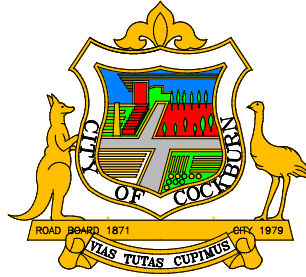


CITY OF COCKBURN



ORDINARY COUNCIL

AGENDA PAPER

FOR

THURSDAY, 8 MAY 2014

CITY OF COCKBURN

SUMMARY OF AGENDA TO BE PRESENTED TO THE ORDINARY COUNCIL MEETING TO BE HELD ON THURSDAY, 8 MAY 2014 AT 7:00 PM

	Page
1. DECLARATION OF MEETING.....	1
2. APPOINTMENT OF PRESIDING MEMBER (IF REQUIRED)	1
3. DISCLAIMER (TO BE READ ALOUD BY PRESIDING MEMBER).....	1
4. ACKNOWLEDGEMENT OF RECEIPT OF WRITTEN DECLARATIONS OF FINANCIAL INTERESTS AND CONFLICT OF INTEREST (BY PRESIDING MEMBER).....	1
5. APOLOGIES AND LEAVE OF ABSENCE	1
6. ACTION TAKEN ON PREVIOUS PUBLIC QUESTIONS TAKEN ON NOTICE	1
7. PUBLIC QUESTION TIME	1
8. CONFIRMATION OF MINUTES.....	2
8.1 (OCM 8/5/2014) - ORDINARY COUNCIL MEETING - 10 APRIL 2014.....	2
9. WRITTEN REQUESTS FOR LEAVE OF ABSENCE.....	2
10. DEPUTATIONS AND PETITIONS	2
11. BUSINESS LEFT OVER FROM THE PREVIOUS MEETING (IF ADJOURNED)	2
12. DECLARATION OF COUNCILLORS WHO HAVE NOT GIVEN DUE CONSIDERATION TO MATTERS IN THE BUSINESS PAPER	2
13. COUNCIL MATTERS.....	3
13.1 (OCM 8/5/2014) - FINAL ADOPTION - CITY OF COCKBURN PARKING AND PARKING FACILITIES AMENDMENT LOCAL LAW 2014 (025/001) (J NGOROYEMOTO) (ATTACH).....	3
13.2 (OCM 8/5/2014) - MINUTES OF THE GRANTS AND DONATIONS COMMITTEE MEETING - 15 APRIL 2014 (162/003) (R AVARD) (ATTACH)	6
14. PLANNING AND DEVELOPMENT DIVISION ISSUES	10
14.1 (OCM 8/5/2014) - REVIEW OF MURIEL COURT STRUCTURE PLAN - LOCATION: VARIOUS LANDHOLDINGS IN DEVELOPMENT AREA 19 - OWNER: VARIOUS - APPLICANT: CITY OF COCKBURN (110/007) (C HOSSEN) (ATTACH)	10
14.2 (OCM 8/5/2014) - LOCAL STRUCTURE PLAN AMENDMENT FOR LOTS 38-41, 47-52, 531-532 TINDAL AVENUE AND LOT 54 MCLAREN AVENUE, BEELIAR (CELL 9 YANGEBUP AND CELL 10 BEELIAR CONSOLIDATED STRUCTURE PLAN) OWNERS: VARIOUS - APPLICANT: DEVELOPMENT PLANNING STRATEGIES (110/096) (L SANTORIELLO) (ATTACH).....	27

14.3	(OCM 8/5/2014) - ADOPTION OF DRAFT HOUSING AFFORDABILITY AND DIVERSITY STRATEGY FOR COMMUNITY CONSULTATION (110/089) (D DI RENZO) (ATTACH).....	36
14.4	(OCM 8/5/2014) - PROPOSED SCHEME AMENDMENT 102 TO CITY OF COCKBURN TOWN PLANNING SCHEME NO. 3 (109/036) (A VAN BUTZELAAR) (ATTACH).....	44
15.	FINANCE AND CORPORATE SERVICES DIVISION ISSUES	48
15.1	(OCM 8/5/2014) - LIST OF CREDITORS PAID - MARCH 2014 (076/001) (N MAURICIO) (ATTACH).....	48
15.2	(OCM 8/5/2014) - STATEMENT OF FINANCIAL ACTIVITY AND ASSOCIATED REPORTS - MARCH 2014 (071/001) (N MAURICIO) (ATTACH)	50
16.	ENGINEERING AND WORKS DIVISION ISSUES.....	57
16.1	(OCM 8/5/2014) - ADOPTION OF THE COOGEE BEACH LANDSCAPE MASTER PLAN (3300004 & 146/002) (A LEES) (ATTACH)	57
16.2	(OCM 8/5/2014) - COOGEE BEACH ECO SHARK BARRIER (064/030) (D VICKERY) (ATTACH).....	62
16.3	(OCM 8/5/2014) - SUSTAINABILITY ACTION PLAN UPDATE 2014-15 (021/003) (H JESTRIBEK) (ATTACH)	73
17.	COMMUNITY SERVICES DIVISION ISSUES.....	75
18.	EXECUTIVE DIVISION ISSUES	75
19.	MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN.....	75
20.	NOTICES OF MOTION GIVEN AT THE MEETING FOR CONSIDERATION AT NEXT MEETING.....	75
21.	NEW BUSINESS OF AN URGENT NATURE INTRODUCED BY COUNCILLORS OR OFFICERS	75
22.	MATTERS TO BE NOTED FOR INVESTIGATION, WITHOUT DEBATE.....	75
23.	CONFIDENTIAL BUSINESS.....	75
24	(OCM 8/5/2014) - RESOLUTION OF COMPLIANCE (SECTION 3.18(3), LOCAL GOVERNMENT ACT 1995).....	76
25.	CLOSURE OF MEETING.....	76

CITY OF COCKBURN

AGENDA TO BE PRESENTED TO THE ORDINARY COUNCIL MEETING TO BE HELD ON THURSDAY, 8 MAY 2014 AT 7:00 PM

1. DECLARATION OF MEETING

2. APPOINTMENT OF PRESIDING MEMBER (If required)

3. DISCLAIMER (To be read aloud by Presiding Member)

Members of the public, who attend Council Meetings, should not act immediately on anything they hear at the Meetings, without first seeking clarification of Council's position. Persons are advised to wait for written advice from the Council prior to taking action on any matter that they may have before Council.

**4. ACKNOWLEDGEMENT OF RECEIPT OF WRITTEN DECLARATIONS OF
FINANCIAL INTERESTS AND CONFLICT OF INTEREST (by Presiding
Member)**

5. APOLOGIES AND LEAVE OF ABSENCE

6. ACTION TAKEN ON PREVIOUS PUBLIC QUESTIONS TAKEN ON NOTICE

7. PUBLIC QUESTION TIME

8. CONFIRMATION OF MINUTES

8.1 (OCM 8/5/2014) - ORDINARY COUNCIL MEETING - 10 APRIL 2014

RECOMMENDATION

That Council adopt the Minutes of the Ordinary Council Meeting held on Thursday, 10 April 2014, as a true and accurate record.

COUNCIL DECISION

9. WRITTEN REQUESTS FOR LEAVE OF ABSENCE

10. DEPUTATIONS AND PETITIONS

11. BUSINESS LEFT OVER FROM THE PREVIOUS MEETING (If adjourned)

12. DECLARATION OF COUNCILLORS WHO HAVE NOT GIVEN DUE CONSIDERATION TO MATTERS IN THE BUSINESS PAPER

13. COUNCIL MATTERS

13.1 (OCM 8/5/2014) - FINAL ADOPTION - CITY OF COCKBURN PARKING AND PARKING FACILITIES AMENDMENT LOCAL LAW 2014 (025/001) (J NGOROYEMOTO) (ATTACH)

RECOMMENDATION

That Council:

- (1) pursuant to Section 3.12(4) of the Local Government Act 1995 proceed to make the City of Cockburn Parking and Parking Facilities Amendment Local Law 2014; and
- (2) authorise the affixing and witnessing of the Common Seal to the adopted Local Law.

TO BE CARRIED BY AN ABSOLUTE MAJORITY OF COUNCIL

COUNCIL DECISION

Background

Council at its meeting of 13 February 2014 resolved to amend the City of Cockburn Parking and Parking Facilities Local Law 2007.

In accordance with section 3.12(3) of the Local Government Act 1995 and Council resolution of 13 February 2014 (Minute No.5245) Statewide notice was given in the West Australian newspaper on 1 March 2014 stating that:

- (1) *Notice is hereby given that the City of Cockburn has resolved to amend the Parking and Parking Facilities Local Law 2007 pursuant to Section 3.12 of the Local Government Act 1995.*
- (2) *The purpose of the amendment is to establish a new parking station and to allow for the monitoring of the period a vehicle is in a parking bay by electronic means.*

- (3) *The effect of the amendment will be to establish Cockburn Integrated Health and Community Facility and Cockburn Youth Centre Lot 401 Wentworth Parade Success as a parking station and allow use of electronic parking detection devices, such as in ground vehicle sensors and photographic recording for monitoring.*
- (4) *A copy of the proposed local law amendments may be inspected and obtained at the City of Cockburn Administration Office and at the Spearwood, Coolbellup, and Success Libraries during office hours.*
- (5) *Submissions about the proposed local law amendments may be made to the CEO at the City of Cockburn by 13 April 2014.*

Submission

N/A

Report

The purpose of the amendment is to the *City of Cockburn Parking and Parking Facilities Local Law 2007* is to establish a new parking station and to allow for the monitoring of the period a vehicle is in a parking bay by electronic means. The effect of the amendment will be to establish Cockburn Integrated Health and Community Facility and Cockburn Youth Centre at Lot 401 Wentworth Parade, Success as a parking station and allow use of electronic parking detection devices, such as in-ground vehicle sensors and photographic recording for monitoring. There will be a new penalty to be applied for inflicting wilful damage to ticket issuing machines or electronic parking detection devices with a modified penalty of \$500 pursuant to the City of Cockburn Parking and Parking Facilities Local Law 2007

Section 3.12 of the *Local Government Act 1995* contains the procedure for the making an amendment of local laws. S.3.12(4) states that:

“after the last day for submissions, the local government is to consider any submissions made and may make the local law (by an absolute majority) as proposed or make a local law that is not significantly different from what was proposed”.

Advice was received from the Department of Local Government and Communities, and incorporated into the attachment of the proposed Parking and Parking Facilities Amendment Local Law 2014.

As there were no submissions received, it is now proposed that Council adopt the proposed *City of Cockburn Parking and Parking Facilities Amendment Local Law 2014* and authorise two officers of the City, nominally the Mayor and the Chief Executive Officer, to affix the Common Seal of the City, thus progressing the processing of the local law and having it gazetted in the Government Gazette ultimately bringing the local law into force.

It is recommended that Council make the local law as per the attachment, as it does not significantly differ from what was originally proposed.

Strategic Plan/Policy Implications

Infrastructure

- Community infrastructure that is well planned, managed, safe, functional, sustainable and aesthetically pleasing.

A Prosperous City

- Sustainable development that ensures Cockburn Central becomes a Strategic Regional Centre.

Budget/Financial Implications

It is anticipated that there will be a minor increase in revenue from parking infringements imposed due to overstay in designated parking bays. There are various new technology options available which can be leased or purchased by the City. These will be considered for inclusion in a future municipal budget. The intent of this agenda item is to initiate the necessary steps to create a new parking station and to provide the ability for the City to use detection devices to monitor parking times.

Legal Implications

Section 3.12 and 9.10 of the Local Government Act 1995 refer.

Community Consultation

Statewide advertising of the proposed amendments followed by 6 weeks submission period. An advertisement was placed in the West Australian Public Notices Section on 1 March 2014.

Attachment(s)

Proposed City of Cockburn Parking and Parking Facilities Amendment Local Law 2014.

Advice to Proponent(s)/Submissioners

N/A

Implications of Section 3.18(3) Local Government Act, 1995

Nil.

13.2 (OCM 8/5/2014) - MINUTES OF THE GRANTS AND DONATIONS COMMITTEE MEETING - 15 APRIL 2014 (162/003) (R AVARD) (ATTACH)

RECOMMENDATION

That Council

- (1) receive the Minutes of the Grants and Donations Committee Meeting held on 15 April 2014 and adopt the recommendations contained therein; and
- (2) amend the 2013/14 Municipal Budget by increasing the Grants and Donations Operating Budget by up to \$42,445 and reduce the current Closing Municipal Funds by up to \$42,445, subject to:
 1. The Spearwood Dalmatinac Club agreeing to contribute \$27,445 for the installation of the solar panels, and
 2. The Melville Cockburn Chamber of Commerce not receiving the balance of its annual sponsorship (\$10,000) from the City of Melville.

TO BE CARRIED BY AN ABSOLUTE MAJORITY OF COUNCIL

COUNCIL DECISION

Background

The Council of the City of Cockburn established the Grants and Donations Committee to recommend on the level and nature of grants and donations provided to external organisations and individuals. The Committee is also empowered to recommend to Council on donations and sponsorships to specific groups and individuals.

Submission

To receive the Minutes of the Grants and Donations Committee and adopt the recommendations of the Committee.

Report

Council approved a budget for Grants and Donations for 2013/14 of \$1,013,164 to be distributed as grants, donations and sponsorship.

At its meeting of 16 July 2013, the Committee recommended a range of allocations which were duly adopted by Council on 8 August 2013.

Following the September 2013 round of grants, donations and sponsorship funding opportunities, the Committee, at its meeting of 15 October 2013, recommended a revised range of allocations which were duly adopted by Council on 14 November 2013.

The March 2014 round of grants, donations and sponsorship funding opportunities has now closed and the Committee, at its meeting of 15 April 2014, considered revised allocations for the grants and donations budget, as well as the following applications for donations and sponsorship.

A summary of the donations recommended to Council are as follows:

Second Harvest Inc.	\$12,000
Business Foundations Inc.	\$10,000
Friends of the Community Inc.	\$2,000
Cockburn Volunteer Sea Search and Rescue	\$8,500
City of Cockburn Pipe Band	\$9,000
Hamilton Hill YouthCARE Council	\$9,000
South Lake Ottey Family and Neighbourhood Centre Inc.	\$7,000
Port Community High School	\$15,000
Constable Care Child Safety Foundation Inc.	\$12,000
Volunteer Home Support Inc.	\$5,000

A summary of the sponsorships recommended by the Committee is as follows:

Melville Cockburn Chamber of Commerce	\$30,000
Phoenix Lacrosse Club	\$15,000
Coogee Jetty to Jetty	\$10,000

Strategic Plan/Policy Implications

Community & Lifestyle

- Community environments that are socially cohesive and embrace diversity.
- Communities that take pride and aspire to a greater sense of community.
- Promotion of active and healthy communities.

Leading & Listening

- A responsive, accountable and sustainable organisation.

Budget/Financial Implications

Council approved a budget for grants and donations for 2013/14 of \$1,013,164 to be distributed as grants, donations and sponsorship.

Following is a summary of the revised grants, donations and sponsorship allocations proposed by the Committee.

Committed/Contractual Donations	\$462,595
Specific Grant Programs	\$357,414
Donations	\$145,600
Sponsorship	\$90,000
Total	\$1,055,609
Deficit	\$42,445

The next Grants and Donations Committee Meeting will be held in July 2014 to recommend allocations for 2014/15.

The next round of grants, donations and sponsorship funding will be advertised in August/September 2014.

Legal Implications

N/A

Community Consultation

In the lead up to the March 2014 round, grants, donations and sponsorship funding opportunities were promoted through the local

media and Council networks. The promotional campaign has comprised:

- Three advertisements running fortnightly in the Cockburn Gazette City Update on 18/02/14, 4/03/14 and 18/03/14.
- Four advertisements running fortnightly in the City of Cockburn Email Newsletter on 14/02/14, 28/02/14, 14/03/14 and 28/03/14.
- Advertisement in the February Edition of the Cockburn Soundings.
- All members of the Cockburn Community Development Group, Regional Parents Group and Regional Seniors Group have been encouraged to participate in the City's grants program.
- Additional advertising through Community Development Promotional Channels:
 - Community Development Calendar distributed to all NFP groups in Cockburn.
 - Cockburn Community Group ENews distributed monthly on 5/02/14 and 7/03/14.
- Closing dates advertised in the 2014 City of Cockburn Calendar.
- Information available on the City of Cockburn website.
- Reminder email sent to regular applicants.

Attachment(s)

1. Minutes of the Grants and Donations Committee Meeting on 15 April 2014.
2. Grants, Donations and Sponsorship Committee Recommended Allocations Budget 2013/14.

Advice to Proponent(s)/Submissioners

Applicants have been advised that they will be notified of the outcome of their applications following the May 2014 Council Meeting.

Implications of Section 3.18(3) Local Government Act, 1995

Nil.

14. PLANNING AND DEVELOPMENT DIVISION ISSUES

14.1 (OCM 8/5/2014) - REVIEW OF MURIEL COURT STRUCTURE PLAN - LOCATION: VARIOUS LANDHOLDINGS IN DEVELOPMENT AREA 19 - OWNER: VARIOUS - APPLICANT: CITY OF COCKBURN (110/007) (C HOSSEN) (ATTACH)

RECOMMENDATION

That Council :

- (1) acknowledge that the Muriel Court Structure Plan and Development Contribution Area 11 have provided, to date, a workable and legible statutory planning framework for Development Area 19;
- (2) noting (1) above, acknowledge that there are some matters that have been identified through research that should inform a modification to the approved Structure Plan in order to maintain the Structure Plan as a robust document guiding subdivision and development;
- (3) advertise the following proposed modifications to the Muriel Court Structure Plan:
 1. Modify the residential density coding in accordance with Attachment 1;
 2. Review and assess the broad road network requirements identified for the realigned Semple Court, Muriel Court and Kentucky Court; and
 3. Review the Restricted Use permissibility on land zoned Mixed Business in the Structure Plan area.
- (4) commence review of Local Planning Policy APD60 – Muriel Court Design Guidelines to remove the maximum height limitations;
- (5) investigate the appropriateness, in consultation with the Department of Water, of the City undertaking further technical work, using funds from Development Contribution Area 11, relating to Urban Water Management matters within the subject area; and
- (6) advise the landowners within the Structure Plan area of Council's decision accordingly and advertise the proposed modifications for 42 days.

COUNCIL DECISION

Background

At the September 2013 OCM it was requested that staff undertake a review of the Muriel Court Structure Plan, noting concerns that has been raised by some landowners in respect of development in the precinct. This report addresses this request.

The Muriel Court Structure Plan area ('subject area'), also known as Development Area 19 ('DA19') has been earmarked for urban residential development since 1994. The subject area is located in the locality of Cockburn Central; bound by North Lake Road, Semple Court, Verna Court, the Kwinana Freeway and Kentucky Court. Being 79 ha in size and directly adjacent to the Cockburn Central Activity Centre, has placed the subject area in a unique position.

Detailed planning of the subject area was instigated by the City's Strategic Planning Department in late 2006 and culminated in the endorsement of the Structure Plan by the Western Australian Planning Commission ('WAPC') in February 2010. However to date, due to a number of factors, development has been slow to response to the future direction provided by the Structure Plan.

Initially, given the multiplicity of land ownership and the relatively small lot sizes, it was considered that the only practical way of progressing planning of the subject area and facilitating its development potential was for the City to take a lead role. The Structure Plan, in conjunction with other statutory planning instruments, to this day provides a robust framework for the implementation of a dense, walkable mixed use community. It does however appear that some barriers to development remain, some of which are possible for addressing through a Structure Plan modification. Other barriers, particularly financial costs of servicing, are not issues which the Structure Plan or City are able or expected to address.

The purpose of this report is to investigate barriers, provide a detailed critique of the Structure Plan and determine which changes are within the scope of the Structure Plan to address via modification to the Structure Plan.

Submission

N/A

Report

Council History

The Muriel Court Structure Plan has been presented to Council multiple times over the past 8 years. The most relevant decisions are noted below.

13 November 2008 – Council adopted a Structure Plan and requested the WAPC lift the urban deferment over the subject area.

08 July 2010 – Council adopted a Local Planning Policy for the purposes of applying design guidelines to the Muriel Court Structure Plan and a modified Structure Plan.

08 September 2010 – WAPC endorsed the modification to the Structure Plan.

14 October 2011 and 30 December 2013 – Minor modification is undertaken to the Structure Plan. A copy of the current plan can be found at Attachment 3.

Previous approvals

A number of subdivision and development approvals have been issued in the Muriel Court Development Area.

A number of the subdivision approvals are concentrated in a 16ha area in the south eastern corner. These include Lots 52-55 Tea Tree Close, Lot 75 North Lake Rd, Lots 64 and 100 Muriel Court and Lot 42 Semple Court. The majority of the approvals are to create development lot parcels. A total of 36 development parcels are conditionally approved, along with 3 public open space lots and several road reserves.

Development approvals for at least four sites have been granted. Once again, the majority of these are concentrated in the south eastern corner of the development area. Lot 53 Tea Tree Close has approval for 151 multiple dwellings. Lots 16 & 17 Kentucky Court has approval for 77 residential units and 5 commercial units.

Statutory Framework

The subject area is zoned 'Urban' under the Metropolitan Region Scheme ('MRS'), with the majority of surrounding land zoned 'Urban'. The adjacent land to the south is zoned 'Industrial' and the Kwinana Freeway Reserve is reserved as a 'Regional Road Reserve'. The Initial

District Structure Plan formed the basis for the initial lifting of the 'urban deferral' of the subject area.

The majority of the subject area is zoned 'Development' under the City's Town Planning Scheme No. 3 ('Scheme'), within DA19. The land fronting North Lake Road is zoned 'Mixed Business' while being included within DA19. The majority of the subject area is also included within Development Contribution Area 11 ('DCA11') and the entirety of the subject area lies within Development Contribution Area 13 ('DCA 13').

Muriel Court Structure Plan

The Muriel Court Structure Plan was initially prepared by officers of the City in conjunction with Koltasz Smith Planning Consultants. The City's leadership initially was seen as vital given the multiplicity of land ownership and the relatively small lot sizes. The involvement of the City was considered the only practical way of progressing planning of the subject area and facilitating its development potential.

The initial Structure Plan was prepared to be consistent with the WAPC's Liveable Neighbourhoods and Network City Strategic Planning Document (now superseded by Directions 2031). Providing a diverse and compact urban outcome that in turn supports alternative transport choices, and further supports the Cockburn Central Activity Centre and train station, were at the heart of the planning for the area. In total the Structure Plan is expected to yield between 2,170 and 2,894 dwellings. The key planning principles that went into the design of the subject area are outlined below

Community Design

- Maximise densities within the walkable catchment of the Cockburn Central Regional Centre.
- Providing medium densities beyond the walkable catchment and adjacent areas of high amenity (POS) and high frequency public transport routes (Semple/Muriel Court).
- Minimise the need for the land exchange between landowners whilst recognising the complexities associated with highly fragmented development cells.
- Provide a balanced range of densities to provide a diverse range of housing types.

Movement Network

- Create a strong east-west movement network that reflects constraints (created by existing lot configurations) that

maximises connectivity and efficiency of pedestrian movements and simplifies subdivision design.

- Minimise traffic conflict and promote high quality streetscapes along Muriel and Semple Court by promoting rear loaded lots.
- Provide a street and pedestrian network that enables direct, quick and safe pedestrian and cyclist access to and from the transit facility.
- Create a highly connected and permeable street network with emphasis on Muriel and Semple Courts being the primary 'spine' roads.
- Maximise equity between landowners by sharing where possible, the placement of access streets, laneways and public open spaces etc.

Lot Layout and Public Parkland

- Within the constraints of the existing lot configuration, develop a robust network of streets and blocks which maximise efficient movement, the creation of regular shaped lots and maximises solar orientation for dwelling construction.
- Appropriate interfacing of residential lots with surrounding uses such as the Kwinana Freeway and the mixed business zone.
- Maximise the ability for land owners to develop independently given the fragmentation of ownership.
- Provide a range of densities to promote variety in lot product and ensure appropriate density targets are met.
- Placement of public open space to preserve and enhance existing environmental features (wetland and remnant vegetation).
- Provide a suitable balance between active and passive recreation.

Activity Centres, Employment and Schools

- Provide office and residential uses within the walkable catchment of Cockburn Central activity centre/train station to support and strengthen the centre as an origin and destination.
- Provide a local centre to provide for the day to day needs of the residents.
- Provide good pedestrian, cycle and vehicular access to existing and possible future schools.

Urban Water Management/Utilities

- Promote water sensitive urban design and the integration of drainage infrastructure within POS where applicable in accordance with the DoW's requirements.

- Promote a network of streets which facilitate the delivery of essential services and utilities.

Development Area 19

DA19 within Schedule 11 of the Scheme provides for a statutory framework that has led to a Structure Plan that guides subdivision and development within the subject area. Created as part of Scheme Amendment 6 and further advanced by Scheme Amendment 62, it requires that any structure plan proposed on the subject area provide for residential and mixed business development where appropriate, establish the need for a set of design guidelines and ensure that proposals directly accessing North Lake Road have due regard to the North Lake Road Vehicle Access Policy.

All subdivision and development in the subject area is expected to achieve at least 75% of the nominated density. This provision was included in DA19 as part of Amendment 62 to the Scheme. This was seen as vital in achieving the intent and desires of the State Government in achieving the targets of their strategic planning documents.

Development Contribution Area 11

Development Contribution Area 11 ('DCA 11') is situated over the majority of the subject area; it is bound by the northern edge of the Mixed Business zone fronting North Lake Road, Kentucky Court, the Kwinana Freeway, Berrigan Drive and Semple Court.

During the formulation of the Muriel Court Structure Plan it was identified that due to the multiplicity of lots in the subject area (being 96), and their small size, it would be impossible and impractical for each lot to satisfy all planning requirements on their own. Accordingly, it was determined that it was necessary for the City to prepare and administer a development contribution arrangement over the subject area to facilitate development.

Scheme Amendment No. 67, which was gazetted on 7 May 2010, formally introduced DCA 11 into the City's Scheme. DCA 11 requires contributions to the following items.

- Pro rata contribution to the second carriageway of North Lake Road between Kentucky Court and Semple Court based on traffic generation.
- Widening/upgrading of Semple Court, including traffic management devices, traffic lights and the over and above costs

of a realigned Semple Court including the cost of land acquisition.

- Upgrading and widening of the existing internal roads where this exceeds the normal subdivision requirements such as Muriel Court and Kentucky Court.
- Provision and enhancement/upgrade of Public Open Space.
- Internal and external drainage areas and works including gross pollutant traps and nutrient stripping.
- Preliminary professional studies including drainage, geotechnical, engineering, traffic and planning.
- The City's costs of administering the Development Contribution Scheme.
- Cost of acquiring and development of the areas of Public Open Space.

Due to the lack of development within DA19, the City is yet to receive any funds as part of this Development Contribution Scheme. These funds however will flow as development and/or subdivision is finalised.

All landowners within DCA11 shall make a contribution to land and infrastructure works required as part of the development of the Muriel Court Development Contribution Area. The majority of lots have their contribution calculated on the potential number of dwellings that can be constructed on each lot or lots and calculated in accordance with the following:

- R20 – 450m²
- R25 – 350m²
- R40 – 220m²
- R60 – 166m²
- R80 – 125m²
- R160 – 62.5m²

No contribution is payable in respect to land and lots required for public open space, drainage, the widening and extension of Muriel Court and Kentucky Court and the widening and realignment of Semple Court.

Although the requirements of DCA11 are extensive, they are completely in line with the standard expectations of development in greenfield areas. Where issues of land ownership and the small lot sizes are not present it would be expected, through local and state planning frameworks, that developers would satisfy all planning requirements on their own. DCA11 in this regard achieves a framework strikes an appropriate balance between cost sharing of necessary infrastructure that will benefit subdividing and developing landowners across the precinct.

Local Planning Policy

A number of Local Planning Policies apply to the subject area. The two that have the greatest impact on the area are discussed below.

Policy APD60 'Muriel Court Design Guidelines'

In order to achieve high quality development based on good urban design principles, a set of design guidelines have been created; both the Structure Plan and the Scheme require design guidelines to be adopted for the precinct.

The design guidelines apply to all land use, subdivision and development within DA19 as per the adopted Structure Plan. The design guidelines are important to create an attractive and well-designed urban environment, which readily allows the principles and intent of the adopted Structure Plan to be achieved. DA19 is a transit orientated development which aims to provide a range of dwelling types and maximise the number of people living and working near the Cockburn Central activity centre and train station.

Under the Guidelines the Structure Plan area is divided into six neighbourhoods, based broadly along residential zoning boundaries. Development proposals are assessed against the principles and objectives set out in the Design Guidelines for each neighbourhood as well as the general standards and specific standards for each zone. The Design Guidelines also provides a framework for subdivision and the design of roads within the subject area.

The Specific standards by zones are outlined in the table below.

	Low Density	Medium Density		High Density		
	R20 + R25	R40	R60	R80 Low Rise	R160 Low Rise	Tower
Build to line	3-4.5m	2-4m	2-4m	4m	4m	Podium: 4m Tower: 8m
Side setback	R-Codes	R-Codes	0m	Nil **	Nil	Podium: 5m Tower: 8m
Rear setback	R-Codes	R-Codes	R-Codes	4m	4m	Podium: 5m Tower: 9m
Minimum lot width	12m	6m	6m	24m	24m**	30m
Maximum lot width	20m	10m	8m	30m	30m	60m
Minimum height	-	No minimum	Two storeys* 5.4m wall	3 storeys and 9m	3 storeys and 10m	18m
Maximum height	Two storeys 6m wall 9m roof	9m wall 12m roof	12m wall 15m roof	5 storeys and 15m	18m	29m

* In R60 coded areas only

** Except where adjacent to a secondary street, where 2m applies

** For R160 coded areas only

Policy APD62 'Vehicle Access' (formerly: North Lake Road Access Policy)

When land adjacent to major/arterial/distributor/important roads is developed for more intensive uses the resulting additional traffic generated by such uses can cause conflict, especially where pre-existing traffic volumes are high. This can create dangerous and unattractive road environments. In these situations, a coordinated approach to vehicle access is required to ensure that development does not introduce any undesirable impacts on the safe and efficient movement for motorists, heavy vehicles operators, public transport users, pedestrians and cyclists.

The North Lake Road Vehicle Access Policy Plan provides the framework for the lots zoned Mixed Business in the Structure Plan to ensure a coordinated approach. The Vehicle Access Policy Plan provides guidance for the north side of North Lake Road between Semple Court and Kentucky Court; indicating crossover locations and arrangements and also mandating a reciprocal access easement along the entirety of the Policy Plan Area.

The North Lake Road Vehicle Access Policy Plan is currently under review, in conjunction with Main Roads, as part of a wider analysis of the road network around Cockburn Central with a view to supporting implementation of the North Lake Road overpass. The revised North Lake Road Access Strategy has been developed and presented to Council at its DAPPS meeting in November 2013. That revised Strategy has been endorsed for public advertising.

Water Management

The City in preparing the Muriel Court Structure Plan was cognisant of its requirement and obligations under the Department of Water's ('DoW') guiding document, Better Urban Water Management. The City, is ensuring compliance with water sensitive design and lessening the impact of urban development on the natural environment, prepared a District Water Management Strategy ('DWMS') for the subject area that accompanied the structure plan. The DWMS was prepared in accordance with the Arterial Drainage Scheme Review for the subject land. The DoW has approved the DWMS.

Traditionally a Local Structure Plan is accompanied by a Local Water Management Strategy ('LWMS'); a document that provides a finer grain of detail than a DWMS. To resolve this matter of non-compliance with DoW requirements Council determined at its meeting of 13 November 2008 to, *inter alia*:

“investigate the opportunity to provide a local water management strategy for the entire DA 19 area using funds from proposed Development Contribution Area 11 as per Scheme Amendment No. 67”

It was seen as a more logical and efficient outcome for the City to prepare one LWMS compared to landowners or groups of landowners producing separate strategies and the Council and DoW assessing the individual strategies.

A LWMS was prepared by ENV for the entire structure plan area. The LWMS informs and assists with the preparation of Urban Water Management Plans which will be required at the subdivision stage. The LWMS has been approved by the DoW.

Identified Issues and Barriers

The following matters are items that the City deems to be issues that owe for reflection as part of this review of the Structure Plan.

Dwelling Yields

The City through discussions with a number of affected landowners have communicated that the projected dwelling yields over some areas of the Structure Plan are an impediment to financially viable development. Such comments correspond to those given as part of the formal advertising of the Structure Plan in 2007 where landowners requested increased densities over many areas of the structure plan.

This issue is broadly connected to areas with lower density residential areas such as R20, R25 and R40; however it is not exclusive to these areas.

Cost of DCA11

It has been noted to the City by some landowners that the per-dwelling/lot contribution of DCA11 is ‘high’ and that it can act as a disincentive to development. The purpose and necessity of DCA 11 is noted above, and therefore is seen by the City as a sound and necessary mechanism to secure appropriate coordinated planning outcomes in an environment such as Muriel Court. The City is open to constructive approaches to lessen the impact of DCA11 while still pursuing proper and orderly planning outcomes.

Need for development to be frontal

Considering the multiplicity of landholdings in the subject area and other related development requirements it has been noted that lots,

particularly within the centre of the subject area, suffer from inability to develop at this time. There is a need to connect to the basic public utilities; although these exist on the periphery of the site the majority of utilities do not currently permeate into the subject area.

This is quite normal as this land is not at the development (and servicing) front. It is often the case in developments containing a number of landowners, that development of some lots will be reliant on adjacent lots being developed first to bring both roads and services closer. The rate of development in these areas can elongate the 'wait' that some lots are subjected to.

It must be remembered of course, there would be some time lag created following the Global Financial Crisis (including the property price impact, slowing of development generally and the changing landscape for financing of major developments). The City acknowledges this issue; however the Muriel Court Structure Plan remains the appropriate mechanism to ensure logical and timely development.

Relocation of Services /Level of Fill

The City is aware of the need for substantial fill levels being required over large portions of the subject area. This is to ensure that the drainage system formulated as part of the LWMS functions efficiently and effectively. The level of fill required can further complicate development. Where services currently exist and extensive amounts of fill are required there can be a need to lift the existing services to ensure the maximum depth to the services remains as per the providers' standard.

Design Guidelines - Restrictions

As noted above, in order to achieve high quality development based on good urban design principles, a set of Design Guidelines has been adopted for the Muriel Court Structure Plan area.

In general the design guidelines provide a sound set of principles that assist in proper and orderly planning in line with the intent of the Structure Plan. However, discussions with the City's Statutory Planning Department, issues have raised a number of matters within them require attention.

Areas of particular concern relate to the areas of the Structure Plan with densities of R80 and R160. The City has recently received a number of proposals for mixed-use multi story developments in this portion of the structure plan. Under the Residential Design Codes development on land zoned R160 is allowed to develop to a maximum

residential plot ratio of 2.0; that is 2m² of residential development for every 1m² of developable land.

However, two proposals for development approval have been submitted with a plot ratio of approximately 1.0. Both proposals are at or near the maximum allowed height limit of the R160 precinct under the guidelines. This would indicate that the height limit is limiting the development potential of this precinct. Interestingly height limits in the adjoining Cockburn Central West Structure Plan area are non-existent; being only limited by the federally enforceable Civil Aviation Authority height limitations for Jandakot Airport.

The City has similar concerns around building height limitations restricting development in R80 zoned land.

Proposed Modifications and Recommendations

As a consequence of the research and investigations undertaken, as outlined above, it is proposed that a number of modifications to the Muriel Court Structure Plan be initiated for public advertising.

The purpose of these modifications being to assist in facilitation of development in Muriel Court while ensuring that proper and orderly planning remains at the core of decisions. The modifications recognise that many of the issues and barriers raised above are not matters that the Council can directly influence through the planning system. However the changes are seen as providing a significant reduction in restriction and increase in development potential, it is believed that these changes can be used to further facilitate development while still achieving an outcome that is agreeable to the City and in keeping with the intent of Directions 2031.

Structure Plan Map Changes

As highlighted in the report above, the original Structure Plan allocated densities across the Structure Plan area using a number of 'rules' determined as part of an independent design review of the Structure Plan.

The suggested modifications put to Council as part of this report make changes (increases) to the currently endorsed residential densities. It is contended that these modifications do not go against the intent of the Structure Plan or the proper and orderly planning of the locality. They provide a more contemporary approach to the planning of the area, recognising recent advances in housing typologies and popularity of multiple dwellings. Most importantly the proposed changes have been established to find a balance between the identified issues outlined

above and the needs for good urban outcomes in the subject area. This are discussed below.

Removal of Lower Density Areas

The endorsed Structure Plan provides for a significant portion of low density R20 and R25 zoned parcels of land. These are primarily located adjacent to the existing residential development on Semple Court, land abutting the Mixed Business Zone and also land along Verna Court.

The rationale behind the inclusion of lower density is understood to be in the context of appropriate interface with existing uses and providing a mix of housing types in the structure plan area. However, as noted above the inclusion of these areas and their low dwelling yields has been shown to make development marginal. Moreover, in the modern planning context the inclusion of so much low density in a vibrant mixed use environment is seen to be counterproductive to the proper and orderly planning of the locality.

The proposed modifications retain a portion of the R25 zoned land adjacent to the existing Semple Court as the rationale behind this original decisions remains sound. However the remainder of the low density residential zoning have been replaced with medium and higher density codes.

Expansion of Medium Density Areas

Medium density (R40 and R60) coded areas currently form a significant portion of the Structure Plan area. These can predominantly be found adjacent to areas of higher amenity, such as POS, and in proximity to the future bus routes through the area.

The proposed modifications retain a significant portion of the existing medium density zoned land while recommending that the majority of the low density land be coded to a medium density.

Expansion of R80 and R160 across Mixed Use Zone

High density (R80 and R160) coded areas are currently located within the 800m walking catchment of Cockburn Central Train Station and along Muriel Court to take advantage of future bus routes through the area. The rationale being to provide higher densities to support the Cockburn Central Activity Centre in accordance with transit oriented development principles.

The proposed modifications retain the entity of the high density zoned land while recommending the expansions of land to be zoned R80.

Land adjacent to the Mixed Business Zone and land abutting the Freeway are proposed to be recoded to R80. Higher Densities will allow for a more appropriate interface, with the increased bulk assisting in reducing the impact of these two land uses on the wider area.

Moreover, it is also proposed to extend the R160 residential zoning along North Lake Road north to extend as far as development on the adjacent Cockburn Central West Structure Plan area. This will allow for appropriate framing of the road and ensure that arrival in the Town Centre is clear with a delineated entrance secured by higher intensity of development.

Ramifications of Density Changes

As noted above, a number of landowners and prospective developers have noted difficulty in establishing feasibility for developments as a result of lower coded areas. Moreover, the lower dwelling yields also have meant that ability to lessen the DCA11 contribution is limited due to more restrictive development options caused by lower densities.

The proposed density changes outlined in Attachment 1 and 2 would see the prospective dwelling yields increase from 2,894 to 3,464. This dwelling increase would see the DCA11 per dwelling contribution reduce by 16.5% or \$1,542.43 per dwelling. Reducing the DCA11 cost is seen as a primary goal of any review of the Muriel Court Structure Plan.

Mixed Use – Restricted Use Permissibility

The land directly fronting the northern side of North Lake Road is zoned Mixed Business under the Scheme. The land is also included in DA19 allowing the Structure Plan to influence development and subdivision over that land. The Structure Plan divides the Mixed Use zone into two distinct areas; being those allowing residential development and those restricting it.

The boundary of the two areas is broadly at the edge of the 800m walking catchment of the train station. With land within being provided with a R160 density code and land outside being restricted to commercial development only. Land within the residential portion further restricts the commercial uses to: office, restaurant, consulting room, lunch bar, civic use and bank. These uses being seen as complementary to the residential use and adding to the functionality of the town centre.

The Council recommendation proposes to reassess the allowable uses along the entirety of the Mixed Use zone, with particular focus on the inclusion of other land uses that would complement the residential

portion and further add to the commercial viability of the development parcels.

Assessment of road network requirements

A significant portion of the funds collected as part of DCA11 is earmarked for the purchase of the widened portions of Kentucky Court, Muriel Court and the realignment and widening of Semple Court. On current estimates the road upgrades account for \$7,242,740 or approximately 25% of the total cost of DCA11.

Ultimately the road network must be safe, permeable, legible and meet the contemporary standards for an urban precinct such as Muriel Court. Whilst it is acknowledged that these costs are substantial, the proposed land use changes are similarly significant. With the proposed changes to density recommended, it will be necessary to review the future road network requirements to ensure that it meet the needs of this future community.

Review of Design Guidelines

As noted above there are a number of matters that lie within the Muriel Court Design Guidelines that have the possibility to be limiting and restricting efficient development. This is particularly concerning in the higher density areas. In particular, consideration should be given to removing the height limit as this is effectively moderated by the plot ratio standard.

Further Urban Water Management Technical Work

All proposals for subdivision or development require the preparation of an Urban Water Management Plan ('UWMP'). The City has previously provided technical water management advice to landowners in the subject area via the DWMS/LWMS under DCA11.

There may be some value in undertaking additional water management planning with a view to reducing the amounts of fill required. More detailed drainage designs, focusing on the individual catchment storage requirements and portion to be stored in the POS areas (especially if the catchment boundaries are revised), preferred locations, shape and sizing of bio-retention area for water quality treatment (or alternatives) and any changes to 1:100 flow paths and flood heights.

It is proposed that the City initiate discussions with the DoW, the approval authority, regarding the City undertaking technical works in the area. This work would go to limiting the need for all

landowners/developers undertaking separate UWMP's. The undertaking of the work by the City would be reliant on acceptance of the approach by the DoW.

Although initially adding to the cost of DCA11, the possibility of reducing upfront infrastructure charges and fill requirements for landowners is seen as a vital element in facilitating development.

Conclusion

In conclusion, it is important for the City to make clear that the Muriel Court Structure Plan has to date provided a robust and progressive approach to a fragmented and highly constrained development parcel. However review is necessary to ensure that the Structure Plan and supporting policy framework provide a contemporary planning framework that provides for the facilitation of development in line with proper and orderly planning.

It is recommended that the Council initiate an amendment to the Muriel Court Structure Plan, provide a review of the Muriel Court Design Guidelines and also seek advice from the DoW on the appropriateness of the City undertaking further technical studies into water management in the locality.

It is through this review that the City hopes to facilitate the creation of a dense, vibrant and walkable urban environment that further adds to the Cockburn Central activity centre and assists the wider metropolitan area in achieving the goals set out in Directions 2031.

Strategic Plan/Policy Implications

Growing City

- To grow our City in a sustainable way by: using land efficiently, protecting the natural environment and conserving biodiversity.
- Diversity of housing to respond to changing needs and expectations.

Community & Lifestyle

- Community environments that are socially cohesive and embrace diversity.
- Communities that are connected, inclusive and promote intergenerational opportunities.

A Prosperous City

- Sustainable development that ensures Cockburn Central becomes a Strategic Regional Centre.

Budget/Financial Implications

There are not any direct financial implications associated with the proposed modifications to the Structure Plan. Should additional work be undertaken by the City towards water management studies, this would need to be prefunded and then recouped via DCA11 when funds were available.

Legal Implications

N/A

Community Consultation

The Muriel Court Structure Plan has been subject to considerable community consultation over its history.

The proposed modifications to the Structure Plan and the associated Local Planning Policy (Design Guidelines) would need to be advertised for 21 days in accordance with the requirements of the Scheme.

Attachment(s)

1. Proposed Modified Structure Plan
2. Plan highlighting areas where density modification proposed
3. Adopted Structure Plan

Advice to Proponent(s)/Submissioners

N/A

Implications of Section 3.18(3) Local Government Act, 1995

Nil.

14.2 (OCM 8/5/2014) - LOCAL STRUCTURE PLAN AMENDMENT FOR LOTS 38-41, 47-52, 531-532 TINDAL AVENUE AND LOT 54 MCLAREN AVENUE, BEELIAR (CELL 9 YANGEBUP AND CELL 10 BEELIAR CONSOLIDATED STRUCTURE PLAN) OWNERS: VARIOUS - APPLICANT: DEVELOPMENT PLANNING STRATEGIES (110/096) (L SANTORIELLO) (ATTACH)

RECOMMENDATION

That Council

- (1) in pursuance of Clause 6.2.14.1 (a) of City of Cockburn Town Planning Scheme No. 3 ("Scheme") adopt the modified Local Structure Plan for Lots 38–41, 47–52, 531-532 Tindal Avenue and Lot 54 McLaren Avenue, Beeliar subject to the following modifications:
 1. Insert a new section into Part 1 of the Structure Plan report and include the heading within the table of contents as follows; Heading: 'Designated Bushfire Prone Area'. Text: 'All land contained within the local structure plan located within 100 metres of moderate or extreme bushfire hazard areas (as shown in the Fire Management Plan February 24, 2014 – Appendix 12: Post Development Site Conditions- Bushfire Hazard Assessment, or as updated) shall be deemed to be a 'Designated Bushfire Prone Area'. All subdivision and development proposals within this Designated Bushfire Prone Area shall provide a statement or report that demonstrates all relevant bushfire protection acceptable solutions, or alternatively all relevant performance criteria, contained in Planning for Bushfire Protection Guidelines (Edition 2) have been considered and complied with, and effectively addresses the level of bushfire hazard applying to the land. The Bushfire Attack Levels (BAL) to be used on this land is outlined in the Fire Management Plan February 24, 2014 - Appendix 16: AS3959 Construction Considerations (or as updated).'
 2. Insert the following text below the POS Provision – breakdown table on Page 18 of the Structure Plan report as follows; ' * *The 1:1 year drainage area for POS 5 is the entire drainage reserve area as shown on the LSP in blue. All drainage up to the 1:100 year ARI will be accommodated within this drainage reserve. Due to the slope and depth of the basin within this drainage reserve, the drainage reserve will be fenced. Accordingly, the drainage reserve will be a site deduction for the purposes of POS calculations. For this reason, the entire drainage reserve has been placed within the 1:1 year column of the above table in order for it to*

become a deduction.'

3. Insert an asterisks (*) next to POS 5 within the POS Provision Breakdown table on Page 18 of the Structure Plan report.
4. The text under the Section 3 heading *'Interpretation and relationship with the Scheme'* of Part 1 is to be replaced with *'As per Clause 6.2.6.3 of City of Cockburn Town Planning Scheme No. 3.'*
5. The text under the Section 4 heading *'Operation'* of Part 1 is to be replaced with *'As per Clause 6.2.12.1 (a) of City of Cockburn Town Planning Scheme No. 3.'*
6. The text under Section 5.1 *'Land Use Permissibility'* of Part 1 is to be replaced with *'As per Clause 4.3.2 of City of Cockburn Town Planning Scheme No 3.'*
7. Section 5.2 *"Subdivision Requirements"*, 5.3 *'Residential'*, 5.3.1 *'Dwelling Target'* and 5.3.2 *'Density'* of Part 1 are to be deleted entirely from the Local Structure Plan report inclusive of the descriptions in the table of contents page.
8. The text within Section 5.3.3 under the heading *'Open space'* is to be deleted and replaced with the following: *"For areas shown on the Structure Plan Map as Residential R25, the minimum open space required is 45% of the total site."*
9. Section 5.4 *'Public Open Space'*, Section 6 and 6.1 *'Development Requirements'* and *'Detailed Area Plans'* are to be deleted from the Local Structure Plan report and table of contents.
10. Section 5.5 *'Conditions of Subdivision Approval'* is to be extracted from Part 1 and included to Part 2 of the Local Structure Plan Report.
11. Plan 1 *'Structure Plan'* is to be modified to include a line *"-"* between 47 and 52 on the fourth line from the bottom of the text box to the right of the legend.
12. Modify Plan 1 *'Structure Plan'* within the Local Structure Plan report to reflect the most recent amendment of the Consolidated Structure Plan as approved by Council on 13 February 2014 for Lots 102, 142, 103 & 104 Tindal Avenue

and Lot 105 Carcione Rise, Yangebup (Item 14.1).

13. Modify Plan 1 '*Structure Plan*' within the Local Structure Plan report to highlight Lot 9040 Spearwood Avenue, Lot 45 (No. 22) Fancote Avenue and Lot 46 (No. 153) Tindal Avenue, Beeliar with an associated text box that is worded as follows: "This land is likely to be a Designated Bushfire Prone area. An updated Fire Management Plan or a separate Fire Management Plan/s (FMP) will be required to be prepared at subdivision stage for this land. Should separate FMP/s be prepared, which mandates compliance with AS3959 for this land, the land will be deemed to be a 'Designated Bushfire Prone Area' under this Local Structure Plan for the purposes of implementing AS3959 under the Building Code of Australia."
 14. Modify Figure 3 '*Endorsed Cell 10 LSP*' within the Local Structure Plan report to reflect the most recent amendment of the Consolidated Structure Plan as approved by Council on 13 February 2014 for Lots 102, 142, 103 & 104 Tindal Avenue and Lot 105 Carcione Rise, Yangebup (Item 14.1).
 15. Appendix 4 '*Local Water Management Strategy (February 2014)*' of the Local Structure Plan report is to be amended to the satisfaction of the City of Cockburn, in consultation with the Department of Water. The required modifications are as follows:
 - (i) The locations of the groundwater monitoring bores are to be included in Figure 3.
 - (ii) The concentration levels contained within Table 3: '*Groundwater laboratory results*' are to be corrected.
 - (iii) Figure 6 is to be revised to ensure the correct catchment labelling is provided for each catchment.
 - (iv) Include the basin inverts top of water levels and 5 year results to Tables 7 and 8.
 - (v) Further detail is required, as prescribed under the Department of Waters interim: '*Developing a Local Water Management Strategy (DoW, 2008)*,' in relation to the developers' commitments, timing for actions, requirements to implement the strategy and contingency measures.
- (2) endorse the Schedule of Submissions prepared in respect of the proposed modifications to the Local Structure Plan for Lots 38–

41, 47–52, 531-532 Tindal Avenue and Lot 54 McLaren Avenue, Beeliar (Attachment 5);

- (3) in pursuance of Clause 6.2.14.3 of the Scheme forward the Local Structure Plan to the Western Australian Planning Commission within 10 days of making the resolution for its endorsement; and
- (4) advise the proponent and those persons who made a submission of Council's decision.

COUNCIL DECISION

Background

The proposed Local Structure Plan amendment ("LSP") was received by the City on 4 November 2013. The LSP has been referred to the Western Australian Planning Commission ("WAPC") for comment, as required by Clause 6.2.7.2 of City of Cockburn Town Planning Scheme No. 3 ("Scheme"). The LSP relates to Lots 38–41, 47–52, 531-532 Tindal Avenue and Lot 54 McLaren Avenue, Beeliar ("subject site").

The purpose of this report is to consider the LSP for adoption in light of the advertising process that has taken place.

Submission

The proposed LSP was prepared by Development Planning Strategies on behalf of the landowners.

Report

Proposed Local Structure Plan Amendments

The details of the proposed amendments are summarised as follows:

1. Increase in residential density code from Residential R20 to Residential R25, in order to address density requirements stipulated through State Government Strategic Planning, primarily 'Directions 2031 and Beyond.' This modification results in an additional 28 dwellings over the subject land.

2. Modification in the location and dimensions of the Parks and Recreation Local Reserves. The modification results in a 0.39 hectare increase in the area of public open space ("POS").
3. Modification to the local road network and residential cell configuration (Attachment 2).

Planning Background

The subject land is 26 hectares in area and generally bound by Spearwood Avenue to the east, McLaren Avenue to the north, Lot 2 Fanstone Avenue to the west and 'Rural' zoned land to the south. Attachment 1 provides a location plan.

The subject land is zoned 'Urban' under the Metropolitan Region Scheme ("MRS") and 'Development' under City of Cockburn Town Planning Scheme No. 3. The subject land is also located within Development Area No. 4 ("DA 4"), Development Contribution Area No. 5 ("DCA 5") and Development Contribution Area No. 13 ("DCA 13").

Pursuant to Clause 6.2.3.1 of the Scheme *"the development of land within a Development Area is to comply with Schedule 11"*. The specific provisions applicable to DA 4 in Schedule 11 are outlined as follows:

1. *"An approved Structure Plan together with all approved amendments shall apply to the land in order to guide subdivision and development."*
2. *"Land uses classified on the Structure Plan apply in accordance with Clause 6.2.6.3."*

Residential Density – State Government Direction

Directions 2031 and Beyond ("Directions 2031") and Liveable Neighbourhoods ("LN") promote a minimum of 15 dwellings per hectare, as the 'standard' density for new greenfield development in urban areas, and an overall target of 47% of all new dwellings as infill development.

The Draft Outer Metropolitan Perth and Peel Sub-Regional Strategy ("Draft Strategy") identifies the subject land as being part of the "BEE1" area with a future dwelling target of 860+. This proposal will assist in ensuring that the residential targets are reached whilst providing additional housing diversity to the locality.

Residential Density – Proposed

The proposed amendment to the subject land provides for an additional 28 dwellings or an additional 1.2 dwellings per hectare. This equates to 18.6 dwellings per gross urban zoned site hectare. This outcome therefore meets the density targets as outlined above by the State Government.

Conceptual subdivision designs prepared over the subject land, based on the proposed structure plan amendment, indicates a total lot yield of 468 single lots/ dwellings.

Request for modification – Lot 9040

In pursuance of Clause 6.2.8 of the City's Scheme, public consultation was undertaken for a minimum period of 21 days. During this period Council received an objection from a planning consultant, on behalf of the Department of Housing, with regard to Lot 9040 Spearwood Avenue, Beeliar.

Visually this lot is described as a thin slither of land which is roughly 1.5 hectares in area located to the east of the subject site. The southern portion of this lot is included as part of a single residential cell on the southern end of both the approved and proposed LSP map. The comments received in relation to this objection aim to seek Council's consideration of a further amendment to the LSP proposal.

Under the applicants proposal Lot 9040 is not included as part of the R25 density up-coding and is therefore expected to retain the current R20 density coding. The consultants' argument suggests that a consistent density 'may' allow for a joint subdivision of Lot 9040 and the subject site.

Lot 9040 is burdened by a fibre optics cable which runs the full length of the property. At the moment this cable prohibits the development of this land. The City's Strategic Planning officers are supportive, without prejudice, of a separate amendment to Lot 9040 in favour of R25, subject to appropriate supporting planning documentation.

What isn't supported however is an attempt to include the Department of Housing's land as part of this structure plan amendment. This is on the basis that the Department of Housing's land will have its own opportunities and constraints, which need to be properly investigated and determined in the form of a future structure plan and supporting studies. Of particular note are issues associated with bush fire management and water management, both of which are significant in their own right to warrant studies to be developed in order to inform how a future structure plan will be designed. It is inappropriate to

attempt to circumvent these requirements by including the land as part of this Structure Plan, which has already undertaken the required suite of studies to inform its design.

The applicant's proposed LSP report and accompanying appendices do not apply to Lot 9040, on the basis that Lot 9040 chose not to participate in the process. On this basis there is insufficient information at hand for the Strategic Officers to make an informed recommendation in favour of the objector's request. Attachment 5 of this report 'Schedule of Submissions' provides further detail in relation to this matter.

Modification in the location and dimensions of the Parks and Recreation Reserves (Public Open Space/ P.O.S).

The proposed amendment to the LSP proposes a total of 2.35 hectares of green space, being 0.39 hectares greater than currently shown on the endorsed Cell 10 LSP.

Under Liveable Neighbourhoods a minimum contribution of 10 per cent of the gross subdivisible area must be given up free of cost by the subdivider for public open space. Notwithstanding, the Western Australian Planning Commission will accept a minimum of eight per cent public open space for the purpose of active and passive recreation.

Each area of open space, within the LSP amendment area, will accommodate a drainage function and therefore overall the total amount of credited P.O.S area (restricted and unrestricted) is calculated to be 2.00 hectares in area. This results in an 8% contribution being provided as a land component and the remaining 2% being provided as cash-in-lieu.

Section 153 of the *Planning and Development Act 2005*, 'When owner may pay money in lieu of land being set aside for open space,' mandates that the owner of that land is to, in lieu of setting aside the portion, to pay to that local government a sum that represents the value of the portion at subdivision stage.

Modification to the local road network

The proponent has included a Transport Assessment as part of the Structure Plan Report to provide assurance that any increase in traffic can be managed safely and efficiently by the existing road network.

This report was supported by the City's traffic engineers and considered acceptable by Main Roads Western Australia.

Planning for Bushfire Protection

The proposed structure plan amendment includes a Fire Management Plan (“FMP”) which has been prepared in accordance with the *Planning for Bush Fire Protection Guidelines, edition two (2)* (“the guidelines”).

The guidelines specify that the performance criteria and acceptable solutions are not intended to be enforced retrospectively; on existing development, in established urban areas, existing town-sites or existing subdivisions.

A large proportion of the overall Consolidated Structure Plan Cell 9, Yangebup and Cell 10, Beeliar has been subdivided and developed for residential purposes. On this basis the FMP has been prepared only for the undeveloped land as part of this proposed amendment.

Recommended Modifications

The officer recommendation contains a suite of modifications, all of which can be described as minor and text based. These modifications are to bring the text component of the Structure Plan in to better alignment with the WAPC’s Structure Plan guidelines. Strategic planning staff are currently putting together a template for structure plan content, as it appears that the WAPC’s guidelines have created confusion as to what structure plans should and should not include under their respective Parts 1 and 2. Staff are currently meeting with Department for Planning officers to progress this forward.

Conclusion

Assessment of the LSP amendment determines that it is consistent with orderly and proper planning, through reflecting the requirements of both State and Local Planning Schemes and Policies. The issues that have been raised through the advertising process have been overcome in the manner discussed in this report, and detailed further in the Schedule of Submissions.

Strategic Plan/Policy Implications

Growing City

- To grow our City in a sustainable way by: using land efficiently, protecting the natural environment and conserving biodiversity.
- Development that is soundly balanced between new and existing areas.

- Diversity of housing to respond to changing needs and expectations.

Community & Lifestyle

- Community environments that are socially cohesive and embrace diversity.

Budget/Financial Implications

The required fee was calculated on receipt of the proposed Structure Plan and has been paid by the proponent. There are no other direct financial implications associated with the Proposed Structure Plan.

Legal Implications

Clause 6.2.9.1 of the Scheme requires Council to make a decision on the application within 60 days from the end of the advertising period. The advertising period formally concluded on the 25 March 2014.

Community Consultation

In pursuance of Clause 6.2.8 of the City's Scheme, public consultation was undertaken for a minimum period of 21 days. The advertising period commenced on the 4 March 2014 and concluded on the 25 March 2014.

Advertising included a notice in the Cockburn Gazette, letters to selected landowners within and surrounding the Structure Plan area and State Government agencies.

In total Council received a total of 9 submissions of which 1 objected to the proposal and the remaining 8 were in support of the proposal.

Analysis of the submissions has been undertaken within the Report section above, as well as the attached Schedule of Submissions (Attachment 5).

Attachment(s)

1. Location Plan
2. Proposed Local Structure Plan
3. Current (approved) Local Structure Plan
4. Aerial photograph
5. Schedule of submissions

Advice to Proponent(s)/Submissioners

The Proponent(s) and those who lodged a submission on the proposal have been advised that this matter is to be considered at the 8 May 2014 Council Meeting.

Implications of Section 3.18(3) Local Government Act, 1995

Nil.

14.3 (OCM 8/5/2014) - ADOPTION OF DRAFT HOUSING AFFORDABILITY AND DIVERSITY STRATEGY FOR COMMUNITY CONSULTATION (110/089) (D DI RENZO) (ATTACH)

RECOMMENDATION

That Council

- (1) adopt the Draft Housing Affordability and Diversity Strategy ("Draft Strategy") for the purposes of community consultation; and
- (2) advertise the Draft Strategy for 42 days.

COUNCIL DECISION

Background

The City of Cockburn, like much of Western Australia, is facing a significant challenge in housing affordability.

There has been a growing focus on the requirement for action and cooperation across all levels of government to address housing affordability issues, particularly evidenced by the Council of Australian Governments ("COAG") National Affordable Housing Agreement 2009. The National Affordable Housing Agreement aims to ensure that all Australians have access to affordable, safe and sustainable housing.

Local Government has an important role to play in facilitating affordable and diverse housing. The City has recognised the importance of this issue in the Strategic Community Plan which identified the provision of

diverse housing to respond to changing needs as a key objective. Access to secure, appropriate and affordable housing is a fundamental requirement and an essential component of an inclusive and sustainable city.

Examination of housing affordability and diversity often occurs as part of a local housing strategy. These generally comprise an analysis of local housing supply and demand, future oriented demographic and market trends, as well as policy statements and recommendations for planning processes, town planning schemes, and development controls.

The City's approach has been to develop urban revitalisation strategies which serve the function of a local housing strategy. The City has adopted two urban revitalisation strategies - the Phoenix Central Revitalisation Strategy and Hamilton Hill Revitalisation Strategy, and project planning has commenced for the Coolbellup Revitalisation Strategy.

This approach has been successful in the City, and in accordance with the City's Strategic Community Plan this approach is proposed to continue.

However, in addition to the preparation of urban revitalisation strategies, it is considered that the issue of housing affordability and diversity needs to be examined across the whole of the City. It was therefore proposed that a Housing Affordability and Diversity Strategy be prepared.

Council at its meeting of 8 August 2013 resolved to endorse a project plan for the preparation of a Housing Affordability and Diversity Strategy ("Draft Strategy").

The purpose of this report is for Council to consider endorsing the Draft Strategy, in order to proceed to public advertising of the document.

Submission

N/A

Report

A Draft Strategy has been prepared in accordance with the project plan adopted by Council, and is included at Attachment 1.

The key objectives of the Draft Strategy are:

1. To provide households with access to housing that is appropriate to their needs in terms of size, physical attributes and location.
2. To provide housing that is affordable to households of varying financial capacity.
3. To provide a variety of housing types in locations that have good accessibility to public transport, and essential services.
4. To promote affordable living, taking into consideration the total cost of living in a dwelling, including energy and water consumption, the price of transport to access employment and essential services, and other daily needs impacted by location.

The Draft Strategy includes a housing needs assessment which examines and analyses demographic projections, with a focus on household composition and size, and age structure. This is followed by an assessment of the current and projected housing stock, and urban form, to determine the appropriateness for current and future households.

To address housing affordability 'low and moderate income' households have been defined to assess and plan for the housing needs of these households. The issue of homelessness was also examined.

A market assessment has enabled household incomes to be assessed against housing prices and rental costs to ascertain housing affordability. Census data has been supplemented with real estate data and other research that has been undertaken to analyse trends on housing prices and rents.

The key findings of this assessment were:

Housing stock mismatch

The City's housing stock of predominately large detached dwellings will not provide a good range of options for future households which are getting smaller, and will be predominately one and two person households.

Urban form mismatch

The City should continue to strive towards a more compact urban form in existing and new areas, creating walkable, mixed use neighbourhoods, and dwellings with good accessibility to public transport and essential services.

Declining housing affordability

Housing affordability is declining to the point where housing is becoming unaffordable for low and moderate income earners, and more households are in housing stress. This has negative impacts for the whole community.

Cost of living impacts for low income households

While all households are impacted by increasing costs of living, it is low income households that are most affected.

Need for adaptable housing (Universal Housing Design)

There is a lack of private and public adaptable housing in the City of Cockburn and Perth Metropolitan area generally. This means many people, particularly elderly people and those with disabilities, face living in inappropriate housing or requiring costly modifications to their dwellings.

Demand for Aged Care Facilities

The ageing population, particularly the increase in people over 70 years of age, will see an increased demand for aged care facilities for those who can no longer live independently, and it is likely that this demand will outstrip supply.

Shortage of crisis accommodation

There is an identified shortage of crisis accommodation in the City of Cockburn, and this is an important issue given the trend towards increasing levels of homelessness (which includes people living in inappropriate housing).

The Draft Strategy examines mechanisms for addressing the key findings, and identifies a number of actions, as follows:

Planning Mechanisms

1. *Encourage other housing types, including dwellings in mixed-use environments, such as 'shop-top' housing to increase the number and diversity of smaller dwellings in the City, particularly in areas with good accessibility to services and public transport.*
2. *Investigate opportunities to encourage development of dwellings in mixed use development, including:*

3. *Adopting guidelines for 'Mixed Use' development to provide guidance to developers and Council in achieving appropriate mixed uses. This may take the form of a Local Planning Policy and/or guidance notes or 'best practice' notes.*
4. *Reviewing the objectives of the commercial zones in the Town Planning Scheme to reference provision of dwellings to encourage mixed use development where appropriate.*
5. *Encourage development of ancillary accommodation by making it exempt from planning approval.*
6. *Investigate the potential use of planning incentives to encourage affordable and diverse housing in targeted areas in the City of Cockburn, similar to that introduced for the Cockburn Coast area.*
7. *Ensure Urban Revitalisation Strategies identify measures to address the findings of this Strategy.*
8. *Ensure wherever possible Structure Plans do not seek to transfer higher building costs on to landowners. This is primarily to endeavour that structure planning better responds to the inherent site characteristics of a land parcel, such as to avoid development on land which is subject to noise or bushfire risk and which requires a more expensive dwelling to be built. The objective being to better design structure plans to avoid such areas in the first place.*
9. *Ensure all Local Structure Plans respond specifically to the outcomes of this Strategy, and address the future housing needs of the community.*
10. *Undertake a review of clause 5.8.3 of the Scheme to consider whether a higher residential coding may be applicable in the commercial zones, in all or some targeted areas.*
11. *Continue to lobby the WAPC to empower all local governments to be able to extinguish restrictive covenants that actively work to reduce housing affordability and diversity, for example requiring two storey development and mandating minimum floor areas.*
12. *The City continues to lobby the state government to undertake a comprehensive state wide review of planning mechanisms to deliver affordable housing, including the option of mandatory inclusionary zoning.*

Partnerships

1. *Continue to examine the City's freehold land assets with the view to maximising the provision of new land for residential development within established suburbs that have been the subject of revitalisation strategy.*
2. *Work with the private sector to identify landholdings across the City which would be prime opportunities for affordable housing projects, and advocate for these landholdings to pursue affordable housing through partnerships and design based approaches.*
3. *Ensure the feasibility of aged care accommodation is investigated as part of any Master Plan/Structure Plan for the Council's administration building site identified in the Phoenix Central Revitalisation Strategy.*

Leadership. Advocacy, and Communication

1. *Provide information to the community on the issue of housing affordability and diversity, and promote its benefits.*
2. *Investigate innovative tools to convey housing affordability and diversity, and neighbourhood design issues in the City of Cockburn, and to explain the way these issues are being addressed, including:*
3. *Integration of the City's existing sustainability initiatives with affordable housing information to create an 'Affordable Living' portal on the City's website that also provides links to useful information and tools.*
4. *The development of an interactive diagram setting out the principles of affordable living (housing diversity, walkable neighbourhoods, compact urban form etc.) to assist with communicating these concepts visually.*
5. *Produce Affordable Living Fact Sheets to help communicate to the community what Council is seeking to achieve with its initiatives.*
6. *Continue to explore new opportunities for sustainability initiatives that assist with reducing the cost of living for households, including affordable transport .*

7. *Identify measures to improve public perceptions of higher density development, including the opportunities for positive media portrayal at a local level.*
8. *Promotion of Adaptable Housing (Universal Housing Design Principle) and the Livable Homes Design Guidelines.*
9. *The City continues to lobby the state government to undertake a comprehensive state wide review of planning mechanisms to deliver affordable housing, and consider the option of mandatory inclusionary zoning as part of this review.*

The Strategy will assist in the implementation of actions identified in a number of the City's Corporate Strategic Plans, including the following:

City of Cockburn Strategic Community Plan 2012-2022

Diversity of housing to respond to changing needs and expectations (1.1.4)

Ensure our strategic land use planning in the form of: the Local Planning Strategy, Town Planning Scheme, revitalisation strategies and structure plans, achieves a robust planning framework delivering adequate supply and diversity in housing choice.

City of Cockburn Age Friendly City Strategic Plan

One of the key outcomes of the City's Age friendly City Strategic Plan is that the ageing population in the City of Cockburn has access to affordable suitable housing options that allow them to age safely and be socially supported within the community to which they belong.

City of Cockburn Youth Services Strategic Plan

The City's Youth Services Strategic Plan identifies that there is insufficient crisis and transitional housing options for young people in Cockburn with Anglicare operating the only service.

Conclusion

It is recommended that Council endorse the Draft Strategy as found at Attachment 1 for community consultation, and resolve to advertise the document for a period of 30 days.

Strategic Plan/Policy Implications

Growing City

- To grow our City in a sustainable way by: using land efficiently, protecting the natural environment and conserving biodiversity.
- Reduction in energy dependency and greenhouse gas emissions within our City.
- Diversity of housing to respond to changing needs and expectations.

Community & Lifestyle

- Community environments that are socially cohesive and embrace diversity.
- Communities that are connected, inclusive and promote intergenerational opportunities.

Environment & Sustainability

- A community that uses resources in a sustainable manner.
- Infrastructure that supports the uptake of public transport and pedestrian movement.

Budget/Financial Implications

The project is being funded from municipal funds. Ongoing actions will be funded from municipal funds, and none of the proposed actions are considered to have significant financial impacts.

Legal Implications

N/A

Community Consultation

It is proposed that the Draft Strategy be advertised for a period of 30 days, with the outcomes informing the preparation of the final Strategy.

Attachment(s)

Draft Housing Affordability and Diversity Strategy

Advice to Proponent(s)/Submissioners

N/A

Implications of Section 3.18(3) Local Government Act, 1995

Nil.

14.4 (OCM 8/5/2014) - PROPOSED SCHEME AMENDMENT 102 TO CITY OF COCKBURN TOWN PLANNING SCHEME NO. 3 (109/036) (A VAN BUTZELAAR) (ATTACH)

RECOMMENDATION

That Council

- (1) endorse the Schedule of Submissions prepared in respect of Amendment No. 102 to City of Cockburn Town Planning Scheme No. 3 ("Scheme");
- (2) adopt for final approval Amendment No. 102 to the Scheme which amends to Scheme as follows:
 1. Deletion of Restricted Use 12 (RU12) from Schedule 3 and amending the Scheme map accordingly.
 2. Deletion of Additional Use 15 (AU15) from Schedule 2 and amending the Scheme map accordingly.
 3. Deletion of Special Use 26 (SU26) from Schedule 4.
- (3) sign and seal the amendment documentation without modification and then submit to the Western Australian Planning Commission along with the endorsed Schedule of Submissions with a request for the endorsement of final approval by the Hon. Minister for Planning; and
- (4) advise the owners of Lot 200 and Lot 222 Cockburn Road and Lot 1 Bennett Avenue, North Coogee and those parties that made a submission of Council's decision accordingly.

COUNCIL DECISION

Background

At its ordinary meeting held 8 August 2013 Council initiated Amendment No. 102 to City of Cockburn Town Planning Scheme No. 3 to consider the deletion of:

1. Restricted Use 12 (RU12) from Schedule 3 and amending the Scheme map accordingly.
2. Additional Use 15 (AU15) from Schedule 2 and amending the Scheme map accordingly.
3. Special Use 26 (SU26) from Schedule 4.

Community consultation occurred between 1 October and 12 November 2013, a period of 42 days. One submission was received on behalf of Cordia Pty Ltd, the owner of Lot 200 to which RU 12 is applicable.

