

minutes

MEETING HELD ON **TUESDAY 17 APRIL 2018**

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CITY OF JOONDALUP

**COUNCIL MEETING HELD IN THE COUNCIL CHAMBER, JOONDALUP CIVIC CENTRE,
BOAS AVENUE, JOONDALUP ON TUESDAY 17 APRIL 2018.**

DECLARATION OF OPENING

The Mayor declared the meeting open at 7.00pm.

ANNOUNCEMENT OF VISITORS**Mayor:**

HON. ALBERT JACOB, JP

Councillors:

CR KERRY HOLLYWOOD	North Ward	
CR TOM McLEAN, JP	North Ward	
CR PHILIPPA TAYLOR	North-Central Ward	
CR CHRISTOPHER MAY	Central Ward	
CR RUSSELL POLIWKA	Central Ward – <i>Deputy Mayor</i>	
CR CHRISTINE HAMILTON-PRIME	South-West Ward	
CR MIKE NORMAN	South-West Ward	
CR JOHN CHESTER	South-East Ward	
CR JOHN LOGAN	South-East Ward	<i>absent from 7.31pm to 7.36pm</i>
CR RUSS FISHWICK, JP	South Ward	
CR SOPHIE DWYER	South Ward	

Officers:

MR GARRY HUNT	Chief Executive Officer
MR MIKE TIDY	Director Corporate Services
MS DALE PAGE	Director Planning and Community Development
MS GLENDA BLAKE	Acting Director Governance and Strategy
MR MICHAEL HAMLING	Acting Director Infrastructure Services
MR BRAD SILLENCE	Manager Governance
MR CHRIS LEIGH	Manager Planning Services
MR JOHN BYRNE	Governance Coordinator
MR STUART McLEA	Media and Communications Officer
MRS LESLEY TAYLOR	Governance Officer
MRS DEBORAH GOUGES	Governance Officer

There were 50 members of the public and one member of the press in attendance.

DECLARATIONS OF INTEREST

Disclosures of Financial / Proximity Interest

Nil.

Disclosures of interest affecting impartiality

Elected Members (in accordance with Regulation 11 of the *Local Government [Rules of Conduct] Regulations 2007*) and employees (in accordance with the Code of Conduct) are required to declare any interest that may affect their impartiality in considering a matter. This declaration does not restrict any right to participate in or be present during the decision-making process. The Elected Member/employee is also encouraged to disclose the nature of the interest.

Name/Position	Cr Russell Poliwka.
Item No./Subject	CJ065-04/18 - Parin Pioneer Park Development – Proposed Park Name Change.
Nature of interest	Interest that may affect impartiality.
Extent of Interest	One of the proponents is known to Cr Poliwka.

Name/Position	Cr John Chester.
Item No./Subject	CJ065-04/18 - Parin Pioneer Park Development – Proposed Park Name Change.
Nature of interest	Interest that may affect impartiality.
Extent of Interest	Cr Chester has worked extensively with Mrs Dorothy Parin on the proposed Parin Pioneer Park project.

PUBLIC QUESTION TIME

The following questions were taken on notice at the Council meeting held on 20 March 2018.

Ms N Imeson, Hillarys:

Re: CJ044-03/18 – Dogs on Broadbeach Park, Hillarys.

Q1 *What is the amount in the City of Joondalup's annual budget to allocate on surveys to garner community opinion?*

A1 Questionnaire design and analysis at the City is generally performed in-house, with costs being incorporated into staff hours. The staff time dedicated to design and analysis of particular questionnaires varies significantly and is dependent upon the complexity of the issue, the distribution / advertising methods utilised and the number of responses received.

Mr M Goodall, Ocean Reef:

Re: Shopping Complex – corner of Marina Boulevard and Venturi Drive, Ocean Reef.

Q2 Is there anything the City of Joondalup is able to do to improve the condition of the shopping complex on the corner of Marina Boulevard and Venturi Drive, Ocean Reef?

A2 At its meeting held on 18 April 2017 (CJ038-04/17 refers), Council resolved to approve a development application for the proposed redevelopment of the Ocean Reef Shopping Centre. Although this development application has been approved, it is the landowners decision as to when (or even if) they wish to redevelop the site. The City does not have the ability to force a landowner to develop their land, nor can the City forcefully take ownership of land due to the condition of a property.

The City engages with the Property Manager for the site on a regular basis to try and determine the owner's intentions and seeks any updates on the plans to develop the site.

The following questions were submitted prior to the Council meeting held on 17 April 2018:

Mr R Repke, Kallaroo:

Re: Significant Tree Register.

Q1 As the City has established an "asset ID numbering and audit system for its tree assets" what sense does that make if the data is not analysed, systemised and published for the benefit of the City and the community?

A1 As previously advised data can be analysed, however given the amount of data involved to collate, this would take considerable time to prepare and assess. The City will continue to extract and analyse data relevant to its operations as required.

Q2 Who judges which trees are listed onto the Significant Tree Register, what are the criteria and what qualifications does this person have?

A2 As previously advised, details of the Significant Tree Register including the selection criteria are included in the City's *Tree Management Guidelines* which is available online from the City's public website. These criteria include the following categories of significance:

- Outstanding Visual / Aesthetic significance.
- Botanic / Scientific Significance.
- Significant Ecological Value.
- Historical, Commemorative, Cultural and Social Significance.

The City has previously engaged an independent qualified arborist to assess and make recommendations on significant tree nominations. In addition, the City has its own suitably qualified and experienced arborist who is involved in this process.

Any tree or group of trees on land owned or managed by the City that are not on the register, but are considered worthy of listing, may be nominated for consideration.

The City will undertake an assessment in accordance with the City's guidelines and a report is prepared for the consideration of the Chief Executive Officer.

Q3&4 *I acknowledge that the survival rate increases, but how exactly is that figure calculated and is the tree stock checked (for root conditions as an example) prior to planting?*

A3&4 The survival rate is based on the number of trees that were planted and the number of those that did not survive, which is then calculated as a percentage.

As previously advised the City purchases its tree stock from reputable tree and garden nurseries. City staff do view the stock to determine the quality of the tree stock prior to purchase.

While the City endeavours to purchase the best quality stock available, there are times where a certain species is hard to source (that is low in production number) and some compromises are given such as smaller than the City's preferred size. The City will not purchase stock that is considered poor quality, diseased and / or not to a suitable standard.

Re: *Use of Glyphosate and Hexazinone.*

Q5 *You are aware that the EU intends to outlaw glyphosate and that in Argentina class action suits are pending because of destruction of plants and health concerns. Why is the City not checking if a tree dies whether the reason is a poisoning by the herbicides / pesticides used?*

A5 As previously advised, the current scientific assessment by expert scientists at the Australian Pesticides and Veterinary Medicines Authority (APVMA) has concluded that glyphosate products are safe to use, provided they are used in accordance with the label instructions.

The City has only tested soil and / or tissue samples where there was suspicion a tree may have been poisoned due to an act of vandalism.

Ms A Field, Heathridge:

Re: *Booking of Local Parks and Prince Regent Park Community Sporting Facility.*

Q1 *Do the Mayor and Council condone the encouragement of inciting hatred towards Heathridge residents via social media by a dominant user group of the local park, Joondalup United Football Club, for not supporting the proposed redevelopment of Prince Regent Park?*

A1 No.

Q2 *Why do Council not monitor attendance at local parks, only the number of hours booked?*

A2 The City of Joondalup manages over 70 playing fields at 51 parks, monitoring the attendances at each field is not feasible. The City does however undertake targeted and random monitoring of fields where required.

- Q3 *When I, as a resident, book out my local park, I am required to provide an estimation of numbers for the event. Is this same expectation held for organised sporting groups who have access to schedules and thus strong numerical estimations for usage?*
- A3 Regular hirers are required to indicate their membership figures as part of their booking application.
- Q4 *At the final Council Meeting held on 12 December 2017, the Mayor stated that:*

“If this motion is defeated, I would foreshadow amendments to address a number of the community concerns that have been raised as has been done at [...] a multitude of facilities.”

Can you please state roughly when you intend to begin amending and thus re-propose a “community sporting facility” at Prince Regent Park, Heathridge?
- A4 The Mayor’s comments referred to amendments that were to be considered as part of the “Prince Regent Park, Heathridge – Community Sporting Facility” report (CJ206-12/17 refers). As the motion was supported, these amendments were not formally considered.
- Q5 *In the proposal feedback received by Council regarding the Prince Regent Park “Community Sporting Facility” at the end of 2017, the majority of concerned comments received from local residents referred to the parking situation at the park (the additional suggested number of bays in addition to the number already there, falling well short of an admitted 200 players of a Tuesday evening). What action has Council undertaken/do the Council intend to take, to address this high volume of concerns?*
- A5 As has been outlined previously, City Rangers have been undertaking regular visits to Prince Regent Park, Heathridge issuing infringements where required. The City will also be undertaking a formal parking assessment of the area.

Ms J Quan, Edgewater:

Re: CJ056-04/18 – Joondalup Design Reference Panel – Changes to Terms of Reference.

- Q1 *Will the Joondalup Design Reference Panel (JDRP) take residents comments into consideration?*
- A1 The role of the JDRP is to provide independent design advice on planning applications. The Council, staff under delegated authority or the North-West Metro Development Assessment Panel then considers the advice of the JDRP, along with a range of other matters, including public comment (where applicable) when determining a planning application.
- Q2 *If a development proposal does not meet the standard to be reviewed by Councillors, will JDRP or the Planning Department of the City of Joondalup be able to grant discretions?*
- A2 The JDRP has no decision-making role and provides independent design related advice. Officers of the City of Joondalup are able to make decisions in accordance with the City’s Register of Delegated Authority.

- Q3 *Is it by law an obligation to grant discretion when the development does not meet the R-Codes 'deemed-to-comply', but complies using the design principles instead?*
- A3 Where a proposal does not meet the deemed-to-comply requirements of the R-Codes, and addresses design principle(s), the decision maker is required to exercise judgement to determine the proposal. The exercise of judgment is described in the R-Codes and requires the decision maker to have regard to any relevant purpose, objectives and provisions of the applicable planning scheme, relevant objectives and provisions of the R-Codes, any relevant local planning policies and orderly and proper planning.
- Q4 *There has been a complaint of the developments recommended to be approved or approved by JDRP. Why does the City of Joondalup want more developments to be reviewed by JDRP?*
- A4 The City does not recommend approval or otherwise to the JDRP, nor does the JDRP have a decision-making role. Increasing the number of development applications subject to independent design review by the JDRP is intended to promote improved built form outcomes.
- Q5 *What defines a good design outcome? Can good design outcomes encroach neighbours' property rights?*
- A5 A good design outcome may mean different things to different people; however, the Department of Planning through their *Design WA* suite of draft documents has identified 10 principles of good design. These are:
- context and character
 - landscape quality
 - sustainability
 - functionality and build quality
 - community
 - amenity
 - legibility
 - built form and scale
 - safety and aesthetics.

Good design seeks to minimise adverse impacts on adjoining and nearby property owners, however any judgement or discretion needs to be exercised by a decision maker on individual, case-by-case merit, applying relevant facts, circumstances and applicable laws and policies. In applying all relevant matters, including 'good design' a development may still not be to everyone's liking, however this does not translate to or result in encroachment of a neighbours' property rights.

Mr D Martin, Kingsley:

- Re: *CJ066-04/18 – Petition requesting the deferral of works to install connections to the Mitchell Freeway Principal Shared Path.*
- Q1 *Are Council meeting their statutory and policy requirements and are there any liability issues with compliance?*

- A1 The City is required to comply with the legislative environment in which it operates and its compliance is monitored by a range of statutory organisations and authorities.

Mr M Moore, Edgewater:

Re: *Housing Opportunity Areas.*

Q1 *Why is there not a developer contribution scheme for the housing opportunity areas?*

- A1 A similar question was asked at the Council meeting held on 20 February 2018 and the following response provided:

“Development contributions for infrastructure were investigated at the time and discussions held with officers from the Department of Planning. Advice at the time was that a development contribution scheme was unlikely to be possible given the extended timeframe in which the infill development will occur, and the equity of the contribution arrangements for owners that develop, or don't develop, over that timeframe.”

Q2 *What plans are there to upgrade the footpaths and street lighting in the housing opportunity areas?*

Q3 *When will this be done?*

Q4 *Where will the funds to do this come from?*

- A2-4 Any upgrades to footpaths or street lighting are planned for and undertaken in accordance with the *Capital Works Program* adopted as part of the City's annual budget process.

The following questions were submitted verbally at the Council meeting:

Mr B Nesbitt, Duncraig:

Re: *CJ057-04/18 - Proposed Additions and Change of Use from Single House to Nursing Home – Lot 197 (39) Melissa Street, Duncraig.*

Q1 *Why was I not allowed to show my model of the proposed aged care facility at the Briefing Session held on 10 April 2018, as I spent a lot of money having it built?*

- A1 Mayor Jacob advised that for an opportunity to make a deputation at a Briefing Session a request form is to be completed and provided to the City by 4.00pm the day prior to the meeting and that no such request was provided by Mr Nesbitt. Mayor Jacob added that the plans for the proposal had been included as part of the report to Council.

Ms M O'Byrne, Kinross:

Re: CJ067-04/18 - Petition Regarding Tree Planting on Verges as part of the Leafy City Program.

Q1 What consultative changes, in line with the recommendations from the Western Australian Local Government Association, will the City of Joondalup make to better inform, educate and involve residents with the Leafy Tree Program as it is rolled out to other suburbs?

A1 Mayor Jacob advised the current consultation and engagement for the project will continue for the next season's plantings.

Re: Telecommunication Tower at Camberwarra Park, Craigie:

Q2 There is a request from Optus for the placement of a telecommunication tower at Camberwarra Park, Craigie. A petition was submitted to the City of Joondalup on Monday 19 February 2018 in relation to this tower. Is it possible to know if a report in relation to the tower will be decided on in the next cycle of Council's meetings?

A2 Mayor Jacob stated no.

Mrs D Vermeulen, Edgewater:

Re: C35-04/18 - Petition Requesting the Reinstatement of the Residential Coding to the Housing Opportunity Area of Edgewater.

Q1 Does Council accept that the whole of suburb survey carried out by the Edgewater Community Residents Association in February of this year and the report provided to Council at its meeting held on 20 March 2018 demonstrates that the majority of Edgewater residents in both the housing opportunity area zone and non-housing opportunity area zone of Edgewater are in strong opposition to the R20/R40 zoning for the housing opportunity area and that the community want the zoning of Housing Opportunity Area No. 8 to be returned to the R20/R30 zoning which was originally consulted on in 2010?

A1 Mayor Jacob stated that he had concerns in relation to the survey methodology and the information contained within the survey and that he had expressed those concerns at the public forum held in Edgewater. Mayor Jacob acknowledged that the report presented the data based upon the information received through the survey and the methodology used.

Q2 Will Council reconsider the decisions made at its meeting held on 12 December 2017 on Edgewater's petition and motion requesting that the zoning of Housing Opportunity Area No. 8 be returned to the R20/R30 zoning that was consulted on and if not, on what grounds?

A2 Mayor Jacobs advised that there is no mechanism for the City to review that decision as the decision has already been made.

Mrs J Ireland, Edgewater:

Re: C35-04/18 - Petition Requesting the Reinstatement of the Residential Coding to the Housing Opportunity Area of Edgewater.

Q1 In her letter to the Mayor, dated 22 March 2018, the Minister for Planning urged the City of Joondalup to clarify its community position in relation to Local Planning Scheme No. 3 (LPS3) and its planning for infill development. She noted that is open to the Minister to refuse LPS3 and urged the City to undertake a consultation process with local residents about their expectations and aspirations for how infill development can be provided. Is the City prepared to take the Minister's direction and listen to the community through meaningful, constructive, open and wide-ranging consultation on this issue?

A1 Mayor Jacob advised that the City will follow all directions from the Minister and that the ultimate decision maker on these matters is the Minister via the WA Planning Commission. Mayor Jacob advised that in the letter received from the Minister it was stated that infill targets were likely to increase, that the State Government places priority on locating infill development in areas such as those with access to good public transport, metronet, train station precincts and major activity centres and that consideration of individual amendments to infill developments are considered ad hoc.

Q2 In her letter to the Mayor dated 22 March 2018, the Minister noted that the City was required to find only 12,700 additional dwellings by 2031. Why has Council chosen to overachieve in the increase in dwelling numbers in housing opportunity areas? Is it to create a two-tiered community, those second class citizens without backyards, trees and space and those first class with?

A2 Mayor Jacob advised the City does not have a goal of achieving an infill target above and beyond what the State Government has set.

Mr S Field, Edgewater:

Re: Joondalup Activity Centre Plan.

Q1 The minutes of the Statutory Planning Community (SPC) meeting held on 13 March 2018 showed that the SPC passed a motion to require the City of Joondalup to modify the City of Joondalup Activity Centre Plan in accordance with the attached schedule of modifications before final approval is given and to further advise the City the Western Australian Planning Commission will only be prepared to give final approval to the Joondalup Activity Centre Plan once Local Planning Scheme No. 3 has been gazetted. Will the City provide a full list of modifications as required by the SPC on what actions are being taken to comply with SPC requirements?

A1 Mayor Jacob advised the question would be taken on notice.

The Director Planning and Community Development stated that through the Department of Planning's assessment of the *Activity Centre Plan*, certain issues arose from the plan. Those issues were reflected as modifications and the City is required to make those modifications before the final *Activity Centre Plan* is released.

Q2 *Some residents of Edgewater have been informed that they were unsuccessful in joining the Edgewater Quarry Reference Group. When will those that are successful be notified and will changes to the Joondalup Activity Centre Plan as required by the SPC impact on the formation of a workgroup?*

A2 Mayor Jacob advised that no decisions have been made as of yet in relation to appointments to the Edgewater Quarry Reference Group.

Mr M Moore, Edgewater:

Re: *CJ177-11/17 – Local Housing Strategy – Addressing Issues in Housing Opportunity Areas.*

Q1 *It has been five months since Council voted to take action to address issues in housing opportunity areas and to date very little appears to have been done. In February residents were told that the City was going to advertise for consultants to prepare a design led local planning policy on apartments. Has this been done and if so when?*

A1 Major Jacob advised this question would be taken on notice.

Q2 *Is the City administration dragging its heels on this because they are banking on the Design WA Apartment Code being implemented, thereby making the development of their own policy unnecessary?*

A2 Mayor Jacob stated no.

Mrs J Quan, Edgewater:

Re: *C35-04/18 - Petition Requesting the Reinstatement of the Residential Coding to the Housing Opportunity Area of Edgewater.*

Q1 *Does the City believe that only residents of south Duncraig deserve to have their existing residential amenity protected and retained?*

C31-04/18 FIRST EXTENSION OF PUBLIC QUESTION TIME - [01122, 02154]

MOVED Mayor Jacob, SECONDED Cr McLean that Public Question Time be extended for a period of 10 minutes.

The Motion was Put and

CARRIED (12/0)

In favour of the Motion: Mayor Jacob, Crs Chester, Dwyer, Fishwick, Hamilton-Prime, Hollywood, Logan, McLean, May, Norman, Poliwka and Taylor.

A1 Mayor Jacob stated no. He further advised that the City is seeking to take a strategic approach which addresses all of the community's concerns.

Q2 *Is the City prepared to accept that Amendment No. 73 be scrapped and that the City should go back to drawing board?*

A2 Mayor Jacob advised that Council recognises there is community concern and if the Minister or the State Government was to approach the City and request the removal of Amendment No. 73, the City would consider it. Mayor Jacob advised that as previously stated, the State Government is committed to accommodating a significant amount of Perth's growth as infill development; that the State Government places priority on locating infill development in areas such as those with access to good public transport, metronet, train station precincts and major activity centres. The State Government has increased the City's density targets from 12,700 to 20,670 and that the State Government favours a strategic approach over an ad hoc approach.

Mr A Murphy, Edgewater:

Re: *C35-04/18 - Petition Requesting the Reinstatement of the Residential Coding to the Housing Opportunity Area of Edgewater.*

Q1 *The City of Joondalup's current infill strategy figures show a projection of 25,000 to 2031. This exceeds the states target of 20,000 for 2050. In what way is this not exceeding the target stated in the Minister for Planning's letter?*

A1 The Director Planning and Community Development advised that the numbers stated assume that every single property in every single housing opportunity area will be redeveloped, which is highly unlikely. The Director Planning and Community Development stated that the State Government has asked the City to use a take-up rate and when calculated using a take-up rate those numbers decrease.

Dr T Green, Padbury:

Re: *C35-04/18 - Petition Requesting the Reinstatement of the Residential Coding to the Housing Opportunity Area of Edgewater.*

Q1 *I have been told there is a housing opportunity area in walking distance to the beach, however that housing opportunity area is only zoned R25. Why is the City not promoting increased density near the City's beaches?*

A1 Mayor Jacob advised that the priority from the State Government has been on locating infill development around those areas that are in close proximity to transport networks and activity centres.

Q2 *Do City Rangers regularly patrol City parks to take action on any non-compliance around dog owners and dogs that they find and do the Rangers report on the general condition of the environment there?*

A2 Mayor Jacob stated yes.

Mr J Walters, Kingsley:

Re: CJ066-04/18 - Petition Requesting the Deferral of Works to Install Connections to the Mitchell Freeway Principal Shared Path.

Q1 Houses along public shared paths constantly deal with vandalism, theft of property and major parking issues. What consultation processes and measures will be put in place to protect residents property and childrens' safety in regards to the opening of the cul-de-sacs and will the City be a strong advocate to Main Roads to improve the safety along that pathway if this goes ahead?

A1 Mayor Jacobs stated that Main Roads will be the final decision maker on this matter.

The Acting Director Infrastructure Services advised the City will be reviewing anti-social behaviour, vehicle traffic and the like and will be monitoring what issues might arise from the opening of the public shared path and act on those issues accordingly.

Q2 This issue has been going on for some time with a petition being provided to the City over 12 months ago for which I am yet to be consulted on the whole process. How can the community be satisfied that residents will be consulted and their views taken into consideration?

A2 Mayor Jacob advised that the community engagement with residents on this matter has been extensive.

Mrs S Makoare, Greenwood:

Re: C35-04/18 - Petition Requesting the Reinstatement of the Residential Coding to the Housing Opportunity Area of Edgewater.

Q1 Due to confusion and concerns from City residents in relation to housing opportunity areas and infill development, will the City consider hosting information forums to explain the implications of zoning changes?

A1 Mayor Jacob stated yes.

Q2 Would the City consider halting the auditing and policing process of verge treatments under the new guidelines until the whole project can be much better planned?

A2 The Chief Executive Officer advised that the City is not legally able to stop pursuing breaches in relation to local laws, but will use time and compassion when dealing with such matters. The Chief Executive Officer stated that if there is a particular verge treatment that is known by the City to be illegal, it cannot be ignored.

C32-04/18 SECOND EXTENSION OF PUBLIC QUESTION TIME - [01122, 02154]

MOVED Mayor Jacob, SECONDED Cr Hamilton-Prime that Public Question Time be extended for a further period of 10 minutes.

The Motion was Put and

CARRIED (12/0)

In favour of the Motion: Mayor Jacob, Crs Chester, Dwyer, Fishwick, Hamilton-Prime, Hollywood, Logan, McLean, May, Norman, Poliwka and Taylor.

Mrs L Dawson, Heathridge:

Re: Heathridge Master Plan.

Q1 What stage is the Heathridge Masterplan currently at?

*A1 Mayor Jacob advised that a meeting was held recently with the Ward Councillors as well as with a range of local stakeholder representatives and user groups of Heathridge Park to discuss the commencement of the masterplanning process. Mayor Jacob advised that the City is planning to commence the community engagement and masterplanning processes and Council will be considering the *Heathridge Park Masterplan* in its upcoming budget discussions. Mayor Jacob noted that the capital funding for implementing the *Heathridge Park Masterplan* is not currently listed in the budget as no funding is available in the foreseeable future.*

Q2 Is there a timeframe for the Heathridge Masterplan? Would it be this financial year or next financial year?

A2 Mayor Jacob advised it is unlikely that there will be funding to implement capital works in the foreseeable years budget, but the commencement of the community engagement and masterplanning processes will be considered in the upcoming budget.

Mr G Schweizer, Kingsley:

Re: CJ066-04/18 - Petition Requesting the Deferral of Works to Install Connections to the Mitchell Freeway Principal Shared Path.

Q1 Previously there was a fire along the edge of the Mitchell freeway. Fire fighters had a difficult time trying to fight this fire due to not having access to the principal shared path. Is the City going to put the safety of children, cyclists and pedestrians that need to have access to that shared pathway, in abeyance to the discomfort of some residents for having that shared pathway open?

A1 Mayor Jacob advised that Council will be considering the item at tonight's Council meeting.

Cr Logan left the Chamber at 7.31pm.

PUBLIC STATEMENT TIME

The following statements were submitted verbally at the Council meeting:

Mr B Nesbitt, Duncraig:

Re: CJ057-04/18 - Proposed Additions and Change of Use from Single House to Nursing Home – Lot 197 (39) Melissa Street, Duncraig.

Mr Nesbitt spoke in favour of converting his home into an aged care facility advising that the proposal will provide safe and secure housing for women who are suffering from alzheimers. Mr Nesbitt noted that his granddaughter, who is a fully qualified nurse, will run the facility.

Mr T Shanableh, Kinross:

Re: CJ067-04/18 - Petition Regarding Tree Planting on Verges as part of the Leafy City Program.

Mr Shanableh spoke in regards to the Leafy City Program and raised his concerns in relation to the damage to properties and fire hazards the planted trees may cause and asked if the City could send residents a letter informing them about the compulsory tree planting.

Cr Logan entered the Chamber at 7.36pm.

Mrs L Slater, Kinross:

Re: CJ067-04/18 - Petition Regarding Tree Planting on Verges as part of the Leafy City Program.

Mrs Slater spoke in regards to the Leafy City Program, advising that she is not against the program, but opposes the tree species which have been chosen and the lack of consultation undertaken. Mrs Slater raised her concerns in relation to the damage the tree roots may cause to her property, as well as the potential fire hazard. Mrs Slater asked Council to consider the residents' concerns.

Ms M O'Byrne, Kinross:

Re: CJ067-04/18 - Petition Regarding Tree Planting on Verges as part of the Leafy City Program.

Mrs O'Byrne spoke in regards to the Leafy City Program, stating that the program could have been better received if more in-depth consultation was had with the City's residents.

Mrs J McCarthy, Kinross:

Re: CJ067-04/18 - Petition Regarding Tree Planting on Verges as part of the Leafy City Program.

Mrs McCarthy spoke in regards to the Leafy City Program, stating that the City failed at consulting with residents in a meaningful way, advising that most residents who have had a tree planted do not know the tree species which has been planted and that there is no point of contact for residents to voice their concerns.

Mr D Martin, Kingsley:

Re: CJ066-04/18 - Petition Requesting the Deferral of Works to Install Connections to the Mitchell Freeway Principal Shared Path.

Mr Martin spoke against the petition stating that residents in Kingsley need improved access to the principal shared path, as this will provide residents with the shortest and safest route possible to the Greenwood train station.

Mr D Lewis, Kingsley:

Re: CJ066-04/18 - Petition Requesting the Deferral of Works to Install Connections to the Mitchell Freeway Principal Shared Path.

Mr Lewis spoke against the petition and asked that Council progress the opening of the cul-de-sacs to the principal shared path to create safer access for residents to the path, as well as better access for emergency service vehicles.

APOLOGIES AND LEAVE OF ABSENCE**Leave of Absence previously approved**

Cr Nige Jones	16 April to 27 April 2018 inclusive;
Mayor Hon. Albert Jacob, JP	26 April to 7 May 2018 inclusive;
Cr Christine Hamilton-Prime	5 May to 15 May 2018 inclusive;
Cr Nige Jones	20 May to 25 May 2018 inclusive.

CONFIRMATION OF MINUTES

C33-04/18 MINUTES OF COUNCIL MEETING HELD 20 MARCH 2018

MOVED Cr May, SECONDED Cr McLean that the Minutes of the Council Meeting held on 20 March 2018 be CONFIRMED as a true and correct record.

The Motion was Put and

CARRIED (12/0)

In favour of the Motion: Mayor Jacob, Crs Chester, Dwyer, Fishwick, Hamilton-Prime, Hollywood, Logan, McLean, May, Norman, Poliwka and Taylor.

ANNOUNCEMENTS BY THE PRESIDING MEMBER WITHOUT DISCUSSION

Cyber Security

Mayor Jacob advised earlier this month Federal Minister for Jobs and Innovation Senator Michaelia Cash attended the launch of the Cyber Security Cooperative Research Centre (CRC) at Edith Cowan University Joondalup.

Mayor Jacob commented the Cyber Security CRC, which will ensure Australia remains a secure place to do business, deliver innovative solutions to industry challenges and build a cyber security workforce, is being funded by 25 industry, State Government, university and research participants. This includes \$50 million from the Australian Government over seven years and \$5.6 million from the State Government, also over seven years.

Mayor Jacob stated the City of Joondalup has been advocating for this result for many years and is very pleased that all tiers of government have now formally recognised the Cyber capabilities that are here in Joondalup.

Mayor Jacob believed this very significant investment in Joondalup would lead to many more jobs generated in the local economy.

Lest We Forget

Mayor Jacob announced thousands of people are expected to attend the City of Joondalup's 2018 Anzac Day Dawn Service at Joondalup War Memorial, Central Park, Joondalup, on Wednesday 25 April 2018.

Mayor Jacob advised, hosted in conjunction with Joondalup City RSL, this moving annual service is one of the biggest ceremonies of its kind in the Perth metropolitan area.

Mayor Jacob stated on the 103rd anniversary of the Gallipoli landing on 25 April 1915, the service will honour the first Anzacs and the many servicemen and women who have fought for their country in subsequent theatres of war.

Mayor Jacob commented 25 April 2018 also marked the 100th anniversary of the Battle of Villers-Bretonneux in northern France during which Australian brigades played an important role in ridding the town of German soldiers, three years to the day of the Anzac landing.

Mayor Jacob asked those who intended to pay their respects to arrive no later than 5.45am for a 6.00am start.

