guidelines use a method of scoring traffic parameters within various ranges from low to high. The higher the score received, the greater likelihood there is for remedial works to be considered. The factors used to calculate a score include: speed, traffic volumes, road crashes, various elements of the road topography, vulnerable road users, traffic volume generators and factors in the traffic mix that affect the amenity of other road users. In the case of Trailwood Drive between The Ridge and Timbercrest Rise, the Action Priority Score of 73 was determined. Under the guidelines, an Action Priority Score of more than 50 denotes a road with a technical problem which requires a traffic management solution to be considered.

### **Issues and options considered:**

Council has the option to:

- Resolve to install traffic management treatments on Trailwood Drive.  
This is the recommended option on the basis of the results of the traffic investigation and improvements to the road safety situation.
- Resolve to retain Trailwood Drive in its current form.  
This option is not recommended due to the high traffic speeds and potential for vehicle crashes.

**Legislation/Strategic Plan/Policy Implications**

Not Applicable.

**Legislation**

Not Applicable.

**Strategic Plan** City of Joondalup Strategic Plan 2008 - 2011

Key Focus Area: 5.0 Community wellbeing

**Objective:** 5.4 To work collaboratively with stakeholders to increase community safety and respond to emergencies effectively.

**Strategy:** 5.4.4 The City develops and implements a comprehensive road safety program.

**Policy**

Not Applicable.

**Risk Management considerations:**

The City receives many requests to construct traffic management measures on local roads and therefore follows a system of prioritising these requests based on various factors, including traffic volumes, (85<sup>th</sup> percentile) travel speeds, crash data, road geometry, proximity to major traffic generators, percentage of heavy vehicles and percentage of non-local through traffic.

**Financial/Budget Implications:**

The cost to install traffic treatments on Trailwood Drive as shown on Attachment 2 is approximately \$140,000. The project is listed in the Five Year Capital Works Program and because the project would not qualify as a Blackspot, it would be fully funded by municipal funds. It is preferable that the project remain listed in the 2013/2014 financial year due to the priority ranking. In comparing the priorities of the currently listed local traffic management projects as adopted by Council in the Five Year Capital Works Program, Trailwood Drive is considered lower priority than those listed in the 2011/2012 and 2012/2013 financial years.

**Regional Significance:**

Not Applicable.

**Sustainability Implications:**

Not Applicable.

**Consultation:**

No community consultation has occurred to date in relation to this petition. Community consultation would occur at the concept/design stage if traffic management works was to proceed.



## COMMENT

The traffic analysis and site investigations undertaken for the southern section of Trailwood Drive from The Ridge to Timbercrest Rise revealed the following:

- Higher than desirable traffic speeds ranging from 60 km/h to 65 km/h.
- Relatively high number of recorded crashes (nine crashes in five years).
- Road alignment is a combination of bends and straights.
- No controls at intersection such as intersection islands.
- Centre line marking has not been provided along some sections of the road.

To improve the road safety situation for residents and road users, the City has developed a Traffic Treatment Plan for Trailwood Drive as shown on Attachment 2. The design elements of the plan include the following features:

- Clearly defined traffic lanes and central median treatment that separates opposing traffic flows.
- Narrow traffic lanes that will limit the potential for high traffic speeds.
- Intersection and median islands at specific locations to control traffic movements and improve pedestrian access. The islands to be located to allow full access to residential driveways.

The proposed intersection islands and median treatment are intended to separate traffic flows, reduce overall vehicle speeds and improve safety for all road users on Trailwood Drive. Similar traffic treatments within the City have been successful in reducing traffic speeds without obstructing vehicle access to properties.

The City receives many requests for traffic management treatments on local roads. There are a significant number of priority traffic management projects currently listed for construction as part of the Local Traffic Management Program. In comparing Trailwood Drive proposed traffic management treatments with other listed projects, it is preferable that this project remain in the 2013/14 financial year.

## VOTING REQUIREMENTS

Simple Majority

## RECOMMENDATION

**That Council ADVISES the Petition Organiser that the City has listed for consideration traffic management treatments on Trailwood Drive, Woodvale as part of the Five Year Capital Works Program for 2013/14.**

*Appendix 19 refers*

To access this attachment on electronic document, click here: [Attach19brf080211.pdf](#)

## **ITEM 27                    PROPOSED PATHWAY - BONNIE DOON GARDENS, CONNOLLY**

<b>WARD:</b>	North
<b>RESPONSIBLE:</b>	Mr Martyn Glover, Director Infrastructure Services
<b>FILE NUMBER:</b>	05146, 101515
<b>ATTACHMENTS:</b>	Attachment 1      Location Map Attachment 2      Pathway Concept Plan

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### **PURPOSE**

To consider the construction of a concrete path on the west side of Bonnie Doon Gardens, Connolly.

### **EXECUTIVE SUMMARY**

The City has received a request from one Connolly resident for the provision of a path along Bonnie Doon Gardens, Connolly., on the basis of concerns relating to the lack of a pathway and the safety of children accessing the playground equipment at Bonnie Doon Park from the surrounding residential streets. To address these concerns, the City has allocated funding in the 2010/11 financial year to construct a path on Bonnie Doon Gardens.

Residents and property owners were advised of the project in August 2010 and were requested to provide feedback on the proposal as shown on Attachment 2. The results of the community consultation revealed that of the 31 residents and property owners consulted there were a total of 14 feedback forms received. Of the responses, eight were in favour of the proposal, four responses disagreed with the proposal and two responses partially agreed.

The proposed path is approximately 460 metres in length and, if constructed, would provide pedestrian access to the immediate residential area including six residential streets and Bonnie Doon Park. The proposed path would also provide a connection from Shenton Avenue in the north to Fairway Circle in the south.