The purpose of this report is now considered the Scheme amendment for adoption of final approval, as per the requirements of the *Planning and Development Act 2005* and *Town Planning Regulations 1967*.

Submission

N/A

Report

Background

The subject lots are zoned 'Urban' under the Metropolitan Region Scheme. The area is part of the land rezoned from 'Industry' to 'Urban' via MRS Amendment No. 1180/41, to reflect the outcomes of the Cockburn Coast District Structure Plan. This planning is to create a mixed use coastal community, characterised by medium to high residential densities orientated with the amenity that the coastal location produces.

All three lots are currently zoned 'Development' under the City's Scheme, and are contained within Development Area No. 33 (Cockburn Coast). The Western Australian Planning Commission ("WAPC") has endorsed a District Structure Plan for this area known as the 'Cockburn Coast District Structure Plan' ("CCDSP"). The Council has already progressed Local Structure Plans for the area, and of note the WAPC has adopted one (Robb Jetty Precinct) and is at the final stage of considering the Emplacement Crescent Structure Plan. This only leaves the southern section of the CCDSP area, around the Power

Statin building, in need of structure planning. Overall it is reasonable to view the area starting to transition from planning in to delivery phase.

The purpose of this Scheme amendment is to remove some final minor anomalies which exist in the area. These relate to Restricted Use, Additional Use and Special Use provisions, which are all relevant to the former industrial use of the precinct. This industrial use is no longer relevant, with the State and Local planning frameworks facilitating the need for these uses to transition away from the precinct over time.

The report to Council to consider initiating Amendment 102 discussed in significant detail the basis for the amendment, and planning issues of consequence. It is not intended to repeat all of those issues in this report except where they relate to an issue raised in the submission period. The amendment will continue to support the movement of this precinct towards its intended destination, which has gone through a detailed process of planning and community engagement for more than a decade. Importantly, ensuring that the planning framework shows that land uses need to be orientating over time towards the intended urban outcome associated with Cockburn Coast. This Scheme amendment forms part of this process.

Issues raised in the submission period

Community consultation was carried out for a period of 42 days, from 1 October till 12 November 2013. One submission was received on behalf of the owner of Lot 200 to which RU 12 is applicable. The landowner of Lot 200 objected to the progression of Amendment No.102 due to the practical problems the proposal would have on the use of Lot 200 in the short to medium term. These practical problems are detailed below and have now been resolved.

At the time of the consultation period, Lot 200 was approved for 'Light Industry' use (in accordance with the RU 12 provisions) until 26 September 2016 - after this date all activities associated with the approved use were to cease. Irrespective of this Scheme amendment, the 26 September 2016 deadline was in existence and would have prevented further use of the site for 'Light Industry' beyond this time.

However subsequent to this, an extension of the approval for Lot 200 has now taken place (DA13/117) which maintains the productive use of this land in a manner which would not adversely affect the amenity of the locality. This approval concludes at a time when the building on the subject site has reached the end of its asset life and also when the proposed Powerstation Structure Plan is likely to be capable of implementation. Accordingly this issue has been overcome.

It is also worth commenting that the manner of surrounding land use is also such that the short to medium term use of Lot 200 would be unable to transition to residential, even if that was what the owner preferred (which is not the case). Specifically, Lot 222 Cockburn Road North Coogee, located approximately 110 metres south of the subject Lot 200, has approval to undertake the recycling of drums including cleaning and storage. There is no expiry date associated with this approval. A noise, odour and dust buffer distance of 200 metres to any sensitive land uses such as residential development is applicable to this activity, with Lot 200 being wholly included within this buffer. While Amendment No.102 will remove the Additional Use 15 classification associated with this activity from Schedule 2 of Scheme, given the open ended nature of this approval the activity may continue to operate in accordance with the non-conforming use provisions of the Scheme. The 200 metre noise, odour and dust buffer applicable to Lot 200 cannot therefore be reduced as the offsite impacts associated with drum recycling, cleaning and storage cannot be mitigated through increased building and design standards. This further shows that the short to mid term use of Lot 200 will continue, in the manner which the recent development approval extension has granted.

This removes the only issue that was raised with the proposal, and accordingly the Scheme amendment is recommended for approval without modification.

Strategic Plan/Policy Implications

Leading & Listening

- A culture of risk management and compliance with relevant legislation, policy and guidelines.

Budget/Financial Implications

Nil

Legal Implications

Council has an obligation to render its Scheme consistent with the Metropolitan Region Scheme.

Community Consultation

Methods of consultation

Community consultation was carried out for a period of 42 days, from 1 October till the 12 November 2013. An advertisement was placed in the Cockburn Gazette on 1 October 2013.

Affected landowners were advised in writing of the proposal and provided with copies of the amendment report to review. A copy of the amendment report was made available at the administration office for review over the full advertising period.

Attachment(s)

1. Location plan
2. Schedule of Submissions

Advice to Proponent(s)/Submissioners

The Proponents and those who lodged a submission on the proposal have been advised that this matter is to be considered at the 8 May 2014 Council Meeting.

Implications of Section 3.18(3) Local Government Act, 1995

Nil.

15. FINANCE AND CORPORATE SERVICES DIVISION ISSUES

15.1 (OCM 8/5/2014) - LIST OF CREDITORS PAID - MARCH 2014 (076/001) (N MAURICIO) (ATTACH)

RECOMMENDATION

That Council adopt the List of Creditors Paid for March 2014, as attached to the Agenda.

COUNCIL DECISION

Background

It is a requirement of the Local Government (Financial Management) Regulations 1996, that a List of Creditors be compiled each month and provided to Council.

Submission

N/A

Report

The List of Accounts for March 2014, is attached to the Agenda for consideration. The list contains details of payments made by the City in relation to goods and services received by the City.

Strategic Plan/Policy Implications

Leading & Listening

- Effective and constructive dialogue with all City stakeholders.
- A responsive, accountable and sustainable organisation.

Budget/Financial Implications

N/A

Legal Implications

N/A

Community Consultation

N/A

Attachment(s)

List of Creditors Paid – March 2014.

Advice to Proponent(s)/Submissioners

N/A

Implications of Section 3.18(3) Local Government Act, 1995

Nil.

15.2 (OCM 8/5/2014) - STATEMENT OF FINANCIAL ACTIVITY AND ASSOCIATED REPORTS - MARCH 2014 (071/001) (N MAURICIO) (ATTACH)

RECOMMENDATION

That Council :

- (1) adopt the Statement of Financial Activity and associated reports for March 2014, as attached to the Agenda; and
- (2) amend the 2013/14 Municipal Budget by increasing revenue and closing funds by \$329,130 to account for the impact of the repayment of consultancy fees by Developer Contribution Plans prefunded in prior years from general Municipal funds.

TO BE CARRIED BY AN ABSOLUTE MAJORITY OF COUNCIL

COUNCIL DECISION

Background

Regulations 1996 prescribes that a local government is to prepare each month a Statement of Financial Activity.

Regulation 34(2) requires the Statement of Financial Activity to be accompanied by documents containing:–

- (a) details of the composition of the closing net current assets (less restricted and committed assets);
- (b) explanation for each material variance identified between YTD budgets and actuals; and
- (c) any other supporting information considered relevant by the local government.

Regulation 34(4)(a) prescribes that the Statement of Financial Activity and accompanying documents be presented to Council within 2 months after the end of the month to which the statement relates.

The regulations require the information reported in the statement to be shown either by nature and type, statutory program or business unit. The City chooses to report the information according to its organisational business structure, as well as by nature and type.

Financial Management Regulation 34(5) requires Council to annually set a materiality threshold for the purpose of disclosing budget variance details. Council adopted a materiality threshold variance of \$100,000 from the corresponding base amount for the 2013/14 financial year at the August meeting.

Submission

N/A

Report

Opening Funds

The City's opening funds from 2012/13 FY were revised upwards to \$11.25M (from \$10.06M) after the completion of the external audit. There was also a minor adjustment between the current and non-current portions of long service leave provisions. The initial \$10.06M comprised \$6.57M for carried forward projects and \$3.5M of unrestricted surplus transferred to the City's Community Infrastructure Reserve in accordance with Council budget policy. The additional \$1.2M in opening funds was transferred to the Waste & Recycling and Community Infrastructure reserves at mid-year budget review.

Closing Funds

The City's closing funds of \$55.7M are currently \$8.2M higher than the YTD budget forecast. This comprises net favourable cash flow variances across the operating and capital programs as detailed later in this report.

The revised budget currently shows end of year closing funds of \$0.83M (increased from a balanced budget position). This has predominantly resulted from several upwards adjustments to revenue and a \$0.16M balancing item in the mid-year review. This has increased from \$0.5M last month due to the repayment of pre-funded consultancy fees by Developer Contribution Plans (DCP). These were funded in previous financial years from Municipal funds and the associated DCP's now had sufficient funds to repay the Municipal Fund.

The budgeted closing funds will fluctuate throughout the year, due to the impact of Council decisions and budget recognition of additional revenue. Details on the composition of the budgeted closing funds are outlined in Note 3 to the financial summaries attached to this report

Operating Revenue

Consolidated operating revenue of \$110.2M is ahead of the YTD budget forecast by \$2.57M. Several compensating variances comprise the majority of this amount:

- Revenue from property rates is \$0.58M higher than the YTD budget target.
- Underground power charges collected were \$0.11M ahead of budget.
- Interest on investments exceeded YTD budget by \$1.01M.
- F.A.G.S. quarterly grant of \$0.42M received one month ahead of the cash flow budget.
- Human Services operating grants are \$0.32M ahead of budget due to \$0.24M of surpluses carried forward from the previous year and \$0.24M of additional In-Home Care subsidies, offset by a \$0.16M shortfall in Community Aged Care Packages YTD funding.
- Fees & charges across the Human Services business unit are \$0.15M behind the YTD budget, mainly due to the out of school care and family day care programs.
- Development application fees are up by \$0.17M against the YTD budget, however building permits revenue is short \$0.12M.
- Revenue from dog registration fees is \$0.16M greater than the full year budget due to the impact of changes made to the Dog Act.

Further details of material variances are disclosed in the Agenda attachment.

Parking and local law infringements totalling \$2,180 were written off during the month under delegated authority. The Fines Enforcement Register recommended this based on insufficient owner information to pursue enforcement, primarily due to being interstate plated vehicles.

Operating Expenditure

Operating expenditure (including asset depreciation) of \$80.56M was under the YTD budget by \$1.42M and comprised the following significant items:

- Material and Contracts (\$1.41M under YTD budget)
- Other Expenses (\$0.33M over YTD budget)
- Salaries & Direct On Costs (\$0.41M under YTD budget)
- Utilities (\$0.16M under YTD budget)
- **Depreciation (on YTD budget) –**
 - At a consolidated level, asset depreciation is right on the YTD budget, but there are significant variances at the asset class level:
 - Parks Equipment depreciation is over budget by \$0.76M, impacted by a comprehensive asset pick up and revaluation exercise completed during 2012/13 year end.
 - Road infrastructure depreciation is \$0.26M under YTD budget,
 - Building depreciation is \$0.33M under YTD budget, and
 - Plant & machinery depreciation is \$0.18M under YTD budget.

The following table shows operating expenditure budget performance at the consolidated nature and type level:

Nature or Type Classification	Actual	Amended Budget	Variance to Budget
	\$M	\$M	\$M
Employee Costs	30.57	30.98	0.41
Materials and Contracts	24.56	25.97	1.41
Utilities	3.15	3.31	0.16
Interest Expenses	0.09	0.09	0.00
Insurances	2.24	2.24	0.00
Other Expenses	5.57	5.24	(0.33)
Depreciation (non-cash)	16.47	16.47	0.00

Capital Expenditure

The City's actual capital spend to the end of March was \$25.61M, representing a \$8.11M underspend on the YTD budget of \$33.72M.

The following table shows the budget variance analysis by asset class:

Asset Class	YTD Actuals \$M	YTD Budget \$M	YTD Variance \$M	Annual Budget \$M	Committed Orders \$M
Buildings					
Infrastructure	14.79	15.65	0.86	34.42	14.49
Roads					
Infrastructure	6.23	9.34	3.12	18.43	1.63
Parks Landscaping & Infrastructure	1.48	2.15	0.67	6.49	0.92
Land Acquisition & Development	0.57	1.59	1.02	2.13	0.02
Landfill					
Infrastructure	0.25	0.51	0.27	1.70	0.08
Plant & Equipment	1.90	3.49	1.59	4.38	1.34
Information Technology	0.39	0.99	0.60	1.45	0.45
Totals	25.61	33.73	8.12	69.01	18.94

Further details on significant spending variances by project are disclosed in the attached CW Variance analysis report.

Capital Funding

Capital funding sources are generally highly correlated to capital spending, the sale of assets and the rate of development within the City (for developer contributions).

Significant variances for March include:

- Transfers from financial reserves were \$5.57M behind budget.
- Road grants received were \$0.87M ahead of the cash flow budget of which \$0.70M represents grants carried forward from the prior FY.
- The \$0.17M balance of the CSRFF grant for the Coogee Beach Surf Club project has not been reflected in the budget.
- Developer contributions received under the Community Infrastructure plan (up \$2.54M) and the road infrastructure DCA's (down \$0.51M) were collectively \$1.99M higher than the YTD budget.
- Proceeds from the sale of plant were \$0.29M behind YTD budget targets.

- Proceeds of \$2.48M from the sale of land associated with the Quarimor Rd industrial land development were received ahead of the cash flow budget.
- Expected proceeds from the subdivision and sale of lot 40 Cervantes Loop are \$0.22M behind the YTD budget forecast.

Cash & Investments

Council's cash and financial investments holding at March month end totalled \$128.74M down from \$137.46M the previous month.

\$65.64M represents the balance held in the cash backed reserves (\$70.51M previous month) and another \$5.99M represents funds held for other restricted purposes such as bonds, restricted grants and infrastructure contributions. The remaining \$57.11M represents the cash and financial investment component of the City's working capital, available to fund current operations and commitments.

The City's investment portfolio made a weighted annualised return of 4.00% in March, little changed from 4.03% the previous month. Whilst this compares favourably against the benchmark UBS Bank Bill Index rate of 2.32% for the same period, there is an ongoing downward trend in the City's monthly performance. This is as a result of the low official cash rate (currently 2.50%) impacting terms renegotiated for investment renewals.

The majority of investments are held in term deposit (TD) products placed with highly rated APRA (Australian Prudential Regulation Authority) regulated Australian banks. These are invested for terms ranging between three and twelve months in order to lock in the most beneficial rate and meet the City's cash flow requirements. Factors considered when investing include maximising the value offered within the current interest rate yield curve and mitigating cash flow liquidity risks.

The RBA has reduced rates over this latest period of quantitative easing by a total of 2.25%. However, the City's investment strategy of investing in terms nearing the extent of statutory limits (12 months) has served to moderate any negative impact on the City's overall interest earnings performance.

Given we are now at the bottom of the current interest rate cutting cycle (consensus view of most market analysts), this strategy has now been moderated in an effort to shorten the average duration for the investment portfolio. TD investments offering value over shorter terms (3 to 6 months) are now preferred, subject to cash flow planning. This

will reduce risks associated with a potential increase in interest rates over the short to medium term.

Description of Graphs and Charts

There is a bar graph tracking Business Unit operating expenditure against budget. This provides a very quick view of how the different units are tracking and the comparative size of their budgets.

The Capital Expenditure graph tracks the YTD capital spends against the budget. It also includes an additional trend line for the total of YTD actual expenditure and committed orders. This gives a better indication of how the capital budget is being exhausted, rather than just purely actual cost alone.

A liquidity graph shows the level of Council's net current position (adjusted for restricted assets) and trends this against previous years. This gives a good indication of Council's capacity to meet its financial commitments over the course of the year.

Council's overall cash and investments position is provided in a line graph with a comparison against the YTD budget and the previous year's position at the same time.

Pie charts included show the break-up of actual operating income and expenditure by nature and type and the make-up of Council's current assets and liabilities (comprising the net current position).

Strategic Plan/Policy Implications

Leading & Listening

- A responsive, accountable and sustainable organisation.
- Manage our financial and infrastructure assets to provide a sustainable future.
- A culture of risk management and compliance with relevant legislation, policy and guidelines

Budget/Financial Implications

Material variances identified as impacting on Council's closing budget position are addressed in the mid-year budget review presented to the March Council meeting.

Legal Implications

N/A

Community Consultation

N/A

Attachment(s)

Statement of Financial Activity and associated Reports – March 2014.

Advice to Proponent(s)/Submissioners

N/A

Implications of Section 3.18(3) Local Government Act, 1995

Nil.

16. ENGINEERING AND WORKS DIVISION ISSUES

16.1 (OCM 8/5/2014) - ADOPTION OF THE COOGEE BEACH LANDSCAPE MASTER PLAN (3300004 & 146/002) (A LEES) (ATTACH)

RECOMMENDATION

That Council

- (1) advertise the Coogee Beach Landscape Master Plan for a period of 42 days; and
- (2) subject to there being no substantive amendments proposed to the Master Plan through the advertising period, endorse the staged implementation schedule presented.

COUNCIL DECISION

Background

In December 2012, the Park Service Unit engaged a suitably qualified consultant to prepare a master plan for the Coogee Beach Reserve. In April 2013 following a detailed site analysis and concept layout formulated to address the various demands and pressures on the site, a first draft was released. An internal steering group was formed to provide feedback and identify areas requiring further investigation by the consultant. The Coogee Beach Progress Association was also provided an opportunity to review the first draft due to their close connection to the reserve and an improvement proposal was submitted in 2012.

In July 2013 a second draft and an opinion of probable costs was issued to the steering committee for confirmation and progression to the next stage. Minor variations to the plan were completed over the next 2 months with revision D being presented to the Council briefing night in November 2013. Council's acknowledgement of the plan enabled a workshop with key stakeholders to proceed.

A workshop with key stakeholders was held in February 2014 to identify issues for consideration and inclusion in the plan. Additional comments were received from stakeholders unable to attend and were duly evaluated and included in the plan where pertinent.

Submission

N/A

Report

The Coogee Beach Master Plan revision E identifies a number of key recommendations to improve the recreational and social values of the reserve. In addition the plan addresses a schedule of works and a management regime for ensuring the reserve performs as a regionally significant destination. The focus area is bordered by Port Coogee, Woodman Point Regional Park, Cockburn Rd and Cockburn Sound.

The key recommendations are discussed under separate headings:

Recreation Provision

Improvements to the recreational elements will enable the community an increase in functional and social interaction opportunities. Modifications to the playground, new exercise equipment, BBQ's, picnic shelters and a half-court basketball court are proposed. The location of this infrastructure has been integrated within the current

framework of the reserve to limit the impact on the space available for the annual Australian Day Breakfast and Coogee Festival.

Pedestrian Circulation

Pedestrian circulation has been designed to manage access and circulation throughout the site whilst mitigating impacts on the sensitive coastal environment. In addition the pedestrian footpath layout will connect to the new Poore Grove Surf Community Facility and link through to the Port Coogee development to the north. Interpretative signage and new artwork will be distributed at key locations adjacent to the pedestrian footpath which will acknowledge the heritage and cultural values of the reserve.

Vehicle Circulation

The road layout within the Coogee Beach Reserve has been amended along with the entry into the new Poore Grove Surf Community Facility. The proposal for a new dedicated access road to the Holiday Park directly off Cockburn Rd and closing the current access from within the reserve will reduce impact on individuals moving from the car park to the recreational space. Upgrades to the Powell Rd / Cockburn Rd intersection have been identified which will improve the flow of traffic in and out of the reserve. Pavement treatments to Powell Rd have been designed to inform motorists that they have arrived at Coogee Beach. The plan also provides for widening of Poore Grove to improve vehicle movement to the Poore Grove Community facilities. As a number of these address Cockburn Rd, the City will required further consultation with MRWA. It should be noted that MRWA were an apology for the key stakeholder workshop.

Car parking Provisions

The plan supports additional car parking facilities to address the increased usage of the reserve at a number of locations. Modifications to the northern car park will increase the number of bays available for people accessing the beach adjacent to the shark barrier. Minor modifications have been identified to the car park layout near the playground and café to increase the provision of disabled bays. The plan proposes a temporary overflow car park on the eastern side of the Cockburn Rd reservation. No formal treatment, except two avenues of trees, has been identified for the overflow parking due to the potential widening of Cockburn Road. The previously proposed overflow parking for the Poore Grove Community Centre has been included in this plan to confirm location and attribute funding.

Facilities

A number of existing facilities, i.e. tennis courts, ablution block, jetty, etc. have been renewed over the past few years. However the surf lifesaving building and associated sheds have been identified for demolition based on the current condition. Removal of these facilities will improve access to the jetty via the northern car park and improve integration with coastal environment. The plan identifies a new ablution facility, undercover dining and extension to the café to cater for the increase in patronage to the reserve.

Café Hub

The café is integral to Coogee Beach as it defines the entry to the reserve and creates the environment for social interactions. It is proposed to improve the surroundings of the café through paved treatments which reflect the dunal environment which will link directly to the open space. Connection between the café and open space will be further enhanced through the undergrounding of the power lines currently along Powell Rd.

Implementation

It is proposed to complete these works over six (6) stages, following endorsement of the proposal and subject to council funding. The six stages are packages in accordance to discrete areas rather than by item for practicality and enable the areas to be finished in entirety which will be more visual and palatable for the community. The six stages are as follows:

Stage	Description	Opinion of Probable Cost (Ex GST)
1	Demolishing of café and undergrounding of power	\$160,500
2	Upgrades to Poore Grove and overflow parking	\$789,285.50
3	Upgrades to café hub and northern car park	\$1,172,798.11
4	Upgrades to central car park, tennis courts and new holiday park entry road	\$729,472.50
5	Revegetation and upgrades to public open space	\$998,315.54
6	Upgrades to holiday park site, artwork / signage and new/extended commercial premises	\$270,678.50
	Total Project Cost	\$4,121,050.15

Strategic Plan/Policy Implications

Infrastructure

- Community facilities that meet the diverse needs of the community now and into the future.
- Community infrastructure that is well planned, managed, safe, functional, sustainable and aesthetically pleasing.

Environment & Sustainability

- A community that uses resources in a sustainable manner.
- To protect, manage and enhance our natural environment, open spaces and coastal landscapes.
- Identification and minimisation of impacts to human health risk.

Budget/Financial Implications

The Parks 2013/14 CW allocated \$125,000 for consultant fees and initial works. However based on the delays to the project these funds will be carried forwarded to the 2014/15 financial year. In addition to these funds the Parks 2014/15 draft CW program has allocated \$550,000 to complete stage 1 and commence stage 2. Funding for the remaining stages of the project have been added to the Parks 10 Year forwards work program and will be subject to annual budget deliberations by Council.

Legal Implications

N/A

Community Consultation

Key Stakeholder meetings have been facilitated throughout the development of the various drafts with the last on the 18 February 2014. The recommendation seeks to further consult with the community by way of broad advertising of the plan.

Attachment(s)

1. Coogee Beach Master Plan
2. Coogee Beach Staging Plan

Advice to Proponent(s)/Submissioners

The Proponent(s) and those who lodged a submission on the proposal have been advised that this matter is to be considered at the 8 May 2014 Council Meeting.

Implications of Section 3.18(3) Local Government Act, 1995

Nil.

16.2 (OCM 8/5/2014) - COOGEE BEACH ECO SHARK BARRIER (064/030) (D VICKERY) (ATTACH)

RECOMMENDATION

That Council

- (1) commence negotiations with Eco Shark Barriers Pty Ltd and the state government to continue the trial for a 3 year period from September 2014 to September 2017;
- (2) informs Eco Shark Barriers Pty Ltd that the trial will enable the Eco shark barrier to remain in place during both summer and winter months and will provide a more robust trial of the barriers ability to withstand wave action and storm events;
- (3) negotiate on the basis that Eco Shark Barrier P/L will:
 - retain responsibility for installation, management, insurance, cleaning and monitoring of the barrier for the entire period of the trial;
 - provide appropriate certification for the product;
 - retain public liability insurance to the value of \$20,000,000 for the duration of the trial;
 - provide an annual report (in September of each year) detailing the impact of coastal processes on the beach environment
 - remove the barrier, anchor piles, anchor chains and any other associated product at the end of the trial period if no alternative arrangements have been made with the City.
- (4) seek approval from the Department of Lands to lease the area bounded by the Eco shark barrier for a 3 year period during the trial; and

- (5) seek the necessary approvals from the Department of Planning and the Department of Transport to re-install the eco shark barrier for a 3 year period from September 2014 to September 2017; and
- (6) match the state government contributions, on a dollar for dollar basis, up to a maximum value of \$75,000 per annum.

COUNCIL DECISION

Background

Following an increased incidence of fatal shark attacks along the West Australian coastline, the State Government committed funds to research and trials of various shark hazard mitigation treatments. The State Government's Department of Commerce (which houses the office of the Chief Scientist) had sought Expressions of Interest from Local Governments for grant funding of up to \$150,000 to trial a beach enclosure to protect swimmers from risk of shark encounters. The City submitted an EOI and was shortlisted, however was unsuccessful in securing the funds on account of the form of barrier the City proposed (the Eco Shark Barrier) not being consistent with the product that the State Government wanted to trial. The City of Busselton was subsequently successful in securing a grant to trial a net at Dunsborough.

As a means of testing their product, the proponents of the Eco Shark Barrier sought support from the City of Cockburn to trial their barrier at Coogee Beach over the summer months at no cost to Council. The matter was presented to Council at its 11th July 2013 Ordinary Council Meeting and the following recommendation was adopted.

- (1) *approve the trial of the Eco Shark Barrier at Coogee Beach from September 2013 until March 2014 provided the following conditions are met:*
- (2) *Eco Shark Barrier Pty Ltd and Form Designs are to:*

1. *Consult with the Coogee Beach Surf Lifesaving Club and the City of Cockburn to identify and agree the most appropriate location to install the barrier.*
2. *Provide certification of the Eco Shark Barrier by an appropriately qualified engineer.*
3. *Gain and comply all the necessary approvals from the necessary government agencies.*
4. *Ensure that they have public liability insurance to the value of \$20,000,000.*
5. *Provide detailed advice in relation to the impact on coastal processes from an appropriately qualified coastal engineer.*
6. *Install, monitor, maintain and remove the structure at their own cost.*
7. *Provide monthly reports to Council in relation to the structure which is to include details on public issues, maintenance issues, costs and marine wildlife captures.*
8. *Give a commitment to remove the structure early should it not withstand ocean conditions.*

After a rigorous consultation, application and approval process through a number of stage government agencies the barrier was finally installed in December 2013.

The City set up a survey on its website inviting people to answer a number of questions in respect to the barrier and seeking general feedback. The City also relocated the swimming pontoon on the north side of the jetty such that it was positioned within the eco shark barrier enclosure for an additional amenity for swimmers.

The barrier was removed on 26th April. Eco Shark Barrier P/L have offered Council an opportunity to purchase or lease the barrier on an ongoing basis. This report seeks to outline the outcomes of the trial for Council consideration. The anchor pylons and seabed barrier anchorage components remain in place until a further decision has been made.

Submission

N/A

Report

The Eco Shark Barrier installed at Coogee Beach comprises clip together uPVC star segments hung between a continuous uPVC float line on the water surface and a continuous anchored line running along the sea bed. This is secured to an anchor pylon at each seaward

corner and anchor pylons installed at the two ends on the beach. The barrier formed an enclosure approximately 300 metres long by 75 metres wide parallel to the beach. See Attachment 1 for a location plan showing the barrier placement at Coogee Beach.

As a condition of the trial, Eco Shark Barrier (ESB) was required to provide monthly reports on how the barrier was performing. A copy of the most recent report (up to March 18th, 2014) is appended at Attachment 2.

By all measures contemplated, the barrier trial is considered to have been a success. These success measures are listed below with comments.

Results of the Trial

1. No Personal Injuries

There have been no injuries of any kind reported to have occurred on account of the barrier being in place. Signage was installed to discourage beachgoers and swimmers from going within 1 metre of the barrier, however even if they had there was no apparent hazard presented by the barrier other than to trip over or walk into it at the beach end.

2. No Marine Animal Entrapment or Other Marine Creature Harm

No marine animals became entrapped in the barrier or otherwise came to observable harm on account of the barrier being in place. Observations during the course of the trial in fact showed that the barrier presented a welcome marine habitat for various fishes and other sea creatures.

3. Barrier Resilience to Sea Conditions

It is understood that a number of clips required replacement or strengthening in the first few weeks of the trial and thereafter there has been no maintenance required of consequence. The barrier has performed well through the trial period however it should be noted that over the trial period the sea conditions have been relatively benign.

It is understood that the barrier elements have been designed to withstand strong winds and waves however how they perform in such conditions and over an extended period of time has not been tested as a result of this trial. Officers believe that there would be some value in extending the trial of the barrier over a winter period and/or in a more hostile wind and wave environment to determine how the barrier performs in all conditions.

4. Beach or Seabed Sand Accretion or Erosion

No observable accretion or erosion occurred over the length of the trial, as also reported by Consultants MP Rogers & Associates contracted by ESB to monitor this.

5. Seaweed or Flotsam Build-up

There were no issues of floating seaweed or flotsam being caught on the barrier and building up such as to test or threaten the strength and performance of the barrier. How the barrier would perform were there to be a large prevalence of floating seaweed or flotsam in the water is untested via this trial.

6. Boat or Other Watercraft Issues or Incidents

There were no reported or observed incidents or issues associated with boats, canoes or other watercraft. The barrier was required to be prominent with yellow coloured floats and navigation markers and beacons which would have assisted in this regard.

7. Beachgoer Acceptance

Acceptance of the barrier by regular, occasional and new visitors to the beach appears to have been largely positive. In total there were 499 survey responses and a summary of the findings follows:

- 94% of which felt the barrier provided them a safe swimming area and reduced the risk of a shark encounter
- 78% of survey respondents indicated the barrier meant they were more likely to visit Coogee Beach as compared to beaches elsewhere.
- 396 respondents also chose to post a comment (these tabulated in Attachment 3) and overwhelmingly these were positive to the placement and future retention of the beach enclosure

A summary of the responses to the City's survey is appended at Attachment 3. It should be noted that the barrier trial coincided with the State Government's implementation of its drum line policy and it is probable that a number of respondents were motivated to highlight to government the advantages of the barrier as a shark deterrent as opposed to drum lines.

There were no counts done of the number of beachgoers and swimmers before and during the period of the trial to definitively record and affirm an increase in popularity of Coogee Beach and in particular the section enclosed by the eco shark barrier. Anecdotally and from visual observation many more people chose to swim within the area of the beach enclosure as compared to outside of it in the vicinity. On the

various occasions when staff visited the site it was noted that the numbers of swimmers and beachgoers using the area of the enclosure appeared to be steadily increasing. This included many schools both within Cockburn and from as far away as Kalamunda starting to use the barrier enclosure for swimming classes. Additionally early morning visits to the site revealed that the enclosure was popular with early morning swimmers.

The photos included in Attachment 4 were taken by City of Cockburn staff at approximately 10:30 am on a weekday and they clearly show the popularity of the enclosure.

8. Ancillary Popularity Issues

A concern entering into the trial was the possibility the beach enclosure proved so popular that it placed undue pressure on Coogee Beach facilities including car-parking and ablutions. Whilst the barrier trial may have increased parking demand, there is a lack of parking availability particularly during peak periods. Officers understand that the surf club is also experiencing increased membership since its new facility opened which has further exacerbated the parking problems.

Clearly Coogee Beach is a popular precinct and will be so whether the barrier is there or not. Additional parking will be addressed as part of the new Coogee Beach Master Plan initiatives.

9. Council Costs

There was minimal expense occurred by the City through the course of the trial.

Reduced Risk of Shark Encounters

As has been previously noted, there is no record of any person being seriously or fatally injured from a shark attack in the vicinity of Coogee Beach since records commenced in the 1800's. Similarly, in recent years it is understood that there have not been any sightings of large sharks close to Coogee Beach.

Whilst unable to be ascertained categorically, it is quite probable that no sharks (that would pose a threat to swimmers) ventured near to Coogee Beach over the time the enclosure was in place. It could therefore be suggested that the enclosure quite probably did not materially contribute to preventing a shark encounter with beachgoers.

Future Options

Preceding the removal of the barrier, ESB provided the City priced proposals for the sale or lease of the eco shark barrier, with or without an ongoing maintenance component. Taking account of these, the options available to the City going forward in respect to the Eco Shark Barrier are as listed and further expanded upon below.

1. Not reinstall the barrier (ie. no purchase or lease). Under this scenario ESB will remove the remaining barrier elements (pylons and anchor assemblies).
2. The City purchases the barrier in its entirety and the barrier is re-installed in September 2014 by ESB and certified, for a total cost of around \$255k. Maintenance of the barrier (if required) would be at an extra cost to the City. Removal of the barrier over subsequent winter periods would be discretionary, with the risk of failure of the barrier over the first winter resting with ESB in accord with their initial priced proposal.
3. The City leases the barrier from ESB at \$100k per year for a period of three to five years, inclusive of maintenance. An annual clean would incur an extra cost of \$20k and periodic inspections potentially another \$10k per annum. If the barrier were left in over winter periods this would be at ESB's risk, as will be the cleaning costs.

Option Considerations

1. Approvals

For the barrier trial over the summer of 2013/14, ESB were required to obtain approvals from:

- (i) The Department of Lands (in the form of a license to use crown land and meet the requirements of the aboriginal heritage act);
- (ii) The Department of Planning; and
- (iii) The Department of Transport, in the form of a license for the structure in the marine environment.

New applications to the DoL and DoP and a license renewal with the DoT will be required for a reinstallation of the barrier next September. Indications are the approvals will not be overly difficult to acquire.

2. Lease or Purchase, Maintenance & Inspection Costs

Taking account of the development, design, licensing, fabrication and installation costs, the eco shark barrier installed at Coogee Beach has cost ESB considerably more than the price offered for its sale, and thus could be considered to offer good value. Officers are unaware of similar products being manufactured on a wide scale basis however if there is some market demand for the product, it is reasonable to assume that other manufacturers will look at competing. This will likely impact on price.

For the purchase option, any necessary maintenance would be at the City's cost. An OP expense account would be set up for this purpose and a budget allocation required, likely to be of an increasing amount each year as the components show signs of deterioration.

Separate to maintenance is routine inspection of the barrier and most especially after storm events to ensure no marine animals or large quantities of seaweed or flotsam are caught in it. A schedule would need to be developed but it is felt such inspections would likely need to be an average of around twice per week via boat or snorkeler.

An initial budget allocation for maintenance and inspection associated with the purchase option of around \$70k per annum would be recommended. This cost would be reviewed once installation and specific inspection regimes and resource needs are established.

3. Future Replacement

The likely life of the various barrier elements is unknown at this time, it being a prototype design and installation. It is probable that the designers and/or ESB will look to improve upon aspects of the product for new installations and sourcing exact same replacement elements for the Coogee Beach barrier may become more difficult over time. That said, come the time of significant deterioration whole sections of the barrier could be replaced with new product strung between top and bottom restraint lines and so this may in the end not present an issue. The pylon and anchorage elements themselves can be expected to have a very long life before needing replacement.

4. Erosion or Sedimentation

The trial barrier has not been in place for long enough to fully establish whether erosion or sedimentation of the beach or sea bed may become a problem and necessitate additional expenditure to address. This will be the case regardless of a purchase or lease option being taken up.

5. State Government's Shark Hazard Response Initiatives

Whilst the State Government via the DoC and DoP&C was not prepared to contribute funding toward the trial of the eco shark barrier at Coogee Beach they are interested in the outcomes of the trial, including a comparison with the Uni Net barrier trialled at Dunsborough. Clearly beach enclosures are one of the options to provide a protected swimming environment and it can be expected that there will be continued State Government interest in barrier installations at locations around the West Australian coast. Whether this will translate into funding is not known.

Provided Amenity & Community Response

There is no doubt that the eco shark barrier has been a popular inclusion to Coogee Beach. It has provided the opportunity for a safe secure swimming experience in the ocean for those persons that would be otherwise pensive or fearful of entering the water on account of concern about sharks. Comments provided by the survey suggest that people have taken up swimming in the ocean again or are enjoying the experience of swimming in the ocean much more so since the barrier was established. Feedback via the survey and anecdotally also suggests that people are travelling considerable distances to Coogee, as compared to closer beaches, on account of the eco shark barrier being installed there. Similarly swimming lessons and families with young children are seen to be taking advantage of the barrier whereas they would not have utilised this beach prior.

Officers have not sought to quantify any economic advantage as a result of the barrier as this is not expected to be significant. The presence of a beach enclosure does however provide increased amenity for the users in much the same way as the jetty and pontoons. Whether this should justify retaining the barrier for future use is a matter for Council to consider.

Conclusion & Recommendation

The eco shark barrier trial at Coogee Beach has been successful from the City of Cockburn's perspective, by any measure applied. It appears to be widely accepted by beach users and anecdotally, it is giving everyone an opportunity to embrace the ocean environment without fear. Whilst its impact on shark behaviour is still relatively unknown, it does provide social advantage, at least in an environment such as Coogee Beach.

These benefits however are not limited to City of Cockburn residents. It could be argued that our community are much more familiar with the Coogee Beach precinct and there activities are not inhibited because of their knowledge of shark activity in this area. Clearly the social advantage that the barrier offers should not be left to the City of Cockburn to provide or fund on its own. The State Government has accepted its role in trying to address the social impacts of sharks by funding products to help mitigate shark attacks. It is not unreasonable to expect the Government to contribute to the re-installation of this product. Officers are therefore recommending that Council offer to match any State Governments contribution towards continuing the trial of the eco shark barrier to a maximum cost of \$75,000. It is not yet known whether the state will agree to co-fund the continuation of trial.

At this point in time the barrier is still relatively untested. Whilst the social benefits have been highlighted, further work needs to be done to proof the product in different weather conditions. A 3 year trial period is recommended. ESB are not however prepared to continue to fund the ongoing trial of the product. On that basis Officers are recommending to enter into negotiations with ESB and the state government to continue the trial of the eco shark barrier for a 3 year period from September 2014 to September 2017. The following outlines the basis of the agreement as follows:

Eco Shark Barrier P/L will:

- i. retain responsibility for installation, management, insurance, cleaning and monitoring of the barrier for the entire period of the trial;
- ii. provide appropriate certification for the product;
- iii. retain public liability insurance to the value of \$20,000,000 for the duration of the trial;
- iv. provide an annual report (in September of each year) detailing the impact of coastal processes on the beach environment
- v. remove the barrier, anchor piles, anchor chains and any other associated product at the end of the trial period if no alternative arrangements have been made with the City.

To streamline the approval process, officers are recommending that the City lease the area of coastline bounded by the trial and also seek the necessary approvals for re-installation of the barrier. The various state government agencies were somewhat reluctant to enter into long term agreements with a private entity and would be more willing to support the continuation of the trial if the City leased the area.

Strategic Plan/Policy Implications

Infrastructure

- Community facilities that meet the diverse needs of the community now and into the future.
- Community infrastructure that is well planned, managed, safe, functional, sustainable and aesthetically pleasing.
- Partnerships that help provide community infrastructure.
- Facilities that promote the identity of Cockburn and its communities.

Community & Lifestyle

- Promotion of active and healthy communities.

A Prosperous City

- Creation and promotion of opportunities for destination based leisure and tourism facilities.

Environment & Sustainability

- To protect, manage and enhance our natural environment, open spaces and coastal landscapes.
- Identification and minimisation of impacts to human health risk.

Budget/Financial Implications

If the recommendation is successful a \$75,000 allocation will be required in the 2014/15 FY budget.

Legal Implications

N/A

Community Consultation

A website survey was undertaken over the period of the trial.

Attachment(s)

1. Eco Shark Barrier Coogee Beach Location Plan
2. Eco Shark Barrier Monthly Report 25th February to 18th March 2014.
3. Eco Shark Barrier CoC Website Survey Responses & Comments.
4. Eco Shark Barrier Photos.

Advice to Proponent(s)/Submissioners

N/A

Implications of Section 3.18(3) Local Government Act, 1995

Nil.

16.3 (OCM 8/5/2014) - SUSTAINABILITY ACTION PLAN UPDATE 2014-15 (021/003) (H JESTRIBEK) (ATTACH)**RECOMMENDATION**

That Council adopt the Sustainability Action Plan 2014/15.

COUNCIL DECISION**Background**

In June 2012, Council adopted the City's first Sustainability Action Plan with a commitment to an annual review. This Action Plan is aligned with the City's Sustainability Policy (SC37) and Strategy 2013 – 2017, Strategic Community Plan 2012 – 2022 and Corporate Business Plan 2013 – 2017.

The Action Plan is the City's blueprint for action towards sustainability and culminates in the release of a *State of Sustainability (SoS) Report* in November each year.

The Action Plan is reviewed by the City's sustainability officer in conjunction with the Executive and Strategic Business Management Group.

Submission

N/A

Report

This Action Plan presents a balanced reporting system for the City to pursue, for sustainability. Each of the overarching objectives have been

assigned four key performance indicators, which reflects an intent to pay equal attention to each focus area.

Those key performance indicators that have been completed have been removed accordingly. Those indicators where progress has been made, but are yet to be completed, have remained in the Action Plan for completion in the next iteration of the SoS Report. The aim of the Plan is to ensure a flexible, yet long term approach to managing sustainability.

This Action Plan will be revised annually, and be relevant to each financial year.

Strategic Plan/Policy Implications

Growing City

- To grow our City in a sustainable way by: using land efficiently, protecting the natural environment and conserving biodiversity.

Leading & Listening

- A responsive, accountable and sustainable organisation.

Environment & Sustainability

- To protect, manage and enhance our natural environment, open spaces and coastal landscapes.

Budget/Financial Implications

N/A

Legal Implications

N/A

Community Consultation

N/A

Attachment(s)

Sustainability Action Plan

Advice to Proponent(s)/Submissioners

The Proponent(s) and those who lodged a submission on the proposal have been advised that this matter is to be considered at the 8 May 2014 Council Meeting.

Implications of Section 3.18(3) Local Government Act, 1995

Nil.

- 17. COMMUNITY SERVICES DIVISION ISSUES**
- 18. EXECUTIVE DIVISION ISSUES**
- 19. MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN**
- 20. NOTICES OF MOTION GIVEN AT THE MEETING FOR CONSIDERATION AT NEXT MEETING**
- 21. NEW BUSINESS OF AN URGENT NATURE INTRODUCED BY COUNCILLORS OR OFFICERS**
- 22. MATTERS TO BE NOTED FOR INVESTIGATION, WITHOUT DEBATE**
- 23. CONFIDENTIAL BUSINESS**

24 (OCM 8/5/2014) - RESOLUTION OF COMPLIANCE (SECTION 3.18(3), LOCAL GOVERNMENT ACT 1995)

RECOMMENDATION

That Council is satisfied that resolutions carried at this Meeting and applicable to items concerning Council provided services and facilities, are:-

- (1) integrated and co-ordinated, so far as practicable, with any provided by the Commonwealth, the State or any public body;
- (2) not duplicated, to an extent Council considers inappropriate, services or facilities as provided by the Commonwealth, the State or any other body or person, whether public or private; and
- (3) managed efficiently and effectively.

COUNCIL DECISION

25. CLOSURE OF MEETING

LOCAL GOVERNMENT ACT 1995

City of Cockburn Parking and Parking Facilities Amendment Local Law 2014

Under the powers conferred by the *Local Government Act 1995* and under all other powers enabling it, the Council of the City of Cockburn resolved on to adopt the following local law.

1. Citation

This local law may be cited as the *City of Cockburn Parking and Parking Facilities Amendment Local Law 2014*.

2. Commencement

This local law will commence 14 days after the date of the publication in the *Government Gazette*.

3. Principal Local Laws

The *City of Cockburn Parking and Parking Facilities Local Law 2007* published in the *Government Gazette* of 11 January 2008, and as amended and published in the *Government Gazette* on 18 May 2012 is referred to as the principal local law. The principal local law is amended.

4. Clause 4.1 amended

Clause 4.1 is amended by inserting after the definition of “*driver*”:

electronic parking detection device means an electronic device placed in any position to detect or record the parking time of a vehicle on any road, parking station or other public place and includes any instruments, display panels or transmitting apparatus associated with the device;

5. Clause 24 amended

- (a) Insert “**or detection devices**” after the wording “**Damage to Ticket Issuing Machines**”
- (b) Insert “(1)” before the wording: “A person shall not remove, damage, deface, misuse or interfere with any ticket issuing machine or attempt to do any such act.”
- (c) After subclause 24(1) insert:
 - (2) A person shall not interfere with, damage or obstruct the operation of any electronic parking detection device or instrument in any parking station, carriageway or in any other place.
 - (3) A person shall not interfere with, damage or obstruct the operation of any display panels or transmitting equipment in relation to any

electronic parking detection devices or instruments operated by the local government.

6. Schedule 1 amended

Delete the wording

“Parking Station No.1, Cockburn Gateway Shopping Centre, Lot 203 Wentworth Parade, Success”

And insert the following:

“Parking Station 1, Cockburn Integrated Health and Community Facility and Cockburn Youth Centre Lot 400 Wentworth Parade Success.”

7. Schedule 2 amended

~~Below Item tab “70.” Insert in the Item tab the following:~~

~~“71.”~~

~~Insert in the Clause tab the following:~~

~~“24 (1), (2) or (3)”~~

~~Insert in the nature of offence tab the following:~~

~~“Damage to ticket issuing machines or detection devices”~~

~~And in the Modified Penalty \$ tab insert the following~~

~~“500”~~

Alternatively:

In Schedule 2 ‘Modified Penalties’ between items 11 and 12, insert the following:

<u>12A.</u>	<u>24(1), (2) or (3)</u>	<u>Damage to ticket issuing machine or electronic parking detection device</u>	<u>500</u>
-------------	--------------------------	--	------------

Dated:

The Common Seal of the City of Cockburn was affixed by authority of a resolution of the Council in the presence of—

LOGAN K HOWLETT, Mayor.

STEPHEN CAIN, Chief Executive Officer.

CITY OF COCKBURN

SUMMARY OF MINUTES OF THE GRANTS & DONATIONS COMMITTEE MEETING HELD ON TUESDAY, 15 APRIL 2014 AT 6:00 PM

	Page
1. DECLARATION OF MEETING.....	1
2. APPOINTMENT OF PRESIDING MEMBER (IF REQUIRED)	1
3. (GAD 15/4/2014) - ACKNOWLEDGEMENT OF RECEIPT OF WRITTEN DECLARATIONS OF FINANCIAL INTERESTS & CONFLICT OF INTEREST (BY PRESIDING MEMBER).....	2
4. (GAD 15/4/2014) - APOLOGIES & LEAVE OF ABSENCE.....	2
5. CONFIRMATION OF MINUTES.....	2
5.1 (MINUTE NO 72) (GAD 15/4/2014) - MINUTES OF THE GRANTS AND DONATIONS COMMITTEE MEETING - 15/10/2013 (ATTACH).....	2
6. DEPUTATIONS & PETITIONS.....	2
7. BUSINESS LEFT OVER FROM THE PREVIOUS MEETING (IF ADJOURNED)	2
8. DECLARATION OF COUNCILLORS WHO HAVE NOT GIVEN DUE CONSIDERATION TO MATTERS IN THE BUSINESS PAPER.....	3
9. COUNCIL MATTERS.....	3
9.1 (MINUTE NO 73) (GAD 15/4/2014) - COCKBURN WETLANDS PRECINCT KEY PERFORMANCE INDICATORS (064/027) (C BEATON)	3
9.2 (MINUTE NO 74) (GAD 15/4/2014) - GRANTS AND DONATIONS COMMITTEE RECOMMENDED ALLOCATIONS 2013/14 (162/003) (R AVARD) (ATTACH)	8
10. MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN.....	25
11. NOTICES OF MOTION GIVEN AT THE MEETING FOR CONSIDERATION AT NEXT MEETING.....	25
12. NEW BUSINESS OF AN URGENT NATURE INTRODUCED BY DECISION OF MEETING BY COUNCILLORS OR OFFICERS	25
13. MATTERS TO BE NOTED FOR INVESTIGATION, WITHOUT DEBATE.....	25
14. CONFIDENTIAL BUSINESS.....	25
15. (GAD 15/4/2014) - CLOSURE OF MEETING.....	26

CITY OF COCKBURN

MINUTES OF THE GRANTS & DONATIONS COMMITTEE MEETING HELD ON TUESDAY, 15 APRIL 2014 AT 6:00 PM

PRESENT:

Mr L. Howlett	-	Mayor
Mrs C. Reeve-Fowkes	-	Deputy Mayor
Mr S. Portelli	-	Councillor
Mr S. Pratt	-	Councillor
Mr L. Wetton	-	Councillor
Ms Y. Mubarakai	-	Councillor
Mr K. Allen	-	Councillor (Observer)

IN ATTENDANCE:

Mr R. Avar	-	Manager, Community Services
Ms M. Bolland	-	Grants & Research Officer
Mr C. Beaton	-	Environment Manager

1. DECLARATION OF MEETING

The Manager, Community Services opened the meeting, the time being 6:11pm.

2. APPOINTMENT OF PRESIDING MEMBER (If required)

The Manager, Community Services advised that in the absence of an appointed Presiding Member, and pursuant to Section 5.44 of the Local Government Act, 1995 he had been delegated the power to preside at the Grants and Donations Committee Meeting held on 15 April 2014 and to conduct the election to determine the Presiding Member of the Committee, in accordance with Schedule 2.3 Division 1 of the Act.

The Manager, Community Services advised that two nominations for Cllr Stephen Pratt to be appointed Presiding Member had been received, one from Cllr Stephen Pratt and one from Deputy Mayor Carol Reeve-Fowkes.

There being no further nominations, Cllr Stephen Pratt was duly declared Presiding Member of the Committee.



3. (GAD 15/4/2014) - ACKNOWLEDGEMENT OF RECEIPT OF WRITTEN DECLARATIONS OF FINANCIAL INTERESTS & CONFLICT OF INTEREST (BY PRESIDING MEMBER)

The Presiding Member advised the meeting that he had received written advice from Cllr Yaz Mubarakai that he wished to declare a Conflict of Interest in Item 9.2 "Grants and Donations Committee Recommended Allocations 2013/14" pursuant to Regulation 11 of the Local Government (Rules of Conduct) Regulations 2007. The nature of the interest being that he is a member of the Melville Cockburn Chamber of Commerce, which is a potential recipient of sponsorship funding from Council.

4. (GAD 15/4/2014) - APOLOGIES & LEAVE OF ABSENCE

Cllr Philip Eva - Apology

5. CONFIRMATION OF MINUTES

5.1 (MINUTE NO 72) (GAD 15/4/2014) - MINUTES OF THE GRANTS AND DONATIONS COMMITTEE MEETING - 15/10/2013 (ATTACH)

RECOMMENDATION

That the minutes of the Grants and Donations Committee Meeting held on 15 October 2013 be adopted as a true and accurate record.

COMMITTEE DECISION

MOVED Cllr S Portelli SECONDED Deputy Mayor C Reeve-Fowkes that Council adopt the Minutes of the Grants and Donations Committee Meeting held 15 October 2013 as a true and accurate record.

CARRIED 6/0

6. DEPUTATIONS & PETITIONS

Nil

7. BUSINESS LEFT OVER FROM THE PREVIOUS MEETING (IF ADJOURNED)

Nil



8. DECLARATION OF COUNCILLORS WHO HAVE NOT GIVEN DUE CONSIDERATION TO MATTERS IN THE BUSINESS PAPER

Nil

9. COUNCIL MATTERS

9.1 (MINUTE NO 73) (GAD 15/4/2014) - COCKBURN WETLANDS PRECINCT KEY PERFORMANCE INDICATORS (064/027) (C BEATON)

RECOMMENDATION

That Council:

- (1) Endorse the Key Performance Indicators that have been developed for the two Wetlands Precinct member groups, Cockburn Wetlands Education Centre and Native Arc.
- (2) Acknowledge that, due to legal requirements associated with incorporation, the two members groups cannot operate and apply for funding as a single Wetland Precinct entity.

COMMITTEE RECOMMENDATION

MOVED Clr S Portelli SECONDED Clr Y Mubarakai that the recommendation be adopted.

CARRIED 6/0

COUNCIL DECISION

Background

In July 2013 the Wetlands Precinct (this being Cockburn Wetlands Education Centre (CWECE) and Native Arc) submitted an application to the Grants and Donations Committee for funding towards the annual administration costs of the CWECE and Native Arc to the value of \$83,918.50 for each organisation. The funding was approved by the Grants and Donations Committee subject to a number of conditions, these being:

- (1) The Cockburn Wetlands Precinct providing an annual report which includes a demonstration of their ongoing financial viability and joint programs and activities undertaken
- (2) The Cockburn Wetlands Precinct Committee extending an invitation to a City of Cockburn Elected Member to join the Cockburn Wetlands Precinct Committee.
- (3) That the City of Cockburn Officers work with the Cockburn Wetlands Precinct to develop a set of Key Performance Indicators (KPI's) on which the Precinct's performance will be measured and reported on to the Committee before the allocation of the 2014/15 budget.

The minutes of the Grants and Donations Committee were presented to Council at the OCM of 8 August 2013. At the meeting Council determined to impose a further condition on the funding for the Cockburn Wetlands Education Centre, this being:

- (1) The Cockburn Wetlands Education Centre (Inc) Board entering into a lease agreement with the City, the terms of which shall be considered at a future meeting of Council.

This condition was satisfied and the terms of the lease agreement were approved by Council at its meeting on 13 February 2014. The agreement has subsequently been signed and lodged with the Minister for Lands.

With the development of the KPI's all of the conditions of funding will have been met with the exception of the annual reports, which will be submitted to the Grants and Donations Committee in June as part of the next funding submission.

The following report lists the KPI's that have been developed in conjunction with City Officers.

Submission

N/A

Report

The Cockburn Wetland Precinct members, CWEC and NARC provide unique services to the City that protect and enhance the natural environment, care for sick and injured wildlife while also providing education, training and volunteering opportunities for the community.



In July 2013 the Wetlands Precinct (this being Cockburn Wetlands Education Centre (CWECE) and Native Arc) submitted an application to the Grants and Donations committee for funding towards the annual administration costs of the CWECE and Native Arc to the value of \$83,918.50 for each organisation. The funding was approved by the Grants and Donations subject to a number of conditions. One of which was:

- That the City of Cockburn Officers work with the Cockburn Wetlands Precinct to develop a set of KPI's on which the Precinct's performance will be measured and reported on to the committee before the allocation of the 2014/15 budget.

Officers have worked with the two organisations and 4 KPI's have been developed for each organisation and 4 KPI's have also been developed for joint programs conducted by the Wetland Precinct members.

The KPI's are as follows:

Cockburn Wetlands Education Centre

- (1) Financial Performance Indicator
Aim to achieve a 5% growth in income per annum, from sources other than the City of Cockburn Grants and Donations Program, averaged over the preceding 5 years.
- (2) Education Performance Indicator
Aim to exceed the education program participation rate of the preceding 12 months.
- (3) Landcare Performance Indicator
Plant a minimum of 5,000 seedlings per annum.
- (4) Volunteering Performance Indicator
Aim to exceed the number of volunteer hours by 5% of the preceding 12 months.

Native Arc

- (1) Service Delivery Performance Indicator
Achieve industry standard for outcomes and maintain minimum standards of animal care based on Department of Parks and Wildlife requirements.
- (2) Finance Performance Indicator
Aim to achieve a growth in income per annum of at least 10%, from sources other than the City of Cockburn Grants and Donations Program, over the preceding 12 months.



- (3) Investment and Development Performance Indicator
Aim to achieve a 10% growth in education/training programs income over the preceding 12 months.
- (4) Strong Corporate Partnerships Performance Indicator
At least one corporate involvement/partnership developed annually.

Wetland Precinct (Joint KPI's)

- (1) Financial Performance Indicator
Undertake at least one joint fundraising activity annually to raise funds for the Precinct.
- (2) Community Education Performance Indicator
Deliver a minimum of two programs annually:
 - One community education program in partnership with the City of Cockburn.
 - Attend and host an Information and Education display at a minimum of one Cockburn Community Event.
- (3) Corporate Performance Indicator
Deliver a minimum of one corporate volunteering event annually.
- (4) Communications/Marketing Performance Indicator
Develop an appropriate electronic delivery system to highlight the events offered within the Precinct. Deliver an events calendar updated at least quarterly highlighting events within the Precinct.

The groups will include a report on these KPI's with their funding submissions in June 2014, to be considered by the Grants and Donations Committee at their 2014/15 Budget Allocation meeting in July 2014.

Incorporation and Future funding

Both CWEC and Native Arc work closely together on a number of initiatives and there are a number of synergies between the two groups. Because of this, and to help facilitate the development of the site at Bibra Lake, the two groups developed the concept of the Wetland Precinct and lodged a joint funding submission to Council in August 2013. Since that time it has been determined that due to the legal requirements associated with the incorporation of each entity (CWEC and NARC) that future funding submissions will need to be lodged individually.



It is necessary that each body continues to be incorporated in its own right as each has different requirements in terms of access to funding opportunities that a single incorporated body would not.

Strategic Plan/Policy Implications

Growing City

- To grow our City in a sustainable way by: using land efficiently, protecting the natural environment and conserving biodiversity.

Community & Lifestyle

- Communities that are connected, inclusive and promote intergenerational opportunities.

Leading & Listening

- Effective and constructive dialogue with all City stakeholders.

Environment & Sustainability

- To protect, manage and enhance our natural environment, open spaces and coastal landscapes.

Budget/Financial Implications

N/A

Legal Implications

N/A

Community Consultation

N/A

Attachment(s)

Nil

Advice to Proponent(s)/Submissioners

N/A

Implications of Section 3.18(3) Local Government Act, 1995

Nil.

AT THIS POINT, THE ENVIRONMENT MANAGER LEFT THE MEETING, THE TIME BEING 6:21PM, AND DID NOT RETURN.



9.2 (MINUTE NO 74) (GAD 15/4/2014) - GRANTS AND DONATIONS COMMITTEE RECOMMENDED ALLOCATIONS 2013/14 (162/003) (R AVARD) (ATTACH)

RECOMMENDATION

That Council adopt the revised grants, donations and sponsorship allocations for 2013/14 as attached to the agenda.

COMMITTEE RECOMMENDATION

MOVED Clr S Portelli SECONDED Clr L Wetton that Council adopt the revised grants, donations and sponsorship allocations for 2013/14 as attached to the minutes.

CARRIED 6/0

AMENDMENT TO MOTION

MOVED Mayor L Howlett SECONDED Clr S Pratt that Council:

adopt the revised grants, donations and sponsorship allocations for 2013/14 as attached to the minutes, with the below amendment:

- 1) That Council provide 50% (\$27,445) of the request for funding of \$54,890 to the Spearwood Dalmatinac Club to install a PV System of 40kWp Solar Panels, on the condition that the Club pay the balance of funds for the project.

AMENDMENT CARRIED 6/0

CLR Y MUBARAKAI LEFT THE MEETING, THE TIME BEING 6:44PM.

CONFLICT OF INTEREST – THE NATURE OF THE INTEREST IS THAT CLR Y MUBARAKAI IS A MEMBER OF THE MELVILLE COCKBURN CHAMBER OF COMMERCE, WHICH IS A POTENTIAL RECIPIENT OF SPONSORSHIP FROM COUNCIL.

AMENDMENT TO MOTION

MOVED Clr S Portelli SECONDED Clr S Pratt that the recommended sponsorship of \$20,000 to the Melville Cockburn Chamber of Commerce be adopted.

AMENDED MOTION LOST 1/4



AMENDMENT TO MOTION

MOVED Cllr S Pratt SECONDED Deputy Mayor C Reeve-Fowkes that Council:

adopt the revised grants, donations and sponsorship allocations for 2013/14 as attached to the minutes, with the below amendment:

- 1) That Council provide \$20,000 sponsorship to the Melville Cockburn Chamber of Commerce as recommended, plus an additional \$10,000 to assist with cash flow this financial year as requested in their letter to the Grants and Donations Committee dated 14 April 2014, and on the condition that if they are successful in negotiations with the City of Melville and receive the \$10,000 funding originally promised by the City of Melville for this financial year, that the additional \$10,000 provided in the interim be returned to the City of Cockburn.

AMENDMENT CARRIED 5/0

CLR Y MUBARAKAI RETURNED TO THE MEETING, THE TIME BEING 6:57PM.

AMENDMENT TO MOTION

MOVED Cllr S Portelli SECONDED Deputy Mayor C Reeve-Fowkes that the recommended sponsorship of \$10,000 to the Phoenix Lacrosse Club be adopted.

AMENDED MOTION LOST 1/5

AMENDMENT TO MOTION

MOVED Mayor L Howlett SECONDED Deputy Mayor C Reeve-Fowkes that Council:

adopt the revised grants, donations and sponsorship allocations for 2013/14 as attached to the minutes, with the below amendment:

- 1) An increase in the recommended sponsorship to the Phoenix Lacrosse Club to \$15,000, on the condition the City still has Naming Rights to the event.

AMENDMENT CARRIED 5/1

AMENDMENT TO MOTION

MOVED Cllr S Portelli **SECONDED** Cllr Y Mubarakai that Council:

adopt the revised grants, donations and sponsorship allocations for 2013/14 as attached to the minutes, with the below amendment:

- 1) That Council amend the 2013/14 Municipal Budget by increasing the Grants and Donations Operating Budget by up to \$42,445 and reduce the current Closing Municipal Funds by up to \$42,445, subject to:
 1. The Spearwood Dalmatinac Club agreeing to contribute \$27,445 for the installation of the solar panels, and
 2. The Melville Cockburn Chamber of Commerce not receiving the balance of its annual sponsorship (\$10,000) from the City of Melville.

AMENDMENT CARRIED 6/0

TO BE CARRIED BY AN ABSOLUTE MAJORITY OF COUNCIL

COUNCIL DECISION

Reason for Decision

Spearwood Dalmatinac Club Inc. – Solar Panels

It is recommended to be supportive of clubs in the City making the move to solar panels to become more sustainable and financially viable in line with the City's Sustainability Policy and on the condition that there is a matched contribution by the Club.

Melville Cockburn Chamber of Commerce – Partnership Sponsorship

The Melville Cockburn Chamber of Commerce sent a letter to the Grants and Donations Committee dated 14 April 2014 requesting their current sponsorship application for \$20,000 be increased by an additional \$20,000 and considered for a total of \$40,000. Annually they also receive \$20,000 from the City of Melville, however in 2013/14 have only received \$10,000 and may not receive the remaining



\$10,000 sponsorship this financial year. Due to the financial stress this has placed them under; they have requested the City of Cockburn to consider additional sponsorship funding.

There are no other organisations that provide similar services and fulfil this function to businesses in the City of Cockburn, so the Committee recommendation is to support the organisation's current sponsorship application of \$20,000, plus an additional \$10,000 this financial year to help the organisation through a difficult period both financially and politically. However, if the Melville Cockburn Chamber of Commerce are successful in their negotiations with the City of Melville and receive the remaining \$10,000 funding previously promised to them for this financial year, they must agree to return the additional \$10,000 provided by the City of Cockburn.

Phoenix Lacrosse Club – Naming Rights Sponsorship

This is the oldest club (established in 1897) in the WA Lacrosse competition, with a significant history in Cockburn, and it is a national event that is expected to bring some 1400 visitors and significant recognition opportunities to the City in terms of the Naming Rights of the event.

Increase in Grants and Donations Operating Budget

Due to the Committee recommended increases above the proposed allocations to the following organisations, there is a deficit of \$42,445 in the Grants and Donations Operating Budget that needs to be funded from the 2013/14 Municipal Budget.

Spearwood Dalmatinac Club – Solar Panels	\$27,445
Melville Cockburn Chamber of Commerce	\$10,000
Phoenix Lacrosse Club	<u>\$5,000</u>
Total Recommended Increases	\$42,445

Background

Council approved a budget for Grants and Donations for 2013/14 of \$1,013,164. The Grants and Donations Committee is empowered to recommend to Council how these funds are to be distributed. At its meeting of 16 July 2013, the Committee recommended a range of allocations which were duly adopted by Council on 8 August 2013.

Following the September 2013 round of grants, donations and sponsorship funding opportunities, the Committee, at its meeting of 15 October 2013, recommended a revised range of allocations which were duly adopted by Council on 14 November 2013.



The March funding round was advertised to close on 31 March 2014. A total of 27 applications were received, including 13 applications for Community Grants and one application for a Sustainable Event grant, which will be reviewed under delegated authority of the Manager of Community Services. The Committee is to consider the remaining 13 applications for Donations and Sponsorship, as well as revised allocations for the 2013/14 grants, donations and sponsorship budget.

Submission

N/A

Report

In the Summary of Grants, Donations and Sponsorship Recommended Allocations Budget 2013/14, attached to the agenda, for the Committee to consider, there are:

- 4 proposed adjustments to the committed/contractual donations
- 10 applications for donations
- 3 applications for sponsorship, and
- 15 proposed adjustments to grant funding allocations.

The proposed adjustments and applications for donations and sponsorship are described in brief below.

Committed and Contractual

Cockburn Basketball Association Inc – Building Insurance

Council made a decision on 12 August 2010 to make an annual donation of 50% of the annual building insurance premium of the Wally Hagan Basketball Association. However, the City has paid the building insurance each year (so the building remains insured) but not invoiced the Association for their contribution of 50% for the 2011/12, 2012/13 and 2013/14 financial years, the Association now has \$21,500 of their contributions outstanding and aren't in a financial position to pay. It is recommended to waive the recovery of the outstanding insurance fees.

Cockburn Community Steering Committee – Local Government Advisory Board Proposal

Council resolved on 14 November 2013, that Council “provide a donation of up to \$50,000 to the Cockburn Community Steering Committee for the purpose of funding costs directly associated with its proposal to the Local Government Advisory Board”; this funding has now been included in the Grants, Donations and Sponsorship 2013-14 Budget.



Spearwood Dalmatinac Club Inc. – Rates Reimbursement

Council resolved on 14 May 2009 to provide an annual reimbursement of 50% of the annual rates payable by Spearwood Dalmatinac Club for 41 Azelia Road, Spearwood. The actual amount for 2013/14 equates to \$10,438, so there is a proposed adjustment to the budget from an allocation of \$10,000 to \$10,438.

Spearwood Dalmatinac Club Inc. – Solar Panels

Council has received a request for funding and a quote from Spearwood Dalmatinac Club for \$54,890 including GST to install a PV System of 40kWp Solar Panels to reduce their electricity costs and make operating costs more viable in future (please see request letter attached to the Agenda).

The Club has been contacted and have advised that they are requesting the full amount from Council and are not prepared to contribute to this project. The project also doesn't fit within any of the grant program areas.

Based on the limited remaining funds available in the Grants, Donations and Sponsorship Budget for 2013/14, the lack of a contribution from the Club to the project, and the fact the Club also receives an annual reimbursement of 50% of their rates, it is recommended not to support this request.

Donations

Applicant: Second Harvest Inc.

Requested: \$12,000

Recommended: \$12,000

Second Harvest is a not-for profit community enterprise which supports a number of low cost food outlets run by public welfare organisations and various church bodies. Second Harvest's role is to obtain low cost, and discounted foodstuffs, and household and personal items for the food centres servicing holders of Commonwealth Health Care cards, including pensioners, people with disabilities and the unemployed, together with other low income families and individuals. Second Harvest also dispenses much needed emergency food relief through the head office and six community food centres.

Second Harvest moved into new premises in Cockburn Central at the beginning of 2012 and received a Community Grant of \$8,850 in the 2012 March funding round to purchase a new fridge and freezer.



In the March 2013 funding round, Second Harvest received a donation of \$10,000 to assist with their ongoing costs in providing emergency food relief hampers.

Second Harvest prepared and dispensed 470 food hampers, blankets, sleeping bags and school back packs in the Cockburn district since March 2012, and 78 Christmas hampers in 2012 and 2013. The Centres also provide individuals with training and emotional support such as mothers wanting to return to the workforce and pensioners who are lonely and want company.

Second Harvest is supported by Lotterywest, members of South Metropolitan Area Health Service and Department of Health. It is recommended to support this application.

Applicant: Business Foundations Inc.

Requested: \$10,000

Recommended: \$10,000

Business Foundations Inc. is a not-for-profit provider of enterprise development services to the community of Cockburn. Clients range from people wanting to start a small business or become self-employed, to existing small to medium sized business owners that require business management skills, to people wanting to exit from business. Services range from one-on-one advisory sessions to group training, mentoring and business incubation.

In 2013, Business Foundations increased their services to meet growing demand from businesses and people in the area, they have advised they:

- Assisted 130 people and businesses in Cockburn through their variety of services such as training and networking sessions.
- Helped 40 new businesses in Cockburn to start up, representing approximately \$11 million of economic value to the area.
- Helped to create an estimated 50 fulltime jobs.

The organisation has received funding from the City in previous years:

October 2007	\$10,000
March 2009	\$10,000
March 2010	\$10,000
March 2011	\$10,000
March 2012	\$10,000
March 2013	\$10,000



Business Foundations is supported by major State and Federal Government funding bodies, the Small Business Development Corporation, New Enterprise Incentive Scheme and AusIndustry.

This year the organisation has again requested a donation of \$10,000 to contribute to operating costs to ensure the one-on-one advisory service is provided to Cockburn residents and for a staff member to maintain a presence at the Melville-Cockburn Chamber of Commerce meetings, promoting services available to Cockburn business people. It is recommended to support this application.

Applicant: Friends of the Community Inc.

Requested: \$2,000

Recommended: \$2,000

Friends of the Community Inc. is a not for profit group entirely made up of volunteers. The group has a small food van which sells sandwiches, tea and coffee, ice creams and cool drinks; however their main income comes from running sausage sizzles. The group's profits are all returned to the community through youth, aged, disabled and disadvantaged applications for funds.

Friends of the Community have previously received the following community grants for specific projects from the City:

March 2007	\$4,000
March 2010	\$1,799
September 2011	\$1,300

And in March 2013, they received a donation of \$1,700 to put towards a new computer and computer hardware to enable their office volunteers to store documentation required to run an efficient volunteer group.

This round the group has requested a donation of \$2,000 towards office operating costs so as to allow them to provide maximum amount of their fundraising back to the community. It is recommended to support this application.

Applicant: Cockburn Volunteer Sea Search and Rescue

Requested: \$10,000

Recommended: \$8,500

The Cockburn Volunteer Sea Search and Rescue group is a non-profit volunteer organisation that provides a 24 hour rescue service for people and vessels at sea in the Cockburn area. The group covers about one



thousand square kilometres of ocean. The majority of the volunteers are based within the City of Cockburn.

In the past year, the group has been involved in a range of emergencies including; day and night searches for missing people; recovery of kite surfers; sinking vessels; boat fires; vessels grounded; a large amount of broken down vessels and out of fuel vessels at sea.

The previous 12 months have completed in excess of 250 rescues bringing over 900 seafarers safely back to shore.

The Cockburn Volunteer Sea Search & Rescue group receives the majority of its income from the State Government (\$133,500) and also relies on income from Donations and Memberships for the continuation of the group. A large proportion of the group's income is set aside for the repair and replacement of boats and equipment.

The group has previously received funding from the City as follows:

October 2006	\$6,000
October 2007	\$8,000
September 2008	\$8,000
March 2010	\$8,500
September 2011	\$8,500

The group has requested a donation of \$10,000 towards operating costs. It is recommended to support this application for \$8,500 as there is no justification provided for the increased amount requested.