Mayor Jacob stated tea, coffee and biscuits would be served following the service, which is being conducted by the City in conjunction with Joondalup City RSL.

Mayor Jacob advised an Anzac Day Dawn Service would also be held at the Ocean Reef War Memorial, Ocean Reef Sports Club, Harbour Quays, Ocean Reef.

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

Nil.

PETITIONS

C34-04/18 PETITION REQUESTING THE UPGRADE OF SYCAMORE PARK, DUNCRAIG - [09429, 17849, 05386]

A 42 signature petition has been received from City of Joondalup residents requesting an upgrade to Sycamore Park, Duncraig covering the following:

- A new integrated playground / nature play space concept focusing on the play needs of children aged 0-12 years (medium size combination play unit, double swing set, senior and junior seats and other play equipment).
- The needs of their parents and caregivers when visiting the park / playground.
- A path system connecting the park to the amenities, as well as upgraded turf and flora maintenance to reduce the water wastage (natural mulch, native underplanting and turf improvement).

C35-04/18 PETITION REQUESTING THE REINSTATEMENT OF THE RESIDENTIAL CODING TO THE HOUSING OPPORTUNITY AREA OF EDGEWATER AS PER COUNCIL'S DECISION OF 15 FEBRUARY 2011 - [30622, 05386]

Cr Poliwka tabled a 29 signature petition on behalf of Edgewater residents requesting that Council protects and retains the residential amenity of the housing opportunity area of Edgewater by reinstating the residential coding decision made by Council at its meeting held on 15 February 2011 which was recommended by the City's planning staff and the planning consultant engaged to undertake the housing opportunity area review.

C36-04/18 PETITION REQUESTING IMPROVEMENT TO SAFETY AND ACCESS FOR PEDESTRIANS / CYCLISTS TO GREENWOOD RAILWAY STATION BY THE OPENING OF CUL-DE-SACS ONTO THE PUBLIC SHARED PATHWAY BESIDE THE MITCHELL FREEWAY – [66499, 05386]

Cr Chester tabled a 178 signature petition on behalf of Kingsley residents requesting that Council improve the safety of (and / or shortens) the access for pedestrians / cyclists to the Greenwood railway station by opening Perivale Close (Whitton Court and possibly Romford Place) onto the public shared pathway beside the Mitchell Freeway.

MOVED Cr Logan, SECONDED Cr Dwyer that the following petitions be RECEIVED, referred to the Chief Executive Officer and a subsequent report presented to Council for consideration:

- 1 Petition requesting the upgrade of Sycamore Park, Duncraig;**
- 2 Petition requesting the reinstatement of the residential coding previously agreed by Council at its meeting held on 15 February 2011 to the housing opportunity area of Edgewater;**
- 3 Petition requesting that Council improves the safety and access for pedestrians to the Greenwood railway station by opening Perivale Close (Whitton Court and possibly Romford Place) onto the public shared pathway beside the Mitchell Freeway.**

The Motion was Put and

CARRIED (12/0)

In favour of the Motion: Mayor Jacob, Crs Chester, Dwyer, Fishwick, Hamilton-Prime, Hollywood, Logan, McLean, May, Norman, Poliwka and Taylor.

REPORTS**CJ055-04/18 DEVELOPMENT AND SUBDIVISION APPLICATIONS
– FEBRUARY 2018**

WARD	All		
RESPONSIBLE DIRECTOR	Ms Dale Page Planning and Community Development		
FILE NUMBER	07032, 101515		
ATTACHMENTS	Attachment 1	Monthly Development Applications Determined – February 2018	
	Attachment 2	Monthly Subdivision Applications Processed – February 2018	
AUTHORITY / DISCRETION	Information - includes items provided to Council for information purposes only that do not require a decision of Council (that is for 'noting').		

PURPOSE

For Council to note the number and nature of applications considered under delegated authority during February 2018.

EXECUTIVE SUMMARY

Schedule 2 (deemed provisions for local planning schemes) of the *Planning and Development (Local Planning Schemes) Regulations 2015* (the Regulations) provide for Council to delegate powers under a local planning scheme to the Chief Executive Officer (CEO), who in turn has delegated them to employees of the City.

The purpose of delegating certain powers to the CEO and officers is to facilitate the timely processing of development and subdivision applications. The framework for the delegations of those powers is set out in resolutions by Council and is reviewed every two years, or as required.

This report identifies the development applications determined by the administration under delegated authority powers during February 2018 (Attachment 1 refers), as well as the subdivision application referrals processed by the City during February 2018 (Attachment 2 refers).

BACKGROUND

Schedule 2 clause 82 (deemed provisions for local planning schemes) of the Regulations enables Council to delegate powers under a local planning scheme to the CEO, and for the CEO to then delegate powers to individual employees.

At its meeting held on 27 June 2017 (CJ091-06/17 refers) Council considered and adopted the most recent Town Planning Delegations.

DETAILS

Subdivision referrals

The number of subdivision and strata subdivision referrals processed under delegated authority during February 2018 is shown in the table below:

Type of subdivision referral	Number of referrals	Potential additional new lots
Subdivision applications	5	3
Strata subdivision applications	6	6
TOTAL	11	9

Of the 11 subdivision referrals, eight were to subdivide in housing opportunity areas, with the potential for seven additional lots.

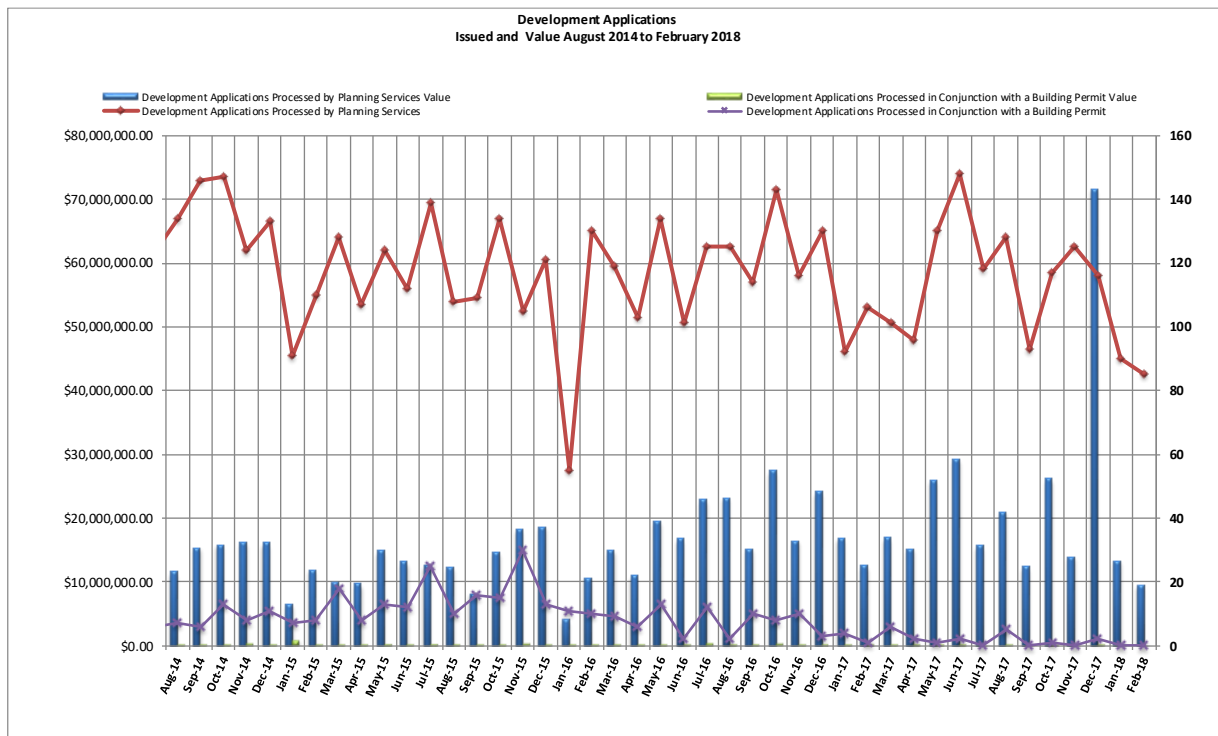
Development applications

The number of development applications determined under delegated authority during February 2018 is shown in the table below:

Type of development application	Number	Value (\$)
Development applications processed by Planning Services	85	\$ 9,380,298
Development applications processed by Building Services	0	0
TOTAL	85	\$ 9,380,298

Of the 85 development applications, 12 were for new dwelling developments in housing opportunity areas, proposing a total of 20 additional dwellings.

The total number and value of development applications determined between July 2014 and February 2018 is illustrated in the graph below:



The number of development applications received during February was 107. (This figure does not include any development applications to be processed by Building Approvals as part of the building permit approval process).

The number of development applications current at the end of February was 203. Of these, 45 were pending further information from applicants and 12 were being advertised for public comment.

In addition to the above, 169 building permits were issued during the month of February with an estimated construction value of \$15,613,667.

Issues and options considered

Not applicable.

Legislation / Strategic Community Plan / policy implications

Legislation

*City of Joondalup District Planning Scheme No. 2.
Planning and Development (Local Planning Schemes)
Regulations 2015.*

Strategic Community Plan

Key theme

Quality Urban Environment.

Objective

Quality built outcomes.

Strategic initiative	Buildings and landscaping is suitable for the immediate environment and reflect community values.
Policy	Not applicable. All decisions made under delegated authority have due regard to any of the City's policies that apply to the particular development.

Schedule 2 clause 82 of the Regulations permits the local government to delegate to a committee or to the local government CEO the exercise of any of the local government's powers or the discharge of any of the local government's duties. Development applications were determined in accordance with the delegations made under Schedule 2 clause 82 of the Regulations.

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.

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 85 development applications were determined for the month of February with a total amount of \$38,026 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 R-Codes, any relevant policy and / or DPS2 and the Regulations.

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.

MOVED Mayor Jacob, SECONDED Cr Hamilton-Prime that Council NOTES the determinations and recommendations made under delegated authority in relation to the:

- 1 Development applications described in Attachment 1 to Report CJ055-04/18 during February 2018;**
- 2 Subdivision applications described in Attachment 2 to Report CJ055-04/18 during February 2018.**

The Motion was Put and CARRIED (12/0) by Exception Resolution after consideration of Item CJ057-04/18, page 132 refers.

In favour of the Motion: Mayor Jacob, Crs Chester, Dwyer, Fishwick, Hamilton-Prime, Hollywood, Logan, McLean, May, Norman, Poliwka and Taylor.

Appendix 1 refers

To access this attachment on electronic document, click here: [Attach1brf180410.pdf](#)

CJ056-04/18 JOONDALUP DESIGN REFERENCE PANEL - CHANGES TO TERMS OF REFERENCE

WARD	All
RESPONSIBLE DIRECTOR	Ms Dale Page Planning and Community Development
FILE NUMBER	34172, 103712, 101515
ATTACHMENTS	Attachment 1 Joondalup Design Reference Panel – Terms of Reference (current) Attachment 2 Joondalup Design Reference Panel – Terms of Reference (proposed)
AUTHORITY / DISCRETION	Executive - The substantial direction setting and oversight role of Council, such as adopting plans and reports, accepting tenders, directing operations, setting and amending budgets.

PURPOSE

For Council to consider changes to the terms of reference for the Joondalup Design Reference Panel (JDRP) to enable a greater number of applications to undergo independent design review as part of the City's assessment of the proposals.

EXECUTIVE SUMMARY

The JDRP is a Council-appointed panel of industry representatives from the Australian Institute of Architects, the Planning Institute of Australia and the Australian Institute of Landscape Architects. The JDRP provides external, independent design advice on development proposals in the City of Joondalup.

The current terms of reference for the JDRP include consideration of all new development and major extensions to buildings in the City Centre, as well as major development proposals outside of the City Centre, with the exception of:

- single houses
- developments of less than 10 multiple dwellings (apartments)
- developments of less than 10 grouped dwellings (units or townhouses)
- extensions to commercial or mixed-use buildings that do not significantly affect the streetscape.

At its meeting held on 21 November 2017 (CJ177-11/17 refers), Council considered various strategies to better manage the impacts of urban infill within the City's Housing Opportunity Areas (HOAs). One of the strategies agreed to by Council was to expand the terms of reference for the JDRP to enable a greater number of applications for multiple dwellings to undergo independent design review. Council also agreed to initiate a scheme amendment to include provisions in the planning scheme requiring regard be given to the recommendations made by the JDRP.

It is proposed to expand the terms of reference to include consideration of all multiple dwelling developments consisting of five or more dwellings, outside of the City Centre. Although not formally requested by Council, it is also proposed that independent design review be undertaken of grouped dwelling developments consisting of five or more dwellings.

The additional, independent design review by the JDRP will add greater integrity to the approval process and will achieve higher quality design outcomes for multiple dwelling and larger grouped dwelling developments in the City's HOAs.

BACKGROUND

At its meeting held on 30 September 2008 (CJ213-09/08 refers), Council established the Design Advisory Panel. The Terms of Reference have been modified several times since then and the name has been changed to Joondalup Design Reference Panel (JDRP) to avoid potential confusion with the Joint Development Assessment Panel (JDAP). The most recent changes to the Terms of Reference were considered by Council at its meeting held on 24 June 2014 (CJ084-06/14 refers).

Since the formal introduction of dual density codes in the City's HOAs in early 2016, a total of 18 separate applications for multiple dwellings have been determined in the HOAs. Of the 18 applications approved, three were considered by the JDRP as they were either for 10 or more multiple dwellings or included commercial development. This means that 15 of the 18 applications for multiple dwellings were not considered by the JDRP.

Within the same period, 190 applications for grouped dwellings have been determined in the HOAs. All of these proposed less than 10 grouped dwellings and therefore were not subject to consideration by the JDRP. The majority of grouped dwelling applications were for four grouped dwellings or less. There have only been two grouped dwelling applications determined proposing more than four dwellings. One was a six grouped dwelling application and the other a seven grouped dwelling application.

As a result of community concern about some of the infill development occurring in the HOAs, at its meeting held on 21 November 2017 (CJ177-11/17 refers), Council requested that the Terms of Reference for the JDRP be expanded to enable a greater number of applications for multiple dwellings to undergo independent design review. Council also agreed to initiate an amendment to the planning scheme to include provisions requiring regard be given to the recommendations made by the JDRP.

Currently, the recommendations made by the JDRP are taken into account when decisions are made on development applications. However, the JDRP and its recommendations are not currently recognised in the City's planning scheme. Accordingly, there is currently no statutory weight that can be given to the JDRP recommendations when making decisions on development applications.

In addition to the above, a draft *Design Review Guide* was released for comment in October 2016 by the Western Australian Planning Commission (WAPC) as part of the *Design WA* suite of documents. The draft *Design Review Guide* was developed to provide a consistent approach to the operation of State and local government design panels (such as the City's JDRP), with the expectation that development over a particular threshold will be subject to some sort of design review.

In relation to multiple dwelling applications, the draft *Design Review Guide* recommends that developments proposing 10 or more multiple dwellings should be subject to design review. It also recommends that discretion be applied in whether or not to apply design review to developments proposing less than 10 multiple dwellings.

The City's submission on the *Design WA* suite of documents, including the draft *Design Review Guide*, was considered by Council at its meeting held on 21 February 2017 (CJ005-02/17 refers). The City made a number of comments on the document, including comment that a monetary threshold should not be the determinant for design review as construction value does not necessarily always correlate with the extent of impact from a development. Concerns were also raised by the City regarding resourcing for pre-lodgement review and the potential costs of aligning panel requirements with the *Design Review Guide* (estimated at upwards of \$48,000 (based on current terms of reference)). The draft *Design Review Guide* has not yet been finalised by the WAPC.

DETAILS

The current terms of reference for the JDRP are included as Attachment 1. The current terms of reference for the JDRP include consideration of all new development and major extensions to buildings in the City Centre, as well as major development proposals outside of the City Centre, with the exception of:

- single houses
- developments of less than 10 multiple dwellings (apartments)
- developments of less than 10 grouped dwellings (units or townhouses)
- extensions to commercial or mixed-use buildings that do not significantly affect the streetscape.

The majority of applications for multiple dwellings received in the City's HOAs have been for less than 10 dwellings and therefore have not been considered by the JDRP.

In the HOAs, there has been a significantly higher number of applications received and determined for grouped dwellings than for multiple dwellings. Multiple dwelling development, however, typically results in a more intense built form outcome than if a site is developed with grouped dwellings. It has been the City's experience, since implementation of the *Local Housing Strategy*, that most grouped dwelling applications are for four or less dwellings. However, most multiple dwelling applications are for six or more dwellings - in most instances on a lot previously occupied by a single house.

The proposed amended JDRP terms of reference are included as Attachment 2 (with modified parts highlighted). It is intended that the modifications will result in those residential developments with the greatest potential to impact on streetscape and on surrounding residents being subject to independent design review (all multiple dwellings outside of the City Centre and grouped dwelling developments outside of the City Centre where five or more dwellings are proposed).

Generally, grouped dwellings have less impact on the streetscape and on neighbouring properties than multiple dwellings do. One of the key reasons for this is that the State Government's *Residential Design Codes* (R-Codes) do not include minimum / average lot sizes for multiple dwellings on sites with an R-Code of R40 or greater. The R-Codes do include minimum / average lot sizes for grouped dwellings and therefore the number of grouped dwellings that can be accommodated on an R40 site is more constrained than for multiple dwellings.

The primary reason that a threshold of five grouped dwellings is proposed in the amended JDRP terms of reference is that there are some R-Code provisions for grouped dwellings which only come into play for developments of five or more grouped dwellings (including visitor parking and access requirements). The introduction of these provisions at the five grouped dwelling threshold are an indicator that developments at this scale may begin to have more of an impact on neighbours and the streetscape and therefore need a more considered design response, which could benefit from review by the City's specialist panel members.

To extend the design review process to applications proposing less than five grouped dwellings is not considered a practical option in terms of staff resources and the impact this would have on processing times for all development applications throughout the City of Joondalup, given 188 of the 190 grouped dwelling applications determined within HOAs proposed four or less dwellings. Moreover, it is considered that grouped dwelling developments with four or less dwellings are less likely to have a significant impact on the streetscape or surrounding residents.

In order to manage the increased number of applications proposed to be considered by the JDRP, the proposed modifications to the terms of reference also include a change to meeting scheduling from "as required" to "monthly" and with additional meetings "as required".

In addition to the above considerations, there is future potential for the City to require applicants to cover costs associated with running the JDRP. Clause 49 of the *Planning and Development Regulations 2009* permits a local government to charge an applicant of a development application the "costs and expenses of specialist advice, such as advice in relation to heritage matters, required in relation to the application". It could be considered that the design advice provided by the specialists on the JDRP is specialist advice; however, until such time that there is a statutory head of power within the planning scheme to require the JDRP process to form part of assessment of applications, it is not considered that costs incurred by the City can reasonably be applied in accordance with the *Planning and Development Regulations 2009*.

These changes to the planning scheme will form part of a separate report to Council dealing with a larger scheme amendment to include new provisions in the planning scheme to enable the City to better control the impact of infill development in HOAs, as agreed to by Council at its meeting held on 21 November 2017 (CJ177-11/17 refers).

Issues and options considered

There are several options available to Council in relation to expanding the JDRP terms of reference. All options presented will achieve the objective of subjecting more multiple dwelling developments to independent design review, consistent with Council's resolution at its meeting held on 21 November 2017 (CJ177-11/17 refers).

Included as an option is the possibility of the JDRP also considering grouped dwelling applications of five or more dwellings. An option to subject all grouped dwelling applications to the JDRP process has not been included as the value that design review can add to smaller development proposals is considered to be limited. Also, it is not considered a practical option in terms of staff resources or in terms of the impact it would have on processing times of all development applications in the City, given 188 of the 190 grouped dwelling applications determined within HOAs proposed four or less dwellings. Moreover, it is considered that grouped dwelling development of a scale of four or less dwellings will be less likely to have a significant impact on the streetscape or surrounding residents.

In the event Council adopts one of the options outlined below, it is intended that the changes to the terms of reference will become effective immediately and will apply to all new development applications lodged following the date of Council's decision on this matter.

The options together with the advantages and disadvantages are set out in the table below:

OPTIONS	ADVANTAGES	DISADVANTAGES
Option A		
JDRP considers multiple dwelling applications of six or more dwellings outside of the City Centre.	Most multiple dwelling applications would be subject to independent design review.	<p>Additional costs to the City to pay for more panel meetings.</p> <p>Additional staff resources required to prepare JDRP reports and attend JDRP meetings.</p> <p>Not all multiple dwelling applications would be considered by the JDRP. Applications proposing less than six multiple dwellings could still result in streetscape and neighbour impacts but would not have the benefit of an independent design review. It is however noted that, to date, there have been no multiple dwelling developments received by the City in its HOAs that proposed less than six dwellings.</p> <p>Larger grouped dwelling developments, that have the potential to have streetscape impacts or impacts on surrounding residents, would not be captured under this option.</p>
Option B		
JDRP considers all multiple dwelling applications outside of the City Centre.	All multiple dwelling applications would be subject to independent design review with no exceptions.	<p>Additional costs to the City to pay for more panel meetings.</p> <p>Additional staff resources required to prepare JDRP reports and attend JDRP meetings.</p>

OPTIONS	ADVANTAGES	DISADVANTAGES
Option B		
		<p>However, based on the multiple dwelling applications received in the City's HOAs to date, Option B would have no greater impact on staff resources or costs associated with the JDRP than Option A.</p> <p>Larger grouped dwelling developments, that have the potential to have streetscape impacts or impacts on surrounding residents, would not be captured under this option.</p>
Option C		
JDRP considers all multiple dwelling applications and grouped dwelling applications of five or more dwellings outside of the City Centre.	<p>All multiple dwelling applications would be subject to independent design review with no exceptions.</p> <p>Larger grouped dwelling development applications most likely to result in streetscape or neighbour impacts would also be subject to design review.</p>	<p>Slightly more cost to the City than Options A or B.</p> <p>Slightly more staff resources required than with Option A or B to prepare JDRP reports and attend JDRP meetings.</p>

Legislation / Strategic Community Plan / policy implications

Legislation

Planning and Development Act 2005.
Planning and Development Regulations 2009.
Planning and Development (Local Planning Schemes) Regulations 2015.
City of Joondalup District Planning Scheme No. 2.

Strategic Community Plan

Key theme

Quality Urban Environment.

Objective

Quality built outcomes.

Strategic initiative

Building and landscape is suitable for the immediate environment and reflect community values.

Policy

Residential Development Local Planning Policy.
State Planning Policy 3.1: Residential Design Codes (R-Codes).
Draft State Planning Policy 7 Design of the Built Environment.
Draft WAPC Apartment Design Policy.

Applications for residential development will continue to be assessed against the requirements of the R-Codes and the City's *Residential Development Local Planning Policy* until a new scheme amendment is finalised for the HOAs by the WAPC and the Minister for Planning and until a new local planning policy (which has the support of the WAPC) is adopted for the HOAs. Until the draft WAPC *Apartment Design Policy* is finalised the City will also continue to request that applicants of multiple dwelling proposals provide a summary of how the 10 Design Principles outlined in the draft *Apartment Design Policy* have been considered and achieved.

Risk management considerations

In expanding the role of the JDRP to participate in the design review of a greater number of multiple dwellings, this will result in an additional process for such applications and an increase in the amount of reporting undertaken by City officers. This will, in turn, increase the amount of overall time taken for officers to deal with an application and consequently may impact on service delivery and the ability for the City to meet statutory timeframes for the determination of development applications. If this likely increase in time results in a greater number of applications not being determined within their statutory timeframe, the City may become involved in a greater number of applications for review by the State Administrative Tribunal (SAT) as applicants may elect to exercise their right for review by the SAT for 'deemed refusal' applications.

If the role of the JDRP is left unchanged, there is a risk that some members of the community will remain concerned with the design outcomes of multiple dwellings and the impact on existing neighbourhoods.

Financial / budget implications

The City currently incurs an annual cost associated with the operation of the JDRP of approximately \$7,000. Based on the number of multiple dwelling applications lodged since implementation of the City's *Local Housing Strategy*, it is estimated that the annual costs associated with operating the JDRP would increase to approximately \$12,000 - \$15,000 (depending on the number of additional meetings required) if all multiple dwellings in HOAs are considered. This could increase marginally if grouped dwelling proposals of more than five dwellings are also included.

Regional significance

Not applicable.

Sustainability implications

Sustainability impacts of individual developments are addressed in reports to the JDRP and, where applicable, in reports to Council or the Development Assessment Panel.

Consultation

No consultation has taken place in regard to this Report.

COMMENT

There are various options available to Council to increase the number of multiple dwelling applications that are subject to independent design review by the JDRP. With all of the options, it is likely there will be a need for more regular JDRP meetings. Given the above it is recommended that the terms of reference are modified to propose monthly scheduled meetings.

A comprehensive review of the terms of reference in accordance with the draft *Design Review Guide* is not recommended at this time, given the *Design WA* suite of documents has not been finalised by the WAPC and the City did not support some aspects of the draft when it was advertised. A further review of the terms of reference could be undertaken in the future once the WAPCs position has been finalised.

In terms of increasing the JDRPs consideration of multiple dwelling developments, Council could select a reduced threshold based on the number of multiple dwellings proposed (Option A). This would reduce the threshold for JDRP consideration from 10 dwellings (currently) to a minimum of six. While this would capture most multiple dwelling developments, there is still potential for multiple dwelling developments with less than six dwellings to have streetscape or neighbour impacts.

The alternative to Option A is for the JDRP to consider all multiple dwelling development applications (Option B). This is unlikely to result in many more applications being considered than with Option A, however it provides certainty that any number of multiple dwellings proposed will result in independent design review.

Option C goes one step further and also considers the potential impact that larger grouped dwelling developments can have on the streetscape and surrounding properties. The majority of grouped dwelling developments received by the City are for four dwellings or less. It is considered that independent design review of these developments is generally unnecessary given the usually limited impact on streetscape and / or neighbouring properties (compared with more intense forms of development). Independent design review of such developments is not practical from a resourcing point of view given the high volume of these smaller grouped dwelling applications received by the City. Option C however includes consideration by the JDRP of grouped dwelling applications where five or more dwellings are proposed. It is considered that these applications could potentially affect streetscape and / or neighbouring properties to the same degree as a multiple dwelling development. It is therefore considered that Option C will provide the most appropriate outcome by ensuring all multiple dwelling developments and larger grouped dwelling developments outside of the City Centre are considered by the JDRP.

It is considered that the thresholds relating to JDRP consideration of grouped and multiple dwellings within the City Centre should remain unchanged at 10 dwellings. Expectations for this type of development are different within the City Centre and there is less potential for smaller development applications to be received and for those applications to adversely impact on streetscape or neighbouring properties.

Further modifications to the terms of reference could occur in the future subject to finalisation of the WAPC draft *Design Review Guide*. Payment by applicants could also be considered in the future in accordance with the *Planning and Development Regulations 2009*, subject to future amendment to the planning scheme to enable the JDRP to be a matter considered by the local government when considering a development application.

VOTING REQUIREMENTS

Simple Majority.

MOVED Cr Poliwka, SECONDED Cr May that Council:

- 1 AMENDS the Joondalup Design Reference Panel Terms of Reference, by modifying points 3.3 and 5.1 to read as follows:**

“3.3 Major building development outside of the City Centre including:

- all multiple dwelling applications;***
- grouped dwelling applications of five or more dwellings;***
- new commercial and / or mixed-use developments (excluding additions that do no significantly impact on the street or adjoining properties);***
- any other development that has the potential to significantly alter the streetscape, adjoining properties or character of the locality as determined by the Director Planning and Community Development;***

5.1 Meetings of the Panel shall be convened monthly at a regular time in order to provide certainty to applicants and to enable design review early in the application assessment process. Additional meetings may be convened by the City if required, in order to meet report deadlines for Council or Development Assessment Panel meetings.”;

- 2 NOTES that the changes to the Terms of Reference will become effective immediately and will apply to all new applicable development applications lodged following the date of this decision;**
- 3 ADVISES the panel members of the Joondalup Design Reference Panel of this decision.**

The Motion was Put and

CARRIED (11/1)

In favour of the Motion: Mayor Jacob, Crs Chester, Dwyer, Fishwick, Hamilton-Prime, Hollywood, Logan, McLean, May, Norman and Taylor.

Against the Motion: Cr Poliwka.

Appendix 2 refers

To access this attachment on electronic document, click here: [Attach2brf180410.pdf](#)

**CJ057-04/18 PROPOSED ADDITIONS AND CHANGE OF USE
FROM SINGLE HOUSE TO NURSING HOME - LOT
197 (39) MELISSA STREET, DUNCRAIG**

WARD	South
RESPONSIBLE DIRECTOR	Ms Dale Page Planning and Community Development
FILE NUMBER	08821, 101515
ATTACHMENTS	Attachment 1 Location plan Attachment 2 Development plans
AUTHORITY / DISCRETION	Administrative - Council administers legislation and applies the legislative regime to factual situations and circumstances that affect the rights of people. Examples include town planning applications, building licences and other decisions that may be appealable to the State Administrative Tribunal.

This Item was dealt with later in the meeting, following Item CJ067-04/18, page 124 refers

CJ058-04/18 EXECUTION OF DOCUMENTS

WARD	All
RESPONSIBLE A/DIRECTOR	Ms Glenda Blake Governance and Strategy
FILE NUMBER	15876, 101515
ATTACHMENTS	Attachment 1 Documents executed by affixing the Common Seal during the period 20 February to 20 March 2018.
AUTHORITY / DISCRETION	Information - includes items provided to Council for information purposes only that do not require a decision of Council (that is for 'noting').

PURPOSE

For Council to note the documents executed by means of affixing the Common Seal for the period 20 February to 20 March 2018 (Attachment 1 refers).

EXECUTIVE SUMMARY

The City enters into 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 Council for information on a regular basis.

It is therefore recommended that Council NOTES the Schedule of Documents executed by means of affixing the Common Seal for the period 20 February to 20 March 2018, as detailed in Attachment 1 to Report CJ58-04/18.