*It is recommended that Council:*

- 1        APPROVES the construction of a 1.5 metre wide path on the western side of Bonnie Doon Gardens as shown on Attachment 2 to this Report;*
- 2        ADVISES residents of Bonnie Doon Gardens of Council's decision.*

### **BACKGROUND**

In response to a resident's request, Council has allocated funding in 2010/11 for the provision of a path on Bonnie Doon Gardens, Connolly and subsequently initiated an investigation into the location of a path alignment and level of support within the community directly affected. A locality plan showing Bonnie Doon Gardens and surrounding road network is shown on Attachment 1.

To gauge the level of community support, the residents and property owners of Bonnie Doon Gardens were advised of the project in August 2010 and requested to comment on the proposal presented as shown on Attachment 2. Of the 31 residents and property owners consulted there were a total of 14 feedback forms received. The results of the community feedback include eight responses in favour of the proposal, four responses disagreed with the proposal and two responses partially agreed.

The proposed path is approximately 460 metres in length and if constructed would provide pedestrian access to the immediate residential area, Bonnie Doon Park and connects Shenton Avenue in the north to Fairway Circle in the south.

## **DETAILS**

Bonnie Doon Gardens is a local access road approximately 490 metres in length and connects Fairway Circle to the surrounding road network including the five residential streets (Elk Court, Roanoke Grove, Newark Place, St Georges Court and Majestic Place). The road also provides direct access to Bonnie Doon Park and indirect access to Henbury Court.

In its current form, there is no pathway on Bonnie Doon Gardens including the eastern side of Bonnie Doon Park, and therefore, pedestrians are required to walk on the road or verge area to access the surrounding area.

There are 78 residential properties serviced by Bonnie Doon Gardens, which on the basis of six to eight vehicle trips per household per day, would represent approximately 500 vehicles per day or approximately 50 vehicles during morning or afternoon peak hour periods.

In August 2009, the City received a formal request from a resident requesting the construction of a path along Bonnie Doon Gardens. The resident's concerns were the lack of a pathway and the safety of children accessing the playground equipment at Bonnie Doon Park from the surrounding residential streets are compromised. Due to these concerns funding has been allocated in 2010/11 for the provision of a path on Bonnie Doon Gardens.

### **Issues and options considered:**

There are three options:

- 1 Construct the proposed pathway along Bonnie Doon Gardens. This is the recommended option.

Advantages of this option include:

- Provides pedestrian access to Bonnie Doon Park from the adjoining streets.
- Provides improved access for people with mobility issues i.e. disabled, gopher users etc.
- Improved pedestrian access between Shenton Avenue and Fairway Circle.

- 2 Partially construct the proposed path from Fairway Circle to Roanoke Grove.

Advantages of this option include:

- Provides access from Fairway Circle to the park.

Disadvantages of this option include:

- No connectivity to the northern area of Bonnie Doon Gardens.
- No linkage to the existing path network.

### 3 Do not construct the proposed path

Disadvantages of this option include:

- Current risk of vehicle and pedestrian conflict for individuals, particularly children, walking along Bonnie Doon Gardens to access the park.
- Lack of access for people with mobility issues (i.e. disabled, gopher users etc).

#### **Legislation/Strategic Plan/Policy Implications**

Not Applicable.

#### **Legislation**

Not Applicable.

**Strategic Plan** City of Joondalup Strategic Plan 2008 - 2011

**Key Focus Area:** 4.0 The built environment .

**Objective:** 4.2 To progress a range of innovative and high quality urban development projects within the City.

**Strategy:** 4.2.6 The City implements, and if necessary, refines its Capital Works Program.

#### **Policy**

Not Applicable.

#### **Risk Management considerations:**

The City receives many requests to construct pathways on local roads and prioritises these requests based on various factors including pedestrian safety, pedestrian desire lines, and available traffic data such as traffic volumes and traffic speed. Other key considerations include proximity to attractors such as passive or active reserves, schools, playgrounds, shopping centres and commercial precincts.

#### **Financial/Budget Implications:**

The cost to install the proposed path on Bonnie Doon Gardens as shown in Attachment 2 is \$50,000. Funding has been allocated in the 2010/2011 Capital Works Budget.

<b>Account No:</b>	FPN2031
<b>Budget Item:</b>	Bonnie Doon Gardens
<b>Budget Amount:</b>	\$ 50,000
<b>Amount Spent To Date:</b>	\$ 0
<b>Proposed Cost:</b>	\$ 50,000
<b>Balance:</b>	\$ 0

**Regional Significance:**

Not Applicable.

**Sustainability Implications:**

Not Applicable.

**Consultation:**

The City allocated funding in the 2010/11 Capital Works Budget for the provision of a path in Bonnie Doon Gardens and subsequently initiated community consultation to gauge the level of support within the community directly affected.

A total of 31 residents and property owners of Bonnie Doon were advised of the project in August 2010 and requested to comment on the proposal presented as shown on Attachment 2. The City received a total of 14 feedback forms. The results of the community feedback included eight responses in favour of the proposal, four responses disagreeing with the proposal and two responses partially agreeing for the construction of the pathway only from Fairway Circle to Roanoke Grove.

One of the residents who did not support the proposed pathway indicated that a pathway already exists on the western side of Bonnie Doon Park that extends down Shenton Avenue past St Georges Court, Newark Place, Bonnie Doon Park, Roanoke Grove and ends at Aldercrest Rise. They believed it was not necessary for the construction of the proposed path because of the existence of the other path and there are perceived low levels of pedestrian activity in the street.

Two of the residents also indicated that individuals involved in anti-social behaviour were departing the bus at Shenton Avenue and walking on the western pathway past Bonnie Doon Park. It was suggested with the construction of the path it would encourage these individuals to access the shortcut through to Fairway Circle. This would allow them near the front of residents' properties and provide them with more opportunities for anti-social activities. It is noted that there is currently nothing preventing individuals from walking along Bonnie Doon Gardens on the road verge.