Applicant: City of Cockburn Pipe Band

Requested: \$9,000

Recommended: \$9,000

The City of Cockburn Pipe Band competes in all local competitions and has gained first and second place regularly in State competitions. They perform for free at a number of events to support other Cockburn community organisations including the Cooby Festival, the Spring Fair and in nursing homes.

In 2012 they were the first Australian Band to attend the St Patricks Parade in New York, which they raised funds to attend. They travelled to Glasgow, Scotland in August 2013 to compete in the World Pipe Band Championships.

Previous funding from the City in the form of donations and community grants are as follows:



October 2004	\$6,000
October 2006	\$4,000
October 2007	\$8,000
March 2009	\$8,000
March 2010	\$8,000
March 2011	\$8,000
March 2012	\$9,000
March 2013	\$9,000

This year, the Band is seeking a donation of \$9,000 to assist with ongoing expenses such as drum and case equipment and kilts. It is recommended to support this application.

Applicant: Hamilton Hill YouthCARE Council

Requested: \$9,000

Recommended: \$9,000

The Hamilton Hill YouthCARE Council supports a full time chaplain at the Hamilton Hill Senior High School and also the chaplains at two other schools including two days at Coolbellup Community School.

The City has provided annual donations for this program for a number of years:

October 2006	\$9,000
March 2008	\$9,000
March 2009	\$9,000
March 2010	\$9,000
March 2011	\$9,000
March 2012	\$9,000
March 2013	\$9,000

The YouthCARE mission is to provide pastoral care, teach Christian Religious Education, and provide personal and professional development to staff and volunteers.

Hamilton Hill YouthCARE Council has requested a donation of \$9,000 to assist with their aim to serve the school community and provide positive benefits for the whole community. It is recommended to support this application.



Applicant: South Lake Ottey Family and Neighbourhood Centre Inc.

Requested: \$10,000

Recommended: \$7,000

The South Lake Ottey Family and Neighbourhood Centre provide diverse programs and outreach activities in the community in collaboration with solid partnerships and networks. The Centre works closely with the City of Cockburn, St. John of God Murdoch, Strong Families and Medicare Local. The Centre is available to individuals and families in Cockburn-Central and surrounds, offering support and activities in response to demonstrated community needs. The Centre aims to provide an integrated service and is seen as a 'one stop shop' by centre users and external stakeholders. In responding to needs, the Centre sees 'the whole person' and seeks to provide a mix of formal and informal programs and interactions.

The group has previously received a number of donations for operating costs and community grants for specific projects from the City:

Donations:

March 2007	\$5,000
March 2008	\$5,000
March 2009	\$5,000
March 2010	\$5,000
March 2011	\$5,000
March 2012	\$10,000
March 2013	\$7,000

Community Grants:

October 2001	\$1,000
March 2003	\$1,000
March 2008	\$1,500
September 2009	\$1,260

This round, the group has requested a donation of \$10,000 towards general operating costs. This group is well supported by operating grants from Department for Communities and Lotterywest. Donations to this Centre and to the Yangebup Family Centre had traditionally remained equal at \$5,000 until 2012, when Yangebup Family Centre received \$7000 and South Lake Ottey Family and Neighbourhood Centre received \$10,000. It is recommended to fund both centres equally; therefore it is recommended to support this application for \$7,000.



Applicant: Port Community High School

Requested: \$15,000

Recommended: \$15,000

Port School is an independent school that serves students that have not been able to achieve success in mainstream schooling, including some students that have very specific needs and are severely disadvantaged.

The school has previously received the following donations:

September 2010	\$9,000
September 2011	\$15,000
September 2012	\$15,000

The requested donation of \$15,000 will continue to support extra chaplaincy hours so the school community has access to a full-time chaplain. The chaplain's role is to provide additional social support to meet the social and emotional needs of students. The application is supported by the Fremantle PCYC and The Halo Leadership Development Agency.

It is recommended to support this request for \$15,000.

Applicant: Constable Care Child Safety Foundation Inc.

Requested: \$12,000

Recommended: \$12,000

The purpose of Constable Care Child Safety Foundation (CCCSF) to effectively communicate key safety, crime prevention and citizenship messages to children through best-practice evidence-based theatre-in-education programs.

The foundation delivers these programs across primary schools and early learning centres in the Cockburn area and has received an annual donation for a number of years.

October 2006	\$18,045
October 2007	\$18,780
September 2008	\$19,531
September 2009	\$20,495
September 2010	\$20,950
March 2012	\$10,000
March 2013	\$10,000

The foundation receives grants and donations through State and Federal Government and thus requested reduced donations of \$10,000 toward programs run within the City of Cockburn for 2012 and 2013.

This year CCCSF has requested a donation of \$12,000 to assist with the rollout of some of its new initiatives such as the Theatrical Response Group for High Schools, and Comfort Packs for Kids in Crisis. These services may be offered to the Cockburn community through Family Support and Financial Counselling services, and potentially Youth Services.

The foundation will work with the City's Crime Prevention Liaison Officer to ensure relevant messages are relayed to Cockburn children in line with the City's Crime Prevention Strategy. This application is supported by the City's Crime Prevention Liaison Officer. It is recommended to support this application.

Applicant: Volunteer Home Support Inc.

Requested: \$5,000

Recommended: \$5,000

Volunteer Home Support provide Government subsidised domestic cleaning, transport, handyman, lawn and gardening services to around 800 people that are frail, aged and with disabilities.

Volunteer Home Support had been able to dump waste material from their gardening activities at Henderson Waste Management Site free of charge for many years, until May 2012 when tip fees were applied to them.

The City provided a \$5,000 donation to cover some of the cost towards their waste disposal from the Cockburn homes that they service.

October 2006	\$5,000
May 2012	\$5,000
March 2013	\$5,000

Volunteer Home Support has again requested a \$5,000 donation to help with the cost of waste removal for the 352 Cockburn homes they service. It is recommended to support this application.



SponsorshipApplicant: Melville Cockburn Chamber of CommerceProposal: Partnership SponsorshipRequested: \$20,000Recommended: \$20,000

The City has provided funding to the MCCC for several years to assist with the operational cost of delivering timely information, events and services to the business community of the City of Cockburn. Previous funding includes:

October 2006	\$20,000
October 2007	\$20,000
September 2008	\$20,000
September 2009	\$20,000
August 2010	\$10,000 (interim funding)
March 2011	\$20,000
March 2012	\$20,000
March 2013	\$20,000

The MCCC has applied for \$20,000 for a Partnership Sponsorship with the City for 2014. The MCCC intends to use these funds to promote and foster building of relationships, exchange of business and social contacts and exchange of business knowledge between members. The proportion of members of the MCCC is currently 46% from Cockburn and 54% from Melville, and they currently go out to 1500 businesses.

Sponsorship and branding benefits include organisational naming rights, City logo on Partnership Position on MCCC website, bimonthly newsletter, mail outs, big screen at events and public acknowledgement at all MCCC events. The City will be promoted as 'Partner'. It is recommended to support this sponsorship proposal of \$20,000.

Applicant: Phoenix Lacrosse ClubProposal: Naming Rights SponsorshipRequested: \$20,000Recommended: \$10,000

Phoenix Lacrosse Club is the oldest club in the WA competition and originated from Fremantle. The Club has proposed to host the 2014 Australian Lacrosse Association (ALA) Under 15 National Lacrosse Tournament in October 2014. There will be 18 teams from across

Australia and the Asia Pacific Region, competing in an 8 day event, with 9 games of lacrosse being played per day, to be held at the Success Regional Sports Centre. It is proposed that this event will bring some 1400 visitors to the City of Cockburn.

The Club has proposed the City become the Naming Rights Sponsor of the event for \$20,000 – The Australian Lacrosse Association (ALA) City of Cockburn Under 15 National Tournament. This includes the City's logo on printed material and products and in the media. The event will also have a dedicated Facebook and Webpage which will feature the City's logo. Each athlete will receive a welcome pack in which the City can distribute any useful information about products, services and local business. Invitations will be extended to Councillors and the Mayor to speak at Opening and Closing ceremonies and attend functions throughout the tournament.

In March 2012 the club received \$10,000 from the City to host the National Senior Lacrosse Championship at the Goodchild Reserve in Hamilton Hill.

It is recommended to support this application for the amount of \$10,000 as to the previous event.

<u>Applicant:</u>	<u>Coogee Jetty to Jetty</u>
<u>Proposal:</u>	<u>Naming Rights Sponsorship</u>
<u>Requested:</u>	<u>\$15,500</u>
<u>Recommended:</u>	<u>\$10,000</u>

The Cockburn Masters Swimming Club Inc. and Rotary Club of Cockburn Inc. jointly organise the annual Coogee Jetty to Jetty Swim. The City of Cockburn has assisted this event in previous years:

October 2007	\$1,000
September 2008	\$2,000
September 2009	\$2,000
September 2010	\$3,500
September 2011	\$10,000 (Naming Rights Sponsor of 2012 event)
March 2012	\$10,000 (Naming Rights Sponsor of 2013 event)
September 2013	\$10,000 (Naming Rights Sponsor of 2014 event)

The Coogee Jetty to Jetty Swim continues to grow and has become a well-known and well supported event within Cockburn attracting in excess of 500 entrants from across WA. In 2014 a record of 595 pre-registrations were received.



The 2015 event will be the 19th event under the current organisational structure. The group has requested naming rights sponsorship of \$15,500 towards their total costs of \$40,900 with the event being named the “City of Cockburn Coogee Jetty to Jetty” to reflect the naming rights sponsorship provided.

It is recommended to approve this sponsorship application for \$10,000 as per the last event.

Grants

Amendment of Allocations across Funding Programs for 2013/14:

- Inclusion of the Landowner Biodiversity Conservation Program, which had been left off the previous Grants, Donations and Sponsorship budget spread sheet. However \$25,000 was allocated this financial year on the budget and has been spent, so an increase from \$25,000 to \$35,000 has been requested to cater for those that have been impacted by fires in Banjup.
- A decrease in funds allocated to the following underutilised programs to account for an increase in applications in other grant areas:
 - Emergency Severe Personal Hardship Fund from \$20,000 to \$15,000.
 - Youth Academic Grants from \$1,500 to \$500.
 - Grants to Schools from \$8,950 to \$6,000.
 - Community Grants Program from \$141,208 to \$76,000.
 - Provide Bins at Sporting Events from \$1,500 to \$500.
 - Community Associations Hall Hire Subsidy from \$1,500 to \$750.
 - General Welfare Grants from \$5,500 to \$2,500.
 - Community Group Newsletter Subsidy from \$5,000 to \$1,000.
 - Sustainable Events Grants Program from \$6,000 to \$3,000.
 - U Fund from \$1,200 to \$500.
 - Safety House/Walk to School Program from \$2,000 to \$1,000.
 - Security Subsidy for Seniors from \$25,000 to \$20,000.
 - SLLC Subsidy for Emergency Services Volunteers from \$1,000 to \$500.
- An increase in funds allocated to the following programs to account for an increase in applications in these grant areas:
 - Cockburn Community Group Volunteer Insurance Program from \$7,000 to \$8,000.

Strategic Plan/Policy Implications

Community & Lifestyle

- Community environments that are socially cohesive and embrace diversity.
- Communities that take pride and aspire to a greater sense of community.
- Promotion of active and healthy communities.

Leading & Listening

- A responsive, accountable and sustainable organisation.

Budget/Financial Implications

Council approved a budget for grants and donations for 2013/14 of \$1,013,164. Following is a summary of the proposed grants, donations and sponsorship allocations.

Committed/Contractual Donations	\$435,150
Specific Grant Programs	\$357,414
Donations	\$145,600
<u>Sponsorship</u>	<u>\$ 75,000</u>
Total	\$1,013,164

Legal Implications

N/A

Community Consultation

In the lead up to the March 2014 round, grants, donations and sponsorship funding opportunities were promoted through the local media and Council networks. The promotional campaign has comprised:

- Three advertisements running fortnightly in the Cockburn Gazette City Update on 18/02/14, 4/03/14 and 18/03/14.
- Four advertisements running fortnightly in the City of Cockburn Email Newsletter on 14/02/14, 28/02/14, 14/03/14 and 28/03/14.
- Advertisement in the February Edition of the Cockburn Soundings.
- All members of the Cockburn Community Development Group, Regional Parents Group and Regional Seniors Group have been encouraged to participate in the City's grants program.
- Additional Advertising through Community Development Promotional Channels:



- Community Development Calendar distributed to all NFP groups in Cockburn.
- Cockburn Community Group ENews distributed monthly on 5/02/14 and 7/03/14.
- Closing dates advertised in the 2014 City of Cockburn Calendar.
- Information available on the City of Cockburn website.
- Reminder email sent to regular applicants.

Attachment(s)

1. Grants, Donations and Sponsorship Recommended Allocations Budget 2013/14.
2. Request letter from Spearwood Dalmatinac Club for supply and installation of solar panels.

Advice to Proponent(s)/Submissioners

Applicants have been advised that they will be notified of the outcome of their applications following the May 2014 Council Meeting.

Implications of Section 3.18(3) Local Government Act, 1995

Nil.

10. MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN

Nil

11. NOTICES OF MOTION GIVEN AT THE MEETING FOR CONSIDERATION AT NEXT MEETING

Nil

12. NEW BUSINESS OF AN URGENT NATURE INTRODUCED BY DECISION OF MEETING BY COUNCILLORS OR OFFICERS

Nil

13. MATTERS TO BE NOTED FOR INVESTIGATION, WITHOUT DEBATE

Nil

14. CONFIDENTIAL BUSINESS

Nil



15. (GAD 15/4/2014) - CLOSURE OF MEETING

7:15pm

CONFIRMATION OF MINUTES

I, (Presiding Member) declare that these minutes have been confirmed as a true and accurate record of the meeting.

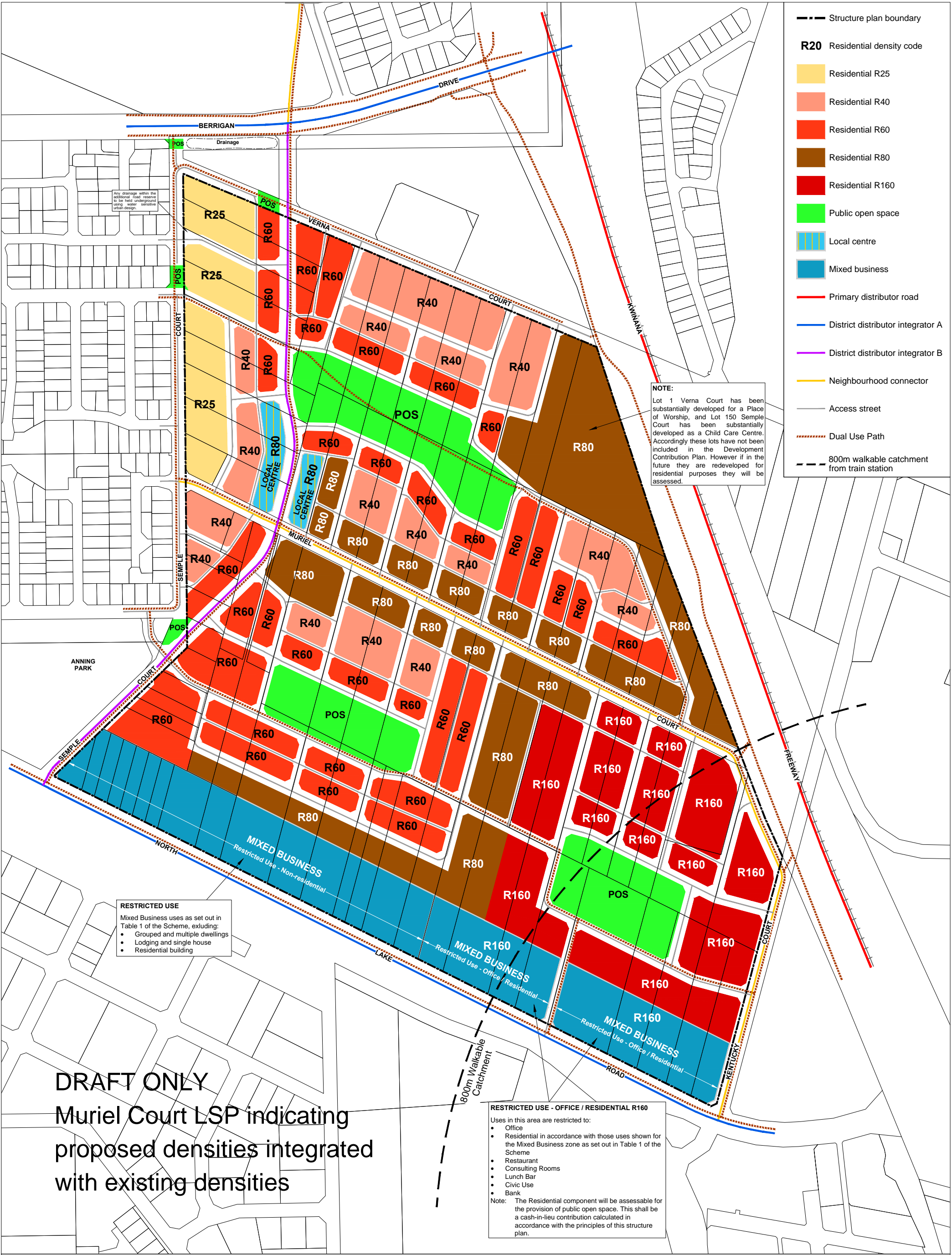
Signed: Date:/...../.....



GRANTS, DONATIONS & SPONSORSHIP COMMITTEE RECOMMENDED ALLOCATIONS BUDGET 2013/2014

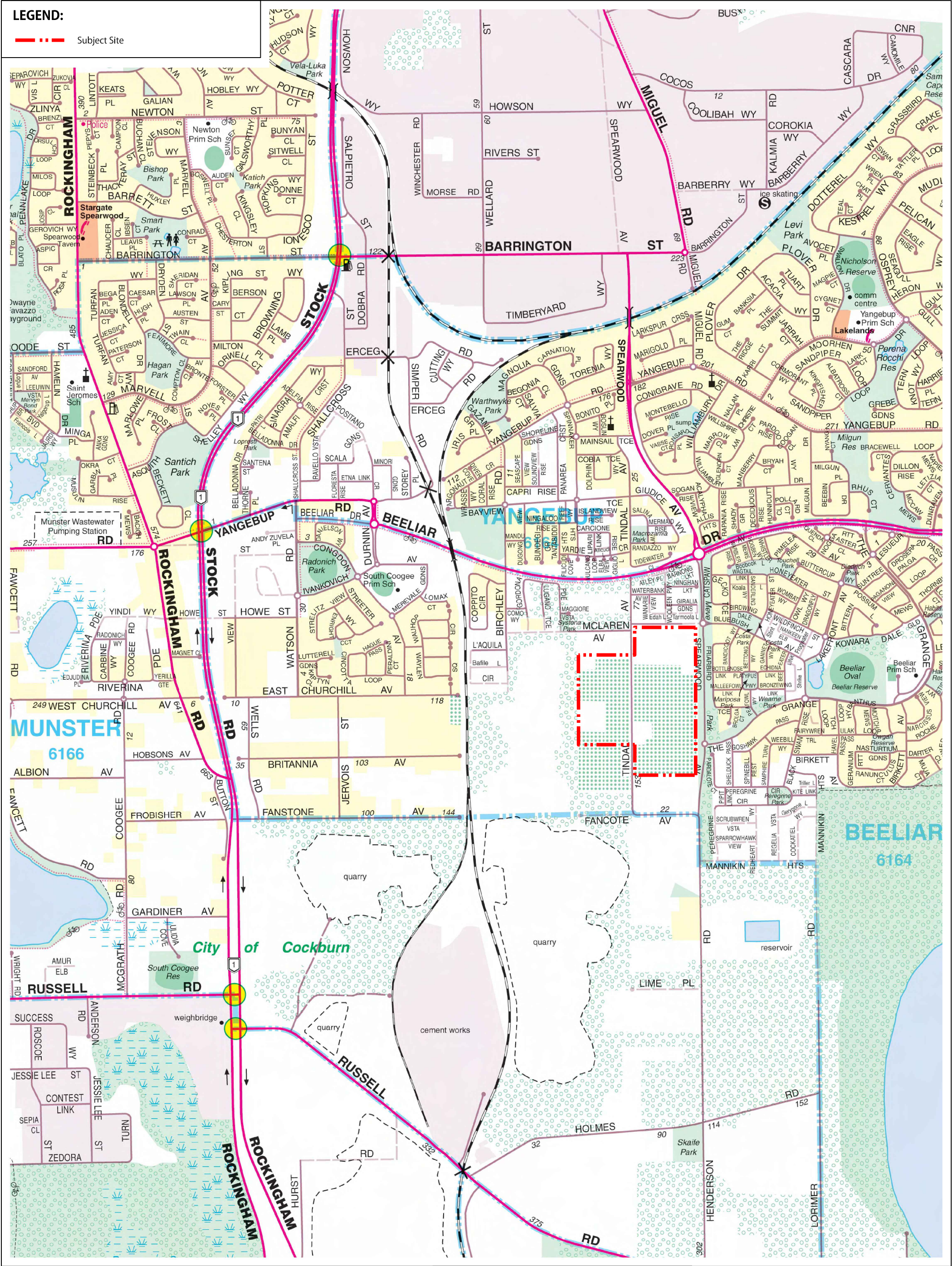
Activity OP 315 Natural Acc 6810	Description	Allocated 2013/2014	Actual at April 2014	Proposed Adjustments 2013/14	Comments
	Donations				
	Committed/Contractual				
9317	Pineview Preschool Maintenance Contribution	933	933	933	Annual contribution for maintenance of grounds and building (plus CPI) (overpaid \$6,361.14 in 2012/13 - 2013/14 allocation \$7,294.05, budget includes difference)
9398	Cockburn Senior Citizens Building Donation	8,945	8,945	8,945	Assists with maintenance costs as per agreement (plus CPI)
9559	Cockburn Cricket Club Insurance	1,500	1,500	1,500	Commitment included in the lease
9245	Old Jandakot School Management Committee	3,000	3,000	3,000	Annual contribution to water and electricity charges included in the lease agreement and as to Council decision 8 December 2009
9109	Fremantle Aus Day Celebrations & Cracker Night	25,000	25,000	25,000	One-off donation towards the City of Fremantle Australia Day Celebrations and Cracker Night (Co-ownership of event to be negotiated)
9322	South Lake Leisure Fee Subsidy	107,496	84,445	107,496	Subsidised fees for swimming club
8325	Interim Community Men's Shed	32,500	32,500	32,500	Donation paid to Rotary Club of Cockburn to fund Part-time employee to Support iterim Community Men's Shed - as per Council Decision on 8 August 2013
9310	Cockburn Wetlands Education Centre	83,919	83,919	83,919	Donation to Support the administration cost of the Cockburn Wetlands Education Centre - as per Council Decision on 8 August 2013
9239	Native ARC	83,919	83,919	83,919	Donation to Support the administration cost of Native ARC - as per Council Decision on 8 August 2013
9242	Burdiya Aboriginal Corporation - Rental costs	6,000	6,000	6,000	One-off donation to cover rental costs at 8 Caffrey Place - to be paid as internal Transfer - as per Council Decision on 8 August 2013
	Future Allocations	44,867	0	0	(To be allocated)
9237	Cockburn Basketball Association - Building Insurance	7,745	0	21,500	Total outstanding building insurance fee contribution for 2011-12, 2012-13 and 2013-14 owed by the Association for Wally Haqan Basketball Stadium
9710	Cockburn Community Steering Committee		15,000	50,000	One-off donation as to Council Decision 14/11/2013 for Proposal to Local Government Advisory Board
9574	Spearwood Dalmatinac Club - Rates Reimbursement	10,000	10,438	10,438	Reimbursement of 50% of the annual rates payable by Spearwood Dalmatinac Club for 41 Azelia Road, Spearwood as to Council Decision on 14 May 2009
New	Spearwood Dalmatinac Club - Solar Panels		0	27,445	Requested \$54,890 for supply and installation of Solar Panels. Committee has recommended 50% contribution if Club is prepared to pay the balance
	Committed/Contractual Sub Total	415,824	355,599	462,595	
	Donations to Organisations	138,000	80,900	0	Remainder of Donations funding allocated for March 2014 funding round.
9196	Pets of Older Persons		600	600	Request for Donation of \$600 towards general operating expenses
9196	St Vincent De Paul Yangebup Conference		5,000	5,000	Request for Donation of \$7,500 towards their ongoing costs
9196	Returned Services League - City of Cockburn		10,000	9,000	Request for Donation of \$10,000 towards their activities and operating costs
9196	Portuguese Cultural and Welfare Centre		0	0	Request for a Donation of \$5,000 to ease the burden on volunteers
9196	Cockburn Community and Cultural Centre		9,000	9,000	Request for Donation of \$9,000 towards their general operating costs
9196	Yangebup Family Centre		9,500	9,500	Request for Donation of \$9,500 towards their creche expenses
9196	Trainingship Cockburn Navy Cadets		2,000	2,000	Request for Donation of \$5,000
9196	Cockburn Central YouthCARE Council		9,000	9,000	Request for Donation of \$10,500 towards their general operating expenses
9196	Cockburn Toy Library		4,000	4,000	Request for Donation of \$4,000 towards their rental expenses
9196	Halo Leadership Development College Inc		0	8,000	Request for Donation of \$8,000 towards the administration and running costs of the Halo women's program
New	Second Harvest			12,000	Request for Donation of \$12,000 towards operating costs and providing emergency relief food hampers in Cockburn
New	Business Foundations			10,000	Request for Donation of \$10,000 towards operating costs to provide assistances to businesses in Cockburn
New	Friends of the Community			2,000	Request for Donation of \$2,000 towards office operating costs to maximise fundraising for the community
New	Cockburn Volunteer Sea Search and Rescue			8,500	Request for Donation of \$10,000 towards operating costs to provide sea search and rescue service
New	City of Cockburn Pipe Band			9,000	Request for Donation of \$9,000 towards operating costs and drum and case equipment and kilts
New	Hamilton Hill Youthcare (Chaplaincy)			9,000	Request for Donation of \$9,000 to support a full time Chaplain at Hamilton Hill Senior High School and two primary schools
New	South Lake Ottev Family and Neighbourhood Centre			7,000	Request for Donation of \$10,000 towards operating costs for the centre
New	Port Community High School			15,000	Request for Donation of \$15,000 to support a full-time chaplain at the school
New	Constable Care Child Safety Foundation			12,000	Request for Donation of \$12,000 towards operating costs to deliver safety and crime prevention programs to children in Cockburn
New	Volunteer Home Support			5,000	Request for Donation of \$5,000 to assist with waste removals costs for the Cockburn homes they service
	Donations to Organisations Sub Total	138,000	130,000	145,600	
	Sponsorships				
9197	Sponsorships	45,000	13,250	0	Remainder of Sponsorship funding allocated for March 2014 funding round.
9197	Individual Sponsorships		4,750	8,000	Formal Sponsorship program for individuals as per DA ACS2
9197	Keep Australia Beautiful National Association		4,000	4,000	Request for Official Event Sponsorship of \$4,000 towards the Australian Sustainable Cities Awards 2013 event to be held at Coogee Beach SLSC
9197	Beeliar Primary School P&C		500	500	Request for sponsorship of \$500 towards the Beeliar Primary School Fete 2014
9197	Coogee Jetty to Jetty		10,000	10,000	Request for Naming Rights Sponsorship of \$13,000 for the 2014 Coogee Jetty to Jetty Swim
9197	Southern Lions Rugby Union Football Club		12,500	12,500	Request for Naming Rights Sponsorship of \$12,500 for the 2014 City of Cockburn 7's Rugby Tournament
New	Melville Cockburn Chamber of Commerce			30,000	Request for Partnership Sponsorship of \$20,000 for 2014, plus Committee recommended additional \$10,000 (as per request from MCCC for Interim funding) to be returned if successful with City of Melville contribution
New	Phoenix Lacrosse Club			15,000	Request for Naming Rights Sponsorship of \$20,000 for the Australian Lacrosse Association (ALA) City of Cockburn Under 15 National Tournament in 2014
New	Coogee Jetty to Jetty			10,000	Request for Naming Rights Sponsorship of \$15,500 for the 2015 City of Cockburn Coogee Jetty to Jetty event
	Sponsorships Sub Total	45,000	45,000	90,000	
	Grants				
8040	Landowner Biodiversity Conservation Program	0	25,000	35,000	Financial and natural resource management training support program for Cockburn landowners to conserve the natural bushland and wetland areas on their property
9004	Emergency Severe Personal Hardship Fund	20,000	11,330	15,000	For one off emergency and disaster situations (revised as per Council Decision 10 February 2011 and increased by \$10,000)
9015	Youth Academic Grants	1,500	0	500	Assists young people to attend academic programs as per DA ACS11
9031	Junior Travel Assistance - Sports	40,000	30,800	40,000	Assists young people in Cockburn representing WA or Australia in interstate or international team or individual sports by providing assistance for travel to competitions
9674	Grants to Schools	8,950	3,744	6,000	For small donations to schools for minor items as per DA ACS7 (increase by \$1950 for Graduation Awards specifically for Indigenous Students (\$600 for 6 high schools, \$1350
9312	Community Grants Program	141,208	14,582	76,000	Formal grant process for local organisations as per DA ACS2
9314	Provide Bins Sporting Events	1,500	0	500	Provide bins to schools for sports carnivals etc
9327	Community Associations Hall Hire Subsidy	1,500	320	750	Assists community groups to conduct monthly meetings and events
9329	Cultural Grants Program	18,000	4,000	18,000	Provide small grants to cultural and artistic groups
9331	Bus Hire Subsidy	1,000	680	1,000	Provides a small allocation towards the bus hire for community organisations
9335	Grants Welfare General	5,500	1,695	2,500	Miscellaneous requests for small donations
9341	Community Group Newsletter Subsidy	5,000	741	1,000	Assists community groups to disseminate information
9373	Sustainable Events Grants Program	6,000	1,000	3,000	Grants for community organisations to have events on the understanding that the event will become financially self sustainable over four years
9396	U Fund	1,200	0	500	Grants up to \$600 to youth for cultural/arts initiatives and events
9399	Youth Arts Scholarships	8,000	1,800	8,000	Assist young people to travel in order to participate in performing/arts events and also for further study
9475	Alcoa Cockburn Community Projects Fund	22,482	2,750	22,482	A partnership fund with Alcoa delivering community-driven projects
9490	Environmental Education Initiatives Program	12,000	0	12,000	Support for Environmental Services to assist schools to facilitate environmental education
9517	Cockburn Community Group Volunteer Insurance	7,000	6,866	8,000	Cockburn Community Group Insurance Program

Activity OP 315 Natural Acc 6810	Description	Allocated 2013/2014	Actual at April 2014	Proposed Adjustments 2013/14	Comments
9535	Council/Staff Match Donation	5,000	2,657	5,000	Council to match staff fund raising effort
9536	Cost of Health Permits for Events	500	0	500	To provide free health permits for not-for-profit groups
9617	Youth Incentive Program	500	0	500	Awards for youth who report crime and anti social behaviour
9649	Safety House/Walk to School Program	2,000	750	1,000	Support to schools for safety programs for children getting to school (increase by \$500 to support 5 primary schools to attend Safety House shows in Safety House month
9688	Security Subsidy for Seniors	25,000	14,673	20,000	Subsidy for security devices for seniors
9240	Sustainability Grants Program	40,000	0	40,000	Grants program to replace Sustainability Awards, in accordance with Council decision on 13 May 2010
9241	Len Packham Hall Subsidy (Burdinya)	1,500	676	1,500	Subsidy program that will allow indigenous Cockburn families to access funds to assist with hall hire costs for hosting funerals and memorials
9596	SLLC Subsidy for Emergency Services Volunteers	1,000	0	500	South Lake Leisure Centre gym subsidy for Jandakot BFB, South Coogee BFB and SES volunteers
9673	Sport and Recreation Club Grant	38,000	18,732	38,000	Grants matched by local sporting clubs to engage in minor capital works on Council owned facilities and to purchase sporting equipment. New allocation made up from left over
9495	Donation and Grants General Account			182	Remainder of allocations
	Grants Programs Sub Total	414,340	142,796	357,414	
	Totals	1,013,164	673,395	1,055,609	
	Budget	1,013,164		1,013,164	
	Balance	-		- 42,445	Committee Recommendation to seek additional funding from Council Municipal Budget



DRAFT ONLY
Muriel Court LSP indicating
proposed densities integrated
with existing densities











LEGEND:

 Subject Site

FIGURE 2 - ORTHOPHOTO

Lots 38-41, 47-52, 531, 532 & 54
Tindal Avenue,
BEELIAR

for: Urban Capital Group



Scale 1: 2500 @ A3

0 25 50 75 100 125 metres

COMPILED: DPS	DRAWN BY: RF
DATE: 23/10/2013	REVISED:
GRID: MGA 50	DATUM: AHD
DRAWING NUMBER: UCGBE-5-016	JOB CODE: UCGBESUB
FILE ID: M:\UCGBE\BASE\REPORT DIAGRAMS\UCGBE-5-016.dgn	

Copyright Development Planning Strategies. No part of this plan may be reproduced in any form without prior consent from DPS. All care has been taken in preparation of this plan but no responsibility is taken for any errors or omissions and is subject to change. Areas and dimensions shown on plan are subject to final survey. Carriageways depicted on plan are diagrammatic only.



28 Brown St, East Perth WA 6004 | PO BOX 6697 EAST PERTH 6892
P (08) 9268 7900 | F (08) 9268 7999 | E dps@dpswa.com.au
www.dpsplanning.com.au

SCHEDULE OF SUBMISSIONS**Amendment to Cell 10 Beeliar Local Structure Plan: Lots 38 – 41, 47 – 52, 531 – 532 Tindal Avenue and Lot 54 McLaren Ave, Beeliar.**

No.	Name/address	Submission	Council's Recommendation
1	CLE Town Planning and Design Level 2 – 36 Rowland Street Subiaco WA 6008 on behalf of Lot 9040 Spearwood Avenue Beeliar (Owner: Department of Housing).	<p>OBJECT</p> <p>This submission on the abovementioned Local Structure Plan (LSP) amendment has been prepared on behalf of the Department of Housing who are the landowners of Lot 9040 Spearwood Avenue, Beeliar. The Department of Housing in association with project managers PRM Property are responsible for the development of the adjoining Meve Local Structure Plan area on the opposite side of Spearwood Avenue and have a vested interest in the proposed LSP amendment as it relates to Lot 9040.</p> <p>Our Clients landholding is located on the eastern periphery of the LSP area and consists of a narrow sliver of land that has resulted from the alignment and location of Spearwood Avenue. The area of Lot 9040 in the very south-eastern portion of the LSP is directly affected by the proposed amendment to the extent that it will become unable to be developed in accordance with its residential zoning. The intent of a Local Structure Plan is to facilitate efficient, orderly and proper planning. It seems in this instance, that the proposed Local Structure Plan amendment does not have due regard to the interests of all landowners. It is for this reason that we strongly object to certain elements of the proposed LSP amendment as discussed in further detail below.</p> <p>1. <u>Proposed Road Alignment</u></p> <p>It is evident, based on the boundaries of the LSP amendment area, that Lot 9040 has not been considered in preparing the LSP amendment. The attached plan 'LSP Amendment Lot Design Outcome' (Attachment 1) demonstrates how the residential cell identified on the plan will likely be developed based on the revised road layout proposed by the LSP amendment. As demonstrated, the proposed R25 lots will be subdivided / developed with frontages to the proposed new road connection however, the area of lot 9040 to the east is left without sufficient depth to be developed for residential purposes. The end result is a narrow sliver of land that will be unable to be developed in accordance with its residential zoning. Access to Lot 9040 will also be restricted under the proposed LSP amendment. The only frontage that would remain to Lot 9040 is to Spearwood Avenue however, given the status of Spearwood Avenue as a main arterial road, access and egress would not be permitted. These two factors whether combined or considered in isolation make the land essentially worthless from</p>	<p>1. Noted. Under the current approved Structure Plan Lot 9040 is designed as a thin slither of residential land terminating at a triangular point at its southern end. Lot 9040 and the adjoining lots, numbers 46, 47 and 48, form part of a single residential cell on the southern portion of the LSP map. These lots are in separate ownership. Under the existing structure plan, or the proposed amendment, the development of the southern residential triangular land parcel on Lot 9040 will be reliant on a joint subdivision design which extends across the separately owned land parcels. On this basis the proposed modifications to the local road network does in no way further prejudice the development potential of the southern portion of Lot 9040. The current or the proposed Structure plans are not sympathetic to land tenure.</p> <p>Further to the above it is noted the suggested design 'Attachment 2', which forms part of this submission, proposes a 'left/ right' stager in the local road network of which the road centrelines appear to be closer than 20 metres apart. This suggested design outcome is not supported by Liveable Neighbourhoods – Table 5 'Junction Spacing' – Element 2 'Movement Network'.</p> <p>2. Noted. It is agreed a single Residential density coding of 'R25' over Lot 9040, as well as the subject land, 'may' be less problematic from a subdivision design perspective. It is noted subdivisions/ residential development on Lot 9040 is subject to the successful relocation of the telecommunications infrastructure (fibre optic cables). It is unknown, from the City's perspective, how long this process will take. On this basis the City's Strategic Planning Section is in principle, without prejudice,</p>

No.	Name/address	Submission	Council's Recommendation
		<p>the landowner's perspective, resulting in a significant financial loss. The fact that Lot 9040 will be undevelopable is not only detrimental to the interests of the landowner. It will also result in a poor outcome with regards to residential amenity.</p> <p>The area of Lot 9040 that will be unable to be developed will have no option but to remain as vacant land abutting Spearwood Avenue - a prominent road within the locality. To draft or adopt an LSP that results in undevelopable land, particularly on a prominent road such as Spearwood Avenue is not consistent with the principles of orderly and proper planning. If the LSP amendment is adopted as proposed, the south-eastern area of Lot 9040 will be a vacant, unimproved and unsightly patch of land on the border of a new residential estate.</p> <p>The attached plan 'Indicative Lot Design' (Attachment 2) demonstrates how the revised road layout could be aligned by virtue of a minor modification so as to ensure that developable land is maintained for both land owners with no vacant, undevelopable sites created. It is not requested that the proposed LSP amendment be modified in accordance with the revised plan attached however, we do request that an outcome be negotiated that achieves the same principle - being the logical and appropriate alignment of roads so that no undevelopable land is created. This ensures the residential amenity of the estate and does not prejudice anyone landowner in particular.</p> <p><u>Telecommunications Infrastructure</u></p> <p>At present, telecommunications infrastructure is located within Lot 9040 in the form of fibre optic cables. The landowner of Lot 9040 has undertaken a preliminary investigation into the relocation of the telecommunications infrastructure and determined that it is possible for them to do so in order to facilitate development of the land. Based on their investigation it is the intent of the landowner to undertake the relocation of the fibre optic cables to enable development of the land. This however, may only be achieved if Lot 9040 is developed in conjunction and in association with the abutting land to the west - a prospect that the proposed LSP amendment would preclude.</p> <p>2. <u>Zoning</u></p> <p>The LSP amendment proposes to introduce an R25 zoning over certain parts of certain cells within the south-eastern portion of the LSP area. The boundaries of the R25 zoning however, do not follow any logical pattern, other than land tenure. The proposed R25 zoning boundaries should therefore be rationalised to cover the entirety of a cell, rather than cease at the boundary of one entities ownership. This will result in easier administration and identification of zoning as well as continuity and consistency with</p>	<p>generally supportive of a separate structure plan proposal to up-code Lot 9040 to Residential 'R25' or alternatively a higher coding, whichever is proven to be the better outcome. The current proposed amendment, inclusive of the appendices, is specific to Lots 38 – 41, 47 – 52, 531 – 532 Tindal Avenue and Lot 54 McLaren Ave, Beeliar only. In order for Council to make an informed decision, for the consideration of a modification to Lot 9040 a comprehensive LSP report, inclusive of relevant appendices specific to Lot 9040, and in-line with TPS 3, is required. Notwithstanding the above the City of Cockburn cannot control when the applicant lodges a subdivision application for the subject sites. Should the applicant lodge a subdivision with the WAPC under the existing or proposed LSP there are no statutory powers/ mechanisms to mandate that the subdivision proposal includes Lot 9040. There is the possibility that the applicant may choose to develop their land without the inclusion of Lot 9040. For these reasons the 'R25' coding has not been applied to Lot 9040 as part of this LSP amendment.</p>

No.	Name/address	Submission	Council's Recommendation
		<p>regards to built form. Extending the proposed R25 zoning east outside the current LSP amendment area is consistent with the principles of orderly and proper planning as well as good development outcomes for residential communities.</p> <p><u>Conclusion</u></p> <p>The boundaries of the LSP amendment area are illogical and specifically based on the interests of a single landowner to the detriment of other landowners within the overall LSP area. Not only does the revised road layout prejudice the development capability of other land owners land; it will result in 'dead' space that will become a blight on the estate. Through minor modifications, the LSP amendment can easily be revised so that all landowners affected by the proposed amendment may develop their land in accordance with its residential zoning. This result is a fair outcome for all parties and will ensure the residential amenity of the estate.</p> <p>We therefore respectfully request that the City require modifications be made to the proposed LSP amendment so that undevelopable lots are not created. We also request that the density coding boundaries be rationalised to ensure continuity and consistency in lot design and built form.</p>	
2	<p>Mario Da Silva Antonio on behalf of Paul Karabatic MSA Frontline Realty 308A Rockingham Road Spearwood WA 6163</p>	<p>SUPPORT</p> <p>We wish to make the following submissions at the request of owner Mr Paul Karabatic of 7 Toulon Grove, Coogee WA 6166 to have his Lot 46 Tindal Avenue, Beeliar WA 6164 included in the above Amendment in order to:</p> <ol style="list-style-type: none"> 1. Increase in the base residential density code from residential "R20" to residential "R25"; 2. Reduce the area of parkland (Parks and Recreation) for 10% of the total land of this Lot 46 in order to provide an additional area of land for residential dwelling lots. <p>I wish to make a submission for my Lot 46 Tindal Avenue to be included in the Structure Plan Amendment area and for the land currently R20 to be amended to R25 to match with what is proposed to the North of Cell 10 Beeliar Local Structure Plan.</p>	<ol style="list-style-type: none"> 1. Noted. The City's Strategic Planning Section is in principle, without prejudice, generally supportive of a separate structure plan proposal to up-code Lot 46 to Residential 'R25' or alternatively a higher coding, whichever is proven to be the better outcome. The current proposed amendment, inclusive of the appendices, is specific to Lots 38 – 41, 47 – 52, 531 – 532 Tindal Avenue and Lot 54 McLaren Ave, Beeliar only. In order for Council to make an informed decision, for the consideration of a modification to Lot 46 a comprehensive LSP report, inclusive of relevant appendices specific to Lot 46, and in line with TPS 3, is required. 2. Not supported. Lot 46 is partially zoned 'Rural' and partially zoned 'Urban' under the Metropolitan Region Scheme ("MRS"). This lot is zoned 'Development' and partially 'Rural' under Town Planning Scheme No 3. The 'Parks and Recreation' Reserve (Public Open Space) follows the MRS zoning interface line. The Structure plan

No.	Name/address	Submission	Council's Recommendation
			<p>zones are reflective of the underlying MRS zones. Residential development in the MRS 'Rural' land is prohibited until such time as the MRS is amended from 'Rural' to 'Urban'. The Rural zoning under the MRS correlates to the Cockburn Cement Operations buffer which is identified under the Kwinana Air Quality Buffer Position Paper (WAPC). It is not appropriate from a broad policy position to intensify this land with residential development. On this basis it is not possible under the existing planning framework to utilise the land zoned 'Parks and Recreation' (POS) or that land which is reserved for drainage for Residential development.</p>
3	<p>Department of Water 107 Breakwater Parade Mandurah Ocean Marina Western Australia 6210</p>	<p>SUPPORT</p> <p>The Department of Water (DoW) has reviewed the LWMS and provides the following advice:</p> <p><u>Section 3.5.3 Groundwater Level</u></p> <p>Please include the location of the six groundwater monitoring bores within figure 3.</p> <p><u>Section 3.5.4 Groundwater Quality</u></p> <p>Some of the concentration levels contained within Table 3: Groundwater laboratory results appear to be quite high. For instance, a minimum concentration of 1,200 mg/L and maximum concentration of 68,600mg/L seems very elevated. Is this correct? Also, ammonia's minimum concentration is higher than the maximum concentration. Please review all figures within the table and correct where necessary.</p> <p><u>Section 7.1 Development Drainage System</u></p> <p>Consideration should be given to installing flush kerbing along roads adjacent to pas areas to allow infiltration higher up in the catchment.</p> <p><u>Section 7.1.2 Infiltration Basins</u></p> <p>This section describes a basin CtA. However, this basin's location is not labelled within figure 6. Please amend figure. Also, this basin is proposed to be a deep, steep-sided and fenced basin. This is not considered an acceptable water management design outcome and is not consistent with industry best practice. The design should be reconfigured either by way of the infiltration of stormwater higher in the catchment, redirecting stormwater to other infrastructure or more public open space being set aside.</p>	<p>Noted. The applicant provided the following details in response to the Department of Water. It is considered that these comments provide sufficient justification in response to the issues. The recommendation included as part of the Council report mandates modifications to in compliance with the below.</p> <p><u>Section 3.5.3 Groundwater levels</u></p> <p>The locations of the groundwater monitoring bores will be added to Figure 3.</p> <p><u>Section 3.5.4. Groundwater quality</u></p> <p>The groundwater quality results in the LWMS had utilised an incorrect unit of measurement. The maximum TN concentration should have been 68,000 µg/L NOT mg/L (i.e. it should have been 68 mg/L). This error will be corrected in Table 3 of the revised LWMS.</p> <p><u>Section 7.1 Development Drainage System</u></p> <p>The DOW suggestion of flush kerbing is acknowledged, however the City has indicated they are hesitant to accept this approach. The proponent is of the opinion that these pose an additional maintenance burden (erosion and sedimentation at the edge of POS) and that it removes the flexibility to locate bio-retention areas within the POS as necessary (to address</p>

No.	Name/address	Submission	Council's Recommendation
		<p><u>Section 7.3 Post-development Surface Runoff Modelling</u></p> <p>Cross-sections of all the proposed basins should be included that illustrates all drainage invert levels, method of entry for stormwater, bio-retention areas, top water levels for all rainfall events (i.e. 1, 5 and 100 year events), etc.</p> <p>For all tables, please include top water levels. In addition, a table for the 5 year event is missing.</p> <p><u>Section 10 Implementation</u></p> <p>As described in DoW's Interim: Developing a local water management strategy (DoW, 2008), the developer's commitments to deliver the LWMS "including the timing for actions and requirements to implement the strategy immediately and into the future, including contingency measures" is absent from the LWMS. Please refer to table 2 in the LWMS guideline to find out what is required in the LWMS.</p> <p><u>Figure 6 Post Development Catchment and Stormwater Infrastructure</u></p> <p>Please amend figure 6 to include the north-east catchment area name and flow paths that are absent from this figure.</p> <p>It is recommended that the LWMS be revised in accordance with the above comments and any advice from the City. In addition, as described within Better Urban Water Management, the proposed amended local structure plan should not be endorsed in the absence of a suitable LWMS to the satisfaction of the City and DoW.</p>	<p>other concerns) at the detailed design stage. On this basis flush kerbing is not proposed.</p> <p><u>Section 7.1.2 Infiltration basins</u></p> <p>The basin proposed to contain runoff from Catchment A is located within a drainage reserve, not a POS, and this area is not relied upon to meet the POS requirements of the City or under liveable neighbourhoods. The contributing catchment includes a significant area beyond the site including Spearwood Avenue, which further constrains the design that can be applied to the retention basin. The City have indicated that they are prepared to accept a deeper steep sided basin as proposed. Therefore given the City's feedback, the land area constraints and the external catchments proposed the approach proposed for Catchment A is considered appropriate. Figure 6 will be revised to ensure that the correct catchment labelling is provided for each catchment.</p> <p><u>Section 7.3 Post development Runoff modelling</u></p> <p>Some of the details requested (i.e. method of entry into the basins) for all proposed basins are not necessary to prove that the LSP can appropriately manage water within the site. The basin inverts, top water levels and 5 year results will all be added to Tables 7 and 8. Note however that the inverts and TWLs are indicative at this stage, and will be finalised in the UWMP, confirmed in the detailed civil designs.</p> <p><u>Section 10 Implementation</u></p> <p>Note that the timing and responsibility for implementation is summarised within Table E1, pages iii and iv. Reference will be added to Section 10 to clarify where in the document this can be found.</p> <p><u>Figure 6 Post Development Catchment and Stormwater Infrastructure</u></p> <p>We query the value of providing flow pathways for catchments which are all self-contained, with no offsite discharge.</p>

No.	Name/address	Submission	Council's Recommendation
			However, in order to satisfy DOW query these will be added to Figure 6. Note that the Northeast catchment is CtA, as indicated above, and this will be added to Figure 6 to clarify.
4	Water Corporation 629 Newcastle Street Leederville WA 6007	<p>SUPPORT</p> <p>The Corporation offers the following comments in regard to this proposal.</p> <p><u>Water</u></p> <p>Reticulated water is currently available to the subject area. All water main extensions, if required for the development site, must be laid within the existing and proposed road reserves, on the correct alignment and in accordance with the Utility Providers Code of Practice.</p> <p>The Corporation's long-term water planning for this area indicates that a DN700 water main will be required to be extended from the north to the intersection of Spearwood Ave and The Grange to service the surrounding area. This water main is not scheduled on the Corporation's current 5-year Capital Investment Program. A route for this main will be required. The route should be in the form of a road reserve.</p> <p><u>Wastewater</u></p> <p>Reticulated sewerage is currently available to the subject area. All sewer main extensions, if required for the development site, should be laid within any existing and proposed road reserves, on the correct alignment and in accordance with the Utility Providers Code of Practice.</p> <p>It should be noted that the current wastewater planning indicated that some of the subject site would need to be filled to be serviced from existing infrastructure.</p> <p><u>General Comments</u></p> <p>The implementation of Water Corporation planning for the provision of the infrastructure to service the area is dependent on the timing of development within the area. Developers should liaise with the Water Corporation at the preliminary planning stage of any development to determine the Corporation's current servicing and land requirements.</p> <p>The principle followed by the Water Corporation for the funding of subdivision or development is one of user pays. The developer is expected to provide all water and sewerage reticulation if required. A contribution for Water, Sewerage and Drainage</p>	Noted.

No.	Name/address	Submission	Council's Recommendation
		<p>headworks may also be required. In addition the developer may be required to fund new works or the upgrading of existing works and protection of all works. Any temporary works needed are required to be fully funded by the developer. The Corporation may also require land being ceded free of cost for works.</p> <p>The information provided above is subject to review and may change. If the proposal has not proceeded within the next 6 months, the Corporation should be contacted to confirm if the information is still valid.</p>	
5	Department of Education Government of Western Australia	<p>SUPPORT</p> <p>The Department of Education has reviewed the document and wishes to advise that the anticipated increase in student yield from the additional dwelling yield will be accommodated in the nearest local primary school being Beeliar Primary School. The Department therefore has no objection to the proposed amendment.</p>	Noted.
6	Western Power 363 Wellington Street Perth WA 6000	<p>SUPPORT</p> <p>The planning advice you have provided has been noted in our planning database in advance of our next review of network capacity requirements. During this time, one of our planning officers may contact you to clarify development details.</p> <p>A key planning consideration is to determine whether forecast demand for network capacity, which is comprised mainly of firm network connection applications, is in line with long-term trends or represents a significant change to trend. Relatively large changes in forecast demand will receive close attention.</p> <p>Western Power strives to continually improve the accuracy and timeliness of its planning information. Toward this objective, Western Power presents its plans via the Annual Planning Report (APR) and the Network Capacity Mapping Tool (NCMT)</p> <p>In addition Western Power supplies its NCMT data to the Department of Planning for integration into cross-agency publications and planning tools. I invite you to review the information provided via the APR and the NCMT for your area.</p>	Noted.
7	Department of Health Grace Vaughan House 227 Stubbs Terrace Shenton Park Western Australia 6008	<p>SUPPORT</p> <p><u>1. Water and Sewerage</u></p> <p>For the development density indicated (R60) in the structure plan, the Government Sewerage Policy - Perth Metropolitan Region requires connection to reticulated sewerage and scheme water to serve the developments.</p>	<p>1. Noted. The land zoned Residential with a density coding of 'R60' is outside of the proposed Structure Plan amendment area.</p> <p>2. Noted. It is noted State Planning Policy 5.4 '<i>Road and Rail Transport Noise and Freight Considerations in Land Use</i></p>

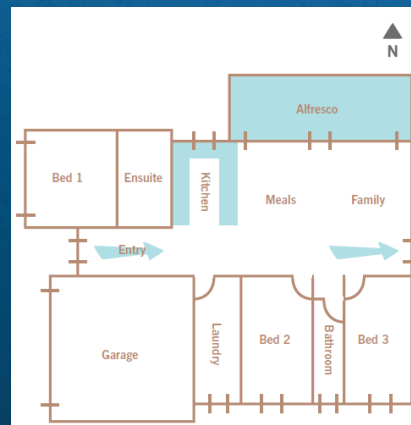
No.	Name/address	Submission	Council's Recommendation
		<p><u>2. Increased Density - Public Health Impacts</u></p> <p>The City of Cockburn should use this opportunity to minimise potential negative impacts of increased density development such as noise, odour, light and other lifestyle activities. Public health impacts draw attention to those issues and they should be appropriately and adequately addressed at this stage.</p> <p>To minimise adverse impacts on the residential component, the City of Cockburn could consider incorporation of additional sound proofing / insulation, double glazing on windows, or design aspects related to location of air conditioning units and other appropriate building/construction measures.</p>	<p><i>Planning'</i> addresses the issue of noise. This policy is intended not to be actioned retrospectively. Acoustic considerations were not considered under the existing structure plan. In relation to the position of air conditioning units it is unknown at this stage where these will be located. Notwithstanding, the future landowners will be required to comply with Noise regulations.</p>
8	Main Roads PO Box 6202 East Perth Western Australia 6892	<p>SUPPORT</p> <p>The proposed amendment is acceptable to Main Roads.</p>	Noted.
9	Department of Aboriginal Affairs 151 Royal Street East Perth Western Australia 6004	<p>SUPPORT</p> <p>I can confirm that the Amendment area is not within the boundary of any sites under the Aboriginal Heritage Act, 1972 (AHA) as currently mapped on the Register of Aboriginal Sites.</p> <p>Prior to commencing any works associated with the Amendment it is recommended that developers are advised to familiarize themselves with the State's Cultural Heritage Due Diligence Guidelines (the Guidelines). These have been developed to assist proponents identify any risks to Aboriginal heritage and to mitigate risk where heritage sites may be present</p>	Noted.



City of Cockburn

Housing Affordability and Diversity Strategy

DRAFT



HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

TABLE OF CONTENTS

EXECUTIVE SUMMARY	5
Key Findings:.....	5
Summary of Actions.....	7
1.0 INTRODUCTION	9
1.1 What is Affordable Housing?	9
1.2 Current City of Cockburn Initiatives	10
1.3 City of Cockburn Housing Affordability and Diversity Strategy	10
1.4 Key Objectives	11
2.0 POLICY CONTEXT	12
Corporate Strategic Plans	13
State Planning Context	13
Local Planning Context.....	16
3.0 HOUSING NEEDS ASSESSMENT	18
3.1 FORECAST DEMOGRAPHIC PROFILE	18
Population Projections	18
Age Structure.....	19
Household Composition and Size	20
People with Disabilities	23
Homelessness	23
3.2 ASSESSMENT OF HOUSING STOCK AND URBAN FORM	25
Dwelling Types and Sizes.....	25
Urban Form.....	27
Tenure.....	28
Aged Accommodation	29
Adaptable Housing (Universal Housing Design)	31
Crisis Accommodation	31
3.3 HOUSING STRESS AND HOUSING AFFORDABILITY	33

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

4.0 KEY FINDINGS AND IMPLICATIONS FOR HOUSING	42
Housing stock mismatch	42
Urban form mismatch	42
Declining Housing affordability	42
Cost of living impacts for low income households	43
Need for Adaptable Housing	43
Demand for Aged Care Facilities	44
Shortage of crisis accommodation:	44
5.0 STRATEGIES FOR ACTION	45
5.1 Planning Mechanisms	45
Barrier reduction strategies	45
Protective Affordable Housing Policies	46
Mandatory Inclusionary Zoning/Developer Contributions	47
Planning incentives	47
Voluntary negotiated agreements	47
Facilitating housing Diversity	48
Changes to The Planning System	48
5.2 Partnerships	50
Strategies for Council owned land	50
Partnership Opportunities	51
5.3 Advocacy and Communication	53
Promoting the Benefits of Housing Diversity and Compact Urban Form	53
Promoting the Benefits of Adaptable Housing	54
Promoting Affordable and Diverse Housing to Developers	54
Promoting Affordable Living	54
5.4 Demand for Aged Care Facilities	55
5.5 Addressing the Lack of Crisis Accommodation	55
5.6 Action Plan	57

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

TABLE OF FIGURE

Figure 1. City of Cockburn Population Forecast - Percentage Increase from 2011-2031	18
Figure 2. City of Cockburn Household Types Map - Lone Person Households	21
Figure 3. City of Cockburn Household Types Map - Couple Families with Dependents	21
Figure 4. Selected Households Types Total No. 2011-2031	22
Figure 5. City of Cockburn Number of Bedrooms by Suburb (2011)	25
Figure 6. City of Cockburn housing types compared against projected household types	26
Figure 7. City of Cockburn Proportion of Dwelling Types by Year	27
Figure 8. City of Cockburn Rental Dwelling Types	29

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

EXECUTIVE SUMMARY

The City of Cockburn, like much of Western Australia, is facing a significant challenge in housing affordability. Direct housing costs have increased at a much faster rate than household incomes resulting in many individuals and families being priced out of the market for the foreseeable future. The rising cost of housing, which represents around 30-40 per cent of household expenditure, is the single largest driver of financial hardship for low income households in Western Australia¹.

Without affordable housing individuals and families are more likely to suffer increased levels of financial and personal stress. Households struggling to pay housing costs are faced with a series of issues including unmanageable levels of debt, working and travelling long hours to cover housing costs, living in overcrowded or substandard housing and sacrificing essentials such as heating, food, medication and education. This has a negative impact on the whole community.

Housing is considered affordable when households, particularly low and moderate income households, renting or purchasing, are able to pay their housing costs and still have sufficient income to meet other basic needs. Households with incomes below 120 per cent of the gross median income of all households are considered to be experiencing housing stress when their housing costs exceed 30 per cent of gross household income.

The growing trend is a decrease in household sizes, and by 2031 'Couples without dependents' and 'Lone person households' will account for 53.6 per cent of all households, yet 53 per cent of dwellings in the City of Cockburn are detached dwellings with four or more bedrooms. Dwellings with more than three bedrooms represent 81 per cent of the housing stock in the City of Cockburn. The household projections and housing stock assessment indicate a mismatch of housing throughout the City that is likely to become more pronounced into the future. This is a trend across the Perth Metropolitan area, and in Australia generally.

It is therefore considered that the City's projected housing stock will not match the needs of future households, and will not provide an adequate range housing choices for future households. This will be more pronounced in certain areas. For example residents wishing to 'downsize' in suburbs such as Aubin Grove and Hammond Park will have limited opportunities to do so in their local area. The shortage of availability of smaller dwellings throughout the City of Cockburn may result in residents living in housing that does not suit their needs, or residents being forced to buy or rent dwellings that are larger and more costly than they require.

KEY FINDINGS:

Housing stock mismatch

The City's current housing stock does not match the projected smaller households, and will not provide an adequate range of housing choices for future households. A greater number of smaller dwellings will be required to meet the needs of smaller households.

Urban form mismatch

The Perth Metropolitan Region is still characterised by predominately low density residential codings that have resulted in a housing stock of large detached dwellings, and many dwellings that in general do not have high levels accessibility. The City should continue with great earnest its programs of revitalisation strategies, which have been very successful in delivering higher residential densities within established communities like Spearwood and Hamilton Hill. These identify opportunities for higher density living particularly within easy

¹ Western Australian Council of Social Services Inc (2012) *Cost of Living Report 2012*

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

access to public transport, as a way to assist lower income households who may not have access to a car. Individuals on lower incomes also indicate a stronger preference for easy access to public transport than other income groups. Providing dwellings with good access to services and public transport is particularly important for young people and people with disabilities, who are high users of public transport.

Declining Housing affordability

The number of Australian households in housing stress has increased dramatically since 2003, and this is a trend that is likely to continue to increase into the future. For 'very low', 'low' and 'moderate' income earners this means that owning a property is likely to be out of reach. Households susceptible to housing stress are low income renters, low income households with children, older people renting, and people with disabilities.

Cost of living impacts for low income households

All households are impacted on by increasing costs of living, however low income households are the most affected. In particular it is single parent families and lone person households that are most susceptible to living cost increases. Housing affordability is a particular issue for family households who have a variety of living expenses that make them more susceptible to financial hardship, in addition to having high housing costs through the requirement in many cases for larger dwellings that have higher rental costs.

Need for Adaptable Housing

In the City of Cockburn there is an ageing population, and 18 per cent of people have a disability. For many of these people their home may not have a level of accessibility to suit their needs either now or in the future, because the number of private and public dwellings that have been built to incorporate universal design elements is very low. Inaccessible housing leads to social disadvantage and has negative effects for social integration and participation. Modifications to dwellings to improve accessibility, such as installation of ramps, are often expensive and unsatisfactory. These costs place increased financial pressure on such households, and moving house to find a better house design suited to their specific needs is not a viable option due to the high 'sunk costs' in the current accommodation².

Demand for Aged Care Facilities

The ageing population, particularly the increase in people over 70 years of age, will see an increased demand for aged care facilities for those whose care needs can no longer be met within their own homes.

The demand for low and high care facilities, in addition to respite care will continue to increase across the Perth metropolitan area. In particular there will be a demand for affordable aged care.

Traditionally such facilities have been located on sites of 6-8 ha, however it is becoming increasingly difficult to find such sites, and a more flexible approach is required. The lack of suitable locations raises concerns regarding the shortfall of accommodation in the near future. It will be crucial that the City of Cockburn actively target supported accommodation development in any future redevelopment in order to meet the identified needs.

Shortage of Crisis Accommodation

There is a trend of increased homelessness particularly for vulnerable households such as people with disabilities. Compounding the problems associated with greater incidence of homelessness in the community

² Tuall, Beer (2009) The housing careers of people with a disability and carers of people with a disability AHURI Southern Research centre.

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

has been the breakdown of the affordable housing system. There is an identified shortage of crisis accommodation in the City of Cockburn

There has been increased pressure on crisis accommodation because in addition to more people seeking crisis accommodation, the average length of stay has increased because of longer waiting times for social housing .

Addressing the lack of affordable housing will go some way to reducing vulnerability to homelessness for some households. However, provision of crisis accommodation is still important to ensure that there is adequate accommodation for people waiting for social housing.

SUMMARY OF ACTIONS

The following actions are proposed to address the outcomes of the Strategy:

PLANNING MECHANISMS	a) Encourage other housing types, including dwellings in mixed-use environments, such as 'shop-top' housing to increase the number and diversity of smaller dwellings in the City, particularly in areas with good accessibility to services and public transport.
	b) Investigate opportunities to encourage development of dwellings in mixed use development, including: <ul style="list-style-type: none"> adopting guidelines for 'Mixed Use' development to provide guidance to developers and Council in achieving appropriate mixed uses. This may take the form of a Local Planning Policy and/or guidance notes or 'best practice' notes. reviewing the objectives of the commercial zones in the Town Planning Scheme to reference provision of dwellings to encourage mixed use development where appropriate.
	c) Encourage development of ancillary accommodation by making it exempt from planning approval.
	d) Investigate the potential use of planning incentives to encourage affordable and diverse housing in targeted areas in the City of Cockburn, similar to that introduced for the Cockburn Coast area.
	e) Ensure Urban Revitalisation Strategies identify measures to address the findings of this Strategy.
	f) Ensure wherever possible Structure Plans do not seek to transfer higher building costs on to landowners. This is primarily to endeavour that structure planning better responds to the inherent site characteristics of a land parcel, such as to avoid development on land which is subject to noise or bushfire risk and which requires a more expensive dwelling to be built. The objective being to better design structure plans to avoid such areas in the first place.
	g) Ensure all Local Structure Plans respond specifically to the outcomes of this Strategy, and address the future housing needs of the community.
	h) Undertake a review of clause 5.8.3 of the Scheme to consider whether a higher residential coding may be applicable in the commercial zones, in all or some targeted areas.
	i) Continue to lobby the WAPC to empower all local governments to be able to extinguish restrictive covenants that actively work to reduce housing affordability and diversity, for example requiring two storey development and mandating minimum floor areas.

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

	j) The City continues to lobby the state government to undertake a comprehensive state wide review of planning mechanisms to deliver affordable housing, including the option of mandatory inclusionary zoning.
--	---

PARTNERSHIPS	a) Continue to examine the City's freehold land assets with the view to maximising the provision of new land for residential development within established suburbs that have been the subject of revitalisation strategy.
	b) Work with the private sector to identify landholdings across the City which would be prime opportunities for affordable housing projects, and advocate for these landholdings to pursue affordable housing through partnerships and design based approaches.
	c) Ensure the feasibility of aged care accommodation is investigated as part of any Master Plan/Structure Plan for the Council's administration building site identified in the Phoenix Central Revitalisation Strategy.

LEADERSHIP, ADVOCACY AND COMMUNICATION	a) Provide information to the community on the issue of housing affordability and diversity, and promote its benefits.
	b) Investigate innovative tools to convey housing affordability and diversity, and neighbourhood design issues in the City of Cockburn, and to explain the way these issues are being addressed, including: <ul style="list-style-type: none"> Integration of the City's existing sustainability initiatives with affordable housing information to create an 'Affordable Living' portal on the City's website that also provides links to useful information and tools. The development of an interactive diagram setting out the principles of affordable living (housing diversity, walkable neighbourhoods, compact urban form etc.) to assist with communicating these concepts visually. Produce Affordable Living Fact Sheets to help communicate to the community what Council is seeking to achieve with its initiatives.
	c) Continue to explore new opportunities for sustainability initiatives that assist with reducing the cost of living for households, including affordable transport.
	d) Identify measures to improve public perceptions of higher density development, including the opportunities for positive media portrayal at a local level.
	e) Promotion of Adaptable Housing (Universal Housing Design Principle) and the Livable Homes Design Guidelines.
	f) The City continues to lobby the state government to undertake a comprehensive state wide review of planning mechanisms to deliver affordable housing, and consider the option of mandatory inclusionary zoning as part of this review.

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

1.0 INTRODUCTION

The City of Cockburn, like much of Western Australia, is facing a significant challenge in housing affordability.

The cost of land and housing grew dramatically in Western Australia between the December quarters of 2003 and 2007, and the median price for housing in Perth doubled³. This had a major impact on housing affordability in Western Australia, the effects of which are still being felt today. The rising cost of housing, which represents around 30-40 per cent of household expenditure, is the single largest driver of financial hardship for low income households in Western Australia⁴.

There has been a growing focus on the requirement for action and cooperation across all levels of government to address housing affordability issues, particularly evidenced by the COAG National Affordable Housing Agreement (NAHA) 2009 which aims to ensure that all Australians have access to affordable, safe and sustainable housing.

Without affordable housing individuals and families are more likely to suffer increased levels of financial and personal stress. Secure accommodation is foundational to so many facets of life, including education, employment and health.

Households struggling to pay housing costs are faced with a series of issues including unmanageable levels of debt, working and travelling long hours to cover housing costs, living in overcrowded or substandard housing and sacrificing essentials such as heating, food, medication and education. Coping strategies, such as frequent moving, can contribute to a lack of social cohesion, and impact the whole community⁵. A lack of affordable housing can negatively impact on the

local economy by making it difficult for businesses to attract and retain employees.

Local Government has an important role to play in facilitating affordable and diverse housing, and is well placed to identify local need and identify specific responses to housing issues within the community.

The City of Cockburn recognises the importance of affordable and diverse housing to respond to changing needs and expectations as a key objective.



1.1 WHAT IS AFFORDABLE HOUSING?

This Strategy uses the definition of affordable housing set out in the Department of Housing Affordable Housing Strategy; Opening Doors 2010 – 2020, as follows:

Housing is affordable when households, particularly low and moderate income households, which are renting or purchasing, are able to pay their housing costs and still have sufficient income to meet other basic needs such as food, clothing, transport, medical care and education. Households with incomes below 120 per cent of the gross median income of all households are considered to be experiencing housing stress when

³ Real Estate Institute of Western Australia (REIWA) (2003). *REIWA Market Update* December 2003 Quarter. Perth: REIWA.

Real Estate Institute of Western Australia (REIWA) (2008). *REIWA Market Update* December Quarter 2008. Perth: REIWA.

⁴ Western Australian Council of Social Services Inc (2012) *Cost of Living Report 2012*

⁵ AHURI (2007) *Housing Affordability, a 21st Century Problem*

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

their housing costs exceed 30 per cent of gross household income.

1.2 CURRENT CITY OF COCKBURN INITIATIVES

The City of Cockburn recognises that access to secure, appropriate and affordable housing is a fundamental requirement and an essential component of an inclusive and sustainable city.

The City of Cockburn has been proactive in identifying the importance of diverse and affordable housing in a number of strategic plans, and has worked to address the issue through a number of initiatives, including the following:

- Preparation of urban revitalisation strategies (Phoenix and Hamilton Hill have been completed) that seek to encourage a variety of dwelling types, and promote a walkable.
- Introduction of affordable housing incentives for the Cockburn Coast area.
- Online 'Affordable Housing' Toolkit.
- Ensuring lot and dwelling and diversity through the local structure planning process. Sustainable and Affordable Living brochures, including 'Building a Sustainable Home'; 'Sustainable Renters Guide'.
- Subdivision of Council owned freehold land in Hamilton Hill to create affordable residential lots.
- Leasing of Council land to the MS Society for the purposes of a Respite Facility.
- Leasing of a reserve to the MS Society for a Care Facility.
- Leasing of land for affordable aged care facility in Coolbellup.

This Strategy aims to build on the success of these initiatives.

1.3 CITY OF COCKBURN HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

The 2009 Social Housing Taskforce report 'More than a Roof and Four Walls' identified a number of initiatives to deliver an additional 20,000 social and affordable housing units across Western Australia by 2020. One of these key initiatives is that Local Governments are to develop local housing strategies that identify the future affordable housing needs of their communities.

An Affordable Housing Strategy is often recommended as a supplement for a local housing strategy; focusing on resourcing and directing planning actions, including policy formulation, to address the community's need for affordable housing.

Local housing strategies generally comprise an analysis of local housing supply and demand, future oriented demographic and market trends, as well as policy statements and recommendations for planning processes, town planning schemes, and development controls.

The City's approach has been to develop urban revitalisation strategies which serve the function of a Local Housing Strategy. This approach has been successful in the City, and in accordance with the City's Strategic Community Plan this approach is proposed to continue, as follows:

1.4.1 Ensure our strategic land use planning in the form of: the Local Planning Strategy, Town Planning Scheme, revitalisation strategies and structure plans, achieves a robust planning framework delivering adequate supply and diversity in housing choice.