BACKGROUND

For the period 20 February to 20 March 2018, four documents were executed by affixing the Common Seal. A summary is provided below:

Type	Number
Extension of Lease	2
Transfer of Land	1
Section 70A Notification	1

Issues and options considered

Not applicable.

Legislation / Strategic Community Plan / policy implications

Legislation *Local Government Act 1995.*

Strategic Community Plan

Key theme Governance and Leadership.

Objective Corporate capacity.

Strategic initiative Demonstrate accountability through robust reporting that is relevant and easily accessible by the community.

Policy Not applicable.

Risk management considerations

Not applicable.

Financial / budget implications

Not applicable.

Regional significance

Not applicable.

Sustainability implications

Not applicable.

Consultation

Not applicable.

COMMENT

The documents that have been executed by affixing the Common Seal of the City of Joondalup are submitted to Council for information (Attachment 1 refers).

VOTING REQUIREMENTS

Simple Majority.

MOVED Mayor Jacob, SECONDED Cr Hamilton-Prime that Council NOTES the Schedule of Documents executed by means of affixing the Common Seal for the period 20 February to 20 March 2018, as detailed in Attachment 1 to Report CJ058-04/18.

The Motion was Put and CARRIED (12/0) by Exception Resolution after consideration of Item CJ057-04/18, page 132 refers.

In favour of the Motion: Mayor Jacob, Crs Chester, Dwyer, Fishwick, Hamilton-Prime, Hollywood, Logan, McLean, May, Norman, Poliwka and Taylor.

Appendix 4 refers

To access this attachment on electronic document, click here: [Attach4brf180410.pdf](#)

CJ059-04/18 MINUTES OF EXTERNAL COMMITTEES

WARD	All
RESPONSIBLE A/DIRECTOR	Ms Glenda Blake Governance and Strategy
FILE NUMBER	00033, 101515
ATTACHMENTS	Attachment 1 Minutes of WALGA North Metropolitan Zone meeting held on 1 March 2018 Attachment 2 Summary Minutes of the WALGA State Council meeting held on 7 March 2018 <i>(Please Note: These minutes are only available electronically).</i>
AUTHORITY / DISCRETION	Information - includes items provided to Council for information purposes only that do not require a decision of Council (that is for 'noting').

PURPOSE

For Council to note the minutes of various bodies on which the City has current representation.

EXECUTIVE SUMMARY

The following minutes are provided:

- Minutes of WALGA North Metropolitan Zone meeting held on 1 March 2018.
- Summary Minutes of WALGA State Council meeting held on 7 March 2018.

DETAILS

The following information details those matters that were discussed at these external meetings and may be of interest to the City of Joondalup.

WALGA North Metropolitan Zone meeting – 1 March 2018

A meeting of the North Metropolitan Zone was held on 1 March 2018.

At the time of this meeting Cr Russ Fishwick, JP and Cr Nige Jones were Council's representatives on the North Metropolitan Zone.

Crs Mike Norman and Christopher May were apologies for this meeting.

For the information of Council, the following matters of interest to the City of Joondalup were resolved at the North Metropolitan Zone meeting:

1.1 Presentation – Policing Major Events Legislation Briefing with WA Police

Superintendent Dario Bolzonella from the WA Police presented to the Zone regarding new legislation for policing major events.

In Brief

WA Police Force has adopted policies that provide a mechanism to recover costs associated with the deployment of police resources to major sporting and entertainment events in Western Australia. This practice brings WA in line with other jurisdictions including NSW, Victoria and Queensland.

The authority to recover costs and relevant fee schedule comes from the *Police Amendment Act 2011*, which was proclaimed in January 2018.

Charity and community events managed by non-profit organisations are exempt from the policy. Events relating to ANZAC Day are also exempt.

WA Police Force has a Major Events Coordination Unit and staff attached to that unit will assess each application on its merits. More information can be found on the WA Police Force website.

8.1 Request for Presentation – Auditor General's Office

It was resolved by the North Metropolitan Zone as follows:

"That the North Metropolitan Zone invite the Auditor General's office to present at the meeting to be held on 26 April 2018."

8.2 Request for Presentation – Addressing the Risk of Losing State and Federal Road Funding

It was resolved by the North Metropolitan Zone as follows:

"That the North Metropolitan Zone invite Mr Geoff Eves, Local Roads Program Manager to present at the meeting to be held on 26 April 2018."

8.3 Request for Presentation – Public Health

It was resolved by the North Metropolitan Zone as follows:

"That the North Metropolitan Zone invite Ms Vilma Palacios, Coordinator Health Promotion, Public Health and Ambulatory Care, North Metropolitan Health Service to present at the meeting to be held on 28 June 2018."

WALGA State Council meeting – 7 March 2018

A meeting of the WALGA State Council was held on 7 March 2018.

At the time of this meeting Cr Russ Fishwick, JP was Council's representative at the WALGA State Council meeting.

For the information of Council, the following matters of interest to the City of Joondalup were resolved at the WALGA State Council meeting:

1.1 2018 WALGA Elections of President and Deputy President – Returning Officer Ricky Burges

It was resolved by the WALGA State Council as follows:

“That Cr Lynne Craigie be elected as President of the WA Local Government Association for the term of two years, commencing 7 March 2018 and concluding at the first ordinary State Council meeting of 2020.

That Mayor Tracey Roberts be elected as Deputy President of the WA Local Government Association for the term of two years, commencing 7 March 2018 and concluding at the first ordinary State Council meeting of 2020.”

4.1 City of Perth Suspension

It was resolved by the WALGA State Council as follows:

“That the emerging issue on the City of Perth Suspension be considered by the meeting.”

4.3 Emerging Issue – WALGA Constitution – Equal Metropolitan and Country Representation at the President / Deputy Level of WALGA

It was resolved by the WALGA State Council as follows:

“That an item for decision be prepared for the May 2018 State Council agenda to provide consideration to proposed amendments to the WALGA Constitution and Corporate Governance Charter to ensure representation from both Metropolitan and Country constituencies for the President and Deputy President positions.”

5.1 Local Government Act Review

It was resolved by the WALGA State Council as follows:

“That WALGA:

- 1 *Endorse the responses to the Department of Local Government, Sport and Cultural Industries consultation paper provided in this report, subject to:*
 - a *A review of the ability of Elected Members to dial into Council meetings;*
 - b *Local governments should be encouraged (not required) to seek third party assistance in the recruitment and performance management of a CEO, whether this be by the Public-Sector Commission or registered consultants;*
- 2 *Forward the WALGA policy positions endorsed at the December 2017 State Council meeting to the Department as part of this submission for the Act review process;*

- 3 *Request that the Department of Local Government, Sport and Cultural Industries ensure that representation from WALGA and the Local Government Professionals WA is included in any legislative drafting process as a result of the Local Government Act review;*
- 4 *Support the continuance of the Department of Local Government as a direct service provider of compliance and recommend the Department fund its capacity building role through the utilisation of third party service providers."*

5.2 Local Government Act – Audit and Financial Management Regulations Amendment

It was resolved by the WALGA State Council as follows:

"That WALGA endorse the following response to the Department of Local Government, Sport and Cultural Industries, regarding proposed regulatory amendments to facilitate introduction of Local Government auditing by the Auditor General:

- (1) *Local Government (Audit) Regulations 1996 proposed amendments are supported, subject to the following:*
 - (a) *Proposed amendment of Regulation 9 – supported subject to:*
 - (i) *The definition of Australian Accounting Standards being consistent between this Regulation and Financial Management Regulation 3.*
 - (b) *Proposed new Regulation 9A – Not Supported:*
 - (i) *Section 7.10 of the Act already sufficiently provides for the Auditor's right of access to documents.*
 - (ii) *If proposed new Regulation 9A is retained, then subject to:*
 - *Changing requirement for CEO to provide documentation from 14 days to 30 days; or alternatively,*
 - *Ensuring audit planning under Audit Regulation 7 includes identification and agreement on documentation required to be provided.*
 - *Re-sequencing the definitions for Strategic Community Plan and Corporate Business Plan to align with the sequence of Sub-regulations 9(A)(1)(a) and (b).*
 - (c) *Proposed amendment of Regulation 13 – supported subject to:*
 - (i) *Consideration of changing the Compliance Return period from a calendar year to a financial year to be consistent with other audits. Noting that this change would require consequential changes to Audit Reg. 15.*

- (d) *Proposed amendment of Regulation 16 – Supported subject to:*
 - (i) *Sub-regulation 16(a) being deleted as Audit Committee involvement in ‘guiding and assisting’ local government to prepare budgets, financial reports, rates, etc compromises the Committee’s objectivity / impartiality when undertaking the audit role.*
 - (ii) *Redrafting Sub-regulation 16(d) to prescribe the Audit Committee’s function as being ‘to monitor and advise the CEO in regard to the outcome of any review undertaken in accordance with Audit Regulation 17(1) and Financial Management Regulation 5(2)(c)’. The redraft is proposed to avoid any confusion between the Audit Committee function and the CEO’s responsibilities for the administration of the local government.*
 - (iii) *Amendment of Sub-regulation 16(d) to include a requirement for the Audit Committee to report to Council.*
 - (iv) *Sub-regulation 16(f) being deleted as the Audit Committee’s role is not to ‘oversee’ the implementation of actions by the local government.”*
- (2) *Local Government (Financial Management) Regulations 1996 proposed amendments are supported, subject to the following”*
 - (a) *Proposed amendment of Regulation 5 – supported subject to:*
 - (i) *Including a requirement for the outcome of a review to be reported to Council via the Audit Committee, consistent with other similar reporting requirements.*
 - (b) *Proposed amendment of Regulation 17A – supported subject to:*
 - (i) *Resolution of the conflict between the proposed 3-5 year review cycle and AASB 116 clause 34 which requires annual review of asset valuations in some circumstances.*
 - (ii) *Deletion of Sub-regulation 17A(4) as it replicates the requirements of AASB 116 clause 34 and may become inconsistent with the AAS should the AAS be amended in the future.*
 - (iii) *Redrafting of Sub-regulation 17A(6) to enable local governments to determine the \$value threshold through their accounting policy, enabling local governments to apply an effective size and scale regime.*
 - (iv) *Inserting a new sub-regulation excluding local governments from compliance with AASB 166, clause 36, so to avoid requirements for revaluation of a whole class of assets, on the basis that revaluation within the 3-5 year cycle is sufficient.*

- (c) *Regulation 17B is not supported on the basis that:*
- (i) *Regulation 17B is contrary to the intent of Regulation 17A which expenses assets valued less than \$5,000.*
 - (ii) *“Attractive” assets is not defined.*
 - (iii) *Regulation 17B’s purpose is unclear if the asset is written off and therefore active audit is not required.*
 - (iv) *Theft of portable assets is not considered a widespread problem and where concerns arise regarding theft local governments will address those risks, therefore additional red-tape should not be created for the whole sector.*
 - (v) *If Regulation 17B is proposed to be retained, then its retention should be justified by a cost benefit analysis evidencing that sector wide benefit will be achieved i.e. the actual cost of implementing proposed Regulation 17B versus the actual cost of ‘lost’ portable assets. If no such benefit is evidenced, then Regulation 17B should not be implemented.*

5.3 Interim submission – Review of the State Industrial Relations System

It was resolved by the WALGA State Council as follows:

“That the interim submission in response to the Review of the State Industrial Relations System be endorsed.”

5.4 Interim Submission – State Planning Policy 5.4 – Road and Rail Noise – Residential Subdivision

It was resolved by the WALGA State Council as follows:

“That the interim submission to the WA Planning Commission on State Planning Policy 5.4 – Road and Rail Noise be endorsed.”

5.6 Clearance of Subdivision Conditions Relating to Bushfire Management Plans

It was resolved by the WALGA State Council as follows:

“That WALGA advise the State Government the local government sector:

- 1 *Will not agree to the Department of Fire and Emergency Services’ (DFES) transferring of responsibility to the local government sector for the clearance of a subdivision condition for Bush Fire Management Plans, when the condition has been requested by DFES.*
- 2 *Requires adequate and effective consultation on any review of the model subdivision condition relating to clearance, including relating to Bush Fire Management Plans that would result in the transfer of responsibility from any agency for the clearance of a subdivision condition, when that condition has been requested by that agency.”*

5.7 Review of the Administrative Road Classification Methodology

It was resolved by the WALGA State Council as follows:

- "1 That WALGA supports the revised Administrative Road Classification Methodology used to designate whether a metropolitan road should be managed by Main Roads WA or local governments.*
- 2 That the phase-in period is reviewed with the intent that changes to Administrative Classification are implemented more quickly."*

6.1 Heritage Bill 2017

It was resolved by the WALGA State Council as follows:

"That State Council notes that WALGA has sent a letter to The Hon. David Templeman MLA, Minister for Local Government; Heritage; Culture and the Arts to address sector concerns on parts of the Heritage Bill 2017."

6.3 Proposed State Road Funds to Local Government Agreement 2017-18

It was resolved by the WALGA State Council as follows:

"That State Council note the current status of negotiations for a new State Road Funds to Local Government Agreement."

6.4 Report Municipal Waste Advisory Council

It was resolved by the WALGA State Council as follows:

"That State Council note the resolutions of the Municipal Waste Advisory Council at its 13 December 2017 meeting."

Legislation / Strategic Community Plan / policy implications

Legislation Not applicable.

Strategic Community Plan

Key theme Governance and Leadership.

Objective Strong leadership.

Strategic initiative Seek out City representation on key external and strategic bodies.

Policy Not applicable.

Risk management considerations

Not applicable.

Financial / budget implications

Not applicable.

Regional significance

Not applicable.

Sustainability implications

Not applicable.

Consultation

Not applicable.

VOTING REQUIREMENTS

Simple Majority.

MOVED Mayor Jacob, SECONDED Cr Hamilton-Prime that Council NOTES the minutes of the:

- 1 WALGA North Metropolitan Zone meeting held on 1 March 2018 forming Attachment 1 to Report CJ059-04/18;**
- 2 WALGA State Council meeting held on 7 March 2018 forming Attachment 2 to Report CJ059-04/18.**

The Motion was Put and CARRIED (12/0) by Exception Resolution after consideration of Item CJ057-04/18, page 132 refers.

In favour of the Motion: Mayor Jacob, Crs Chester, Dwyer, Fishwick, Hamilton-Prime, Hollywood, Logan, McLean, May, Norman, Poliwka and Taylor.

To access this attachment on electronic document, click here: [Externalminutes180410.pdf](#)

CJ060-04/18 DRAFT CRAIGIE BUSHLAND MANAGEMENT PLAN

WARD	Central
RESPONSIBLE A/DIRECTOR	Ms Glenda Blake Governance and Strategy
FILE NUMBER	102082, 101515
ATTACHMENTS	Attachment 1 Draft Craigie Bushland Management Plan Attachment 2 Community Engagement Plan
AUTHORITY / DISCRETION	Executive – The substantial direction setting and oversight role of Council, such as adopting plans and reports, accepting tenders, directing operations, setting and amending budgets.

PURPOSE

For Council to endorse the release of the draft *Craigie Bushland Management Plan* for community consultation.

EXECUTIVE SUMMARY

The City is responsible for the management of a diverse number of natural areas and undertakes conservation activities to enhance and protect the biodiversity values within these areas in order to reduce the impact of environmental threats.

The draft *Craigie Bushland Management Plan* has been developed to provide direction for the ongoing management of Craigie Bushland over the next 10 years. The draft plan describes the potential environmental impacts, risks and threats that are likely to affect the biodiversity values of the site and proposes management strategies to be implemented over the life of the plan in order to minimise potential impacts.

Several management actions have been included within the draft plan to be implemented over the next 10 years. These include the development of a *Fauna Management Plan* to address the long-term health and sustainability of fauna populations residing within Craigie Bushland, ongoing liaisons with key stakeholders – the Friends of Craigie Bushland, University of Western Australia and the Department of Biodiversity, Conservation and Attractions, regular weed control, ongoing feral animal control, annual bushfire fuel load assessments, monitoring flora, weed, fungi and fauna species through field surveying and implementation of the City's *Weed Management*, *Pathogen Management* and *Bushfire Risk Management Plans*.

It is proposed that the draft *Craigie Bushland Management Plan*, included as Attachment 1, be released for community consultation, for a period of 28 days, in accordance with the *Community Engagement Plan*, included as Attachment 2.

BACKGROUND

Environmental threats have the potential to degrade natural areas and reduce biodiversity values. Environmental threats include weeds, plant diseases, fire, non-native fauna species, human impacts and inappropriate access. In order to provide strategic ongoing management of the City's natural areas and protect native vegetation and ecosystems, natural area management plans are developed for the City's high priority natural areas.

The City develops natural area management plans for its significant natural areas according to the individual priority ranking of the reserve established as part of the City's participation in the former *Local Biodiversity Program*. Management plans and action plans are being developed for the majority of the City's natural areas and will vary in detail depending on whether the area is classified as a:

- Major Conservation or Coastal Area
- High Priority Area
- or
- Medium Priority Area.

Major conservation and coastal areas are subject to a Natural Area Management Plan and high and medium priority areas are subject to an *Action Plan*.

Natural Area Management Plans include the following:

- Description of the physical, biological, social and built environment.
- Development of management strategies for key environmental risks including management approach, activities, risks, impacts and management actions.
- Guidance on staff and stakeholder training, education and communication.
- Identification of required research, monitoring and reporting.

A schedule has previously been established for the development of Natural Area Management Plans by the City of Joondalup. Craigie Bushland is the final major conservation area requiring the development of a natural area management plan.

As part of the development of the draft *Craigie Bushland Management Plan*, a flora, fauna and fungi survey was conducted in spring and summer 2016. The results of this survey were combined with previous surveys to develop a comprehensive species list and ecological assessment of the site.

Due to its high biodiversity values and environmental importance, Craigie Bushland is ranked within the City of Joondalup's top five natural bushland areas and is therefore classed as a major conservation area. Craigie Bushland contains regionally significant vegetation complexes and plant communities and is recognised for its regional significance by being designated as a Bush Forever site by the Western Australian Planning Commission in 2000.

Additionally, an assessment in accordance with the *Environment Protection and Biodiversity Conservation Act 1999* (EPBC Act) has identified the nationally listed *Banksia* Woodlands of the Swan Coastal Plain Threatened Ecological Community at the site. Threatened Ecological Communities listed under the EPBC Act are considered Matters of National Environmental Significance.

The *Callitris preissii* (Rottnest Island Pine) forests and woodlands has also been identified within Craigie Bushland based on the flora species identified during the 2016 ecological survey and advice received from the Department of Biodiversity, Conservation and Attractions. This community is classified as a Threatened Ecological Community in Western Australia by the Department of Biodiversity, Conservation and Attractions.

The occurrence of these vegetation communities along with several other regionally significant flora species and native fauna populations within Craigie Bushland represent its high environmental significance.

Natural area management plans continue to be developed by external consultants for designated priority coastal areas.

In order to provide a holistic and coordinated approach to the management of key environmental threats across the City, issue specific plans have also been developed, these include the following:

- *Pathogen Management Plan* - completed in 2012-13 and updated in 2017-18.
- *Weed Management Plan* – completed in 2016-17.
- *Bushfire Risk Management Plan* – completed in 2017-18.

Issue specific management plans provide management recommendations to address the above threats and will be applied to all natural areas within the City of Joondalup.

DETAILS

Craigie Bushland is classified as a major conservation area and is ranked in the City of Joondalup's top five bushland natural areas due to the high biodiversity values. Craigie Bushland contains conservation significant vegetation communities comprising of *Banksia* woodlands with Tuart, an open Marri forest and a tall open shrubland. Several flora species considered to be Bush Forever significant have also been recorded at the site.

Craigie Bushland is located approximately 19 kilometres north of the Perth Central Business District. The reserve covers approximately 56 hectares of remnant bushland, with 42 hectares enclosed within a permanent fence.

In order to provide strategic ongoing management of Craigie Bushland and to protect native vegetation and fauna populations inhabiting the site, the draft *Craigie Bushland Management Plan* has been developed.

The draft *Craigie Bushland Management Plan* outlines a framework for the management of the site for the next 10 years. The City engaged consultants to undertake a flora, fauna and fungi survey which has informed the development of the Management Plan.

The objectives of the draft *Craigie Bushland Management Plan* are as follows:

- Establish a baseline description of the Craigie Bushland environment to guide future environmental planning and recommended management actions.
- Outline key environmental threats and the impact they have on conservation and recreation values.
- Outline management actions to address key environmental threats including monitoring and reporting.

The majority of the native vegetation at Craigie Bushland is in very good condition, with portions of the vegetation also rated in excellent condition.

The results of the 2016 ecological survey combined with previous surveys undertaken at Craigie Bushland indicate the site supports an accumulated total of 215 native flora species, five native mammals, 36 native birds (including two species of conservation significance), 17 native reptiles and 201 assumed native invertebrate species.

The potential environmental threats identified at Craigie Bushland include weeds, plant diseases, long-term fauna management, bushfire and antisocial behaviour.

A number of management actions are proposed within the plan to address these environmental threats. These include:

- the development of a *Fauna Management Plan*
- ongoing weed control and monitoring
- undertaking annual bushfire fuel load assessments
- feral animal monitoring and control as required
- the implementation of environmental education initiatives
- undertaking follow up ecological surveys.

The proposed management actions will be implemented in partnership with key stakeholders and community groups, in particular the Friends of Craigie Bushland, the University of Western Australia and the Department of Biodiversity, Conservation and Attractions.

Legislation/Strategic Plan/Policy Implications

Legislation

Not applicable.

Although there is no legislative requirement to develop the draft *Craigie Bushland Management Plan*, Federal and State legislative requirements exist to protect the Threatened Ecological Communities existing with Craigie Bushland.

Strategic Community Plan

Key theme

The Natural Environment.

Objective

Environmental Resilience.

Strategic initiative

Identify and respond to environmental risks and vulnerabilities.

Policy

The objectives of the draft *Craigie Bushland Management Plan* are consistent with the City's *Sustainability Policy*.

Risk Management Considerations:

A coordinated and planned approach is required to address issues in natural areas and provide strategies for ongoing long-term management. If management plans are not developed to guide the conservation efforts within the City's natural areas, there is a risk that the overall condition of the native bushland areas of the City will become degraded.

A potential risk resulting from the endorsement of the draft *Craigie Bushland Management Plan* for public comment is lack of community support for the proposed strategic direction. This is unlikely given the current level of community support for natural area management projects undertaken in the City.

The draft *Craigie Bushland Management Plan* recommends the development of a *Fauna Management Plan* to address the long-term management of fauna populations and potential threats to fauna inhabiting Craigie Bushland. The current limited management of fauna populations within Craigie Bushland may become a significant risk to the City due to the potential for fauna to inbreed, exceed the carrying capacity available at Craigie Bushland and the possible welfare issues this may cause to individual animals. It is proposed a *Fauna Management Plan* will outline:

- carrying capacity and population growth
- genetic variability, fauna health and animal ethics
- the roles and responsibilities of relevant land managers and authorities responsible for fauna management at Craigie Bushland.

Financial/Budget Implications:

A flora, fauna and fungi survey was undertaken in 2016-17 for the cost of \$47,508. This included a primary fauna survey in spring (October 2016) and a secondary fauna survey in summer (December 2016). The survey informed the development of the draft *Craigie Bushland Management Plan*. Funds were allocated for this survey in the 2016-17 budget.

Funds are currently allocated within the City's annual operating budget to implement conservation and maintenance activities at Craigie Bushland, however the implementation of some recommendations from the draft *Craigie Bushland Management Plan* will have additional budget implications and these will be subject to the City's annual budget approvals process.

Opportunities to apply for grant funding will also be investigated, as they arise.

Regional Significance

Remnant vegetation within Craigie Bushland has regional, state and national environmental significance due to the type of vegetation at the site, the limited extent of the vegetation left in its naturally occurring geographic range and the limited amount of this vegetation remaining within the Perth Metropolitan Region.

Sustainability Implications

Environmental threats have the potential to degrade natural areas and reduce biodiversity values. The development and implementation of the draft *Craigie Bushland Management Plan* will ensure that measures are taken to address threats within this natural area and provide strategies for ongoing long-term management which will result in protection of the natural environment at Craigie Bushland.

The draft *Craigie Bushland Management Plan* recommends the development of a *Fauna Management Plan* to address the long-term management of the fauna populations currently existing within the area. The proposed *Fauna Management Plan* will outline roles and responsibilities of land managers and relevant authorities and address carrying capacity, population growth and animal ethics to ensure the long-term survival and sustainable management of fauna populations within Craigie Bushland.

The draft *Craigie Bushland Management Plan* includes actions that target community education and awareness to ensure that the City of Joondalup community is well-informed regarding the environmental values of Craigie Bushland. The actions proposed will enhance the natural assets of the area while providing the community with passive recreation opportunities.

Consultation

The draft *Craigie Bushland Management Plan* has been developed in liaison with key stakeholders and user groups including the Friends of Craigie Bushland, the University of Western Australia, the Department of Biodiversity, Conservation and Attractions, the Department of Fire and Emergency Services and the Water Corporation.

Due to the technical nature of the management plan it is proposed that targeted stakeholder consultation be undertaken, as detailed in the *Community Engagement Plan* included in Attachment 2.

The plan will also be available on the City's public website for general community feedback.

Following Council endorsement, the draft *Craigie Bushland Management Plan* will be released for community consultation for a period of 28 days commencing 30 April 2018.

COMMENT

The *Craigie Bushland Management Plan* will inform and prioritise maintenance schedules by providing prioritised management recommendations to be implemented within Craigie Bushland over a 10 year period. The plan will also increase opportunities for the City to apply for grant funding by having a detailed forward schedule of projects to be carried out within Craigie Bushland.

The implementation of the plan will allow the City to demonstrate leadership in addressing environmental threats, providing strategic ongoing management of natural areas and raise community awareness regarding the need to protect the biodiversity values of the environment for the future.

The plan will be continually monitored to track the progress of implementation and an annual review will be undertaken, including an assessment against the endorsed Natural Areas Key Performance Indicators. A major review will be conducted at the end of the 10 year period.

VOTING REQUIREMENTS

Simple Majority.

MOVED Mayor Jacob, SECONDED Cr Hamilton-Prime that Council ENDORSES the release of the draft *Craigie Bushland Management Plan*, included as Attachment 1 to Report CJ060-04/18, for community consultation for a period of 28 days commencing 30 April 2018.

The Motion was Put and CARRIED (12/0) by Exception Resolution after consideration of Item CJ057-04/18, page 132 refers.

In favour of the Motion: Mayor Jacob, Crs Chester, Dwyer, Fishwick, Hamilton-Prime, Hollywood, Logan, McLean, May, Norman, Poliwka and Taylor.

Appendix 5 refers

To access this attachment on electronic document, click here: [Attach5agn180417.pdf](#)

CJ061-04/18 STRATEGIC POSITION STATEMENTS – REVIEW

WARD	All
RESPONSIBLE A/DIRECTOR	Ms Glenda Blake Governance and Strategy
FILE NUMBER	103936, 101515
ATTACHMENTS	Nil.
AUTHORITY / DISCRETION	Executive - The substantial direction setting and oversight role of Council, such as adopting plans and reports, accepting tenders, directing operations, setting and amending budgets.

PURPOSE

For Council to consider proposed revisions to the City's strategic position statements and the adoption of a new strategic position statement relating to a Second A-League Football (Soccer) Team in WA.

EXECUTIVE SUMMARY

Since 2008, Council has developed and reviewed strategic position statements biennially to provide an agreed position on strategic matters of interest to the City. The primary purpose of the statements is to provide flexibility for Council in capitalising on unplanned opportunities for external funding and investment. A secondary purpose is to guide the development of future strategic planning documents where current gaps may exist.

In February 2018, Elected Members reviewed the City's existing strategic position statements, which cover the following issues:

- Community facilities.
- Leisure centre operations.
- HBF Arena Joondalup.
- Tamala Park.
- Tamala Park income.
- CBD land.
- Third Australian Football League in Western Australia.
- City of Joondalup leadership and representation.
- International recognition and innovation.
- Sustainable borrowing.
- Significant event attraction.
- Homelessness.
- Economic development international activity.
- Tri-cities alliance.

At its meeting held on 20 March 2018 (C26-03/18 refers), Council adopted a new strategic position statement relating to a Second A-League Football (Soccer) Team in WA.

It is therefore recommended that Council amends the existing position statements relating to HBF Arena Joondalup and Tamala Park Income.

BACKGROUND

At its meeting held on 15 July 2008 (CJ120-07/08 refers), Council considered a number of strategic, priority issues. Position statements were subsequently developed to provide the Council and City with a basis for lobbying and to effect expedient changes should opportunities from state and federal governments or the commercial industry arise.

Since their inception, the strategic position statements have been subject to biennial reviews in 2010 (CJ121-07/10 refers), 2012 (CJ109-06/12 refers), 2014 (CJ132-08/14 refers) and 2016 (CJ055-04/16 refers). As a result of these review processes, the following changes have been adopted by the Council over the past eight years:

Original Statements 2008	2010 Review	2012 Review	2014 Review	2016 Review
Community facilities	Retained	Retained	Major amendment to consider private commercial facilities in upgrade projects and to include opportunities for the decentralisation of services to other community facilities.	Retained
Leisure centre operations	Retained	Retained	Minor amendment to replace the term "recreation" with "centre".	Retained
HBF Arena Joondalup	Minor amendment to adjust conditions of transfer of the facility to the City	Retained	Minor amendment to clarify the use of potential state government funds to off-set operational losses.	Minor amendments to better align the statement with the status of current projects underway on the Arena Joondalup site and to broaden potential public transport opportunities in the future.