Other concerns highlighted as part of the community feedback include the potential for the proposed path to devalue residents' properties, increase the potential for runaway trolleys and skateboards due to the downhill slope and the negative impact associated with the increase in pedestrian traffic.

Two residents only agreed to the construction of the proposed path from Fairway Circle to Roanoke Grove but did not agree with continuing the pathway further north. One of these residents further reiterated the presence of the western pathway and suggested that the pathway could be connected to this via an extension of the path down Roanoke Grove. The other resident suggested the path should not continue passed Roanoke Grove because they perceived that most park users parked their vehicles on the verge where the proposed path would be located. It is noted that constructing the path only up to Roanoke Grove would limit the accessibility for the northern areas and especially for those with mobility issues.

## COMMENT

In support of pedestrian activity, the City has in place an extensive network of pathways to encourage walking as an alternative to motorised transport. In the case of Bonnie Doon Gardens, the provision of a path along the entire length will provide appropriate pedestrian access for the area and reduce the risk for pedestrian related crashes. The proposed alignment on the western verge of Bonnie Doon Gardens will also provide access to the majority of the connecting side roads and further enhance pedestrian access within Bonnie Doon Park.

## VOTING REQUIREMENTS

Simple Majority

## RECOMMENDATION

### That Council:

- 1 **APPROVES the construction of a 1.5 metre wide path on the western side of Bonnie Doon Gardens as shown on Attachment 2 to this Report;**
- 2 **ADVISES residents of Bonnie Doon Gardens of Council's decision.**

*Appendix 20 refers*

To access this attachment on electronic document, click here: [Attach20brf080211.pdf](#)

## **ITEM 28                    AUDIT OF LIGHTING COLUMNS AND POWER POLES IN PARKS**

<b>WARD:</b>	All
<b>RESPONSIBLE:</b>	Mr Martyn Glover, Director Infrastructure Services
<b>FILE NUMBER:</b>	61618
<b>ATTACHMENTS:</b>	Attachment 1     Existing pole footing Attachment 2     Proposed new pole footing

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### **PURPOSE**

The purpose of this report is to inform Council of the findings of a Condition Audit of Lighting Columns and Power Poles in the City's parks.

### **EXECUTIVE SUMMARY**

In 2009 the City engaged a contractor to undertake an audit of all lighting columns in City parks, where a total of 986 poles were tested. The City implemented the audit due to concerns over the structural integrity of the poles and to update the lighting column replacement program listed in the City's capital works program.

During the audit it was identified that some light columns were in a poor condition and required immediate attention. The audit findings identified that several poles had fallen, 35 light columns required immediate attention and a range of maintenance recommendations were made for the balance of the poles. Twelve deteriorated light columns have since been removed. The audit identified a replacement and maintenance program for the poles over a twenty four month period.

The key cause of the lighting pole failure relates to the now obsolete practice of burying columns directly into a concrete footing below ground level. The combination of different soil types, water quality and ground dampness combines to create an acidic reaction (rust) on the galvanised poles. This rusting leads to the lighting columns losing structural integrity at their base.

The provision of lighting columns to both active and passive parks is primarily a responsibility of the City. The provision of lights to active sporting reserves is currently guided by Policy Reserves, Parks and Recreation Grounds which states that the City will provide up to two lighting columns per cricket or football oval, with sporting groups responsible for any additional lighting. One of the challenges with City Policy - Reserves, Parks and Recreation Grounds is that it does not provide direction to the required illumination levels (lux level) or to any minimum design standards.

This report presents the options available to the City to manage the replacement and upgrade of lighting columns.

## BACKGROUND

As a part of the management and maintenance of the City's infrastructure it was identified that the light columns within City of Joondalup parks required assessment for deterioration and possible failure. The now obsolete practice of burying light columns directly into a concrete footing below ground level created a lack of structural integrity at the base of the columns.

The City first engaged a contractor to undertake a Condition Audit of its southern parks in April 2004. This Condition Audit was the supporting document to the ongoing Floodlight Pole Replacement Program in the Capital Works Program. The light columns in the worst condition were removed or replaced immediately, at an average of six poles being replaced per year.

A Condition Audit was commissioned in 2009 and the total number of poles tested was 986.

The current provision of sports lighting on City reserves is detailed in City Policy - Reserves, Parks and Recreation Grounds. The Policy states the following:

*“Council will install and maintain, at its cost, 2 lighting standards each fitted with up to two floodlights of approximately 1,000w capacity per luminary per cricket or football oval.*

*Any additional lighting will be the installation and ongoing responsibility of the sports association seeking lights. Installation of additional lights may only be undertaken following the receipt of the relevant Director's written consent and approval of the lighting design and provision of planning consent as required.”*

In practice once lighting columns and floodlights have been installed (either by a Club or the City) the City has taken responsibility for the ongoing maintenance and replacement.

## DETAILS

### Audit Outcomes

The light columns inspected varied in age from three to 35 years old with the galvanising on the newer light columns in a superior condition compared to those 15 years or older. The light columns were inspected based on criteria in Australian Standard AS1170 – Part 2 and were categorised into the following risk rating:

- UR Urgent repairs required
- P1 Program repairs within the next one month
- P3 Program repairs within the next three months
- P12 Program repairs within the next 12 months
- P24 Program repairs within the next 24 months
- R2 Review in two years

The report assessed the 986 poles within the City's parks and rated them within the categories as detailed in Table 1.



**Table1**

<b>Risk Rating</b>	<b>Number of Columns</b>	<b>Percentage of Total</b>
UR	35	3.6%
P1	17	1.7%
P3	60	6.1%
P12	33	3.3%
P24	12	1.2%
R2	829	84.1%
<b>Total</b>	<b>986</b>	<b>100%</b>

Due to the significant number of poles that have been identified as requiring attention within the short term, the City considered that it was prudent to undertake a follow up assessment of a sample of 25 poles. This structural assessment was undertaken by a structural engineering consultant in November 2010.