In addition to the preparation of urban revitalisation strategies, it is considered that the issue of housing affordability and diversity needs to be examined in detail across the whole of the City in a Housing Affordability and Diversity Strategy.

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

1.4 KEY OBJECTIVES

Key objectives of the Housing Affordability and Diversity Strategy are:

- a) To provide households with access to housing that is appropriate to their needs in terms of size, physical attributes and location.***
- b) To provide housing that is affordable to households of varying financial capacity.***
- c) To provide a variety of housing types in locations that have good accessibility to public transport, and essential services.***
- d) To promote affordable living, taking into consideration the total cost of living in a dwelling, including energy and water consumption, the price of transport to access employment and essential services, and other daily needs impacted by location.***

2.0 POLICY CONTEXT

MORE THAN A ROOF AND FOUR WALLS (SOCIAL HOUSING TASKFORCE, 2009)

The Social Housing Taskforce believes that an additional 20,000 social and affordable housing units can be created across Western Australia by 2020. To achieve this significant increase in housing units the following initiatives must be implemented:

1. Implementation of a whole of government approach to the provision of social and affordable housing through development of a State Affordable Housing Strategy. This Strategy will clearly outline the roles, responsibilities, key initiatives, funding and performance measures that will underpin the development and delivery of affordable housing across Western Australia over the next 10 years.
2. Local Governments to develop local housing strategies that identify the future affordable housing needs of their communities.

AFFORDABLE HOUSING STRATEGY 2010-20 OPENING DOORS TO AFFORDABLE HOUSING OPENING DOORS (DEPARTMENT OF HOUSING)

The Affordable Housing Strategy; Opening Doors 2010 – 2020 is the Department of Housing's mandate to lead vital changes in the housing system.

It identifies a number of strategies for improving housing supply, including the following:

1. Implement Planning Reforms

Greater emphasis will be given to encouraging more diversity in the size, nature and choice of dwellings offered in the marketplace. Large homes in sprawling suburbs are not always affordable and often unsuited to the growing number of single-person households and childless couples. By providing more choice, better aligned to the needs of smaller households, the number of affordable entry points (and affordable living opportunities) can be increased for those on lower

incomes. The government will therefore work with industry and local government to facilitate demonstration trials and offer more choice in local housing solutions and alternatives.

Housing strategies will be developed by local government authorities and regional bodies to identify current and future housing needs. This will require Local Planning Schemes to include provisions that facilitate the development of affordable housing to meet the current and future needs of communities. Local governments will be encouraged to incorporate requirements and voluntary incentives for developers to include wider affordable housing components in developments above a specified size, offset by appropriate concessions and/or plot ratio bonuses. Formal inclusionary zoning will not be supported.

NATIONAL AFFORDABLE HOUSING AGREEMENT

The National Affordable Housing Agreement (NAHA) aims to ensure that all Australians have access to affordable, safe and sustainable housing that contributes to social and economic participation. The NAHA is an agreement by the Council of Australian Governments (COAG) that commenced on 1 January 2009, initiating a whole-of government approach in tackling the problem of housing affordability.

Under the terms of the NAHA, all parties to the Agreement (including local government) are accountable to the community for their performance against agreed objectives and outcomes in respect of their allocated roles and responsibilities.

COUNT ME IN: DISABILITY FUTURE DIRECTIONS STRATEGY

This document was launched by the Disability Services Commission in 2009. The strategy outlines the framework that is required to achieve the goal of a genuinely inclusive community experience for people with all forms of disability.

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

The strategy is relevant for local government as it outlines a long-term process of wide ranging changes to areas such as housing, transport, community attitudes, education, employment and technology, and service delivery.

The Disability Future Directions strategy identifies what are termed “pathways”. These “pathways” have wide ranging relevance for the development of DAIP strategies and actions, as it articulates aspirations such as:

- Developing well-planned communities linked to streamlined transport to create welcoming and stimulating places to live which are accessible and enable people to move around easily and safely – in and outside their homes, on footpaths, in cafes, getting to schools, parks and other amenities.
- Town planning which incorporates comprehensive universal design principles at all levels, including public open spaces and building, businesses and business districts, zoning and public housing.

CORPORATE STRATEGIC PLANS

CITY OF COCKBURN STRATEGIC COMMUNITY PLAN 2012-2022

One of the key objectives of the City's Strategic Community Plan is:

Diversity of housing to respond to changing needs and expectations (1.1.4).

Ensure our strategic land use planning in the form of: the Local Planning Strategy, Town Planning Scheme, revitalisation strategies and structure plans, achieves a robust planning framework delivering adequate supply and diversity in housing choice.

CITY OF COCKBURN AGE FRIENDLY CITY STRATEGIC PLAN

A key outcome of the City's Age friendly City Strategic Plan is that the ageing population in the City of Cockburn has access to affordable suitable housing options that allow them to age safely and be socially supported within the community to which they belong.

CITY OF COCKBURN YOUTH SERVICES STRATEGIC PLAN

The City's Youth Services Strategic Plan identifies that there is insufficient crisis and transitional housing options for young people in Cockburn with Anglicare operating the only service.

THE CITY OF COCKBURN DISABILITY ACCESS AND INCLUSION PLAN 2012- 2017

The intention of the development of a Disability Access and Inclusion Plan (DAIP) is to provide a framework by which to ensure that people with disabilities have equitable access to a Public Authorities buildings & environment, services and information, to facilitate each individual's independence, inclusion & opportunities within the community.

With regards to planning and development, which are of particular relevance to this Strategy, the following principles are set out, to be reflected in all planning and development processes and activities:

- a) Local area community needs and priorities are reflected.
- b) The diversity of community requirements are reflected in planning for social, physical and economic infrastructure.
- c) Services are developed and provided which counters racist, ageist, sexist and other discriminatory attitudes.
- d) Resources are allocated to reflect specific needs of community members
- e) A diversity of resident representation is reflected in planning processes.

STATE PLANNING CONTEXT

State Planning Strategy (1997) & Draft State Planning Strategy (2012)

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

The 1997 State Planning Strategy provides the basis for long-term State and regional land use planning within Western Australia. It sets out the key principles, strategies and actions relating to environment, community, economy, infrastructure and regional development which should guide all future planning decisions.

The following strategies and actions from the SPS directly relate to the formulation of the Strategy:

- Maximise the potential for development near public transport routes.
- Encourage mixed use development.
- Encourage a range of housing densities.

Ensuring that town planning schemes help minimise energy use by:

- maximising development near public transport routes;
- providing work places and diversity of employment opportunities within the residential community; including a range of housing densities; and encouraging energy efficient and water sensitive subdivision and building design;
- Developing and promoting Liveable Neighbourhoods: Community Design Code, which governs residential density and urban design, to encourage environmentally sensitive house design, including solar design.

A draft State Planning Strategy was advertised for public comment from December 2012 until March 2013. It presents a vision for Western Australia to 2050 and beyond based on a framework of planning principles, strategic goals and State strategic directions. The Strategy is the Government's proposed response to the opportunities and challenges Western Australia is likely to face in the future.

A key difference between the current State Planning Strategy and the draft is the inclusion of affordable housing as a key issue. One of the objectives of the draft State Planning Strategy is:

'Affordable living through housing diversity and compact settlements'.

The State's communities will provide diverse housing opportunities suited to different income levels, lifestyle choices and household types. Compact settlement structures will be mixed use and transit orientated providing access to employment, services and amenities.

Development will be designed in a way to use natural resources efficiently and sustainably.

The Draft State Planning Strategy acknowledges that affordable living is an important contributor to social wellbeing and economic growth. It includes not only the cost of housing but also the basic household running costs of utilities such as water and energy as well as the transport costs associated with travelling to work, education, shopping and community facilities. Affordable living also includes the financial cost of living such as the price of food, transport, shelter and the level of rental and mortgage stress.

The following have been identified as being of particular importance:

- the mix, type and location of available and planned housing
- the efficiency of the built form such as consumption rates of utilities including energy and water
- neighbourhood design such as lot layout, orientation, density, transit orientated development options
- proximity to employment opportunities, essential facilities, services and social activities

The Draft State Planning Strategy notes the following key facts that relate to housing affordability in Western Australia:

- Over 60 per cent of households are now one or two people, however over 70 per cent of housing stock was developed as a family home.
- In 1976, housing loan repayments consumed a quarter of average full-time income. Recent figures show that housing loan repayments

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

consume about one third of the median household income

It sets out the following strategic approach to planning for affordable living:

- Communities provide diverse housing opportunities for different income levels, lifestyle choices and household types
- Compact and diverse settlement structures
- Development conserves consumption of natural resources

Directions 2031 and beyond: Metropolitan planning beyond the horizon

Directions 2031 is the latest spatial planning framework for Perth and Peel and outlines the planning vision and direction which will guide the planning of the City to 2031 and beyond.

Directions 2031 identifies the connected city model as the preferred medium-density future growth scenario for the metropolitan Perth and Peel region.

A connected city pattern of urban growth is characterised by:

- planning for an adequate supply of housing and land in response to population growth and changing community needs;
- facilitating increased housing diversity, adaptability, affordability and choice;
- planning and developing key public transport corridors, urban corridors and transit oriented developments to accommodate increased housing needs and encourage reduced vehicle use;

To achieve a connected city pattern of growth, *Directions 2031* has set the following targets as medium to long-term aspirations and to ensure growth of the city can be sustained beyond 2031:

50 per cent improvement on current infill residential development trends of 30 and 35 per cent; and, has set a target of 47 per cent or 154,000 of the required 328,000 dwellings as infill development.

50 per cent increase in the current average residential density 10 dwellings per gross urban zoned hectare; and, has set a target of 15 dwellings per gross urban zoned hectare of land in new development areas

State Planning Policy No. 4.2 Activity Centres Policy

State Planning Policy No. 4.2 Activity Centres Policy (SPP No. 4.2) is a state planning policy for the planning and development of activity centres throughout Perth and Peel. The main purpose of SPP 4.2 is to specify broad planning requirements for the planning and development of new activity centres and the redevelopment and renewal of existing centres in Perth and Peel.

SPP 4.2 focuses on optimising higher density residential development within walkable catchments of activity centres, as follows:

5.2.2 Residential density

(1) Commercial and residential growth should be optimised through appropriately-scaled buildings and higher-density development in walkable catchments of centres.

(2) Higher-density housing should be incorporated within and immediately adjacent to activity centres to establish a sense of community and increase activity outside normal business hours. Performance targets for residential density are in Table 3.

6.2.3 Housing density targets

(1) Activity centres should be coded under the Residential Design Codes, applying activity centre and built form-based controls to enable housing development that complements the desired scale and intensity of other development in the centre.

(2) Local planning strategies and schemes and activity centre structure plans should optimise housing potential in walkable catchments and meet density targets (Table 3).

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

State Planning Policy 3.1 Residential Design Codes

The R-Codes provide a comprehensive basis for the control of residential development throughout Western Australia. Housing diversity is addressed to some extent in the R-Codes, through the following key provisions.

The introduction of the multi-unit housing code in late 2010 sought to encourage development of multiple dwellings, particularly on land zoned R30-R60. In this way it seeks to encourage housing diversity and affordability by expanding the permissible range of housing in areas zoned R30-R60.

The R-Codes offers incentives for the development of smaller dwellings or aged and dependent persons' dwellings. It sets out that the minimum site area for these dwellings is one third lower than would otherwise be applied. This provision therefore allows up to 50 per cent more dwellings to be provided on the site if they are single bedroom or aged and dependent person's dwellings.

In August 2013 there were key changes to the R-Codes that are relevant to housing diversity as follows:

- Increased the maximum floor area of single bedroom dwellings from 60 square metres to 70 square metres, to provide greater flexibility and improved amenity for such dwellings.
- Removed restrictions on ancillary dwellings so that they are no longer required to be occupied by a family member of the occupiers of the main dwelling; and increased the maximum floor area from 60 square metres to 70 square metres.

State Planning Policy 3 Urban Growth and Settlements

State Planning Policy 3 Urban Growth and Settlements (SPP No. 3) sets out the principles and considerations which apply to planning for sustainable urban growth and settlements patterns in Western Australia.

In regard to affordable housing, it includes the following reference:

Affordability of housing is a key issue. There is a need to maintain a supply of affordable land for housing and affordable housing products for all in the community including those with special needs. The majority of new affordable housing land is in the outlying suburbs, reinforcing the need for medium and higher density housing in inner and middle suburbs for low to middle income households as well as in the growth corridors.

Liveable Neighbourhoods

Liveable Neighbourhoods is a WAPC operational policy for the design and assessment of structure plans and subdivision for new urban areas in the metropolitan area and country centres.

The fundamental principle of Liveable Neighbourhoods is walkable mixed-use neighbourhoods which reduce car dependence; facilitate safe, efficient and pleasant walking, cycling and driving; and foster a sense of community and strong local identity in neighbourhoods.

Development Control Policy 1.6 Planning to Support Transit Use and Transit Oriented Development

Development Control Policy 1.6 Planning to Support Transit Use and Transit Oriented Development (DC 1.6) encourages the integration of land use and transport planning, through the promotion of higher residential densities and mixed use developments within the walkable catchments of transit facilities.

Transport orientated development provides an alternative to car-based suburban and urban fringe development. The purpose of this type of development is to reduce car dependence; to increase accessibility for those without access to private cars; to reduce congestion on the road network and the demand for new road space; to reduce fuel consumption and air pollution; and to provide quality diverse and affordable forms of housing and development.

LOCAL PLANNING CONTEXT

City of Cockburn Local Planning Strategy

The City's Local Planning Strategy was adopted in 1999 and sets out actions for the Strategies and Actions included in the State Planning Strategy. It sets

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

out the long-term planning directions for the municipality and provides the rationale for the zones and other provisions of the TPS3. The LPS sets out the City's general aims and intentions for future long-term growth and change.

The following strategies from the LPS directly relate to the formulation of the LCS:

Strategy (k) Respond to the changing needs of the population.

Actions - (2) Ensuring that there is an appropriate housing and density mix to fulfil existing and potential demand from aged

people, Aboriginal people, people with disabilities, non-traditional families and different ethnic groups.

Strategy (m) - Provide a range of housing opportunities.

Actions - (1) Encourage the provision of a range of lots and housing types in large comprehensively planned development projects or smaller redevelopments to reflect the diverse needs of the community.

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

3.0 HOUSING NEEDS ASSESSMENT

To assess the City's future housing needs a demographic projection analysis has been undertaken, with a focus on household composition and size, and age structure. This is followed by an assessment of the current and projected housing stock to determine the appropriateness of this housing for current and future households.

To address housing affordability 'low and moderate income' households have been defined to assess and plan for the housing needs of these households. A market assessment has enabled household incomes to be assessed against housing prices and rental costs to ascertain housing affordability. Census data has been supplemented with real estate data and other research that has been undertaken to analyse trends on housing prices and rents.

3.1 FORECAST DEMOGRAPHIC PROFILE

POPULATION PROJECTIONS

The total population of the City of Cockburn is expected to increase by over 36,114 by 2031, at an average annual growth rate of 2.9 per cent. This is based on an increase of over 16,606 households during the period, with the average number of persons per household falling from 2.65 to 2.49 by 2031.

Table 1 and Figure 1 below show where the additional population is likely to be accommodated. This is based on land availability and the current planning framework, indicating that this population increase will be seen in Coogee-North Coogee (primarily the Cockburn Coast area), South Lake-Cockburn Central (primarily Cockburn Central), Hammond Park-Wattleup-Henderson, Success, Aubin Grove-Banjup and Beeliar. These areas have some substantial portions of land identified for residential development (primarily zoned 'Development' zone and requiring future Structure Plans).

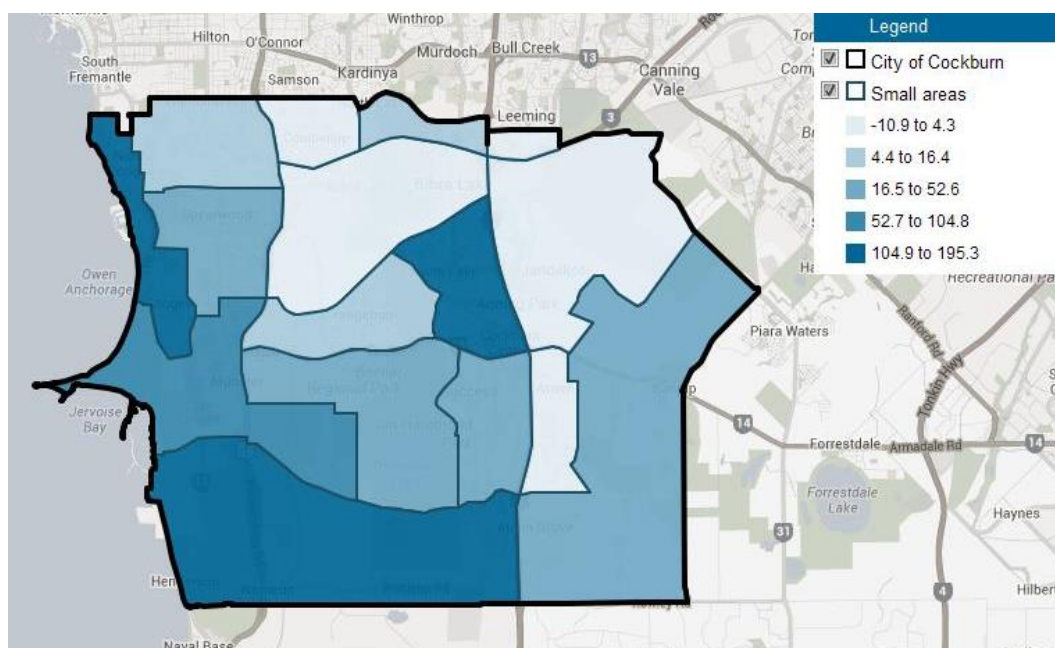


Figure 1. City of Cockburn Population Forecast - Percentage Increase from 2011-2031

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

TABLE 1: CITY OF COCKBURN POPULATION FORECAST BY SUBURB (2011-2031)

Area	Anticipated additional persons (2011-2031)	% Increase
City of Cockburn	+36,114	+37.9
Atwell	-995	-10.9
Aubin Grove - Banjup	+2,696	+45.9
Beeliar	+2,236	+35.7
Bibra Lake	+150	+2.3
Coogee - North Coogee	+8,233	+165.6
Coolbellup	+175	+3.3
Hamilton Hill	+1,324	+12.6
Hammond Park - Wattleup - Henderson	+6,120	+195.4
Jandakot	+113	+3.9
Leeming (part)	-179	-7.8
Munster	+1,956	+52.7
North Lake	+186	+13.8
South Lake - Cockburn Central	+7,476	+104.9
Spearwood	+1,600	+16.5
Success	+3,844	+42.6
Yangebup	+1,175	+15.5

AGE STRUCTURE

The overall population of the City of Cockburn is ageing, a trend which is seen across Australia. In 2011 20 per cent of the population of the City of Cockburn were over 55 years, and by 2031 this will have risen to 25 per cent. Of particular note the number of residents over the age of 70 will almost double from 6,388 in 2011, to 12,485 in 2031.

The ageing population has significant implications for housing, including the need for aged care facilities, smaller dwellings for smaller households, and adaptable housing to allow people to remain in their own homes. It is important to note that the care needs

of older Australians vary, and it is therefore important that housing and care options are flexible.

While full ownership is the dominant tenure type for older Australians, the proportion of those aged over 65 living in mortgaged dwellings and in private rentals has increased in recent years.

In the City of Cockburn there are a significant number of older people that own their home, however they also comprise a large number of households in public housing and rental accommodation. The number of older people in low income, rental households in

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

Western Australia is projected to almost double by 2026⁶.

In the City of Cockburn there is a steady projected increase in young people aged between 15 and 24 years. In general young people are characterised by shared rental tenure, and low home-ownership rates. This group can be vulnerable to housing stress as they transition from the family home to independent living.

They can also face a number of barriers entering the home ownership market, such as difficulty with obtaining appropriate deposits; lower incomes; higher levels of part-time work; and student debts.

Young people in the City of Cockburn and Perth Metropolitan area generally are also higher users of public transport, with lower rates of car ownership. Therefore housing located within close proximity to public transport is particularly important for this age group.

There are various situations in which a person will live by themselves; people not forming live-in partnerships, as a result of a relationship breakdown, or as a result of becoming widowed. As older people are more likely to live alone (most often because of widowhood), an ageing population has the effect of increasing the number of lone person householdsⁱ

Across Australia almost two-thirds of the increase in lone person households between 2006 and 2031, is projected to be among people aged 60 years and over.

HOUSEHOLD COMPOSITION AND SIZE

In 2011 the dominant household type in the City of Cockburn was 'Couple families with dependents', which accounted for 35.5 per cent of all households. 'Couple families with dependents' were the dominant household type in all suburbs, with the exception of Hamilton Hill and Coolbellup.

Across most suburbs within the City of Cockburn there is a projected steady increase in 'Couple families with dependants', amounting to an additional 3,600 households across the whole City by 2031.

However, in a number of suburbs, including Bibra Lake and Atwell, there is a forecasted decrease in the actual number of 'Couple families with dependents', and a substantial increase in the number of one and two person households.

Across the City there is a significant projected increase in 'Lone person households', which will increase by 5,037 households and account for 21.3 per cent of all households by 2031, the largest percentage increase across the City of Cockburn.

⁶ AHURI (2008) *Rental Housing For Lower-Income Older Australians*, Issue 96

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

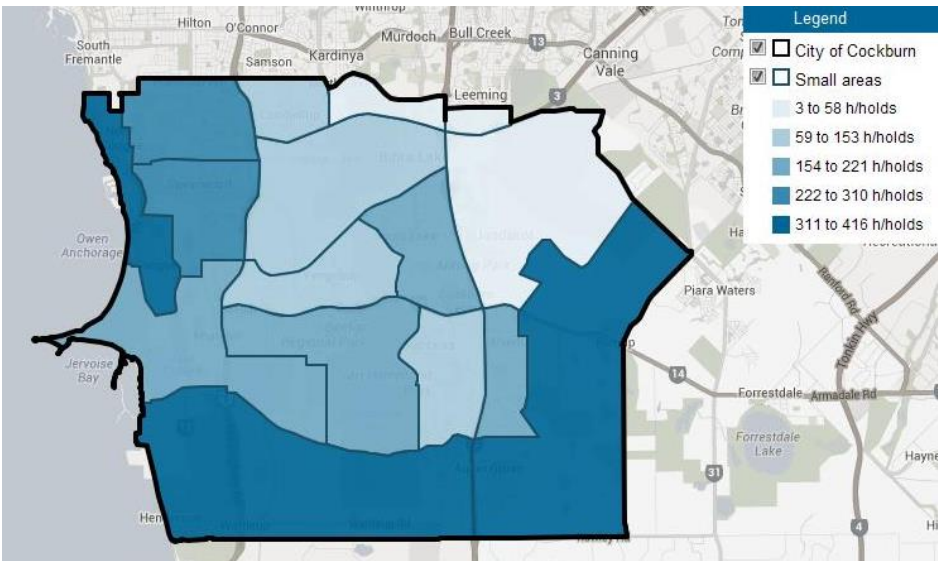


Figure 2. City of Cockburn Household Types Map - Lone Person Households

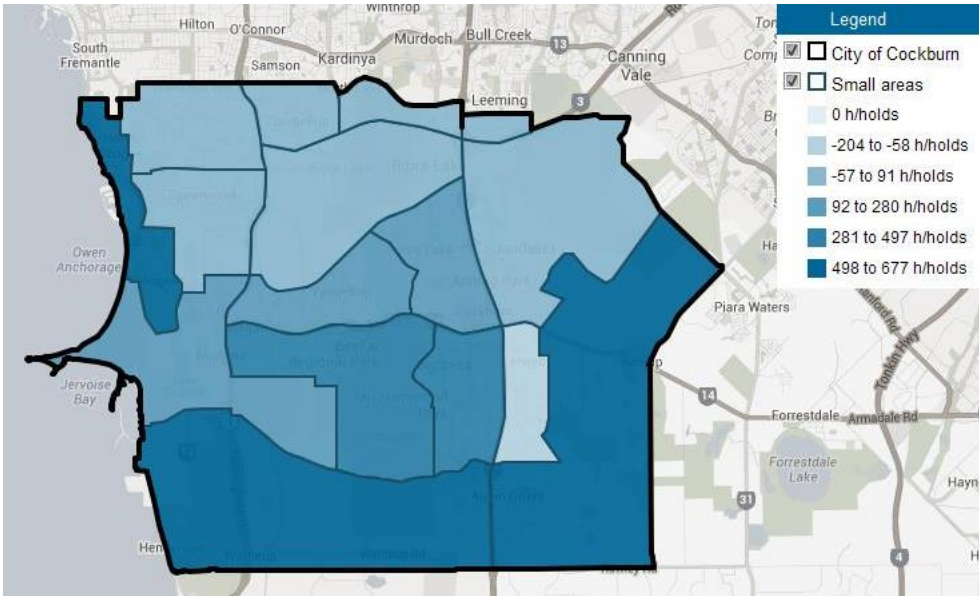


Figure 3. City of Cockburn Household Types Map - Couple Families with Dependents

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

'Couple households without dependents' are forecast to increase by the greatest number, with an additional 6,486 households forecast by 2031, to represent 32.3 per cent of households. This will make 'Couple households without dependents' the dominant household type in the City of Cockburn by 2031, exceeding 'Couple families with dependents' which are the current dominant household type.

The growth in couples without children is in part due to the increasing tendency for couples to not have children, but is largely due to the ageing of the population⁷.

This trend is already apparent in Hamilton Hill and Coolbellup, whereby 'Lone person households' account for around 32 per cent of all households. By 2031 one and two person households will be the dominant household type in all suburbs across the City of Cockburn. This is a trend seen across the Perth metropolitan area, and in fact most of Australia. In Western Australia 52% of the forecast population growth to 2021 will be lone people or couples over 65; and a further 19% will be singles or couples under 60 years of age⁸. This indicates that there will be significant demand for smaller dwellings into the future.

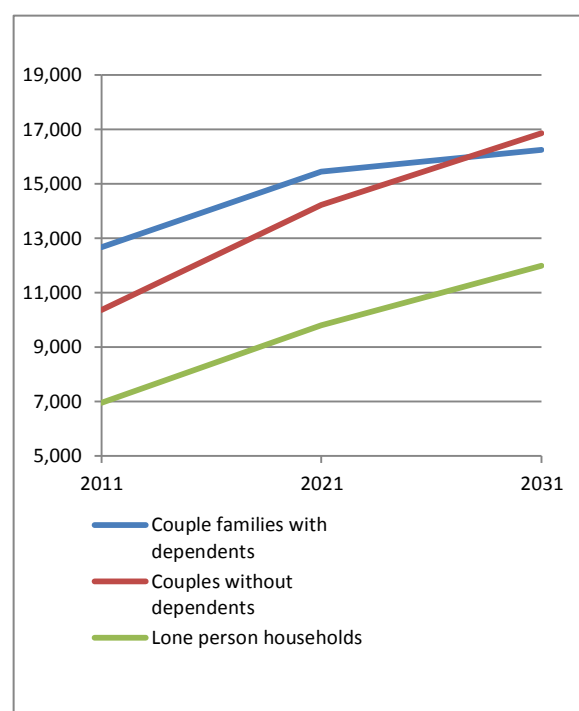


Figure 4. Selected Households Types Total No. 2011-2031

TABLE 3: FORECAST HOUSEHOLD TYPES							
City of Cockburn	2011		2021	2031	Change between 2011 and 2031		
Household Type	Number	%	Number	%	Number	%	Number
Couples without dependents	10,377	29.1	14,239	30.9	16,863	32.3	+6,486
Lone person households	6,946	19.5	9,795	21.3	11,983	22.9	+5,037
Couple families with dependents	12,664	35.5	15,444	33.6	16,264	31.1	+3,600
One parent family	3,844	10.8	4,406	9.6	4,800	9.2	+956
Group households	1,123	3.2	1,345	2.9	1,489	2.9	+366
Other families	679	1.9	788	1.7	838	1.6	+159

⁷ ABS (2009) *Future population growth and Ageing, Australian Social Trends*.

⁸ Department of Housing (2009) *More than a Roof and Four Walls Social Housing Taskforce Final Report*

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

PEOPLE WITH DISABILITIES

In the City of Cockburn there are approximately 13,420 people with a disability, representing 18.8% of the population. Appendix A shows a breakdown of the severity of residents' disability, and shows the number of people with a disability by age group.

The largest age group of people with disabilities are between 25-64 years of age (7,818) persons, and there are 3,335 persons over 65 years of age with a disability. The number of people needing daily assistance increases significantly over the ages of 75, with 42% of residents requiring daily assistance.

Many individuals with disabilities rely on the disability support pension, others find it challenging to get and keep rewarding and well-paid jobs. Family and carers work less hours than others or do not work at all. People with disabilities are more susceptible to financial hardship because they can face extra costs relating to housing (including modifications to existing houses and lack of options in the housing market), transport, equipment and additional health care costs.

Under these circumstances there are reduced opportunities to make investments and build wealth. One in four Australians with a disability live below the poverty line, using the internationally accepted poverty line of less than 50% of median equivalised disposable income⁹. This rate is twice as high as the general population.

People with disabilities are more likely to be renting than owning their home and are often unable to obtain or afford homes in the areas that are close to work, transport, family, friends and activities. They have been found to have longer wait periods for public housing to suit their needs.

People with a disability are vulnerable to homelessness because they may have lower incomes and are more likely to be unemployed and have limited housing options¹⁰. Therefore for people with disabilities affordable, accessible housing that conforms to the principles of universal housing design is important to

reducing rates of poverty and increasing opportunities for economic and social inclusion of people with disabilities.

HOMELESSNESS

Homelessness is not just a housing problem. It is a complex issue with diverse social, economic and personal factors that relate to homelessness and the risk of becoming homeless¹¹.

Homelessness does not just include people who are sleeping rough; it also refers to people staying in temporary, unstable or substandard accommodation. Across Australia since 2001, the rate of homelessness has remained relatively constant, but there are increasing numbers of children, families and older people experiencing homelessness. Children under the age of 18 make up 27% of people experiencing homelessness in Australia¹².

In the South West Perth Metropolitan area (encompassing the Cities of Rockingham, Kwinana, Melville, Cockburn and Fremantle) there are estimated to be a total of 1,035 homeless people, and a further 637 people in overcrowded dwellings, improvised dwellings and marginal housing such as in caravan park.¹³ (See Appendix C for more data).

There are a number of personal circumstances that can increase a person's risk of becoming or remaining homeless, including poor physical health; intellectual disability; drug/alcohol abuse, and family breakdown. There are also a number of structural elements that can contribute to the problem of homelessness, including poverty, unemployment, and lack of affordable housing. Research suggests that persons with a disability have a greater exposure to the risk of homelessness than the general population¹⁴.

Of the homeless people in Western Australia, 28 per cent are homeless because of financial difficulties, housing stress, unemployment. A further 19 per cent

⁹ ACOSS (2013) *Poverty and Disability report*

¹⁰ University of Adelaide (2001) *Addressing homelessness amongst persons with a disability: Identifying and enacting best practice*

¹¹ Commonwealth of Australia (2008) *The Road Home: A National Approach to Reducing Homelessness*

¹² ABS, 2012, *Census of Population and Housing: Estimating Homelessness 2011*

¹³ ABS (2012) *Op. cit.*

¹⁴ University of Adelaide (2001) *Addressing homelessness amongst persons with a disability: Identifying and enacting best practice*

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

are homeless due to accommodation issues, housing crisis, inadequate or inappropriate dwellings.

Addressing the shortage of affordable housing is identified as one of the ways to tackle the structural drivers of homelessness and to reduce the risk of homelessness.

It is also important to target groups that are at risk of homelessness such as older people in housing stress, people with disabilities, and very low income households with children.

While homelessness may not be thought of as a significant issue for the City of Cockburn, declining housing affordability and increasing living costs are trends that could increase homelessness for vulnerable individuals and households; particularly the number of people living in marginal or inappropriate housing, which can be a hidden problem.

POPULATION FORECAST KEY FINDINGS:

- a) *Couples without children (two person households) and lone person households are forecast to increase significantly across all suburbs in the City of Cockburn.***
- b) *'Couple households without dependents' are forecast to increase by the greatest number across the City of Cockburn.***
- c) *There is a projected steady increase in family households with children.***
- d) *There is an ageing population, with a significant projected increase in people over the age of 70 by 2031.***
- e) *18.8% of the population in the City of Cockburn have a disability.***
- f) *Homelessness, which includes people living in marginal or inappropriate housing, is an increasing problem, with a trend towards families within children and older people being vulnerable to homelessness.***

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

3.2 ASSESSMENT OF HOUSING STOCK AND URBAN FORM

DWELLING TYPES AND SIZES

Across the City of Cockburn 86.3 per cent of dwellings are single detached houses and 53 per cent have four or more bedrooms. Dwellings with more than three bedrooms represent 81 per cent of the housing stock in the City of Cockburn.

Suburbs such as Atwell, Aubin Grove, Coogee, Bibra Lake, Leeming, Munster, North Lake, South Lake, Yangebup and Banjup are strongly characterised by separate housing which represent over 90 per cent of the housing stock, and the large majority of these dwellings have four or more bedrooms (over 70 per cent).

The charts below show the types of housing in each suburb, and the number of bedrooms. This depicts the strong dominance of detached houses with three or more bedrooms across the City.

Suburbs such as Cockburn Central, Coolbellup, Hamilton Hill and North Coogee have a greater diversity

of dwelling types. For Cockburn Central this trend is projected to continue, with development ongoing in the Cockburn Central town centre, and development commencing in the Muriel Court Structure Plan area which identifies a diversity of residential codings, with a focus on higher codings. In Cockburn Central 40.5 per cent of dwellings have one or two dwellings, and the majority of these dwellings are new apartments.

The Cockburn Coast area (North Coogee) is proposed to have a diversity of housing types, primarily with a mix of higher residential codings.

The chart below shows the predominance of dwellings with three or more bedrooms across most suburbs. When this housing stock is compared with the projected household structures for 2031, a mismatch can be seen.

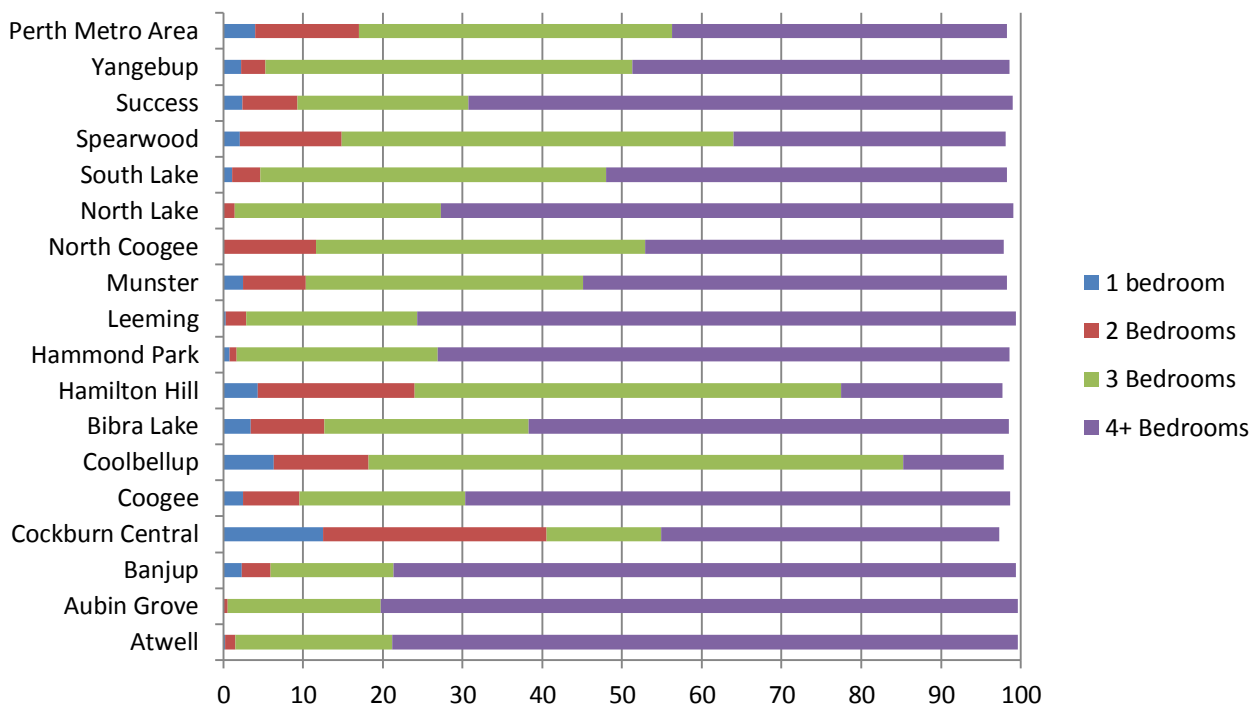


Figure 5. City of Cockburn Number of Bedrooms by Suburb (2011)

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

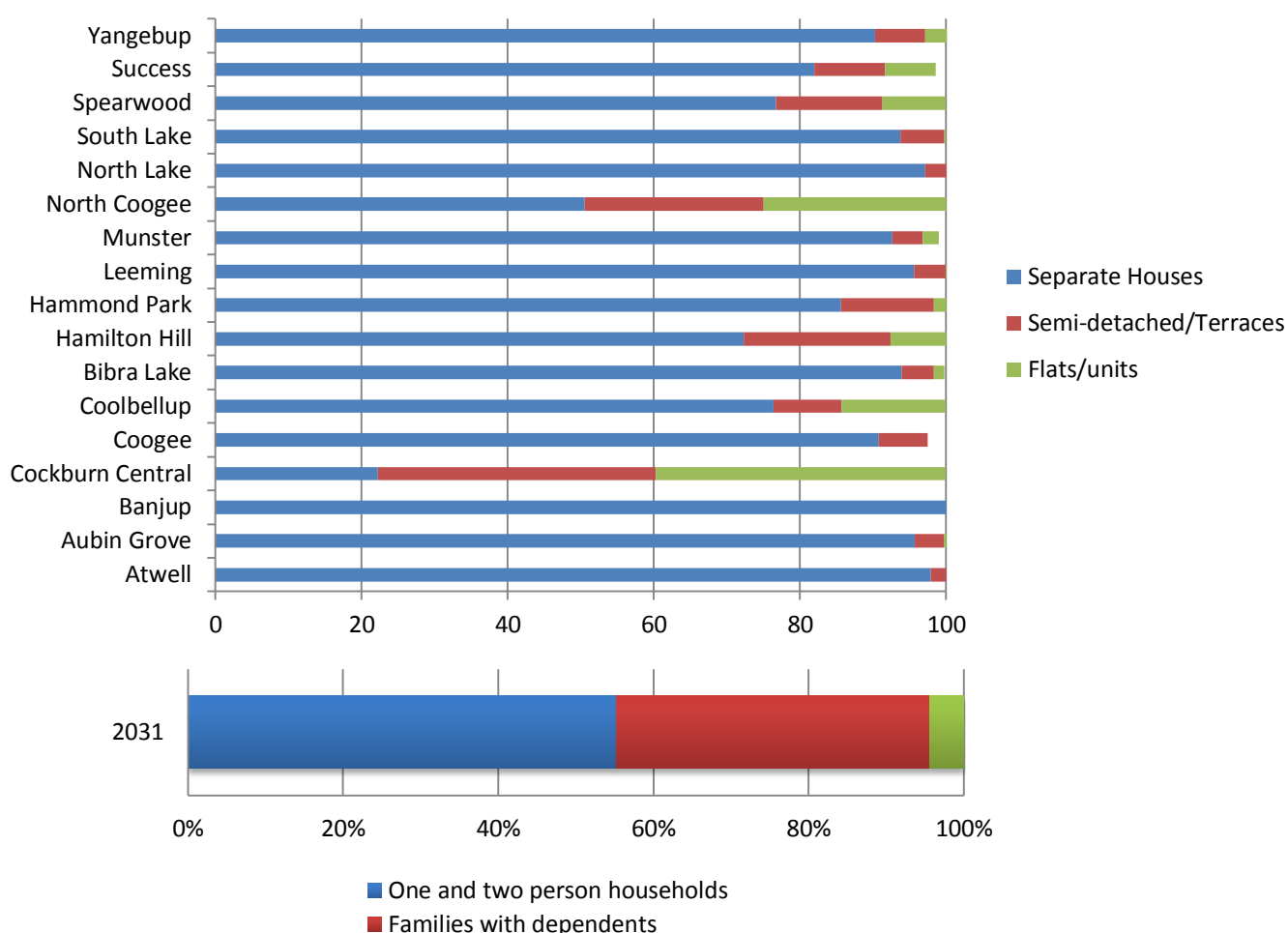


Figure 6. City of Cockburn housing types compared against projected household types

Across Australia there has been a strong trend towards the construction of medium density housing types, and in all states but Western Australia the proportion of medium density dwellings being constructed is greater than stand-alone dwellings. In Australia in the 12 months leading to October 2013 the proportion of new homes approved which are medium density homes – units, townhouses and semi-detached – has increased to 43.4% in the 12 months leading to October 2013, this is up from 39.8% in 2012, and is the highest level on record¹⁵.

In Western Australia while there has been an increase in the number of medium density dwellings being constructed, this has been less than half of the growth in standalone dwellings; and only 20 per cent home

approvals were for medium density dwellings over the past year, considerably less than the national average of 43 per cent.

However, in the City of Cockburn over a two year period to October 2012 33 per cent of approvals were for medium density dwellings, much higher than the state average of 20 per cent. This is largely due to development in North Coogee and Cockburn Central.

In more recent times the City of Cockburn has seen an increasing number of proposals for dwellings in mixed use developments, such as residential apartments above commercial and/or retail uses (see Figure 6). While currently there are very few of these housing types in the City of Cockburn, it is anticipated that in the next few years a number of these dwellings will be developed, contributing to an improved range of smaller dwelling types.

¹⁵ Bankwest (2014) *Housing Density Report February 2013* Bankwest Financial Indicator Series

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

In the City of Cockburn between 2006 and 2011 there was an increase in the percentage of households living in flats/units/apartments from 0.1 per cent to 2.6 per cent. It is 'Couples without children' and 'Lone person households' that are increasingly living in apartments and units, whereas 'Couple families with children' remain predominately in detached houses.

The household projections and housing stock assessment indicate a mismatch of housing throughout the City of Cockburn that is likely to become more pronounced into the future. It is therefore evident that

the City's projected housing stock will not match the needs of future households, and will not provide an adequate range housing choices for future households. This will be more pronounced in certain areas. For example residents wishing to 'downsize' in suburbs such as Aubin Grove and Hammond Park will have limited opportunities to do so in their local area. The shortage of availability of smaller dwellings throughout the City of Cockburn may result in residents living in housing that does not suit their needs, or residents being forced to buy or rent dwellings that are larger and more costly than they require.

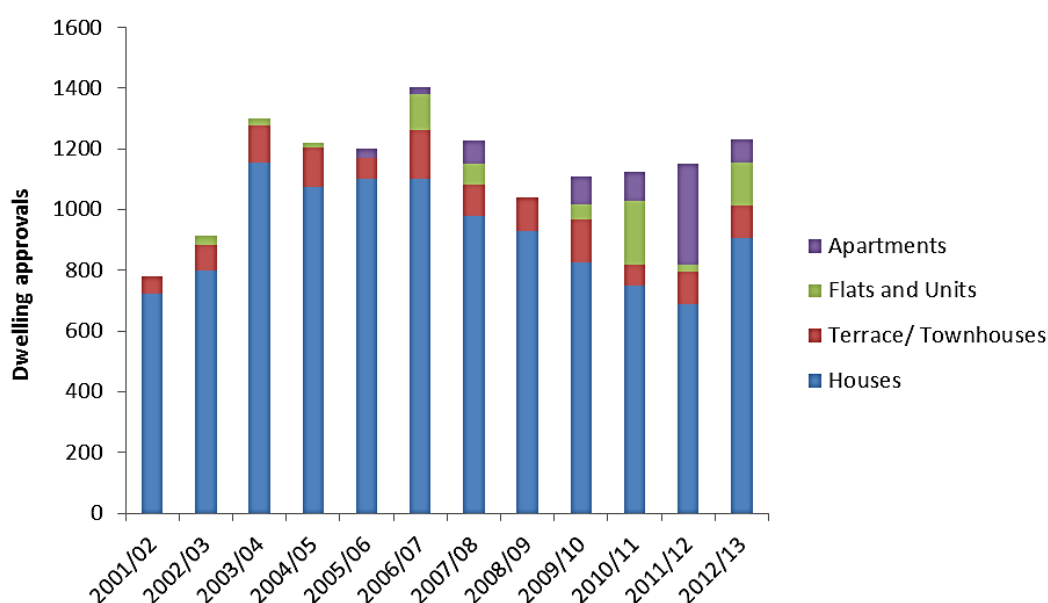


Figure 7. City of Cockburn Proportion of Dwelling Types by Year

URBAN FORM

Over the past 50 years Perth's urban expansion has been characterised by low-density suburban development on the urban fringe. This residential development has traditionally comprised low-density housing on larger lots, and suburbs have been designed with an emphasis on car travel. This type of urban development has resulted in significant expansion of the Perth Metropolitan area to accommodate an increasing population, resulting in what is often referred to as 'urban sprawl'. This has created many residential areas with poor levels of accessibility - isolated from services and employment, and reliant on private vehicles for transport.

The unsustainable nature of urban sprawl has seen the State government adopt planning policies to encourage greater urban consolidation as a means of achieving a number of environmental, social and economic objectives, including reduced competition for land, lower resource use, particularly energy, reduced greenhouse gas emissions from transport and improved health outcomes through an increase in active transport. *Directions 2031* places greater emphasis on creating a diverse and compact city through urban consolidation to cater for the projected demographic profile population growth.

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

Neighbourhood design concepts now focus on reducing dependency on private vehicles, and achieving more energy and land efficient development. This type of neighbourhood design is often referred to as 'transit orientated design'. This is reflected in Liveable Neighbourhoods, the WAPC operational policy for the design and assessment of structure plans and subdivision for new urban areas. The fundamental principle of Liveable Neighbourhoods is walkable mixed-use neighbourhoods which reduce car dependency; facilitate safe, efficient and pleasant walking, cycling and driving; and foster a sense of community and strong local identity in neighbourhoods.

Across the City of Cockburn there are a range of residential codings designated under Town Planning Scheme No. 3, however a coding of 'R20' predominates. This is reflected in the current and projected housing stock. It is important to note that while lots have been getting smaller, houses have been getting larger, and are almost double the size of homes in the 1950s and double the floor space per occupant of a new house in the 1970s.

Cockburn Town Centre has been designed as a 'Transit Orientated Design' with a vibrant mix of residential, retail and commercial properties. Residential medium to high density apartment living will cater for the diverse community of the future. Shops, food and beverage establishments and offices are connected to the surrounding area through a public transport interchange next to the town square.

Recent planning for Cockburn Central, and Cockburn Coast has focused on higher densities which has contributed significantly to the diversity of housing stock in the City of Cockburn. However, as discussed in the previous section the housing diversity is not found across all suburbs. Much of the City's current residential densities are mismatched with objectives of sustainability, and the City should continue be aiming for a more compact urban form with high levels of mixed use, walkable.

The City assesses all Structure Plans and subdivision against the policies of Liveable Neighbourhoods, and seeks to ensure all Structure Plans incorporate a range of residential densities.

The City has developed urban revitalisation strategies, and there have been two strategies adopted – for Spearwood (Phoenix Central) and Hamilton Hill. These strategies include increases to residential codings from R20 generally to R30, and to R60 and R40 within 400m of centres, and where there is high levels of accessibility to public transport.

In the Phoenix Central Revitalisation Strategy these zoning changes have been implemented, and have seen the development of smaller dwellings consistent with the higher codings. This has increased the housing diversity in these areas, providing increased housing options for residents. This has included NRAS dwellings, further contributing to affordable rental properties.

A program for future urban revitalisation strategies has been adopted by Council as follows:

- Stage 1 – North Lake and Bibra Lake (2014/2015).
- Stage 2 – South Lake (2015/2016).
- Stage 3 – Yangebup (2016/2017).
- Stage 4 – Southern portion of Spearwood and Munster (2018/2019).

The future urban revitalisation strategies present the ideal opportunity to address housing issues identified through this Strategy, and to ensure the housing stock matches the need of future households.

TENURE

RENTAL DWELLINGS

In the City of Cockburn 24 per cent of residential properties are being rented. Figure 6 provides a breakdown of how the rental market is spread across different dwelling types, and indicates that the large majority of rental dwellings in the City of Cockburn are separate houses (71 per cent), although the rental housing stock is more diverse than the housing stock in general where 86.3 per cent of housing is single detached.

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

In terms of the housing owned by the Department of Housing, 37 per cent of their dwellings are semi-detached/terrace housing, 15 per cent are flat/unit/apartment, and 48 per cent single dwellings.

Across Western Australia the public housing waiting lists are greatest for two bedroom dwellings, indicating the need generally for smaller dwellings in the public

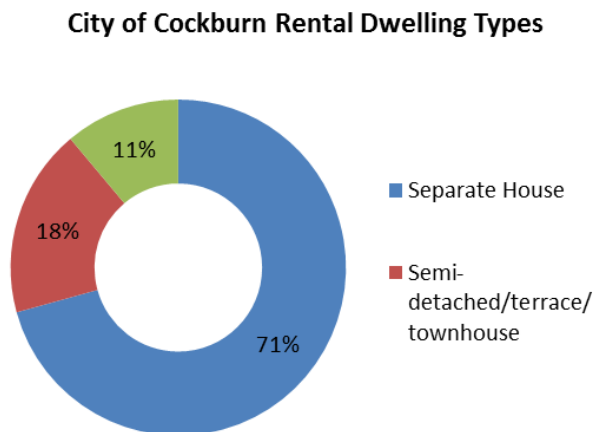


Figure 8. City of Cockburn Rental Dwelling Types

housing system¹⁶.

AGED ACCOMMODATION

The City of Cockburn Community Care provides Home and Community Care (HACC) and Community Aged Care Package (CACP) funded support services for seniors and younger people with disabilities who live in Cockburn. The services are funded by the Australian Government and the West Australian Government to assist people to remain living in their own home, as follows:

- Home Support Services (HACC) - providing extensive and important help with cleaning, shopping, bill paying, social support to engage in the community, respite, personal care, transport and basic home and garden maintenance. Cockburn Community Care has Aboriginal staff who can provide culturally appropriate support to Aboriginal and Torres Strait Islander clients if required.

¹⁶ Department of Housing (2013) 'Housing Authority – Annual Report 2012-13'

- Community Aged Care Packages (CACP) - Designed to meet the needs of seniors with more extensive and complex needs than the HACC funded services. The package may include any or all of the other services as well as medication prompting.

For those whose care needs can no longer be met within their own homes there are two types of residential aged care within an accommodation setting. Aged care facilities are classified as 'low level' or 'high level'. Low-level residential care provides a supported environment for residents who are still able to move about but need extra help with everyday tasks like cleaning, laundry and meals. High-level residential care includes assistance for most day-to-day living activities, as well as care from either registered nurses, or from carers under their supervision, 24 hours a day. Short stays (respite care) in a residential aged care facility (either low or high) may be a step along the way to permanent care. Respite care offers temporary or casual residential care to support both older people and their carers.

There are currently eight aged care facilities in the City of Cockburn, with approximately 567 total aged care beds, as shown in Table 5. These beds have not been divided into low and high care beds as there is some flexibility in how services allocate beds according to the need and funding at the time.

A key mechanism used by the Australian Government in planning residential aged care service provision is the 'planning target' for levels of provision relative to population. In 2011, this target was a total of 115.3 places per 1,000 persons aged 70 and over, with 79.5 of these dedicated as residential places, and the remaining as combined places and packages. Table 6 demonstrates that by 2031 there should be 1498 aged care beds in the City of Cockburn, and currently there are only 365 beds available.

The ageing population is likely to increase demand for low and high care services and respite care over the next 20 years across the Perth metropolitan area. In particular there will be a demand for affordable aged care. However supply from the private sector is declining due to rising costs associated with

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

construction, difficulties in securing suitable parcels of land, and funding constraints¹⁷. This is likely to result in an increased shortage of aged care beds in appropriate places, lower quality of service and greater pressure on Government to provide more of these services through hospitals and other care systems, at far greater cost.

TABLE 5: CITY OF COCKBURN AGED CARE ACCOMMODATION (2013)

Name	Location	High Care Bed	Low Care Beds	Respite	Ageing in Place
Amberley Aged Care	SPEARWOOD	114 total		Info not provided	Info not provided
Villa Dalmacia Aged Care Facility	SPEARWOOD	50	20	Yes	Yes
Bethanie Illawong	HAMILTON HILL	No	39	Yes	No
Carrington Aged Care Facility	HAMILTON HILL	60	43	Yes	Yes
Hale Hostel (Amana Living - Hale Hostel)	COOLBELLUP	No	40	Yes	Info not provided
Brightwater - South Lake Care Facility	SOUTH LAKE	No	30	Yes	No
Frank Prendergast House	SUCCESS	73	No	No	Yes
Regents Garden Aubin Grove	AUBIN GROVE	80	18	Yes	Yes
TOTAL APPROX BEDS	567	263	190		

Source: My Aged Care (<http://www.myagedcare.gov.au/>)

TABLE 6: CITY OF COCKBURN AGED CARE ACCOMMODATION FORECAST DEMAND

	2006	2011 (6,388 persons over 70)	2021 (9,651 persons over 70)	2031 (12,485 persons over 70)
Targeted beds for supported accommodation	449	766	1,158	1,498
Identified beds	365	567		

Source: My Aged Care (<http://www.myagedcare.gov.au/>)

¹⁷ Department of Housing (2009) *More than a Roof and Four Walls* Social Housing Taskforce final report

ADAPTABLE HOUSING (UNIVERSAL HOUSING DESIGN)

Traditionally most homes have not been designed or built in a way that can easily accommodate the changing needs of households over their lifetime.

In the City of Cockburn with the exception of purpose built aged and dependent care accommodation, very few dwellings have been built to incorporate universal design features.

A large proportion of the public housing stock is physically inappropriate for people with disabilities, and there is only an extremely small amount of public housing stock that has already modified. People with disabilities have therefore been found to spend longer periods on the public housing waiting list than people without a disability¹⁸.

Adaptable housing is designed and built to meet the changing needs of occupants across their lifetime. They are designed to be:

- easy to enter
- easy to navigate in and around
- capable of easy and cost-effective adaptation, and
- responsive to the changing needs of home occupants.

The Livable Housing Design Guidelines and the National Dialogue on Universal Housing Design Strategic Plan were launched by the Australian Government in 2010. These documents were developed jointly by all levels of government and the disability, aged, community, building and construction sectors. The Liveable Homes initiative was developed to increase the number of private and public homes in Western Australia that are built with universal access. It is a resource that was developed for people designing new homes or renovating existing homes. The initiative is intended to benefit people with disability and ageing

Australians by designing Australian homes to meet the changing needs of home occupants across their lifetime. This will occur through the inclusion of key easy living features that aim to make homes more accessible.

In the City of Cockburn 17% of the population have a disability, and with an ageing population it is considered important to increase the adaptable housing stock to provide more housing options, and flexibility for in-house care.

CRISIS ACCOMMODATION

Crisis accommodation is short term accommodation for people experiencing homelessness. Its main purpose is to help people resolve a crisis situation and assist in obtaining appropriate long-term housing when the crisis is resolved. Residents can stay at a crisis accommodation facility for a short time, usually up to 12 weeks. Facilities usually include support services, including assistance to move to longer term accommodation.

Generally facilities are offered specifically for young people (up to 25 years old); single women; women with children; and single men.

The City's Youth Services Strategy (2011-2016) identifies that there is a shortage of accessible accommodation services for youth, including crisis, transitional and longer term supported accommodation options. There are a number of services in the Fremantle area, however within the City of Cockburn Anglicare currently provide the only crisis accommodation, located in Spearwood. The "Y-Shac Spearwood" assists 15-20 year old young people who are homeless or at imminent risk of homelessness. This crisis accommodation site is a three bed facility capable of providing short stays and quick admissions.

¹⁸ ¹⁸ Physical Disability Australia Ltd (2011) A home of my own: The need for accessible public housing for people with physical disability in Australia.

HOUSING STOCK AND URBAN FORM KEY FINDINGS:

- a) *The City of Cockburn housing stock is characterised by single detached residential dwellings with three or more bedrooms (81 per cent of all dwellings).*
- b) *Newer suburbs in the City of Cockburn are strongly characterised by detached houses with four or more bedrooms, with limited smaller housing options.*
- c) *There has been a shift towards a larger number of units and apartments being constructed, and an increase in new one and two bedroom dwellings, however the proportion of larger detached dwellings being constructed is still much greater than smaller dwellings types such as units, apartments and town houses.*
- d) *The majority of new smaller dwellings in the City of Cockburn are found in Cockburn Central; and older smaller dwellings, such as semi-detached duplexes, are found in Spearwood, Hamilton Hill and Coolbellup.*
- e) *There is a lack of private and public housing 'adaptable housing' that have been designed with universal principles in the City of Cockburn, and across the Perth Metropolitan area generally.*
- f) *There is an identified shortage of crisis accommodation in the City of Cockburn.*

3.3 HOUSING STRESS AND HOUSING AFFORDABILITY

Over the past 30 years, Western Australia has experienced a growing decline in housing affordability. In the last decade the unaffordability of housing has reached unprecedented levels with Western Australia's rapidly growing economy lead to a massive increase in the cost of housing¹⁹. Upward pressure on rents and house prices has led to a decline in affordable housing supply and the social housing system has been unable to cope with increased demand.

Even during the high economic growth of the last decade, property prices have consistently increased a greater rate than incomes. The past decade has also seen the cheaper entry-level housing that has been relied on by low-income households effectively removed from the market, and there are fewer opportunities at the lower price points. This is as a result of high demand and increased spending on home renovations nationally, together with the closing gap between the prices of low cost Perth apartments versus houses²⁰.

Affordable housing has now declined to the point where average home loan repayments are now 40% less affordable (in trend terms) than they were in 1980.

The housing market is influenced by a myriad of international, national and local issues that impact on costs and affordability. Further information regarding the factors influencing housing supply, demand and affordability can be found at Appendix D. These issues are acknowledged however they are beyond the scope of this Strategy. The analysis undertaken in this Strategy focuses on matters that can be directly influenced at a local government level, with a particular focus on matters that can be influenced through land use planning.

This section will define housing affordability and then identify the groups that are in housing stress.

DEFINING HOUSING AFFORDABILITY

The definition of affordable housing set out in the *Affordable Housing Strategy 2010-2020: Opening Doors to Affordable Housing* is:

Dwellings which households on low-to-moderate incomes can afford, while meeting other essential living costs. It includes public housing, not-for-profit housing, other subsidised housing under the National Rental Affordability Scheme together with private rental and home ownership options for those immediately outside the subsidised social housing system.

This definition makes it necessary to define 'low and moderate income' to identify these households and assess and plan for their housing needs. 'Low and moderate-income households' have incomes below 120 per cent of the gross median income of all households. This category can be further separated as follows:

'Very low-income' - incomes below 50 per cent of the median

'Low-income' - between 50 to 79 per cent of the median

'Moderate-income' - between 80 and 119 per cent of the median

A widely used indicator for calculating the affordability of housing costs is that mortgage or rental payments should be less than 30 per cent of gross household income²¹. It is acknowledged that there are a number of limitations of using this indicator. Significantly it does not capture the opportunity costs of living in one dwelling over another. For example, a house may be cheaper to rent or buy in the outer suburbs; however accessibility to services and employment may be less resulting in higher transport costs and reduced opportunities for employment. Conversely higher housing costs in accessible locations, such as near a train station may result in significantly reduced

¹⁹ AHURI (2007) *Housing Affordability, a 21st Century Problem*

²⁰ Department of Housing (2010) *Affordable Housing Strategy 2010-2020 | Opening Doors to Affordable Housing*

²¹ Gurran, N. (2008) *Affordable Housing National Leading Practice Guide and Toolkit*, Sydney: National Commitment 2 Working Group.

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

transportation costs, particularly if a household can manage without a vehicle, or with only one vehicle rather than two which results in substantial savings. This ratio method also omits those who are experiencing homelessness, or living in marginal housing.

Nonetheless, it is widely considered to be the best indicator to provide an overview of housing affordability, and is therefore the measure used in this Strategy. From this gross rent and mortgage affordability has been calculated against gross household income and outlined in Table 7 below. The median incomes have

been calculated for the Perth metropolitan region to ensure that a diverse housing stock can be incorporated.

Table 7 below shows the breakdown of weekly income by household types, classified into very low, low and moderate. In the City of Cockburn there are 11.5% of family households are classified as low income earners, with a significant proportion of one person families having low incomes (21 per cent) and very low incomes (38 per cent).

TABLE 7: AFFORDABLE HOUSING RENTAL AND PURCHASE BENCHMARKS

	Weekly Income	Affordable Rental Benchmark	Affordable Purchase Benchmark <i>22.2% of income</i>
Moderate	\$1169 - \$1760	\$350 - \$528	\$273,820 – \$412,252
Low	\$740 - \$1168	\$220 - \$350	\$173,333 – \$273,585
Very Low	< \$739	<\$222	\$173,099

TABLE 8: WEEKLY INCOME FOR SELECTED HOUSEHOLDS IN CITY OF COCKBURN (2011)

	Weekly Income (approximately)	Number and Percentage of all family households	Number and Percentage of lone person households	One parent families	Couples with children	Couples without children
Moderate	\$1169 - \$1760	1,617 (6.7%)	975 (15%)	642 (17.3%)	1,535 (17.7%)	2,686 (22.4%)
Low	\$740 - \$1168	2,787 (11.5%)	1180 (18.3%)	772 (21%)	1,064 (12.3%)	1,023 (8.5%)
Very Low	< \$739	3,542 (14.6%)	3628 (56%)	1408 (38%)	1,948 (22.5%)	501 (4.2%)

ASSESSMENT OF HOUSING COSTS AND INCOME

RENTAL PRICES

In 2001 the average cost of rent in the City of Cockburn represented 16 per cent of the average household income, and by 2011 this had rose to 21 per cent²².

Between 2006 and 2011 household rental payments in the City of Cockburn increased by 45 per cent, whereas household and personal income increased by only around 28 per cent²³.

²² ABS 2011 Census of Population and Housing (City of Cockburn)

²³ ABS 2011 Census of Population and Housing - City of Cockburn

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

In 2011 there were 1084 families with 'very low' household incomes (below \$799 a week) renting in the City of Cockburn, and 660 of these were in housing stress (61 per cent).

Low income households are more likely to be renting (29 per cent) compared with 17 per cent of moderate and high income families, and fewer low income households are purchasing a home. Young people, and people with disabilities are also more likely to be renting their home.

TABLE 9: PERCENTAGE OF SELECTED HOUSEHOLDS RENTING		
	Low Income Earners	Moderate and High Income Earners
Owned outright	42%	20%
Owned with mortgage	26%	62%
Being Purchased under rent/buy scheme	1%	1%
Rented	29%	17%
Occupied Rent free	1%	1%

For low and moderate income households home ownership is more difficult than it has ever been, and entering home ownership means facing greater financial risks than households with equivalent incomes 30 years ago²⁴. Consequently home purchase rates for low-moderate income households appear to be declining, particularly for first time homebuyers and young families. In addition, evidence suggests that low-moderate income purchasers are more likely to be still paying off houses after retirement age²⁵. This will see a continuing trend of low and moderate income households in rental accommodation.

Generally the rental vacancy rate can be a good measure of the state of private rentals. A rule of thumb is that a three per cent vacancy rate represents a balance between supply and demand for housing, and less than three per cent indicates a shortage and will lead to an upward pressure on rents. Perth's median rent increased because of a low vacancy rate of 1.9 per

cent as of March 2012²⁶. In September 2013 the vacancy rate in Perth was 3.1 per cent, however high rental prices are still being seen throughout the Perth Metropolitan area, including the City of Cockburn.

An overview of available properties in the City of Cockburn over a 6 month period identified that there were no properties available for private rent for very low income earners that were within the affordable rental benchmark range. However, it is noted that a significant proportion of these very low income earners are likely to be accommodated in public housing.

For low income earners, there were a small number of private rental properties available within the affordable rental benchmark range, being smaller one or two bedroom dwellings primarily in Hamilton Hill and Spearwood. There were no dwellings with more than three bedrooms that were affordable for low income earners.

For moderate income earners at the higher end of the income bracket there were a number of affordable rental properties available across the City, including larger dwellings, at any given time. However at the lower end of this income bracket there were only a small number of properties in certain suburbs that were affordable at \$350 a week.

In 2013 the median price charged to rent a 4 bedroom dwelling in the City of Cockburn was \$579, and a 3 bedroom dwelling was \$478²⁷.

An overview of relevant rental costs for dwellings of various sizes for the City of Cockburn and the Perth Metropolitan area are provided in Table 10. This demonstrates the significant difference in rental prices dependent on the number of bedrooms, with smaller dwellings being more affordable.

²⁴ AHURI (2012) *What are the benefits and risks of home ownership for low-moderate income households?*, Issue 149

²⁵ AHURI (2012) *Op Cit.*

²⁶ Housing Industry Forecasting Group (2012) *Forecast Dwelling Commencements in Western Australia*

²⁷ REIWA (2013) *Perth Suburb Rental Data*

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

**TABLE 10: AVERAGE RENT (PRIVATE DWELLINGS)
BY NUMBER OF BEDROOMS FOR CITY OF
COCKBURN AND PERTH METROPOLITAN AREA
(2013)**

No. of Bedrooms	Average Rent (Private Dwellings)	
	City of Cockburn	Perth Metropolitan Area
1	\$325	\$400
2	\$411	\$450
3	\$478	\$470
4+	\$579	\$550

Source: REIWA Perth Suburbs Rental Data 2013

National Rental Affordability Scheme (NRAS)

The National Rental Affordability Scheme ('NRAS') commenced in 2008 and seeks to address the shortage of affordable rental housing by offering financial incentives for the construction of dwellings to be rented to low and moderate income households at a rate that is at least 20 per cent below the market value rent. To be eligible to rent an NRAS dwelling individuals and households must be low-moderate income earners, as defined by the income eligibility limits set each year for various household compositions, dependant on the number of adults and children.

NRAS aims to increase the supply of new affordable rental housing; reduce rental costs for low and moderate income households; and encourage large-scale investment and innovative delivery of affordable housing.

NRAS has the potential to play an important role in the supply affordable rental housing for the low- and moderate-income households as it offers a strong incentive for small scale investors to increase the affordable rental stocks. It has been found to perform best where the land cost and property values are relatively low, and across Australia most of the incentives were allocated to the areas located at long distance from CBD since the costs of these investments are relatively lower that can ensure positive returns on investments.

There have been a total of 5,470 incentives (allocated and reserved) in Western Australia, representing 14 per cent of the total national incentives²⁸. In Western Australia not-for-profit housing providers have utilised 584 incentives (active and proposed), representing 10.7% of the total incentives. In the City of Cockburn there were 62 active NRAS dwellings at the end of 2013, with another 173 proposed. These are distributed across the City, as outlined in the table below.

TABLE 11. CITY OF COCKBURN NRAS INCENTIVES

Incentives by Suburb	Active Dwellings	Proposed Dwellings	Total Incentives
WA TOTAL	1,426	4,044	5,470
Aubin Grove	21	2	23
Coolbellup	22	45	67
Hamilton Hill	-	6	6
Spearwood	-	20	20
Success	19	100	119
CITY OF COCKBURN TOTAL	62	173	235

Source: Australian Government Department of Social Services (2013) National Rental Affordability Scheme Monthly Performance Report 30 June 2013

²⁸ Australian Government Department of Social Services (2013) National Rental Affordability Scheme Monthly Performance Report 30 June 2013

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY



Almost 3 out of 5 low-income family households renting in the City of Cockburn are in housing stress

In Spearwood new NRAS 2 bedroom apartments were available for rent at \$312 a week, and in Aubin Grove they were available for \$360 a week which represents 20 per cent below market rent. This has made these properties affordable for low income earners, when they would otherwise have been unaffordable at full market rent, and demonstrates the success of NRAS if it could become

An assessment of 2013 housing rental availability and prices in the City of Cockburn identifies the following key points:

- The most affordable rental dwellings are smaller one and two bedroom flats in older style apartment buildings, or one and two bedroom older style duplex dwellings in Spearwood and Hamilton Hill, but this rent is still around \$350-\$390 a week, with the cheapest being \$310 a week.
- The most affordable dwellings were ancillary accommodation ('granny flats') with rental prices around \$290-\$310 a week, found predominately in Spearwood and Hamilton Hill, with a small number available (one of two at any given time).
- There are new one and two bedroom apartments found in Spearwood, Hamilton Hill resulting from increased codings from the Phoenix Revitalisation Strategy are generally not affordable for low income earners.
- Options for shared rental accommodation are limited, although there is availability in nearby areas outside of the City of Cockburn (such Murdoch), driven by demand for student accommodation.

- Rental properties available under the NRAS Scheme are within the affordable benchmark for low income households when they otherwise would not have been.

HOUSING PRICES

In 2006 in the City of Cockburn the average mortgage repayments were 24 per cent of the average household income, and by 2011 this had rose to 30 per cent of the average household income.

Local house prices provide an estimate of the amount of available housing supply in relation to demand. Prices reflect the amount of 'active' stock available for renting or buying. House price data can provide a good basis for measuring affordability in a particular area.

Table 12 below outlines the median house prices for detached houses in the City of Cockburn, and indicates that even smaller one and two bedroom detached dwellings have a median price of \$443,000. Given that detached houses represent 86.3 per cent of the housing stock in the City of Cockburn this highlights the need for other housing types.

This analysis indicates that the smaller dwellings being developed are still unaffordable for low and very low income earners.

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

TABLE 12. MEDIAN DWELLING PRICE BY NO. OF BEDROOMS (2013)

SUBURB	1-2 Bedrooms	3 Bedrooms	4 Bedrooms
Atwell	\$490,000	\$529,000	\$560,000
Aubin Grove	\$418,000	\$479,000	\$581,000
Coolbellup	\$430,000	-	\$510,000
Bibra Lake	\$385,000	\$483,000	\$580,000
Hamilton Hill	\$510,000	\$506,000	\$565,000
Munster	-	\$471,00	\$600,000
South Lake	\$415,000	\$411,000	\$459,000
Spearwood	\$402,000	\$494,000	\$590,000
Success	\$460,000	\$478,000	\$550,000
Yangebup	\$480,000	\$443,000	\$480,000
AVERAGE	\$443,000	\$477,000	\$547,000

Source: REIWA Perth Suburbs Price Data

TABLE 12: AFFORDABLE PURCHASE BENCHMARKS BY WEEKLY INCOME

	Weekly Income	Affordable Purchase Benchmark <i>22.2% of income</i>
Moderate	\$1169 - \$1760	\$273,820 – \$412,252
Low	\$740 - \$1168	\$173,333 – \$273,585
Very Low	< \$739	\$173,099

Source: Derived from Gurran, N. (2008) Affordable Housing National Leading Practice Guide and Toolkit, Sydney: National Commitment 2 Working Group.