Original Statements 2008	2010 Review	2012 Review	2014 Review	2016 Review
Tamala Park	Retained	Major amendment to require the Mindarie Regional Council to coordinate fund contributions.	Retained	Retained
Debt strategy	Revoked	N/A	N/A	N/A
Tamala Park Income	Minor amendment to align programs to the <i>20 Year Strategic Financial Plan</i>	Minor amendment to refer generically to a "significant one-off community facility"	Retained	Retained
Residential Density	Retained	Major amendment to align with the state government's <i>Directions 2031 and Beyond</i> strategy.	Revoked	N/A
Local Centres	Retained	Major amendment to align with the state government's <i>Directions 2031 and Beyond</i> strategy.	Revoked	N/A
CBD Land	Major amendment to align the statement with recently adopted project philosophies and parameters.	Retained	Retained	Minor amendments to better align the statement with the current vision of the Boas Place development.
	NEW – Third AFL Team in Western Australia.	Retained	Retained	Retained
	NEW – Regional Governance Framework for the Northwest Corridor.	Retained	Retained	Revoked

Original Statements 2008	2010 Review	2012 Review	2014 Review	2016 Review
	NEW – City of Joondalup leadership and representation.	Minor amendment to refer to the leveraging of new opportunities.	Retained	Retained
		NEW – International recognition and innovation	Retained	Retained
			NEW – Sustainable borrowing	Retained
			NEW – Significant event attraction	Retained
				NEW – Homelessness
				NEW – Economic development international activity
				NEW – Tri-cities alliance

In February 2018, Elected Members were again presented with information to assist in the review of current strategic position statements, as well as the introduction of new statements where strategic gaps were identified.

DETAILS

Below is an outline of the City's current strategic position statements as adopted by Council in April 2016 and recommendations in relation to retention, amendment or removal of the statement.

1 Community Facilities

Master Planning

Each significant facility should be developed in accordance with a master plan rather than being the subject of small ad-hoc fixes.

Private commercial facilities should also be considered within upgrades and developments of master planned community facilities.

Usage

Facilities should be multi-use and be used at all times where possible. Facilities should include complementary services where possible.

Opportunities for decentralised service centres should be considered for master planning upgrades of community facilities such as libraries and leisure centres.

Background

Council has adopted a master planning process (CJ062-04/08 refers) that develops an overall design and layout for an area. The process considers the current and future needs of the community to develop a concept plan that designs facilities, infrastructure and areas to best meet these identified needs. Council has endorsed a set of principles and a process that will be used in the master planning of leisure and recreation facilities.

The master planning principles include:

- community participation
- sustainability
- quality facility provision
- community engagement
- multi-purpose and shared use.

A seven step master planning process has been designed to apply to all future community sport, leisure and recreational infrastructure developments and upgrades within the City of Joondalup.

The City is currently undertaking two master planning projects: the *Edgewater Quarry Masterplan* and the *Heathridge Park Masterplan*.

Where possible the City should investigate with the state government opportunities for land swaps or crown land acquisition arrangements to fund new facilities.

At its meeting held on 19 August 2014 (CJ132-08/14 refers), Council amended the position statement as follows:

- To expand opportunities for the City to increase the affordability of its major projects where private funding may offset costs to the City. Example projects where this may apply include proposed redevelopments at Burns Beach, Whitfords and Warwick.
- To align with the City's strategic initiative within *Joondalup 2022* to "employ facility design principles that will provide for longevity, diversity and inclusiveness and where appropriate, support decentralising the delivery of City services".

This position statement remains relevant and should therefore be retained.

Recommendation: RETAIN

2 Leisure Centre Operations

Leisure Centre operations overall should aim to be self-sufficient and meet all operating costs.

Background

The City's premier Leisure Centre in Craigie is considered one of the busiest leisure facilities in Western Australia. The facility records over 1.1 million patrons attending per annum, which equates to 3,257 customers per day. Up to 60% of patrons are visiting the aquatic facility and the remaining 40% of patrons are attending dry side programs and services.

The City of Joondalup Leisure Centres currently operate on a user-pay principle. The fees and charges for the leisure centres are reviewed against an annual price review of similar leisure facilities throughout the State. From a market position the City's leisure centres operate in line with industry averages. To support access to the leisure facilities in price sensitive markets, the City offers one of the highest concession discounts in Western Australia.

A 25% discount is offered to seniors and concession card holders below the age of 75, and a 33% discount for those over the age of 75 who are residents or ratepayers in the City of Joondalup for memberships, casual swim, crèche entry and lifestyle program activities. This benefit is not available to non-residents. The City subsidises the concession at a cost of \$230,000 per annum.

While Craigie performs well financially against similar facilities in Western Australia, the full cost of operations for Craigie, Heathridge and Duncraig Leisure Centre (including operating costs, overhead costs and capital finance costs) requires the City to subsidise the centres' operations by approximately \$1.3 million.

Council recently contributed \$2.3 million towards the upgrade of the Warwick Stadium (formerly known as Warwick Leisure Centre), which includes four new basketball courts, 450m² gymnasium and a number of other internal areas re-modelled including cafe and crèche.

The Craigie Leisure Centre is exempt from the Council's *Facility Hire Subsidy Policy*, due to the commercial realities of operating a large multi-purpose leisure facility.

The leisure centres' current management model is proving successful in attracting large participation rates from the community across a variety of facilities and programs with competitive fees and charges being applied.

At its meeting held on 19 August 2014 (CJ132-08/14 refers), Council made a minor amendment to the Position Statement to delete the words "and recreation" and replaced them with the word "Centre" to ensure the statement focused specifically on leisure centres rather than the City's broader recreation operations.

This position statement remains relevant and should therefore be retained.

Recommendation: RETAIN

3 HBF Arena Joondalup

In the event that the state government agrees to the transfer of this large scale leisure and recreation facility to the City, the transfer is supported on the following conditions as a minimum:

- **Consideration from the Minister for Transport and Perth Transport Authority for the site to incorporate improved public transport linkages with the Joondalup City Centre.**
- **Maintenance of the existing facility to be addressed before transfer.**
- **A funding stream from the state government to off-set operational losses.**
- **All caveats on the land which impede alternative land uses to be withdrawn.**

Background

The facility, in its current form, was principally developed by LandCorp (Joondalup Development Corporation) as part of the implementation of the *Joondalup CBD Masterplan*. It is the only facility of its type that is operated by the State Government, under the auspices of Venues West. All other Venues West facilities are predominantly used for elite sports.

Should a situation arise where transferring ownership of the facility to the City is considered, the City supports the protection of its current financial position by requiring minimum conditions in agreeing to any transfer.

The City has contributed \$11 million to the HBF Arena since its construction, with its latest contribution of \$4 million being for the upgrade of facilities for the West Perth Football Club and Wanneroo Basketball Association, additional netball courts and administration centre for the Joondalup Netball Association and expansion of the western playing fields to assist the Joondalup Little Athletics association and Joondalup Brothers Rugby Club.

The following needs to be considered in reviewing this Strategic Position Statement:

- West Perth and Joondalup Wolves now have new facilities at HBF Arena Joondalup.
- City agrees to maintain current use and charging regime for key stakeholders.
- City agrees to retain staff for a set period.
- Maintenance in recent years has addressed most of the need for refurbishment items to be initiated.
- Subsidy to existing groups will need to be resolved, such as – WAIS and Rugby.
- Caveats on the land exist for Western Power, drainage and use of land for commercial purposes (Landcorp).

At its meeting held on 19 August 2014 (CJ132-08/14 refers), Council amended the position statement to improve wording relating to potential funding support from the state government in the event of the venue being transferred to the City.

At its meeting held on 19 April 2016 (CJ055-04/16 refers), Council made minor amendments to better align the statement with the status of current projects underway on the HBF Arena Joondalup site and to broaden potential public transport opportunities in the future.

The following minor amendments are proposed to better align the statement with the progress status of current projects:

- *Remove the following bullet points,*
 - *Bullet point 3: A funding stream from the state government to off-set operational losses.*
 - *Bullet point 4: All caveats on the land which impede alternative land uses to be withdrawn.*
- *Add the following bullet point:*
 - *New bullet point: Agreement for the land tenure to provide for development of commercial activities aligned to a sports precinct.*

Recommendation: AMEND

4 Tamala Park

The contribution of funds for the development of future regional recreation facilities at Tamala Park should be coordinated by the Mindarie Regional Council, with contributions provided by all current member Councils.

Background

Over the next decade, the Tamala Park land, which is currently under the management and utilisation of the Mindarie Regional Council (MRC), will be released back to the owners. The site, which comprises 151 hectares, will be available as a regional recreation facility.

The land is held in fee simple and is the southern portion of Lot 9504 on Deposited Plan 52070. The land is currently zoned Regional Open Space and / or Bush Forever and an interim zoning exists for 57 hectares of land under the classification 'public utility'.

The MRC has been requested by the seven member owner Chief Executive Officers to develop a masterplan for this portion of the site and the portion of the site currently used for waste management landfill purposes.

Council's position was determined in terms of both the strategic implications and financing of such a facility which, while located within the City of Wanneroo, has an interface with the border of the City of Joondalup.

While the contribution of City funds to develop future facilities at the Tamala Park site is still supported, it is considered appropriate that such contributions are coordinated by the MRC following detailed assessment of options for development of the land.

This position statement remains relevant and should therefore be retained.

Recommendation: RETAIN

5 Tamala Park Income

Funds from Tamala Park should be used for programs aligned to the *20 Year Strategic Financial Plan*, but for the following purposes as a minimum:

- **To invest in income producing facilities.**
- **To build a significant one-off community facility.**

Background

The City of Joondalup, along with six other local governments, has a strategic land investment (Tamala Park) which is currently being developed and sold as a residential lot subdivision. It is projected that in the financial period to 2028-29 there is potential for the City to receive an income stream of approximately \$57 million.

While the overall total projected income stream is largely unchanged from previous projections, the timeframe has been extended from 2024-25 to 2028-29 as a result of market conditions.

The Council has adopted the current position as the basis on which it will manage these funds and for the purposes the funds might be allocated.

The City has established a Tamala Park Land Sales Reserve which holds \$11.9 million as at 30 June 2017, received from dividends and interest earned.

The following amendment is proposed to ensure that the funds are only utilised for income generating facilities:

- *Remove bullet point 2:*
 - *To build of a significant one-off community facility*

Recommendation: AMEND

6 CBD Land

Development of high rise commercial office space and other City Centre uses, including high density residential development within the City Centre on City-owned land, is supported under the following conditions:

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

Background

At its meeting held on 25 May 2010 (CJ073-05/10 refers), Council endorsed the Joondalup City Centre Commercial Office Development – Project Philosophy and Parameters, which provided the following vision for the project:

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

An initial Expression of Interest (EOI) for the site was called and a preferred proponent identified, but negotiations to finalise a Memorandum of Association (MOU) between the parties was unsuccessful. When the City issued a revised EOI in October 2014, Devwest Pty Ltd was endorsed as the preferred developer and an MOU for construction of an integrated, mixed used development for the City Centre site was signed and executed in December 2014.

In July 2015, the City, in association with Devwest Group Pty Ltd, submitted a proposal to the State Government for an office development proposal in the Joondalup City Centre. At the time of endorsement of the City's submission, Council also endorsed the *Joondalup City Centre Concept Plan*, known as "Boas Place" for Lot 496 (70) Davidson Terrace, Lot 507 (90) Boas Avenue and Lot 497 (102) Boas Avenue, Joondalup. The Boas Place concept plan articulates the City's project vision and provides an office building, hotel / short stay and residential accommodation, commercial/retail opportunities and a public car park.

At its meeting held on 19 April 2016 (CJ055-04/16 refers), Council made minor amendments to the position statement to better align the statement with the current vision of the Boas Place development.

The MOU between the City and Devwest Group Pty Ltd expired on 10 September 2017. At its meeting held on 11 September 2017, the former Major Projects Committee requested that the CEO negotiates and clarifies with Devwest Group Pty Ltd in relation to particular sites of the development; (site C) that the City also reserves the right to consider other bidders and development options for sites D and E and report back to the Committee on site F.

An alternative strategy for progressing the Boas Place development was considered by Council at its meeting held on 20 March 2018 (CJ053-03/18 refers). At this meeting, Council endorsed the preparation of an Order of Magnitude Business Case for attracting major developers for the Boas Place development.

This position statement remains relevant and should therefore be retained.

Recommendation: RETAIN

7 Third Australian Football League in WA

In the event that the Australian Football League (AFL) decides to establish a third AFL football team in Western Australia, the City of Joondalup supports the licence being located within the City of Joondalup, with the club base located at Arena Joondalup.

Background

At its meeting held on 20 April 2010 (C14-04/10 refers), Council adopted the above position. It was proposed that Council adopts the statement to demonstrate its willingness to fully support any bid for a third licence within WA and to allow the City to lobby its position where considered appropriate.

The State Government has agreed to provide the funding for the West Perth Football Club (WPFC) for the club facilities.

The AFL acknowledges that the North-West corridor of Perth (Joondalup and Wanneroo) is a major growth corridor and should be a focus of the AFL and Western Australian Football Commission (WAFC). There have been discussions about an AFL Centre of Excellence at the Arena Joondalup.

The WPFC has almost 300 registered players and 85 volunteers. The City of Joondalup committed \$4 million towards the upgrade of facilities at the Arena Joondalup which includes the WPFC facilities and basketball courts to enable the Wanneroo Basketball Association to relocate to the same site from the Collier Pass, Joondalup facilities.

This position statement remains relevant and should therefore be retained.

Recommendation: RETAIN

8 City of Joondalup Leadership and Representation

The City supports and encourages Elected Members and Senior Officers to actively participate in professional and / or industry associations that will further enhance the image of the City and provide a mechanism for leveraging new opportunities that benefit the City and its community.

Background

As the third largest local government (by population) in Western Australia and one of the largest local governments in Australia, it is considered that the City of Joondalup has a role to play with regards to representation and leadership within the local government sector, at both an Elected Member and Senior Officer level.

While the City already plays a leadership role as a local government in the sector, it is considered important that support and encouragement is provided to Elected Members and Senior Officers to actively participate in professional or industry disciplines that will further enhance the image of the City of Joondalup, as well as influence regional, state and national goals for the benefit of the City.

The following examples demonstrate the leadership exhibited by Elected Members, CEO and Directors in the local government sector:

- The former Mayor Troy Pickard served as President of the Australia Local Government Association; a member of COAG; former President of WALGA; and represented the City internationally on the role that cities play in biodiversity conservation.
- Chief Executive Officer, Garry Hunt is a member of the Local Government Chief Officers Group, was a former President of the Western Australian Institute of Municipal Management (now LG Professionals). He has also served on the National Board of the Institute of Municipal Management (IMM) and as the International Vice President of the International City / Country Management Association (ICMA).
- Director of Governance and Strategy, Jamie Parry is a Director on the Board of the Local Government Professionals Australia WA Division.
- Director of Planning and Community Development, Dale Page has been appointed to the board who will oversee the task of merging the Metropolitan Redevelopment Authority and LandCorp.

This position statement remains relevant and should therefore be retained.

Recommendation: RETAIN

9 International Recognition and Innovation

The City should build upon its international recognition for liveability by continuing to demonstrate and embrace innovation and best practice in all fields of service, which are comparable on a global scale.

Background

In 2011, the City was awarded the prestigious honour of the “World’s Most Liveable City” for the population category of 150,001 – 400,000 in the UN-backed annual International Awards for Liveable Communities (LivCom), and the 2012 United Nations Environment Award – *Excellence in Overall Management in Local Government*.

The LivCom Awards are the world’s only awards competition focusing on international best practice regarding the management of the local environment with the further objective of improving the quality of life of individual citizens through the creation of ‘liveable communities’.

To win the award, the City was required to meet comprehensive criteria in the areas of environmental best practice, healthy lifestyles, community engagement and arts and cultural heritage.

The City continues to build on its international recognition in the following ways:

- The City hosted the 2013 International BiodiverCities Conference in collaboration with ICLEI - Local Governments for Sustainability and the Western Australian Local Government Association. The conference assembled local, national and international environmental experts to discuss the topic of addressing biodiversity conservation within the context of a changing climate.

- Joondalup is also home to some world leading research and unique educational facilities. The City will continue to support new research activity or the development of centres of excellence in partnership with key organisations including Edith Cowan University, Joondalup Health Campus, North Metropolitan TAFE and other public / private service providers. The Edith Cowan University Joondalup Campus has recently been announced as the location of the Western Australian Government's first Innovation Hub. The Joondalup Innovation Hub will initially focus on cyber security, leveraging ECU's reputation as a world leader in cyber security research. With an \$800,000 State Government investment, it will bring together public, private and research sectors headquartered at the ECU Joondalup Campus. It will also utilise facilities in ECU and throughout the Joondalup area. The Innovation Hub is a result of collaboration between the City and ECU.
- In 2015, the City's *Climate Change Strategy 2014-2019* was showcased at COP21, the 21st Session of the Conference of the Parties to the United Nations Framework Convention on Climate Change (UNFCCC). In the lead up to COP21, the City also committed to the Compact of Mayors Program, which requires the City to measure and publicly report to a global audience, its progress on climate change actions and initiatives. The City was identified as one of three cities in Australia to be fast-tracked in achieving full compliance with the program.
- The former Mayor Troy Pickard also addressed a United Nations sustainable development summit in New York in 2015, enabling further international attention on the City's biodiversity initiatives.
- In 2017 the City received a Bronze Award in the Australian Organisational Excellence Award from the Australian Organisational Excellence Foundation. The criteria for the Organisational Excellence Awards are internationally recognised and are awarded to organisations that have demonstrated a commitment to excellence in:
 - leadership
 - strategy and planning
 - customer and stakeholder service and engagement
 - ethical behaviour
 - environmental responsibility
 - continued high-levels of performance.

This position statement remains relevant and should therefore be retained.

Recommendation: RETAIN

10 Sustainable Borrowing

The City supports borrowing as an appropriate form of financing capital expenditure in the achievement of objectives contained within the *Strategic Community Plan 2012-2022* and the *20 Year Strategic Financial Plan*.

Sustainable borrowing parameters should be determined as follows:

- **Long term borrowing requirements will be identified as part of the *20 Year Strategic Financial Plan* and specific borrowings will be approved as part of the annual budget process.**

- **Borrowings should only be considered where the impacts are within the range of the key ratio targets contained within the *20 Year Strategic Financial Plan – Guiding Principles*, in particular, the Debt Service Coverage Ratio.**

Background

At its meeting held on 28 June (CJ103-06/16 refers), Council adopted the most recent version of the *20 Year Strategic Financial Plan – Guiding Principles*, which includes the following guidance in relation to borrowing.

The City is an asset intensive business, and as such, loan funding could be expected to be used to fund Capital Expenditure. Loans may be planned for, but only where:

- it is in accordance with the *City Borrowing Strategy*
- debt Service Coverage Ratio is not to exceed five consecutive years with an annual debt service cover ratio of between two and five, with all other periods exceeding a ratio of five
- building infrastructure of a capital nature may be funded by loans but with a loan term not exceeding 50% of the life of the asset.

Regarding the application of borrowings, it is unlikely that the City will earn a higher rate of interest on its own cash compared to the rate of interest on borrowings. Therefore, the City is normally better off to use its own cash (including reserves) in the first instance than to pursue debt options.

The City may determine from time to time, however, that it is prudent that cash is to be set aside into reserve funds for specific future purposes, and may therefore decide to use borrowings to fund other projects rather than using its own cash. It is acknowledged that this is likely to result in a net overall cost to the City.

This position statement remains relevant and should therefore be retained.

Recommendation: RETAIN

11 Significant Event Attraction

The City will attract and support significant events that are unique to Joondalup and enhance its image as an attractive destination for visitors, tourists and business.

These significant events will deliver economic development benefits for local businesses while promoting Joondalup's reputation statewide, nationally and internationally as the cultural, civic and entertainment centre of the north-west region of the Perth metropolitan area.

Background

In the development of *Joondalup 2022*, the following strategic initiatives were adopted by Council to support the enhanced vibrancy of the City and to promote the area as a "Destination City":

- *Actively promote and sponsor significant events and activities.*
- *Actively engage event promoters to host iconic, cultural and sporting events within the City.*

At its meeting held on 17 August 2015 (CJ139-08/15 refers), Council accepted a tender submitted by Mellen Events for the planning, coordination, delivery and management of a significant event being Kaleidoscope for a period of three years commencing November 2016, with a total City contribution of \$1,150,000. Since that time Council endorsed making a further contribution of \$300,000 to the 2017 event.

The 2016 Kaleidoscope event attracted more than 50,000 people over the four nights and:

- An economic impact analysis post-Kaleidoscope which found the combination of all direct, industrial consumption effect would result in total estimated rise in output of \$2,048,305 in the City's economy, an approximate four-fold return on the City's investment in the event.
- Mellen Events reported that Kaleidoscope media and PR coverage (print, TV and radio) totalled more than \$1 million in advertising value equivalency, reaching more than 2,254,843 people. These figures do not include any of the digital or social media coverage.

The 2017 Kaleidoscope event attracted 88,000 people to the Joondalup City Centre over the four nights it was held (9-12 November) and some of the strategic outcomes were:

- An economic impact analysis post-Kaleidoscope found the combination of all direct, industrial consumption effect would result in total estimated rise in output of \$4,168,565 in the City's economy; a good result on the \$600,000 investment in the event.
- Mellen Events reported that in 2017 there were 111 pieces of media coverage for Kaleidoscope across TV, radio, print newspapers and online articles totalling \$2,979,948 in PR value (advertising value equivalency), which was almost triple that of the inaugural 2016 event.

This position statement remains relevant and should therefore be retained.

Recommendation: RETAIN

12 **Homelessness**

The City of Joondalup recognises that a whole of community response is required to reduce and prevent homelessness and minimise the impact of homelessness on families, individuals and the community.

The City's role in addressing homelessness will be one of coordination, support and advocacy in responding to homelessness in collaboration and partnership with the State and Federal Government, neighbouring local governments, homeless support services, community organisations and other relevant stakeholders to ensure that people experiencing homelessness are provided with effective and coordinated responses.

Background

At its meeting held on 31 March 2015 (C14-03/15 refers), Council approved a notice of motion requesting the Chief Executive Officer to conduct research and prepare a report into the prevalence of homelessness and people sleeping rough within the northern corridor; the possibility of partnering with adjoining local governments to share resources; the allocation of space for a drop-in centre and active participation in the local Homelessness Action Group.

In August 2015, the City commissioned Shelter WA to undertake research in accordance with the issues highlighted in the above. This included the collation and analysis of available data; interviews with key stakeholders and a review of relevant literature from which to develop recommendations for the City's consideration in responding to homelessness within the region.

Council received the outcomes of the research report in December 2015 and in doing so, supported the development of a strategic position statement to clarify the roles and responsibilities in responding to the issue of homelessness on a regional basis.

Council also supported development of a regional homelessness strategy in conjunction with the City of Wanneroo. Development of this strategy is currently underway.

Issues Identified:

- Lack of clarity regarding roles and responsibilities of all spheres of government and not-for profit agencies in addressing homelessness.
- Fragmented and uncoordinated service delivery.
- Requirement for a regional homelessness strategy within the north metropolitan region.

Workshops with the Cities of Joondalup and Wanneroo have recently been held to progress the proposed regional homelessness strategy.

This position statement remains relevant and should therefore be retained.

Recommendation: RETAIN

13 Economic Development International Activity

The City supports the pursuance of international economic development activities that seek to achieve:

- **local economic growth**
- **investment attraction**
- **export growth in local goods and services**
- **return on investment.**

The City's role in achieving the above should include:

- **facilitating linkages between local businesses and industries to international markets**
- **providing financial contributions to pilot programs and initiatives with partner organisations that support international investment within the City**
- **leveraging current international sister city relationships, for example Jinan, China**
- **delivering a focused economic development international activities program to support the economic growth of the City of Joondalup for the benefit of ratepayers, Joondalup businesses, and other key stakeholders.**

Activities should also align with the specialist themes contained within the City's *Economic Development Strategy*, namely: Global City, Destination City and Digital City.

Background

Since the launch of the City of Joondalup's *Strategic Community Plan Joondalup 2022*, which has a clear vision of "A global City: bold, creative and prosperous", several informing strategies have been developed to facilitate achievement of the vision. Informing strategies endorsed by Council include *Expanding Horizons - An Economic Development Strategy for a Global City* a digital strategy entitled *Joondalup: Digital City*, and the *International Economic Development Activities Plan*.

Expanding Horizons supports the achievement of the City's vision with seven themes as follows:

- Business Growth and Innovation.
- Employment Skills and Development.
- Business Clusters and Investment.
- City and Regional Infrastructure.
- Global City.
- Digital City.
- Destination City.

The Global City and Destination City themes relate directly to international economic development, while the Digital City theme acts as a delivery mechanism to enable efficient digital engagement and commerce in the international marketplace.

Following the 2015 delegation to China, it was apparent that the City needed to be clear on what international engagement and activity is required to achieve its vision and strategic goals. The City also needed clarity on what its role is in attracting international investment and to understand how it can assist businesses located in the City to diversify into the international marketplace.

The City's *Economic Development Strategy*, *Expanding Horizons* includes significant emphasis on international activities. Each of the core strategic themes of the strategy includes a 'Global City' dimension.

Council also recently endorsed an *International Economic Development Activities Plan* (CJ042-04/17 refers) to support the delivery of the Economic Strategy, as well as the City's *Strategic Community Plan* vision through the articulation of a prioritised list of activities based on research and stakeholder consultation.

The *International Economic Development Activities Plan* was developed following significant research and investigation into a number of international markets and a thorough economic analysis of those markets that are likely to provide the largest economic return on investing City of Joondalup time and resources into developing international relationships.

The economic analysis included factors such as industry contribution to Gross Regional Product, the economic growth of the industry, percentage of overall jobs, the number of businesses and the potential for jobs growth compared to the national position.

The following industries are identified as having core strengths to be leveraged in the *International Economic Development Activities Plan*:

- Health and Medical (Aged Care).
- Education and Training.
- Retail.
- Tourism.

The *International Economic Development Activities Plan* provides a solid framework for the City to focus effort and resources effectively in order to attract international investment and assist businesses located in the City to diversify into the international marketplace.

The most recent City of Joondalup delegation visited Jinan in September 2017 to discuss the implementation of a number of initiatives and strengthen ties between both Cities and their key stakeholders.

The City led a trade delegation of key stakeholders to Shanghai from 25 November to 3 December 2017 to explore international investment opportunities in training and education, aged care and tourism.

This position statement remains relevant and should therefore be retained.

Recommendation: RETAIN

14 Tri-Cities Alliance

The Tri-Cities Alliance will provide a platform for the Cities of Joondalup, Wanneroo and Stirling to adopt a collaborative and strategic approach to engagement with the State and Federal Government in order to promote and progress regionally agreed economic development and infrastructure priorities that will provide benefits across municipal boundaries.

Background

The City of Joondalup, along with the Cities of Stirling and Wanneroo, are responsible for governing one of the fastest growing regions in Australia – the North-West Corridor of the Perth metropolitan area, which accounts for over 23% of the total population of Perth.

The Cities of Joondalup, Stirling and Wanneroo successfully launched Tri-Cities Alliance in late 2014 to actively promote the metropolitan northern corridor of Perth to the State and Federal Governments.

The Tri-Cities Alliance has to date involved a series of meetings with, and presentations to, Federal and State Government representatives including delegations to Canberra in November 2014, August 2015 and February 2016, and presentations to the WA Liberal Party in June 2015, and the WA Labor Party in November 2015.

Issues Identified:

The Tri-Cities Alliance provides an opportunity:

- for the City to actively build upon relationships with Federal Government representatives and help foster economically beneficial outcomes for the community
- to present a strong and united front to the relevant parties on short, medium and long term priorities for the northern corridor of Perth
- to ensure that the northern corridor of Perth, one of the fastest growing regions of Australia, has the required infrastructure and services to provide its rapidly growing population with a sustainable and vibrant place for communities to live and work.

This position statement remains relevant and should therefore be retained.

Recommendation: RETAIN

New Strategic Position Statements

15 Second A-League Football (Soccer) Team in WA

Background

At its meeting held on 20 March 2018 (C26-03/18 refers), Council approved a new strategic position statement relating to a Second A-League Football (Soccer) Team in WA.

Proposed Statement:

In the event that the Australian A-League decides to establish a second A League Football (Soccer) team in Western Australia, the City of Joondalup supports the licence being located within the City of Joondalup.

Recommendation: ADD NEW

Issues and options considered

The Council may adopt the strategic position statements as recommended or raise alternative amendments as required.

It is considered that the position statements demonstrate the Council's agreed position in relation to strategic matters and assist the City with regard to any lobbying of positions where considered appropriate. As such, it is recommended that the revised and new position statements be adopted by Council to reiterate its commitment to matters considered significant to the growth and development of the City.

Legislation / Strategic Community Plan / policy implications

Legislation	This item relates to the general function of local government to provide for the good government of persons in its district.
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Strategic Community Plan

Key theme	The strategic position statements relate to themes across the City's <i>Strategic Community Plan 2012-2022</i> .
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Objective	Not applicable.
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Strategic initiative	Not applicable.
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Policy	Not applicable.
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Risk management considerations

Consideration of future strategic issues supports the City's responsibility and accountability for the stewardship of community resources. The position statements consider the risks associated with the overall goals and objectives of the City, and set a broad direction for how the City will progress a number of key matters.

Financial / budget implications

Not applicable.

Regional significance

A number of the position statements relate to regional issues or facilities.

Sustainability implications

The item has a general connection to sustainability in that it establishes a set of position statements on a number of key issues, and plans for sustainable success.

Consultation

Not applicable.

COMMENT

The position statements establish a general direction on a number of key strategic issues and provide direction to assist the City to progress a number of key projects.

VOTING REQUIREMENTS

Simple Majority.

OFFICER'S RECOMMENDATION

That Council:

1 ENDORSES the following strategic position statements:

1.1 COMMUNITY FACILITIES

Master Planning

Each significant facility should be developed in accordance with a master plan rather than being the subject of small ad-hoc fixes.

Private commercial facilities should also be considered within upgrades and developments of master planned community facilities.

Usage

Facilities should be multi-use and be used at all times where possible. Facilities should include complementary services where possible.

Opportunities for decentralised service centres should be considered for master planning upgrades of community facilities such as libraries and leisure centres.

1.2 LEISURE CENTRE OPERATIONS

Leisure Centre operations overall should aim to be self-sufficient and meet all operating costs.

1.3 HBF ARENA JOONDALUP

In the event that the state government agrees to the transfer of this large scale leisure and recreation facility to the City, the transfer is supported on the following conditions as a minimum:

- Consideration from the Minister for Transport and Perth Transport Authority for the site to incorporate improved public transport linkages with the Joondalup City Centre.
- Maintenance of the existing facility to be addressed before transfer.
- Agreement for the land tenure to provide for development of commercial activities aligned to a sports precinct.