The 2010 light pole structural assessment identified that many of the pole types, modelled in their as-new condition only just meet the wind loading requirement of Australian Standard AS1170-Part 2. Corrosion of the pole could also lead to section failure.

The 2010 report reviewed the recommendations provided within the 2009 Condition Audit Report and found that they were considered sufficient to mitigate the corrosion process. It also concurred with the recommendations that all Urgent Priority light poles are taken out of service as soon as possible to ensure public safety.

Finally the 2010 report recommended a further inspection of poles within two years to reassess the condition and determine if remedial works have been successful.

### **Removal and Maintenance**

Following the 2009 audit, a further 12 light columns in both north and south parks were removed by the City due to the possibility of imminent structural failure.

Whilst the City has removed twelve of the poles identified for removal in the Urgent category, there are still a total of 90 poles that need to be addressed.

Table 2 below summarises the poles identified as requiring replacement.

**Table 2**

<b>Risk Rating</b>	<b>Number of Columns</b>	<b>Removed 2009/10</b>	<b>To be Replaced by Clubs</b>	<b>Outstanding Requiring Replacement</b>
UR	35	12	3	20
P1	17	0	2	15
P3	60	0	5	55
P12	33	0	0	33
P24	12	0	0	12
<b>Total</b>	<b>157</b>	<b>12</b>	<b>10</b>	<b>135</b>

Whilst the Sporting Clubs are planning to replace 10 poles under the Community Sporting and Recreation Facilities Fund (CSRFF), it is recognised that these poles are in the UR, P1 and P3 categories and as such the City will liaise with the Clubs to ensure that they are replaced within an appropriate timeframe.

### Issues and options considered:

#### Lighting columns rated UR, P1, P3, P12 and P24

In addition to the immediate works of removing poles that the City has implemented to reduce the risk of further lighting column failures, four options have been recommended for addressing the remainder of the works. The options include a short term solution of cutting existing lighting towers then re-installing the shortened pole; replacing light columns with like for like or replacing light columns that meet Australia Standards. A fourth option involves cutting the poles off just above the rusted section (Attachment 1 refers) and welding on a hot dipped galvanised iron base plate and gussets. The pole could then be reinstalled on a concrete footing and rag bolt assembly (Attachment 2 refers) and the height of the pole is retained. It is noted that there are no identified structural issues with the poles above ground level.

#### **Option 1 - Shorten lighting columns and Reinstall**

(This involves cutting the poles off above the rusted section and reinstalling the poles directly into a concrete footing within the ground. This shortens the poles by about 1.6 metres)

<b>Advantages</b>	<b>Disadvantages</b>
Lowest cost option.	Reduces quality of lighting spread.
Works can implemented quickly and would provided an immediate resolution.	Reduces amount of playing area suitable for night training.
Would allow time for policy review and development of staged replacement.	Not considered best practise. Could expose the City to risk of sports field injury.
	Higher risk of future column failure.
	Does not provide lighting levels that meet current Australian Standards.

#### **Option 2 - Replacing lighting columns to match existing**

(This involves the removing of rusted poles and installing new poles of the same height and in the same location).

<b>Advantages</b>	<b>Disadvantages</b>
Medium cost option.	Does not provide lighting levels that meet current Australian Standards.
Works can be undertaken without a policy review.	Could expose the City to risk of sports field injury.

### Option 3 - Replacing lighting columns to match Australian Standards

(This involves the removing of the rusted poles and installing new poles and light fittings that will provide luminance levels in accordance with Australian Standards.)

Advantages	Disadvantages
Provides lighting levels that meet Australian Standards.	Most expensive option.
Increases area for training.	A lighting design will need to be undertaken for each site.
Reduces the risk for negligence claims due to pole failure.	Sites may require power upgrades.

### Option 4 - Reinstalling lighting columns with base plate on concrete footing

(This involves cutting the poles off just above the rusted section and welding on a galvanised iron base plate and gussets. The pole is then reinstalled on a concrete footing and rag bolt assembly).

Advantages	Disadvantages
Relatively low cost option.	Does not provide lighting levels that meet current Australian Standards.
Works can be implemented quickly and would provide an immediate resolution.	
Would allow time for a staged replacement of poles.	
Pole height would be similar to existing.	
Does not reduce quality of lighting.	

### Lighting standards

Whilst all the options listed above provide a solution to the issues of lighting column failures, the City also needs to consider the Policy that governs the provision of floodlighting on its parks and reserves. According to Australian Standard 2560.2.3 the minimum lighting level for a playing area that accommodates large ball sports and physical training is 50 lux. To achieve this level of lighting across a standard active reserve in the City a minimum of four x 20m columns with three floodlights of approximately 2,000w capacity per light fitting would be required.

The height of towers and capacity of the light fittings allow a greater playing area to be lit to the required standard. Providing lower height poles or lower capacity luminaires would result in reduced playing surfaces lit to the required standards. Reducing the size of the floodlit playing area, results in a more concentrated use of that area which leads to a deterioration of the quality of turf, particularly during winter.

It is evident that a gap exists between the City's Policy and the current Australian Standard 2560.2.3 for the provision of adequate lighting that maintains participant safety and reduces wear on playing surfaces. While the existing City Policy provides lighting to a minimal area, the Australian Standard allows greater flexibility in designated space for training to be undertaken by community sport and recreation clubs.

## Funding

The City has a number of active reserves where the sports floodlighting was designed and constructed to meet the Australian Standard of 50 lux. These upgrades have been partnerships between Clubs, the City and the Department of Sport and Recreation. The three way funding agreement is based on each party contributing one third to the total project costs either through cash or voluntary labour or materials.