An assessment of housing costs across the City of Cockburn in 2013 indicates that there were no properties available for sale that were affordable for very low income earners. There were only a limited number available for low-income earners, with the cheapest being around \$240,000 for one bedroom apartments in Spearwood, Hamilton Hill or Coolbellup.

For moderate income earners there are a few more options available, particularly at the higher end of this income bracket. This demonstrates that the City of Cockburn does still offers affordable options for moderate income earners.

The Department of Housing offer a range of options to assist low and moderate income earners buy their own home, including shared ownership options. These allow low and moderate income earners to purchase a home from the Department of Housing, with a SharedStart loan through Keystart, the Government's lending agent. Some advantages of Shared Home Ownership are a low deposit; no savings history required; and no lenders mortgage insurance. First home buyers can use the First Home Owners Grant towards the deposit and apply for a grant from the Home Buyers Assistance Account.

COST OF LIVING

Affordable living is used to describe the factors that influence household expenditure in addition to rent or mortgage payments. In particular utility and transport costs are an important consideration when determining the total cost of living in a home. Factors such as a thermal efficiency and proximity to employment, public transport and essential services can affect household living expenditure and thus housing affordability. For example, a low rent dwelling with high living expenses may be less affordable than a dwelling with higher rent and low utility and transport costs.

The rising costs of living costs impact on all households to some extent, but it is low income households, particularly those reliant on income support payments, who are most affected by increases in the costs of essential goods and services. The reasons for this include the fact that their income rarely increases at the same rate as middle and higher income households; and a greater proportion of their income is spent on essential items (such as housing, utilities, transport and food) than for someone on a higher income.

In Western Australia the Cost of Living Report 2012 (WACOSS) found the following:

Working couple family households had income sufficient to maintain a basic standard of living, however with little capacity to save money or cope within unexpected costs.

Single parent families were in a worse position with their financial circumstances being highly insecure and lacking resilience, as they have little or no capacity to save and are at significant risk of going into unsustainable debt.

Unemployed single persons had inadequate income to maintain a basic standard of living, and was sufficiently low to present a barrier to their ability to find work, rather than an incentive.

Housing costs are the single biggest item of expenditure for most households, and the cost of housing is the biggest contributor to financial hardship in low income households.

Utility costs only represent a small fraction of the overall cost of living for most households — between 3.5 and 4.5 per cent²⁹. The rate of utility hardship might be better thought of as a symptom of general levels of financial stress resulting from transferred housing stress. Utilities hardship may act as an early indicator of financial stress because utility bills are intermittent and unpredictable.

While the contribution of utilities to the overall cost of living is relatively small, it should be noted that it makes up a significantly larger proportion of expenditure for most low income households than it does for most of those on median and higher incomes. This means that increases in the cost of utilities impact disproportionately on disadvantaged households.

There is considerable variation in power usage across different kinds of low income households, depending on both household make-up and the quality and efficiency of their housing and appliances. Larger low income households, particularly those with children, consume more electricity, water and gas – especially when they are in old housing stock of poor quality and design.

The City has been proactive in promoting affordable living and has an extensive range of sustainability initiatives that seek to help households reduce living costs. This includes a number of guides for households, including the following:

Affordable Living Initiatives

- Building a sustainable house in the City of Cockburn: A brochure to help inform the design of your house
- A Better Tomorrow Sustainability Grants Brochure
- Is solar energy right for you?
- Landowner Biodiversity Conservation Grant Program Brochure
- Sustainable Living Home Online
- Sustainable Renters' Guide
- Waterwise Brochures - Planting a local native garden;
- Protect and maintain our water supplies;
- Saving water in the home;
- Top 10 tips for saving water in the garden

The City also offers free home energy and water audits, which are in-home consultations, offered to home owners and renters in Cockburn during autumn each year, helping them to reduce energy and water usage.

²⁹ WACOSS (2012) Western Australia the Cost of Living Report 2012

GROUPS VULNERABLE TO HOUSING STRESS

Across Australia the greatest numbers in housing stress are private renters, working households and households with children (both couple and sole parent households)³⁰. The incidence of housing stress is highest for lower-income private renters, single-person households aged less than 65 years and lower income home purchasers. Almost half of lower-income households in stress are working households and over one-third of lower-income working households are in housing stress. For many (69%) of these households, home ownership is not something they see as likely³¹.

The anticipated increase in the incidence of housing stress is particularly significant for lower-income households in the private rental market as a result of the decline in home ownership rates among younger households, and a reduction in the availability of public housing.

Young people can be vulnerable to housing stress as they transition from the family home to independent living. In general young people between aged between 15 and 24 years reside in their family home, or their housing is characterised by shared rental tenure. The high rate of rental tenure by this age group is linked to housing purchase affordability. Some of the barriers confronting young people entering the home ownership market are:

- Difficulty with obtaining appropriate deposits
- Lower levels of employment
- Lower incomes from entry level employment positions
- Higher levels of part-time work / lower levels of full-time work
- Student debts
- Decline in stock of affordable housing

People with disabilities are more susceptible to housing stress and financial hardship as in addition to income restriction, they face extra costs relating to housing, transport, aids and equipment. Ongoing medical costs

and housing modifications deplete financial reserves causing uncertainty³².

Many individuals with disabilities rely on the disability support pension which remains significantly below the poverty line, others find it challenging to get and keep rewarding and well-paid jobs, family and carers work less hours than others or do not work at all. Under these circumstances there are reduced opportunities to make investments and build wealth.

People with disabilities are more likely to be renting than owning their home and are often unable to obtain or afford homes in the areas that are close to work, transport, family, friends and activities. Entry into the private rental market poses challenges in securing appropriate accommodation and then in trying to gain permission to carry out modifications.

Lower income older Australians are also at risk of housing stress, particularly in lone households, and evidence suggests that their housing needs will not be met by the social housing system alone³³.

Current trends indicate that Australia is on the threshold of a steady and sustained increase in the number of low-income, older renters. The greatest projected change is in the 85 and over age range where across Australia the number of low-income renters is estimated to increase by 194 per cent from 17,300 to 51,000³⁴.

³⁰ AHURI (2012) *What are the benefits and risks of home ownership for low-moderate income households?*, Issue 149

³¹ AHURI (2012) Op.Cit.

³² AHUR (2007) *The housing careers of persons with a disability and family members with care responsibilities for persons with a disability* National Research Venture 2: 21st century housing careers and Australia's housing future

³³ AHURI (2008) *Rental Housing for Lower Income Older Australians* – Research & Policy Bulletin Issue 96 January 2008

³⁴ AHURI (2008) Op.Cit

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

HOUSING AFFORDABILITY KEY FINDINGS:

- a) *Home ownership is more difficult than it has ever been for low and moderate income households, and entering home ownership means facing greater financial risks than households with equivalent incomes 30 years ago.*
- b) *An assessment of housing costs in the City of Cockburn indicates no properties available for sale that were affordable for very low income earners, and only a limited number available for low-income earners, with the cheapest being around \$240,000 for one bedroom apartments in Spearwood, Hamilton Hill or Coolbellup.*
- c) *For moderate income earners there are a few options available, particularly at the higher end of this income bracket, demonstrating that the City of Cockburn still offers affordable options for moderate income earners.*
- d) *The most affordable rental dwellings are smaller one and two bedroom flats in older style apartment buildings, or one and two bedroom older style duplex dwellings in Spearwood and Hamilton Hill, with rent around \$310-\$390 a week.*
- e) *Ancillary accommodation ('granny flats') were the most affordable dwellings, with rental prices around \$300 a week, found predominately in Spearwood and Hamilton Hill, but there was only a small number available.*
- f) *New one and two bedroom apartments found in Spearwood and Hamilton Hill resulting from increased codings from the Phoenix Revitalisation Strategy are generally not affordable for low income earners.*
- g) *For low income earners there were a small number of private rental properties available within the affordable rental benchmark range, being smaller one or two bedroom dwellings primarily in Hamilton Hill and Spearwood.*
- h) *For moderate income earners at the higher end of the income bracket there were a number of affordable rental properties available across the City, however at the lower end of this income bracket there were only a small number of properties in certain suburbs that were affordable at \$350 a week.*
- i) *Rental properties available under the NRAS Scheme are within the affordable benchmark for low income households when they otherwise would not have been.*
- j) *Young people, low income families with children, people with disabilities and older renters are vulnerable to housing stress.*
- k) *Trends indicate that Australia is on the threshold of a steady and sustained increase in the number of low-income, older renters and evidence suggests that their housing needs will not be met by the social housing system alone.*
- l) *The rising costs of living costs impact on all household, but low income households, particularly those reliant on income support payments, are most affected by increases in the costs of essential goods and services.*

4.0 KEY FINDINGS AND IMPLICATIONS FOR HOUSING

The assessment of the City's housing stock and household and population forecasts has identified the following key issues that require addressing:

HOUSING STOCK MISMATCH

The City's current housing stock does not match the projected smaller households, and will not provide an adequate range of housing choices for future households. A greater number of smaller dwellings will be required to meet the needs of smaller households.

It is acknowledged that over time there will be some adaption to high housing costs and larger dwellings, and dwellings will be utilised differently. For example there is likely to be more shared housing arrangements, and more than one household per dwelling. However, such arrangements will not suit all households, and given the significance of the projected mismatch, it is considered appropriate that an increase in the number of smaller dwellings types should be encouraged across the City. This can be achieved through increases to residential densities in appropriate locations, and ensuring adequate higher densities in new areas.

Facilitating the provision of smaller dwellings will assist in providing options for residents seeking to downsize or move to more appropriate housing while staying in the local area while they are still able to live independently. It is acknowledged that many older Australians living in large homes consider that the dwelling meets their needs³⁵. However, studies indicate that a proportion, particularly those with disabilities, will want to downsize or move to a more appropriately designed dwelling³⁶. Most of these people will want to remain in their local area, and this Strategy aims to facilitate the housing options for those who wish to downsize, or whose homes no longer suit their needs. An assessment of the housing stock in the City of Cockburn indicates that these options are limited in many areas, and this issue needs to be addressed.

URBAN FORM MISMATCH

In recent years the City has moved towards more compact and sustainable urban development, reflected in the Cockburn Town Centre (a transit-oriented development), the planning for Cockburn Coast, urban revitalisation strategies (for Hamilton Hill and Spearwood), and various local structure plans that seek to achieve a range of residential densities.

However, the City is still characterised by predominately low density residential codings that have resulted in a housing stock of large detached dwellings, and many dwellings that in general do not have high levels accessibility. Continuing to identify opportunities for higher densities, particularly in areas with high levels of accessibilities will provide opportunities for smaller dwellings and a greater number of dwellings with good access to services and public transport.

Living within easy access to public transport is particularly important for lower income households who may not have access to a car. Individuals on lower incomes indicate a stronger preference for easy access to public transport than other income groups. Providing dwellings with good access to services and public transport is particularly important for young people and people with disabilities, who are high users of public transport.

This City's program of urban revitalisation strategies provide the opportunity to achieve a more compact and sustainable urban form.

DECLINING HOUSING AFFORDABILITY

The number of Australian households in housing stress has increased dramatically since 2003, and this is a trend that is likely to continue to increase into the future. For 'very low', 'low' and 'moderate' income earners this means that owning a property is likely to be out of reach. Households susceptible to housing stress are low income renters, low income households with children, older people renting, and people with disabilities.

³⁵ AHURI (2010) *How well do older Australians utilise their homes?* Issue 126 May 2010

³⁶ AHURI (2010) Op. Cit

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

Therefore it is considered that provision of a greater number of smaller dwelling types, including ancillary accommodation which have been found to be the most affordable rental accommodation, across the City will assist in providing more affordable housing.

COST OF LIVING IMPACTS FOR LOW INCOME HOUSEHOLDS

While all households are impacted on by increasing costs of living, low income households are the most affected. In particular it is single parent families and lone person households that are most susceptible to living cost increases. Housing affordability is a particular issue for family households who have a variety of living expenses that make them more susceptible to financial hardship, in addition to having high housing costs through the requirement in many cases for larger dwellings that have higher rental costs.

Increasing the stock of smaller dwellings, and providing more dwellings within close proximity to public transport and services will assist greatly in providing housing options that have lower transport costs. Encouraging more sustainable dwellings, and providing information regarding sustainable living options will also assist households.

NEED FOR ADAPTABLE HOUSING

In the City of Cockburn there is an ageing population, and 18 per cent of people have a disability. For many of these people their home may not have a level of accessibility to suit their needs either now or in the future, because the number of private and public dwellings that have been built to incorporate universal design elements is very low.

Inaccessible housing leads to social disadvantage and has negative effects for social integration and participation. Modifications to dwellings to improve accessibility, such as installation of ramps, are often expensive and unsatisfactory. These costs place increased financial pressure on such households, and moving house to find a better house design suited to

their specific needs is not a viable option due to the high 'sunk costs' in the current accommodation³⁷.

A cost-benefit study comparing the types of care for ageing Australians found that providing home-based care is less costly on average than residential care. The annual average cost of residential care is reportedly \$48,710 per person whereas in-home formal care costs on average \$7,520 per annum. It has been estimated that if 20 per cent of new homes included universal housing design, the cost savings to the Australian health system would range from \$37 million to \$54.5 million per annum³⁸.

A large proportion of the public housing stock is physically inappropriate for people with disabilities there is only an extremely small amount of public housing stock that has already modified³⁹. People with disabilities have been found to spend longer periods on the public housing waiting list than people without a disability, due to requiring accessible housing⁴⁰.

Livable Homes are easy to move around in and easy to use. They are open-plan and designed to maximise space in key areas of the home. Some of the design features include flat level thresholds, larger rooms and passages for wheelchair access, low kitchen benches etc. Livable Homes ensure people of all ages and abilities can live in or visit with comfort.

Improving the supply of affordable housing that is accessible and conforms to the principles of universal housing design would be a significant positive step towards reducing rates of poverty and providing increased opportunities for economic and social inclusion by people with disability.

³⁷ Tully, Beer (2009) The housing careers of people with a disability and carers of people with a disability AHURI Southern Research centre.

³⁸ Australian Housing and Urban Research Institute (2010) Dwelling, Land and Neighbourhood Use by Older Home Owners, pp. 188-189.

³⁹ Physical Disability Australia Ltd (2011) A home of my own: The need for accessible public housing for people with physical disability in Australia.

³⁹ Physical Disability Australia Ltd (2011) Op. Cit.

DEMAND FOR AGED CARE FACILITIES

The ageing population, particularly the increase in people over 70 years of age, will see an increased demand for aged care facilities for those whose care needs can no longer be met within their own homes.

The demand for low and high care facilities, in addition to respite care will continue to increase across the Perth metropolitan area. In particular there will be a demand for affordable aged care.

Traditionally such facilities have been located on sites of 6-8 ha, however it is becoming increasingly difficult to find such sites, and a more flexible approach is required. The lack of suitable locations raises concerns regarding the shortfall of accommodation in the near future. It will be crucial that the City of Cockburn actively target supported accommodation development in any future redevelopment in order to meet the identified needs.

SHORTAGE OF CRISIS ACCOMMODATION:

There is a trend of increased homelessness particularly for vulnerable households such as people with disabilities. Compounding the problems associated with greater incidence of homelessness in the community has been the breakdown of the affordable housing system.

There has been increased pressure on crisis accommodation because in addition to more people seeking crisis accommodation, the average length of stay has increased because of longer waiting times for social housing⁴¹.

Addressing the lack of affordable housing will go some way to reducing vulnerability to homelessness for some households. However, provision of crisis accommodation is still important to ensure that there is adequate accommodation for people waiting for social housing.

⁴¹ Department of Housing (2009) *More than a Roof and Four Walls* Social Housing Taskforce Final Report

5.0 STRATEGIES FOR ACTION

This section will discuss the various mechanisms that are available to address the key housing need issues that have been identified:

- *Housing stock mismatch*
- *Urban Form Mismatch*
- *Declining Affordability*
- *Demand for Aged Care Facilities*
- *Cost of Living Impacts for low income households*
- *Shortage of Crisis Accommodation*
- *Need for Adaptable Housing*

5.1 PLANNING MECHANISMS

There are a number of different planning mechanisms potentially available to assist in the provision of affordable and diverse housing, and to address the key housing issues, in particular the following key issues:

- *Housing stock mismatch*
- *Urban form mismatch*
- *Declining affordability*
- *Cost of living impacts*

This section will provide an overview of the available mechanisms, and their appropriateness within the City of Cockburn to address the areas of concern. It should be noted that none of these mechanisms alone are considered sufficient to address the issue.

BARRIER REDUCTION STRATEGIES

In some circumstances there may be elements of the planning framework which either individually or used in combination may discourage or constrain the provision of affordable housing in new developments.

Barriers can include:

- Restrictive planning controls which prevent diverse or low-cost housing forms (such as ancillary accommodation, grouped/multiple dwellings, boarding houses)
- Excessive building costs by mandating inclusions of expensive finishes/materials, design features

- Restrictive covenants such as provisions limiting the use of property or prohibiting certain uses, such as boarding houses, or covenants that mandate high-cost finishes which add to the cost of development.

The City of Cockburn Town Planning Scheme No. 3 (the Scheme) has flexibility to vary requirements in a variety of circumstances, including parking standards. Land use permissibilities under each zone are also considered to be flexible.

Notably the Scheme exempts two grouped dwellings from planning approval, which eliminates fees and reduces the time required for approvals where proposals comply with the R-Codes.

The following Local Planning Policies have particular relevance to the provision of affordable and diverse housing, and each seek to provide adequate flexibility while ensuring a good standard of development:

- APD12 – Aged or Dependent Persons Dwellings
- APD56 - Single Bedroom Dwellings
- APD58 - Residential Design Guidelines
- APD67 – Lodging House – Design Guideline

It is considered their scope and content are appropriate in achieving diverse housing types.

While the City's existing planning framework does not present any specific barriers to affordable and diverse housing, it is considered there a number of areas where more could be done to encourage affordable and

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

diverse housing types, and to reduce additional building costs that arise from land use planning outcomes. These are discussed below:

MODIFICATION TO RESIDENTIAL CODING APPLICABLE IN COMMERCIAL ZONES

Currently under clause 5.8.3 of the Scheme a residential coding of R60 is applicable to dwellings developed in the commercial zones where residential uses are permitted and another coding has not been applied. This applies to the 'Local Centre', 'Mixed Business' and 'District Centre' zone. Consideration should be given to whether a higher coding may be appropriate in all or some locations, to serve as an incentive for mixed use development, and provide the opportunity for greater dwellings numbers in areas close to services.

REFERENCE AFFORDABLE HOUSING IN THE SCHEME

Currently the Scheme does not specifically refer to affordable housing, rather it only references the concept of housing diversity.

The next review of the Scheme should include consideration of affordable housing as a key objective and consideration.

The Scheme objectives for the commercial zones do not currently include any references to mixed use and housing diversity, and consideration should also be given to including references to dwellings in these objectives to ensure mixed use development is encouraged where appropriate.

MINIMISING ADDITIONAL BUILDING COSTS

In certain circumstances additional building costs arise from requirements identified at the local structure planning stage of development. This includes building within proximity to bushfire prone areas where additional building costs are incurred by future purchasers of land. In many circumstances the need to build to a higher Building Attach Level (BAL) pursuant to AS3959 (Building in Bushfire Prone Areas) can be 'designed out' at the structure planning stage, through

the provision of adequate separation distances. The same principle applies to requirements for 'quiet-house-design' – often the need for these higher building standards could be avoided through better design.

Council should ensure that proposed structure plans and subdivisions are designed to minimise the imposition of additional dwelling construction costs by minimising the requirement for dwellings built to a BAL; and 'quiet-house-design' wherever possible.

EXEMPTING ANCILLARY ACCOMMODATION FROM PLANNING APPROVAL

Ancillary Accommodation that complies with the R-Codes could be made exempt from development approval under the Scheme. This would eliminate the planning application fee and make approval times quicker, serving to encourage development of ancillary accommodation which have been found to be the most affordable dwelling types in the City.

POWER TO EXTINGUISH COVENANTS

Currently clause 5.5 of the Scheme allows Council to extinguish covenants that restricts the number of residential units that can be developed, inconsistent with the R-Codes. This power could be further broadened to give Council the power to extinguish covenants that mandate minimum dwellings sizes, which have been known to be imposed in certain circumstances by developers, forcing purchasers to build homes larger than they may require.

PROTECTIVE AFFORDABLE HOUSING POLICIES

Protective measures seek to keep affordable, low-cost housing in an area, or seek to mitigate loss of such housing. Policies can include:

- Requiring Social Impact Assessments to identify any loss of low-cost housing;
- Impact Mitigation.

The City does not have any identified low-cost housing that would be appropriate to identify and either protect and mitigate its potential loss.

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

MANDATORY INCLUSIONARY ZONING/DEVELOPER CONTRIBUTIONS

Mandatory inclusionary zoning is the requirement for developers to contribute to affordable housing as a condition of development or subdivision approval. This may be a monetary contribution, provision of affordable housing itself, or land for the development of affordable housing.

Mandatory inclusionary zoning has not been used in Western Australia, and is not supported by the Department of Housing's Affordable Housing Strategy: 'Opening Doors' (2010). Developer contributions for affordable housing fall outside the scope of State Planning Policy 3.6 Development Contributions for Infrastructure. It is therefore considered that without direction from the State Government through the development of a State Planning Policy, or modification to SPP 3.6, it is not possible for the City to consider mandatory inclusionary zoning under the current framework.

Given the extent of the housing affordability problem, it is considered warranted that mandatory inclusionary zoning be investigated, and that the City of Cockburn lobby the state government to consider such mechanisms through a comprehensive review of the planning system in relation to affordable housing.

PLANNING INCENTIVES

Planning incentives can be used to encourage developers to provide affordable or more diverse housing. They can directly and indirectly reduce costs and increase profits for developers, and also lead to favourable outcomes for housing. Planning incentives can include graduated planning standards, bonus systems and planning process incentives.

GRADUATED PLANNING STANDARDS

Relaxed controls on development performance criteria, such as open space requirements, car parking requirements (such as less parking for dwellings in centres with services and high quality transport) and use of plot ratio scales for development.

Currently the Scheme has flexibility to vary car parking standards, and the introduction of formal graduated planning standards is not considered necessary. If affordable housing is included as an objective in the Scheme this will give it greater weight in the exercise of discretion.

BONUS SYSTEMS

Bonus systems enable a potential for greater development densities. Bonus systems operate through negotiation and assessment. Examples of incentives for a specific development include: reduced setback and density restrictions; reduced private and public open space requirements; reduced car parking requirements (justified in terms of future need).

The City of Cockburn has introduced planning incentives for affordable housing in the Cockburn Coast area which will come into effect when local structure plans are endorsed.

Within Cockburn Coast the City of Cockburn may grant a floorspace bonus in the event that a development application includes the provision of affordable housing at the following ratio:

1. Affordable yield 10% = 30% floorspace bonus
2. Affordable yield 20% = 40% floorspace bonus
3. Affordable yield 25% = 45% floorspace bonus

It is considered that introduction of incentives in other areas of the City should be investigated.

The Cockburn Coast Affordable Housing Strategy has introduced floorspace bonuses for provision of affordable housing, and it is considered that further investigation should be made into broadening their application to other areas of the City.

VOLUNTARY NEGOTIATED AGREEMENTS

Voluntary negotiated agreements for affordable housing are made between a developer and local planning authority on a case by case basis.

Even though they are not required for planning approval, a developer may seek to negotiate affordable

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

housing goals for a concession or subsidy. They work like incentives, but on a case by case basis. In particular they can be successful in large developments which generally involve much negotiation which can provide the opportunity to fit an affordable housing contribution into the process.

Incentives can include the following:

- Reduction of other infrastructure payments.
- Concessions in other development application fees.
- Pre-purchase commitments (for example, the local government can purchase housing to be managed by a social housing provider).
- Assistance with financing costs.
- Promotional or marketing assistance.

It is considered that further investigation should be made into broadening their application to other areas of the City.

FACILITATING HOUSING DIVERSITY

The planning framework in Western Australia has focused on encouraging housing diversity as an indirect means of achieving housing affordability. In Western Australia, and in the City of Cockburn this has seen an increase in housing diversity, reflected in the change in the housing stock.

However, there is still a current mismatch between the housing stock and households, and projections indicate that the trend for smaller households will increase at a greater rate than smaller dwellings will.

Increases to residential codings can facilitate smaller dwellings, and this has been seen in the areas of Spearwood and Hamilton Hill as a result of residential coding changes through the Phoenix Central Revitalisation Strategy. The continuation of urban revitalisation strategies across the City of Cockburn that examine the potential for residential zoning changes will provide an opportunity to encourage small dwelling types, particularly in areas with high levels of accessibility.

It is considered that more could be done to encourage diverse housing types in the City, not just smaller housing types. For example, provision of dwellings in mixed use developments can contribute to housing diversity by providing smaller dwelling units in areas that have good levels of accessibility by reason of their proximity to centres.

The City has seen more of these occurring in recent years, however there is an opportunity to encourage more such forms of housing.

CHANGES TO THE PLANNING SYSTEM

The planning framework in Western Australia has focused on encouraging housing diversity as an indirect means of achieving housing affordability. Given the extent of the issue, and the growing trend of declining housing affordability, it is considered that the planning system will need to do more than just promote housing diversity. As noted above, to address this issue it is recommended that Council continue to lobby the State Government to undertake a comprehensive review of the planning system.

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

PLANNING FRAMEWORK ACTIONS:

- a) *Encourage other housing types, including dwellings in mixed-use environments, such as 'shop-top' housing to increase the number and diversity of smaller dwellings in the City, particularly in areas with good accessibility to services and public transport.*
- b) *Investigate opportunities to encourage development of dwellings in mixed use development, including:*
 - *adopting guidelines for 'Mixed Use' development to provide guidance to developers and Council in achieving appropriate mixed uses. This may take the form of a Local Planning Policy and/or guidance notes or 'best practice' notes.*
 - *reviewing the objectives of the commercial zones in the Town Planning Scheme to reference provision of dwellings to encourage mixed use development where appropriate.*
- c) *Encourage development of ancillary accommodation by making them exempt from planning approval.*
- d) *Investigate the potential use of planning incentives to encourage affordable and diverse housing in targeted areas in the City of Cockburn, similar to that introduced for the Cockburn Coast area*
- e) *Ensure Urban Revitalisation Strategies identify measures to address the findings of this Strategy.*
- f) *Ensure wherever possible Structure Plans do not seek to transfer higher building costs on to landowners. This is primarily to endeavour that structure planning better responds to the inherent site characteristics of a land parcel, such as to avoid development on land which is subject to noise or bushfire risk and which requires a more expensive dwelling to be built. The objective being to better design structure plans to avoid such areas in the first place.*
- g) *Ensure all Local Structure Plans respond specifically to the outcomes of this Strategy, and address the future housing needs of the community.*
- h) *Undertake a review of clause 5.8.3 of the Scheme to consider whether a higher residential coding may be applicable in the commercial zones, in all or some targeted areas.*
- i) *Continue to lobby the WAPC to empower all local governments to be able to extinguish restrictive covenants that actively work to reduce housing affordability and diversity, for example requiring two storey development and mandating minimum floor areas.*
- j) *The City continues to lobby the state government to undertake a comprehensive state wide review of planning mechanisms to deliver affordable housing, including the option of mandatory inclusionary zoning.*
- k) *Ensure the new Town Planning Scheme references the importance of maximising affordable housing within the relevant zone objectives which provide for residential development.*

5.2 PARTNERSHIPS

An effective affordable housing strategy needs to foster partnerships and create resourcing mechanisms that will enable and facilitate private and community provision⁴².

Partnerships in respect to affordable housing can involve different combinations of local community associations, private institutions, social service and housing support agencies as well as housing providers. These partnerships can remain as informal cooperative working arrangements, or be developed more formally through memoranda of understanding and may evolve into contractual relationships to deliver locally defined affordable housing outcomes.

In a partnership for affordable housing, local government generally uses its leadership and coordination to assist community partners to deliver support services, and to develop, construct, and manage affordable housing.

STRATEGIES FOR COUNCIL OWNED LAND

The City of Cockburn owns various land assets within the district in freehold, some of which has the potential to be sold to enable the land asset to be realised. This has been a long standing practice of the City, whereby it seeks to utilise its land assets in an optimal way to realise the best outcome for the City. Approaching and planning this in a strategic way is a core purpose of the Land Management Strategy.

The Land Management Strategy also seeks to set out where land should be held by the City, or where consideration may be made to acquire land considered to be of strategic significance. An important aspect of the Land Management Strategy is that it establishes the strategic principles to underpin decisions in relation to the disposal, holding or acquisition of land.

The aim of the Land Management Strategy is to establish an effective framework to manage the City's land portfolio, in such a way as to maximise financial returns and support the financial sustainability of the

City. This in turn supports the City undertaking further strategic capital investment, as well as expanding the range and types of services and facilities it is expected to deliver to the community.

The key objectives include the following:

1. To facilitate the effective management of the City's land portfolio;
2. To identify City owned land that has the potential to be sold in the short to medium term (rolling five year timeframe), in conjunction with the demand for such funds;
3. To identify development constraints and methodologies in order to establish land disposal priorities;
4. To identify City owned land that has value of a 'strategic' nature, to ensure development proposals optimise long-term financial benefits for the City.

The Land Management Strategy identifies in detail:

- Land Asset Disposal Principles;
- Land Asset Purchase Principles;
- Joint Venture Considerations.

These form the basis to decisions being made in respect of the City's land portfolio.

The next review of the Land Management Strategy will continue to examine the City's freehold land assets, but with a heightened view to maximising the provision of new land for residential development within established suburbs that have been the subject of a revitalisation strategy. This will help to focus Council resources on unlocking the urban potential of Council owned land in such areas, so as to be able to provide new opportunities for residential development in addition to the redevelopment that private landowners will undertake as a result of higher residential densities which eventuate from revitalisation strategy processes.

⁴² Shelter WA (2012) Local Government Guide to Developing an Affordable Housing Strategy

PARTNERSHIP OPPORTUNITIES

The City has been involved in a number of partnerships to deliver affordable and diverse housing/land, as outlined below:

MS Society Care Facility

The City purchased a former reserve on Redmond Road, Hamilton Hill and leased the site to the MS Society for the purposes of a care facility for people living with MS and other neurological conditions.

MS Society Respite Care Centre

Adjacent to the MS Society care facility Council leased Reserve 27691 Redmond Road, Hamilton Hill to the MS Society of WA (Inc) for the development of a respite home. This Reserve had no identified function for current or future public open space and was surplus to the recreational needs of the surrounding area, and therefore its purpose was changed from 'Park and Recreation' to 'Respite Care'. Council entered an agreement with the MS Society of WA (Inc) to lease Reserve 27691 Redmond Road, Hamilton Hill for a period of 21 years for a peppercorn rent annually and with the payment of all outgoings and charges being the responsibility of the MS Society.

The MS Society have constructed a building on the site at their cost, suitable for a Respite Care Centre. The respite centre is a home away from home for people living with MS, and other neurological conditions. Staff at these facilities provide 24 hour care, and are fully trained to care for people with neurological conditions, to provide a break for families and carers. Eligible Cockburn residents are given priority access to the respite facility where possible

Former Korilla School Site – Affordable Aged Care Facility

The City is currently progressing a plan for affordable aged care at the former Korilla School site in Coolbellup. The City is seeking to purchase the site and lease it to Bethanie for the purposes of affordable aged care, both low and high care. Wherever possible Coolbellup residents will be given priority to access the facility.

These partnerships are examples where Council has been able to purchase reserve land no longer required for its original purpose, and enter into a partnership to deliver much needed housing facilities that are lacking in the City of Cockburn.

Subdivision of Council Land for Affordable Lots

Council subdivided and created 29 lots in Grandpre Crescent, Hamilton Hill. These lots were all priced between \$150,000 and \$260,000, resulting in total house and land prices under \$400,000 which is affordable for moderate income earners. Many of the lots were purchased by first homebuyers.

Future Opportunities

Council should continue to explore the possibility of such projects and partnerships.

The Phoenix Central Revitalisation Strategy identify the possibility of incorporating an aged care facility on the Council's administration site as part of any redevelopment of the site. Should a Structure Plan/Master Plan be proposed for the Council's administration site this should include investigation into the feasibility of an aged care facility on the site.

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

PARTNERSHIP ACTIONS:

- a) Continue to examine the City's freehold land assets with the view to maximising the provision of new land for residential development within established suburbs that have been the subject of revitalisation strategy.*
- b) Work with the private sector to identify landholdings across the City which would be prime opportunities for affordable housing projects, and advocate for these landholdings to pursue affordable housing through partnerships and design based approaches.*
- c) Ensure the feasibility of aged care accommodation is investigated as part of any Master Plan/Structure Plan for the Council's administration building site identified in the Phoenix Central Revitalisation Strategy.*

5.3 ADVOCACY AND COMMUNICATION

PROMOTING THE BENEFITS OF HOUSING DIVERSITY AND COMPACT URBAN FORM

The stigmatisation of affordable housing (particularly 'social housing') is a policy problem in its own right. In Australia this stigmatisation can be traced to under-investment in social housing, which has contributed to poor maintenance, and the allocation of housing to the most disadvantaged and marginalised tenants⁴³.

Stigmatisation of affordable and social housing has negative impacts on wellbeing outcomes for residents and on neighbourhood amenity. It can cause anxiety in the wider community and hamper efforts to improve social diversity, and therefore needs to be addressed.

It is noted that negative depictions of social housing are over represented in the media. While influencing media portrayal will not have a direct impact on the underlying problems associated with inequality, it can challenge negative stereotypes that fuel discrimination and prejudice. Some of the most successful innovations to tackle stigma have sought to influence the media reporting of social housing, in particular encouraging media outlets to develop an understanding of the issues that confront organisations managing social housing⁴⁴.

Strategies that are specifically tailored to the perceptions of small groups of influential business representatives (real estate professionals, local businesses, property developers), welfare professionals (teachers, medical staff) and local residents (prospective first time buyers, parents with school age children) can have a positive impact.

While housing affordability has been declining over the past 20 years, the problem has significantly worsened in more recent years, and this impacts the whole community. The issue of the mismatch between the housing stock and household types is also a growing trend that will become more pronounced into the future; however it is not necessarily an issue that the wider

community are aware of. For many residents the extent and nature of the problem is not likely to be well understood. This means there is an opportunity to raise greater awareness of local housing issues, and to promote the benefits of affordable and diverse housing types in the City of Cockburn.

In order for this Strategy to be successful it needs to build a cohesive and integrated community that understands the role of diversity in creating successful places.

Addressing the mismatch of housing stock and household projections, and facilitating more affordable and diverse housing in the City of Cockburn will include consideration of increases in residential densities. There are often negative perceptions of medium and high density development. Traditionally Perth suburban areas have been characterised by low-density residential development, and the numerous poor examples of medium and high density residential development from the legacy of older state housing flats through Perth's suburbs have contributed to negative perceptions of higher density development. It is considered there is an opportunity to improve public perception of medium/high density living

Building high density housing, including affordable housing programs, in Australia's low density suburbs can lead to a high degree of anxiety for local homeowners who perceive it as devaluing the amenity of their area and the value of their home⁴⁵. The key concerns generally expressed by the community in relation to high/medium density housing are:

- Increased traffic
- Increased on-street parking
- Loss of neighbourhood character
- Loss of privacy
- Loss of property value
- Loss of trees/open space

⁴³ AHURI Research and Policy Bulletin(2012) 'Addressing the stigmatisation of social housing', Issue 151

⁴⁴ ⁴⁴ AHURI Research and Policy Bulletin (2012) Op. cit.

⁴⁵ AHURI (2013) Evidence Review 021 Neighbours oppose higher density and affordable housing, Wed 12 Jun 2013

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

The opportunity exists to clearly communicate to the community the findings of this Strategy, and to explain the concepts of affordable and diverse housing. It is also important for Council to clearly communicate its objectives in relation to affordable and diverse housing and transit-orientated design to the community.

The City should develop an information and community education program to foster a better understanding of the role of social and affordable housing in creating successful, dynamic, sustainable and diverse places.

This could include the development of an interactive diagram setting out the principles of affordable living could assist with communicating these concepts. Studies have shown that when shown an illustration explaining the concept of transit orientated development the majority of people say they would consider living in such a precinct⁴⁶.

It is considered that development of an 'Affordable Living' portal of the City's website could provide a mechanism to integrate all of the City's relevant initiatives, and where customers can be directed to different tools and sources of information.

PROMOTING THE BENEFITS OF ADAPTABLE HOUSING

The benefits of adaptable housing design are wide ranging, and there is an opportunity to increase awareness of the benefits arising from Universal Housing Design for both the residential building and property industry, for existing home owners and new home buyers.

The City should develop an awareness campaign to promote the Livable Housing Design Guidelines, and to inform, educate and enthuse home buyers about the benefit of selecting a universally designed home.

Houses designed with these features benefit a wide range of households, including:

- families with young children who need to get prams into their homes, and want safer homes;
- people who sustain temporary or permanent injuries which limit their mobility who would potentially require less time in hospital if they could safely move around their home while recovering;
- ageing baby boomers who are looking to renovate their existing homes to better accommodate their future needs;
- older people who are particularly vulnerable to slip, trip and fall injuries in their homes;
- people with disability and their families who are looking for a home that will accommodate their current and future needs;
- people with disability who wish to visit the homes of friends and relatives; and
- home care workers and family and friends who provide in-home care and support.

The new affordable living portal should include links to the Livable Homes resource website, which was developed for people designing new homes or renovating existing homes. It is currently available online with other resources which are free to use and includes guidelines, information and checklists, 'how to' guides and case studies.

PROMOTING AFFORDABLE AND DIVERSE HOUSING TO DEVELOPERS

The City's Affordable Housing Toolkit could be further promoted to encourage private developers to investigate affordable dwellings, including NRAS dwellings which have been found to contribute to affordable rental accommodation in the City of Cockburn.

PROMOTING AFFORDABLE LIVING

The City of Cockburn currently has an extensive range of sustainability initiatives that address affordable living, as discussed in the previous section. This includes a number of information brochures that assist with reducing and minimising living costs.

⁴⁶ Housing and Urban Research Institute WA and Curtin University Planning and Transport Research Centre (2007) *Housing in Railway Station Precincts: Some Empirical Evidence of Consumer Demand for Transit Oriented Housing in Perth Western Australia*

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

It is considered that these initiatives could be expanded to include information on transport costs, comparing the total costs of different modes of transport, and vehicle types, to assist households make decisions about vehicle selection, mode of transport, and location of dwellings.

The cost of owning and running a vehicle are substantial, and contribute to the cost of living. A fuel-efficient car can save \$1,000 a year in fuel costs and reduce your car's greenhouse gas emissions by 1.5 tonnes a year⁴⁷. That is around half the cost and emissions than those of a less efficient car. The Green Vehicle Guide Fuel Costs and CO2Emissions Calculator allows users to calculate the annual fuel cost and CO2 contribution for different vehicle makes and models listed on the site.

There are also numerous government websites that provide useful information to reduce living costs, including utility costs, transport costs, including the following:

- <http://www.energymadeeasy.gov.au>
- <http://www.livinggreener.gov.au/>
- <http://www.energyrating.gov.au/>
- www.yourhome.gov.au
- www.greenvehicleguide.gov.au

Finding and navigating all of this information can be difficult, and it is recommended that this information be included on the new 'Affordable Living' Portal.

5.4 DEMAND FOR AGED CARE FACILITIES

Traditionally aged care facilities have been located on sites of 6-8 ha, however it is becoming increasingly difficult to find such sites, and a more flexible approach is required.

The City should continue to identify suitable opportunities to develop supported accommodation as an integral component of all future redevelopments. shortfall of accommodation in the near future.

It will be crucial that the City of Cockburn actively target supported accommodation development in any future redevelopment in order to meet the identified needs.

5.5 ADDRESSING THE LACK OF CRISIS ACCOMMODATION

Homelessness is a growing problem in Western Australia, and there is an identified shortfall of crisis housing in the City of Cockburn and surrounding area.

Homelessness in young people is a complex problem that can benefit from early intervention strategies that target young people and/or their families before the young person has left home or within one month of the young person leaving home.

Council should continue to identify opportunities for crisis accommodation in the City of Cockburn as a priority.

⁴⁷ Living Greener <http://www.livinggreener.gov.au/>, accessed 17 December 2013

ACTIONS - ADVOCACY AND COMMUNICATION:

- a) *Provide information to the community on the issue of housing affordability and diversity, and promote its benefits.*
- b) *Investigate innovative tools to convey housing affordability and diversity, and neighbourhood design issues in the City of Cockburn, and to explain the way these issues are being addressed, including:*
 - *Integration of the City's existing sustainability initiatives with affordable housing information to create an 'Affordable Living' portal on the City's website that also provides links to useful information and tools.*
 - *The development of an interactive diagram setting out the principles of affordable living (housing diversity, walkable neighbourhoods, compact urban form etc.) to assist with communicating these concepts visually.*
 - *Produce Affordable Living Fact Sheets to help communicate to the community what Council is seeking to achieve with its initiatives.*
- c) *Continue to explore new opportunities for sustainability initiatives that assist with reducing the cost of living for households, including affordable transport.*
- d) *Identify measures to improve public perceptions of higher density development, including the opportunities for positive media portrayal at a local level.*
- e) *Promotion of Adaptable Housing (Universal Housing Design Principle) and the Livable Homes Design Guidelines.*
- f) *The City continues to lobby the state government to undertake a comprehensive state wide review of planning mechanisms to deliver affordable housing, and consider the option of mandatory inclusionary zoning as part of this review.*

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

5.6 ACTION PLAN

	ACTION	Responsibility	Timeframe
PLANNING MECHANISMS	a) Encourage other housing types, including dwellings in mixed-use environments, such as 'shop-top' housing to increase the number and diversity of smaller dwellings in the City, particularly in areas with good accessibility to services and public transport.	Strategic Planning	Ongoing
	b) Investigate opportunities to encourage development of dwellings in mixed use development, including: <ul style="list-style-type: none"> adopting guidelines for 'Mixed Use' development to provide guidance to developers and Council in achieving appropriate mixed uses. This may take the form of a Local Planning Policy and/or guidance notes or 'best practice' notes. reviewing the objectives of the commercial zones in the Town Planning Scheme to reference provision of dwellings to encourage mixed use development where appropriate. 	Strategic Planning/Statutory Planning	Ongoing
	c) Encourage development of ancillary accommodation by making it exempt from planning approval.	Strategic Planning/Statutory Planning	Short term
	d) Investigate the potential use of planning incentives to encourage affordable and diverse housing in targeted areas in the City of Cockburn, similar to that introduced for the Cockburn Coast area.	Strategic Planning	Short term
	e) Ensure Urban Revitalisation Strategies identify measures to address the findings of this Strategy.	Strategic Planning	Ongoing
	f) Ensure wherever possible Structure Plans do not seek to transfer higher building costs on to landowners. This is primarily to endeavour that structure planning better responds to the inherent site characteristics of a land parcel, such as to avoid development on land which is subject to noise or bushfire risk and which requires a more expensive dwelling to be built. The objective being to better design structure plans to avoid such areas in the first place.	Strategic Planning	Ongoing
	g) Ensure all Local Structure Plans respond specifically to the outcomes of this Strategy, and address the future housing needs of the community.	Strategic Planning	Ongoing
	h) Continue to lobby the WAPC to empower all local governments to be able to extinguish restrictive covenants that actively work to reduce housing affordability and diversity, for example requiring two storey development and mandating minimum floor areas.	Strategic Planning	Ongoing

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

	i) Undertake a review of clause 5.8.3 of the Scheme to consider whether a higher residential coding may be applicable in the commercial zones, in all or some targeted areas.	Strategic Planning	Short term
	j) The City continues to lobby the state government to undertake a comprehensive state wide review of planning mechanisms to deliver affordable housing, including the option of mandatory inclusionary zoning.	Strategic Planning	Ongoing
PARTNERSHIPS	a) Continue to examine the City's freehold land assets with the view to maximising the provision of new land for residential development within established suburbs that have been the subject of revitalisation strategy.	Strategic Planning	Ongoing
	b) Work with the private sector to identify landholdings across the City which would be prime opportunities for affordable housing projects, and advocate for these landholdings to pursue affordable housing through partnerships and design based approaches.	Strategic Planning	Ongoing
	c) Ensure the feasibility of aged care accommodation is investigated as part of any Master Plan/Structure Plan for the Council's administration building site identified in the Phoenix Central Revitalisation Strategy.	Strategic Planning	Short term
LEADERSHIP, ADVOCACY AND COMMUNICATION	a) Provide information to the community on the issue of housing affordability and diversity, and promote its benefits.	Strategic Planning	Short term
	b) Investigate innovative tools to convey housing affordability and diversity, and neighbourhood design issues in the City of Cockburn, and to explain the way these issues are being addressed, including: <ul style="list-style-type: none"> Integration of the City's existing sustainability initiatives with affordable housing information to create an 'Affordable Living' portal on the City's website that also provides links to useful information and tools. The development of an interactive diagram setting out the principles of affordable living (housing diversity, walkable neighbourhoods, compact urban form etc.) to assist with communicating these concepts visually. Produce Affordable Living Fact Sheets to help communicate to the community what Council is seeking to achieve with its initiatives. 	Strategic Planning	Short term
	c) Continue to explore new opportunities for sustainability initiatives that assist with reducing the cost of living for households, including affordable transport.	Strategic Planning and Environment Services	Ongoing
	d) Identify measures to improve public perceptions of higher density development, including the opportunities for positive media portrayal at a local level.	Strategic Planning	Short term

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

	e) Promotion of Adaptable Housing (Universal Housing Design Principle) and the Livable Homes Design Guidelines.	Strategic Planning	Short term
	f) The City continues to lobby the state government to undertake a comprehensive state wide review of planning mechanisms to deliver affordable housing, and consider the option of mandatory inclusionary zoning as part of this review.	Strategic Planning	Ongoing

APPENDIX A:

RESIDENTS WITH A DISABILITY IN THE CITY OF COCKBURN & PERTH METROPOLITAN AREA (2003)

TABLE XX: RESIDENTS WITH A DISABILITY IN THE CITY OF COCKBURN & PERTH METROPOLITAN AREA (2003)		
By severity of disability	City of Cockburn	Perth Metropolitan Area
<i>Profound disability</i>	3401	4.78
<i>Moderate Disability</i>	2652	3.72
<i>Mild Disability</i>	3788	5.32
By age group		
<i>0-14 Years</i>	1325	1.8
<i>15-24 Years</i>	942 ⁱⁱ	1.32
<i>25-64 Years</i>	7818	10.9
<i>65+ Years</i>	3335	4.6
Requiring personal care assistance: all ages	6186	8.6
Total persons with a disability	13 420	18.8
<i>Source: DSC website March 2012 citing ABS 2003 data</i>		

APPENDIX B: HOMELESSNESS IN THE PERTH METROPOLITAN AREA

TABLE 4: HOMELESSNESS STATISTICS PERTH METROPOLITAN AREA (ABS 2011)										
	HOMELESS OPERATIONAL GROUPS							PERSONS IN MARGINAL ACCOMMODATION		
Area within Greater Perth	Staying in improvised dwellings, tents or sleeping out	Persons in supported accommodation for the homeless	Persons staying temporarily with other households	Persons staying in boarding houses	Persons in other temporary lodging	Persons living in 'severely' crowded dwellings	All homeless persons	Persons living in other crowded dwellings	Persons in other improvised dwellings	Persons who are marginally housed in caravan parks
Perth - Inner	189	166	113	419	19	80	986	206	0	0
Perth - North East	17		177	23		248	515	312	26	73
Perth - North West	19	75	329	24	11	421	879	877	0	99
Perth - South East	19	286	338	121	14	508	1,286	986	53	88
Perth - South West	93		342	261		178	1,035	505	32	100

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

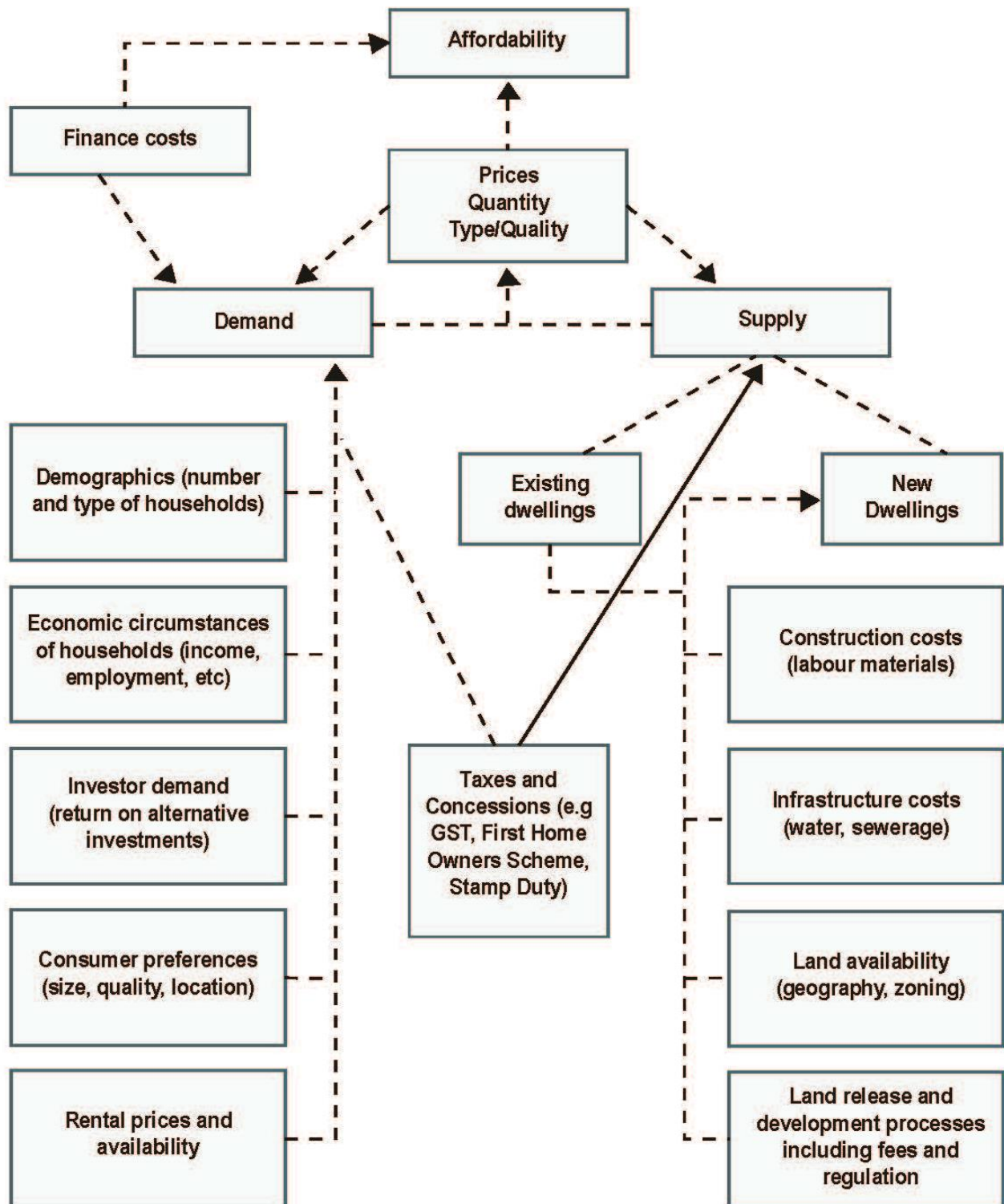
APPENDIX C:

HOMELESSNESS STATISTICS PERTH METROPOLITAN AREA (ABS 2011)

TABLE XX: HOMELESSNESS STATISTICS PERTH METROPOLITAN AREA (ABS 2011)										
	HOMELESS OPERATIONAL GROUPS							PERSONS IN MARGINAL ACCOMMODATION		
Area within Greater Perth	Staying in improvised dwellings, tents or sleeping out	Persons in supported accommodation for the homeless	Persons staying temporarily with other households	Persons staying in boarding houses	Persons in other temporary lodging	Persons living in 'severely' crowded dwellings	All homeless persons	Persons living in other crowded dwellings	Persons in other improvised dwellings	Persons who are marginally housed in caravan parks
Perth - Inner	189	166	113	419	19	80	986	206	0	0
Perth - North East	17		177	23		248	515	312	26	73
Perth - North West	19	75	329	24	11	421	879	877	0	99
Perth - South East	19	286	338	121	14	508	1,286	986	53	88
Perth - South West	93		342	261		178	1,035	505	32	100

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

APPENDIX D: AFFORDABILITY



Source: National Housing Supply Council (2010) 2nd State of Supply Report

APPENDIX E: NRAS HOUSEHOLD INCOME ELIGIBILITY LIMITS

The 2013-14 household income eligibility limits are:

2013-14 Year	\$
1st Adult	45,956
Each Additional Adult	17,579
First Sole Parent	48,336
Each Child	15,243

2013-14 income eligibility limits for various household compositions:

Household composition	Initial household income limit (\$)	Existing tenant income limit (\$)*
One adult	45,956	57,445
Two adults	63,535	79,419
Three adults	81,114	101,393
Four adults	98,693	123,366
Sole parent with one child	63,579	79,474
Sole parent with two children	78,822	98,528
Sole parent with three children	94,065	117,581
Couple with one child	78,778	98,473
Couple with two children	94,021	117,526
Couple with three children	109,264	136,580

*If the household income of an existing tenant exceeds the indicated limit (25 per cent greater than the initial income limit) in two consecutive NRAS years, the tenant will cease to be an eligible tenant. This column indicates figures which are 25 per cent higher than the household income limits for ease of reference for this purpose.

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

APPENDIX F: NRAS INCENTIVES DATA

Incentive Status by State/Territory						
State	Incentives Allocated	National per cent	Incentives Reserved	National per cent	Total Incentives	National per cent
WA	1,426	9.8	4,044	16.9	5,470	14.2
National Total	14,575	100.0	23,884	100.0	38,459	100

Type of Homes by State/Territory											
State	Apartment		House		Studio		Townhouse		Subsidiary Dwelling		Grand Total
	Allocated	Reserved	Allocated	Reserved	Allocated	Reserved	Allocated	Reserved	Allocated	Reserved	
WA	403	704	539	567	381	626	103	2,147	-	-	5,470
Total	5,325	10,077	4,017	3,973	2,407	4,125	2,821	5,709	5	-	38,459

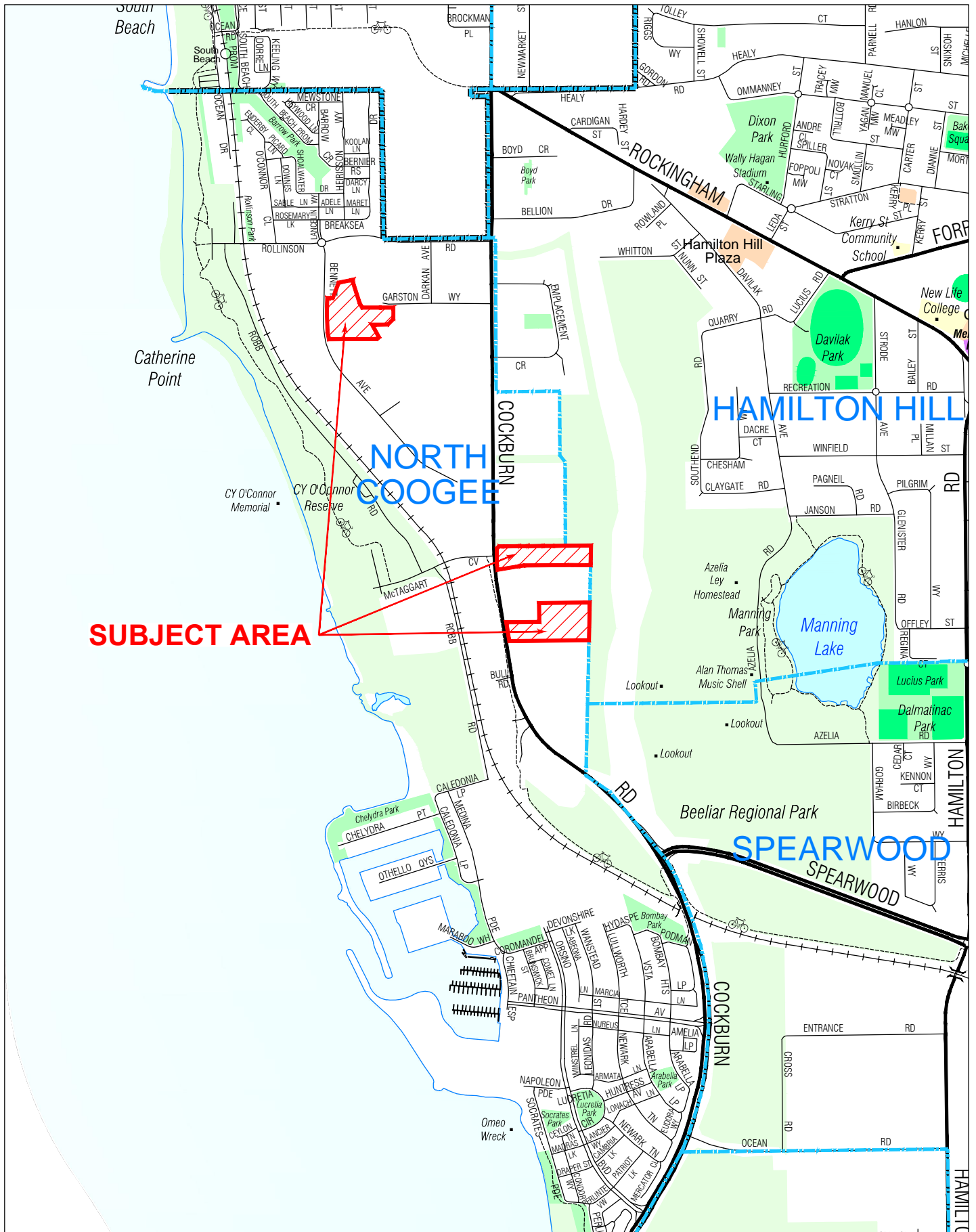
Size of Homes by State/Territory							
State	Studio	1 Bedroom	2 Bedrooms	3 Bedrooms	4 Bedrooms	5 or more Bedrooms	Total Allocated Incentives
ACT	1,469	383	328	330	9	31	2,550
NSW	1,179	1,666	2,861	641	160	5	6,512
NT	89	475	312	184	-	-	1,060
QLD	326	1,732	2,646	4,487	1,705	-	10,896
SA	150	508	1,161	1,668	247	7	3,741
TAS	770	73	375	232	13	-	1,463
VIC	1,546	2,150	2,195	762	109	5	6,767
WA	1,008	1,533	1,985	759	183	2	5,470
Total	6,537	8,520	11,863	9,063	2,426	50	38,459

HOUSING AFFORDABILITY AND DIVERSITY STRATEGY

APPENDIX G: NRAS PARTICIPANTS IN WESTERN AUSTRALIA (2013)

NRAS Participants in Western Australia	Active Dwellings	Proposed Dwellings	Total Incentives
WA	1,426	4,044	5,470
Access Housing Australia Ltd	28	278	306
Affordable Management Corporation Pty Ltd ATF Affordable Housing Management Fund	19	-	19
Amana Living Incorporated	22	-	22
Campus Living Villages At ECU Pty Limited	70	72	142
Community Housing Ltd	8	165	173
Ethan Affordable Housing Ltd	3	40	43
Florin Pty Ltd	39	-	39
Foundation Housing Ltd	36	47	83
Goldmaster Enterprises Pty Ltd	-	100	100
Heyspring Land Pty Ltd	-	30	30
Midwest NRAS Group Pty Ltd	-	48	48
National Housing Group Pty Limited	11	34	45
Quantum Housing Group Pty Ltd as Trustee for The Quantum Affordable Housing Unit	414	239	653
Questus Funds Management Limited as Responsible Entity for the Questus Residential	171	2,063	2,234
Realty Capital Pty Ltd	-	47	47
UWA Accommodation Services Pty Ltd	523	477	1,000
Yaran Residential Investments Pty Ltd as Trustee for the Yaran Residential Inves	82	404	486
National Total Dwellings	14,575	23,884	38,459

2049.0 - Census of Population and Housing: Estimating homelessness, 2011



0 300m
SCALE 1:15,000

LOCATION MAP TOWN PLANNING SCHEME No.3 AMENDMENT No.102

File No. 109/036

SCHEDULE OF SUBMISSIONS
PROPOSED SCHEME AMENDMENT NO 102 TO CITY OF COCKBURN TOWN PLANNING SCHEME NO 3

No.	Name/address	Submission	Recommendation
1	<p>Jeremy Hofland, Rowe Group L3, 369 Newcastle Street NORTHBRIDGE WA 6003</p> <p>on behalf of Cordia P/L Landowner Lot 200</p>	<p>We refer to the above amendment to the City's Town Planning Scheme No.3 (TPS3) which is currently subject to public consultation.</p> <p>We note that Amendment No.102 relates to Lot 1 Bennett Avenue, Lots 200 and 222 Cockburn Road, North Coogee and proposes to amend TPS3 by deleting:</p> <ol style="list-style-type: none"> 1. Restricted Use 12 (RU 12) from Schedule 3 and amending the Scheme map accordingly; 2. Additional Use 15 (AU 15) from Schedule 2 and amending the Scheme map accordingly; and 3. Special Use 26 (SU 26) from Schedule 4. <p>Our office acts on behalf of Cordia Pty Ltd as the owner of Lot 200 to which RU 12 is applicable. We have been engaged to prepare a submission on the owner's behalf, and as such our submission relates only to item 1 above.</p> <p>Our submission represents an objection to Amendment No.102 which is due to the practical problems which the proposal will have on the use of Lot 200 in the short to medium term. Notwithstanding this, we advise that our client wishes to engage with the City to reach an agreed position on the transition of the present uses to facilitate the implementation of structure planning within the Cockburn Coast area.</p> <p>Consistency with Metropolitan Region Scheme</p> <p>Land within the Cockburn Coast District Structure Plan area was rezoned from 'Industry' to 'Urban' under the Metropolitan Region Scheme (MRS) in September 2011. The Report associated with Amendment No.102 states that the removal of RU 12 from TPS3 is required in order to conform with Section 124 of the Planning & Development Act 2005 by removing an impediment to the proper implementation of the MRS.</p> <p>We acknowledge the City's intentions, however the removal of the RU 12 provisions</p>	<p>This section of the submission is introductory in nature and does not require response.</p> <p>Noted.</p> <p>A meeting invitation was held with the submitter to discuss the practical implications on Lot 200. A solution satisfactory to both parties has since been reached, with a revised development approval issued expiring 26 June 2033.</p> <p>This is correct. Council is obliged to remove the Additional, Special and Restricted Uses which currently conflict with the Development zone to comply with its obligations under Section 124 of the Planning and Development Act 2005.</p>

No.	Name/address	Submission	Recommendation
		<p>from Schedule 3 of TPS3 will not facilitate development of Lot 200 for urban purposes. A number of restrictions remain which are largely beyond the control of the City and the Department of Planning which will delay any such redevelopment of the site in accordance with the MRS Urban zoning for a considerable time period. As such we are of the view that the proposed Amendment as it relates to Lot 200 should not be progressed until the land is capable of development in accordance with the District Structure Plan. Further information supporting our position is detailed within our submission.</p> <p>History of Amendments to TPS3 relating to RU 12 since 2005</p> <p>Within the City's TPS3 the subject lot is zoned 'Development'. In association with this, TPS3 also incorporates the subject site within Development Area 33 ('DA33'). Our office has represented the owners with respect to land use planning matters relating to Lot 200 since 2005. An overview of the amendments to TPS3 which resulted in the RU 12 provisions is detailed below:</p> <p>Amendment No.45 to TPS3</p> <p>In 2005, the site was zoned 'Industry' with an existing "Restricted Use" (RU 9) under the City's TPS3, which provided for the processes for and incidental to the production of meat and allied products. At the request of Cordia Pty Ltd, in late 2005 our office requested that the City of Cockburn amend the zoning of the site under its TPS3 to delete RU 9 and replace it with an Additional Use classification to enable all uses within the 'Industry' zone to be conducted on site as well as the uses of "Motor Vehicle, Boat and Caravan Sales"; "Educational Establishment"; "Motor Vehicle Repair" and "Trade Display".</p> <p>The above request was considered by the City of Cockburn at its December 2005 Council meeting where it was adopted for public advertising as Amendment No.45 to TPS3, subject to modification to incorporate the Additional Use classification as a Restricted Use, meaning that these uses would be the only activities which could be carried out on the site. This was undertaken by the City in order to limit the extent of industrial activity which could take place which would be consistent with its strategic intention that the area be developed as a coastal village.</p> <p>Following advertising, Amendment No.45 was adopted by Council at its July 2006 meeting and was ultimately gazetted in February 2007. The Restricted Use was subsequently included within Schedule 3 of TPS3 as Restricted Use 12 (RU 12).</p>	<p>It is acknowledged there are a number of matters outside Council's control which impact on urban development potential. However these do not remove the obligations under Section 124 of the Planning and Development Act 2005.</p> <p>Noted.</p> <p>This is correct.</p> <p>This is correct.</p>

No.	Name/address	Submission	Recommendation
		<p>Amendment No.66 to TPS3</p> <p>Our office made a further request that the City of Cockburn amend the zoning of the site under its TPS3 to incorporate an additional Restricted Use of "Light Industry", "Service Industry", and "Manufacture of Composite Materials and uses incidental to the Manufacturing of composite materials as determined by Council." The above request was considered by the City of Cockburn at its June 2008 Council meeting, with the City's staff recommending that the Amendment be initiated subject to the existing Restricted Use provisions being removed. The matter was deferred by Council but later considered by Council at its August 2008 meeting where it was adopted for public advertising as Amendment No.66 to TPS3 in the form originally proposed. Following advertising, Amendment No.66 was adopted by Council at its December 2008 meeting and was ultimately gazetted in April 2009.</p> <p>Summary of Amendments and current controls</p> <p>The Restricted Use ('RU') provisions as formulated within Amendment Nos. 45 and 66 are contained within Schedule 3 of TPS3, with the associated Clause 4.6.1 of TPS3 stating as follows: <i>"Despite anything contained in the Zoning Table, the land specified in Schedule 3 may only be used for the specific use or uses that are listed and subject to the conditions set out in Schedule 3 with respect to that land."</i></p> <p>Council's support to the subject Amendment Nos. 45 and 66 was made following consideration of the potential impact of the amendments to the effective transition of the Cockburn Coast area from a primarily industrial centre to a residential and mixed use location. The extent of such impacts was considered to be acceptable at both a Local and State Government level which resulted in the gazettal of both amendments.</p>	<p>This is correct.</p> <p>A legacy from the previous 'Industry' zoning these properties had prior to introduction of the 'Development' zone (via Amendment No. 89) is the existence of Restricted Uses, Additional Uses and Special Uses as well. Despite what acceptance was given at the time previous amendments were introduced, this does not mean they should be considered acceptable given the changes in strategic planning since that time. These uses are at odds with the 'Development' zone and prevent the new 'Development Zone' being implemented properly. Furthermore, they will prevent the implementation of the District Structure Plan.</p> <p>Council adopted Scheme Amendment Nos. 45 and 66 in order to facilitate the establishment good transitional uses more compatible to the future development of the surrounding land.</p> <p>However, it is arguable that when Council sought to remove the 'Industry' zone to implement the intent of the MRS then implicitly they also sought to remove the Restricted Uses intrinsically linked to that zone.</p>

No.	Name/address	Submission	Recommendation
		<p>Structure Planning for the Cockburn Coast area</p> <p>The Cockburn Coast District Structure Plan ("CCDSP") has been prepared to guide future land use and transport initiatives within the area stretching between South Beach and the Port Coogee marina. The subject site is included within this area and was endorsed in 2009.</p> <p>A number of Local Structure Plans have been prepared in accordance with the CCDSP, with the Robb Jetty and Emplacement Local Structure Plans being adopted to the north-west and north of Lot 200.</p> <p>The subject site is contained within an area identified as the Powerstation Local Structure Plan. This Local Structure Plan is yet to be formulated and we are of the understanding that the main impediment to the preparation of this plan is the relocation of the Power Station and Switch Yard from within the Robb Jetty Local Structure Plan area. An indicative location has been identified within the Powerstation area but confirmation of these arrangements could be up to 15 years owing to the considerable expense in relocating and establishing this infrastructure.</p> <p>In addition to the above, there are a number of existing industrial activities within the Cockburn Coast area which have associated buffers which limit the development of surrounding land for urban purposes. Of particular relevance is Lot 222 Cockburn Road North Coogee, located approximately 110 metres south of the subject Lot 200, which has approval to undertake the recycling of drums including cleaning and storage. There is no expiry date associated with this approval.</p> <p>A buffer distance of 200 metres to any sensitive land uses such as residential development is applicable to this activity, with the subject Lot 200 being included within this buffer.</p> <p>We acknowledge that Amendment No.102 seeks to remove the Additional Use 15 classification associated with this activity from Schedule 2 of TPS3, however given the open ended nature of this approval the activity may continue to operate in accordance with the Non-Conforming Use provisions of TPS3.</p>	<p>This is correct.</p> <p>This is correct.</p> <p>This is correct. Section 9.0 <i>Infrastructure Master Plan</i> of the Cockburn Coast District Structure Plan (Part 2) outlines a 10-15 year infrastructure timeframe for the possible relocation of the Terminal Substation by Western Power and construction of a Zone Substation.</p> <p>This is correct.</p> <p>This is correct. The 200 metre buffer to sensitive land uses associated with Lot 222 Cockburn Road North Coogee could not be reduced or mitigated against as the cleaning and reclamation of Steel and Plastic containers together with their handling and storage produce the offsite impacts of noise, odour and dust. The offsite impact of dust necessitates a 200 metre buffer as dust cannot be mitigated through additional building controls or standards.</p> <p>This is correct. The purpose of Amendment No.102 as it relates to Lot 222 Cockburn Road North Coogee is to explicitly delete Additional Use 15 to enable proper implementation of the 'Development' zone. This would return the use of Lot 222 to a similar situation as in 1996, in that it would again become a non-conforming</p>