1.4 TAMALA PARK

The contribution of funds for the development of future regional recreation facilities at Tamala Park should be coordinated by the Mindarie Regional Council, with contributions provided by all current member Councils.

1.5 TAMALA PARK INCOME

Funds from Tamala Park should be used for programs aligned to the *20 Year Strategic Financial Plan*, but for the following purpose as a minimum:

- To invest in income producing facilities.

1.6 CBD LAND

Development of high rise commercial office space and other City Centre uses, including high density residential development within the City Centre on City-owned land, is supported under the following conditions:

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

1.7 THIRD AUSTRALIAN FOOTBALL LEAGUE TEAM IN WESTERN AUSTRALIA

In the event that the Australian Football League (AFL) decides to establish a third AFL football team in Western Australia, the City of Joondalup supports the licence being located within the City of Joondalup, with the club base located at Arena Joondalup.

1.8 CITY OF JOONDALUP LEADERSHIP AND REPRESENTATION

The City supports and encourages Elected Members and Senior Officers to actively participate in professional and/or industry associations that will further enhance the image of the City and provide a mechanism for leveraging new opportunities that benefit the City and its community.

1.9 INTERNATIONAL RECOGNITION AND INNOVATION

The City should build upon its international recognition for liveability by continuing to demonstrate and embrace innovation and best practice in all fields of service, which are comparable on a global scale.

1.10 SUSTAINABLE BORROWING

The City supports borrowing as an appropriate form of financing capital expenditure in the achievement of objectives contained within the *Strategic Community Plan 2012-2022* and the *20 Year Strategic Financial Plan*.

Sustainable borrowing parameters should be determined as follows:

- Long term borrowing requirements will be identified as part of the *20 Year Strategic Financial Plan* and specific borrowings will be approved as part of the annual budget process.
- Borrowings should only be considered where the impacts are within the range of the key ratio targets contained within the *20 Year Strategic Financial Plan – Guiding Principles*, in particular, the Debt Service Coverage Ratio.

1.11 SIGNIFICANT EVENT ATTRACTION

The City will attract and support significant events that are unique to Joondalup and enhance its image as an attractive destination for visitors, tourists and business.

These significant events will deliver economic development benefits for local businesses while promoting Joondalup's reputation statewide, nationally and internationally as the cultural, civic and entertainment centre of the north-west region of the Perth metropolitan area.

1.12 HOMELESSNESS

The City of Joondalup recognises that a whole of community response is required to reduce and prevent homelessness and minimise the impact of homelessness on families, individuals and the community.

The City's role in addressing homelessness will be one of coordination, support and advocacy in responding to homelessness in collaboration and partnership with the State and Federal Government, neighbouring local governments, homeless support services, community organisations and other relevant stakeholders to ensure that people experiencing homelessness are provided with effective and coordinated responses.

1.13 ECONOMIC DEVELOPMENT INTERNATIONAL ACTIVITY

The City supports the pursuance of international economic development activities that seek to achieve:

- local economic growth
- investment attraction
- export growth in local goods and services
- return on investment.

The City's role in achieving the above should include:

- facilitating linkages between local businesses and industries to international markets
- providing financial contributions to pilot programs and initiatives with partner organisations that support international investment within the City
- leveraging current international sister city relationships, for example Jinan, China
- delivering a focused economic development international activities program to support the economic growth of the City of Joondalup for the benefit of ratepayers, Joondalup businesses, and other key stakeholders.

Activities should also align with the specialist themes contained within the City's *Economic Development Strategy*, namely: Global City, Destination City and Digital City.

1.14 TRI-CITIES ALLIANCE

The Tri-Cities Alliance will provide a platform for the Cities of Joondalup, Wanneroo and Stirling to adopt a collaborative and strategic approach to engagement with the State and Federal Government in order to promote and progress regionally agreed economic development and infrastructure priorities that will provide benefits across municipal boundaries.

- 2 NOTES the following Strategic Position Statement was adopted by Council at its meeting held on 20 March 2018 (C26-03/18 refers):

2.1 SECOND A-LEAGUE FOOTBALL (SOCCER) TEAM IN WA

In the event that the Australian A-League decides to establish a second A-League Football (Soccer) team in Western Australia, the City of Joondalup supports the licence being located within the City of Joondalup.

MOVED Mayor Jacob, SECONDED Cr McLean that Council:

- 1 **ENDORSES the following strategic position statements:**

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Activities should also align with the specialist themes contained within the City's *Economic Development Strategy*, namely: Global City, Destination City and Digital City.

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- 3 REQUESTS the Chief Executive Officer to prepare a report examining the matters and associated implications for the City around the strategic position statement detailed in part 2.1 above.**

The Motion was Put and

CARRIED (12/0)

In favour of the Motion: Mayor Jacob, Crs Chester, Dwyer, Fishwick, Hamilton-Prime, Hollywood, Logan, McLean, May, Norman, Poliwka and Taylor.

**CJ062-04/18 JOONDALUP 2022 - MAJOR REVIEW -
CONSIDERATION FOLLOWING COMMUNITY
CONSULTATION**

WARD	All
RESPONSIBLE A/DIRECTOR	Ms Glenda Blake Governance and Strategy
FILE NUMBER	01529, 101515
ATTACHMENTS	Attachment 1 Revised Strategic Community Plan – Joondalup 2022 Attachment 2 Consultation Analysis Report
AUTHORITY / DISCRETION	Executive - The substantial direction setting and oversight role of Council, such as adopting plans and reports, accepting tenders, directing operations, setting and amending budgets.

PURPOSE

For Council to consider the outcomes of community consultation undertaken to inform the major review of the *Strategic Community Plan* and adopt the revised *Strategic Community Plan, Joondalup 2022*.

EXECUTIVE SUMMARY

At its meeting held on 18 July 2017 (CJ119-07/17 refers), Council noted the outcomes of the initial phases of the major review process for the *Strategic Community Plan* and approved the release of the revised *Strategic Community Plan* for community consultation. The consultation was designed to assess whether the shared vision and priorities, originally developed for the City's *Strategic Community Plan*, remained relevant to community aspirations and to consider any new or future issues, pressures or priorities since the plan's adoption.

Consultation was conducted for a period of 21 days from 14 August to 4 September 2017, in accordance with the City's *Community Consultation and Engagement Policy* and as outlined in the approved *Engagement Plan*. This included a personalised information package distributed to 3,000 randomly selected residents / ratepayers, parliamentarians and local ratepayers and residents associations.

Details and information regarding the consultation were also advertised through the Joondalup Weekender and status updates were posted on the City's Facebook page. Members of the public and stakeholders wishing to comment were also encouraged to complete an online survey form via the City's website, while members of the Community Engagement Network were also informed of the consultation.

The City collected 414 valid responses throughout the 21-day consultation period. Further analysis is provided in the details section of this Report, while a detailed analysis of the community consultation results is provided in Attachment 2. The following provides a brief summary of the community consultation:

- Of the valid submissions, 54.3% of all respondents agreed that the City's current vision remains relevant, while 21.5% disagreed, 22.2% were unsure and 1.9% did not respond.
- The majority of respondents considered all aspirational outcomes and objectives under each key theme to be 'moderately' or 'extremely' relevant.
- Respondents considered all key themes to be 'moderately' or 'extremely important' with financial sustainability rated as the highest priority.
- Respondents noted the change in context and economic climate since the development of the *Strategic Community Plan* and encouraged the City to continue to look for cost efficiencies within its projects as well as focus on making the City liveable, inclusive and community focussed.

Feedback collected from the community consultation has complemented the commentary received from the major review's previous engagement processes, namely with the Elected Members and the City's Strategic Community Reference Group (SCRG). All consultation phases completed have demonstrated that the *Strategic Community Plan* remains relevant to community and stakeholder aspirations, and as such, only minor amendments are suggested for the revised *Strategic Community Plan* presented to at its meeting held on 18 July 2017 (CJ119-07/17 refers).

It is therefore recommended that Council:

- 1 *NOTES the community consultation results on the revised Strategic Community Plan as detailed in Attachment 2 to Report CJ062-04/18;*
- 2 *BY AN ABSOLUTE MAJORITY, ENDORSES the revised Strategic Community Plan – Joondalup 2022 forming Attachment 1 to Report CJ062-04/18;*
- 3 *NOTES as part of the Chief Executive Officer's Key Performance Indicators, a comprehensive review of the Joondalup Performing Arts and Cultural Facility Project will be undertaken, with a further report to be submitted to Council.*

BACKGROUND

The *Strategic Community Plan* is the highest-level plan prepared by Council and its community, with the purpose of identifying the community's main priorities and aspirations for the future and establishing strategies to achieve agreed objectives.

In alignment with the then Department of Local Government and Communities Integrated Planning and Reporting Framework, the City developed a *Strategic Community Plan Joondalup 2022* in consultation with Council, its community and stakeholders. During the development of *Joondalup 2022*, significant levels of support were received from the community for all proposed outcomes and objectives contained within the draft plan. Following this process, at its meeting held on 23 October 2012 (CJ210-10/12 refers) Council adopted its first *Strategic Community Plan, Joondalup 2022*.

Joondalup 2022 provides strategic direction for all services and activities delivered by the City and guidance towards its future aspirational targets. In light of its high-level positioning within the City's planning framework, the plan's content is relatively broad in order to integrate with lower level issue specific and / or operational plans. As such, only significant changes in strategic direction or unanticipated external factors tend to affect the *Strategic Community Plan*.

In accordance with the *Local Government (Administration) Regulations 1996* and *Integrated Planning and Reporting Framework (IPRF)* guidelines, local governments are required to conduct a major review of their *Strategic Community Plan* once every four years and minor reviews every two years. A minor review was previously undertaken and adopted by Council at its meeting held on 21 October 2014 (CJ184-10/14 refers), following a public comment period.

The major review of *Joondalup 2022* aims to assess the current structure and relevance of the *Strategic Community Plan* in line with community aspirations and assess whether the plan is progressing towards its vision, priorities and aspirations.

The initial stages of the major review included the following:

- Review and feedback from Elected Members through the Elected Members Strategic Session in February 2016. The Strategic Session focused on the major review of *Joondalup 2022* and included discussion on whether the City's vision and strategic priorities remained relevant and an evaluation on the City's progression towards its goals established in the development of the *Strategic Community Plan*.
- The SCRG meeting held on 30 June 2016 was convened specifically to provide the SCRG Members (community representatives) and the City's key stakeholders (including representatives from Joondalup Health Campus, Edith Cowan University, North Metropolitan TAFE and the Western Australian Police Academy) with the opportunity to provide feedback on the *Strategic Community Plan*. The meeting provided a facilitated discussion on the major issues and challenges faced by the City and all stakeholders, as well as whether the City's vision and direction remain relevant to, and in alignment with, the ambitions of key stakeholders.
- Review of progress to date against the transformational projects and the strategic initiatives.
- Review of the external environment to assess whether there were economic, social or political changes likely to impact on the *Strategic Community Plan*.
- Community Wellbeing Survey undertaken by the City in 2015 to measure the overall wellbeing of the community and provide additional information on community needs and perceptions.
- Review of results and feedback from the City's Annual Customer Satisfaction Survey which measures overall community satisfaction with the City, including satisfaction with the City as a place to live, the City Centre as a place to visit, and City services and facilities.
- Assessment of available resources to achieve the *Strategic Community Plan* – including partnerships and collaboration with key stakeholders.

All feedback from the initial stages informed the major review, testing the appropriateness and continuing relevance of *Joondalup 2022*.

Council subsequently considered the outcomes of the initial phases of the major review of the plan at its meeting held on 18 July 2017 (CJ119-07/17 refers) and approved the release of the revised *Strategic Community Plan* for community consultation for a period of 21 days from 14 August to 4 September 2017.

DETAILS

Consultation Development

In accordance with the approved *Engagement Plan* the consultation aimed to assess whether the shared vision and priorities originally developed for the City's *Strategic Community Plan, Joondalup 2022* remain relevant to community aspirations. A personalised information package which included a covering letter, frequently asked questions document and a hard copy survey were sent to 3,000 randomly selected residents / ratepayers, parliamentarians and local ratepayers and residents associations.

Details and information regarding the consultation were outlined on the City's website, advertised through the *Joondalup Weekender* and status updates were posted on the City's Facebook page. Members of the public and stakeholders wishing to comment were also encouraged to complete an online survey form via the City's website. In addition, an email was sent to 1,896 members of the Community Engagement Network on 14 August 2017 directing them to the City's website and the online comment form. A reminder email was also sent on 1 September 2017 before the consultation closed. Specific youth marketing material for the Community Engagement Network was also promoted through the City's Y-Lounge website and Youth Services Facebook page to encourage the City's younger demographic to participate in the consultation.

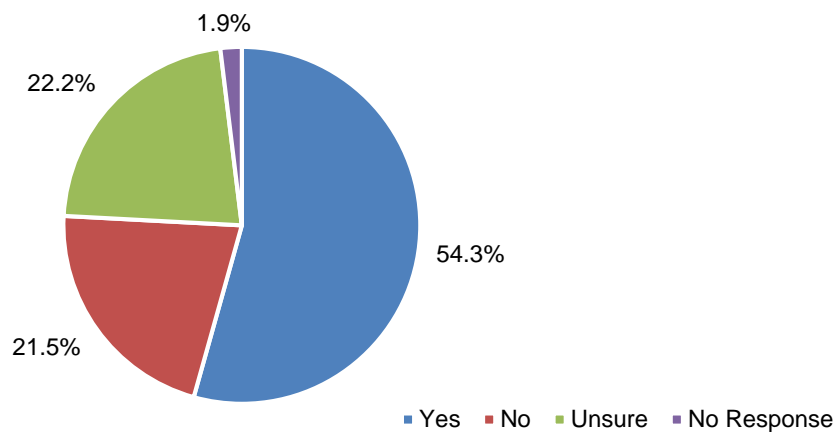
Consultation Results

The City collected a total of 671 responses throughout the 21-day advertised consultation period. Of those responses, 414 were deemed valid; that is, the submission included the respondent's full contact details, was received within the advertised consultation period and only one submission per respondent was received. Of the 257 invalid responses, 252 did not provide their contact details, while five were duplicate responses from the same household. A detailed analysis of the community consultation results is provided in Attachment 2 to this Report. A summary of the consultation is shown below:

Relevance of the City's Vision

Respondents were asked to indicate whether they thought the City's vision remained relevant. Of the 414 valid responses, 54.3% agreed that the City's vision remains relevant, while 21.5% disagreed, with 22.2% being unsure and 1.9% not responding to the question (summarised in the chart below).

Q: Does the City's vision remain relevant?

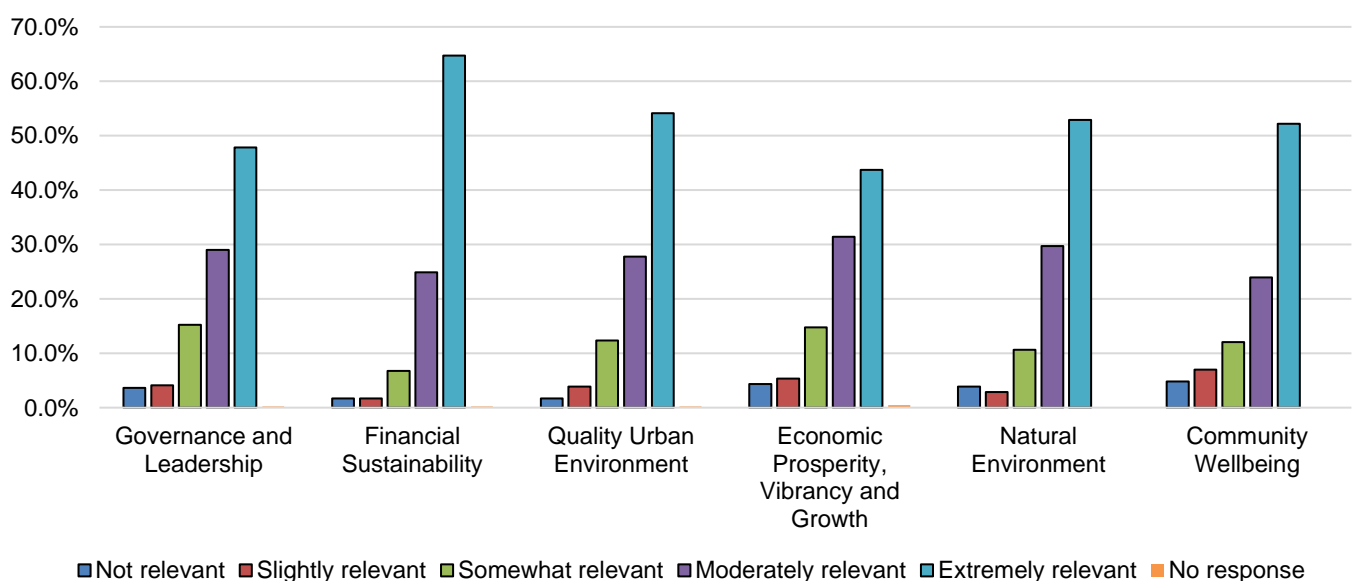


Relevance of Aspirational Outcomes against Themes

Respondents were asked to rate the relevance on a five-point scale from 'not relevant' to 'extremely relevant' of each aspirational outcome under each of the six key themes within *Joondalup 2022*. Of the 414 valid responses, respondents indicated the relevance of aspirational outcomes by each key theme as below:

- Governance and Leadership – 76.8% indicated 'moderately' or 'extremely' relevant.
- Financial Sustainability – 89.6% indicated 'moderately' or 'extremely' relevant.
- Quality Urban Environment – 81.9% indicated 'moderately' or 'extremely' relevant.
- Economic Prosperity, Vibrancy and Growth – 75.1% indicated 'moderately' or 'extremely' relevant.
- Natural Environment – 82.6% indicated 'moderately' or 'extremely' relevant.
- Community Wellbeing – 76.1% indicated 'moderately' or 'extremely' relevant.

Relevance of Aspirational Outcomes by Key Theme



Relevance of Objectives against each Key Theme

Respondents were asked to rate the relevance on a five-point scale from 'not relevant' to 'extremely relevant' of each objective under each of the six key themes within *Joondalup 2022*. Of the 414 valid responses, respondents indicated the relevance of objectives by each key theme as below:

Governance and Leadership

- Effective Representation – 91.3% indicated 'moderately' or 'extremely' relevant.
- Corporate Capacity – 93.5% indicated 'moderately' or 'extremely' relevant.
- Active Democracy – 92.1% indicated 'moderately' or 'extremely' relevant.
- Strong Leadership – 84.3% indicated 'moderately' or 'extremely' relevant.

Financial Sustainability

- Financial Diversity – 89.2% indicated 'moderately' or 'extremely' relevant.
- Effective Management – 94.2% indicated 'moderately' or 'extremely' relevant.
- Major Project Delivery – 86.9% indicated 'moderately' or 'extremely' relevant.

Quality Urban Environment

- Quality Built Outcomes – 83.8% indicated 'moderately' or 'extremely' relevant.
- Integrated Spaces – 89.6% indicated 'moderately' or 'extremely' relevant.
- Quality Open Spaces – 91.3% indicated 'moderately' or 'extremely' relevant.
- City Centre Development – 63.8% indicated 'moderately' or 'extremely' relevant.

Economic Prosperity, Vibrancy and Growth

- Primary Centre Status – 58% indicated 'moderately' or 'extremely' relevant.
- Activity Centre Development – 70.1% indicated 'moderately' or 'extremely' relevant.
- Destination City – 66.7% indicated 'moderately' or 'extremely' relevant.
- Regional Collaboration – 66.9% indicated 'moderately' or 'extremely' relevant.
- Business Capacity indicated – 84.5% indicated 'moderately' or 'extremely' relevant.

Natural Environment

- Environmental Resilience – 83.4% indicated 'moderately' or 'extremely' relevant.
- Community Involvement – 87.4% indicated 'moderately' or 'extremely' relevant.
- Accessible Environments – 86.3% indicated 'moderately' or 'extremely' relevant.
- Environmental Leadership – 71.8% indicated 'moderately' or 'extremely' relevant.

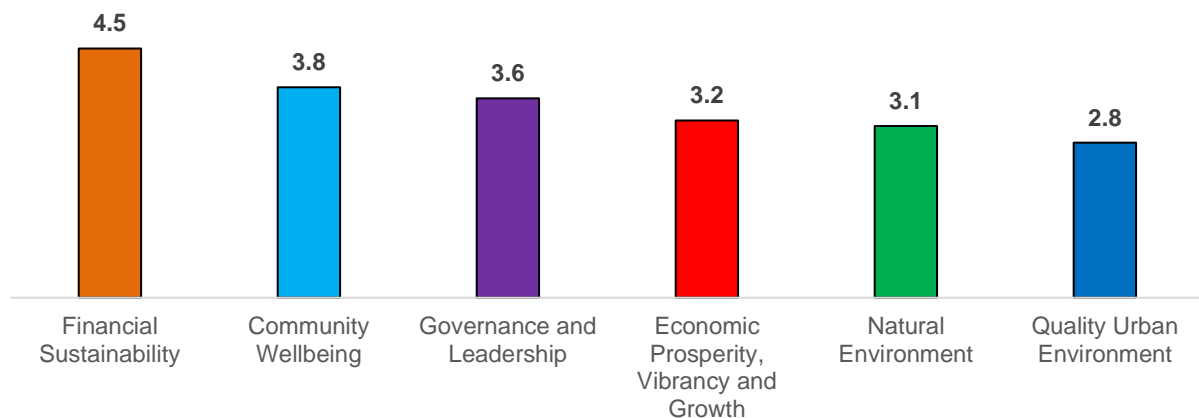
Community Wellbeing

- Quality Facilities – 78.3% indicated 'moderately' or 'extremely' relevant.
- Cultural Development – 58% indicated 'moderately' or 'extremely' relevant.
- Community Spirit – 81.9% indicated 'moderately' or 'extremely' relevant.
- Community Safety – 94.3% indicated 'moderately' or 'extremely' relevant.

Respondents were also invited to provide comment on the objectives in all key themes. A total of 147 respondents provided a total of 248 comments. Twenty-two respondents queried the City's 'global' focus, 16 respondents indicated they would like the City to investigate mechanisms to reduce rates and 15 respondents indicated that the provision of safe environments should be a focus. All comments are detailed in the Consultation Analysis Report shown as Attachment 2.

Ranking of Key Themes

Respondents were asked to rank the six key themes within *Joondalup 2022* in order of perceived priority, with one being the highest priority and six being the lowest priority. A total of 407 valid responses were analysed and an average ranking of themes was calculated. On average, the 'Financial Sustainability' theme was ranked as the highest priority while 'Quality Urban Environment' theme was ranked as the lowest priority.



Respondents were also asked to comment on the ranking of the key themes with 87 respondents providing a total of 126 comments. Of these comments, 33 indicated that it was difficult to rank objectives as they felt all were equally important, while 12 indicated that without financial sustainability and good governance, it would be difficult to deliver the other themes. All comments are detailed in the Consultation Analysis Report shown as Attachment 2.

Additional Comments

Lastly, respondents were asked to provide additional comments on the major review, with 133 respondents providing a total of 192 comments. Of these comments, 17 indicated that they would like the City to consider cost efficiencies for future projects and investigate reducing rates, 16 made general comments about the plan, while 15 supported the City's approach and the plan's direction. All comments are detailed in the Consultation Analysis Report shown as Attachment 2.

Amendments to the Strategic Community Plan

Feedback collected from the community consultation has, in the main, complemented the commentary received during previous engagement processes of the major review of the *Strategic Community Plan*, particularly in relation to comments regarding the current economic climate and a focus on financial sustainability. The revised *Strategic Community Plan* presented to Council at its meeting held on 18 July 2017 (CJ119-07/17 refers) included new sections incorporating achievements against the plan's objectives and strategic initiatives as well as the transformational projects, new challenges identified and progress updates against the plan's key performance indicators.

Following the recent consultation period, further amendments are recommended to the Economic Prosperity, Vibrancy and Growth theme's aspirational outcome as well as the 'Primary Centre Status' and 'Regional Collaboration' objective to better reflect the City's aspirations. The Mayoral Welcome page has also been updated and the City's population figures have been adjusted in alignment with the latest ABS figures. These changes are highlighted in Attachment 1.

Summary

The community consultation results demonstrate that the *Strategic Community Plan's* vision, aspirational outcomes and objectives continue to remain relevant to community and stakeholder aspirations. Minor amendments and updates are recommended to the revised *Strategic Community Plan* which was presented to Council at its meeting held on 18 July 2017, as shown as Attachment 1.

Issues and options considered

It is recommended that Council consider the following options:

Option 1: Adopt the revised Strategic Community Plan, *Joondalup 2022*, shown as Attachment 1 to this report.

Option 2: Suggest further modifications to the revised Strategic Community Plan, *Joondalup 2022*.

Option 1 is the recommended option.

Legislation / Strategic Community Plan / policy implications

Legislation	<i>Local Government Act 1995.</i> <i>Local Government (Administration) Regulations 1996.</i>
Strategic Community Plan	This report relates to the review of the <i>Strategic Community Plan – Joondalup 2022</i> .
Key theme	Governance and Leadership.
Objective	Active democracy.
Strategic initiative	Optimise opportunities for the community to access and participate in decision-making processes.
Policy	<i>Community Consultation and Engagement Policy.</i>

Risk management considerations

In alignment with the IPRF guidelines, local governments are required to conduct a major review of their *Strategic Community Plan* once every four years. If the City does not complete the major review of its *Strategic Community Plan*, it could result in a circumstance of non-compliance.

Financial / budget implications

The *Strategic Community Plan* is operationalised through the *Five Year Corporate Business Plan* and Annual Planning and Budget processes. Financial and budget implications associated with implementation of the plan are subject to normal budgetary approval processes and long-term financial implications are considered in the development of the *Strategic Financial Plan*.

Regional significance

The *Strategic Community Plan* includes a number of projects that have regional significance in terms of regional collaboration and visitor attraction.

Sustainability implications

The *Strategic Community Plan* considers the local and regional economy, built and natural environment, social networks as well as good governance and financial sustainability.

Consultation

Two phases of consultation had previously been undertaken, namely:

- review and feedback from Elected Members
- review and feedback from the City's SCRG.

This report provides feedback from the broader community consultation conducted for a three week period from 14 August to 4 September 2017 as detailed in the *Engagement Plan* presented to Council at its meeting held on 18 July 2017.

A detailed report of feedback received during this consultation process is provided in Attachment 2 of this Report.

COMMENT

The City's *10 Year Strategic Community Plan* was developed in 2012 in partnership with the community and key stakeholders to position the City to respond to the major challenges and opportunities through to 2022. The consultation phases for the major review of the *Strategic Community Plan* have demonstrated that *Joondalup 2022* continues to remain relevant to community and stakeholder aspirations with some modifications to reflect the completion of some transformational projects and priorities, the inclusion of new Council endorsed projects and a slight change in emphasis to the Economic Prosperity, Vibrancy and Growth theme.

The *Strategic Community Plan* articulates a shared vision with the community and the high-level outcomes required to achieve the vision. The major review has involved significant stakeholder and broad community input. The City's key stakeholders including Edith Cowan University, North Metro TAFE, Joondalup Health Campus and the Western Australian Police Academy all provided support for the City's vision and corresponding aspirational outcomes as the City's *Strategic Community Plan* aligns with their aspirations and programs. While broad community sentiment indicates majority support for the current vision, this support has declined from the last review undertaken in 2014. Comments from the community consultation indicate that this is due to uncertainty and misunderstanding about the reference to 'global' in the vision.

The 'global' reference is intended to build on the City's achievement in 2011 of the World Most Liveable City (population category 15,001 – 400,000) and the significant achievements from the Sister City Relationship between Jinan and Joondalup. Positioning the City as 'global' is also intended to acknowledge and recognise the high number of overseas migrants living in the City of Joondalup and their positive impact on the economy and community wellbeing, the traction the City is getting from its partnership activity with education providers to attract international students and internationally renowned researchers and entrepreneurs to Joondalup and continued efforts to support locally based businesses to develop trade links overseas and facilitate eCommerce activities in targeted areas such as international education, medical / health (aged care, nursing and midwifery) and tourism.

The City's global aspirations align with a number of Council endorsed plans including the *Economic Development Strategy*, *Expanding Horizons* and the *International Economic Development Activities Plan* which has a two year horizon with a set of specific key performance indicators to be achieved. It is, therefore, considered prudent and appropriate for the current vision to be retained to support the City's international agenda that is currently being progressed in close collaboration with the key industry sectors and the state and federal governments with the ultimate aim of economic growth and prosperity for the City and, therefore, improved community wellbeing.

In accordance with the *Local Government (Administration) Regulations 1996* and *Integrated Planning and Reporting Framework* (IPRF) guidelines, the City's next minor review of its *10 Year Strategic Community Plan* is scheduled for 2018-19. The plan will also undergo another major review scheduled for 2020-21 at which point the progress achieved over the plan's life will be presented to Council and the process for the development of a new *Strategic Community Plan* will commence.

VOTING REQUIREMENTS

Absolute Majority.

MOVED Mayor Jacob, SECONDED Cr Hamilton-Prime that Council:

- 1 NOTES the community consultation results on the revised *Strategic Community Plan* as detailed in Attachment 2 to Report CJ062-04/18;**
- 2 BY AN ABSOLUTE MAJORITY, ENDORSES the revised *Strategic Community Plan – Joondalup 2022* forming Attachment 1 to Report CJ062-04/18;**
- 3 NOTES as part of the Chief Executive Officer's Key Performance Indicators, a comprehensive review of the Joondalup Performing Arts and Cultural Facility Project will be undertaken, with a further report to be submitted to Council.**

The Motion was Put and

CARRIED (12/0)

In favour of the Motion: Mayor Jacob, Crs Chester, Dwyer, Fishwick, Hamilton-Prime, Hollywood, Logan, McLean, May, Norman, Poliwka and Taylor.