The reserves where floodlighting upgrades have or will be undertaken include:

- Percy Doyle Reserve, Duncraig (football/tee ball oval).
- Windermere Park, Joondalup.
- Kingsley Park, Kingsley.
- MacDonald Park, Padbury.
- Forrest Park, Padbury.
- Percy Doyle Reserve, Duncraig (soccer pitch 1).
- Seacrest Park, Sorrento.
- Heathridge Park, Heathridge.
- Iluka Open Space, Iluka.

In addition to the above list, the City has received a proposal from the Joondalup Kinross Junior Football Club to upgrade the lighting on Falkland Park, Kinross as part of a CSRFF application for 2011/12.

In recent years the City has allowed Clubs to lead the process of upgrading floodlights through the CSRFF program. This has ensured that floodlighting improvements have been based on the specific needs of Clubs. One key weakness to this approach is that the upgrade on floodlights throughout the City is not based on the condition of the lighting columns, rather the specific needs of Clubs. This has led to an inconsistent provision of floodlights throughout the City.

## Legislation/Strategic Plan/Policy Implications

**Legislation**                    The City has a general duty of care to render safe any fixtures on public property that could pose a hazard to the public.

### Strategic Plan

**Key Focus Area:**            Community Wellbeing

**Objective:**                    5.1            To ensure the City's facilities and services are of a high quality and accessible to everyone.

5.2            To facilitate healthy lifestyles within the community.

### Policy

A review of the City's policy Reserves, Parks And Recreation Grounds (Sports Lighting) is required to reflect current Australian Standards.

### Risk Management considerations:

Twelve light columns in the Urgent category have been removed and the balance should be addressed as soon as practicable. In addition the Priority 1 and Priority 3 columns should also be removed. The categories Priority 12 and Priority 24 need to be replaced within 12 and 24 months respectively.

In order to mitigate the risk to the City a City officer is undertaking regular monthly inspections of UR, P1, and P3 poles. This includes a visual inspection of the bases at ground level to determine any increased rust build up and potential fracturing or tilting of the columns that would necessitate immediate removal. This process identifies the level of metal fatigue and reveals if there is any internal loose or flaking rust and if the wall thickness of the pole has reduced to the point that it can be dented while the retention of these poles however does present a risk to the City, the ongoing inspection regime is an appropriate short term risk mitigation response.

It is important that all new lighting installations comply with Australian Standard 2560.2.3 which requires a minimum lighting level of 50 lux for the designated area that accommodates large ball sports and physical training. If this is not achieved, the City may be exposed to risk of sports field injury. Options 1 and 4 are maintenance activities on existing infrastructure, the risk of exposure related to sports injury therefore remains the same. Options 2 and 3 involve the installation of new infrastructure.

A review of public liability claims was undertaken for the past five years and it was determined that the City has not had any claims in relation to injury on our sports ovals due to insufficient luminance levels over the last five years.

### Financial/Budget Implications:

The estimated replacement cost of the poles is as detailed in the following table.

**Table 3**

Priority	No Of Light Columns	OPTION 1 Shorten Light Columns By 1.6 metres and reinstall	OPTION 2 Replace columns with New Light Columns	OPTION 3 Replace With Australian Standard Light Columns	OPTION 4 Reinstall Light Columns with base plates on New Concrete Footings
Urgent (UR)	20	\$65,430	\$147,140	\$520,000	\$80,430
Priority (1)	15	\$51,120	\$112,020	\$390,000	\$62,370
Priority (3)	55	\$172,880	\$389,380	\$1,430,000	\$214,130
Priority (12)	33	\$134,000	\$301,000	\$858,000	\$158,750
<b>Subtotal</b>	<b>123</b>	<b>\$423,430</b>	<b>\$949,540</b>	<b>\$3,198,000</b>	<b>\$515,680</b>
Priority (24)	12	\$51,000	\$111,000	\$312,000	\$60,000
<b>Total</b>	<b>135</b>	<b>\$474,430</b>	<b>\$1,060,540</b>	<b>\$3,510,000</b>	<b>\$575,680</b>

(Note: the number of light columns listed in Table 3 is the total number of poles inspected excluding those already removed by the City and those scheduled for replacement by clubs as a part of their upgrades).

Whilst Options 1, 2 and 4 are estimates, Option 3 is based upon actual costs for the installation of new lighting in both Warrandyte and Admiral reserves. The new lighting installations for these locations have cost \$21,860 and \$23,854 respectively. Using these costs the estimates have been based upon a cost of \$25,000 per light for Option 3.

Additionally, if Option 3 was pursued these new installations may require upgrades to the power supply to the various parks, which would impose a significant additional cost on the projects. Whilst power supply upgrades are expensive, it is not possible to determine where this would be required or what this would cost at this stage. This could only be determined when new lighting designs are completed and the necessary power requirements determined. In addition to this there would likely be the need to install additional lights at some locations in order to achieve conformity with Australian Standards.

The estimates above will vary depending on the number of poles that are addressed together at each location. Locations with multiple poles to replace will be more economical than individual poles.

A sum of \$145,000 is available in the 2010/11 Capital Works Program (Project Number: PEP2002 Cost Code: W1259) for pole replacement. This is insufficient to address all 135 poles requiring attention. It is therefore recommended that all of the Urgent, Priority 1, Priority 3 and Priority 12 poles be completed within the 2010/11 financial year and that the additional expenditure required be accommodated by allocating \$371,000 as part of the Mid Year Budget Review.