No.	Name/address	Submission	Recommendation
		<p>Whilst the activity remains in operation it will represent an impediment to the future urban development of Lot 200. Based upon the above, the implementation of the Cockburn Coast District Structure Plan over Lot 200 represents a long-term development outcome.</p> <p>Current approvals and land use activities on Lot 200</p> <p>According to correspondence from the City of Cockburn to Cordia Pty Ltd dated 30 July 2013 the subject site is currently approved for 'Light Industry' use (in accordance with the RU 12 provisions) until 26 September 2017.</p> <p>A copy of the City's approval has been obtained and reviewed by our office, which indicates that the City's information is incorrect as the approval actually expires sooner than advised. Approval to the proposed change of use from 'Manufacture of Composite Materials' to 'Light Industry' was granted by the City in correspondence dated 26 June 2013, with Condition 2 stating as follows:</p> <p><i>2. The development is granted for a temporary period of three years and three months from the date of this approval notice only. All activities associated with the use hereby approved must cease after this date.</i></p> <p>Based upon the date of the City's approval notice and Condition 2 noted above, the City's approval is to expire on 26 September 2016.</p> <p>The abovementioned approval has been acted upon with the premises currently being occupied by the Australian Submarine Corporation. The lease arrangements associated with this activity expire in August 2016 with further options to extend the lease beyond this date.</p> <p>Given that the development of Lot 200 for urban purposes represents a long-term proposition for the reasons previously described, it is anticipated that extensions to this</p>	<p>use. Pursuant to Clause 4.9 of the City of Cockburn Town Planning Scheme No.3 (TPS3) a person cannot alter or extend a non-conforming use without planning approval. If a non-conforming use is discontinued for a period of six months the use of the land and buildings thereafter must be consistent with the provisions of the TPS3 relating to the new zoning.</p> <p>It is acknowledged there are a number of matters outside Council's control which impact on urban development potential. However these do not remove the obligations under Section 124 of the Planning and Development Act 2005.</p> <p>Noted. This information was incorrectly stated within the Amendment report. The Amendment report will be updated to reflect that development approval for a Change of Use from 'Manufacture of Composite Materials' to 'Light Industry' development for Lot 200 Cockburn Road is to expire on 26 September 2016.</p> <p>Noted. The Amendment report will be updated as mentioned above.</p> <p>Extensions to 'Light Industry' planning approval should not have been assumed given the intentional temporary nature of previous approvals issued by the City, due to the fact that the subject site is intended to be developed in the medium term for residential and commercial development. It may not have been wise to give the Australian Submarine Corporation the option to extend their lease beyond the date of the subject sites 'Light Industry' approval which</p>

No.	Name/address	Submission	Recommendation
		<p>approval would be sought in order to allow the present use to continue until restrictions preventing the adoption and implementation of the relevant Local Structure Plan are resolved.</p> <p>Recommendation</p> <p>Our client acknowledges the intentions of the City of Cockburn and the WA Planning Commission with respect to the Cockburn Coast District Structure Plan, and wishes to participate in the preparation and adoption of the Powerstation Local Structure Plan in a form which is consistent with the District plan. However there are a number of factors beyond the control of the City and the Commission which are likely to result in the preparation and implementation of the Powerstation Local Structure Plan being delayed for a considerable period of time.</p> <p>The base zoning of 'Development' over Lot 200 requires all development and use of land to be in accordance with an adopted Local Structure Plan. Should this be the case, the implications of the proposed Amendment No.102 are as follows:</p> <ol style="list-style-type: none"> 1. The present landuse activities, formulated in consultation with the City of Cockburn as acceptable transitional uses until the implementation of a Local Structure Plan, would potentially no longer be capable of approval; 2. The removal of the Restricted Use provisions in the absence of an adopted Local Structure Plan would remove any certainty with respect to potential land uses which may be conducted on the site and significantly impede the ability of the landowner to facilitate the productive use of the site in the short to medium term; and 3. The intention of the amendment to exclude landuses which may be incompatible with the anticipated urban form is premature, given that the adoption and implementation of the Powerstation Local Structure Plan is approximately 15 years away, aside from constraints associated with approved industrial activities on surrounding lots. 	<p>was previously set to expire on the 26 September 2016.</p> <p>A revised development approval for 'Light Industry' was issued for Lot 200 after receipt of this submission and will expire on 26 June 2033. This development approval allows the present 'Light Industry' use to continue for the 20 year lifespan of the building on site. The amendment report can be updated to note this revised approval.</p> <p>This is correct.</p> <p>This is correct. All land within the 'Development' zone is required "to provide for future residential, industrial or commercial development in accordance with a comprehensive Structure Plan prepared under the Scheme" pursuant to Clause 4.2 (i) of the TPS3.</p> <p>A revised development approval for 'Light Industry' was issued for Lot 200 after receipt of this submission and will expire on 26 June 2033. This development approval allows the present 'Light Industry' use to continue for the 20 year lifespan of the building on site.</p> <p>In the absence of an adopted Local Structure Plan, the revised development approval for Lot 200 allows the use of the land for 'Light Industry' purposes until 26 June 2033. The landowner of Lot 200 can now facilitate the productive use of the site for 'Light Industry' purposes in the medium term.</p> <p>Amendment No.102 is not premature as it is necessary to delete Restricted Use 12, Additional Use 15 and Special Use 26 to ensure proper implementation of the 'Development' zone can occur via structure planning and subdivision and development that accords with structure plans. To not remove Restricted Use 12, Additional Use 15 and Special Use 26 would be inconsistent with section 124 of</p>

No.	Name/address	Submission	Recommendation
		<p>Given the above, we request the following:</p> <p>a) The proposed Amendment No.102 be modified to exclude any reference to the removal of RU 12 from TPS3; and</p> <p>b) The City enter into discussion with the owner of Lot 200 and its representatives to formulate suitable arrangements for the continuation of the present activities on the site until a Local Structure Plan for the Powerstation Precinct is adopted.</p> <p>With respect to b) above, it is recognised that the Department of Planning would need to be involved with these discussions and be party to any agreed arrangements. Our office considers that such arrangements may include (but would not be limited to):</p> <ul style="list-style-type: none"> • the nature and form of suitable land use activities which may be conducted on the site; • agreement on timeframes for the conclusion of these activities; and • the timing of modifications to the relevant provisions within the operative Town Planning Scheme. <p>We trust that the above clarifies our client's position with respect to Amendment No.102 and await the City's further advice on the progress of this matter. Should you require any further information please contact Jeremy Hofland on 9221 1991.</p>	<p>the Planning and Development Act 2005, in that it creates an impediment to the implementation of the MRS rezoning from Industrial to Urban.</p> <p>Amendment No.102 will not be modified to exclude any reference to the removal of RU 12 from the TPS3. To not remove Restricted Use 12 from the TPS3 would be inconsistent with section 124 of the Planning and Development Act 2005, in that it creates an impediment to the implementation of the MRS rezoning from Industrial to Urban.</p> <p>A meeting invitation was held with the submitter to discuss the practical implications on Lot 200. A solution satisfactory to both parties has since been reached, with a revised development approval issued expiring 26 June 203.</p> <p>The Western Australian Planning Commission issued an approval for the revised 'Light Industry' development application under Clause 26 of the Metropolitan Region Scheme.</p> <p>As a result of this submission there are no proposed changes to the Scheme amendment. However, minor text changes within the supporting report of the amendment documentation will be made to reflect the revised approval. The revised approvals recently issued by both the City and the WAPC are in direct response to the dilemmas raised by the submitter on this landowner's behalf.</p>

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

OCM 8/5/2014 Item 15.1 Attach

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF076781	10154	AUST TAXATION DEPT PAYROLL DEDUCTIONS	6/03/2014	235,668.00
EF076782	11699	VERNON DESIGN GROUP ARCHITECTURAL SERVICES	6/03/2014	5,016.00
EF076783	15363	JONES LANG LASALLE (WA) PTY LTD SHOP RENT - GATEWAY SHOPPING CENTRE	6/03/2014	24,203.03
EF076784	18553	SELECTUS PTY LTD PAYROLL DEDUCTIONS	6/03/2014	12,695.50
EF076785	23549	WEST OZ WILDLIFE AMUSEMENT PARK ENTRY FEES	6/03/2014	935.00
EF076786	25189	SPORT AND RECRE SPORTS SURFACES	6/03/2014	4,103.55
EF076787	11867	KEVIN JOHN ALLEN MONTHLY COUNCILLOR ALLOWANCE LESS ITUNES EXPENSES	7/03/2014	2,432.54
EF076788	12740	MAYOR LOGAN HOWLETT MONTHLY COUNCILLOR ALLOWANCE	7/03/2014	10,833.33
EF076789	19059	CAROL REEVE-FOWKES MONTHLY COUNCILLOR ALLOWANCE	7/03/2014	4,270.83
EF076790	20634	LEE-ANNE SMITH MONTHLY COUNCILLOR ALLOWANCE	7/03/2014	2,500.00
EF076791	21185	BART HOUWEN MONTHLY COUNCILLOR ALLOWANCE	7/03/2014	2,500.00
EF076792	23338	STEVE PORTELLI MONTHLY COUNCILLOR ALLOWANCE	7/03/2014	2,500.00
EF076793	23339	STEPHEN PRATT MONTHLY COUNCILLOR ALLOWANCE	7/03/2014	2,500.00
EF076794	23340	SHAHYAZ MUBARAKAI MONTHLY COUNCILLOR ALLOWANCE	7/03/2014	2,500.00
EF076795	25352	LYNDSEY WETTON MONTHLY COUNCILLOR ALLOWANCE	7/03/2014	2,500.00
EF076796	25353	PHILIP EVA MONTHLY COUNCILLOR ALLOWANCE	7/03/2014	2,500.00
EF076797	10118	AUSTRALIA POST POSTAGE CHARGES	11/03/2014	6,953.36
EF076798	10154	AUST TAXATION DEPT PAYROLL DEDUCTIONS	11/03/2014	64,317.00
EF076799	10184	BENARA NURSERIES PLANTS	11/03/2014	972.34
EF076800	10244	BUILDING & CONS LEVY PAYMENT	11/03/2014	57,483.63
EF076801	10405	COOLBELLUP COMMUNITY ASSOCIATION COUNCIL CONTRIBUTION - NEWSLETTER	11/03/2014	9,419.07
EF076802	10788	JANDAKOT VOLUNTEER BUSH FIRE BRIGADE EXPENSE REIMBURSEMENTS	11/03/2014	823.32
EF076803	10866	LANDCORP LIVEABLE CITIES FUNDING ARRANGEMENT	11/03/2014	200,000.00
EF076804	10944	MCLEODS LEGAL SERVICES	11/03/2014	7,423.49
EF076805	11399	SOUTH COOGEE VOLUNTEER BUSHFIRE BRIGADE EXPENSE REIMBURSEMENTS	11/03/2014	365.50
EF076806	19792	LINDA METZ STUDY FEES CONTRIBUTION	11/03/2014	700.00
EF076807	19958	MICHAEL D'ANGELO SAFETY PRESCRIPTION GLASSES CONTRIBUTION	11/03/2014	299.00

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF076808	21403	ROBERTA BUNCE COMMUNITY CARE VOLUNTEER REIMBURSEMENTS	11/03/2014	55.90
EF076809	22487	AMANDA SYMONS EXPENSES REIMBURSEMENT	11/03/2014	130.45
EF076810	23338	STEVE PORTELLI MILEAGE CLAIM REIMBURSEMENT	11/03/2014	1,124.13
EF076811	23351	COCKBURN GP SUPER CLINIC PTY LTD OPERATING FUNDS	11/03/2014	55,000.00
EF076812	24177	JADE GLASSON EXPENSES REIMBURSEMENT	11/03/2014	164.00
EF076813	25348	HARCOURTS VOGUE BRENDAN JAMES TAYLOR INSURANCE EX-GRATIA PAYMENT	11/03/2014	355.00
EF076814	25659	JANET WELLS VOLUNTEER MILEAGE CLAIM REIMBURSEMENT	11/03/2014	287.25
EF076815	25669	INDECISION (THE BAND) ENTERTAINMENT SERVICES	11/03/2014	500.00
EF076816	25716	LYDIA KA YEE CHENG BOOKING REFUND	11/03/2014	80.00
EF076817	25717	JODIE & JACK FUNDRAISER COUNCIL DONATION	11/03/2014	200.00
EF076818	25718	IVOR MUIR PRESCRIPTION SAFETY GLASSES CONTRIBUTION	11/03/2014	300.00
EF076819	10152	AUST SERVICES UNION PAYROLL DEDUCTIONS	10/03/2014	3,419.14
EF076820	10305	CHILD SUPPORT AGENCY PAYROLL DEDUCTIONS	10/03/2014	9,460.86
EF076821	10733	HOSPITAL BENEFIT FUND PAYROLL DEDUCTIONS	10/03/2014	1,643.30
EF076822	11001	MUNICIPAL EMPLOYEES UNION PAYROLL DEDUCTIONS	10/03/2014	776.00
EF076823	11856	WA LOCAL GOVERNMENT SUPER PLAN PAYROLL DEDUCTIONS	10/03/2014	333,930.73
EF076824	11857	CHAMPAGNE SOCIAL CLUB PAYROLL DEDUCTIONS	10/03/2014	1,103.60
EF076825	11859	STAFF SOCIAL CLUB PAYROLL DEDUCTIONS	10/03/2014	52.80
EF076826	11860	45S CLUB PAYROLL DEDUCTIONS	10/03/2014	52.00
EF076827	18005	COLONIAL FIRST STATE PAYROLL DEDUCTIONS	10/03/2014	384.73
EF076828	18247	ELLIOTT SUPERANNUATION FUND PAYROLL DEDUCTIONS	10/03/2014	244.14
EF076829	18432	HESTA SUPER FUND PAYROLL DEDUCTIONS	10/03/2014	3,238.21
EF076830	18718	FIRST STATE SUPER PAYROLL DEDUCTIONS	10/03/2014	1,036.11
EF076831	19010	SUMMIT PERSONAL SUPER PLAN PAYROLL DEDUCTIONS	10/03/2014	430.47
EF076832	19193	REST SUPERANNUATION PAYROLL DEDUCTIONS	10/03/2014	46.09
EF076833	19726	HEALTH INSURANCE FUND OF WA PAYROLL DEDUCTIONS	10/03/2014	3,103.50
EF076834	19727	MTAA SUPER FUND PAYROLL DEDUCTIONS	10/03/2014	387.61

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF076835	19997	AUSTRALIANSUPER PAYROLL DEDUCTIONS	10/03/2014	15,154.99
EF076836	20056	CBUS PAYROLL DEDUCTIONS	10/03/2014	2,150.77
EF076837	20217	DOWNING SUPERANNUATION FUND PAYROLL DEDUCTIONS	10/03/2014	3,381.16
EF076838	20300	CATHOLIC SUPER & RETIREMENT FUND PAYROLL DEDUCTIONS	10/03/2014	1,314.38
EF076839	20755	COLONIAL FIRST STATE - ROBERT GRAEME WATSON PAYROLL DEDUCTIONS	10/03/2014	77.45
EF076840	21299	DUFFIELD SUPERANNUATION FUND PAYROLL DEDUCTIONS	10/03/2014	128.38
EF076841	21365	ING LIFE - ONEANSWER PERSONAL SUPER PAYROLL DEDUCTIONS	10/03/2014	112.44
EF076842	21921	MAURICIO FAMILY PAYROLL DEDUCTIONS	10/03/2014	1,846.95
EF076843	21996	ANZ ONEANSWER PERSONAL SUPER PAYROLL DEDUCTIONS	10/03/2014	252.02
EF076844	22067	STEPHENS SUPERANNUATION FUND PAYROLL DEDUCTIONS	10/03/2014	430.43
EF076845	22901	FONTANA SUPER PLAN PAYROLL DEDUCTIONS	10/03/2014	1,263.59
EF076846	23695	NETWEALTH INVESTMENT & SUPERANNUATION PAYROLL DEDUCTIONS	10/03/2014	1,083.12
EF076847	23993	ONEPATH LIFE LIMITED PAYROLL DEDUCTIONS	10/03/2014	1,045.64
EF076848	24379	AUSTSAFE SUPER PAYROLL DEDUCTIONS	10/03/2014	107.74
EF076849	24620	E & B PINTO SUPERANNUATION FUND PAYROLL DEDUCTIONS	10/03/2014	1,108.61
EF076850	24642	TWUSUPER PAYROLL DEDUCTIONS	10/03/2014	427.81
EF076851	24813	KINETIC SUPER PAYROLL DEDUCTIONS	10/03/2014	168.42
EF076852	25043	COLONIAL FIRST STATE - KERRY MARGARET ROBERTS PAYROLL DEDUCTIONS	10/03/2014	152.05
EF076853	25051	ANZ SMART CHOICE SUPER ROAN BARRETT PAYROLL DEDUCTIONS	10/03/2014	1,177.37
EF076854	25334	J MIJACIKA SUPE PAYROLL DEDUCTIONS	10/03/2014	83.88
EF076855	25394	CONCEPT ONE THE PAYROLL DEDUCTIONS	10/03/2014	40.27
EF076856	25495	ONEPATH CUSTODI PAYROLL DEDUCTIONS	10/03/2014	421.22
EF076857	25538	NORTH PERSONAL SUPERANNUATION PLAN PAYROLL DEDUCTIONS	10/03/2014	146.11
EF076858	25590	FIRST CHOICE WHOLESALE PERSONAL SUPER COLONIAL FIRS PAYROLL DEDUCTIONS	10/03/2014	709.41
EF076859	25591	CRISBROOK SUPERANNUATION FUND PAYROLL DEDUCTIONS	10/03/2014	446.09
EF076860	25649	COMMONWEALTH BANK GROUP SUPER PAYROLL DEDUCTIONS	10/03/2014	247.26
EF076861	10035	ADVENTURE WORLD WA PTY LTD ENTERTAINMENT SERVICES	18/03/2014	672.00

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF076862	10154	AUST TAXATION DEPT PAYROLL DEDUCTIONS	18/03/2014	218,974.00
EF076863	10368	COCKBURN WETLANDS EDUCATION CENTRE COMMUNITY GRANT	18/03/2014	92,310.35
EF076864	10788	JANDAKOT VOLUNTEER BUSH FIRE BRIGADE EXPENSE REIMBURSEMENTS	18/03/2014	77.00
EF076865	10888	LJ CATERERS CATERING SERVICES	18/03/2014	4,980.00
EF076866	10944	MCLEODS LEGAL SERVICES	18/03/2014	972.27
EF076867	11022	NATIVE ARC DONATION	18/03/2014	46,155.20
EF076868	11447	SPEARWOOD DALMATINAC CLUB INC COMMUNITY GRANT	18/03/2014	11,538.37
EF076869	18553	SELECTUS PTY LTD PAYROLL DEDUCTIONS	18/03/2014	13,195.50
EF076870	23250	DEPARTMENT OF PLANNING DAP APPLICATIONS & DAP FEES	18/03/2014	150.00
EF076871	24806	REUBEN DIAS STUDY EXPENSES CONTRIBUTION	18/03/2014	1,825.00
EF076872	25739	PETER BURGESS PRESCRIPTION SAFETY GLASSES CONTRIBUTION	18/03/2014	300.00
EF076873	25740	DAN PUPOVAC EXPENSES REIMBURSEMENT	18/03/2014	258.15
EF076874	18553	SELECTUS PTY LTD PAYROLL DEDUCTIONS	20/03/2014	651.00
EF076875	10154	AUST TAXATION DEPT PAYROLL DEDUCTIONS	24/03/2014	65,146.00
EF076876	10590	DEPARTMENT OF FIRE AND EMERGENCY SERVICES ESL 3RD QUARTERLY CONTRIBUTION	24/03/2014	3,376,740.64
EF076877	10888	LJ CATERERS CATERING SERVICES	24/03/2014	5,542.90
EF076878	10944	MCLEODS LEGAL SERVICES	24/03/2014	6,567.43
EF076879	11789	WALGA ADVERTISING/TRAINING SERVICES	24/03/2014	8,932.39
EF076880	14426	HARMONY PRIMARY SCHOOL SAND EXPENSES REIMBURSEMENT	24/03/2014	550.00
EF076881	15402	ZURICH AUSTRALIA MOTOR VEHICLE INSURANCE CLAIM	24/03/2014	1,000.00
EF076882	22854	LGISWA INSURANCE POLICIES	24/03/2014	6,548.85
EF076883	25659	JANET WELLS VOLUNTEER MILEAGE CLAIM REIMBURSEMENT	24/03/2014	55.50
EF076884	10154	AUST TAXATION DEPT PAYROLL DEDUCTIONS	31/03/2014	239,607.00
EF076885	10305	CHILD SUPPORT AGENCY PAYROLL DEDUCTIONS	31/03/2014	9,431.49
EF076886	12565	SOUTHERN METRO REGIONAL COUNCIL - LOANS LOAN REPAYMENT	31/03/2014	394,027.80
EF076887	18553	SELECTUS PTY LTD PAYROLL DEDUCTIONS	31/03/2014	13,666.32
EF076888	10031	ADVANCED SPATIAL TECHNOLOGIES PTY LTD SOFTWARE MAINTENANCE & SUPPORT	31/03/2014	2,222.00

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF076889	10032	ADVANCED TRAFFIC MANAGEMENT (WA) PTY LTD CONTROLLERS AND SIGNS	31/03/2014	4,780.62
EF076890	10041	AIR LIQUIDE WA PTY LTD GAS SUPPLIES	31/03/2014	172.81
EF076891	10051	ALL LINES LINE MARKING SERVICES	31/03/2014	880.00
EF076892	10058	ALSCO PTY LTD HYGIENE SERVICES/SUPPLIES	31/03/2014	420.02
EF076893	10084	ARRB GROUP ROAD MANAGEMENT	31/03/2014	1,562.00
EF076894	10097	BLACKWOODS ATKINS ENGINEERING SUPPLIES	31/03/2014	319.00
EF076895	10160	DORMA AUTOMATICS AUTOMATIC DOOR SERVICES	31/03/2014	852.50
EF076896	10207	BOC GASES GAS SUPPLIES	31/03/2014	1,807.52
EF076897	10221	BP AUSTRALIA LIMITED DIESEL/PETROL SUPPLIES	31/03/2014	14,196.50
EF076898	10226	BRIDGESTONE AUSTRALIA LTD TYRE SERVICES	31/03/2014	26,701.03
EF076899	10244	BUILDING & CONS LEVY PAYMENT	31/03/2014	61,783.34
EF076900	10246	BUNNINGS BUILDING SUPPLIES PTY LTD HARDWARE SUPPLIES	31/03/2014	2,743.52
EF076901	10247	BUNZL AUSTRALIA LTD PAPER/PLASTIC/CLEANING SUPPLIES	31/03/2014	3,584.70
EF076902	10255	CABCHARGE AUSTRALIA PTY LTD CABCHARGES	31/03/2014	413.69
EF076903	10256	CABLE LOCATES & CONSULTING LOCATING SERVICES	31/03/2014	10,332.03
EF076904	10333	CJD EQUIPMENT PTY LTD HARDWARE SUPPLIES	31/03/2014	291,940.00
EF076905	10346	COATES HIRE OPERATIONS PTY LTD EQUIPMENT HIRING SERVICES	31/03/2014	10,622.83
EF076906	10348	COCA COLA AMATIL SOFT DRINK SUPPLIES	31/03/2014	3,457.09
EF076907	10349	COCKBURN BASKETBALL ASSOC INC ELECTRICITY REIMBURSEMENTS	31/03/2014	1,200.00
EF076908	10350	COCKBURN BMX CLUB REGISTRATION FEES / GRANT	31/03/2014	180.00
EF076909	10354	COCKBURN COMMUN DONATION - PERFORMING ARTS FESTIVAL	31/03/2014	300.00
EF076910	10358	COCKBURN LIQUOR CENTRE LIQUOR SUPPLIES	31/03/2014	1,028.61
EF076911	10359	COCKBURN PAINTING SERVICE PAINTING SUPPLIES/SERVICES	31/03/2014	15,774.00
EF076912	10360	COCKBURN PARTY HIRE OF PARTY EQUIPMENT	31/03/2014	5,329.50
EF076913	10368	COCKBURN WETLANDS EDUCATION CENTRE COMMUNITY GRANT	31/03/2014	240.00
EF076914	10375	VEOLIA ENVIRONM WASTE SERVICES	31/03/2014	4,014.86
EF076915	10384	PROGILITY PTY LTD COMMUNICATIONS AUSTRALIA PTY LTD COMMUNICATION SERVICES	31/03/2014	2,308.90

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF076916	10386	COMMUNITY NEWSPAPER GROUP ADVERTISING SERVICES	31/03/2014	13,977.12
EF076917	10389	COMPU-STOR ARCHIVE BOXES	31/03/2014	397.25
EF076918	10394	CD'S CONFECTIONERY WHOLESALERS CONFECTIONERY	31/03/2014	1,579.63
EF076919	10460	DAVID WILLS & ASSOCIATES CONSULTANCY SERVICES	31/03/2014	3,538.59
EF076920	10483	LANDGATE MAPPING/LAND TITLE SEARCHES	31/03/2014	4,516.28
EF076921	10498	DIGITAL MAPPING SOLUTIONS COMPUTER SOFTWARE	31/03/2014	6,831.00
EF076922	10526	E & MJ ROSHER PTY LTD MOWER PARTS	31/03/2014	10,008.05
EF076923	10535	ECOSYSTEM MANAGEMENT SERVICES WORKPOWER PLANTS	31/03/2014	1,128.60
EF076924	10537	EDUCATIONAL ART SUPPLIES CO ART/CRAFT SUPPLIES	31/03/2014	298.12
EF076925	10550	EMERALD PEST CONTROL PEST CONTROL SERVICES	31/03/2014	500.00
EF076926	10566	ESPLANADE HOTEL FREMANTLE CATERING SERVICES	31/03/2014	4,342.00
EF076927	10580	FC COURIERS COURIER SERVICES	31/03/2014	1,945.13
EF076928	10590	DEPARTMENT OF FIRE AND EMERGENCY SERVICES COST SHARING - COMMUNITY FIRE MANAGER	31/03/2014	14,694.10
EF076929	10641	GALVINS PLUMBING SUPPLIES PLUMBING SERVICES	31/03/2014	3,595.63
EF076930	10679	GRASSTREES AUSTRALIA PLANTS & PLANTING SERVICES	31/03/2014	8,923.20
EF076931	10683	GRONBEK SECURITY LOCKSMITH SERVICES	31/03/2014	12,220.26
EF076932	10692	AECOM AUSTRALIA PTY LTD CONSULTANCY SERVICES	31/03/2014	144,364.00
EF076933	10709	HECS FIRE FIRE SYSTEM MAINTENANCE	31/03/2014	1,034.00
EF076934	10732	HORIZONS WEST BUS & COACHLINES TRANSPORTATION SERVICES	31/03/2014	605.00
EF076935	10737	RAIN SCAPE WATERWISE SOLUTIONS RETICULATION/IRRIGATION SUPPLIES	31/03/2014	60.96
EF076936	10739	HYDRAMET PTY LTD POOL PARTS/EQUIPMENT	31/03/2014	1,695.97
EF076937	10743	ICON-SEPTECH PTY LTD DRAINAGE PRODUCTS	31/03/2014	7,230.34
EF076938	10778	IWF FENCING FENCING REPAIRS/MAINTENANCE	31/03/2014	17,462.50
EF076939	10779	J F COVICH & CO PTY LTD ELECTRICAL SERVICES	31/03/2014	24,271.74
EF076940	10783	JANDAKOT METAL INDUSTRIES METAL SUPPLIES	31/03/2014	1,892.00
EF076941	10787	JANDAKOT ACCIDENT REPAIR CENTRE PANEL BEATING SERVICES	31/03/2014	2,000.00
EF076942	10792	JASOL AUSTRALIA CLEANING PRODUCTS	31/03/2014	74.25

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF076943	10794	JASON SIGNMAKERS SIGNS	31/03/2014	1,254.00
EF076944	10803	GECKO CONTRACT MOWING/LANDSCAPING SERVICES	31/03/2014	20,735.00
EF076945	10814	JR & A HERSEY PTY LTD SAFETY CLOTHING SUPPLIES	31/03/2014	2,135.91
EF076946	10836	KERB DOCTOR CONCRETE KERBING - SUPPLY & LAYING	31/03/2014	2,138.40
EF076947	10879	LES MILLS AEROBICS INSTRUCTION/TRAINING SERVICES	31/03/2014	1,071.25
EF076948	10884	WSP BUILDINGS PTY LTD CONSULTANCY SERVICES	31/03/2014	30,800.00
EF076949	10913	MACDONALD JOHNSTON ENGINEERING CORP REPAIR SERVICES	31/03/2014	7,471.72
EF076950	10923	MAJOR MOTORS PTY LTD REPAIRS/MAINTENANCE SERVICES	31/03/2014	76.86
EF076951	10931	MARLBROH BINGO ENTERPRISES BINGO EQUIPMENT	31/03/2014	121.30
EF076952	10938	MAXWELL ROBINSON & PHELPS PEST & WEED MANAGEMENT	31/03/2014	360.00
EF076953	10939	LINFOX ARMAGUAR BANKING SECURITY SERVICES	31/03/2014	1,111.64
EF076954	10942	MCGEES PROPERTY PROPERTY CONSULTANCY SERVICES	31/03/2014	3,300.00
EF076955	10944	MCLEODS LEGAL SERVICES	31/03/2014	19,059.48
EF076956	10946	MEDIA ON MARS GRAPHIC DESIGN SERVICES	31/03/2014	770.00
EF076957	10960	METRO FILTERS FILTER SUPPLIES	31/03/2014	352.50
EF076958	10972	MIRACLE RECREATION EQUIPMENT PLAYGROUND/PARK EQUIPMENT	31/03/2014	6,303.00
EF076959	10973	MIRCO BROS PTY LTD FERTILISER SUPPLIES	31/03/2014	283.00
EF076960	10981	MOBILE MASTERS COMMUNICATIONS EQUIPMENT/SERVICES	31/03/2014	1,552.10
EF076961	10990	MOWER CITY SALES & SERVICES PTY LTD LAWN MOWING EQUIPMENT	31/03/2014	4,967.80
EF076962	10997	WILSON PARKING AUSTRALIA SECURITY SERVICES	31/03/2014	168,440.72
EF076963	11004	MURDOCH UNIVERSITY OFFICE OF FINANCE, PLANNING & RE ANALYSING SERVICES	31/03/2014	1,650.00
EF076964	11028	NEVERFAIL SPRINGWATER LIMITED BOTTLED WATER SUPPLIES	31/03/2014	1,006.50
EF076965	11032	NOISE & VIBRATION MEASUREMENT SYSTEMS MEASURING EQUIPMENT/SERVICES	31/03/2014	2,854.50
EF076966	11036	NORTH LAKE ELECTRICAL ELECTRICAL SERVICES	31/03/2014	8,779.56
EF076967	11039	NOVUS AUTO GLASS WINDSCREEN REPAIR SERVICES	31/03/2014	671.50
EF076968	11068	VODAFONE HUTCHISON AUSTRALIA PTY LTD PAGING SERVICES	31/03/2014	675.91
EF076969	11070	OTIS ELEVATOR COMPANY ELEVATOR REPAIRS/MAINTENANCE	31/03/2014	1,905.19

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF076970	11136	DONEGAN ENTERPRISES FENCING REPAIRS/MAINTENANCE	31/03/2014	38,164.50
EF076971	11182	PREMIUM BRAKE & CLUTCH SERVICE BRAKE SERVICES	31/03/2014	10,873.17
EF076972	11195	PROTECTOR ALSAF SAFETY CLOTHING/SUPPLIES	31/03/2014	131.60
EF076973	11208	QUICK CORPORATE AUSTRALIA PTY LTD STATIONERY/CONSUMABLES	31/03/2014	4,874.54
EF076974	11235	REINFORCED CONCRETE PIPES PTY LTD CONCRETE PIPE SUPPLIES	31/03/2014	7,647.75
EF076975	11240	INITIAL HYGIENE RENTOKIL INITIAL PRT LTD SANITARY SERVICES	31/03/2014	494.30
EF076976	11264	ROCLA PIPELINE PRODUCTS CONCRETE LINER SUPPLIES	31/03/2014	21,829.50
EF076977	11274	ROTTNEST EXPRESS ENTERTAINMENT SERVICES	31/03/2014	1,495.00
EF076978	11294	SAFEMAN (WA) PTY LTD PROTECTIVE CLOTHING/EQUIPMENT	31/03/2014	1,156.05
EF076979	11307	SATELLITE SECURITY SERVICES PTY LTD SECURITY SERVICES	31/03/2014	6,643.40
EF076980	11308	SBA SUPPLIES HARDWARE SUPPLIES	31/03/2014	3,884.93
EF076981	11318	SELECT SECURITY WA PTY LTD SECURITY SERVICES	31/03/2014	293.70
EF076982	11331	SHAWMAC PTY LTD CONSULTANCY SERVICES - CIVIL	31/03/2014	3,025.00
EF076983	11361	SIGMA CHEMICALS PTY LTD CHEMICAL SUPPLIES	31/03/2014	1,672.55
EF076984	11373	SKIPPER TRUCK PARTS SPARE PARTS & MAINTENANCE SERVICES	31/03/2014	926.27
EF076985	11380	SNAP PRINTING FREMANTLE PRINTING SERVICES	31/03/2014	1,725.00
EF076986	11387	BIBRA LAKE SOILS SOIL & LIMESTONE SUPPLIES	31/03/2014	10.00
EF076987	11425	SOUTHERN METROPOLITAN REGIONAL COUNCIL WASTE DISPOSAL GATE FEES	31/03/2014	605,682.02
EF076988	11447	SPEARWOOD DALMATINAC CLUB INC COMMUNITY GRANT	31/03/2014	2,664.50
EF076989	11453	SPEARWOOD NEWSROUND NEWSPAPER SUPPLIES	31/03/2014	1,078.17
EF076990	11459	SPEARWOOD VETERINARY HOSPITAL VETERINARY SERVICES	31/03/2014	3,607.00
EF076991	11469	SPORTS TURF TECHNOLOGY TURF CONSULTANCY SERVICES	31/03/2014	12,353.00
EF076992	11470	SPORTSWORLD OF WA SPORT SUPPLIES	31/03/2014	1,828.20
EF076993	11483	ST JOHN AMBULAN FIRST AID COURSES	31/03/2014	2,352.00
EF076994	11505	STATE LIBRARY OF WESTERN AUSTRALIA BOOK SUPPLIES	31/03/2014	93.50
EF076995	11511	STATEWIDE BEARINGS BEARING SUPPLIES	31/03/2014	110.87
EF076996	11531	SUNNY INDUSTRIAL BRUSHWARE PTY LTD BRUSH/ROAD BROOM SUPPLIES	31/03/2014	1,204.50

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF076997	11533	SUPERBOWL MELVILLE ENTERTAINMENT SERVICES	31/03/2014	93.50
EF076998	11535	SURF LIFE SAVING WESTERN AUSTRALIA EDUCATION COURSES	31/03/2014	240.00
EF076999	11546	T FAULKNER & CO INSTALLATIONS/SUPPLY OF HAND RAILS	31/03/2014	19,360.00
EF077000	11557	TECHNOLOGY ONE LTD IT CONSULTANCY SERVICES	31/03/2014	2,106.50
EF077001	11611	THRIFTY CAR RENTAL RENTAL SERVICES - MOTOR VEHICLES	31/03/2014	1,500.07
EF077002	11625	TOTAL EDEN PTY LTD RETICULATION SUPPLIES	31/03/2014	29,333.15
EF077003	11642	TRAILER PARTS PTY LTD TRAILER PARTS	31/03/2014	66.07
EF077004	11651	TREE WATERING SERVICES TREE WATERING SERVICES	31/03/2014	77,104.00
EF077005	11652	TRENCHBUSTERS HIRING SERVICES	31/03/2014	293.70
EF077006	11655	TRISLEYS HYDRAULIC SERVICES PTY LTD POOL EQUIPMENT/REPAIRS	31/03/2014	432.30
EF077007	11657	TRUCKLINE PARTS CENTRES AUTOMOTIVE SPARE PARTS	31/03/2014	1,509.37
EF077008	11659	TRUGRADE MEDICAL SUPPLIES MEDICAL SUPPLIES	31/03/2014	1,327.00
EF077009	11697	VAT MAN-FAT FILTERING SYSTEMS FILTER CLEANING SERVICES	31/03/2014	1,045.80
EF077010	11699	VERNON DESIGN GROUP ARCHITECTURAL SERVICES	31/03/2014	1,100.00
EF077011	11701	VIBRA INDUSTRIA FILTER SUPPLIES	31/03/2014	728.20
EF077012	11715	WA BLUEMETAL ROADBASE SUPPLIES	31/03/2014	15,321.01
EF077013	11722	WA HINO SALES & SERVICE REPAIRS/MAINTENANCE SERVICES	31/03/2014	4,708.19
EF077014	11773	WESFARMERS DALG CHEMICAL SUPPLIES	31/03/2014	1,833.30
EF077015	11789	WALGA ADVERTISING/TRAINING SERVICES	31/03/2014	3,563.54
EF077016	11793	WESTERN IRRIGATION PTY LTD IRRIGATION SERVICES/SUPPLIES	31/03/2014	5,389.49
EF077017	11795	WESTERN POWER ELECTRICAL SERVICES	31/03/2014	1,603.00
EF077018	11806	WESTRAC PTY LTD REPAIRS/MTNCE - EARTHMOVING EQUIPMENT	31/03/2014	383.08
EF077019	11824	WORK CLOBBER SAFETY CLOTHING	31/03/2014	209.50
EF077020	11828	WORLDWIDE ONLINE PRINTING - O'CONNOR PRINTING SERVICES	31/03/2014	4,419.48
EF077021	11835	WURTH AUSTRALIA PTY LTD HARDWARE SUPPLIES	31/03/2014	1,135.30
EF077022	11841	YANGEBUP FAMILY CENTRE INC DONATION	31/03/2014	1,685.00
EF077023	11873	WATTLEUP TRACTORS HARDWARE SUPPLIES	31/03/2014	1,172.10

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF077024	11972	COBEY MAINTENANCE SERVICES TURF MANAGEMENT	31/03/2014	59,893.64
EF077025	11974	GREENWASTE SERVICES MULCHING/SHREDDING SERVICES	31/03/2014	15,015.00
EF077026	11987	SAFETY ZONE AUSTRALIA PTY LTD SAFETY EQUIPMENT	31/03/2014	413.03
EF077027	11990	EARTHCARE (AUSTRALIA) P/L LANDSCAPING SERVICES	31/03/2014	3,049.20
EF077028	12007	SHANE MCMASTER SURVEYS SURVEYING SERVICES	31/03/2014	12,210.00
EF077029	12014	TUTT BRYANT EQUIPMENT BT EQUIPMENT PTY LTD T/AS EXCAVATING/EARTHMOVING EQUIPMENT	31/03/2014	16,019.49
EF077030	12018	O'CONNOR LAWMOWER & CHAINSAW CENTRE MOWING EQUIPMENT/PARTS/SERVICES	31/03/2014	499.00
EF077031	12194	MOMAR AUSTRALIA PTY LTD HARDWARE SUPPLIES	31/03/2014	4,651.90
EF077032	12379	CONCEPT MEDIA ADVERTISING SERVICES	31/03/2014	1,089.00
EF077033	12394	MP ROGERS & ASSOCIATES PTY LTD CONSULTANCY SERVICES - MARINE	31/03/2014	3,985.74
EF077034	12415	FACE PAINTING FUN AND GAMES ENTERTAINMENT SERVICES	31/03/2014	570.00
EF077035	12458	KITE KINETICS ENTERTAINMENT SERVICES	31/03/2014	376.00
EF077036	12497	TROPHY CHOICE TROPHY SUPPLIES	31/03/2014	396.00
EF077037	12500	ELLENBY TREE FARM PLANT SUPPLIES	31/03/2014	2,167.00
EF077038	12542	SEALIN GARLETT CEREMONIAL SERVICES	31/03/2014	1,600.00
EF077039	12561	CATEK EQUIPMENT REPAIRS REPAIRS/MAINTENANCE SERVICES	31/03/2014	441.71
EF077040	12589	AUSTRALIAN INSTITUTE OF MANAGEMENT TRAINING SERVICES	31/03/2014	6,795.00
EF077041	12612	FIDDES FENCING FENCING SERVICES	31/03/2014	1,450.00
EF077042	12656	COOGEE BEACH SURF LIFESAVING CLUB INC POOR GROVE SLSC DEVELOPMENT COSTS	31/03/2014	132,142.12
EF077043	12672	NORMAN DISNEY & YOUNG CONSULTANCY SERVICES	31/03/2014	73,693.40
EF077044	12694	SPECIALISED LIFTING SERVICE LIFTING EQUIPMENT & SERVICES	31/03/2014	2,375.25
EF077045	12779	WESTERN RESOURCE RECOVERY PTY LTD WASTE DISPOSAL SERVICES	31/03/2014	2,213.94
EF077046	12811	SPORTS CIRCUIT LINEMARKING SPORTS LINE MARKING SERVICES	31/03/2014	1,386.00
EF077047	12849	GIUDICE SURVEYS SURVEYING SERVICES	31/03/2014	5,995.00
EF077048	12883	CONSERVATION VOLUNTEERS AUSTRALIA ENVIRONMENTAL SERVICES	31/03/2014	1,650.00
EF077049	12996	ACCESSIBLE TRANSIT SPECIALISTS REPAIRS/MAINTENANCE SERVICES	31/03/2014	484.00
EF077050	12998	PLAYRIGHT AUSTRALIA PTY LTD INSPECTION SERVICES - PLAYGROUNDS	31/03/2014	279.95

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF077051	13000	BORAL ASPHALT WA SUPPLY OF ASPHALT	31/03/2014	583,334.75
EF077052	13044	METTLER TOLEDO LTD REPAIR/MAINTENANCE SERVICES	31/03/2014	2,420.00
EF077053	13089	ACE'S TREE & GARDEN SERVICES GARDEN CLEANING SERVICES	31/03/2014	7,150.00
EF077054	13344	INCREDIBLE CREATURES MOBILE ANIMAL FARM ENTERTAINMENT SERVICES	31/03/2014	655.00
EF077055	13373	THE HIRE GUYS HIRING SERVICES	31/03/2014	661.00
EF077056	13393	SOUTH WEST GROUP CONTRIBUTIONS	31/03/2014	40,150.00
EF077057	13409	KLEENIT CLEANING SERVICES	31/03/2014	8,470.00
EF077058	13462	ATI-MIRAGE PTY LTD TRAINING SERVICES	31/03/2014	3,520.00
EF077059	13563	ECOJOBS ENVIRONMENTAL PERSONNEL EMPLOYMENT SERVICES	31/03/2014	10,261.25
EF077060	13582	DBS FENCING FENCING SERVICES	31/03/2014	9,053.00
EF077061	13671	STAPLES AUSTRALIA PTY LTD OFFICE/STATIONERY SUPPLIES	31/03/2014	112.04
EF077062	13676	EDUCATIONAL EXPERIENCE EDUCATIONAL SUPPLIES	31/03/2014	140.47
EF077063	13779	PORTER CONSULTING ENGINEERS ENGINEERING CONSULTANCY SERVICES	31/03/2014	1,100.00
EF077064	13825	JACKSON MCDONALD LEGAL SERVICES	31/03/2014	973.81
EF077065	13832	INSIGHT CALL CENTRE SERVICES COMMUNICATION SERVICES	31/03/2014	4,791.92
EF077066	13860	KRS CONTRACTING VERGE COLLECTION SERVICES	31/03/2014	13,581.70
EF077067	13991	CAESARS PLUMBING & GAS PLUMBING & GAS SERVICES/INSTALLATIONS	31/03/2014	93.75
EF077068	14034	ADECCO EMPLOYMENT SERVICES	31/03/2014	28,271.82
EF077069	14111	POLYTECHNIC WEST EDUCATIONAL SERVICES	31/03/2014	11.50
EF077070	14188	CHALLENGER INSTITUTE OF TECHNOLOGY - MURDOCH TRAINING PROVIDER	31/03/2014	218.24
EF077071	14258	WARP GROUP PTY LTD ROAD CONSTRUCTION MATERIALS	31/03/2014	6,828.94
EF077072	14278	LINKS SURVEYING SURVEYING SERVICES	31/03/2014	264.00
EF077073	14300	A & G CARPET CLEANING CARPET CLEANING SERVICES	31/03/2014	638.00
EF077074	14350	BAILEYS FERTILISERS FERTILISER SUPPLIES	31/03/2014	3,162.50
EF077075	14447	ANDOVER DETAILERS DETAILING SERVICES	31/03/2014	1,355.00
EF077076	14459	BIDVEST (WA) FOOD/CATERING SUPPLIES	31/03/2014	1,118.23
EF077077	14593	AUSTREND INTERNATIONAL PTY LTD ALUMINIUM SUPPLIES	31/03/2014	1,149.50

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF077078	14659	KIDOGO ARTHOUSE TRAINING SERVICES - ART/SCULPTURE	31/03/2014	66,348.00
EF077079	14667	APPEALING SIGNS SIGNS	31/03/2014	990.88
EF077080	14787	DAVID'S GARDEN CENTRE PLANT SUPPLIES	31/03/2014	2,368.00
EF077081	14831	ANGLICARE WA TRAINING SERVICES	31/03/2014	220.00
EF077082	14834	GILDEN TREE FARM PLANT/TREE SUPPLIES	31/03/2014	2,728.00
EF077083	15072	DRUM PRINT & PUBLICATIONS PRINTING SERVICES	31/03/2014	83.00
EF077084	15079	COCKBURN SHEET METAL PTY LTD FABRICATION SERVICES	31/03/2014	3,300.00
EF077085	15193	PRO TRAMP AUSTRALIA ENTERTAINMENT SERVICES	31/03/2014	5,000.00
EF077086	15267	CHEMSEARCH AUSTRALIA CHEMICAL SUPPLIES	31/03/2014	5,944.53
EF077087	15283	LASER CORPS WA AMUSEMENT PARK/CENTRE	31/03/2014	2,880.00
EF077088	15393	GREENWAY ENTERPRISES HARDWARE SUPPLIES	31/03/2014	491.34
EF077089	15541	JANDAKOT NEWS NEWSPAPER SUPPLIERS	31/03/2014	179.30
EF077090	15550	APACE AID PLANTS & LANDSCAPING SERVICES	31/03/2014	1,507.00
EF077091	15588	NATURAL AREA MANAGEMENT & SERVICES WEED SPRAYING	31/03/2014	935.00
EF077092	15673	MAGNETISM ART & DESIGN ART/DESIGN SERVICES	31/03/2014	4,537.50
EF077093	15678	A2Z PEST CONTROL PEST CONTROL	31/03/2014	1,001.00
EF077094	15850	ECOSCAPE ENVIRONMENTAL CONSULTANCY	31/03/2014	3,293.40
EF077095	15862	FREMANTLE MILK DISTRIBUTORS MILK DELIVERY	31/03/2014	2,313.60
EF077096	16064	CMS ENGINEERING PTY LTD AIRCONDITIONING SERVICES	31/03/2014	17,576.95
EF077097	16107	WREN OIL WASTE DISPOSAL SERVICES	31/03/2014	19.97
EF077098	16291	WA PROFILING ROAD PROFILING SERVICES	31/03/2014	81,117.13
EF077099	16363	ATCO GAS AUSTRALIA GAS SUPPLIES/SERVICES	31/03/2014	257.74
EF077100	16384	BULL MOTOR BODIES MOTOR BODIES	31/03/2014	3,038.19
EF077101	16386	LITTLE RED APPLE PUBLISHING BOOK SUPPLIES	31/03/2014	16.00
EF077102	16396	MAYDAY EARTHMOVING GRADER HIRE	31/03/2014	27,148.00
EF077103	16403	ROBINSON BUILDTECH BUILDING SERVICES - ALTERATIONS	31/03/2014	103,579.31
EF077104	16533	TOTAL PACKAGING PACKAGING	31/03/2014	154.00

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF077105	16663	WATSONS GAS & O REPAIRS/MAINTENANCE SERVICES	31/03/2014	440.00
EF077106	16704	ACCIDENTAL FIRST AID SUPPLIES MEDICAL SUPPLIES	31/03/2014	1,593.78
EF077107	16778	SPECIALTY TIMBER FLOORING WA FLOORING SERVICES	31/03/2014	3,927.00
EF077108	16985	WA PREMIX CONCRETE SUPPLIES	31/03/2014	27,312.12
EF077109	16997	AUS SECURE SECURITY SERVICES/PRODUCTS	31/03/2014	1,080.00
EF077110	17092	CENTRAL SCREENS SECURITY SYSTEMS/PRODUCTS	31/03/2014	400.00
EF077111	17097	VALUE TISSUE PAPER PRODUCTS	31/03/2014	632.50
EF077112	17121	UNDERGROUND POWER DEVELOPMENT PTY LTD ELECTRICAL SERVICES	31/03/2014	4,730.00
EF077113	17213	COCKBURN CITY SOCCER CLUB INC SPORT EQUIPMENT GRANT	31/03/2014	1,400.00
EF077114	17309	THE ENVIRONMENTAL PRINTING COMPANY PRINTING SERVICES	31/03/2014	1,430.00
EF077115	17362	JOHN EARLEY TRAINING	31/03/2014	240.00
EF077116	17471	PIRTEK (FREMANTLE) PTY LTD HOSES & FITTINGS	31/03/2014	1,367.11
EF077117	17481	ADS AUTOMATION DOOR/GATE REPAIRS	31/03/2014	2,046.00
EF077118	17555	ALLEASING PTY LTD LEASE REPAYMENTS	31/03/2014	65,480.69
EF077119	17600	ERLECTIONS (WA) GUARD RAILS	31/03/2014	2,922.70
EF077120	17608	NU-TRAC RURAL CONTRACTING BEACH CLEANING/FIREBREAK CONSTRUCTION	31/03/2014	11,533.50
EF077121	17798	WESTERN DIAGNOSTIC PATHOLOGY ANALYTICAL SERVICES	31/03/2014	3,730.61
EF077122	17887	RED SAND SUPPLIES PTY LTD MACHINERY HIRE	31/03/2014	2,970.00
EF077123	17925	COCKBURN CITY TEEBALL & BASEBALL CLUB REGISTRATIONS	31/03/2014	150.00
EF077124	17942	MRS MAC'S FOOD SUPPLIES	31/03/2014	354.20
EF077125	18008	MANDURAH SAFETY & TRAINING SERV PTY LTD TRAINING SERVICES	31/03/2014	6,435.00
EF077126	18017	INSTANT PRODUCTS GROUP HIRE OF PORTABLE TOILETS	31/03/2014	5,632.83
EF077127	18038	COCKBURN NETBALL CLUB SPORTS GRANT	31/03/2014	2,600.00
EF077128	18073	PARAMOUNT SECURITY SERVICES SECURITY SERVICES	31/03/2014	16,023.15
EF077129	18084	VIZCOM TECHNOLOGIES PTY LTD AUDIO VISUAL EQUIPMENT	31/03/2014	365.75
EF077130	18100	DAVIS LANGDON AUSTRALIA COST MANAGEMENT SERVICES	31/03/2014	6,429.50
EF077131	18114	BOLLIG DESIGN GROUP P/L ARCHITECTURAL SERVICES	31/03/2014	47,142.87

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF077132	18126	DELL AUSTRALIA PTY LTD COMPUTER HARDWARE	31/03/2014	1,562.00
EF077133	18203	NATSYNC ENVIRONMENTAL PEST CONTROL	31/03/2014	200.00
EF077134	18216	REGEN4 ENVIRONMENTAL SERVICES CONSULTANCY - ENVIRONMENTAL	31/03/2014	13,860.00
EF077135	18249	LASSO MEDIA ADVERTISING	31/03/2014	627.00
EF077136	18265	FREMANTLE CITY DOCKERS FOOTBALL CLUB	31/03/2014	2,640.00
EF077137	18272	AUSTRACLEAR LIMITED INVESTMENT SERVICES	31/03/2014	32.23
EF077138	18436	JCS PLUMBING SERVICES PLUMBING SERVICES	31/03/2014	220.00
EF077139	18508	JOHN TURNER BRICK LAYING SERVICES	31/03/2014	3,322.00
EF077140	18533	FRIENDS OF THE COMMUNITY INC. DONATION	31/03/2014	1,847.00
EF077141	18613	ECO-HIRE EQUIPMENT HIRE	31/03/2014	3,219.25
EF077142	18628	UNILEVER AUSTRALIA LTD BEVERAGES	31/03/2014	451.83
EF077143	18639	HAMILTON HILL DELIVERY ROUND NEWSPAPER DELIVERY SERVICE	31/03/2014	51.80
EF077144	18734	P & R EDWARDS ENTERTAINMENT SERVICES	31/03/2014	650.00
EF077145	18799	DOWN TO EARTH TRAINING & ASSESSING TRAINING SERVICES	31/03/2014	1,980.00
EF077146	18884	SILICH ENTERPRI BOLLARDS	31/03/2014	9,922.00
EF077147	18962	SEALANES (1985) P/L CATERING SUPPLIES	31/03/2014	2,457.07
EF077148	19038	DOWSING CONCRETE CONCRETING SERVICES	31/03/2014	5,907.00
EF077149	19066	DVA FABRICATIONS LIBRARY SUPPLIES	31/03/2014	2,620.00
EF077150	19133	INNOVA GROUP PTY LTD FURNITURE	31/03/2014	4,113.42
EF077151	19225	ENGINE SKATE SKATEBOARDS & ACCESSORIES	31/03/2014	930.00
EF077152	19306	ZIP HEATERS (AUST) PTY LTD HEATERS	31/03/2014	347.38
EF077153	19366	JOSEPHINE'S EDUTAINMENT ENTERTAINMENT SERVICES	31/03/2014	350.00
EF077154	19436	WHITCHURCH REFRIGERATION & AIRCONDITIONING AIR CONDITIONING SERVICES	31/03/2014	238.70
EF077155	19533	WOOLWORTHS LTD GROCERIES	31/03/2014	5,046.59
EF077156	19541	TURF CARE WA PTY LTD TURF SERVICES	31/03/2014	4,853.00
EF077157	19545	GRASSWEST BUILDING & GARDEN MAINTENANCE	31/03/2014	3,759.00
EF077158	19623	ERGOLINK OFFICE FURNITURE	31/03/2014	153.50

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF077159	19628	PAPERBARK TECHNOLOGIES ARBORICULTURAL CONSULTANCY SERVICES	31/03/2014	13,647.50
EF077160	19652	TMS SERVICES SECURITY SERVICES	31/03/2014	6,584.70
EF077161	19657	BIGMATE MONITORING SERVICES PTY LTD COMPUTER HARDWARE/SOFTWARE	31/03/2014	1,786.40
EF077162	19718	SIFTING SANDS CLEANING SERVICES - SAND	31/03/2014	15,849.18
EF077163	19847	PFD FOOD SERVICES PTY LTD CATERING SERVICES	31/03/2014	2,824.35
EF077164	19856	WESTERN TREE RECYCLERS SHREDDING SERVICES	31/03/2014	75,851.11
EF077165	19885	SAFEGUARD INDUSTRIES SECURITY SCREENS/DOORS	31/03/2014	600.00
EF077166	19967	FINGER FOOD CATERING CATERING SERVICES	31/03/2014	2,200.00
EF077167	20000	AUST WEST AUTO ELECTRICAL P/L AUTO ELECTRICAL SERVICES	31/03/2014	23,482.63
EF077168	20068	CLARITY COMMUNICATIONS PUBLIC RELATIONS CONSULTANCY SERVICES	31/03/2014	76,408.20
EF077169	20075	CHAMPION MUSIC ENTERTAINMENT	31/03/2014	33,000.00
EF077170	20146	DATA#3 LIMITED CONTRACT IT PERSONNEL & SOFTWARE	31/03/2014	586.01
EF077171	20238	MY DELICIOUS CAKE DECORATING SERVICES	31/03/2014	300.00
EF077172	20247	CHRISTIE PARKSAFE PARKS & RECREATIONAL PRODUCTS	31/03/2014	24,125.20
EF077173	20341	WILHELMINA MARIA HOUWEN GARDENING SERVICES	31/03/2014	1,120.00
EF077174	20408	JESSICA LOW WORKSHOP - CIRCUS	31/03/2014	360.00
EF077175	20457	IAN PERCY NARRATIVE THERAPY	31/03/2014	88.00
EF077176	20480	EXTREME BANNERS MARQUEE	31/03/2014	5,288.00
EF077177	20549	A1 CARPET, TILE & GROUT CLEANING CLEANING SERVICES - TILES/CARPET	31/03/2014	1,870.00
EF077178	20711	PALMYRA RUGBY CLUB YOUTH ACTIVE	31/03/2014	400.00
EF077179	20881	HEALTH ON THE MOVE MEDICAL SERVICES	31/03/2014	1,168.20
EF077180	20882	BELL-VISTA FRUIT & VEGETABLE FRUIT & VEGETABLE	31/03/2014	847.23
EF077181	20925	JANDAKOT LAKES JUNIOR CRICKET CLUB JUNIOR CRICKET	31/03/2014	200.00
EF077182	21005	BRAIN TEASERS OZ PTY LTD EDUCATIONAL PRODUCTS	31/03/2014	132.00
EF077183	21127	JOANNA AYCKBOURN INSTRUCTION - SINGING	31/03/2014	600.00
EF077184	21131	STATE WIDE TURF SERVICES TURF RENOVATION	31/03/2014	7,656.00
EF077185	21139	AUSTRAFFIC WA PTY LTD TRAFFIC SURVEYS	31/03/2014	1,633.50

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF077186	21198	STUDIO KRAZE VIDEO PRODUCTIONS	31/03/2014	415.00
EF077187	21287	T.J.DEPIAZZI & SONS SOIL & MULCH SUPPLIES	31/03/2014	5,386.70
EF077188	21290	ONSITE RENTALS EQUIPMENT HIRE / TOILETS ETCE	31/03/2014	2,402.40
EF077189	21294	CAT HAVEN ANIMAL SERVICES	31/03/2014	1,064.50
EF077190	21363	TENDERLINK.COM PTY LTD COMPUTER SOFTWARE	31/03/2014	550.00
EF077191	21371	SANPOINT PTY LTD LD TOTAL KERBING SERVICES	31/03/2014	48,960.34
EF077192	21401	MILKY MONSTER CATERING SERVICES	31/03/2014	300.00
EF077193	21529	BRAND SUCCESS PROMOTIONAL PRODUCTS	31/03/2014	660.00
EF077194	21546	SUNPALM AUSTRALIA GARDENING SUPPLIES	31/03/2014	1,882.32
EF077195	21594	GREENSENSE PTY LTD CONSULTANCY - CLIMATE	31/03/2014	3,685.00
EF077196	21665	MMJ REAL ESTATE (WA) PTY LTD CONSULTANCY SERVICES - PROPERTY	31/03/2014	1,071.35
EF077197	21666	ENVIROLAB SERVICES (WA) PTY LTD ANALYTICAL SERVICES	31/03/2014	1,928.30
EF077198	21678	IANNELLO DESIGNS GRAPHIC DESIGN	31/03/2014	1,028.50
EF077199	21689	CHRIS THOMAS PHOTOGRAPHY SERVICES	31/03/2014	300.00
EF077200	21691	ZETTANET PTY LTD INTERNET/WEB SERVICES	31/03/2014	165.00
EF077201	21879	SPOTLESS SERVIC CLEANING SERVICES	31/03/2014	54,889.35
EF077202	21915	ECOWATER SERVICES PTY LTD MAINTENANCE SERVICES - WASTE SYSTEMS	31/03/2014	445.35
EF077203	21946	RYAN'S QUALITY MEATS MEAT SUPPLIES	31/03/2014	897.43
EF077204	21990	MEDIBANK HEALTH SOLUTIONS PTY LTD MEDICAL SERVICES	31/03/2014	707.30
EF077205	22012	ELEGANT GLOVES EVENTS AND SERVICES CATERING SERVICES	31/03/2014	1,240.00
EF077206	22133	AIR-BORN AMUSEM AMUSEMENT SERVICES	31/03/2014	12,052.70
EF077207	22169	GREENSTAR GROUP WA PTY LTD GREENSTAR GROUP WA AIR CONDITIONING SERVICES	31/03/2014	2,989.32
EF077208	22179	HOWARD PARK WINES PTY LTD WINE SUPPLIES	31/03/2014	78.00
EF077209	22182	KALAMUNDA FENCING & GATEMAKERS FENCING SERVICES	31/03/2014	1,699.50
EF077210	22242	ASPHALT SURFACES PTY LTD ASPHALTING SERVICES	31/03/2014	235,887.51
EF077211	22332	MACQUARIE EQUIP LEASE RENTAL	31/03/2014	16,174.25
EF077212	22337	SEGAFREDO ZANETTI AUSTRALIA PTY LTD COFFEE & COFFEE MACHINES	31/03/2014	171.60

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF077213	22388	CARRINGTON'S TRAFFIC SERVICES TRAFFIC MANAGEMENT SERVICES	31/03/2014	82,058.10
EF077214	22448	CAKES WEST PTY LTD CATERING	31/03/2014	285.22
EF077215	22553	BROWNES FOOD OPERATIONS CATERING SUPPLIES	31/03/2014	2,367.19
EF077216	22569	KINETIC HEALTH GROUP PTY LTD MEDICAL SERVICES	31/03/2014	1,530.10
EF077217	22600	CUBIC PROMOTIONS PTY LTD PROMOTIONAL PRODUCTS	31/03/2014	9,357.70
EF077218	22619	KSC TRAINING TRAINING SERVICES	31/03/2014	1,318.00
EF077219	22639	SHATISH CHAUHAN TRAINING SERVICES - YOGA	31/03/2014	240.00
EF077220	22653	PCYC FREMANTLE SPONSORSHIP	31/03/2014	1,600.00
EF077221	22681	ABBNEY BLINDS PTY LTD BLINDS	31/03/2014	2,545.40
EF077222	22682	BEAVER TREE SERVICES PTY LTD TREE PRUNING SERVICES	31/03/2014	94,882.46
EF077223	22695	DEPARTMENT OF THE ATTORNEY GENERAL NOTICE OF CONVICTION	31/03/2014	1,600.00
EF077224	22751	WORKFORCE CLOTHING PTY LTD CLOTHING - INDUSTRIAL	31/03/2014	132.00
EF077225	22805	COVS PARTS PTY LTD MOTOR PARTS	31/03/2014	2,235.83
EF077226	22806	AUSTRALIAN FUEL DISTRIBUTORS PTY LTD FUEL SUPPLIES	31/03/2014	130,379.32
EF077227	22859	TOP OF THE LADDER GUTTER CLEANING GUTTER CLEANING SERVICES	31/03/2014	1,548.80
EF077228	22903	UNIQUE INTERNATIONAL RECOVERIES LLC DEBT COLLECTORS	31/03/2014	230.40
EF077229	22913	AUSTRALIAN OFFICE LEADING BRANDS.COM.AU ENVELOPES	31/03/2014	93.02
EF077230	22914	LADY LATTE CATERING SERVICES	31/03/2014	200.00
EF077231	22970	WASHPOD CONSOLIDATED PTY LTD CLEANING - EQUIPMENT	31/03/2014	291.50
EF077232	23306	KEVIN & FIONA ETHERTON ENTERTAINMENT SERVICES	31/03/2014	200.00
EF077233	23309	FUN IN TRAINING AUSTRALIA PTY LTD FITNESS CLASSES-INSTRUCTIONS	31/03/2014	1,567.50
EF077234	23348	ZUMBA WITH HONEY FITNESS CLASSES	31/03/2014	440.00
EF077235	23350	ANALYTICO PTY LTD TRAINING SERVICES	31/03/2014	1,834.25
EF077236	23472	PARADE ARTISTS PTY LTD ENTERTAINMENT - BOOKING AGENT	31/03/2014	29,700.00
EF077237	23550	HENRICKS CONSULTING PTY LTD CONSULTANCY SERVICES - HUMAN RESOURCES	31/03/2014	715.00
EF077238	23570	A PROUD LANDMARK PTY LTD LANDSCAPE CONTRUCTION SERVICES	31/03/2014	8,696.88
EF077239	23579	DAIMLER TRUCKS PERTH PURCHASE OF NEW TRUCK	31/03/2014	55,151.80

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF077240	23599	SOUTHERN DISTRICTS SOFTBALL ASSOCIATION SPORTING EQUIPMENT GRANT	31/03/2014	200.00
EF077241	23600	IRONBARK SUSTAINABILITY CONSULTANCY SERVICES - ENVIRONMENTAL	31/03/2014	25,117.40
EF077242	23617	AMLEC HOUSE PTY LTD CONSULTANCY - SERVICES	31/03/2014	1,584.00
EF077243	23628	DISMANTLE RECONDITIONED BICYCLES & BIKE EDUCATION	31/03/2014	594.00
EF077244	23670	LIEBHERR AUSTRALIA PTY LTD SPARE PARTS	31/03/2014	7,559.88
EF077245	23817	ARUP PTY LTD CONSULTANCY-ENG,PLANNING,DESIGN	31/03/2014	4,283.13
EF077246	23818	AM & IE MUTCH ENGINEERING CONSULTANTS CONSULTANCY SERVICES	31/03/2014	7,224.25
EF077247	23825	PALMYRA REBELS NETBALL CLUB REGISTRATION FEES	31/03/2014	390.00
EF077248	23849	JCB CONSTRUCTION EQUIPMENT AUSTRALIA PLANT/MACHINERY	31/03/2014	297.11
EF077249	23858	SPECIALISED SECURITY SHREDDING DOCUMENT DESTRUCTION SERVICES	31/03/2014	384.90
EF077250	23928	SECRETARIAT NATIONAL ABORIGINAL AND ISLANDER CHILD MEMBERSHIP SUBSCRIPTION	31/03/2014	150.00
EF077251	23971	FIND WISE LOCATION SERVICES LOCATING SERVICES - UNDERGROUND	31/03/2014	5,277.80
EF077252	23985	WINNACOTT KATS JUNIOR FOOTBALL CLUB INC REGISTRATION FEES-KIDSPORT	31/03/2014	365.00
EF077253	24035	NEXT POWER RENEWABLE ENERGY	31/03/2014	5,639.00
EF077254	24036	MULTI SWEEP PTY LTD (WA) SWEEPING SERVICES	31/03/2014	2,408.20
EF077255	24056	KATHERINE DONEGAN EXERCISE PHYSIOLOGY	31/03/2014	325.00
EF077256	24157	PERTH FACE PAINTING COMPANY FACE PAINTING SERVICES	31/03/2014	440.00
EF077257	24161	THE HIDDEN PANTRY CATERING SERVICES	31/03/2014	229.00
EF077258	24183	WELLARD GLASS GLASS REPAIR SERVICES	31/03/2014	4,415.40
EF077259	24185	HIPPY BELLY DANCE TRAINING SERVICES - DANCE CLASSES	31/03/2014	260.00
EF077260	24186	ELAN ENERGY MANAGEMENT PTY LTD RECYCLING SERVICES - TYRES	31/03/2014	183.96
EF077261	24195	PAYNE'S WINDOW CLEANING AND SERVICES WINDOW CLEANING SERVICES	31/03/2014	5,643.19
EF077262	24290	APT GOLDFIELDS PTY LTD CONSULTANCY SERVICES	31/03/2014	528.00
EF077263	24298	TANKS FOR HIRE EQUIPMENT HIRE	31/03/2014	1,771.01
EF077264	24411	ASHLEIGH MCNESS JUNIOR TRAVEL ASSISTANCE	31/03/2014	400.00
EF077265	24425	HEAT EXCHANGERS WA PTY LTD MAINTENANCE SERVICES	31/03/2014	1,262.80
EF077266	24444	ROSEMARY ALLAN WORKSHOPS	31/03/2014	900.00

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF077267	24506	AMARANTI'S PERSONAL TRAINING PERSONAL TRAINING SERVICES	31/03/2014	300.00
EF077268	24510	AQUATIC AGENCY AQUATIC SUPPLIES	31/03/2014	1,160.80
EF077269	24524	CALO HEALTH HEARTMOVE CLASSES	31/03/2014	2,350.00
EF077270	24527	AUSTRALIAN ASSOCIATION FOR ENVIRONMENTAL EDUCATION COURSE REGISTRATION	31/03/2014	6,250.00
EF077271	24557	AVELING CONSULTANCY SERVICES	31/03/2014	4,262.50
EF077272	24558	MACQUARIE BANK LIMITED LEASE REPAYMENT	31/03/2014	7,439.02
EF077273	24592	EMC ENGINEERING CONSULTANCY SERVICES	31/03/2014	5,735.40
EF077274	24599	POOLWERX SPEARWOOD ANALYTICAL SERVICES	31/03/2014	1,753.50
EF077275	24653	NICOLE SYMONS PHOTOGRAPHER PHOTOGRAPHY SERVICES	31/03/2014	400.00
EF077276	24655	AUTOMASTERS SPEARWOOD VEHICLE SERVICING	31/03/2014	5,596.00
EF077277	24748	PEARMANS ELECTRICAL & MECHANICAL SERVICES P/L ELECTRICAL SERVICES	31/03/2014	2,246.35
EF077278	24805	KAREN WOOLHEAD DANCING CLASSES	31/03/2014	480.00
EF077279	24861	MELVILLE CITY FOOTBALL CLUB SPORTS FEES	31/03/2014	200.00
EF077280	24862	BEARDS SECURITY SECURITY SERVICES	31/03/2014	320.00
EF077281	24945	NS PROJECTS PTY LTD PROJECT MANAGEMENT SERVICES	31/03/2014	16,500.00
EF077282	24946	WT PARTNERSHIP QUANTITY SURVEYING SERVICES	31/03/2014	10,450.00
EF077283	24949	BITUMEN SURFACING BITUMEN SUPPLIES	31/03/2014	2,363.13
EF077284	24950	BERKELIUM CONSULTING CONSULTANCY SERVICES	31/03/2014	22,375.00
EF077285	24958	KISS PHOTOBOOTH PTY LTD PHOTOGRAPHY SERVICES	31/03/2014	699.00
EF077286	24973	BLUESTONE RECRUITMENT TEMPORARY PERSONNEL SERVICES	31/03/2014	61,555.48
EF077287	24974	SCOTT PRINT PRINTING SERVICES	31/03/2014	770.00
EF077288	24976	SNAP PRINTING - COCKBURN CENTRAL PRINTING SERVICES	31/03/2014	1,840.40
EF077289	25002	BRAIN AMBULANCE MENTAL HEALTH EDUCATION EDUCATION SERVICES	31/03/2014	1,150.00
EF077290	25003	COOGEE PLUMBING PLUMBING SERVICES	31/03/2014	8,623.45
EF077291	25060	DFP RECRUITMENT SERVICES RECRUITMENT SERVICES	31/03/2014	8,901.39
EF077292	25061	RMRI AUSTRALIA PTY LTD CONSULTANCY SERVICES	31/03/2014	10,036.92
EF077293	25102	FREMANTLE MOBILE WELDING WELDING SERVICES	31/03/2014	2,249.50