Appendix 6 refers

To access this attachment on electronic document, click here: [Attach6agn180417.pdf](#)

CJ063-04/18 LIST OF PAYMENTS MADE DURING THE MONTH OF FEBRUARY 2018

WARD	All
RESPONSIBLE DIRECTOR	Mr Mike Tidy Corporate Services
FILE NUMBER	09882, 101515
ATTACHMENTS	Attachment 1 Chief Executive Officer's Delegate Municipal Payment List for the month of February 2018 Attachment 2 Chief Executive Officer's Delegated Trust Payment List for the month of February 2018 Attachment 3 Municipal and Trust Fund Vouchers for the month of February 2018
AUTHORITY / DISCRETION	Information - includes items provided to Council for information purposes only that do not require a decision of 'noting').

PURPOSE

For Council to note the list of accounts paid under the Chief Executive Officer's delegated authority during the month of February 2018.

EXECUTIVE SUMMARY

This report presents the list of payments made under delegated authority during the month of February 2018 totalling \$11,554,230.57.

It is therefore recommended that Council NOTES the Chief Executive Officer's list of accounts for February 2018 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 Report CJ063-04/18, totalling \$11,554,230.57.

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 February 2018. Lists detailing the payments made are appended as Attachments 1 and 2.

The vouchers for the month are appended as Attachment 3.

FUNDS	DETAILS	AMOUNT
Municipal Account	Municipal Cheques & EFT Payments 106275 - 106356 & EF068791 – EF069340 Net of cancelled payments.	\$6,835,516.15
	Vouchers 2161A -2174 & 2179 – 2182.	\$4,709,955.45
Trust Account	Trust Cheques & EFT Payments 207271 - 207278 & TEF001471 – TEF001475 Net of cancelled payments.	\$8,758.97
Total		\$11,554,230.57

Issues and options considered

There are two options in relation to the list of payments.

Option 1

That Council declines to note the list of payments paid under delegated authority. The list is required to be reported to Council in accordance with Regulation 13(1) of the *Local Government (Financial Management) Regulations 1996*, and the payments listed have already been paid under the delegated authority. This option is not recommended.

Option 2

That Council notes the list of payments paid under delegated authority. This option is recommended.

Legislation / Strategic Community Plan / policy implications

Legislation

The Council has delegated to the Chief Executive Officer 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 Chief Executive Officer is prepared each month showing each account paid since the last list was prepared.

Strategic Community Plan

Key theme	Financial Sustainability.
Objective	Effective management.
Strategic initiative	Not applicable.
Policy	Not applicable.

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 Annual Budget as adopted or revised by Council.

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 incurred in accordance with the *2017-18 Annual Budget* as adopted by Council at its meeting held on 27 June 2017 (CJ084-06/17 refers) and subsequently revised or has been authorised in advance by the Mayor or by resolution of Council as applicable.

VOTING REQUIREMENTS

Simple Majority.

MOVED Mayor Jacob, SECONDED Cr Hamilton-Prime that Council NOTES the Chief Executive Officer's list of accounts for February 2018 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 Report CJ063-04/18, totalling \$11,554,230.57.

The Motion was Put and CARRIED (12/0) by Exception Resolution after consideration of Item CJ057-04/18, page 132 refers.

In favour of the Motion: Mayor Jacob, Crs Chester, Dwyer, Fishwick, Hamilton-Prime, Hollywood, Logan, McLean, May, Norman, Poliwka and Taylor.

Appendix 7 refers

To access this attachment on electronic document, click here: [Attach7brf180410.pdf](#)

CJ064-04/18 FINANCIAL ACTIVITY STATEMENT FOR THE PERIOD ENDED 28 FEBRUARY 2018

WARD	All	
RESPONSIBLE DIRECTOR	Mr Mike Tidy Corporate Services	
FILE NUMBER	07882,101515	
ATTACHMENT	Attachment 1	Financial Activity Statement
	Attachment 2	Investment Summary
	Attachment 3	Supporting Commentary
AUTHORITY/ DISCRETION	Information - includes items provided to Council for information purposes only that do not require a decision of Council (that is for 'noting').	

PURPOSE

For Council to note the Financial Activity Statement for the period ended 28 February 2018.

EXECUTIVE SUMMARY

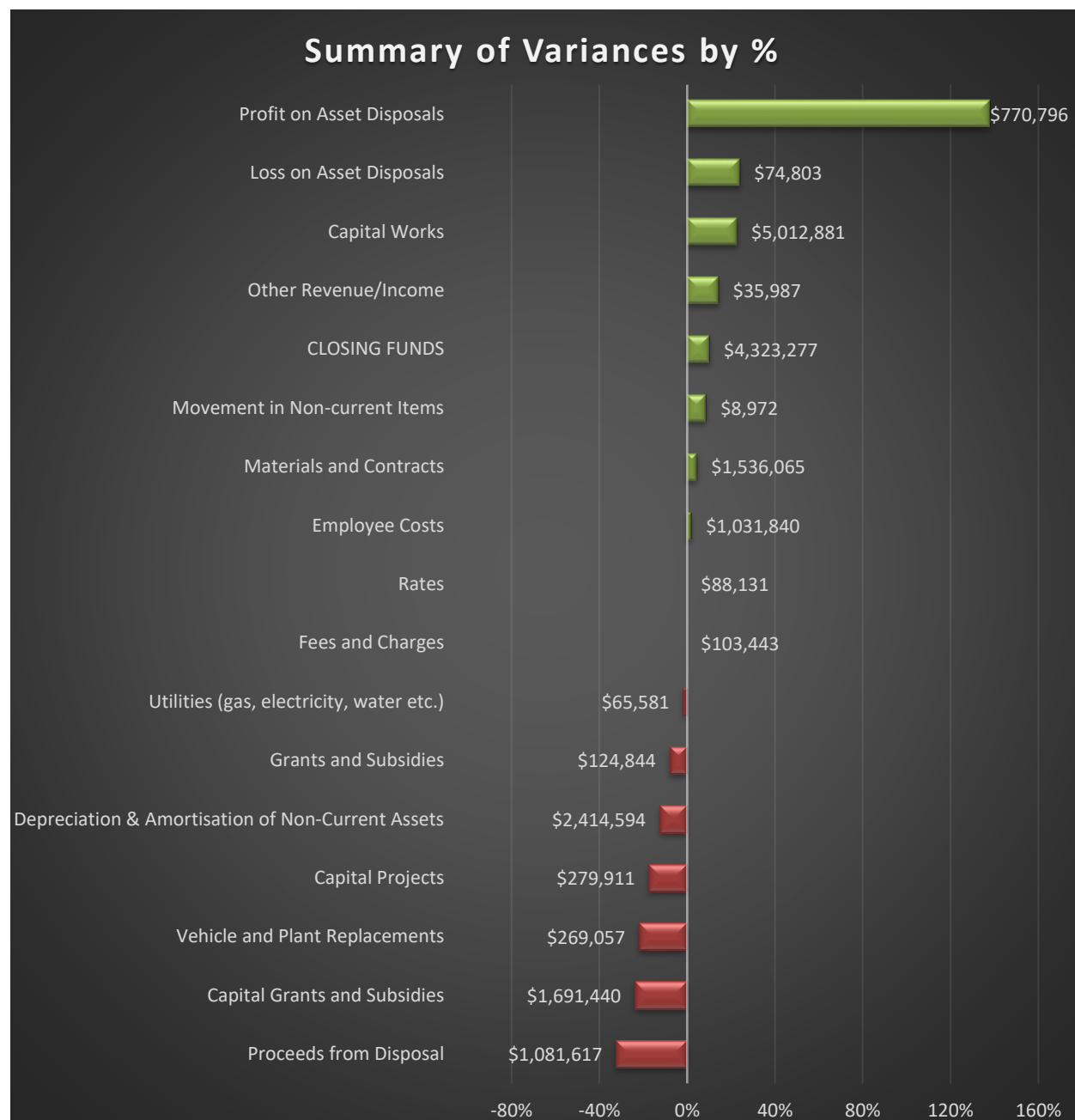
At its meeting held on 27 June 2017 (CJ084-06/17 refers), Council adopted the Annual Budget for the 2017-18 financial year. Council subsequently revised the budget at its meeting held on 20 February 2018 (CJ022-02/18 refers). The figures in this report are compared to the revised budget.

The February 2018 Financial Activity Statement Report shows an overall favourable variance from operations and capital, after adjusting for non-cash items, of \$4,323,277 for the period when compared to the revised budget.

It should be noted that this variance does not represent a projection of the end of year position or that these funds are surplus to requirements. It represents the year to date position to 28 February 2018 and results from a number of factors identified in the report.

There are a number of factors influencing the favourable variance, but it is predominantly due to the timing of revenue and expenditure compared to the budget estimate. The notes in Appendix 3 to Attachment 1 identify and provide commentary on the individual key material revenue and expenditure variances to date.

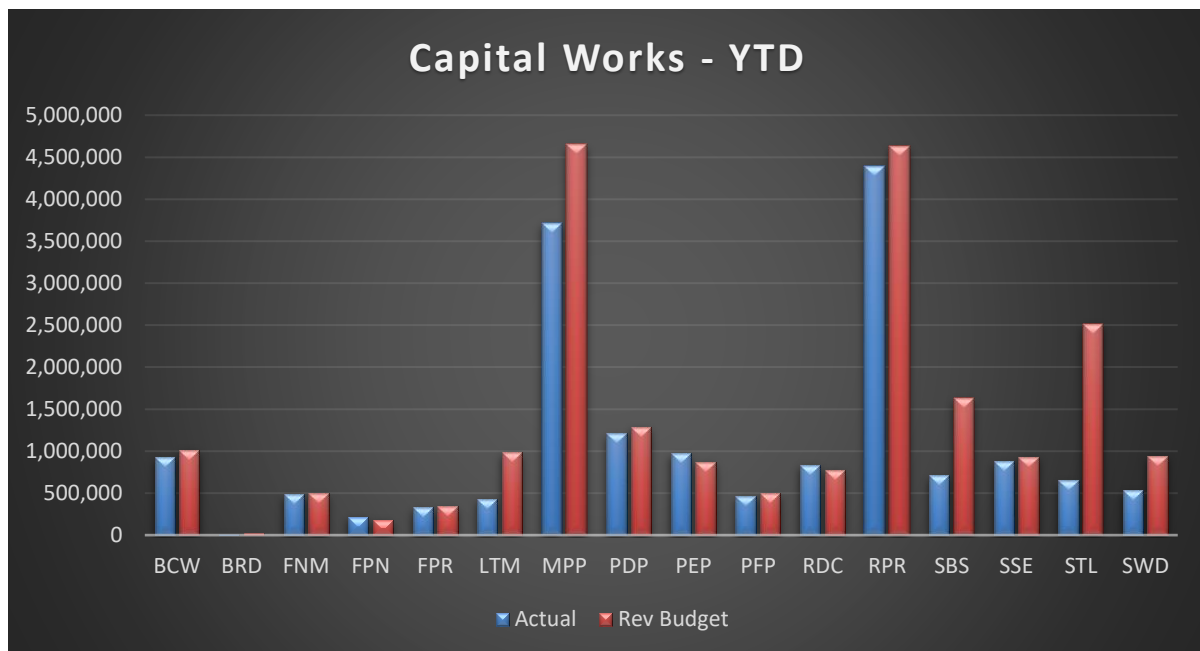
The key elements of the variance are summarised below:



The significant variances for February were:

Capital Works

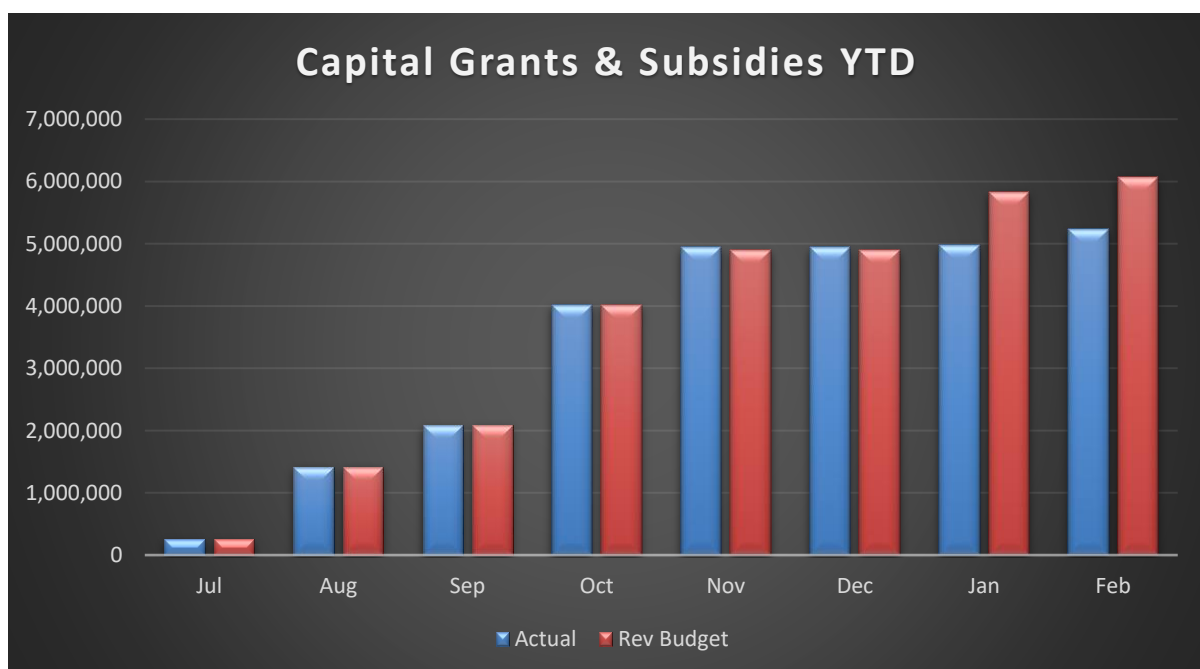
\$5,012,881



Capital Works expenditure is \$5,012,881 below budget. This includes favourable timing variances for Street Lighting Program \$1,859,402, Major Projects Program \$940,120 and Blackspot Projects Program \$920,514.

Capital Grants and Subsidies

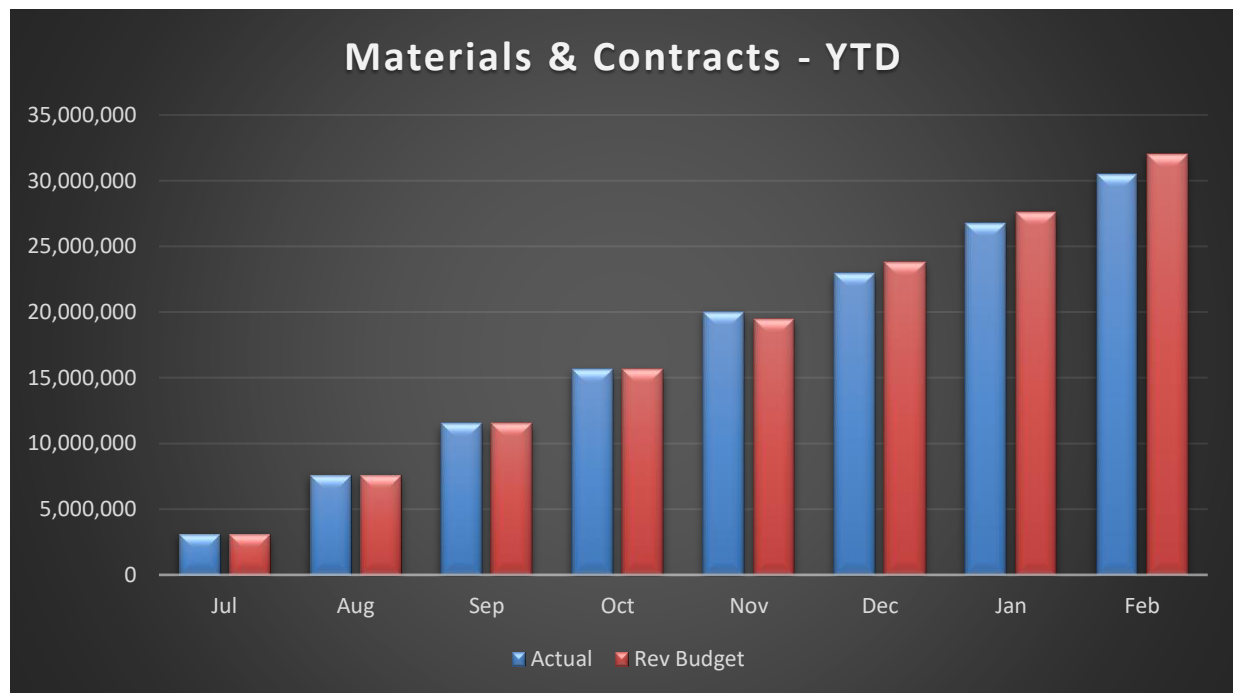
(\$1,691,440)



Capital Grants and Subsidies is \$1,691,440 below budget due to unfavourable timing variances. This includes delayed funding of Capital Projects including Ocean Reef Marina \$500,000 and Yellagonga Wetlands – Smart Monitoring and Management Program \$342,662. In addition funding for Blackspot Projects is \$648,693 under budget due to delayed progress of some projects and funding applied for others but not yet received.

Materials and Contracts

\$1,536,065



Materials and Contracts expenditure is \$1,536,065 below budget. This includes favourable timing variances for Professional Fees and costs \$395,999, Administration \$377,714 and Waste Management Services \$182,953.

It is therefore recommended that Council NOTES the Financial Activity Statement for the period ended 28 February 2018 forming Attachment 1 to Report CJ064-04/18.

BACKGROUND

The *Local Government (Financial Management) Regulations 1996* requires a monthly Financial Activity Statement. At its meeting held on 11 October 2005 (CJ211-10/05 refers), Council approved 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 28 February 2018 is appended as Attachment 1.

Legislation / Strategic Community 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* 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 Community Plan

Key theme Financial Sustainability.

Objective Effective management.

Strategic initiative Not applicable.

Policy Not applicable.

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 funds for an additional purpose except where the expenditure is authorised in advance by an absolute majority of Council.

Financial / budget implications

All amounts quoted in this report are exclusive of GST.

Regional significance

Not applicable.

Sustainability implications

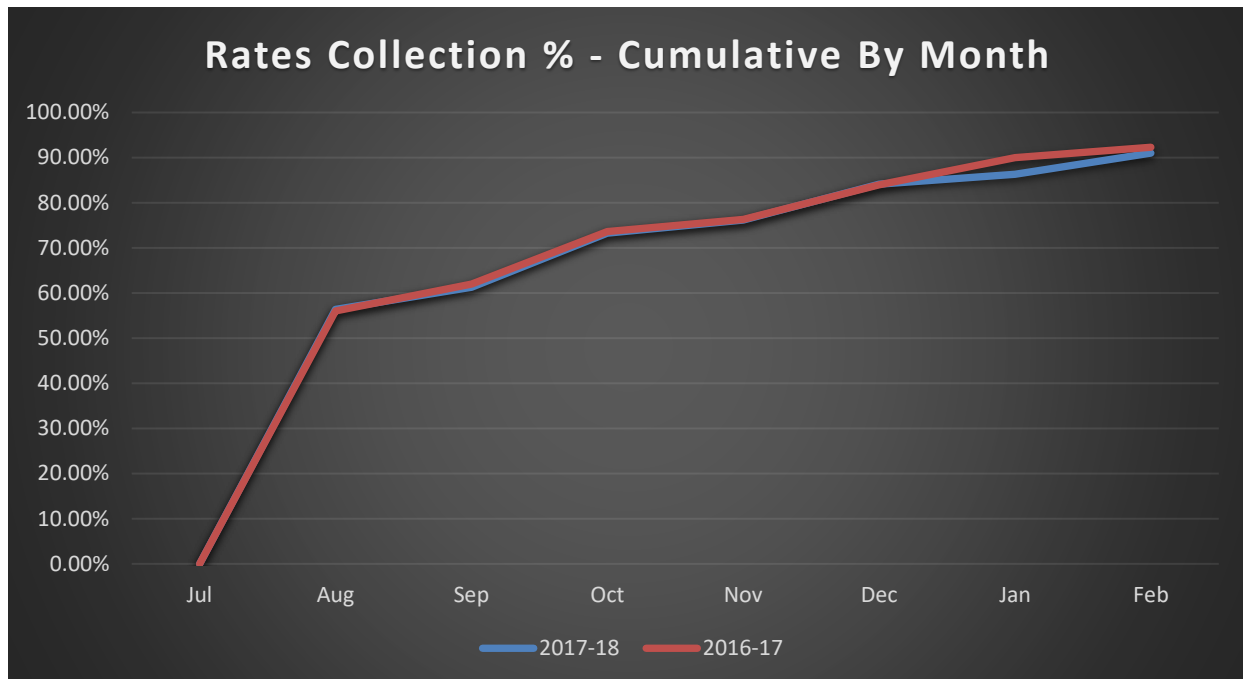
Expenditure has been incurred in accordance with adopted budget parameters, which have been structured on financial viability and sustainability principles.

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*.

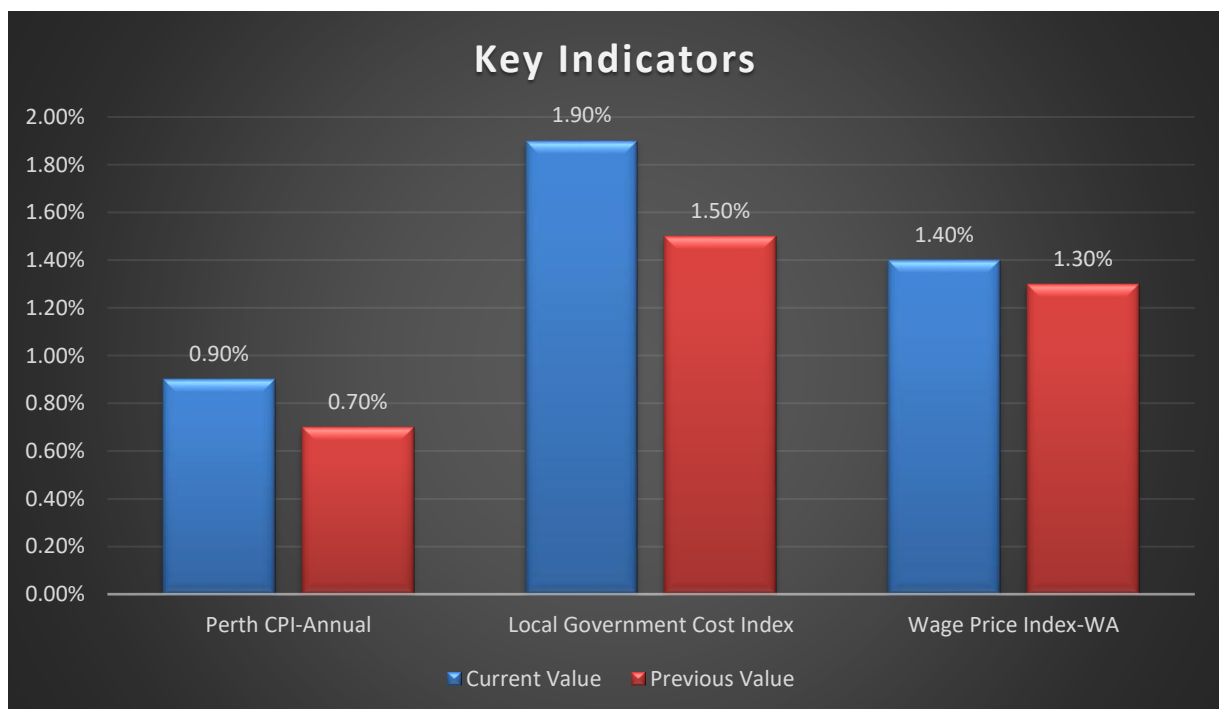
KEY INDICATORS

Rates Collection



Rates collections as a percentage of rates issued (debtors) continues on par with the prior year at the end of February. This trend is expected to continue to the end of the financial year.

Economic Indicators



The Local Government Cost Index remains well above CPI, despite the slight easing in the December 2017 quarter, indicating that cost pressures in the local government industry remain higher than the general economy. Wages continue above CPI, and provide the main driver of costs in local government.

COMMENT

All expenditure included in the Financial Activity Statement is incurred in accordance with the provisions of the 2017-18 revised budget or has been authorised in advance by Council where applicable.

VOTING REQUIREMENTS

Simple Majority.

MOVED Mayor Jacob, SECONDED Cr Hamilton-Prime that Council NOTES the Financial Activity Statement for the period ended 28 February 2018 forming Attachment 1 to Report CJ064-04/18.

The Motion was Put and CARRIED (12/0) by Exception Resolution after consideration of Item CJ057-04/18, page 132 refers.

In favour of the Motion: Mayor Jacob, Crs Chester, Dwyer, Fishwick, Hamilton-Prime, Hollywood, Logan, McLean, May, Norman, Poliwka and Taylor.

Appendix 8 refers

To access this attachment on electronic document, click here: [Attach8brf180410.pdf](#)

Disclosures of interest affecting impartiality

Name/Position	Cr Russell Poliwka.
Item No./Subject	CJ065-04/18 – Parin Pioneer Park Development – Proposed Park Name Change.
Nature of interest	Interest that may affect impartiality.
Extent of Interest	One of the proponents is known to Cr Poliwka.

Name/Position	Cr John Chester.
Item No./Subject	CJ065-04/18 - Parin Pioneer Park Development – Proposed Park Name Change.
Nature of interest	Interest that may affect impartiality.
Extent of Interest	Cr Chester has worked extensively with Mrs Dorothy Parin on the proposed Parin Pioneer Park project.

**CJ065-04/18 PARIN PIONEER PARK DEVELOPMENT -
PROPOSED PARK NAME CHANGE**

WARD	South-East
RESPONSIBLE A/DIRECTOR	Mr Michael Hamling Infrastructure Services

FILE NUMBER 39658, 101515

ATTACHMENTS	Attachment 1	<i>Memorials in Public Reserves Policy</i>
	Attachment 2	<i>Naming of Public Facilities Policy</i>
	Attachment 3	Original land holdings
	Attachment 4	Letter from the Minister of Lands
	Attachment 5	Draft Community Engagement Plan
	Attachment 6	Historical timeline
	Attachment 7	Historical sites

AUTHORITY / DISCRETION	Executive - The substantial direction setting and oversight role of Council, such as adopting plans and reports, accepting tenders, directing operations, setting and amending budgets.
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PURPOSE

For Council to consider a request for the renaming of Blackthorn Park, Greenwood to Parin Pioneer Park and Parin Park, Greenwood to Homestead Park or Ten Mile Peg Park.

EXECUTIVE SUMMARY

On 12 February 2015, the City received a request from Mrs Dorothy Parin for the installation of a memorial at Parin Park, Greenwood in commemoration of her late husband, Mr John Erik Parin and to showcase the history of the site as the location of their historical family landholding.

Following numerous discussions between Mrs Parin and Elected Members, the City was requested to investigate options to develop Blackthorn Park as a memorial park including the renaming of Blackthorn Park to Parin Pioneer Park and Parin Park to Homestead Park (as this was the site of the Parin family house).

Advice from the Minister for Lands regarding the renaming of Blackthorn Park to Parin Pioneer Park and Parin Park to Homestead Park was received on 28 June 2017 indicating that the renaming request would be supported on the condition that engagement is undertaken with the immediate community and that the outcome of the engagement was favourable (Attachment 4 refers). Mrs Parin was advised of the Ministerial support of the name changes and at this point indicated to the City a preference for the existing Parin Park to be renamed Ten Mile Peg instead of Homestead Park.

It is therefore recommended that Council:

- 1 *SUPPORTS the request for the renaming of Blackthorn Park to Parin Pioneer Park and Parin Park to Ten Mile Peg Park;*
- 2 *APPROVES the commencement of a 30 day consultation period with property owners within a 500 metre radius of the two parks regarding their renaming in accordance with the Community Engagement Plan shown in Attachment 5 of Report CJ065-04/18;*
- 3 *ADVISES Mrs Dorothy Parin of its decision.*

BACKGROUND

At its meeting held on 13 December 2016 (CJ228-12/16 refers), Council adopted the revised *Memorials in Public Reserves Policy* shown as Attachment 1 to this Report. This policy provides guidance on the installation of memorials on public reserves within the City of Joondalup. Memorials in public reserves within the City of Joondalup are limited to temporary memorials for people who have died in tragic circumstances or permanent memorials for persons who have contributed significantly to the local Joondalup community, as approved by Council.

On 12 February 2015, the City received a request from Mrs Dorothy Parin for the installation of a memorial at Parin Park to showcase the history of the site as the location of their historical family landholding. The request was for a park bench, drinking fountain, picnic bench and an arbour with trellis grape vines or similar in commemoration to her late husband, Mr John Erik Parin. The City commenced with the assessment of this request in terms of the *Memorials in Public Reserves Policy* however, prior to the completion of the assessment and subsequent report to Council for consideration, multiple discussions were held between Mrs Parin and Elected Members between February 2015 and February 2016.

During these discussions, a suggestion was made that consideration should be given to do more than just the installation of a memorial plaque to celebrate the significant contribution that the Parin family has made to the cultural history of the area. To inform these discussions the City developed concept designs for the development of Parin Park as a memorial park which included new footpaths, custom seating, a new shelter, feature groundcover and tree planting, custom arbour structures and an information / story board to showcase the history of the Parin family.

Following a further discussion in February 2016, between Mrs Parin and Elected Members, the City was requested to develop a concept design for the development of Blackthorn Park as it was adjacent to the Parin landholding, was larger, more attractive and more suitable for the development as a memorial park. To facilitate this development, the City was requested to investigate the renaming of Blackthorn Park to Parin Pioneer Park and Parin Park to Homestead Park (as this was the site of the Parin family house).

At its meeting held on 15 May 2012 (CJ093-05/12 refers), Council adopted the revised *Naming of Public Facilities Policy* and was subsequently amended and endorsed by Council at its meeting held on 20 February 2018 (CJ027-02/18 refers). This policy (Attachment 2 refers) guides the process for the naming of public facilities and supports a consistent approach for the naming of all City streets, reserves and buildings to be in accordance with Landgate's *Policies and Standard for Geographical Naming in Western Australia*. Where possible, parks and reserves shall be named after an adjacent boundary road to facilitate ease of identification. The policy, however, allows for exceptions to this approach subject to Council approval.