Alternatively the following projects within the Capital Works Program could be held-over until 2011/12 and the funds reallocated to floodlight pole replacement:

Account No	Budget Item	Amount
W1422	Spinaway Street Traffic Management	\$ 60,000
W1243	Dorchester Ave Traffic Management – Warwick Rd to Beach Rd	\$ 58,000
W1418	Lolanthe Dve to Wandina Park	\$ 45,000
W1420	PAW upgrade – Kurrajong Park	\$ 45,000
W1330	Environmental Design Lighting	\$ 13,000
W1595	Central Walk Renewal Works	\$ 40,000
W1603	Davidson Terrace	\$ 30,000
W1428	Bus shelter replacement & up grade	\$ 45,000
W1425	Bottle Brush Dr pedestrian crossing	\$ 35,000
<b>Total</b>		<b>\$371,000</b>

Priority 24 poles should be addressed in the 2011/12 financial year.

The maintenance recommendations for columns that achieved a rating of R2 need to be implemented, it is estimated that this would cost in the order of \$45,000. It is recommended that this be accommodated with the existing Parks 2010/11 maintenance budget.

#### **Regional Significance:**

Not Applicable.

**Sustainability Implications:**

Not Applicable.

**Consultation:**

The City will consult and liaise with sports clubs prior to works being undertaken.

**COMMENT**

The effective maintenance of the City's lighting columns is essential for maintaining public safety in line with providing appropriate lighting levels for the safe participation in sports. The provision of effective lighting is also considered an important responsibility for the City

The consultants who undertook the 2009 assessment of the light columns are not of the opinion that the light columns are about to start falling en masse. However, it has now become a concern that a lack of structural integrity has been identified in the light columns within the City. The remaining light columns in the Urgent category should be addressed as soon as practicable, as these columns have been identified as the most likely to fail in the future.

A review of the City Policy - Reserves, Parks and Recreation Grounds (Sports Lighting) is recommended to reduce the current gap in providing adequate lighting on active reserves. The provision of Australian Standard 2560.2.3 Sports Lighting at active reserves allows greater flexibility in the allocation of training space for community sporting clubs and reduces turf wear in concentrated areas.

While a number of community sporting clubs have contributed to upgraded lighting on the City's reserves, the provision of lighting at most active reserves does not comply with Australian Standards. Clubs without the financial capacity to upgrade lighting will continue to use what is currently provided, however the expectations of all community sporting clubs is that they have access to high quality and safe infrastructure to undertake their chosen activity.

The CSRFF program presents an opportunity for the City to investigate the viability of providing Australian Standard lighting on the majority of its active reserves. There are a number of options available to the City in upgrading the lighting infrastructure; including seeking club contributions for projects or applying to CSRFF with the City as a two-third contributor. With club contributions, this process has proved successful in recent years; however there are a number of examples of other local governments funding two-thirds of projects through CSRFF which has also demonstrated successful outcomes.

Option 4 is considered to be the best alternative for the City in order to address the immediate problem of deteriorated lighting columns. It does not reduce the light quality and provides an immediate and cost effective solution that will give the City time to undertake a staged replacement of lighting columns. The staged replacement program will take into consideration the age and condition of remaining poles and whether the lighting they provide complies with Australian Standards as well as the sporting requirements of the park and whether or not there is sufficient power available.

It is understood that another local government has experienced a similar issue and has undertaken the reinstallation of a large number of lighting columns utilising Option 1. Whilst Option 1 is a cheaper alternative than Option 4, the use of base plate mounted poles in Option 4 is considered to be superior approach and would be expected to last longer than Option 1.

It is also recommended that a follow up audit be undertaken in 2012/13 in accordance with the audit's recommendation to review the remaining poles in two years time.

## **VOTING REQUIREMENTS**

Simple Majority

## **RECOMMENDATION**

### **That Council:**

- 1 ENDORSES Option 4 – reinstalling lighting columns with galvanised iron base plates on concrete footings as detailed within this report as the most appropriate method for addressing the immediate issues of corroded floodlight columns as detailed in this Report;**
- 2 REQUESTS that \$371,000 be included for consideration in the 2010/11 midyear budget review to enable the reinstalling of lighting columns in the 2010/11 financial year;**
- 3 REQUESTS, subject to Recommendation 2, reinstalling all lighting columns in the Urgent, Priority 1, Priority 3 and Priority 12 categories at an estimated cost of \$515,680 as a part of the 2010/11 Capital Works Program as detailed in this Report;**
- 4 LISTS for consideration within the 2011/12 Floodlight and Pole Replacement Program, \$60,000 for the reinstallation of all poles in the Priority 24 category;**
- 5 REQUESTS that a follow up lighting column audit be undertaken in the 2012/13 financial year;**
- 6 NOTES that lighting columns are being inspected on a monthly inspection regime;**
- 7 REQUESTS a review of the City's Policy - Reserves, Parks and Recreation Grounds (Sports Lighting) to reflect current Australian Standards and appropriate lux levels;**
- 8 REQUESTS the investigation of opportunities for co-contributions in funding through the Department of Sporting and Recreation, Community Sport and Recreation Facilities Fund.**

*Appendix 21 refers*

To access this attachment on electronic document, click here: [Attach21brf080211.pdf](#)



## **ITEM 29                      LANDSCAPE MASTER PLANNING AND PARKS DEVELOPMENT COMMUNICATION PLAN**

<b>WARD:</b>	All
<b>RESPONSIBLE:</b>	Mr Martyn Glover, Director Infrastructure Services
<b>FILE NUMBER:</b>	53597, 101515
<b>ATTACHMENTS:</b>	Attachment 1      Generic Communication and Consultation Plan for Landscape Master Planning Works and Parks Development Communication Plan

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### **PURPOSE**

To seek Council's approval for a generic communication and consultation plan and provision of increased options for hydrozones and ecozones which will provide for improved delivery of future major parks projects including Landscape Master Planning and major park infrastructure development.

### **EXECUTIVE SUMMARY**

The recent experience with the delivery of the landscape master planning projects at Ellersdale Park and Marri Park has resulted in the development of a comprehensive communication and consultation plan for these types of projects which potentially have a significant impact on the community.