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF077294	25115	FIIG INVESTMENT MANAGEMENT SERVICES	31/03/2014	2,750.00
EF077295	25121	IMAGESOURCE DIGITAL SOLUTIONS BILLBOARDS	31/03/2014	6,105.00
EF077296	25128	HORIZON WEST LANDSCAPE & IRRIGATION P/L LANDSCAPING SERVICES	31/03/2014	2,960.32
EF077297	25158	MPIRE SECURITY SECURITY SERVICES	31/03/2014	1,813.24
EF077298	25190	GARBOLOGIE MATTRESS RECYCLING	31/03/2014	22,919.60
EF077299	25235	COOCH CREATIVE PTY LTD SIGNAGE DESIGN SERVICES	31/03/2014	4,565.00
EF077300	25262	SANDOVER PINDER ARCHITECTS ARCHITECTURAL SERVICES	31/03/2014	154,187.25
EF077301	25290	KENNEDYS TREE S TREE MAINTENANCE	31/03/2014	17,193.00
EF077302	25291	STARWEST PARTY HIRE PARTY HIRE	31/03/2014	565.80
EF077303	25335	JAXON PTY LTD BUILDING CONSTRUCTION SERVICES	31/03/2014	4,615,197.33
EF077304	25340	ERTECH HOLDINGS PTY LTD FOOTPATH CONSTRUCTION SERVICES	31/03/2014	71,705.37
EF077305	25341	WARD PACKAGING CATERING SUPPLIES	31/03/2014	69.30
EF077306	25350	SILVERFERN IT CONSULTANCY SERVICES	31/03/2014	192.50
EF077307	25373	ARCADIAN BEAUTY MASSAGE THERAPY	31/03/2014	250.00
EF077308	25374	RIVERSIDE TROPHIES TROPHIES	31/03/2014	864.00
EF077309	25410	WA HYDROMULCHING MULCHING SERVICES	31/03/2014	7,118.70
EF077310	25415	JANDAKOT STOCK & PET SUPPLIES PET SUPPLIES	31/03/2014	63.65
EF077311	25418	CS LEGAL LEGAL SERVICES	31/03/2014	14,429.13
EF077312	25477	SPOTLESS FACILITY SERVICES (PAINTING DIVISION) PAINTING SERVICES	31/03/2014	14,014.00
EF077313	25494	STEVE'S ALL-TRADE'S SOLUTIONS PAINTING AND ROOF SUPPLIES	31/03/2014	3,150.00
EF077314	25539	BROWN CONSULTING (VIC) PTY LTD CONSULTANCY SERVICES	31/03/2014	39,710.00
EF077315	25540	JOHN MASSEY GROUP PTY LTD BUILDING SURVEYING SERVICES	31/03/2014	13,200.00
EF077316	25580	BIOMORPHOSIS WASTE TRIAL	31/03/2014	359.50
EF077317	25589	ENGTECH (AUST) PTY LTD DANGEROUS GOODS ASSESSMENT & CONSULTANCY	31/03/2014	1,420.38
EF077318	25609	NEXXIAL ECOLOGY WEED CONTROL SERVICES	31/03/2014	1,210.00
EF077319	25610	UNIQUE BLASTING & COATINGS SAND BLASTING	31/03/2014	1,511.40
EF077320	25631	MANDY KIELY TRAINING SERVICES	31/03/2014	2,000.00

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF077321	25634	CLEAN UP AUSTRALIA LIMITED PROMOTIONAL ITEMS	31/03/2014	453.05
EF077322	25635	MW URBAN CONSULTANCY SERVICES	31/03/2014	1,784.75
EF077323	25648	MATT NANKIVELL PHOTOGRAPHY SERVICES	31/03/2014	576.00
EF077324	25653	MP ELECTROLOCATION PTY LTD ROAD DESIGN SERVICES	31/03/2014	2,200.00
EF077325	25654	WINDOW SHIELD AUSTRALIA GLASS CLEANING SERVICES	31/03/2014	4,444.00
EF077326	25658	GUNDI CORPORATION ABORIGINAL REFERENCE GROUPS	31/03/2014	4,070.00
EF077327	25670	WARREN GREEN CONSULTING CONSULTANCY SERVICES	31/03/2014	5,456.00
EF077328	25707	MY GYM CHILDREN'S FITNESS CENTRE FITNESS CLASSES	31/03/2014	200.00
EF077329	25711	AFROTONIC ENTERTAINMENT SERVICES	31/03/2014	500.00
EF077330	25735	ETHIOPIAN CAFE CATERING SUPPLIES	31/03/2014	1,950.00
EF077331	25795	DEPARTMENT OF LANDS PURCHASE OF LAND - GP SUPER CLINIC	31/03/2014	72,867.00
EF077332	11794	SYNERGY ELECTRICITY USAGE/SUPPLIES	31/03/2014	355,210.81
EF077333	12025	TELSTRA CORPORATION COMMUNICATIONS SERVICES	31/03/2014	23,995.72
EF077334	18930	ASHTYN HIRON JUNIOR TRAVEL ASSISTANCE	31/03/2014	400.00
EF077335	22519	LAUREN YERKOVICH JUNIOR TRAVEL ALLOWANCE	31/03/2014	400.00
EF077336	22891	SHARON BARBER CAT STERILISATION CONTRIBUTION	31/03/2014	100.00
EF077337	24070	ASHLEIGH GRANT JUNIOR TRAVEL ASSISTANCE	31/03/2014	400.00
EF077338	24073	KEVIN KALEMBER JUNIOR TRAVEL ASSISTANCE	31/03/2014	400.00
EF077339	24410	JESSIE MCLARNON JUNIOR TRAVEL ASSISTANCE	31/03/2014	400.00
EF077340	24416	SHANNON ROBINSON JUNIOR TRAVEL ASSISTANCE	31/03/2014	400.00
EF077341	24705	CORINNA CHIA CAT STERILISATION CONTRIBUTION	31/03/2014	50.00
EF077342	24743	JULIA NICOLAS JUNIOR TRAVEL ASSISTANCE	31/03/2014	400.00
EF077343	25721	DARREN GRAHAM CROSSOVER CONTRIBUTION	31/03/2014	300.00
EF077344	25722	BRIANNA WHEATLEY CROSSOVER CONTRIBUTION	31/03/2014	300.00
EF077345	25723	CHEN CHEN CROSSOVER CONTRIBUTION	31/03/2014	300.00
EF077346	25724	PAURAS SHAH CROSSOVER CONTRIBUTION	31/03/2014	300.00
EF077347	25725	COLM HARTE CROSSOVER CONTRIBUTION	31/03/2014	300.00

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF077348	25726	LYNNE MAITLAND CROSSOVER CONTRIBUTION	31/03/2014	300.00
EF077349	25727	KELLY MCALLISTER CROSSOVER CONTRIBUTION	31/03/2014	300.00
EF077350	25728	ALISTAIR MAWSON CROSSOVER CONTRIBUTION	31/03/2014	300.00
EF077351	25729	TIMI STREAT & FLEUR KAHUI CROSSOVER CONTRIBUTION	31/03/2014	300.00
EF077352	25741	KATHRYN TAYLOR CROSSOVER CONTRIBUTION	31/03/2014	300.00
EF077353	25742	T & S PAPARONE CROSSOVER CONTRIBUTION	31/03/2014	300.00
EF077354	25743	ADRIAN TEIXEIRA CROSSOVER CONTRIBUTION	31/03/2014	300.00
EF077355	25744	LUCIENNE VAN DEN BERG CROSSOVER CONTRIBUTION	31/03/2014	300.00
EF077356	25745	POH W KUAN CROSSOVER CONTRIBUTION	31/03/2014	300.00
EF077357	25746	E A LEWIS COMPOST BIN REBATE	31/03/2014	50.00
EF077358	25753	MATIC ENGINEERING PTY LTD INTERIM ADJUSTMENT	31/03/2014	243.51
EF077359	25754	RJ & CD WILKINSON HIGH VOLTAGE DISCOUNT	31/03/2014	290.00
EF077360	25755	NINAN THOMAS RATES REFUND - OVERPAYMENT	31/03/2014	313.93
EF077361	25756	DIANA SILVER RATES REFUND - OVERPAYMENT	31/03/2014	712.48
EF077362	25770	DAVEY HOLDINGS PTY LTD OVERPAYMENT - RATES REFUND	31/03/2014	2,035.87
EF077363	25776	TINA ACQUADO CAT STERILISATION REBATE	31/03/2014	100.00
EF077364	25777	HERMINE CRAY CAT STERILASTION REFUND	31/03/2014	100.00
EF077365	25778	JOYCE PAKCHAM CAT STERILASTION REFUND	31/03/2014	100.00
EF077366	25779	JANE BENEVENGA CAT STERILASTION REFUND	31/03/2014	50.00
EF077367	25780	JOANNE KETT CAT STERILSATION REFUND	31/03/2014	50.00
EF077368	25781	TAMARA GORMAN CAT STERILISATION REFUND	31/03/2014	50.00
EF077369	25782	LAURIE PATON CAT STERILISATION REFUND	31/03/2014	50.00
EF077370	25783	SHARON SCHAPER CAT STERILISATION REFUND	31/03/2014	50.00
EF077371	25784	TAYLAY CHRISTIE JUNIOR TRAVEL ASSISTANCE	31/03/2014	400.00
EF077372	25785	JOEL BECHES JUNIOR TRAVEL ASSISTANCE	31/03/2014	400.00
EF077373	25786	CAIGE KAZMIEROWSKI JUNIOR TRAVEL ASSISTANCE	31/03/2014	400.00
EF077374	25787	GERIMAY NICOLAS JUNIOR TRAVEL ASSISTANCE	31/03/2014	400.00

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF077375	25788	MOLLY HAGEN JUNIOR TRAVEL ASSISTANCE	31/03/2014	400.00
EF077376	25789	YUTONG (BELLA) LIU JUNIOR TRAVEL ASSISTANCE	31/03/2014	400.00
EF077377	25790	SARAH COCKEN JUNIOR TRAVEL ASSISTANCE	31/03/2014	400.00
EF077378	25791	LISA VENER JUNIOR TRAVEL ASSISTANCE	31/03/2014	400.00
EF077379	25792	TAYLAH WATKINSON JUNIOR TRAVEL ASSISTANCE	31/03/2014	400.00
EF077380	25793	MATTHEW VINCI JUNIOR TRAVEL ASSISTANCE	31/03/2014	400.00
025884	13932	ARMAGUARD BANKING SERVICES	5/03/2014	2,436.50
025885	13932	ARMAGUARD BANKING SERVICES	12/03/2014	1,582.20
025886	10589	FINES ENFORCEMENT REGISTRY FINES ENFORCEMENT FEES	11/03/2014	3,870.00
025887	13932	ARMAGUARD BANKING SERVICES	20/03/2014	3,779.55
025888	13932	ARMAGUARD BANKING SERVICES	27/03/2014	3,183.70
025889	10304	CHILD EDUCATION SERVICES ASSORTED BOOKS	28/03/2014	199.82
025890	10382	COMMISSIONER OF POLICE LICENCE FEE	28/03/2014	117.00
025891	10747	IINET LIMITED INTERNET SERVICES	28/03/2014	659.45
025892	11636	TOWN OF VICTORIA PARK LOST LIBRARY BOOK	28/03/2014	8.80
025893	18624	COCKBURN SENIOR CITIZENS ASSOCIATION INC SENIOR CITIZENS ASSOCIATION	28/03/2014	146.00
025894	22345	CITY OF SWAN LOCAL GOVERNMENT	28/03/2014	7,815.34
025895	16137	PATRICK WILSON RATES REFUND	31/03/2014	407.75
025896	17234	CAROLYNE CONINGSBY RATES REFUND	31/03/2014	553.86
025897	25750	JL & JT CACAO RATES REFUND	31/03/2014	377.00
025898	25751	ANGELO LANDUCCI RATES REFUND	31/03/2014	2,904.00
025899	25752	PF & PL DAVEY RATES REFUND	31/03/2014	264.53
025900	25757	SHARON MILLAR RATES REFUND	31/03/2014	487.73
025901	25758	KA & GR DUCAS RATES REFUND	31/03/2014	704.24
025902	25759	JA MCCORMICK RATES REFUND	31/03/2014	412.20
025903	25761	DIANNE BRONATOWSKA RATES REFUND	31/03/2014	441.00
025904	25762	CONTANCE MCNAUGHTON RATES REFUND	31/03/2014	90.81

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
025905	25763	D & JM HANDY RATES REFUND	31/03/2014	399.50
025906	25764	YVONNE KINNAIRD RATES REFUND	31/03/2014	586.93
025907	25765	GR & CA TUCKFIELD RATES REFUND	31/03/2014	234.86
025908	25766	JA LOUIS RATES REFUND	31/03/2014	487.73
025909	25767	C H SIMMS RATES REFUNDS	31/03/2014	178.19
025910	25768	SUNIT SCOTT RATES REFUND	31/03/2014	392.56
025911	25769	JM KEISLER RATES REFUND	31/03/2014	504.27
025912	25774	GOLD ESTATE HOLDINGS PTY LTD RATES REFUND	31/03/2014	411.60
025913	25775	VIVA DEVELOPMENTS PTY LTD SETTLEMENT REFUND	31/03/2014	212.31
025914	10047	ALINTA ENERGY GAS SUPPLIES	31/03/2014	170.15
025915	11758	WATER CORP WATER USAGE SUPPLIES ADD RETENTION HELD NIL	31/03/2014	34,417.32
025850	10589	LESS PRIOR PERIOD CANCELLED CHEQUES/EFTS FINES ENFORCEMENT REGISTRY	11/03/2014	-3,956.00
EF075813	10184	BENARA NURSERIES	6/03/2014	-972.34
TOTAL				16,248,810.66
TOTAL AS PER AP SOURCE 13GLACT9991000				16,248,810.66
TOTAL AS PER TR SOURCE 13GLACT9991000				16,248,810.66
ADDITIONAL DIRECT PAYMENTS				
BANK FEES				
MERCHANT FEES COC				-
MERCHANT FEES SLLC				-
MERCHANT FEES VARIOUS OUT CENTRES				-
NATIONAL BPAY CHARGE				4,099.07
RTGS/ACLR FEE				8.50
NAB TRANSACT FEE				3,056.14
				7,163.71
FAMILY DAY CARE AND IN HOME CARE PAYMENTS				
FDC PAYMENTS				50,416.93
IHC PAYMENTS				92,264.51
				142,681.44
PAYROLL TRANSACTIONS				
COC 04/03/14 CITY OF COCKBURN 042958				243,266.11
COC 05/03/14 CITY OF COCKBURN 042958				3,325.71
COC 11/03/14 CITY OF COCKBURN 042958				1,714.10
COC 11/03/14 CITY OF COCKBURN 042958				770,953.58
COC 11/03/14 CITY OF COCKBURN 042958				12,051.44
COC 14/03/14 CITY OF COCKBURN 042958				3,252.11
COC 18/03/14 CITY OF COCKBURN 042958				232,176.85

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
		COC 20/03/14 CITY OF COCKBURN 042958		3,906.27
		COC 21/02/14 CITY OF COCKBURN 042958		1,058.35
		COC 24/03/14 CITY OF COCKBURN 042958		700.62
		COC 25/03/14 CITY OF COCKBURN 042958		832,954.00
		COC 27/02/14 CITY OF COCKBURN 042958		1,634.87
				2,106,994.01
		CREDIT CARD PAYMENTS		
		CBA CREDIT CARD PAYMENT		66,110.32
				66,110.32
		TOTAL PAYMENTS FOR MARCH		18,571,760.14

PAYMENT SUMMARY

CHEQUE PAYMENTS

025884 - 025915

CANCELLED PAYMENTS

025850; EF 075813

ELECTRONIC FUNDS TRANSFER PAYMENT

EF076781 – EF077380

STATEMENT OF FINANCIAL ACTIVITY

OCM 08/05/2014 - Item 15.2 - Attach

for the period ended 31 March 2014

	Actuals	YTD Revised Budget	Variance to YTD Budget	\$ Variance to YTD Budget	Revised Budget	Adopted Budget
	\$	\$	%	\$	\$	\$
Operating Revenue						
Governance	67,587,845	66,005,292	2%	1,582,553 ✓	68,109,173	67,587,336
Financial Services	814,989	795,613	2%	19,376	908,954	684,954
Information Services	700	2,782	-75%	(2,082)	3,706	3,706
Human Resource Management	224,131	100,342	123%	123,790 ✓	133,789	133,789
Library Services	39,441	38,318	3%	1,123	49,532	49,532
Community Services	6,300,099	6,436,598	-2%	(136,499) ✗	7,367,630	6,898,253
Human Services	5,351,528	5,029,824	6%	321,704 ✓	6,598,227	6,414,360
Corporate Communications	15,125	32,617	-54%	(17,492)	34,872	12,736
Development Services	3,116,167	2,968,086	5%	148,081 ✓	3,678,841	3,310,270
Planning Services	1,097,677	1,147,697	-4%	(50,020)	1,329,514	1,279,514
Waste Services	27,399,667	27,360,707	0%	38,961	31,718,265	36,102,121
Parks & Environmental Services	69,456	37,582	85%	31,874	54,166	6,963
Engineering Services	247,901	162,735	52%	85,167	208,988	208,988
Infrastructure Services	54,684	52,494	4%	2,190	204,592	8,304
	112,319,411	110,170,687	2%	2,148,724	120,400,250	122,700,826
Less: Restricted Grants & Contributions b/fwd	(2,103,892)	(2,525,317)	-17%	421,425	(2,525,317)	-
Total Operating Revenue	110,215,519	107,645,371	2%	2,570,149	117,874,933	122,700,826
Operating Expenditure						
Governance	(2,991,867)	(3,460,062)	-14%	468,195 ✓	(4,912,221)	(4,942,112)
Financial Services	(4,501,671)	(4,618,211)	-3%	116,539 ✓	(5,810,194)	(5,287,789)
Information Services	(3,224,595)	(3,407,357)	-5%	182,762 ✓	(4,538,217)	(4,126,942)
Human Resource Management	(1,678,034)	(1,710,315)	-2%	32,281	(2,253,541)	(2,221,344)
Library Services	(1,991,361)	(2,107,584)	-6%	116,224 ✓	(2,794,948)	(2,778,074)
Community Services	(6,432,524)	(7,051,525)	-9%	619,001 ✓	(9,541,799)	(9,087,564)
Human Services	(5,661,940)	(5,803,669)	-2%	141,729 ✓	(7,847,250)	(7,582,097)
Corporate Communications	(1,649,091)	(1,909,850)	-14%	260,758 ✓	(2,642,893)	(2,592,517)
Development Services	(3,329,114)	(3,560,107)	-6%	230,993 ✓	(4,843,718)	(4,681,677)
Planning Services	(1,799,363)	(1,293,543)	39%	(505,819) ✗	(1,758,929)	(1,454,445)
Waste Services	(14,101,638)	(13,361,345)	6%	(740,293) ✗	(17,834,246)	(19,937,008)
Parks & Environmental Services	(7,748,427)	(7,954,920)	-3%	206,493 ✓	(10,652,912)	(10,482,547)
Engineering Services	(5,240,814)	(5,655,449)	-7%	414,636 ✓	(7,578,222)	(7,578,222)
Infrastructure Services	(5,834,507)	(5,934,786)	-2%	100,279 ✓	(7,898,357)	(7,681,404)
	(66,184,945)	(67,828,725)	-2%	1,643,780	(90,907,445)	(90,433,743)

STATEMENT OF FINANCIAL ACTIVITY

for the period ended 31 March 2014

	Actuals	YTD Revised Budget	Variance to YTD Budget	\$ Variance to YTD Budget	Revised Budget	Adopted Budget
	\$	\$	%	\$	\$	\$
Less: Net Internal Recharging	2,096,241	2,317,636	-10%	(221,395) X	3,090,592	3,085,871
Add: Reverse Impairment Charge - Investments	-	-	0%	-	-	-
Add: Depreciation on Non-Current Assets						
Computer & Electronic Equip	(117,138)	(105,192)	11%	(11,946)	(140,256)	(140,256)
Furniture & Equipment	(124,562)	(122,751)	1%	(1,811)	(163,668)	(163,668)
Plant & Machinery	(2,242,590)	(2,427,570)	-8%	184,980 ✓	(3,236,760)	(3,236,760)
Buildings	(2,446,901)	(2,776,959)	-12%	330,058 ✓	(3,943,239)	(3,943,239)
Roads	(6,768,995)	(6,962,994)	-3%	193,999 ✓	(9,283,992)	(9,283,992)
Drainage	(1,637,260)	(1,689,939)	-3%	52,679	(2,253,252)	(2,253,252)
Footpaths	(830,287)	(838,899)	-1%	8,612	(1,118,532)	(1,118,532)
Parks Equipment	(2,307,139)	(1,550,061)	49%	(757,078) X	(2,066,748)	(2,066,748)
	(16,474,873)	(16,474,365)	0%	(508)	(22,206,447)	(22,206,447)
Total Operating Expenditure	(80,563,577)	(81,985,454)	-2%	1,421,877	(110,023,300)	(109,554,318)
Change in Net Assets Resulting from Operations	29,651,942	25,659,917	16%	3,992,025	7,851,632	13,146,507
Non-Operating Activities						
Profit/(Loss) on Assets Disposal						
Plant & Machinery	228,022	(241,962)	-194%	469,984 ✓	(416,641)	(627,141)
Freehold Land	875,630	653,750	34%	221,880 ✓	5,146,427	2,783,700
Furniture & Office Equipment	(6,165)	-	0%	(6,165)	-	-
Buildings	-	-	0%	-	-	-
	1,097,487	411,788	167%	685,699	4,729,786	2,156,559
Less: Movement in Joint Venture	-	-			-	-
Less: Underground Power Infrastructure Contribution	(36,586)	(1,040,000)	-96%	1,003,414	(1,040,000)	(1,040,000)
Asset Acquisitions						
Land and Buildings	(15,361,601)	(17,237,282)	-11%	1,875,681 ✓	(36,545,091)	(25,506,000)
Infrastructure Assets	(7,952,723)	(12,005,554)	-34%	4,052,831 ✓	(26,626,218)	(17,713,224)
Plant and Machinery	(1,882,524)	(3,467,200)	-46%	1,584,676 ✓	(4,360,413)	(3,899,500)
Furniture and Equipment	(19,695)	(22,097)	-11%	2,402	(22,800)	(24,000)
Computer Equipment	(393,407)	(993,382)	-60%	599,975 ✓	(1,451,180)	(540,000)
Note 1.	(25,609,950)	(33,725,515)	-24%	8,115,565	(69,005,703)	(47,682,724)
Add: Transfer to Reserves	(10,718,243)	(6,322,739)	70%	(4,395,505) X	(39,446,643)	(33,226,292)
	(5,615,350)	(15,016,549)	-63%	9,401,199	(96,910,927)	(66,645,950)

STATEMENT OF FINANCIAL ACTIVITY

for the period ended 31 March 2014

	Actuals	YTD Revised Budget	Variance to YTD Budget	\$ Variance to YTD Budget	Revised Budget	Adopted Budget
	\$	\$	%	\$	\$	\$
Add Funding from						
Grants & Contributions - Asset Development	8,820,328	5,654,884	56%	3,165,444 ✓	9,097,758	5,629,495
Less: held in restricted funds from prior years	(739,916)	(27,033)	2637%	(712,884) X	(27,033)	-
Proceeds on Sale of Assets	3,629,205	1,634,625	122%	1,994,580 ✓	8,580,727	6,007,500
Reserves	20,469,388	26,035,823	-21%	(5,566,435) X	50,141,042	36,284,216
Loan Funds Raised	-	-	0%	-	-	-
Contributed Developer Assets	-	-	0%	-	-	-
	26,563,654	18,281,751	45%	8,281,903	(29,118,432)	(18,724,739)
Less: Transfer from Reserves - Impaired Investments	-	-	0%	-	-	-
Non-Cash/Non-Current Item Adjustments						
Depreciation on Assets	16,474,873	16,474,365	0%	508	22,206,447	22,206,447
Profit/(Loss) on Assets Disposal	(1,097,487)	(411,788)	167%	(685,699) X	(4,729,786)	(2,156,559)
Loan Repayments	(656,657)	(662,574)	-1%	5,917	(1,325,149)	(1,325,149)
Joint Venture Investment	-	-	0%	-	-	-
Non-Current Accrued Debtors	-	-	0%	-	-	-
Non-Current Leave Provisions	292,199	-	0%	292,199 ✓	-	-
Net Change in Restricted/Committed Cash	2,843,808	2,552,349	11%	291,459 ✓	2,552,349	-
Deferred Pensioners Adjustment	-	-	0%	-	-	-
	44,420,390	36,234,103	23%	8,186,287	(10,414,571)	0
Opening Funds	11,247,256	11,247,256	0%	(0)	11,247,256	-
Closing Funds	Note 2, 3.	55,667,646	17%	8,186,286	832,686	-
	-	-		-	-	-

Notes to Statement of Financial Activity

Note 1.

Additional information on the capital works program including committed orders at end of month:

	Actuals	Commitments at Month End	Commitments & Actuals YTD	YTD Revised Budget	Full Year Revised Budget	Uncommitted at Month End
	\$	\$			\$	\$
Assets Classification						
Land and Buildings	(15,361,601)	(14,291,298)	(29,652,899)	(17,237,282)	(36,545,091)	6,892,192
Infrastructure Assets	(7,952,723)	(2,516,067)	(10,468,790)	(12,005,554)	(26,626,218)	16,157,428
Plant and Machinery	(1,882,524)	(1,400,525)	(3,283,050)	(3,467,200)	(4,360,413)	1,077,364
Furniture and Equipment	(19,695)	(2,745)	(22,440)	(22,097)	(22,800)	360
Computer Equipment	(393,407)	(479,282)	(872,689)	(993,382)	(1,451,180)	578,490
	(25,609,950)	(18,689,919)	(44,299,869)	(33,725,515)	(69,005,703)	24,705,833

Note 2.

Closing Funds in the Financial Activity Statement are represented by:

	Actuals	YTD Revised Budget	Full Year Revised Budget	Adopted Budget
	\$	\$	\$	\$
Current Assets				
Cash & Investments	124,417,112	88,861,189	57,760,601	65,409,779
Rates Outstanding	2,602,885	2,189,877	-	-
Rubbish Charges Outstanding	418,980	326,374	-	-
Sundry Debtors	3,376,178	1,622,610	-	-
GST Receivable	935,270	-	-	-
Prepayments	24,920	-	-	-
Accrued Debtors	323,198	-	-	-
Stock on Hand	15,653	-	-	-
	132,114,196	93,000,051	57,760,601	65,409,779
Current Liabilities				
Creditors	(4,454,630)	(4,505,355)	-	-
Income Received in Advance	52,856	-	-	-
GST Payable	(161,757)	-	-	-
Withholding Tax Payable	-	-	-	-
Provision for Annual Leave	(2,538,266)	-	-	-
Provision for Long Service Leave	(2,037,437)	-	-	-
	(9,139,235)	(4,505,355)	-	-
Net Current Assets	122,974,961	88,494,695	57,760,601	65,409,779
Add: Non Current Investments	4,320,670	-	-	-
	127,295,631	88,494,695	57,760,601	65,409,779
Less: Restricted/Committed Assets				
Cash Backed Reserves #	(65,638,316)	(40,465,685)	(56,380,265)	(62,309,778)
Deposits & Bonds Liability *	(2,552,108)	-	-	-
Grants & Contributions Unspent *	(3,437,561)	(547,651)	(547,651)	(3,100,000)
	55,667,646	47,481,359	832,686	0
Closing Funds (as per Financial Activity Statement)	55,667,646	47,481,359	832,686	0

See attached Reserve Fund Statement

* See attached Restricted Funds Analysis

Note 3.

Amendments to original budget since budget adoption. Surplus/(Deficit)

Ledger	Project/ Activity	Description	Council Resolution	Classification	Non Change - (Non Cash Items) Adjust. \$	Increase in Available Cash \$	Decrease in Available Cash \$	Amended budget Running Balance \$
	Budget Adoption			Closing Funds Surplus(Deficit)				0
	590 to							
GL	595	Adjust SLLC salaries including fixing error in salary level		Operating Expenditure		75,762		75,762
GL	241	Extra income from activity for the first six months		Operating Income		649		76,411
	161, 162,							
GL	175	Balancing FESA budget according to its funding		Operating Expenditure		2,568		78,979
OP	628	Adjusting Summer of Fun events according to OCM	OCM July13 17.3	Operating Expenditure			5,175	73,804
OP	9170	Correcting funding for Offset Surf Life Saving Club		Operating Income		23,000		96,804
CW	2075	Adding owners contribution to Crossover Construction project		Operating Income		30,000		126,804
OP	6818	New commercial lease at Orsino Boulevard, North Coogee		Operating Income		5,000		131,804
GL	105	Extra Financial Assistance Grant received		Operating Income		167,547		299,351
GL	165	New income from Cats Legislation		Operating Income		10,000		309,351
		Adjusting carry forward budget by increasing Council admin charge and						
GL	202	workers compensation insurance		Operating Expenditure		6,841		316,192
GL	323	Increase in hire income - Youth Axis Room		Operating Income		2,250		318,442
OP	9470	Grant for Regional Concert		Operating Income		20,000		338,442
				Operating Expenditure &				
Various		Mid-year budget review	OCM 13 Feb 14	Income		165,114		503,556
GL	105	Signage correction for mid-year budget review adjustment		Operating Income		329,130		832,686
				Closing Funds Surplus (Deficit)	0	837,861	5,175	832,686

Statement of Comprehensive Income *by Nature and Type*

#REF!

		Actual	Amended YTD Budget	\$ Variance to YTD Budget	Forecast	Amended Budget	Adopted Budget
		\$	\$	\$	\$	\$	\$
OPERATING REVENUE							
01 Rates		58,098,515	57,576,610	521,905	58,438,719	57,916,814	57,916,814
05 Fees and Charges	Note 1	39,779,323	39,752,429	26,894	46,261,290	46,234,396	50,208,232
10 Grants and Subsidies		5,915,620	5,607,641	307,979	7,857,277	7,549,298	9,046,274
15 Contributions, Donations and Reimbursements		1,504,883	808,040	696,843	1,617,376	920,533	474,614
20 Interest Earnings		4,904,127	3,893,957	1,010,169	6,254,995	5,244,826	5,044,826
25 Other revenue and Income		13,052	6,693	6,359	15,425	9,066	10,066
Total Operating Revenue		110,215,519	107,645,371	2,570,149	120,445,081	117,874,933	122,700,826
OPERATING EXPENDITURE							
50 Employee Costs - Salaries & Direct Oncosts	Note 2	(30,061,706)	(30,501,667)	439,961	(40,214,428)	(40,654,390)	(40,783,674)
51 Employee Costs - Indirect Oncosts		(507,452)	(478,219)	(29,233)	(990,941)	(961,708)	(929,483)
55 Materials and Contracts	Note 3	(24,557,938)	(25,967,999)	1,410,062	(33,915,447)	(35,325,509)	(33,543,022)
65 Utilities		(3,146,478)	(3,309,698)	163,220	(4,241,559)	(4,404,779)	(4,315,599)
70 Interest Expenses		(91,671)	(91,671)	-	(171,505)	(171,505)	(171,505)
75 Insurances		(2,243,713)	(2,235,067)	(8,646)	(2,243,713)	(2,235,067)	(2,005,067)
80 Other Expenses		(5,575,987)	(5,244,403)	(331,583)	(7,486,070)	(7,154,487)	(8,685,393)
85 Depreciation on Non Current Assets		(16,474,873)	(16,474,365)	(508)	(22,206,955)	(22,206,447)	(22,206,447)
Add Back: Indirect Costs Allocated to Capital Works		2,096,241	2,317,636	(221,395)	2,869,196	3,090,592	3,085,871
Total Operating Expenditure		(80,563,577)	(81,985,454)	1,421,877	(108,601,423)	(110,023,300)	(109,554,318)
CHANGE IN NET ASSETS RESULTING FROM OPERATING ACTIVITIES							
		29,651,942	25,659,917	3,992,025	11,843,658	7,851,632	13,146,507
NON-OPERATING ACTIVITIES							
11 Capital Grants & Subsidies		3,800,452	2,790,087	1,010,364	6,477,405	5,467,041	2,081,658
16 Contributions - Asset Development		5,019,876	2,864,796	2,155,079	5,785,797	3,630,718	3,547,837
95 Profit/(Loss) on Sale of Assets		1,097,487	411,788	685,699	5,415,485	4,729,786	2,156,559
57 Acquisition of Crown Land for Roads		-	-	-	-	-	-
58 Underground Power Scheme		(36,586)	(1,040,000)	1,003,414	(36,586)	(1,040,000)	(1,040,000)
Total Non-Operating Activities		9,881,228	5,026,672	4,854,556	17,642,101	12,787,544	6,746,054
NET RESULT		39,533,170	30,686,589	8,846,582	29,485,759	20,639,177	19,892,561

Notes to Statement of Comprehensive Income

Note 1.

Additional information on main sources of revenue in fees & charges.

	Actual	Amended YTD Budget	Amended Budget	Adopted Budget
	\$	\$	\$	\$
<u>Community Services:</u>				
Recreational Services	407,800	390,910	524,136	524,136
South Lake Leisure Centre	2,154,303	2,332,606	2,992,450	2,941,890
Law and Public Safety	2,969,647	2,843,911	2,899,737	2,861,346
	5,531,750	5,567,427	6,416,323	6,327,372
<u>Waste Services:</u>				
Waste Collection Services	17,053,602	17,082,210	17,240,000	16,807,430
Waste Disposal Services	10,326,303	10,254,508	14,451,995	19,256,811
	27,379,905	27,336,718	31,691,995	36,064,241
	32,911,655	32,904,146	38,108,318	42,391,613

Note 2.

Additional information on Salaries and Direct On-Costs by each Division.

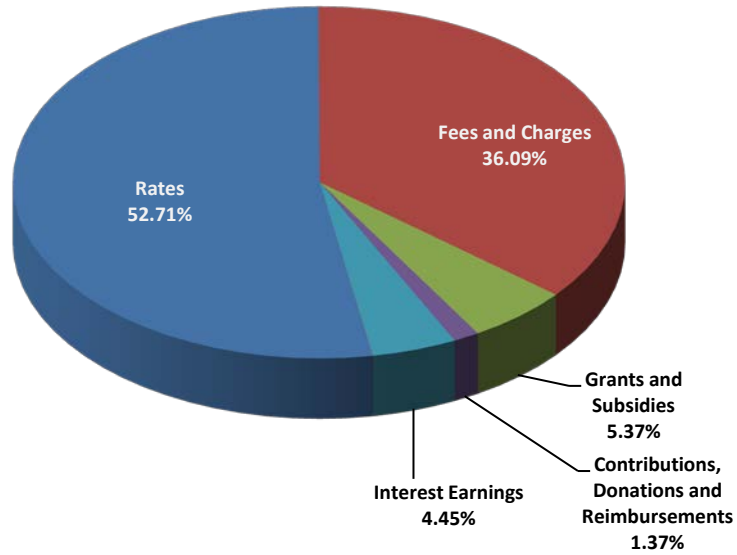
	Actual	Amended YTD Budget	Amended Budget	Adopted Budget
	\$	\$	\$	\$
Executive Division	(1,370,510)	(1,552,461)	(2,071,610)	(2,242,610)
Finance & Corporate Services Division	(4,572,884)	(4,673,086)	(6,204,163)	(6,150,515)
Community Services Division	(9,251,928)	(9,268,067)	(12,316,651)	(12,187,347)
Planning & Development Division	(3,566,408)	(3,451,738)	(4,602,322)	(4,743,558)
Engineering & Works Division	(11,299,975)	(11,556,314)	(15,459,644)	(15,459,644)
	(30,061,706)	(30,501,667)	(40,654,390)	(40,783,674)

Note 3

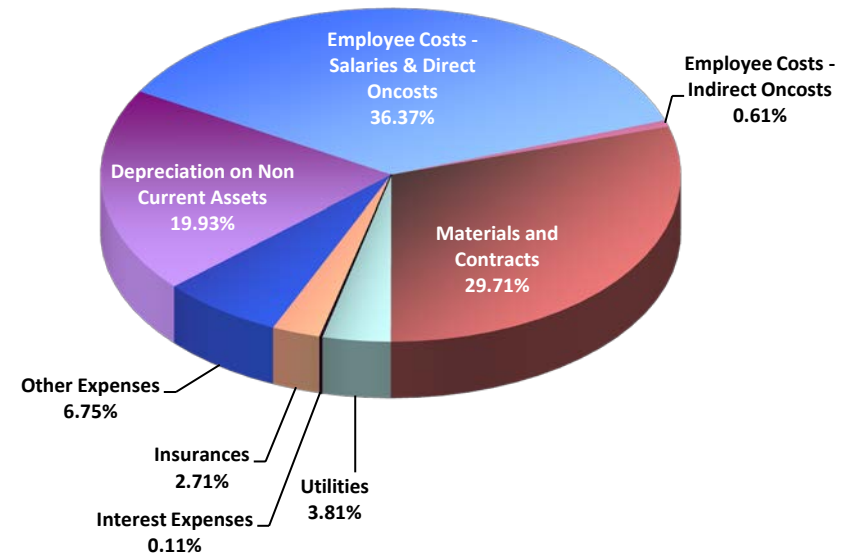
Additional information on Materials and Contracts by each Division.

	Actual	Amended YTD Budget	Amended Budget	Adopted Budget
	\$	\$	\$	\$
Executive Division	(1,161,793)	(1,384,298)	(1,925,625)	(1,839,190)
Finance & Corporate Services Division	(2,077,210)	(2,534,962)	(3,741,486)	(3,089,257)
Community Services Division	(5,207,327)	(6,052,645)	(8,222,797)	(7,652,734)
Planning & Development Division	(1,463,582)	(1,362,901)	(1,889,133)	(1,285,508)
Engineering & Works Division	(14,648,026)	(14,633,194)	(19,546,468)	(19,676,332)
Not Applicable	0	0	0	0
	(24,557,938)	(25,967,999)	(35,325,509)	(33,543,022)

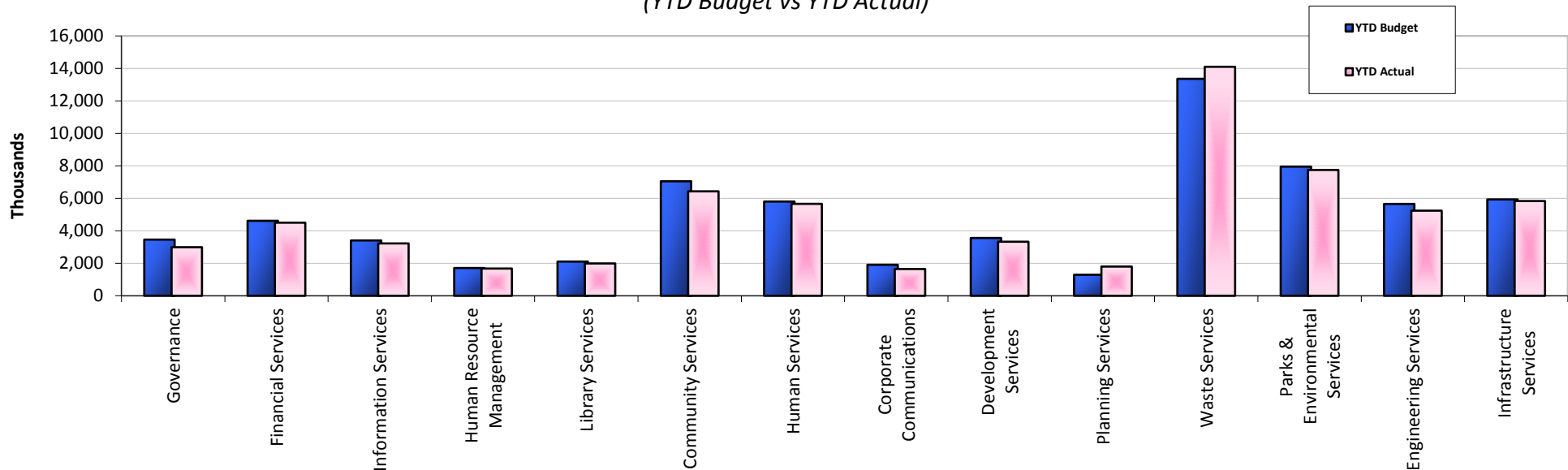
Operating Income by Nature and Type
(YTD Actual)



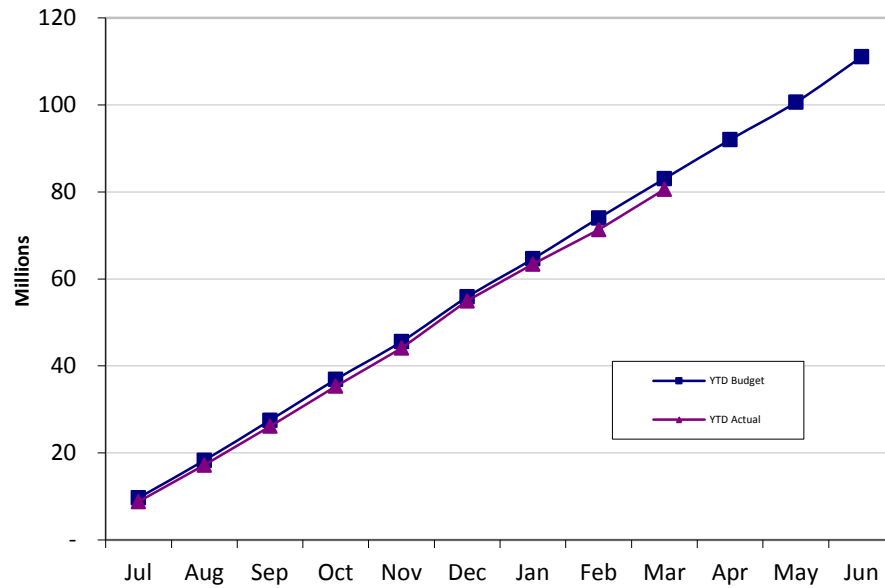
Operating Expenditure by Nature and Type
(YTD Actual)



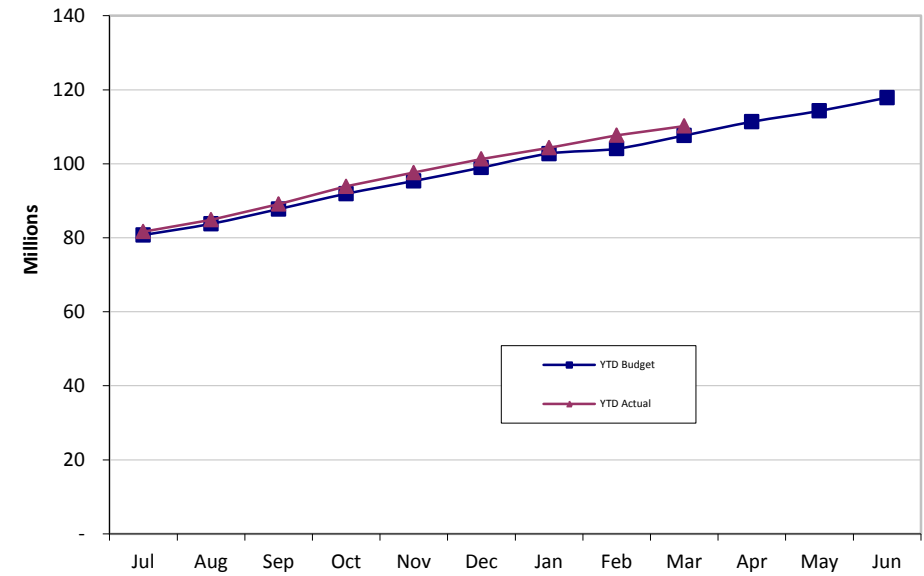
Operating Expenditure by Business Unit
(YTD Budget vs YTD Actual)



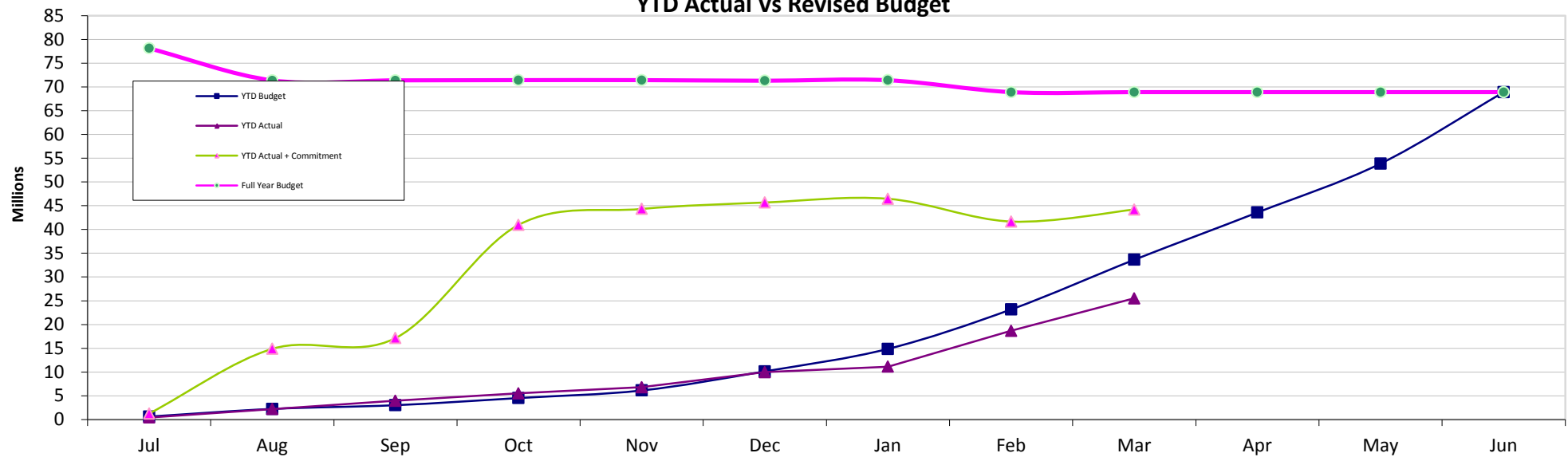
YTD Operating Expenditure Vs YTD Revised Budget



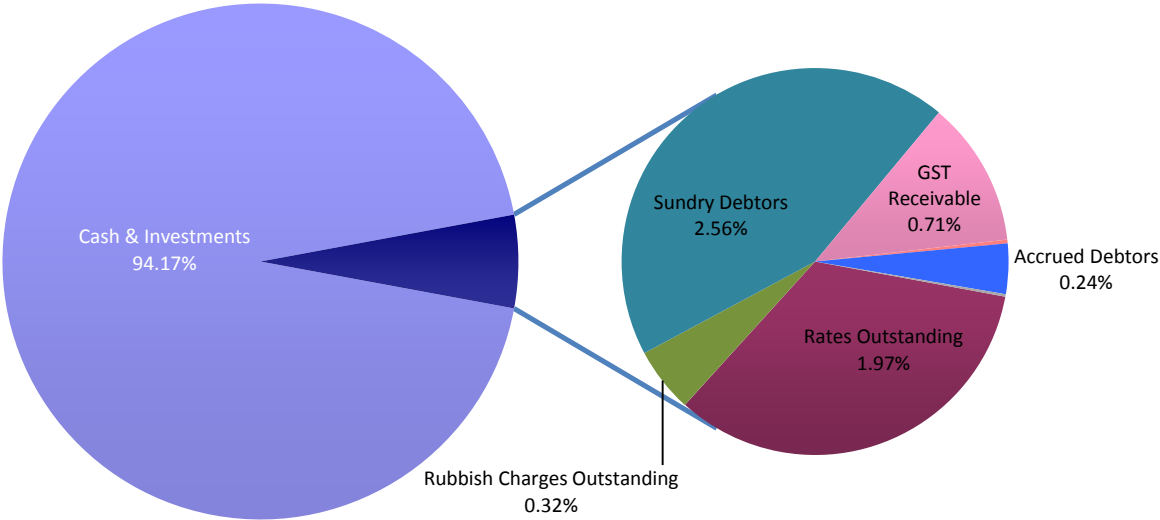
YTD Operating Income Vs YTD Revised Budget



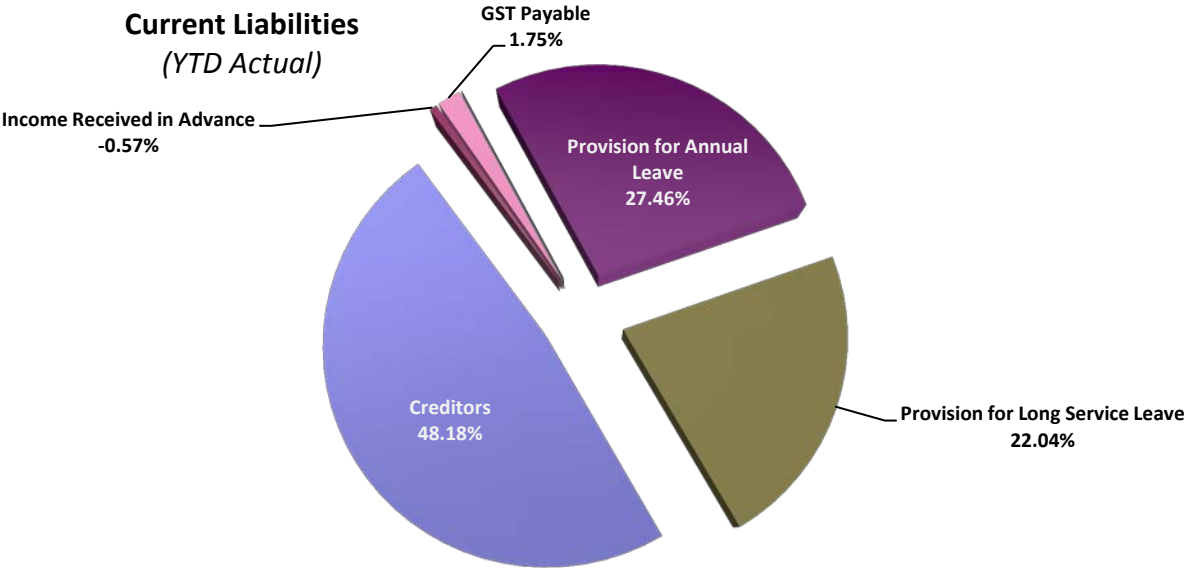
Capital Expenditure YTD Actual Vs Revised Budget



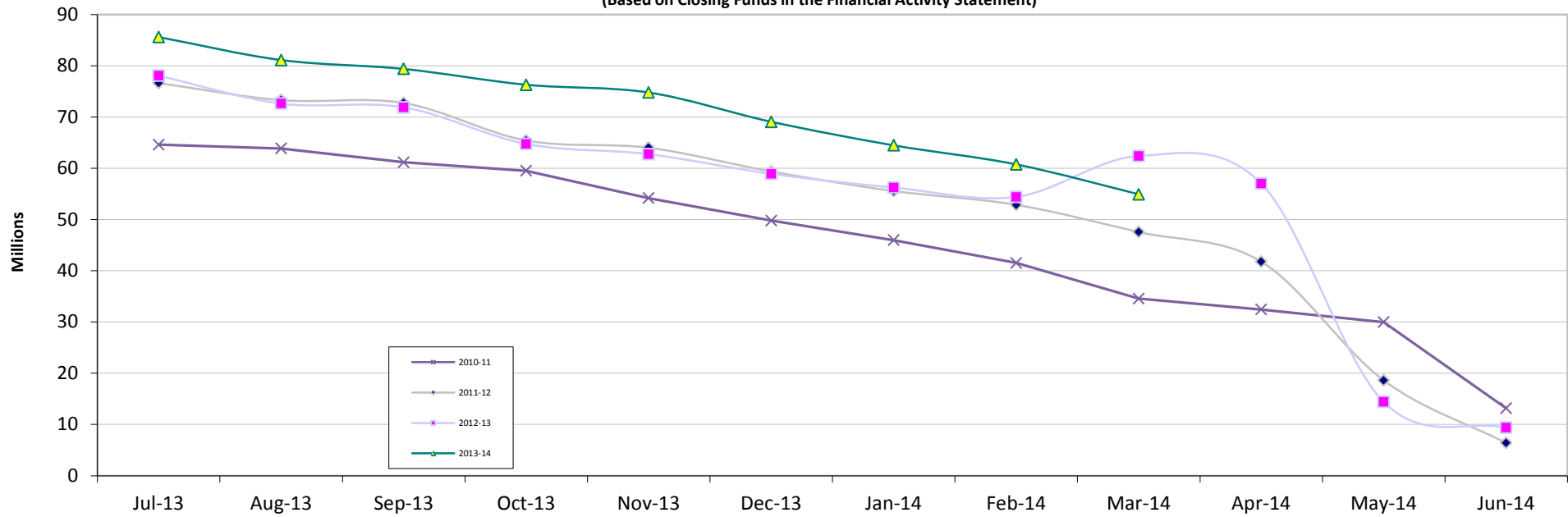
Current Assets
(YTD Actual)



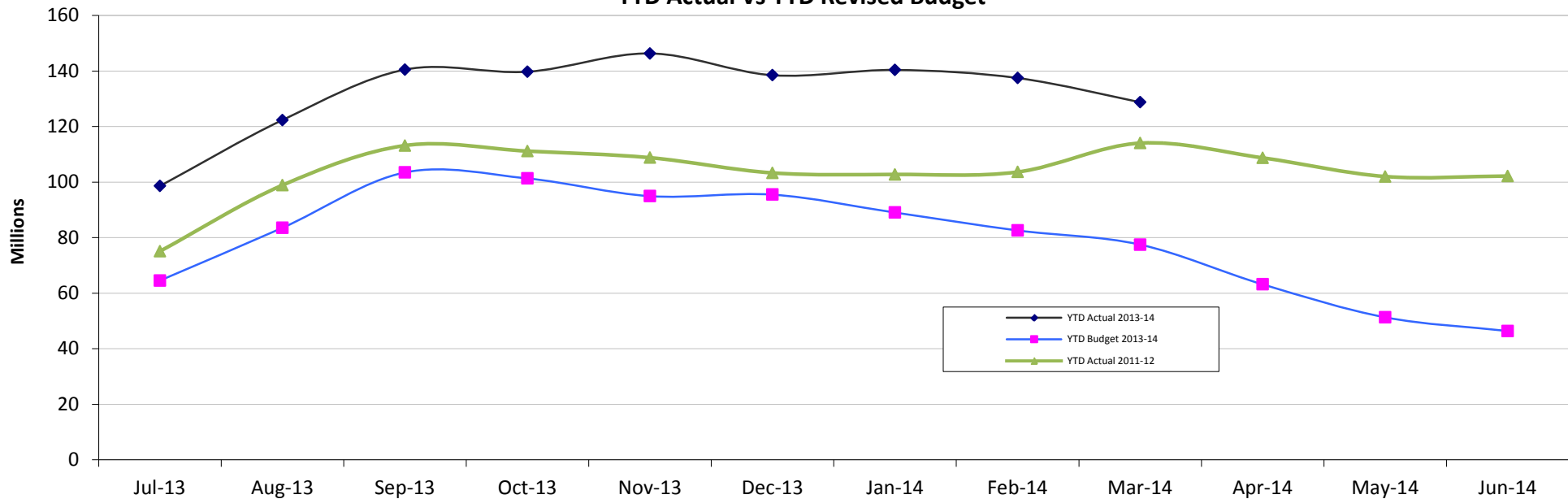
Current Liabilities
(YTD Actual)



Municipal Liquidity Over the Year (Based on Closing Funds in the Financial Activity Statement)



Cash & Investments Positions YTD Actual Vs YTD Revised Budget



City of Cockburn
Restricted Funds - Infrastructure Contributions & Carry Forwards
Financial Statement for the Period Ended 31 March 2014

Particulars		Balance July 1st 2013	Add: Receipts/Jnls	Less: Payments/Jnls	Closing Balance
INFRASTRUCTURE CONTRIBUTIONS					
Prog 12	ROAD CONSTRUCTION	1,264,557.16			1,264,557.16
Prog 12	FOOTPATH CONSTRUCTION	665,383.90			665,383.90
Prog 12	DRAINAGE DEVELOPMENT	645,419.01			645,419.01
		2,575,360.07	-	-	2,575,360.07
CARRIED FORWARDS					
Prog 8	FUNDED SERVICES SURPLUSES C/FWD	329,535.94	125,885.09	457,898.88 -	2,477.85
	UNSPENT PROJECT FUNDING C/FWD	2,630,789.99	856,131.91	2,533,047.76	953,874.14
Prog 12	UNSPENT ROAD FUNDING	745,683.14	421,711.68	1,256,590.29 -	89,195.47
		3,706,009.07	1,403,728.68	4,247,536.93	862,200.82
TOTAL		6,281,369.14	1,403,728.68	4,247,536.93	3,437,560.89

NB. Total Receipts and Payments of Contributions/CF Grants is the balance of Restricted Funds Activities (883-890):

Receipts: -	1,403,728.68
Payments:	4,247,536.93
Balance of Restricted Funds:	2,843,808.25

City of Cockburn - Reserve Funds

Financial Statement for Period Ending 31 March 2014

Account Details	Opening Balance		Interest Received		t/f's from Municipal		t/f's to Municipal		Closing Balance	
	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual
Council Funded										
Bibra Lake Management Plan Reserve	1,014,207	1,014,207	(7,756)	19,012	-	-	(191,559)	(65,344)	814,892	967,875
Bibra Lake Nutrient Managment	305,625	305,625	10,395	5,794	-	-	-	-	316,020	311,418
Carbon Pollution Reduct Scheme Res CPRS	-	-	(1,915)	4,088	-	-	-	-	(1,915)	4,088
Community Infrastructure	10,890,947	10,890,947	172,410	196,794	4,933,787	-	(11,510,575)	(7,602,529)	4,486,569	3,485,212
Community Surveillance Levy Reserve	498,556	498,556	25,230	9,117	193,294	-	(233,958)	(33,429)	483,122	474,244
Contaminated Sites	1,999,849	1,999,849	43,790	37,678	500,000	-	(200,000)	(25,226)	2,343,639	2,012,301
DCD Redundancies Reserve	2,916	2,916	-	55	-	-	-	-	2,916	2,972
Environmental Offset Reserve	357,376	357,376	(2,649)	6,432	-	-	(138,591)	(43,384)	216,136	320,423
Green House Emissions Reductions	579,053	579,053	11,792	10,886	200,000	-	(507,000)	(46,937)	283,845	543,002
Information Technology	428,166	428,166	31,635	7,332	124,671	-	(422,550)	(119,628)	161,922	315,870
Land Development & Investment Fund Reserve	13,933,953	13,933,953	241,058	259,846	7,683,727	2,958,818	(17,506,992)	(4,610,731)	4,351,746	12,541,885
Major Buildings Refurbishment	2,409,325	2,409,325	22,038	45,674	2,998,545	-	(30,043)	(572)	5,399,865	2,454,428
Mobile Rubbish Bins	209,552	209,552	20,773	2,708	-	-	(170,000)	(148,424)	60,325	63,836
Municipal Elections	493,285	493,285	11,274	7,979	-	-	(490,000)	(371,307)	14,559	129,957
Naval Base Shacks	596,438	596,438	13,956	11,291	158,854	-	(220,228)	(3,944)	549,020	603,785
Plant & Vehicle Replacement	3,731,633	3,731,633	65,118	66,346	3,469,500	-	(2,896,600)	(915,541)	4,369,651	2,882,438
Port Coogee Special Maintenance Reserve	809,083	809,083	19,595	15,336	235,000	267,834	(96,907)	(96,907)	966,771	995,346
Roads & Drainage Infrastructure	2,087,403	2,087,403	86,338	27,420	1,250,000	-	(2,984,325)	(1,188,004)	439,415	926,819
Staff Payments & Entitlements	2,261,717	2,261,717	133,904	40,857	105,000	-	(186,000)	(149,000)	2,314,621	2,153,575
Waste & Recycling	13,772,203	13,772,203	532,326	256,713	6,737,224	-	(3,757,818)	(702,944)	17,283,935	13,325,972
Waste Collection Levy	132,072	132,072	1,306	2,504	310,732	-	-	-	444,110	134,576
Workers Compensation	399,501	399,501	13,154	7,521	-	-	(30,000)	(26,088)	382,655	380,935
POS Cash in Lieu (Restricted Funds)	4,031,593	4,031,593	112,890	72,049	-	-	(436,364)	(436,363)	3,708,119	3,667,278
	60,944,452	60,944,452	1,556,662	1,113,431	28,900,334	3,226,652	(42,009,510)	(16,586,301)	49,391,938	48,698,233
Grant Funded										
Aged & Disabled Vehicle Expenses	424,948	424,948	9,170	7,673	68,496	6,696	(72,000)	(46,047)	430,614	393,270
Cockburn Super Clinic Reserve	4,242,180	4,242,180	143,836	67,444	-	-	(4,703,516)	(2,268,326)	(317,499)	2,041,298
Family Day Care Accumulation Fund	64,233	64,233	2,500	1,218	-	-	(2,800)	-	63,933	65,450
Naval Base Shack Removal Reserve	272,408	272,408	3,624	5,375	54,000	54,000	-	-	330,032	331,783
UNDERGROUND POWER	1,301,740	1,301,740	(9,837)	26,420	1,200,000	1,298,669	(2,412,063)	(722,619)	79,839	1,904,210
Welfare Projects Employee Entitlements	452,182	452,182	16,911	8,187	-	-	(81,210)	(72,898)	387,883	387,470
	6,757,691	6,757,691	166,204	116,317	1,322,496	1,359,365	(7,271,588)	(3,109,890)	974,802	5,123,482
Development Cont. Plans										
Aubin Grove DCA	167,325	167,325	21,604	3,171	-	-	(730)	(306)	188,199	170,190
Community Infrastructure DCA 13	3,361,786	3,361,786	105,715	103,677	2,000,000	4,027,360	(129,496)	-	5,338,005	7,492,823
Gaebler Rd Development Cont. Plans	760,607	760,607	4,944	14,418	-	-	(8,610)	(306)	756,941	774,719
Hammond Park DCA	(9,371)	(9,371)	-	(178)	383,540	-	-	-	374,169	(9,549)
Munster Development	724,330	724,330	8,498	11,575	8,753	176,710	(15,700)	(478,075)	725,881	434,540
Muriel Court Development Contribution	(43,595)	(43,595)	-	(2,532)	206,000	-	(162,472)	(140,262)	(67)	(186,389)
Packham North - DCA 12	(18,720)	(18,720)	-	(1,184)	515,000	-	(75,131)	(68,185)	421,149	(88,089)
Solomon Road DCA	97,272	97,272	-	3,205	257,500	264,547	(15,060)	-	339,712	365,024

Success Lakes Development	1,582,041	1,582,041	-	29,991	-	-	(1,429,357)	(306)	152,684	1,611,726
Success Nth Development Cont. Plans	601,206	601,206	10,661	11,608	10,981	26,093	(10,410)	(306)	612,438	638,602
Thomas St Development Cont. Plans	11,778	11,778	-	223	-	-	-	-	11,778	12,001
Wattleup DCA 10	(4,674)	(4,674)	-	(89)	-	-	(13,010)	-	(17,684)	(4,763)
Yangebup East Development Cont. Plans	188,928	188,928	3,986	3,315	57,150	114,150	(9,010)	(54,598)	241,054	251,796
Yangebup West Development Cont. Plans	268,405	268,405	10,712	6,885	95,903	109,533	(7,210)	(30,855)	367,810	353,968
	7,687,318	7,687,318	166,120	184,086	3,534,827	4,718,393	(1,876,196)	(773,196)	9,512,069	11,816,601
<i>Total Reserves</i>	75,389,461	75,389,461	1,888,986	1,413,833	33,757,657	9,304,410	(51,157,294)	(20,469,388)	59,878,810	65,638,316

Variance Analysis						
Municipal Financial Activity Statement for the period ended 31 March 2014						
	YTD Actuals \$	YTD Revised Budget \$	Full Year Revised Budget \$	YTD Variance \$	√ = Favourable X = Unfavourable	Mar-14
OPERATING REVENUE						
Governance	67,587,845	66,005,292	68,109,173	1,582,553	√	GRV Industrial Rates and GRV Commercial Rates received are \$130k and \$592k ahead from ytd budget respectively. Interest earnings from Municipal and Reserve are \$148k and \$749k over ytd budget respectively. Income received from Underground Power Service Charges are \$112k over ytd budget. GRV part Year Rates received are \$157k under ytd budget.
Human Resource Management	224,131	100,342	133,789	123,790	√	No material variances within this business unit.
Community Services	6,300,099	6,436,598	7,367,630	(136,499)	X	Animal Control Charges received is \$158k over ytd budget. However, income received from SLLC are under ytd budget by \$195k . KidSport Grant from Department Sport & Recreation have not received yet, resulting in unfavourable variance by \$113k .
Human Services	5,351,528	5,029,824	6,598,227	321,704	√	Income received from In-Home Care Subsidies (Federal) and Child Care Subsidies are \$234k and \$263k over ytd budget respectively. Income received from Family Services and Youth Services are \$231k and \$145k over ytd budget respectively. However, Grants (Operational Federal) received for Community Aged Care Packages and Fees & Charges received from Child Care Services are under ytd budget by \$160k and \$128k respectively .
Development Services	3,116,167	2,968,086	3,678,841	148,081	√	Income received from development application fees are over ytd budget by \$166k . However, income received from building license are under ytd budget by \$120k .
OPERATING EXPENDITURE						
Governance	2,991,867	3,460,062	4,912,221	468,195	√	Contract expenses for Council Functions/receptions operation projects are \$194k under ytd budget. Contract salaries for EA agreement provision has not come in yet, resulting in favourable variance of \$133k . Operating Expenses for Senior Management Group and Government-Elected Members are under ytd budget by \$104k and \$100k respectively. Contract expenses for LG Reform Provision is overspent by \$193k .
Financial Services	4,501,671	4,618,211	5,810,194	116,539	√	Salaries are under ytd budget by \$115k
Information Services	3,224,595	3,407,357	4,538,217	182,762	√	Materials & Contract Expenses are under ytd budget by \$152k
Library Services	1,991,361	2,107,584	2,794,948	116,224	√	No material variances within this business unit.
Community Services	6,432,524	7,051,525	9,541,799	619,001	√	Service & Contract expenses in Cosafe is under ytd budget by \$154k . Donations in Council Donations Operating Projects are under ytd budget by \$127k . Contract Expenses for Administration Recreation Operating Projects are under ytd budget by \$130k .
Human Services	5,661,940	5,803,669	7,847,250	141,729	√	Expenditures in Caregiver payments of In-Home Care Subsidies are \$250k over ytd budget. Contract Expenses are under ytd budget by \$133k .
Development Services	3,329,114	3,560,107	4,843,718	230,993	√	Contract expenses in contaminated site investigation (council owned sites) have not come in yet, resulting in favourable variance of \$155k .
Planning Services	1,799,363	1,293,543	1,758,929	(505,819)	X	This unfavourable variance is mainly from the payment to the landowner for reimbursement of land provided for Beelihar Drive for \$496k .
Waste Services	14,101,638	13,361,345	17,834,246	(740,293)	X	Expenses in Landfill levy and Landfill Site Office are \$373 and \$107k over ytd budget. Expenses in Entry Fees - Rrrc are \$297k over ytd budget.
Parks & Environmental Services	7,748,427	7,954,920	10,652,912	206,493	√	Contract Expenses for Street Trees are \$220k over ytd budget. Expenditures of Environmental Sustainability Initiatives and Environmental Works Operating Projects are underspent by \$185k and \$212k respectively.
Engineering Services	5,240,814	5,655,449	7,578,222	414,636	√	Power Expenses in Street Lighting Operation are \$214k under ytd budget. Employee Costs - Salaries & Direct Oncosts of Road Construction Overheads are \$115k under ytd budget.
Infrastructure Services	5,834,507	5,934,786	7,898,357	100,279	√	Expenses in Public Conveniences Operating Projects are under ytd by \$117k . Contract Expenses in Coastal Vulnerability & Adaption Study are \$122k under ytd budget. Expenses in Facilities Maintenance Operating Projects are over ytd budget by \$214k .
Document Set ID: 4205615						

Variance Analysis						
Municipal Financial Activity Statement for the period ended 31 March 2014						
	YTD Actuals	YTD Revised Budget	Full Year Revised Budget	YTD Variance	√ = Favourable X = Unfavourable	Mar-14
	\$	\$	\$	\$		
ADDITIONAL FUNDING RECEIVED						
Grants & Contributions - Asset Development	8,820,328	5,654,884	9,097,758	3,165,444	√	Owner Contribution received for DCA5, DCA6 and DCA13 are ahead of its ytd budget by \$100k, \$186k and \$2.6m respectively. Owner Contribution for DCA12,DCA9 and DCA11 have not been received resulting unfavourable variance of \$931k . Grant for MRD Blackspot program of Beeliar Drive received is \$283k ahead of its ytd budget. Regional Road Grants Projects received for Russell Rd Pearce to Hammond are ahead of its ytd budget by \$132k . Developer Contribution received for New Cockburn Central Aquatic & Recreation Centre are ahead of its ytd budget by \$154k . Bike Network Grants for North Lake Road (Discovery to Masfield) have not been received resulting unfavourable variance of \$211k .
Proceeds on Sale of Assets	3,629,205	1,634,625	8,580,727	1,994,580	√	Subdivision and development of Lot1, 4218 and 4219 Quarimor sold ahead of its budget by \$2.5m . 1548 - Lot 40 Cervantes Loop have not been sold, resulting in unfavourable variance of \$225k . Group of vehicles have not been sold, resulting in unfavourable variance of \$429k .