The City investigated the process to rename the two parks and was advised by Landgate that they were not supportive of the renaming of Blackthorn Park to Parin Pioneer Park as it did not comply with *Policies and Standard for Geographical Naming in Western Australia*. As there was no historical foundation to contest Landgate's advice regarding the renaming of Blackthorn Park, the City advised Mrs Parin and Elected Members that the development of a memorial park is to remain at the current Parin Park.

Following subsequent meetings between the Parin family, Elected Members and the City, the City then undertook to write to the Minister for Lands requesting the consideration of renaming of Blackthorn Park to Parin Pioneer Park and Parin Park to Homestead Park. To assist in the justification for the proposed park name changes, the City investigated historical maps to find whether there was any previous land-ownership that could support a name-change application and found that the original Parin landholding and house was in fact located at the current Parin Park, which supported the proposed renaming of Parin Park to Homestead Park.

Investigations revealed that Blackthorn Park was not a part of the original Parin landholding, rather it fell into the landholding of Sir George Shenton (Attachment 3 refers). The Parin land holdings abutted one of the many Shenton land parcels with the current Blackthorn Park being diagonally across the north-western corner of the original Parin farm. The Minister indicated that the renaming of the proposed parks would be supported provided that community consultation occurred and favourable community feedback for the proposed name changes was received (Attachment 4 refers).

Mrs Parin was advised of the conditional Ministerial support of the proposed park name changes. At this point Mrs Parin indicated to the City a preference for the current Parin Park to be renamed Ten Mile Peg instead of Homestead Park as it was the historical Ten Mile Peg reference point from the Perth post office. The City again contacted the Minister for Lands office to request whether the name Ten Mile Peg could be considered in-lieu of Homestead Park. The City was informed that further name changes would not be considered as the Minister had already made a substantive exception in considering names that were not compliant with the adopted naming policy.

To meet the requirement for the proposed name changes as outlined in the *Policies and Standards for Geographical Naming in Western Australia*, research into the Parin family history was undertaken to inform the community engagement process. The research revealed that there were five original Joondalup early settler families, the earliest settlers arriving 78 years before the Parin family. In addition, the area where the families were based around Lake Goollelal has a rich pre-colonial history of Indigenous Australian Peoples.

DETAILS

In order to facilitate the development of Parin Pioneer Park on the current Blackthorn Park, the renaming of the parks is required. As per the letter from the Minister of Lands, the City is required to undertake community engagement for the renaming of Blackthorn Park and Parin Park. For the Minister to support the proposed park name changes, the results of this engagement process must show support from the community. The community engagement process would need to be in line with the *Policies and Standards for Geographical Naming in Western Australia* document as confirmed by Landgate.

The City has developed a draft community engagement plan to ensure the requirements of this policy are met (Attachment 5 refers). Following the community engagement period, the results will be analysed and presented to Council.

To inform the community engagement process, the City undertook research into the history of the area which revealed the following timeline (Attachments 6 and 7 refer):

- Pre-settlement, the Nyungar people occupied the wetland areas of Yellagonga Regional Park.
- The first recorded excursion by John Butler into Wanneroo / Joondalup area was in 1834.
- In 1844 the Reverend John Smithies established the Mission Farm which was one of the first farms on the east side of Lake Goollelal.
- In 1866 Thomas Sellick and Johanna Darch settled in Kingsley at the Mission Farm house.
- In 1874 Church School was established in Greenwood.
- In 1877 Bernard (Barney) and Cathrine Duffy settled in Kingsley at the 11.5 mile peg.
- In 1883 the first mail service was delivered by Thomas Darch.
- In 1922 Peter and Rocko Parin settled at the Ten Mile Peg (Greenwood).
- In 1924 Ezio Luisini settled in Kingsley at the previous Mission Farm site.
- In 1929 the Luisini winery was established.

Regarding the Parin family specifically, Peter Parin arrived in Fremantle in 1908 from Croatia. In 1922, he settled in then Wanneroo (Greenwood) with his family and brother Marian (Rocko) at Ten Mile Peg on 50 acres of land. This land abutted one of the many Shenton land parcels with the current Blackthorn Park being diagonally across the north-western corner of the original Parin farm. The Parin homestead was located at Ten Mile Peg on what is now known as Parin Park.

The above timeline provides an insight into the five original, Joondalup early settler families, each with their own unique and interesting history. In addition, the area based around Lake Goollelal has a rich pre-colonial Indigenous Australian Peoples history with overlaps of culture centred around Reverend Smithies Mission farm on the shores of Lake Goollelal.

It is therefore important to celebrate and showcase the rich and diverse history of the area and the development of Parin Pioneer Park to honour the contribution of the Parin family will form the basis of a proposed heritage precinct in the Greenwood / Kingsley area.

Issues and options considered

There are three main issues to be considered in the renaming of both parks:

- 1 The Minister for Lands has indicated support of the renaming of Parin Park to Homestead Park. An application to rename Parin Park to Ten Mile Peg Park may not receive the same support. There is, however, adequate historical evidence to support this proposed renaming.
- 2 The historical land ownership should be considered in the renaming of both Blackthorn Park and Parin Park. As indicated on the historical land holdings map (Attachment 3 refers), the land on which Blackthorn Park is situated was originally owned by Sir George Shenton, the first Mayor of Perth. The Parin homestead was located at Ten Mile Peg on what is now known as Parin Park. As previously noted in this Report, the Parin land abutted one of the many Shenton land parcels with the current Blackthorn Park being diagonally across the north-western corner of the original Parin farm.
- 3 The definition of the term “pioneer” is a person who is first to explore or settle in an area. The use of the term “pioneer” in the renaming of Blackthorn Park may be considered inappropriate as the Indigenous Australian Peoples inhabited the area long before European settlers arrived. Although owned by Sir George Shenton, Landgate satellite imagery shows that the area of Blackthorn Park was never settled upon or cultivated by European settlers and remained in its natural bush state until it became a park when the Greenwood area was subdivided in the late 1960s and early 1970s. The use of the term “pioneer” as part of the proposed park name is considered appropriate in this instance as the development of Parin Pioneer Park will form the basis of a proposed heritage precinct to acknowledge the rich history of early settlers which includes the Indigenous Australian Peoples.

Council may choose to either:

- support the renaming of Blackthorn Park to Parin Pioneer Park and Parin Park to Ten Mile Peg
- support the renaming of Blackthorn Park to Parin Pioneer Park and Parin Park to Homestead Park
- or
- not support the renaming of either Blackthorn Park or Parin Park.

Taking into consideration the information outlined in this Report, Option 1 is the preferred option.

Legislation / Strategic Community Plan / policy implications

Legislation

Not applicable.

Strategic Community Plan

Key theme

Quality Urban Environment.

Objective

Quality open spaces.

Strategic initiative Employ quality and enduring infrastructure designs that encourage high utilisation and increased outdoor activity.

Policy *Memorials in Public Places Policy.*
Naming of Public Facilities Policy.

Risk management considerations

The research into the history of the Greenwood / Kingsley area revealed five original, prominent Joondalup early settler families, each with their own unique and interesting history. In addition, the area based around Lake Goollelal has a rich pre-colonial Indigenous Australian Peoples history with overlaps of culture centred around Reverend Smithies Mission farm on the shores of Lake Goollelal.

Acknowledging only one of the five early settler families may be considered inappropriate, however, the Parin Pioneer Park Development project is the initial step towards a larger heritage precinct project that may be developed over time. The creation of a heritage precinct will acknowledge the contributions from other settler families as well as the Indigenous Australian Peoples and showcase Joondalup's rich history (Attachment 6 refers).

Financial / budget implications

Current financial year impact

Capital cost The Parin Pioneer Park / Heritage Precinct Development project has the following amounts included in the City's 2017-18 budget and the *Five Year Capital Works Program*:

2017-18	\$100,000.
2018-19	\$350,000.

Future financial year impact

Annual operating cost The annual operating cost is estimated to be \$15,000 which will be included as an increase to the 2019-20 operational budget.

Estimated annual income Not applicable.

Capital replacement Estimated 20 years.

20 Year Strategic Financial Plan impact The capital cost for replacement of park assets is included in the *20 Year Strategic Financial Plan*.

Impact year 2038-39.

All amounts quoted in this report are exclusive of GST.

Regional significance

Not applicable.

Sustainability implications

Not applicable.

Community Engagement

Community engagement is to be undertaken in compliance with *Policies and Standards for 2017 Geographical Naming in Western Australia* and as per the City's community engagement process.

The *Community Engagement Plan (Attachment 5 refers)* provides an outline of how the engagement process will be conducted.

COMMENT

The development of Parin Pioneer Park to honour the significant contribution of the Parin family will form the basis of a proposed heritage precinct to acknowledge the rich history of early settlers in the Greenwood / Kingsley area.

VOTING REQUIREMENTS

Simple Majority.

MOVED Cr Logan, SECONDED Cr Chester that Council:

- 1 SUPPORTS the request for the renaming of Blackthorn Park to Parin Pioneer Park and Parin Park to Ten Mile Peg Park;**
- 2 APPROVES the commencement of a 30 day consultation period with property owners within a 500 metre radius of the two parks regarding their renaming in accordance with the *Community Engagement Plan* shown in Attachment 5 of Report CJ065-04/18;**
- 3 ADVISES Mrs Dorothy Parin of its decision.**

The Motion was Put and

CARRIED (12/0)

In favour of the Motion: Mayor Jacob, Crs Chester, Dwyer, Fishwick, Hamilton-Prime, Hollywood, Logan, McLean, May, Norman, Poliwka and Taylor.

Appendix 9 refers

To access this attachment on electronic document, click here: [Attach9brf180410.pdf](#)

**CJ066-04/18 PETITION REQUESTING THE DEFERAL OF WORKS
TO INSTALL CONNECTIONS TO THE MITCHELL
FREEWAY PRINCIPAL SHARED PATH**

WARD	South-East
RESPONSIBLE A/DIRECTOR	Mr Michael Hamling Infrastructure Services
FILE NUMBER	37219, 101515
ATTACHMENTS	Attachment 1 Kingsley PSP Connections Map
AUTHORITY / DISCRETION	Executive - The substantial direction setting and oversight role of Council, such as adopting plans and reports, accepting tenders, directing operations, setting and amending budgets.

PURPOSE

For Council to consider the petition requesting deferral of works to install connections to the Main Roads WA (MRWA) Mitchell Freeway Principal Shared Path (PSP) from Perival Close, Whitton Court and Romford Place, Kingsley.

EXECUTIVE SUMMARY

In early 2015, the City received a request to provide a connection from Perivale Close, Kingsley to the MRWA Mitchell Freeway PSP located within the freeway road reserve. The Mitchell Freeway road reserve, PSP and fencing are under the control of MRWA and not the City of Joondalup. The City liaised with MRWA to investigate options to improve connectivity and accessibility to the 500 metre section of PSP between the Greenwood Train Station and St Johns Court and to improve safety for all path users.

In December 2016, MRWA and the City agreed to work together to provide connections from Perivale Close, Whitton Court and Romford Place to this section of the PSP. MRWA would remove sections of their fencing and undertake tree and vegetation trimming along the path with the City to install the concrete path connections.

A Petition of Electors was received by Council at its meeting held on 27 June 2017 (C36-06/17 refers). The petition requested that Council consider the deferral of works to install connections to the MRWA Mitchell Freeway PSP from Perival Close, Whitton Court and Romford Place, Kingsley and explore all options for making the section of the PSP safer.

It is therefore recommended that Council:

- 1 *REQUESTS Main Roads WA to upgrade the 500 metre section of the Mitchell Freeway Principal Shared Path between Greenwood Train Station and St Johns Court, Kingsley to improve safety for path users including, but not limited to, tree and vegetation trimming, path replacement and upgrades to the existing path lighting;*
- 2 *SUPPORTS Main Roads WA in removing sections of their fencing to the cul-de-sacs adjacent to the 500 metre section of the Mitchell Freeway Principal Shared Path between Greenwood Train Station and St Johns Court, Kingsley to improve connectivity and accessibility and to improve safety for path users;*
- 3 *SUPPORTS the installation of the concrete path connections to the Mitchell Freeway Principal Shared Path by the City if Main Roads WA removes sections of their fencing;*
- 4 *ADVISES the lead petitioner of its decision.*

BACKGROUND

Principal shared paths are installed along freeway and highway road reserves by MRWA. This type of path is designed to carry high numbers of cyclists and pedestrians due to the extra width and connectivity to transport hubs such as train stations. Access to these hubs and strategic local roads is installed and managed by MRWA and is not the responsibility of the City.

In early 2015, the City received a request to provide a connection from Perivale Close, Kingsley to the MRWA Mitchell Freeway PSP located within the freeway road reserve. The connection would improve access to the nearby Greenwood Train Station by providing a more direct link than currently exists due to fencing located at the end of five cul-de-sacs including Perivale Close.

The Mitchell Freeway road reserve, PSP and fencing are under the control of MRWA. The City's enquiries revealed the fencing was installed not long after the Greenwood Train Station was opened in 2004 due to complaints from local residents regarding anti-social behaviour by some train patrons.

When the nearby Robertson Road cycleway opened in mid 2016, a number of path users who travelled along the 500 metre section of the PSP between the Greenwood Train Station and St Johns Court expressed concerns regarding their personal safety because of the fence that had been erected at the end of each of the cul-de-sacs separating the PSP from the residential area. The concerns highlighted a lack of alternative exit points and appropriate sight distances for PSP users.

The City liaised with MRWA to investigate options to improve access and safety along this section of the PSP. In December 2016, MRWA and the City agreed to work together to provide connections from Perivale Close, Whitton Court and Romford Place to the PSP. MRWA would remove sections of their fencing and undertake tree and vegetation trimming with the City to install the concrete path connections. In May 2017, a notification of works was sent to residents of the three cul-de-sacs advising of the project including anticipated construction dates.

DETAILS

At its meeting held on 27 June 2017 (C36-06/17 refers), Council received a 99 signature petition from residents of the City of Joondalup requesting Council give consideration to deferring works to install connections to the MRWA Mitchell Freeway PSP from Perival Close, Whitton Court and Romford Place, Kingsley. The wording on the petition was as follows:

"We, the undersigned all being electors of the City of Joondalup, do respectfully request that the Council:

Defer the work to install connections to the MRWA Mitchell Freeway Principal Shared Path (PSP) from Perival Close, Whitton Court and Romford Place, Kingsley and explore all options for making the section of the PSP safer.

We are concerned that opening up these cul-de-sac's will negatively impact on our lives and the general amenity of these streets and the surrounding area. Some of our main concerns are:

- *Opening up the pathway will create safety issues in our quiet streets where young children play;*
- *When properties were purchased, many were done so because of the closed cul-de-sac, which brought security to us, our homes and our children;*
- *Potential crime and vandalism of our property;*
- *Potential parking issues from people who use the train; and*
- *Devaluation of our properties.*

We are also disappointed at the lack of consultation from the City of Joondalup about this project."

The 99 signatures on the petition represented a total of 76 properties, of which 22 are located in Perivale Close, Whitton Court and Romford Place. There were seven properties located more than one kilometre away from the proposed project.

The PSP, adjacent fencing and lighting are MRWA assets located on the Mitchell Freeway road reserve. The Greenwood Train Station is managed by the Public Transport Authority (PTA).

In 2015, Cardno was commissioned by the Department of Transport (DOT) to prepare an audit of safe cycling and walking routes within a three kilometres radius (for cycling) and 1.5 kilometre radius (for walking) for Greenwood Station and Cockburn Central Station. The audit report (*Connecting Stations – Cycling and Walking Routes to Stations*) forms part of delivering a key objective of the *Western Australian Bicycle Network Plan 2014-2031*, the Connecting Stations Project. The aim of this project is to promote and encourage residents to cycle and walk to the train station to reduce the proportion of residents who drive to the station and utilise the park 'n' ride facilities.

Specifically, the project aims to:

- encourage cycling to build active and healthy communities
- improve the level of safety for people cycling and walking within the designated catchment areas
- increase mode share of cycling and walking to Greenwood and Cockburn Stations
- reduce congestion on the local road network
- encourage and promote cycling as a legitimate transport mode.

The *Connecting Stations – Cycling and Walking Routes* report identified a number of significant issues observed including the following:

- Lack of access to the PSP.
- Maintenance issues.
- Inadequate supply of bicycle parking.
- Ineffective signage and wayfinding to direct cyclists and pedestrians to the station.
- Lack of crossing facilities.

PSPs provide a direct and safe facility for pedestrians and cyclists to access train stations. In order to increase the number of people cycling and walking to the station, the PSP should be accessible to local residents through connections into key internal walking and cycling routes.

The report identified that the Mitchell Freeway PSP in the vicinity of Greenwood Train Station has reasonable connections to the adjacent network, with some notable exceptions. In particular, in the residential subdivision immediately to the north of Hepburn Avenue which runs adjacent to the PSP, but it is separated by a fence which has been erected at the end of each of the cul-de-sacs. This prevents access by local residents to the PSP to such an extent that they may be unaware that they are within such easy walking or cycling distance to the station.

The report also provides a series of recommendations of potential upgrades to cycling and walking facilities within a three kilometre catchment area of the stations with an aim to improve accessibility and connectivity of cycling and walking routes by focusing on the following:

- Line marking and bicycle and pedestrian symbols for all existing shared paths.
- Address maintenance issues (vegetation, construction sites and inadequate crossings).
- New paths closing gaps in the existing network.
- Connections to the PSP.

Based on the above and taking into account the access and safety concerns raised by users of the PSP, the City collaborated with MRWA, PTA and DOT to improve connectivity and accessibility to the Greenwood Train Station and improve safety along the section of the PSP between Greenwood Train Station and St Johns Court.

Issues and options considered

The petition raises a number of concerns regarding potential anti-social behaviour and vandalism resulting in devaluation of their properties if one or more of the cul-de-sacs were opened to provide connection to the PSP. These concerns raised need to be weighed against the personal safety of all users of this 500 metre section of the Mitchell Freeway PSP. Opening the cul-de-sacs will not only improve connectivity and accessibility to the PSP and Greenwood Train Station, it will also provide alternate entry and exit points in the case of an emergency.

Consideration should also be given to the ease of access for emergency vehicles to the PSP onto land where PSPs are installed. The Kingsley location has experienced a freeway reserve vegetation fire in 2016 requiring fire and emergency vehicles to attend.

Potential parking issues from commuters utilising the train service was also raised as a concern. If opening of one or more of the cul-de-sacs is supported, the City will assess the impacts of commuter parking in these locations and address via a parking scheme amendment if required.

Council may choose to either:

- not support MRWA opening the cul-de-sacs adjacent to the 500 metre section of the Mitchell Freeway PSP between the Greenwood Train Station and St Johns Court
or
- support MRWA opening the cul-de-sacs adjacent to the 500 metre section of the Mitchell Freeway PSP between the Greenwood Train Station and St John's Court. This is the preferred option.

In addition to the above options, the City will request MRWA to upgrade this section of PSP between the Greenwood Train Station and St Johns Court, to improve safety for all path users and to meet current MRWA PSP standards. Improvements would include, but not be limited to, upgrading the existing path, undertake tree and vegetation trimming and upgrade the existing path lighting.

If opening up one or more of the cul-de-sacs is progressed, the City would only be responsible for installing the connecting footpath(s) to the PSP.

Legislation / Strategic Community Plan / policy implications

Legislation Not applicable.

Strategic Community Plan

Key theme Quality Urban Environment.

Objective Integrated spaces.

Strategic initiative Enable safe, logical and accessible pedestrian movements throughout public spaces.

Policy Not applicable.

Risk management considerations

The City considers the personal safety of all users of the Mitchell Freeway PSP as a very important aspect when assessing the potential risks to the users and the adjacent residents. Not opening up the cul-de-sacs to provide alternative exit points will not address the concerns raised by path users regarding their personal safety.

Financial / budget implications

The City will only be responsible for the installation of the connecting footpath(s) to the PSP. It is estimated that the cost of a connecting path will be less than \$5,000.

Regional significance

Not applicable.

Sustainability implications**Environmental**

The creation of more direct and easier access to the Greenwood Train Station can encourage more Kingsley residents to leave the car at home and walk or cycle. PTA vehicle origin surveys indicate the majority of trips to train stations are less than five kilometres.

Engagement

The City liaised with MRWA during 2016 to explore options to improve access to the Greenwood Train Station and improve safety for path users along this section of the PSP. In late 2016 it was agreed that MRWA would remove sections of fencing at the end of Perivale Close, Whitton Court and Romford Place to allow concrete path connections to be installed. MRWA also agreed to undertake tree and vegetation trimming along the Mitchell Freeway reserve to improve safety.

The PTA is supportive of this initiative as it improves connectivity and accessibility to the Greenwood Train Station. Its preference is for all of the cul-de-sacs adjacent to the Mitchell Freeway PSP between Greenwood Train Station and St Johns Court to be opened.

In May 2017, a notification of works was sent to residents of the three cul-de-sacs advising of the proposed works to be undertaken.

COMMENT

The City supports active transport modes such as cycling and walking to public transport hubs. Opening of one or more of the cul-de-sacs adjacent to the Mitchell Freeway PSP between Greenwood Train Station and St Johns Court will increase connectivity and accessibility to the train station and improve safety for all users.

VOTING REQUIREMENTS

Simple Majority.

MOVED Cr Chester, SECONDED Cr Logan that Council:

- 1 REQUESTS Main Roads WA to upgrade the 500 metre section of the Mitchell Freeway Principal Shared Path between Greenwood Train Station and St Johns Court, Kingsley to improve safety for path users including, but not limited to, tree and vegetation trimming, path replacement and upgrades to the existing path lighting;**
- 2 SUPPORTS Main Roads WA in removing sections of their fencing to the cul-de-sacs adjacent to the 500 metre section of the Mitchell Freeway Principal Shared Path between Greenwood Train Station and St Johns Court, Kingsley to improve connectivity and accessibility and to improve safety for path users;**
- 3 SUPPORTS the installation of the concrete path connections to the Mitchell Freeway Principal Shared Path by the City if Main Roads WA removes sections of their fencing;**
- 4 ADVISES the lead petitioner of its decision.**

The Motion was Put and**CARRIED 12(/0)**

In favour of the Motion: Mayor Jacob, Crs Chester, Dwyer, Fishwick, Hamilton-Prime, Hollywood, Logan, McLean, May, Norman, Poliwka and Taylor.

Appendix 10 refers

To access this attachment on electronic document, click here: [Attach10brf180410.pdf](#)

CJ067-04/18 PETITION REGARDING TREE PLANTING ON VERGES AS PART OF THE LEAFY CITY PROGRAM

WARD	All
RESPONSIBLE A/DIRECTOR	Mr Michael Hamling Infrastructure Services
FILE NUMBER	106542, 101515
ATTACHMENTS	Attachment 1 Personalised letter to residents example Attachment 2 Illustration of typical roadway utility services arrangements Attachment 3 Extract from <i>Liveable Neighbourhoods</i> Attachment 4 <i>Building Protection Zone Standards</i>
AUTHORITY / DISCRETION	Executive - The substantial direction setting and oversight role of Council, such as adopting plans and reports, accepting tenders, directing operations, setting and amending budgets.

PURPOSE

For Council to consider the petition regarding new tree planting on verges as part of the *Leafy City Program*.

EXECUTIVE SUMMARY

The City developed the *Leafy City Program* in order to increase canopy cover by planting trees within the City's suburban streetscapes to create cooler, inviting green urban spaces for residents, as well as to mitigate the environmental impact of climate change and rapid urban growth. Street trees are an important natural asset which help maintain liveable urban environments and provide a wide range of environmental, aesthetic and social benefits to the community. Increasing canopy cover throughout the City will improve the comfort of pedestrian movement and reduce the 'urban heat island' effect generated by existing hardstand surfaces.

A petition of 117 Electors was received by Council at its meeting held on 10 October 2017 (C71-10/17 refers). The petition requested that Council immediately removes all trees recently planted in suburbs based on a range of concerns including a lack of community consultation, the potential for damage to property and services, fire risks, maintenance of trees and requested the Council to indemnify homeowners against any damage caused by the root systems of the newly planted trees.

While an increase in the City's canopy cover will not be seen in the immediate future, the *Leafy City Program* is a long-term initiative that will involve generational change with a vision to create resilient and cooler urban spaces within the City.

It is therefore recommended that Council:

- 1 *DOES NOT SUPPORT the matters raised in the petition received by Council (C71-10/17 refers) for the following reasons:*
 - 1.1 *the City engaged with residents regarding the planting of street trees as part of the Leafy City Program in accordance with the City's Community Consultation and Engagement Policy;*
 - 1.2 *the location and planting of street trees as part of the Leafy City Program was carried out in accordance with the "Utility Providers Code of Practice" and the Western Australia Planning Commission (WAPC) publication "Liveable Neighbourhoods";*
 - 1.3 *no hazardous or toxic street trees have been planted by the City;*
 - 1.4 *the location and planting of street trees as part of the Leafy City Program within bushfire prone areas complies with the Building Protection Zone Standards publication produced by the Department of Fire and Emergency Services (DFES);*
 - 1.5 *the City is responsible for the maintenance of street trees and does so in accordance with the City's Tree Management Guidelines;*
 - 1.6 *the City will only remove street trees in accordance with the City's Tree Management Guidelines;*
 - 1.7 *the tree species list for the Leafy City Program was formulated by taking into account the geology and site specific circumstances;*
- 2 *ADVISES the lead petitioners of its decision.*

BACKGROUND

The City developed its *Leafy City Program* with the main focus area on suburban streetscapes. It was initiated in 2015-16 with the aim to increase the canopy cover of its suburbs through street tree planting to mitigate the environmental impact of climate change and rapid urban growth. The vision of the program is to create resilient, cooler and inviting green urban spaces.

Land surface temperature data for the City of Joondalup was captured on 8 February 2016 (the hottest day of the month with temperatures reaching over 40 degrees). The resulting land surface temperatures within the City of Joondalup ranged between 21 and 55 degrees overall and between 29 and 50 degrees within the road reserves alone. The hottest suburbs included Heathridge, Beldon, Craigie, Currambine, Kinross and Padbury.

An independent arborist was engaged to investigate the existing site conditions such as soil and weather conditions, infrastructure and services, water availability and existing trees in the area to inform tree species selection. These investigations and the appropriately selected tree species will ensure the healthy development and longevity of the City's leafy canopy.

Increasing canopy cover throughout the City of Joondalup will create cooler, inviting green urban spaces that will improve the comfort of pedestrian movement and reduce the urban heat island effect generated by existing hardstand surfaces.

In 2016-17 and 2017-18 a total of 2,441 trees were planted on the verges of selected local distributor roads and access roads. Within the verges of local-distributor roads only one tree species was selected to create a consistent boulevard aesthetic. Within the verges of access roads, one dominant tree species was selected, however, residents were provided with two alternative choices where no overhead powerlines were present. The responsibility was placed on the residents to confirm a change with the City as a part of the engagement process.

The resulting species list planted in Heathridge, Beldon, Craigie, Currambine, Kinross and Padbury in 2016-17 and 2017-18 included the following:

- *Agonis flexuosa* (WA Peppermint).
- *Callistemon viminalis* (Weeping Bottlebrush).
- *Corymbia ficifolia* (Red Flowering Gum).
- *Corymbia maculate* (Spotted Gum).
- *Delongix regia* (Royal Poinciana).
- *Eucalyptus gomphocephala* (Tuart).
- *Eucalyptus leucoxylon megalacarpa* (Yellow Gum).
- *Eucalyptus petiolaris* (Red Flowering Yellow Gum).
- *Hakea laurina* (Pincusion Hakea).
- *Jacaranda mimosifolia* (Jacaranda).
- *Melaleuca quinquenervia* (Broad-leaved Paperbark).
- *Melaleuca lanceolata* (Moonah).
- *Prunus cerasifera* (Nigra).
- *Pyrus calleryana* (Callery Pear).
- *Tipuana tipu* (Pride of Bolivia/Yellow Jacaranda).

The 2016-17 and 2017-18 Leafy City tree planting was completed in the month of August 2017.

DETAILS

At its meeting held on 10 October 2017 (C71-10/17 refers), Council received a 117 signature petition from residents of the City of Joondalup requesting Council give consideration regarding consultation with residents and a request to remove recently planted trees in various locations within the City of Joondalup. The wording on the petition was as follows:

"We, the undersigned all being electors of the City of Joondalup, do respectfully request that the Council:

Ensures community consultation with residents occurs before new trees are planted on verges outside their homes in all instances and immediately removes the trees recently planted in suburbs due to a failure to apply minimum distances from infrastructure laid out by the Water Corporation guidance or immediately indemnifies, all residents, and other state bodies, indefinitely against sustained damage caused by roots systems.

In addition, immediately removes any hazardous or toxic new trees that are a known hazard in residential areas.

Removes trees or indemnifies, all residents indefinitely against fire risk from trees planted within the DFES building protection zone (within 20 metres of any wall, building or asset).

In addition, immediately removes or trims new trees that block views from driveways and commits to monthly maintenance of any remaining new trees that will prevent multiple health and safety risks to the community through blocking views, build-up of debris or preventing falling branches.

Council to provide each homeowner in writing an indemnity, indefinitely, against any damage caused to home by root systems of new trees planted on the verge (as home insurance will not cover this).

Note the Kinross suburb has a recognised geology of a thin sand layer (less than one metre) over the Tamala Limestone Formation which forces tree roots to expand laterally."

As per the above, the petition raises a number of concerns and are addressed below in the order they have been raised.

Community Engagement

Community engagement for the *Leafy City Program* has been carried out in accordance with the City's *Community Consultation and Engagement Policy*. Engagement was undertaken in a two-stage approach.