The proposed plan along with improved zoning options for landscape master plan projects is anticipated to ensure that the projects are delivered with support from the community.

*It is recommended that Council APPROVES the:*

- 1      Generic Communication and Consultation Plan for Landscape Master Planning Works and Park Development included in Attachment 1 to this Report;*
- 2      provision of three hydrozones and two ecozones for Landscape Master Planning projects as follows:*

<i>Zone 1</i>	<i>Hydrozone (Irrigated - high activity)</i>
<i>Zone 2</i>	<i>Hydrozone (Irrigated - medium activity)</i>
<i>Zone 3</i>	<i>Hydrozone (Irrigated - low activity)</i>
<i>Zone 4</i>	<i>Ecozone (Non-irrigated – dry grass)</i>
<i>Zone 5</i>	<i>Ecozone (Non-irrigated – mulched)</i>

## BACKGROUND

In July 2007, the State Government requested the development of Water Conservation Plans from all local governments in Western Australia. Through this process the City was granted a total annual allocation of 4,117,550 kL over an area of approximately 600 hectares.

In December 2008, Council adopted the Landscape Master Plan 2009 – 2019 (LMP) which addressed the issue of water consumption. One of the key focus areas of the LMP is to provide first-class sporting and recreational open spaces whilst working to improve water use efficiency by optimising irrigation systems for maximum water-use efficiency, hydro-zoning of park turf surfaces and eco-zoning of vegetated areas in parks surrounding turfed surfaces.

In 2008/09 the City's groundwater consumption was 5,199,164 kL which was 26% over allocation. Measures were put in place to minimise the chance of exceeding the allocation into the future including reducing irrigation by 12.5% in active reserves and 33% in passive reserves, and upgrading inefficient irrigation systems. Through these combined measures in 2009/10, the City managed to reduce the demand on the aquifer by nearly two million kilolitres, which was 21% under the groundwater licence allocation.

Emerald Park was the first of the City's reserves to receive upgrades as a project listed in the Capital Works Program in 2009/10. Prior to the commencement of works, community consultation was undertaken by the City to ascertain how the local community and sports clubs used the Park. A design was then developed based on the feedback received and a communication process was implemented, including the distribution of flyers to the local area, installation of signage at the park and letters to adjoining residences.

Following the installation of new irrigation equipment and hydrozoning of the park, water consumption for the Park for the 2009/10 financial year was approximately 56% of that used in 2008/2009. The works that were undertaken at Emerald Park were very well received by the local community, sports clubs and visitors to the park.

Following on from the success of Emerald Park the City included two LMP park upgrades in the 2010/11 Capital Works Program and these were Ellersdale Park, Warwick and Marri Park, Duncraig.

Unfortunately, the communication and consultation lessons from Emerald Park were not adhered to with Ellersdale Park and Marri Park, and works were stopped during construction due to a high level of community disquiet.

In December 2010 Council considered a series of measures to resolve the community's concerns at both Ellersdale Park and Marri Park including the need for a comprehensive community and consultation plan for future Landscape Master Planning projects.

At the Ordinary Meeting of 14 December 2010 (CJ228-12/10 refers) it was resolved that Council inter alia:

*“SEEKS a report from the Chief Executive Officer detailing the community consultation and communication plan for Landscape Master Plan projects including but not limited to identification of appropriate mulch, zone classifications and works principles.”*

## DETAILS

For the purpose of progressing the LMP and parks development projects in the 2011/12 draft Capital Works Program, this report will only address the communication and consultation plan and the reclassification of zones within LMP projects. The issues of appropriate mulch and work principles will be addressed in a later report.

### Communication and Consultation Plan

The City has recently had a series of consultation exercises which have been highly successful including Ocean Reef Marina, the Local Housing Strategy and the Beach Management Plan.

The City has considered the components of these consultations and incorporated the appropriate elements into the generic plan. These include:

- Establishing a purpose.
- Identifying a timeline (commencement and duration).
- Identifying who will be consulted.
- Confirming how the community will be consulted.
- Identifying who else will be informed.
- Confirming the communication methods.
- Providing sufficient iterations to finalise an acceptable plan for the project.

The final draft Generic Communication and Consultation Plan for Landscape Master Planning Works and Parks Development is attached. It is aligned to the principles of Council's Consultation and Community Engagement Policy and utilises the template adopted for consultation efforts.

### Hydrozones and Ecozones

The original Landscape Master Plan provided for two hydrozones (irrigated areas) and one ecozone (non-irrigated with mulch). Following the experience with Ellersdale Park and Marri Park it is now suggested there be three hydrozones and two ecozones as follows:

Zone 1	Hydrozone (Irrigated at 70% Epan - high activity)
Zone 2	Hydrozone (Irrigated at 50%-60% Epan - medium activity)
Zone 3	Hydrozone (Irrigated at 40% - low activity)
Zone 4	Ecozone (Non-irrigated – dry grass)
Zone 5	Ecozone (Non-irrigated – mulched)

Note: Epan is the evaporation rate from an A Class evaporation pan in millilitres per day and is a measure of evaporation used by the Bureau of Meteorology. Therefore 70% Epan means that 70% of the rate of evaporation is replaced through the irrigation.

The high activity included the active sports areas, for example, football ovals and soccer pitches. Medium activity applies to children's play areas and community congregation areas e.g. playgrounds and barbecue areas. The low activity is where grass is retained and there is only passive activity.

The decision for the ecozones, subject to community consultation, would depend on the quality of the existing grass where the irrigation is to be removed from service and the long term purpose of the area within the park.

**Issues and options considered:**

The issues related to Landscape Master Planning are the need to provide sustainable facilities for the community and to appropriately engage with the community where there will be an impact on the facility which they have become accustomed to.

The options provided in this report with reference to the Generic Communication and Consultation Plan for LMP Works and Parks Development (the Plan) are:

- 1 Adopt the Plan, which is recommended.
- 2 Amend the Plan.
- 3 Reject the Plan.

In terms of the proposed zoning changes the options are to:

- 1 Adopt the zones which are recommended.
- 2 Amend the zones.
- 3 Reject the zones.

**Legislation/Strategic Plan/Policy Implications**

**Legislation** Not Applicable.

**Strategic Plan** Landscape Master Plan 2009-2019

**Key Focus Area:** KFA4 - Parks

**Objective:**

- 1 To ensure that City parks are managed to high levels of amenity to encourage increased physical activity in the City.
- 2 To ensure that the City's water consumption complies with regulatory requirements.
- 3 To develop skills among staff in the application of ecozoning and hydrozoning techniques through pilot projects.

**Policy**

Council Policy Consultation and Community Engagement

**Risk Management considerations:**

The risk in failing to progress with the Landscape Master Planning will be a decline in the presentation of the City's parks and open spaces due to insufficient ground water to support the existing irrigation systems.

The risk in failing to appropriately consult with the community will be a high level of dissatisfaction with the City as was experienced with Ellersdale Park and Marri Park.

**Financial/Budget Implications:**

The cost of the consultation process is approximately \$13,800 and will be borne from the operational budgets.

**Regional Significance:**

Not Applicable.

**Sustainability Implications:**

The City irrigates its reserves with groundwater from the Gnangara Mound which is under increasing pressure from a number of sources across the Perth region. Climate change and reduced water availability may significantly limit irrigation to City parks and open spaces into the future. The sociological and environmental principles behind landscape master planning aim to ensure the provision of a range of high quality public open space whilst implementing water efficiency approaches.

**Consultation:**

Not Applicable.

**COMMENT**

The experience with Ellersdale Park and Marri Park clearly identified the need for a comprehensive communication and consultation plan. The City is confident that the plan currently for Council consideration will ensure that the community is engaged and the Elected Members have opportunities to provide input into the process long before the project receives final Council approval and works commence.

The provision of additional hydrozone and ecozone types will accommodate increased options for current turf areas in the landscape master plan projects.

**VOTING REQUIREMENTS**

Simple Majority

**RECOMMENDATION**

**That Council APPROVES the:**

- 1 the Generic Communication and Consultation Plan for Landscape Master Planning Works and Park Development included in Attachment 1 to this Report;**
- 2 provision of three hydrozones and two ecozones for Landscape Master Planning projects as follows:**

<b>Zone 1</b>	<b>Hydrozone (Irrigated - high activity)</b>
<b>Zone 2</b>	<b>Hydrozone (Irrigated - medium activity)</b>
<b>Zone 3</b>	<b>Hydrozone (Irrigated - low activity)</b>
<b>Zone 4</b>	<b>Ecozone (Non-irrigated – dry grass)</b>
<b>Zone 5</b>	<b>Ecozone (Non-irrigated – mulched)</b>

*Appendix22 refers*

To access this attachment on electronic document, click here: [Attach22brf080211.pdf](#)

- 8 REPORT OF THE CHIEF EXECUTIVE OFFICER**
- 9 MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN**
- 10 REPORTS/PRESENTATIONS REQUESTED BY ELECTED MEMBERS**



**DECLARATION OF  
FINANCIAL INTEREST/INTEREST THAT MAY AFFECT  
IMPARTIALITY**

**To: CHIEF EXECUTIVE OFFICER  
CITY OF JOONDALUP**

<b>Name/ Position</b>	
<b>Meeting Date</b>	
<b>Item No/ Subject</b>	
<b>Nature of Interest</b>	Financial Interest * Interest that may affect impartiality* <span style="float: right;"><i>* Delete where not applicable</i></span>
<b>Extent of Interest</b>	
<b>Signature</b>	
<b>Date</b>	

Section 5.65(1) of the Local Government Act 1995 states that:

“A member who has an interest in any matter to be discussed at a Council or Committee meeting that will be attended by that member must disclose the nature of the interest:

- (a) *in a written notice given to the CEO before the meeting; or*
- (b) *at the meeting immediately before the matter is discussed.*



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FINANCIAL INTEREST/INTEREST THAT MAY AFFECT  
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**To: CHIEF EXECUTIVE OFFICER  
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<b>Name/ Position</b>	
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**QUESTION TO BE ASKED AT  
BRIEFING SESSION/COUNCIL MEETING**

TITLE <i>(Mr/Mrs/Ms/Dr)</i>	FIRST NAME	SURNAME	ADDRESS

**QUESTIONS**

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Please submit this form at the meeting or:

- **post** to The Chief Executive Officer, City of Joondalup, P O Box 21, Joondalup WA 6919
- **email** to [council.questions@joondalup.wa.gov.au](mailto:council.questions@joondalup.wa.gov.au)

**Please note that:**

- Questions asked at a **Briefing Session** must relate to matters contained on the draft agenda.
- Questions asked at a **Council meeting** can relate to matters that affect the operations of the City of Joondalup.
- Questions asked at a **Special Meeting of the Council** must relate to the purpose for which the meeting has been called



**STATEMENT TO BE MADE AT  
BRIEFING SESSION/COUNCIL MEETING**

TITLE <i>(Mr/Mrs/Ms/Dr)</i>	FIRST NAME	SURNAME	ADDRESS

**STATEMENT**

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Please submit this form at the meeting or:

- **post** to The Chief Executive Officer, City of Joondalup, P O Box 21, Joondalup WA 6919
- **email** to [council.questions@joondalup.wa.gov.au](mailto:council.questions@joondalup.wa.gov.au)

**Please note that:**

- Statements made at a **Briefing Session** must relate to matters contained on the draft agenda.
- Statements made at a **Council meeting** can relate to matters that affect the operations of the City of Joondalup.
- Statements made at a **Special Meeting of the Council** must relate to the purpose for which the meeting has been called