In the first stage, the whole of the City of Joondalup was engaged through the provision of materials to inform, educate and promote the *Leafy City Program* and the benefits of planting trees. This was achieved via the following:

- The delivery of flyers to all households in the City.
- Information on the City's website.
- Emails to Community Engagement Network (CEN) members.
- Media releases.
- Social media posts.
- Posters and static displays in the City's Administration Offices, City Library and Customer Service Centres

Stage two of the engagement included the following:

- A personalised notification letter sent to residents within the identified project areas. An example is provided as Attachment 1 to this Report.
- A dedicated webpage on the City's website including frequently asked questions, tree information sheets and identified project sites.

The personalised letter encouraged residents to contact the City to select an alternate tree species for access roads or to discuss the program if further information was required.

Verge Tree Placement and Alignment

The petition referred to a Water Corporation document entitled *Protect your home - Select the right tree*. As per the Water Corporation website, this document is intended as a guide only to assist residents in the planting of trees or shrubs within their property boundary.

The Utility Providers Services Committee chaired by the Water Corporation produced the document entitled the *Utility Providers Code of Practice*. This document, endorsed by all utility providers, sets out the location of all services on verges including the acceptable locations for trees to be planted. An illustration of typical roadway utility services arrangements is provided as Attachment 2 to this Report.

This code also refers to the Western Australia Planning Commission (WAPC) publication entitled '*Liveable Neighbourhoods*'. The location of the trees planted as part of the *Leafy City Program* have been planted in accordance with these publications. An extract is provided as Attachment 3 to this Report.

Hazardous or Toxic Trees

The petition requested the removal of hazardous or toxic trees such as the Illawarra Flame tree. No hazardous or toxic street trees have been planted by the City. All tree species that the City plants are commonly planted street trees in other local government authorities, including the Cities of Wanneroo, Subiaco, Perth and Melville.

The Illawarra Flame tree (*Brachychiton acerifolius*) referred to in the petition has not been planted as a part of the City's *Leafy City Program*. However, it should be noted that this tree is not listed or registered as a toxic tree and the seeds are edible bush tucker of the Indigenous Australian peoples. Both the Cities of Stirling and Wanneroo plant this tree species.

Street tree planting and fire regulations

The *Building Protection Zone Standards* publication produced by the Department of Fire and Emergency Services (DFES) is referred to in the petition. This publication (Attachment 4 refers), defines the building protection zone (BPZ) requirement for buildings in bushfire prone areas. Only a very small portion of Kinross, mostly those properties to the north adjacent to the bushland, fall within a bushfire prone area. These standards require the BPZ to be within the boundaries of the lot on which the building or asset is situated.

Even if these standards were applied to the City's *Leafy City Program* the street tree planting would still comply with the requirements as follows:

- Clear separation distance between adjoining tree crowns.
- No tree crowns or branches overhangs the building and has a minimum clearance of two metres.
- Prune lower branches of mature street trees to a minimum of two metres from ground level.

Maintenance of Street Trees

The City is responsible for the maintenance of street trees and does so in accordance with the City's *Tree Management Guidelines*. The City recognises the importance of preserving street trees and the guidelines note that trees will not be removed or pruned for the following reasons:

- Falling leaves, bark or fruit causing a nuisance.
- The variety is disliked or a resident's preference is for a different species.

- A perceived (rather than actual) danger that the tree or a limb may fall.
- Perceived (rather than actual) damage to infrastructure.
- The tree shades lawns, gardens, houses, pools, solar panels and the like.
- To enhance views, inclusive of advertising signage.
- Allergy and / or health problems.
- For the installation of non-essential crossovers or verge paving.

Trees will only be removed for the following reasons:

- The tree is dead, in decline or past its safe useful life.
- The tree has been deemed by a suitably qualified person as a hazard to persons or property and no pruning techniques can alleviate the hazard.
- A development approved by the City deems the removal necessary.
- The tree has been planted by a resident without the City's approval.
- The tree is deemed by the City to be an inappropriate species for that location.

City officers inspected tree locations raised by residents as having an impact on sight lines. The inspections revealed that trees planted as part of the *Leafy City Program* trees have been planted in accordance with traffic sightline regulations.

Damage caused by root systems

The City's selection of appropriate tree species has been made taking into account the surrounding infrastructure and space available to minimise the potential future impact. Trees are, however, growing organisms and will change over time and may have an impact at some point in the future. Therefore, the City cannot guarantee that it will never impact on existing or future infrastructure.

Geology and Soils

It is acknowledged that the soil and geology profile for Kinross consists of shallow up to two metre deep Karrakatta Sand over limestone. However, this soil and geology profile occurs in all suburbs of the City of Joondalup except Marmion and Warwick.

An independent arborist was engaged by the City to inform the tree species list for the *Leafy City Program* by taking into account the geology and site specific circumstances.

Petition Addendum

In addition to the points raised on the petition, an accompanying supplementary addendum was provided by the lead petitioner. The supplementary addendum reiterates the points from the petition, but also raises other points listed as follows:

LEAD PETITIONER COMMENTS	CITY RESPONSE
No root barriers were installed to mitigate potential root damage caused by roots.	Similar to other local governments, the City does not use root barriers as they can stunt the trees growth and negatively impact on the trees structural stability. Tree species were specifically selected by an independent arborist to minimise potential future impact.
Falling branches can pose a potential for property damage.	The City has taken steps to reduce potential future risk by planting the trees as far from property boundaries as practicable (in most cases offset 1.2 metres from the back of the kerb). Further, none of the tree species selected are the self-pruning variety of trees which are associated with branch failures.
The fire break of the bushland to the north of Kinross within the City of Wanneroo is unmaintained and overgrown.	Satellite photography from December 2017 indicates that the firebreak to the north of Kinross located within the City of Wanneroo is well-maintained and clear of vegetation.
Trees can cause illness, for example asthma and allergies. Various websites are cited which indicate that the sawdust of trees can cause skin irritation / rashes and that tree pollen is an aeroallergen.	All pollens produced by plants, trees and grasses are considered aeroallergens, however removing the trees planted by the City would have little impact considering that the highest rates of pollen allergy are from grasses and weeds (Australian Society of Clinical Immunology and Allergy Wellness – ASCIA).
High costs are associated with the planting of trees, maintenance and potential damage from roots.	The aim of the <i>Leafy City Program</i> is to improve visual amenity and increase canopy cover by planting trees within the City's suburban streetscapes to create cooler, inviting green urban spaces for residents as well as to mitigate the environmental impact of climate change. The cost of establishing and maintaining this urban forest has been taken into consideration during the planning stages of this program and has been budgeted for by the City.

Legislation / Strategic Community Plan / policy implications

Legislation *Local Government Act 1995.*

Strategic Community Plan

Key theme Quality Urban Environment.

Objective Integrated spaces.

Strategic initiative Improve the interface between the urban and natural environments.

Policy Not applicable.

While there is no policy underpinning the proposed program, associated City plans for reference are as follows:

- *Environment Plan 2014 - 2019.*
- *Landscape Master Plan 2009 - 2019.*
- *Climate Change Strategy 2014 - 2019.*
- *Biodiversity Action Plan 2009 - 2019.*
- *City Water Plan 2012 - 2015.*
- *City of Joondalup Tree Management Guidelines.*

Risk management considerations

During the development of the *Leafy City Program* the City considered potential risks associated with the implementation of this program. A number of these considerations have already been outlined in the details of this Report.

Removing the trees planted as part of the *Leafy City Program* as requested in the petition will have an environmental risk as the City will not be able to contribute to mitigating the impacts of climate change. Removing the trees will also have a negative impact on canopy cover thus not reducing the heat island effect.

Financial / budget implications

The cost to establish the trees as part of the *Leafy City Program* has already been included in the City's *Five Year Capital Works Program* and the maintenance is included in the City's annual budget.

To date, the City has spent \$1,192,000 on Leafy City tree planting and maintenance for the 2016-17 and 2017-18 financial years.

The cost for removing the trees planted under the *Leafy City program* in 2016-17 and 2017-18 would be estimated at \$250 per tree. Therefore, the total cost to remove all the trees would be approximately \$600,000, excluding traffic management.

Regional significance

Not applicable.

Sustainability implications

Environmental

The provision of trees is a climate change mitigation strategy as outlined in the *City's Climate Change Strategy 2014-2019*.

Natural shade from a mature tree canopy reduces exposure to ultra-violet rays and provides additional benefits such as:

- reducing ambient air temperature via transpiration through leaves
- makes communities more liveable for people and their activities
- contributes to general health and well being
- oxygenate and clean the air
- provide canopy and habitat for wildlife
- helps prevent soil erosion
- reduces evaporation and wind speed.

Social

Outdoor activity is encouraged and the provision of shaded spaces combined with other sun protection practices contributes to a healthier environment for the community. The Heart Foundation *Healthy By Design Guide* (2012) advocates the planting of trees to encourage walking, cycling and social gathering by creating a cooler, more aesthetic environment.

Community Engagement

Community engagement for the *Leafy City Program* has been carried out in accordance with the City's *Community Consultation and Engagement Policy*. Engagement was undertaken in a two-stage approach as detailed in this Report.

COMMENT

Street trees are an important natural asset which helps maintain liveable urban environments and provide a wide range of environmental, aesthetic and social benefits to the community. The benefits of planting trees in suburban streetscape include reducing ambient air temperature, reducing the 'urban heat island' effect generated by existing hardstand surfaces, cleaning air by absorbing polluting gases, improving visual street amenity, creating safer walking environments, reducing cooling energy consumption costs and saving water through reduced evaporation rates.

While an increase in the City's canopy cover will not be seen in the immediate future, the *Leafy City Program* is a long-term initiative that will involve generational change with a vision to create resilient and cooler urban spaces within the City.

VOTING REQUIREMENTS

Simple Majority.

MOVED Mayor Jacob, SECONDED Cr McLean that Council:

- 1 DOES NOT SUPPORT the matters raised in the petition received by Council (C71-10/17 refers) for the following reasons:**
 - 1.1 the City engaged with residents regarding the planting of street trees as part of the *Leafy City Program* in accordance with the City's *Community Consultation and Engagement Policy*;**
 - 1.2 the location and planting of street trees as part of the *Leafy City Program* was carried out in accordance with the "Utility Providers Code of Practice" and the Western Australia Planning Commission (WAPC) publication "Liveable Neighbourhoods";**
 - 1.3 no hazardous or toxic street trees have been planted by the City;**
 - 1.4 the location and planting of street trees as part of the *Leafy City Program* within bushfire prone areas complies with the Building Protection Zone Standards publication produced by the Department of Fire and Emergency Services (DFES);**
 - 1.5 the City is responsible for the maintenance of street trees and does so in accordance with the City's *Tree Management Guidelines*;**
 - 1.6 the City will only remove street trees in in accordance with the City's *Tree Management Guidelines*;**
 - 1.7 the tree species list for the *Leafy City Program* was formulated by taking into account the geology and site specific circumstances;**
- 2 ADVISES the lead petitioners of its decision.**

The Motion was Put and

CARRIED (12/0)

In favour of the Motion: Mayor Jacob, Crs Chester, Dwyer, Fishwick, Hamilton-Prime, Hollywood, Logan, McLean, May, Norman, Poliwka and Taylor.

Appendix 11 refers

To access this attachment on electronic document, click here: [Attach11brf180410.pdf](#)

CJ057-04/18 PROPOSED ADDITIONS AND CHANGE OF USE FROM SINGLE HOUSE TO NURSING HOME - LOT 197 (39) MELISSA STREET, DUNCRAIG

WARD	South
RESPONSIBLE DIRECTOR	Ms Dale Page Planning and Community Development
FILE NUMBER	08821, 101515
ATTACHMENTS	Attachment 1 Location plan Attachment 2 Development plans
AUTHORITY / DISCRETION	Administrative - Council administers legislation and applies the legislative regime to factual situations and circumstances that affect the rights of people. Examples include town planning applications, building licences and other decisions that may be appealable to the State Administrative Tribunal.

PURPOSE

For Council to determine a development application for additions to an existing residential property and to change the use on-site from 'Single House' to a 14 bed 'Nursing Home' at Lot 197 (39) Melissa Street, Duncraig.

EXECUTIVE SUMMARY

An application for additions to a single house and change of use to a Nursing Home was received by the City on 25 August 2017. The proposal includes the addition of an upper floor comprising six modified 40 foot long (approximately 12 metres) sea containers, a lift to serve the upper floor, additional parking and various communal facilities such as lounge(s), kitchen(s) and bathrooms. With the additions to the existing dwelling, a total of 14 beds and eight bathrooms is proposed.

A 'Nursing Home' is a discretionary ("D") use in the "Residential" zone under the City's *District Planning Scheme No. 2* (DPS2). The City is required to exercise its discretion in determining the application. The application is also required to be considered by Council due to there being no specified parking standard for Nursing Home under DPS2.

The development site is located in a residential area comprising existing single dwellings. The site forms part of Housing Opportunity Area 4 under the City's *Local Housing Strategy*.

The application documents provided by the applicant are considered deficient, in regard to key aspects of the proposal such as parking and the appearance of the building. The use of sea containers as a significant part of the proposed development is considered to have potential negative impacts on local amenity if not appropriately treated to match or complement the existing dwelling.

The City has formed a view that the proposal cannot be supported due to:

- the scale of the proposal
- the shortage of on-site parking
- insufficient information provided by the applicant in support of the proposal.

As such, there has been no consultation with surrounding owners and occupiers to date.

It is recommended that Council refuses the application.

BACKGROUND

Suburb/Location	Lot 197 (39) Melissa Street, Duncraig.
Applicant	Bryan Peter Nesbitt.
Owner	Bryan Peter Nesbitt.
Zoning	DPS Residential.
	MRS Urban.
Site area	765m ² .
Structure plan	Not applicable.

The subject site is located at the corner of Nekaya Way and Melissa Street in the north-western part of Duncraig. Marmion Avenue is located to the west of the site and Hepburn Avenue is approximately 130 metres to the north of the site (Attachment 1 refers).

The subject site is zoned 'Residential' under DPS2, is located in Housing Opportunity Area 4 and has a dual-density coding of R20/R40. The lot was first developed in 1983 as a single house. Additions have been done to the property since this time, including a double storey addition at the east end of the house, as well as a double garage fronting Nekaya Way.

The surrounding area is generally characterised by single dwellings on lots that exceed 600m². Lots of this size (including the subject site) have the potential to accommodate grouped or multiple dwelling development in accordance with the R40 code.

Prior to lodging the development application, the applicant, who is also the landowner, held discussions with the City to try to gauge the level of support for a nursing home proposal and to obtain some guidance on the requirements for such an application. The City indicated the challenges with modifying the existing dwelling to accommodate a nursing home on the site, including the provision of adequate car parking and the impact of the development on the surrounding residential area. The appearance of the proposal was also discussed with the applicant.

Following lodgement of the development application for a nursing home the applicant briefly requested the City to abandon the proposal in favour of a different proposal for a large 14 bedroom dwelling. In response to this requested change, the City requested further information regarding the new proposal, but this information was not forthcoming. More recently, the applicant has instructed the City to proceed with assessment and determination of the nursing home proposal.

DETAILS

The applicant has advised that the proposal is for a 14 bed aged care facility for female dementia patients. The proposed use constitutes a “Nursing Home”, which DPS2 defines as *‘premises in which persons who do not require constant medical attention are received as patients and lodged for the purposes of medical supervision and nursing care.’*

The development plans for the proposal are provided at Attachment 2. The proposal consists of the following:

- The conversion of six rooms within the existing single house into rooms for the nursing home.
- The addition of six sea containers at the upper floor level. The sea containers will be modified to provide eight bedrooms, four bathrooms, a lounge and a kitchen. In addition to a stairway, the upper floor additions will be serviced by an elevator.
- A staff complement of three carers and one nursing manager during the day and one carer together with a nurse on-call through the night. The applicant will reside off-site.
- On-site parking for five cars. Two crossovers are proposed to be used, one from Nekaya Way (existing) and one from Melissa Street (new). Four cars can be accommodated on the two driveways and one in a single garage. The single garage is too narrow to meet the Australian Standard for a double garage.
- The retention of an existing solid perimeter fence to both street boundaries with a minimum height of 1.8 metres.
- Verge parking for visitors, although this has not been indicated on the plans.

In addition to the above aspects of the proposal the applicant has indicated that relatives of nursing home residents would be allowed to stay overnight in fold-out beds, thereby not requiring separate rooms. Food preparation will be on-site and will be undertaken by a cook. Laundry services will also be provided on-site.

The applicant has indicated his intention to buy, or rent with the intention of buying, the property next door at 37 Melissa Street, for the purposes of housing the nursing staff.

When initially submitted, the proposal lacked the necessary information to undertake an informed assessment. For example, the proposed upper floor consisting of six sea containers lacked any detail on how the exterior surfaces of the containers would be treated to match or complement the retained dwelling. The retained dwelling is rendered brick and mortar, whereas the upper floor sea container additions are indicated as “colorbond walls to match existing walls”.

When initially submitted, the proposal provided no details on how the facility would operate and lacked any information on staffing, administration, deliveries, laundry services, food preparation, safety and security.

The City continued to request further information from the applicant in support of the nursing home proposal but, in early February 2018, the applicant explored changing the application to a 12 to 14 bedroom dwelling that would accommodate visiting relations from overseas. Based on the limited information available to the City, it was considered that such a use would be a ‘Residential Building’, subject to different requirements and the need for provision of further

information by the applicant. By the latter part of February this year, no further information on the residential building proposal had been provided by the applicant and instead the City was requested to again assess and determine the Nursing Home proposal.

Car parking

DPS2 does not specify a parking standard for 'Nursing Home'. However, at its meeting held on 21 July 2009 (CJ150-07/09 refers), Council determined that the car parking standard for hospitals of one car parking bay per three residents plus one car parking bay per staff member on duty is also appropriate for a nursing home. Based on this parking standard, the proposed maximum of 14 residents, three carers, one nursing manager and a cook at any given time during the day, would require a minimum of 10 car parking bays be provided on-site.

The lodged plans provide space to park up to five cars on-site. One car can be accommodated in the garage and two cars on the related driveway. Two additional car parking spaces are shown on a new driveway, proposed to be constructed off Melissa Street. No provision has been made in the proposal for on-site parking for visitors, emergency service vehicles or delivery vehicles.

The arrangement of existing buildings on-site limits the potential for parking provision for the nursing home. To meet on-site parking demand for the nursing home it would be necessary to significantly reduce the building footprint and / or to allow direct access to off-street parking along the length of the Melissa Street frontage.

Compatibility with surrounding development

The proposed nursing home is required to be assessed against the development provisions under DPS2 and decision-making shall have regard to the provisions of clause 67 of the deemed provisions as set out under the Regulations, which outlines a range of considerations.

The proposal includes minimum setbacks of 4.3 metres from Melissa Street and 3.4 metres from Nekaya Way in lieu of the DPS2 minimum required setback of nine metres from a street boundary for non-residential development. It is noted that the setbacks are established for the single house on the site and, while non-compliant with DPS2, the compatibility of the additions is of more concern. The City is not satisfied that the modified sea container additions proposed for the upper floor level will match or complement the existing buildings on-site, as viewed from the surrounding area.

The nature of the proposed land use is expected to attract additional parking and traffic over and above that which is generated by local residents and visitors. Provision would need to be made for delivery vehicles, maintenance vehicles and, at times, emergency vehicles. Such potential parking and traffic impacts are typically addressed via a transport statement that is lodged with a Nursing Home proposal. The potential impacts of additional traffic associated with the Nursing Home, have not been addressed by the applicant to the satisfaction of the City.

Issues and options considered

Council is required to determine whether the proposed development is appropriate and meets the relevant requirements of the City's DPS2. Council may determine an application for development approval by either:

- granting development approval without conditions
- granting development approval with conditions
or
- refusing to grant development approval.

Legislation / Strategic Community Plan / policy implications

Legislation *Planning and Development (Local Planning Schemes) Regulations 2015.*
City of Joondalup District Planning Scheme No. 2 (DPS2).

Strategic Community Plan

Key theme Quality Urban Environment.

Objective Quality built outcomes.

Strategic initiative Building and landscaping is suitable for the immediate environment and reflect community values.

Policy Not applicable.

DPS2

Clause 3.4.1 of DPS2 states that the Residential zone is intended primarily for residential development in an environment where high standards of amenity and safety predominate to ensure the health and welfare of the population.

Clause 4.7.1 of DPS2 requires that non-residential buildings shall be set back from property boundaries as follows:

- Setback from street boundary - 9.0 metres.
- Setback from side boundary - 3.0 metres.
- Setback from rear boundary - 6.0 metres.

Clause 4.7.2 of DPS2 requires that “where a lot has a boundary with more than one street the local government shall designate one such street as the frontage and the other street boundaries as side boundaries, if it is satisfied that there will be no adverse effect on traffic safety, and no adverse effect on the amenity of any adjoining properties or the locality generally.”

Planning and Development (Local Planning Schemes) Regulations 2015

Clause 67 of Schedule 2 of the Regulations sets out the matters to be considered by Council when determining an application for development approval.

In considering an application for development approval the local government is to have due regard to the following matters to the extent that, in the opinion of the local government, those matters are relevant to the development the subject of the application —

- (a) *the aims and provisions of this Scheme and any other local planning scheme operating within the Scheme area;*
- (b) *the requirements of orderly and proper planning including any proposed local planning scheme or amendment to this Scheme that has been advertised under the Planning and Development (Local Planning Schemes) Regulations 2015 or. Any other proposed planning instrument that the local government is seriously considering adopting or approving;*
- (c) *any approved State planning policy;*
- (d) *any environmental protection policy approved under the Environmental Protection Act 1986 section 31(d);*
- (e) *any policy of the Commission;*
- (f) *any policy of the State;*
- (g) *any local planning policy for the Scheme area;*
- (h) *any structure plan, activity centre plan or local development plan that relates to the development;*
- (i) *any report of the review of the local planning scheme that has been published under the Planning and Development (Local Planning Schemes) Regulations 2015;*
- (j) *in the case of land reserved under this Scheme, the objectives for the reserve and the additional and permitted uses identified in this Scheme for the reserve;*
- (k) *the built heritage conservation of any place that is of cultural significance;*
- (l) *the effect of the proposal on the cultural heritage significance of the area in which the development is located;*
- (m) *the compatibility of the development with its setting including the relationship of the development to development on adjoining land or on other land in the locality including, but not limited to, the likely effect of the height, bulk, scale, orientation and appearance of the development;*
- (n) *the amenity of the locality including the following —*
 - (i) *environmental impacts of the development;*
 - (ii) *the character of the locality;*
 - (iii) *social impacts of the development;*
- (o) *the likely effect of the development on the natural environment or water resources and any means that are proposed to protect or to mitigate impacts on the natural environment or the water resource;*
- (p) *whether adequate provision has been made for the landscaping of the land to which the application relates and whether any trees or other vegetation on the land should be preserved;*
- (q) *the suitability of the land for the development taking into account the possible risk of flooding, tidal inundation, subsidence, landslip, bush fire, soil erosion, land degradation or any other risk;*

- (r) *the suitability of the land for the development taking into account the possible risk to human health or safety;*
- (s) *the adequacy of —*
 - (i) *the proposed means of access to and egress from the site; and*
 - (ii) *arrangements for the loading, unloading, manoeuvring and parking of vehicles;*
- (t) *the amount of traffic likely to be generated by the development, particularly in relation to the capacity of the road system in the locality and the probable effect on traffic flow and safety;*
- (u) *the availability and adequacy for the development of the following —*
 - (i) *public transport services;*
 - (ii) *public utility services;*
 - (iii) *storage, management and collection of waste;*
 - (iv) *access for pedestrians and cyclists (including end of trip storage, toilet and shower facilities);*
 - (v) *access by older people and people with disability;*
- (v) *the potential loss of any community service or benefit resulting from the development other than potential loss that may result from economic competition between new and existing businesses;*
- (w) *the history of the site where the development is to be located;*
- (x) *the impact of the development on the community as a whole notwithstanding the impact of the development on particular individuals;*
- (y) *any submissions received on the application;*
- (za) *the comments or submissions received from any authority consulted under clause 66;*
- (zb) *any other planning consideration the local government considers appropriate.*

Risk management considerations

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

Financial / budget implications

The applicant has paid fees of \$800 in accordance with the Schedule of Fees and Charges, for processing the application.

Regional significance

Not applicable.

Sustainability implications

Not applicable.

Consultation

Consultation has not been undertaken with surrounding residents (owners and occupiers) as the City is not satisfied that the application has sufficient merit to warrant community input prior to concluding its assessment and referring the application to Council for a determination.

COMMENT

The applicant has not demonstrated to the satisfaction of the City the compatibility of the development with its setting, in particular how the sea container additions will match or complement the existing building. The development proposal also does not adequately address minimum on-site parking requirements which, if not addressed, have the potential to significantly impact local amenity.

The application is therefore recommended for refusal.

VOTING REQUIREMENTS

Simply Majority.

MOVED Cr Hollywood, **SECONDED** Cr McLean that Council **REFUSES** under clause 68(2) of Schedule 2 of the *Planning and Development (Local Planning Schemes) Regulations 2015* the application for development approval, dated 25 August 2017 submitted by Bryan Peter Nesbitt, the owner and applicant, for a change of use from 'Single House' to 14 bed 'Nursing Home' at Lot 197 (39) Melissa Street, Duncraig, for the following reasons:

- 1 In accordance with clause 67(m) of the deemed provisions under the *Planning and Development (Local Planning Schemes) Regulations 2015*, the proposed development is not compatible with its setting;
- 2 In accordance with clause 67(n) of the deemed provisions under the *Planning and Development (Local Planning Schemes) Regulations 2015*, the proposed development is not in keeping with the character of the locality;
- 3 In accordance with clause 67(s) of the deemed provisions under the *Planning and Development (Local Planning Schemes) Regulations 2015*, the provision of on-site parking of vehicles is not considered adequate;
- 4 In accordance with clause 67(t) of the deemed provisions under the *Planning and Development (Local Planning Schemes) Regulations 2015*, the amount of traffic to be generated by the development in relation to the capacity of the road system at that locality has not been explained by the applicant to the satisfaction of the City.

The Motion was Put and

CARRIED (12/0)

In favour of the Motion: Mayor Jacob, Crs Chester, Dwyer, Fishwick, Hamilton-Prime, Hollywood, Logan, McLean, May, Norman, Poliwka and Taylor.

Appendix 3 refers

To access this attachment on electronic document, click here: [Attach3brf180410.pdf](#)

C37-04/18 COUNCIL DECISION – ADOPTION BY EXCEPTION RESOLUTION -
[02154, 08122]

MOVED Mayor Jacob, SECONDED Cr Hamilton-Prime that pursuant to the *Meeting Procedures Local Law 2013* – Clause 4.8 – Adoption by exception resolution, Council ADOPTS the following items:

CJ055-04/18, CJ058-04/18, CJ059-04/18, CJ060-04/18, CJ063-04/18 and CJ064-04/18.

The Motion was Put and

CARRIED (12/0)

In favour of the Motion: Mayor Jacob, Crs Chester, Dwyer, Fishwick, Hamilton-Prime, Hollywood, Logan, McLean, May, Norman, Poliwka and Taylor.

URGENT BUSINESS

Nil.

MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN

C38-04/18 NOTICE OF MOTION – CR SOPHIE DWYER – FENCING AROUND PARK AMENITIES – [41676]

In accordance with Clause 4.6 of the *City of Joondalup Meeting Procedures Local Law 2013*, Cr Dwyer gave notice of her intention to move the following Motion at the Council meeting to be held on 17 April 2018:

“That Council REQUESTS the Chief Executive Officer prepare a report investigating the provision of fenced areas within some public open spaces within the City of Joondalup around playgrounds, barbeques and other amenities where the presence of dogs may be a nuisance to park visitors.”

REASON FOR MOTION

Dogs are much loved members of many families within our community and are welcome within many City of Joondalup parks, reserves and open spaces. The City of Joondalup relies on responsible ownership of dogs to ensure their presence does not create a negative experience for residents and visitors.

Exclusion zones already exist within the City of Joondalup which require owners to maintain effective control of their pets to ensure they do not enter these areas. Residents who witness dogs entering these areas are encouraged to contact City Rangers. Unless a City Ranger is within the reserve, there will be a delay before assistance is available to resolve the situation. Many residents may be unwilling to approach owners of dogs due to the perceived potential for conflict.

A physical barrier (fencing) to exclude dogs may support dog owners in keeping their pets away from playgrounds, barbeques, drinking fountains and seating areas. This would benefit all park visitors by:

- assisting dog owners maintain control of their pets and encourage them to continue using the City of Joondalup's open spaces
- avoid dog faeces in playgrounds to help maintain a healthy environment for children
- avoid human and dog interaction which is very important for those who are not comfortable with unknown dogs, particularly those afraid of dogs
- encourage use of open spaces by a larger variety of residents
- providing additional safety for children visiting playgrounds.

The Chief Executive Officer is requested to investigate the options for creating exclusion zones with a physical barrier to entry, the appropriate open spaces within the City of Joondalup which may benefit from fenced exclusion zones, a timeline for the installation of physical barriers and the estimated costs for Elected Members to consider.

OFFICER'S COMMENT

A report can be prepared.

MOVED Cr Dwyer, **SECONDED** Cr Fishwick that Council **REQUESTS** the Chief Executive Officer prepare a report investigating the provision of fenced areas within some public open spaces within the City of Joondalup around playgrounds, barbeques and other amenities where the presence of dogs may be a nuisance to park visitors.

The Motion was Put and

CARRIED (12/0)

In favour of the Motion: Mayor Jacob, Crs Chester, Dwyer, Fishwick, Hamilton-Prime, Hollywood, Logan, McLean, May, Norman, Poliwka and Taylor.

ANNOUNCEMENTS OF NOTICES OF MOTION FOR THE NEXT MEETING

Nil.

CLOSURE

There being no further business, the Mayor declared the Meeting closed at 8.48pm the following Elected Members being present at that time:

MAYOR HON. ALBERT JACOB, JP
CR KERRY HOLLYWOOD
CR TOM MCLEAN, JP
CR PHILIPPA TAYLOR
CR CHRISTOPHER MAY
CR RUSSELL POLIWKA
CR CHRISTINE HAMILTON-PRIME
CR MIKE NORMAN
CR JOHN CHESTER
CR JOHN LOGAN
CR SOPHIE DWYER
CR RUSS FISHWICK, JP