CAFE HUB

CAFE HUB LEGEND

FEATURES

- 1 PROPOSED ADDITIONAL ABUTMENT FACILITIES
- 2 PROPOSED CAFE EXTENSION WITH UNDERCOVER DINING AND ADDITIONAL CAFE STORAGE
- 3 SERVICE VEHICLE ACCESS
- 4 ACCESSIBLE PLAYGROUND EXTENSION
- 5 PICNIC SHELTER IN VEGETATED MOUND
- 6 OVERHEAD POWERLINES REMOVED
- 7 EXTENDED PARKLAND WITH SHADE TREES AND PICNIC FACILITIES
- 8 DUAL INSPIRED COLOURED CONCRETE IN-SITU PAVING PATTERN TO ENCOURAGE VISUAL AND SPATIAL CONNECTION BETWEEN CAFE AND PARKLAND
- 9 WIDENED ENTRY ROAD
- 10 RAISED SHARED PEDESTRIAN/VEHICULAR AREA
- 11 MAINTAIN SITE LINES TO PEDESTRIAN CROSSING
- 12 UPGRADES TO BEACH ACCESS SUBJECT TO FUTURE PLANNING

ACCESS

- 13 PROPOSED SHARED PATH
- 14 EXISTING SHARED PATH
- 15 CONCRETE PAVING
- 16 TRAFFICABLE CONCRETE PAVING

VEGETATION & TOPOGRAPHY

- 17 EXISTING SIGNIFICANT TREE TO BE RETAINED
- 18 TREES PROPOSED
- 19 ENTRY PLANTING
- 20 REVEGETATION
- 21 TURF
- 22 MOUNDING

SITE FEATURES AND AMENITY

- 23 REFURBISH EXISTING ARTWORK
- 24 INTERPRETIVE SIGNAGE / ARTWORK DEDICATED TO THE ABORIGINAL HISTORY OF THE SITE
- 25 ABUTMENT & CHANGE ROOMS
- 26 BEACH SHOWER
- 27 SEATING WALL
- 28 RETAINING WALL
- 29 BOLLARD
- 30 EXISTING CCTV
- 31 LOOSE FURNITURE
- 32 PICNIC SETTING
- 33 EXISTING PICNIC SHELTER TO BE RETAINED
- 34 PICNIC SHELTER IN MOUNDING PLANTING
- 35 CYCLE SLOW POINT RAILING

MASTER PLAN LEGEND

ACCESS

- 36 CAR PARK / ROAD
- 37 PEDESTRIAN CROSSING
- 38 SHARED PATH
- 39 PEDESTRIAN PATH
- 40 LOW FENCE WITH CHILDPROOF LOCKABLE GATES AND FAUNA ACCESS
- 41 EXISTING BOARDWALK
- 42 RESTRICTED VEHICLE ACCESS

VEGETATION & TOPOGRAPHY

- 43 EXISTING SIGNIFICANT TREE TO BE RETAINED
- 44 TREE PROPOSED
- 45 CAR PARK STORM WATER SWALE
- 46 TURF
- 47 MOUNDING

SITE FEATURES AND AMENITY

- 48 INTERPRETIVE SIGNAGE / ARTWORK DEDICATED TO THE ABORIGINAL HISTORY OF THE SITE
- 49 EXISTING ARTWORK TO BE REMOVED
- 50 EXERCISE STATION
- 51 WAY FINDING SIGNAGE
- 52 AMALGAMATED INFORMATION / WAY FINDING SIGNAGE
- 53 BEACH SHOWER
- 54 ADDITIONAL PONTOONS
- 55 CYCLE SLOW POINT RAILINGS
- 56 THREE PHASE POWER FACILITY

ZONING

- 57 LOT BOUNDARIES. NOTE: WOODMAN POINT REGIONAL PARK BOUNDARY INCLUDES LOTS 171, 172, 173 & 304
- 58 INDICATIVE AREA OF PROPOSED EXCISION BOUNDARY FROM RESERVE 49220
- 59 APPROVED EXCISION BOUNDARY FROM RESERVE 49220



LAWN AREA	BEFORE	AFTER
OVAL AREA	8576	9000
REMOVED ACCESS ROAD TO COOGEE BEACH HOLIDAY PARK	9	700
TOTAL AREA OF TURF	8576	9700

CARPARK LOCATION	BEFORE	AFTER
NORTH OF CAFE	116	146
SOUTH OF CAFE	85	137
NEW SURF CLUB PARKING	127	247
TOTAL NUMBER OF CARPARK BAYS	329	530



AUTHOR: TC
PROJECT NO: 2943-12
SCALE 1:3000 @ A3
QA PJ

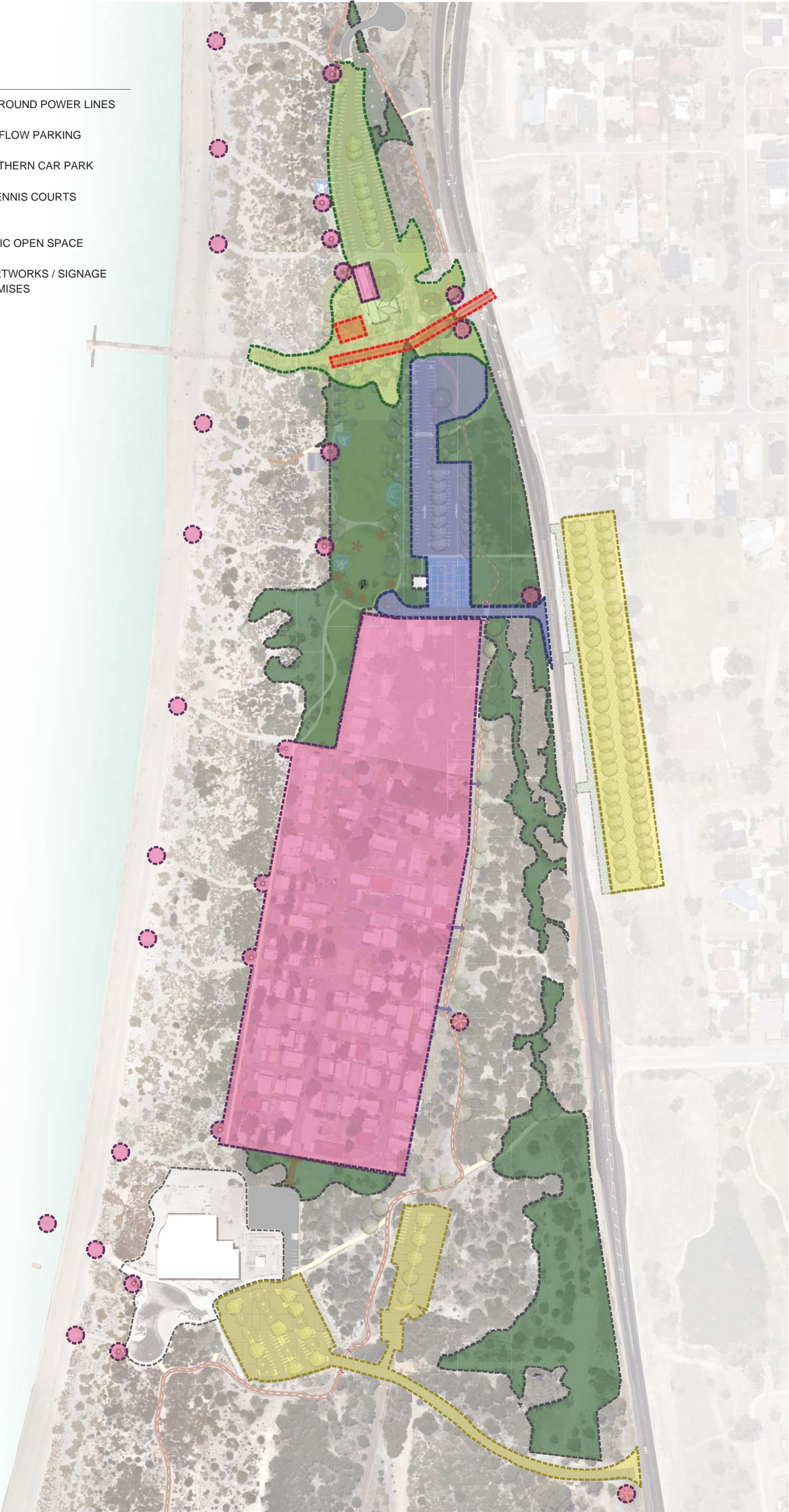
NOTE: THE EFFECT OF CLIMATE CHANGE ON THE SITE WILL BE CONSIDERED UPON COMPLETION OF A CURRENT STUDY

COOGEE BEACH RESERVE
CITY OF COCKBURN

LANDSCAPE MASTER PLAN
SK08- F

STAGING PLAN LEGEND

STAGE	COST ex. GST	DESCRIPTION
<div></div> STAGE 1	\$160,500	DEMOLISH OLD SURF CLUB & UNDERGROUND POWER LINES
<div></div> STAGE 2	\$789,285	UPGRADES TO POORE GROVE & OVERFLOW PARKING
<div></div> STAGE 3	\$1,172,798	UPGRADES TO CAFE HUB AREA & NORTHERN CAR PARK
<div></div> STAGE 4	\$729,472	UPGRADES TO CENTRAL CAR PARK, TENNIS COURTS & NEW HOLIDAY PARK ENTRY ROAD
<div></div> STAGE 5	\$998,315	REVEGETATION & UPGRADES TO PUBLIC OPEN SPACE
<div></div> STAGE 6	\$270,678	UPGRADES TO HOLIDAY PARK SITE, ARTWORKS / SIGNAGE & NEW / EXTENDED COMMERCIAL PREMISES







Eco Shark Barrier

Reporting for the third 4 weeks Feb 25-March 18

A basic report of the performance of the Eco Shark Barrier

Eco Shark Barrier

Reporting for the third 4 weeks Feb 25-March 18

FINDINGS FOR WEEK 9

UNPLANNED MAINTENANCE

There was no unplanned maintenance.

REACTIVE MAINTENANCE

There was no reactive maintenance

BARRIER COMPONENTS, MOORING SYSTEM AND PYLONS

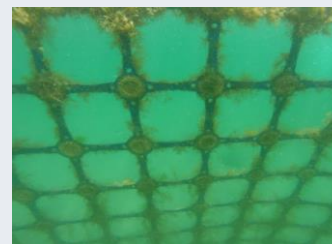
All general barrier components, mooring systems and pylons have been inspected every alternate day. All components are performing well and show no signs of wear or corrosion.

ALGAE GROWTH

The algae growth is continuing. There are more and more fish feeding on the algae. And we have noticed that in some areas the movement of the ocean tides has cleaned parts of the barrier. The thick growth seems to have died down.

BY-CATCH

There has been NO by-catch.



FINDINGS FOR WEEK 10

UNPLANNED MAINTENANCE

There was no unplanned maintenance.

REACTIVE MAINTENANCE

There was no reactive maintenance

BARRIER COMPONENTS, MOORING SYSTEMS AND PYLONS

All general barrier components, mooring systems and pylons have been inspected on every alternate day. All components are performing well and show no signs of wear or corrosion.

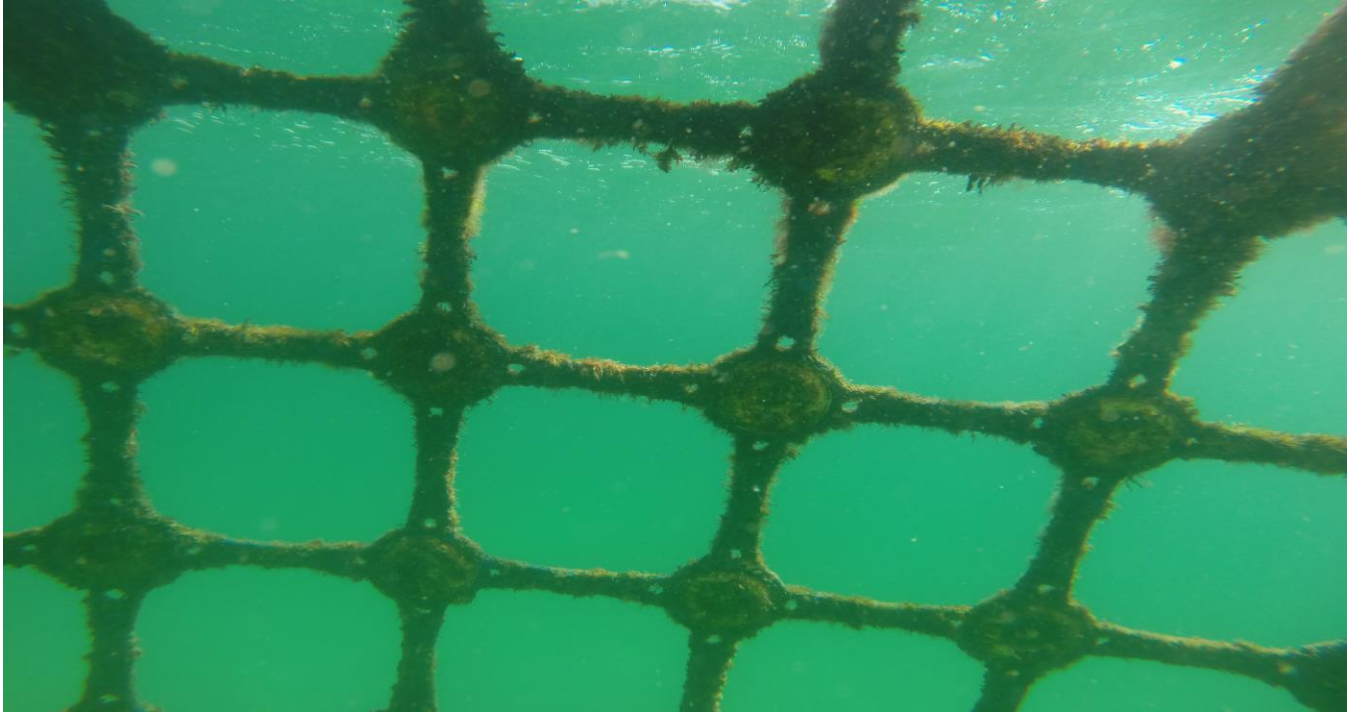
ALGAE GROWTH

The algae growth seems to be more moderate, this may be due to the increase of marine life feeding, or seasonal.

BY -CATCH

There has been NO by-catch.

https://www.facebook.com/photo.php?v=1440881709490042&set=vb.1401098870134993&type=2&theater¬if_t=video_processed



FINDINGS FOR WEEK 11

UNPLANNED MAINTENANCE

There was no unplanned maintenance.

REACTIVE MAINTENANCE

There was no reactive Maintenance

BARRIER COMPONENTS, MOORING SYSTEM AND PYLONS

All general barrier components, mooring systems and pylons were inspected every alternate day. All components are performing well and show no signs of wear or corrosion.

ALGAE GROWTH

The algae growth continues, although we suspect its growth is being kept in check by the many schools of fish. We have noticed what seems to be a coral like formation on parts of the barrier. Also some plants have started to grow.

BY-CATCH

There has been NO By-Catch

We are told that the species on the below link, is a stinging hydroid that have tiny creature's like nudibranchs and crabs that live on them.

<https://www.facebook.com/photo.php?v=1437599709818242&set=vb.1401098870134993&type=2&theater>



FINDINGS FOR WEEK 12

UNPLANNED MAINTENANCE

There was no unplanned maintenance.

REACTIVE MAINTENANCE

There was no reactive Maintenance

BARRIER COMPONENTS, MOORING SYSTEM AND PYLONS

All general barrier components, mooring systems and pylons were inspected every alternate day. All components are performing well and show no signs of wear or corrosion.

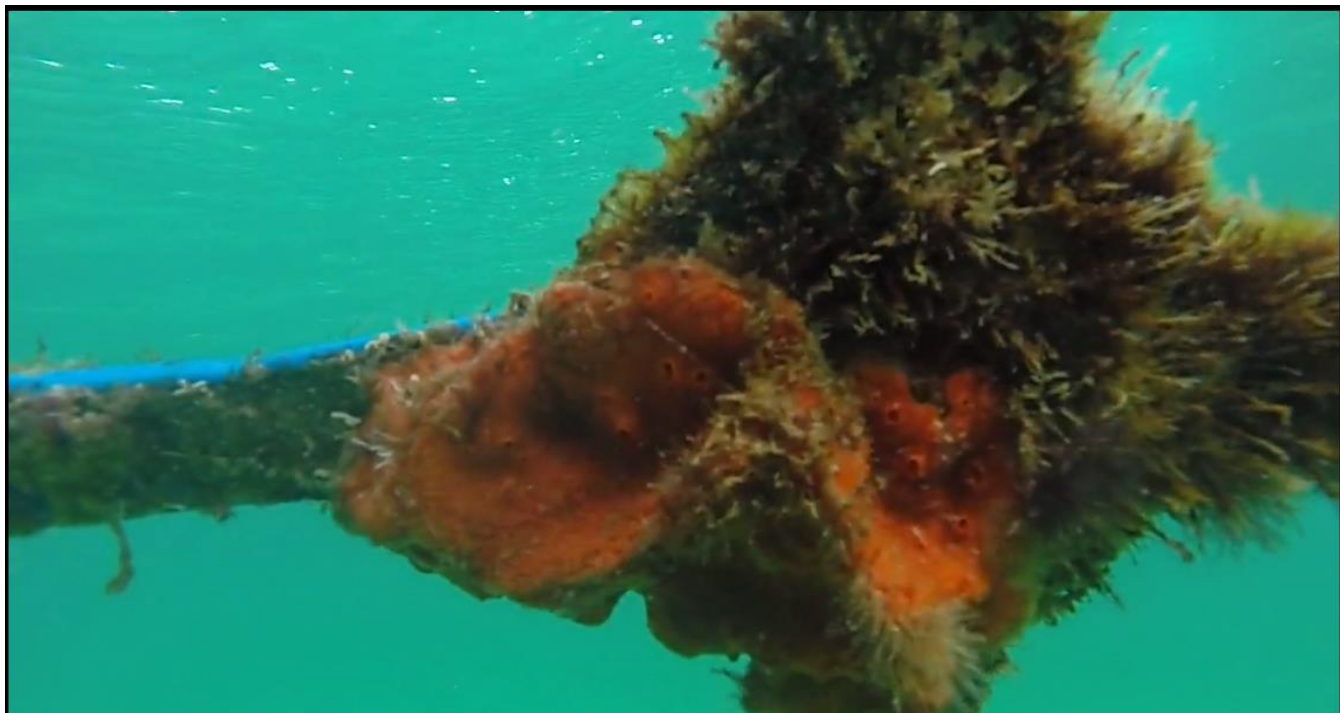
BY-CATCH

There has been NO BY-CATCH.

ALGAE GROWTH

The coral like formations have become more numerous and some have an Orange colour .

<https://www.facebook.com/photo.php?v=1439945689583644&set=vb.1401098870134993&type=2&theater>





SUMMARY

There was no unplanned maintenance this month.

The general barrier components, mooring systems and the pylons are performing well, no signs of wear or corrosion.

The Algae grow has slowed and is being replaced with other marine life growing on the barrier, Barnacle's, Hydroids, and coral formations. It is really exciting to see the Eco system growing around the barrier, and it fast becoming an artificial reef. We have spoken to a Marine Biologist who is interested in the barrier, to build artificial reefs and safe havens for marine life. It would be very interesting to see in time, what could be created with the barrier. It could be that the barrier could not only, play apart in safety, but in education on marine Eco systems, it would be a fantastic long term study, for schools.

There is still no by-catch.

We are still seeing many Blue Swimmer Crabs, Leather Jackets, and lots of different species of schooling fish, and we have sighted some new fish not yet seen at the barrier by us.

We have also seen Dolphins swimming alongside of the barrier, which would lead us to believe that they can identify the barrier with their sonar.

Public Support is still building, we receive emails and messages from the public, who love the barrier and want to help to aid the installation of one, at their beach. Our Facebook page has 6,653 likes, that's more than 1,000 like's in 1 month, we are told that is incredible.

On one of the weekend inspections, we were standing on the jetty and 2 couples walked past. It was obvious that 1 of the couples were new to the area, as the other couple were giving advice. As they walked past we heard" you can swim anywhere you like. BUT if you really want to be safe, you swim in there" as he pointed to the barrier.

We see the last 12 weeks an outstanding success! The public are right behind it, and support it with passion, the marine life is flourishing, its doing everything we had hoped it would, and more, and Still- No by-catch. We could not be happier with its performance.


☒ = Acceptable

☒ = Damaged (complete incident report form)

Daily Inspection Log

Date	Time	Breach			Signal (Pylon)			General			Inspector	
		Beach	Boat	Underwater	Lights	Flags	Signs	Pylons	Floats	Signs	Name	Signature
19/2	2 pm	Cage 5		Sharkle	✓	✓	✓	✓	✓	✓	Craig Moss	
20/2	12 pm	=		=	✓	✓	✓	✓	✓	✓	=	=
22/2	8 AM	=		=	✓	✓	✓	✓	✓	✓	=	=
24/2	12 pm	=		=	✓	✓	✓	✓	✓	✓	=	=
27/2	3 pm	=		=	✓	✓	✓	✓	✓	✓	=	=
1/3	7 AM	=		=	✓	✓	✓	✓	✓	✓	=	=
3/3	6 pm	=		=	✓	✓	✓	✓	✓	✓	=	=
4/3	8 AM	=		=	✓	✓	✓	✓	✓	✓	=	=
6/3	12 pm	=		=	✓	✓	✓	✓	✓	✓	=	=
8/3	9:30 AM	=		=	✓	✓	✓	✓	✓	✓	=	=
10/3	1:30 pm	=		=	✓	✓	✓	✓	✓	✓	=	=
12/3	9 AM	=		Suber 13 Boat	✓	✓	✓	✓	✓	✓	=	=
14/3	12 pm	=		Sharkle	✓	✓	✓	✓	✓	✓	=	=
16/3	1 pm	=		=	✓	✓	✓	✓	✓	✓	=	=
18/3	8:30 AM	=		Suber 13 Boat	✓	✓	✓	✓	✓	✓	=	=

 Page

m p rogers & associates pl

ABN 14 062 681 252

consulting engineers specialising in coastal, port and marine projects

Form 001 10/01/14

Suite 1, 128 Main Street
Osborne Park WA 6017, Australia
e: admin@coastsandports.com.au
t: +61 8 9254 6600
f: +61 8 9254 6699

Our reference: K1110/1:TJH/CRD:Letter 14028 Rev 0

Enquiries: Tom Harding, direct line: 9254 6623

15 April 2014

Mr Craig Moss
Eco Shark Barriers
59 Kingsley Drive
KINGSLEY WA 6026

Dear Craig

**COOGEE SHARK BARRIER
SEDIMENT MONITORING UPDATE 2**

This update covers the first 3 months following the construction of the ESB.

The attenuation of wave heights was considered to be the major factor when anticipating the effects of the ESB on the sediment dynamics of Coogee Beach (MRA August 2013). The waves remain largely unaffected by the ESB and still show minimal effect on the natural sediment dynamics of Coogee Beach due to incident waves.

MRA have completed photo monitoring twice monthly from the specific locations shown in Figure 1 to gain consistency in the monitoring process. Figures 2a and 2b suggest that a slight accretion of sediment at the northern end of the ESB may have occurred up until late January. Monitoring during February, March and April suggests minimal continuing accretion, which indicates that the system may have stabilised. The beach at the southern end of the ESB may have also experienced some minor changes (Figure 3a and 3b); however these could be due to seasonal fluctuations.

Figures 4 to 7 show aerial imagery over the past 4 months sourced from the online application Nearmap. Figure 4 shows Coogee Beach prior to the installation of the ESB on the 9th of December 2013. Figure 5 shows the ESB on the 6th of January 2014. At this date the ESB had only been in place for 2 weeks and there appeared to be no notable signs of change in the sediment dynamics of the beach. Figures 6 and 7 are of aerial imagery taken on the 20th of February 2014 and 28th of March 2014 respectively. When comparing the imagery taken prior to the installation of the ESB and the latest imagery there is no significant change in the alignment of Coogee Beach.

MRA can conclude that no significant changes to Coogee Beach have occurred due to the ESB since the last report was submitted in early March.

Yours sincerely

Tom Harding

for and on behalf of
m p rogers & associates pl

marinas boat harbours canals breakwaters seawalls jetties dredging beaches climate change

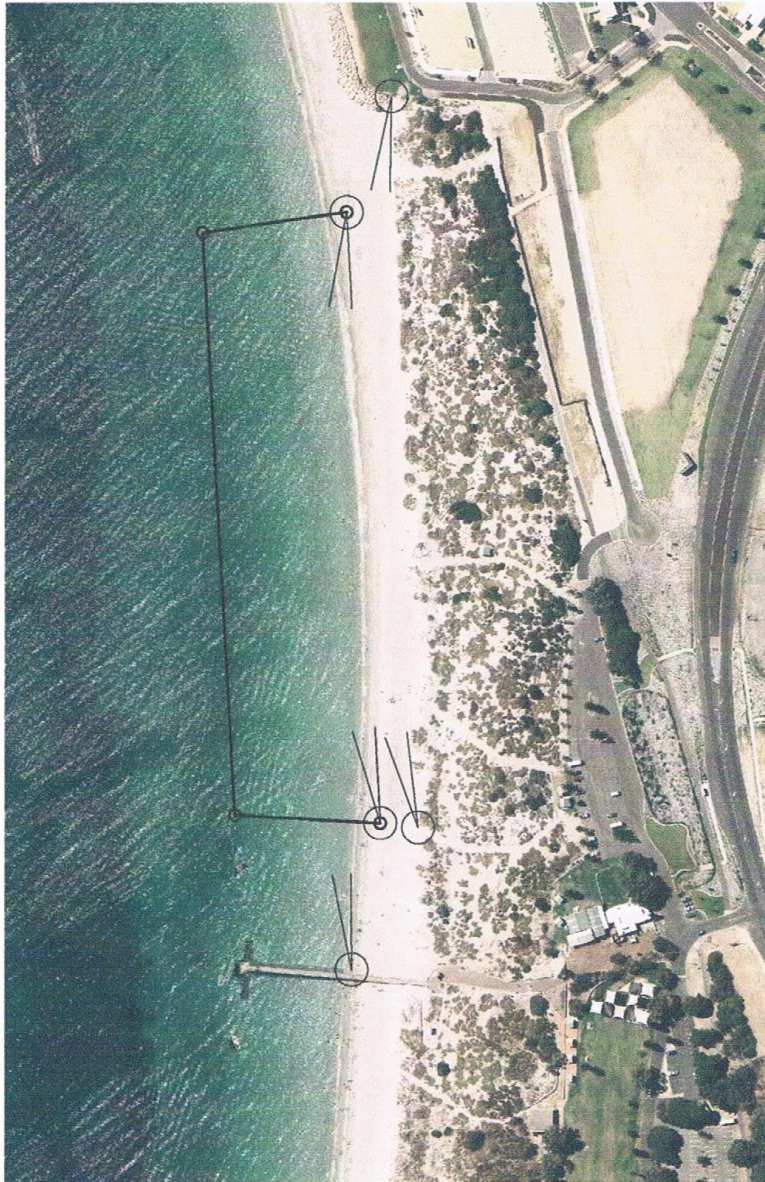


Figure 1 Photo monitoring locations on Coogee Beach

Eco Shark Barrier



Figure 2a Coogee Beach looking south

m p rogers & associates pl

K1110/1 - Sediment Monitoring Update 2
Letter 14028 Rev 0, Page 3

Eco Shark Barrier

• • •



Figure 2b Coogee Beach looking south

m p rogers & associates pl

K1110/1 - Sediment Monitoring Update 2
Letter 14028 Rev 0, Page 4

Eco Shark Barrier



Figure 3a Coogee Beach looking north

m p rogers & associates pl

K1110/1 - Sediment Monitoring Update 2
Letter 14028 Rev 0, Page 5

Eco Shark Barrier

• • •



Figure 3b Coogee Beach looking north

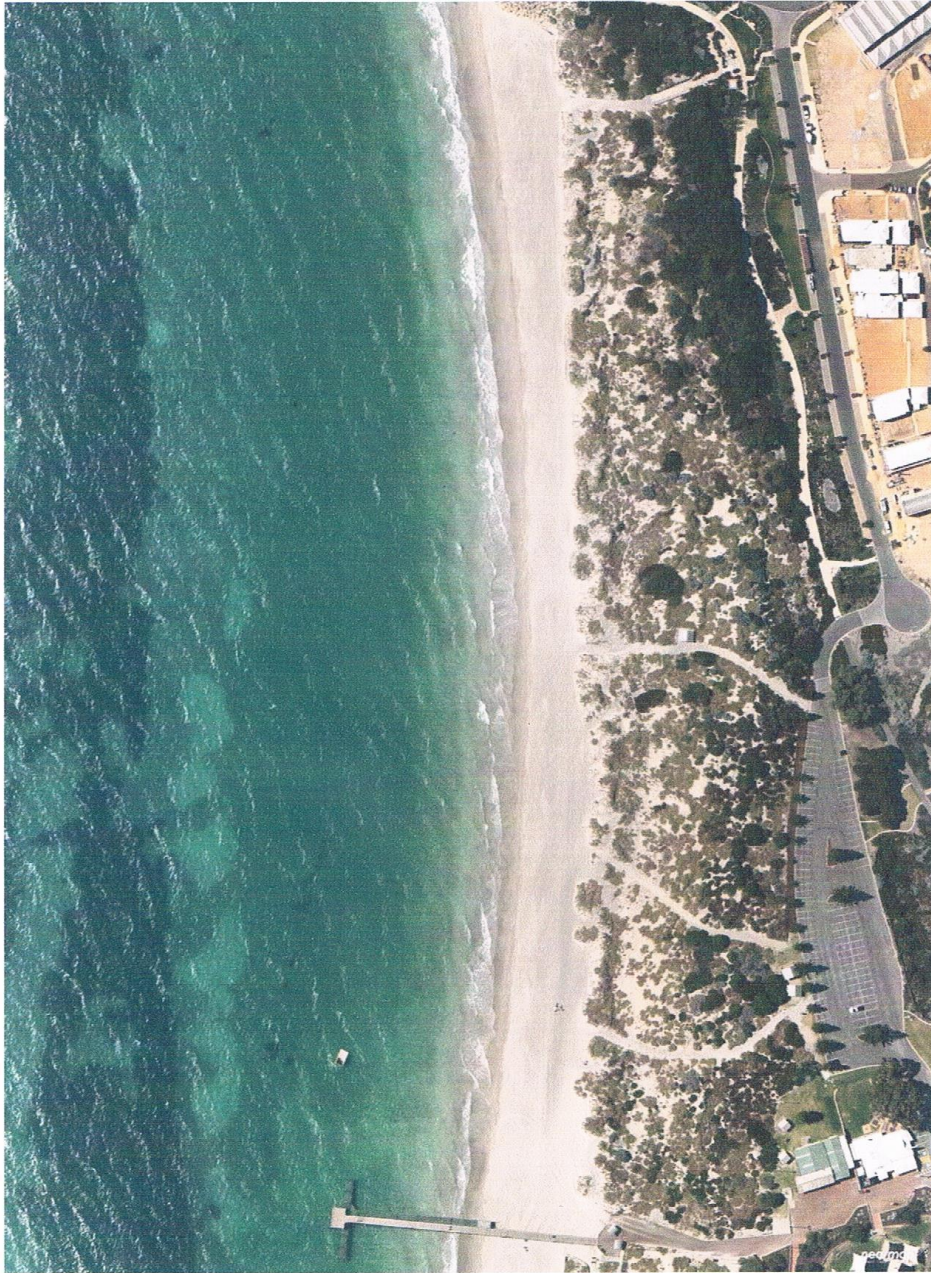


Figure 4 Nearmap image of Coogee Beach 9th of December 2013

m p rogers & associates pl

K1110/1 - Sediment Monitoring Update 2
Letter 14028 Rev 0, Page 7



Figure 5 Nearmap image of Coogee Beach 6th January 2014



Figure 6 Nearmap image of Coogee Beach 20th February 2014

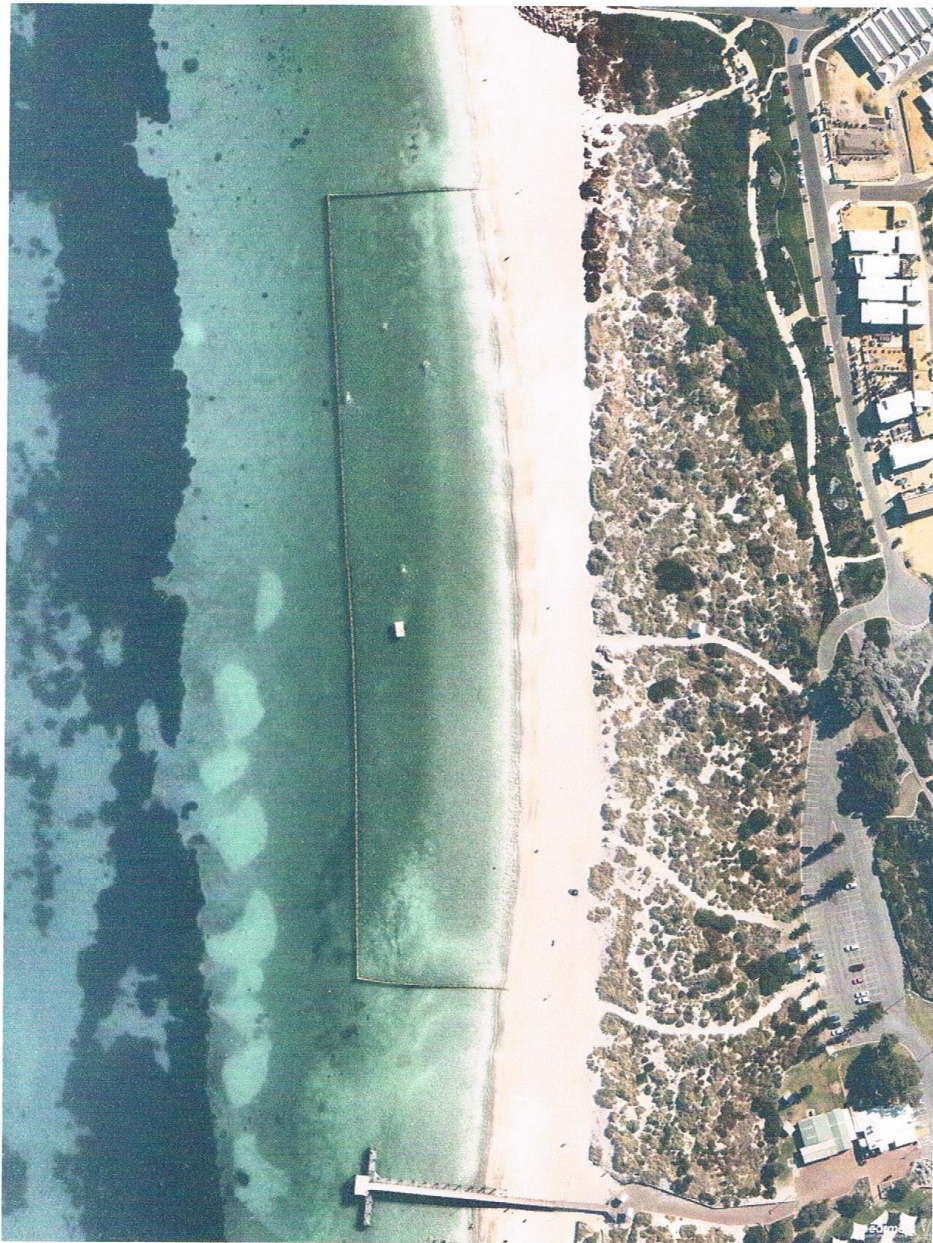
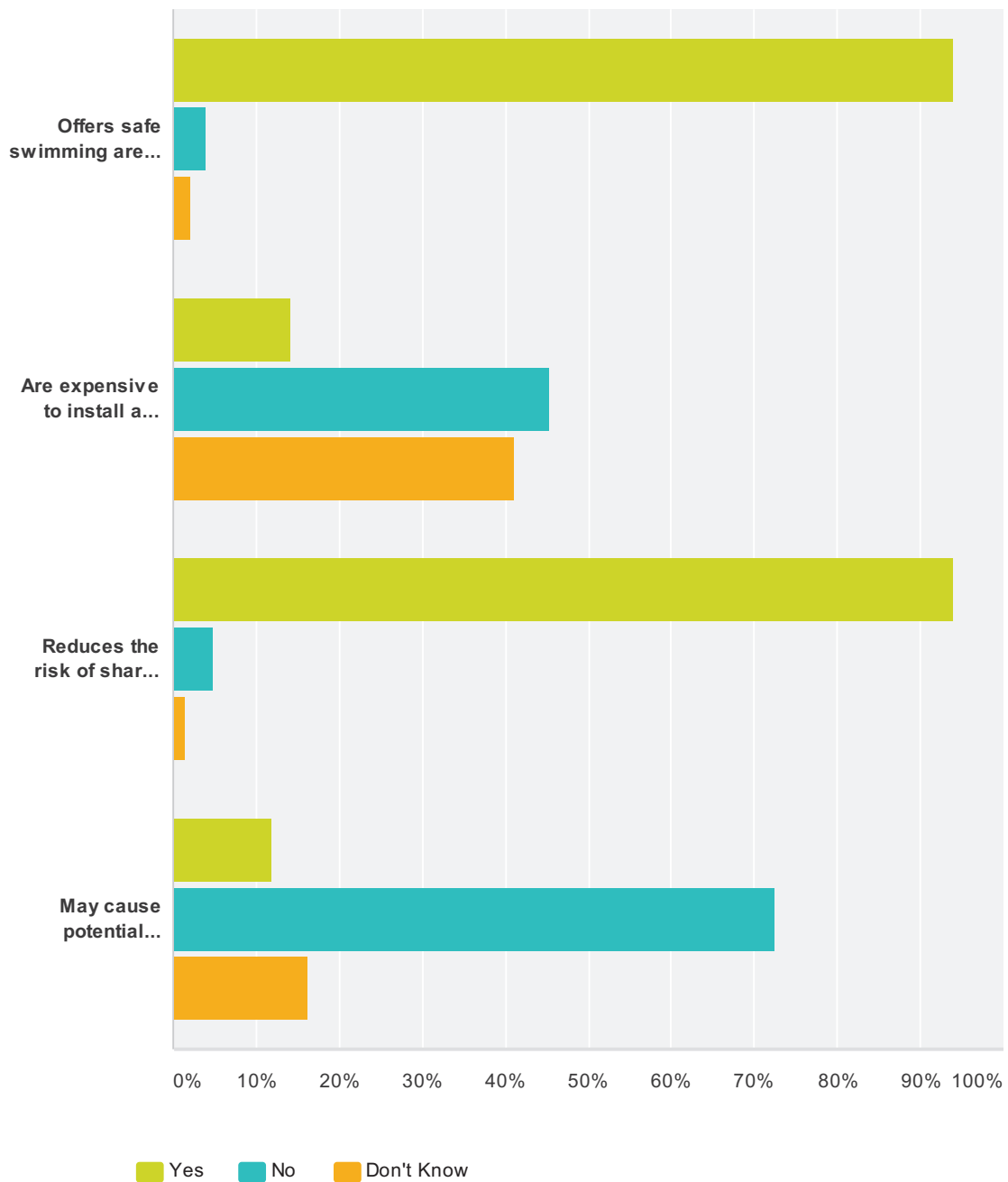


Figure 7 Nearmap image of Coogee Beach 28th March 2014

Q1 What is your perception of the benefits and possible downsides offered by the beach enclosure at a swimming beach?

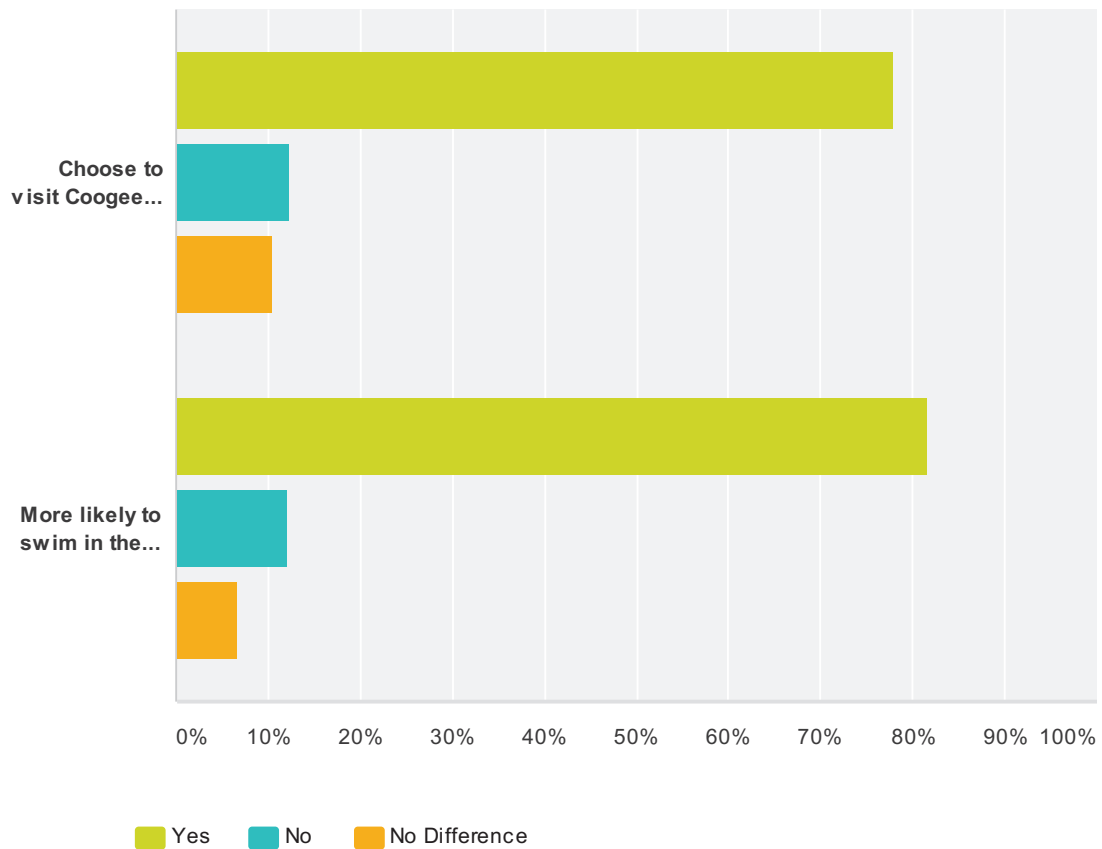
Answered: 499 Skipped: 0



	Yes	No	Don't Know	Total Respondents
Offers safe swimming areas at the beach	93.95% 466	4.03% 20	2.02% 10	496
Are expensive to install and maintain	14.29% 70	45.31% 222	41.22% 202	490
Reduces the risk of shark encounters amongst swimmers	93.93% 464	4.86% 24	1.42% 7	494
May cause potential damage to the environment	11.81% 58	72.51% 356	16.29% 80	491

Q2 Does the beach enclosure make you:

Answered: 499 Skipped: 0



	Yes	No	No Difference	Total Respondents
Choose to visit Coogee Beach as opposed to a beach with no enclosure?	77.82% 386	12.30% 61	10.48% 52	496
More likely to swim in the water at this location as compared to if there were no enclosure?	81.67% 401	12.02% 59	6.72% 33	491

Q4 Do you have any other comments you would like to make in relation to this Eco Barrier?

Answered: 396 Skipped: 103

#	Responses	Date
1	I have seen so many families who have had peace of mind whilst swimming at Coogee in 2014. My only concern is that this survey has not been widely advertised and the feedback will not reflect the support that the Eco Barrier actually has.	5/1/2014 6:07 AM
2	Put it back.	4/30/2014 1:48 PM
3	no	4/30/2014 11:38 AM
4	loved the enclosure, great idea, swam in it alot, felt safer taking children in it. was fantastic for safe summer swimming, wish it could stay forever	4/30/2014 11:27 AM
5	It spoils the natural beauty of the beach	4/30/2014 10:21 AM
6	I've grown up and am now raising my own family in Coogee and I can honestly say that I've never used the beach so much and seen it being used so much. Please bring it back!	4/30/2014 9:15 AM
7	I thought the enclosure was a success	4/30/2014 7:04 AM
8	Please keep the Eco Barrier. It is so wonderful to not only feel safe, but also to know that marine life is not being injured, unlike with the use of normal shark nets. You will also set a good example to the State Government if you continue to use the Eco Barrier. Hopefully they will then implement them, instead of continuing the ridiculous shark cull or using dangerous normal shark nets which other marine life gets tangled up in.	4/29/2014 3:27 PM
9	I travelled further than I normally would to swim (I train for triathlons). Ideally placement of a pontoon should be at one end so that friction between swimmers and pontoon users is reduced.	4/29/2014 12:55 PM
10	BRING IT BACK!!!	4/29/2014 10:34 AM
11	Although I myself would swim at a beach with or without a barrier, I do believe this barrier has helped majority of beach-goers feel safe and secure.	4/29/2014 2:07 AM
12	Excellent	4/28/2014 10:16 PM
13	The nets seem like the ONLY sensible solution to avoiding shark attacks. No sharks are killed, which SHOULD keep the shark lovers happy... But I guess nothing will keep them happy. I think people should at least have the choice to swim in a safe environment. Let the shark lovers take their chances where there is no protection and see what happens when some of their own start getting attacked. Keep the nets permanently.	4/28/2014 9:59 PM
14	bring it back	4/28/2014 7:02 PM
15	A great setup that is safe, enviro friendly and shows the city of Cockburn again is not scared to be different and offer options to the residents. I back the City assisting financially.	4/28/2014 6:06 PM
16	Very good idea for open-water swimmers	4/28/2014 3:50 PM
17	Can't believe it is getting taken away that just seems pointless and money wasting.	4/28/2014 1:27 PM
18	we have been going swimming daily in the enclosure, up until it was taken down. As my kids don't feel safe swimming at the beaches due to all the publicity of shark attacks & the greenies being a pain. Please please bring back the enclosure.	4/28/2014 11:50 AM
19	The health benefits are tremendous. When the sky is grey and the water choppy the presence of the barriers is comforting and encourages you keep swimming. Having a set length to swim is also useful for measuring your fitness level. I'm not a sharkophobe and don't support killing sharks, the presence of the barrier has encouraged me to swim and to learn more about the nature of the sea and its wildlife. After my daily 1km swim I would spend ages floating about just watching the critters below, without a care in the world, no niggling doubts about what's behind you!	4/28/2014 9:18 AM

Beach Enclosure Trial

20	Kids loved it	4/28/2014 1:03 AM
21	Being a resident of the area and speaking to many people in the area I have found that the shark nets to be a good incentive for people to visit Coogee Beach more often and to feel more comfortable bringing their families to the beach to swim in a safe and protected environment. I myself have swum more regularly and I've also encouraged friends to come and swim at Coogee (which they do) because of the safety of the nets. I would love the nets to be a permanent fixture and support the scheme wholeheartedly. I was very disappointed to see them being removed this weekend as were others that I spoke to. Please bring them back.	4/27/2014 11:34 PM
22	Hi I train for the Ironman event and am a regular user of the recently installed Eco Barrier. I have used it regularly (3 times a week) since it was installed. I have used the Barrier at all times of the day, from dawn to dusk. I was hoping it would stay over the winter and was upset to see it being removed this morning. I have seen a steady growth in numbers using the Barrier area. Personally I would not and will not swim at the beach, or any beach, without the shark net. I have spoken to a few triathletes who think the same. It will force me back to the local pool (south lakes) which I didn't want to do. The aquatic centre is already too small for the numbers that want to use it. The cost of the shark barrier probably is a lot cheaper than a new pool. I would also use the Vac Swim for my kids to give them the experience in the ocean swimming if the Eco Barrier was in place over summer. I can't see how this barrier could have an impact on the local marine environment. In fact I believe that the longer the barrier was in place that the marine life grew. It acted as a barrier and an artificial reef of sorts. I believe the removal of the barrier would have more negative effect on the local environment. The only other option I could see that could work is an ocean pool like at Bondi. Both are equally as good. I look forward to the Eco Barrier being put back into place asap. Regards David Herd 0430 440 919	4/27/2014 3:24 PM
23	Stop the shark cull. This is a far more effective and safer option! :)	4/26/2014 11:19 PM
24	Please put the barrier back. It is a perfect solution to keep people safe and also a baby fish nursery. It is eco friendly. for people and the marine life.	4/26/2014 11:07 PM
25	Should get government support. Craig Moss should receive eco innovation award for his R&D effort. City of Cockburn deserves accolades for stepping up to the plate to trial the eco barrier. Footage of the marine life around the eco barrier is a viewing delight. Reduce the shark culler down south by one week & the government has paid for the eco barrier for a year!! Should trial through all seasons to see how it stands up to all weather conditions. Stop the bait 'n' shoot 'n' dump shark cull which is doing nothing to secure public safety indeed is likely to bring harm being economically and environmentally unfounded.	4/26/2014 10:05 PM
26	Has to be more cost effective and safer for us, and kinder to sea life than the Barnett Shark Culling experiment	4/26/2014 9:09 PM
27	This is MUCH better than the awful, expensive and cruel drum lines.	4/26/2014 8:12 PM
28	I have snorkelled around the perimeter. The Barrier has encouraged all levels of marine life, from sea anemones, feather stars, sponges to schools of Herrings, Tailors (in excess of 500) and hundreds of juv. Tarwhine. It's a great educational tool to show the younger generations our rich marine environment. It's such a shame to see it dismantled today.	4/26/2014 8:07 PM
29	it is a fantastic solution for those people who are afraid to swim otherwise. It looks fine and works very well. I think it could be used in many situations.	4/26/2014 7:36 PM
30	Loved having shark net, swam in it everyday. will be very disappointed if it's not back next year. it is more beneficial to community than security cars,	4/26/2014 6:53 PM
31	Please don't remove	4/26/2014 6:24 PM
32	Made for a great summer - as you were safe whilst swimming!!	4/26/2014 6:11 PM
33	What you have is the perfect solution for marrying the life of the 'monster of the sea' and humans. They all say it is their territory but what you have at your beach is the perfect solution for both species to enjoy the ocean. If people choose to swim outside the enclosures then they enter at their own risk but at this point in time WA people have no choice! WRONG!!!	4/26/2014 5:41 PM
34	The Eco Barrier is the perfect alternative solution for the protection of beach users. It needs to be accepted and funded, even if only in part, by the state government, and then implemented at various beaches.	4/26/2014 5:00 PM
35	Good idea, should be at Leighton / port beach as well	4/26/2014 4:58 PM

Beach Enclosure Trial

36	We should have these on all major beaches. It is an extremely cost effective way to keep swimmers and marine life safe.	4/26/2014 4:53 PM
37	This is a wonderful initiative - I was amazed at how inexpensive it is! Shame it has been removed. Would love to see more of these	4/26/2014 4:43 PM
38	Wouldn't have taken my family there to swim without it. I like the added benefit of knowing that there is only so far my kids can go out/ be sucked out when swimming within the barrier.	4/26/2014 3:28 PM
39	This Eco Barrier is a good alternative to the WA Shark Cull. It is a low maintenance structure to help people feel safer in our waters.	4/26/2014 2:40 PM
40	It's a fantastic Eco Barrier, offered a great spot for a Morning exercise throughout the summer!!	4/26/2014 12:37 PM
41	This is a step in the right direction, much more effective and positive than killing sharks.	4/26/2014 12:35 PM
42	I am a regular early morning swimmer along with my family and friends. The Eco Barrier provided me with peace of mind swimming inside it's walls. I DO hope it returns next summer.	4/26/2014 12:18 PM
43	This helps out with every sea creature.	4/26/2014 11:20 AM
44	This is a great alternative and should be left in place. The shark cull is an environmental and tourism disaster that is leaving Australia looking ridiculous!	4/26/2014 11:12 AM
45	Great because I have small children	4/26/2014 9:52 AM
46	Eco barrier, what a great idea! I'd much rather go to the beach with this as I'd feel safe in the water. I don't swim at beaches now because of the murderous acts that happen off the shores!! Having sharks drawn in for bait makes me not feel safe to swim there. KEEP THE ECO BARRIER!!!!	4/26/2014 9:06 AM
47	How absolutely saddened I am to not be able to go to the beach this morning. As the net at Coogee Beach is being removed today I will no longer be able to go to the beach and swim. As a youngster I was always at the beach swimming and surfing. I used to go snorkelling and also water skied. Unfortunately I saw the movie Jaws which changed everything for me. I know people say it is just a movie and it is so fake but for me it was terrifying and I never went back in the water until recently. I am now 53 years old so that is about 35 years since I have gone for a swim in the ocean. When they put the net in at Coogee Beach I was so excited and so enthusiastic to get back in the water and feel safe. I have been going down to Coogee Beach every morning around 5.30 - 6.00 with a group of friends and have felt so safe, even going in while it is still dark at times. I can't describe the pleasure I have felt by being back in the water. There are so many people of all ages that go there and use this area because we feel safe. Our beaches are beautiful but the water is not safe, there have been too many shark sightings and attacks along our coastline. The drum lines are a complete waste of tax payer's money. Although I am terrified of sharks this is still their domain and the money spent on drum lines could be better spent on nets for people to feel safe. I and many other people would appreciate it so much if the Council could do whatever it takes to keep the shark net at Coogee Beach. The key work in my letter is "SAFE", people need to feel safe going into the water and the net is the only way we will be able to feel safe. I am distressed to think I will never go back in the water again if the net is not returned to Coogee Beach. Yours sincerely Jo-anne Sciano Cockburn Resident	4/26/2014 8:54 AM
48	This is an environmentally friendly alternative to the abhorrent cull of sharks and the instillation of the barrier should be permanent	4/26/2014 8:43 AM
49	It needs to be on every popular beach in Australia	4/26/2014 8:09 AM
50	As a father I love the barrier! It provides my children a safe zone to go about and enjoy the beach and learn about the ocean without the threat of sharks. As an active swimmer I've been able to swim with a peace of mind and the net provides all of that! Simple structure that has kept the people away from the sharks! Hence reducing any potential deaths! Plus I don't see any sharks getting caught up and dying in them so it must be a friendlier deterrent. Don't take away the public's peace of mind, and I'm sure with petrol prices the way they are, helicopter patrols are far more expensive to maintain over the nets!!	4/26/2014 8:06 AM
51	There should be more and maybe have blue or green floats to bend in ...iwe live 2 mins away and t's a good feeling having it there.	4/26/2014 1:09 AM
52	I think it is an absolute must to keep the barrier. I use this beach regularly along with many many other swimmers who want to do swim in a safe and protected area. I cannot believe that this barrier is being removed. It's a no brainer that all Perth beaches that swimmers use have a barrier such as this.	4/26/2014 1:09 AM

Beach Enclosure Trial

53	It has been a fantastic summer of myself and my family being able to swim with peace of mind and I know that many many other families feel the same. Please support the barrier Cockburn, you have injected so much into The Surf Lifesaving Club and although parts of it are open to The Public it's pretty exclusive to The Surf Life saving Community and we would really appreciate An injection of cash that would benefit the wider Community.	4/26/2014 12:15 AM
54	We would like to thank the City of Cockburn Council for trialing this safe swimming concept. Since installation my partner and I have not only changed our swimming location but increased our swimming sessions - as swimming in a safe ocean spot is far more enjoyable and healthier than swimming in a indoor chlorinated pool. We are also aware of other training groups who have regularly used this facility. We have noticed a increase of family's and children using the area also. From a swim training point of view it would be good if it was 500m in length.	4/25/2014 9:41 PM
55	a must have !!	4/25/2014 5:20 PM
56	Personally think is was a waste of time and money as I have never heard of a Shark attack in that area and the place where the barrier was built seemed pointless as it didn't cover the most popular swimming area, which is the jetty where most of the people congregate and swim also near the ammo jetty.	4/25/2014 4:20 PM
57	The second question in 2 is very cumbersome. I guess you are asking if I would be more likely to swim in the water at this location if there were no enclosure? My answer is that I would swim there anyway because I live in Coogee. I am a great fan of the barrier and hope very much that it will continue to be used into the future.. As to whether it could cause damage to the environment I don't know but I would think not. If anything was going to cause damage to the environment it would be the breakwaters for Port Coogee but, so far, nothing untoward seems to have occurred because of those breakwaters. .	4/25/2014 2:00 PM
58	I thought the barrier was fantastic. I would go for a dawn or dusk swim regularly at coogee which I would not have felt comfortable doing without the barrier. I hope it is coming back and is there to stay	4/25/2014 1:59 PM
59	I can say nothing but positive things. Please bring it back next year. Value for money. Better than lighting up trees.	4/25/2014 1:00 PM
60	Swimming within the shark enclosure has allowed myself and my family to visit Coogee beach many many times as a preferred beach this Summer. As part of my training program it has allowed me valuable ocean swim time I would not otherwise have been able to utilise. I really hope that the enclosure will be returned for the benefit and safety of all people choosing to use beautiful Coogee beach.	4/25/2014 11:53 AM
61	I have been travelling to Spearwood/Coogee for many years from Sydney/Wollongong area where enclosed swimming have been part of our lives for as far back as I can remember (I was born in 1960). I always come in the summer to enjoy your beautiful beaches, I believe WA has some of the best beaches in the world and swimming there is the ultimate. The last few years I have been swimming on Coogee beach scrapping my knuckles on the sand as I swim that close to shore. The fear of what is in your waters is not pleasant. I have been saying to you WA guys for years asking why there are not enclosed swimming areas on your beaches as we have over east. You have the perfect ocean tides for it, likened to our Brighton-Le-Sands where we have numerous enclosures along the foreshore. I was surprised last week while swimming there how big your enclosure is compared to the ones here, it hardly impacts the beach at all. This new netting system is absolutely brilliant with minimal impact to the fish or birds!!! Why on earth you don't have them all up your beaches is beyond me. A minor cost compared to what shark baiting is costing? To swim without concern about what's following you is the ultimate for all people enjoying your beautiful beaches. Please keep it up as your persistence will encourage all councils on your shoreline to follow suit and provide WA citizens and visitors the assurance that they are safe while enjoying one of the world's greatest wonders i.e. WA beaches. Regards Jo Brown Sydney	4/25/2014 11:48 AM
62	I have been swimming at Coogee Beach twice a week over summer. I have noticed that it has become a very popular area for people to exercise with many people swimming laps and even walking in the shallow end. I have also noticed that there seem to be an increased number of small fish swimming around the net where weed has grown onto it making it a good snorkel sight. Also having children I like the extra safety that it provides. Not only from sharks but also against things such as rips as they can only go so far. I will be very disappointed to see it removed.	4/25/2014 9:41 AM
63	Far better option than culling sharks, which I disagree with	4/25/2014 8:27 AM

Beach Enclosure Trial

64	I love to see all the fish every time I come to swim in the "fish net". I look forward to seeing huge schools of: 1000's Baitfish, 1000's Sardines, 100's Whiting, 100's Herring, 1000's Buff Brim, 100's Mullet, a few Flounder, a few Flathead, a couple of Shovel Nosed Sharks, few dozen feisty Crabs, speedy Tailor, 25 creamy/white coloured fish with dark green spots and the occasional blowfish and a few weeks ago there was a huge North West Blowfish, and don't forget the Occy in the anchor! This "Fish Net" has been a delight for me and makes my daily swim so much more interesting that I look forward to going right out in the deep where I feel safe being in the net, watching the Buffy's feed on the growth on the net, have the fat little Herring zoom past, and the curious Mullet that lay on their side as they go past so they can look at me looking at them. If you look closely, you can see their eyes moving back and forth as they check you out. I can get about 30cm away from most of the fish before they move away. I love the way the sardines circle me and check me out before they breakaway. I'd rather swim out deep in the net instead of swimming so close to the edge that I touch the bottom, just to feel safer. I have loved it. One of the benefits of knowing the length of the net is you know how far you have swum, eg: 4 laps is 1200mts. Thank you to those who have provided this little sanctuary over the last few months. You have blessed me. I guess the fish will find a new home somewhere else. I think they even felt safe in the net too. Robin Hosking (Little Fish)	4/25/2014 12:16 AM
65	Think it's a terrific idea, should have more of them, should be funded by the government instead of the ridiculous 'shark cull'.	4/24/2014 10:47 PM
66	I have lost weight and enjoyed doing it. I wish it was all year and permanent	4/24/2014 9:46 PM
67	No	4/24/2014 9:42 PM
68	I am totally in favour of the Eco Barrier	4/24/2014 9:23 PM
69	farsighted and well warranted	4/24/2014 9:20 PM
70	The Eco barrier was a reassurance for us as parents when our children wanted to swim especially when the shark reports seem to be far more regular than previously	4/24/2014 8:57 PM
71	Far superior to the baited shark nets Barnett promotes.	4/24/2014 8:01 PM
72	I have just moved from Albany where swimming is scary due to frequent appearances of tagged white sharks and just love the safe lap swimming I do at Coogee. please bring the ECO BARRIER back.	4/24/2014 7:22 PM
73	Get rid of drum lines as they are not proven to spend money on strategically placed barriers such as this.	4/24/2014 7:02 PM
74	Surely more viable than helicopters and drum lines	4/24/2014 6:58 PM
75	I didn't like it at first but got used to the site and then the safety aspect felt good.	4/24/2014 6:50 PM
76	Great for kids!	4/24/2014 6:38 PM
77	If it is going to be installed again I would recommend that be extended to both sides of the jetty thus giving more safe areas to swim.	4/24/2014 6:22 PM
78	Love it. Put it back!	4/24/2014 5:50 PM
79	The company description of the product states 'A safe and shark-free swimming environment without unnecessary harm to marine life.' I would like to know what 'unnecessary' means in this context - does it mean there are no marine deaths, or just reduced?	4/24/2014 5:47 PM
80	I would swim at the beach anyway, but many people I know wouldn't and have used the shark barrier as a means of enjoying the beach with some safety.	4/24/2014 5:47 PM
81	I have loved swimming laps in the beach enclosure, it's fantastic ... if only it kept out jellyfish - haha	4/24/2014 5:31 PM
82	Hopefully it will be reinstalled.	4/24/2014 5:25 PM
83	Why would the council be removing a perfectly working solution to our shark problems and the safety of cockburn residents? I heard a report that it costs a small amount of \$10,000 annually to maintain. Come on cockburn council, surely this is a no-brainer?	4/24/2014 5:16 PM
84	Fantastic facility. So many people who don't normally go swimming are now enjoying the safety of the enclosure. I have used it almost every day since its installation and really hope it will be a permanent facility. With Cockburn Council implementing this I'm sure other councils will follow. Well done and I hope it will be installed next summer.	4/24/2014 4:43 PM

Beach Enclosure Trial

85	You should not be taking it down/away, Cockburn City showed great vision/concern both for its citizens and the environment when they installed the barrier, we all want it put back permanently asap, thank you CC	4/24/2014 4:32 PM
86	We live at the beach during summer and I felt very safe with the Eco Barrier in place. Brilliant for kids also....	4/24/2014 4:27 PM
87	Love it - hope it comes back next year	4/24/2014 4:17 PM
88	Keep it	4/24/2014 4:06 PM
89	As a frequent user of Coogee beach, I have noticed the increased numbers of families and children swimming in the afternoon up until dusk because of the shark net. It has made the area more attractive and safer for many residents.	4/24/2014 3:35 PM
90	We love it and wish there were more!	4/24/2014 2:48 PM
91	im impressed with this initiative. good work city of cockburn	4/24/2014 12:53 PM
92	It is fantastic, safe for people and the environment and there should be more of them.	4/24/2014 11:35 AM
93	have one installed in Mandurah	4/24/2014 1:01 AM
94	no	4/23/2014 11:45 PM
95	Awesome idea, hope it is reinstalled.	4/23/2014 11:09 PM
96	Just look at how many people use it daily. Govt should invest in this style of protection at popular beaches instead of killing sharks that aren't responsible for attacks!	4/23/2014 10:43 PM
97	I love it, my kids have always been scared of the beach but loved going to coogee this summer to swim in the enclosure	4/23/2014 10:40 PM
98	It's great, the government should be investing in this at more locations.	4/23/2014 10:13 PM
99	Healthy and safe way to swim. Will be more than happy if the City of Cockburn using ratepayers money to re install the eco shark net next year.	4/23/2014 10:13 PM
100	We need more of these along our beaches	4/23/2014 10:02 PM
101	Think its a great option and applaud City of Cockburn for its initiative.	4/23/2014 9:34 PM
102	Good idea better than stupid bametts stupid cull!	4/23/2014 9:33 PM
103	Really felt at ease and safe while swimming in it. Gotta bring it back!	4/23/2014 9:23 PM
104	Please keep it!!!!	4/23/2014 9:23 PM
105	I hate what it looks like, but I think it's worth it for the safety we enjoy consequently.	4/23/2014 9:14 PM
106	Great idea no matter the cost solution for all	4/23/2014 9:09 PM
107	Best place in WA to train for open water swimming	4/23/2014 8:54 PM
108	Very impressed with beach enclosure. Swam 3 times a week within enclosure. Better than a swimming pool for laps. Has been years since swam in deep water due to shark fear. Would be happy for gold coin donation to use enclosure.	4/23/2014 8:45 PM
109	Please bring it back	4/23/2014 8:24 PM
110	Fantastic for swim training. Thanks.	4/23/2014 8:21 PM
111	The barrier seems to keep the jelly fish in	4/23/2014 8:05 PM
112	Please keep it there!!	4/23/2014 8:00 PM
113	Really want this to be a permanent fixture at Coogee Beach!	4/23/2014 7:34 PM
114	It may be small but there are a lot of people using this area during the summer that I have been down. This is during the weekend as well as the week days. It should remain.	4/23/2014 7:31 PM
115	My children swam with confidence and their fears of sharks allayed with this barrier. It was the only beach we swam at over summer and this was due solely to the barrier being present	4/23/2014 7:12 PM
116	Get rid of it, waste of money and offers no additional protection for swimmers	4/23/2014 7:10 PM

Beach Enclosure Trial

117	As a senior in the community, who swims each morning ay 6.30 i feel completly safe when swimming inside the net.I have met many people in the mornings who are all saying the same thing,so please tell our Counciliers to retain the net.	4/23/2014 7:01 PM
118	Whilst it was in place I would always choose to swim in the enclosure. I also noticed that whilst some people chose to swim out of it, The enclosure was by far the busiest part of the beach. If it poses no threat to sea life, then my vote would be to keep it and place the enclosures in various locations along the WA coast.	4/23/2014 6:32 PM
119	I think it's ludicrous that this is even a question - eco friendly way to keep people safe is much better than killing sharks that get to a certain point. And we've had shark scares closing local beaches since the drumlines went up. I would even pay a fee to swim at a netted beach!	4/23/2014 6:32 PM
120	I cant belive that this barrier is not being put straight back in. It would be money well spent for people to swim instead of the waste of money that they are using for the stupid drum lines. The Cockburn Council must fight this from every angle and fund the barrier if needed.	4/23/2014 6:23 PM
121	Please have it back for next summer, our family and friends loved it	4/23/2014 6:22 PM
122	Considering there isn't really any shark sightings at Coogee. Don't see the point it being there. How about put it where there are actually shark sightings.	4/23/2014 6:18 PM
123	My family choose this beach as the ever increasing shark attacks up and down the coast safety is a main concern which the net provides for my children.	4/23/2014 6:11 PM
124	Please we beg you to keep this enclosure at coogge beach, it is the only place we feel safe enough to swim	4/23/2014 6:10 PM
125	Why can't it just be left as it has had such a positive effect to that end of the beach, unless it was to be removed and a larger one installed	4/23/2014 6:09 PM
126	Such a fantastic initiative as it gives people a choice about where they swim. I really hope there are moves to fix it as a permanent structure.	4/23/2014 6:06 PM
127	Can we please have it back again next summer.	4/23/2014 5:58 PM
128	State and council should put it up. More usefull than drumlines and sends a much better signal.	4/23/2014 5:58 PM
129	Used the enclosure all school holidays felt safe and thought the beach and surrounding areas were beautiful and clean thanks. I'm disappointed the enclosure is being taken away.	4/23/2014 5:46 PM
130	Keep it . I am sure one day you will have to bring it back and it will cost twice as much	4/23/2014 5:40 PM
131	Waste of money. I don't want my rate spent on this crap!	4/23/2014 5:39 PM
132	The shark barrier puts you mind to rest when your children are out in the water.. Love how it was out deep too	4/23/2014 5:23 PM
133	Please keep it permanently . It is fantastic	4/23/2014 5:21 PM
134	It did not let the stingers escape. Only beach in Perth this summer with major stingers and it was in the enclosure. Good idea but doesn't quite work just yet. Needs fine tuning.	4/23/2014 5:20 PM
135	I much prefer these barriers over drum lines which kill unnecessarily and potentially attract sharks because of the bait.	4/23/2014 5:04 PM
136	Bring it back makes no economic sense people will go elsewhere I know I will take my 6 kids elsewhere	4/23/2014 5:03 PM
137	My young children love it, especially during vac swim.	4/23/2014 4:54 PM
138	I swim laps down there it's easy to keep in a straight line and you feel safe	4/23/2014 4:52 PM
139	It's better than killing the sharks with the drum lines!	4/23/2014 4:50 PM
140	I think it's great and should be permanent and widespread.	4/23/2014 4:49 PM
141	I love it!! We take out young daughter there even though we have a pool. It's also great to have a safe enclosure with a measured distance for swim training. I would definitely pay a small fee to use it if needed!	4/23/2014 4:48 PM
142	We support the barrier as a cull free alternative...	4/23/2014 4:40 PM
143	Great alternative to culling.	4/23/2014 3:08 PM

Beach Enclosure Trial

144	Better option then Shark culling	4/15/2014 2:11 PM
145	I regularly swim at Coogee with a group of about 15 others who had stopped swimming along the coast due to the shark risk. I was hopping to be able to continue all year round but will have to settle for the pool from now on.	4/15/2014 9:49 AM
146	Swam at least four times a week. Once enclosure removed will use pools in early momings rather than swimming alone.	4/8/2014 2:04 PM
147	Please put one at south beach	4/7/2014 11:54 PM
148	We should ues them more	4/2/2014 7:42 PM
149	Eco Barrier is far better option than culling sharks. Well done to Coogee for installing. Govt has caused unfounded hysteria over sharks. The financial and (if any) environmental cost of Eco Barrier is minimal compared to culling.	4/2/2014 1:47 PM
150	Its a great low harm way preventing attacks and should be implemented throughout Australia	4/2/2014 1:45 PM
151	I am amazed at the marine life that is making the safety of this barrier their home! This is an environmentally safe shark mitigation alternative that should be given a year round contract. Not only has it shown in the short term to be a success, but has also been a boost to the local economy.	4/1/2014 11:50 PM
152	I have read up on this barrier and was impressed. I also believe from talking to locals that not only has it encouraged more people to swim at the beach but has been beneficial to smaller fish which have a protective area to develop so a win win.	4/1/2014 11:08 PM
153	wonderful idea and hope this expands to larger areas at more beaches, and becomes a permanent feature	4/1/2014 10:08 PM
154	Has to be better alternative to the brutal destroying of a marine species by a manic, irresponsible public servant.	4/1/2014 10:04 PM
155	I personally am not scared of shark attack at Perth metro beaches but I think it is a good idea to provide this alternative to other types of shark attack mitigation, people and sharks are both safe with this approach. I don't think baited drumlines make a beach 100% safe from shark attack , but this approach does, great idea, I fully support this.	4/1/2014 10:00 PM
156	I believe it is a win win option-not only is it not invasive, it doesn't kill sharks and keeps swimmers safe. I oppose the cull which is currently indiscriminately killing our wildlife-so this option protects the public and keeps sharks away with no fatalities	4/1/2014 9:27 PM
157	The beach enclosure is a great initiative which makes people, particularly those with small children, feel safe and yet it protects our marine environment. A common sense approach to shark hysteria. Well done.	4/1/2014 8:50 PM
158	This is an absolutely genius idea!!! Keeping swimmers safe, not harming wildlife and also providing a breeding ground for our depleting fish stock! What is there not to LOVE! I've been bringing my son to this beach since it's been in - especially then the increased danger on other swimming beaches due to those ridiculous drumlines! It's an absolute crime that this had to be funded by an individual and not the government! Please for perth residents and our fragile marine life - make this a permanent feature!!!	4/1/2014 8:31 PM
159	Great idea and far preferable to the senseless slaughter of sharks that's currently happening. I visit Cogge cafe/beach regularly and quite happily swim there as it is but the Eco barrier would definitely add an additional peace of mind factor.	4/1/2014 7:59 PM
160	I think it is a simple and inexpensive product that is environmentally friendly and should be considered as an alternative to the current meat curtain at our beaches.	4/1/2014 5:58 PM
161	I would rather drive to Coogee to swim in enclosed area and have a family day out it would be fantastic to see it trialed at Cott and Scarbs. The costs are low compared to killing our marine life and the cost of fisheries and outside contractors who are not always the most experienced. The barrier also doesn't take resources ie fisheries officers away from duties that are currently neglected	4/1/2014 5:23 PM
162	its such a great idea and imexpensive	4/1/2014 4:09 PM

Beach Enclosure Trial

163	I would love to see Eco Barriers permanently installed at some or all metro beaches instead of drum-lines. The barrier is a perfect and non-lethal shark mitigation device, helpful if people got caught in rips and also seems to provide a home for many little sea creatures. It is a pleasure to be able to safely take the kids snorkelling along the barrier where they can see lots of marine life close to beach. I believe the cost is minimal to other current non-effective safety measures like the cull or helicopter patrols.	4/1/2014 3:48 PM
164	It's a shame that it isn't supported by the State Government. Shame Barnett Shame!	4/1/2014 3:38 PM
165	It is a great option for those that feel apprehensive about swimming in the ocean. It should be available at other popular beaches so beachgoers have a choice.	4/1/2014 3:23 PM
166	I think it's a great step forward and would book family holidays around the idea of safe swimming alternatives.	4/1/2014 3:12 PM
167	The Eco Barrier is a less expensive way to ensure that people and their families are safe whilst enjoying the Ocean. It is unharmed to marine life, allowing smaller, non-threatening fish to be able to swim in and out of the nets. It is easy to maintain and can be monitored easily and frequently and repaired if and when necessary. I would definitely visit Coogee beach, and any other beach with an Eco Barrier, more often. Currently it is too upsetting to visit any of the beaches with drum lines installed due to the cruel, inhumane and unprofessional methods that are being used to supposedly prevent shark attacks. It's their Ocean, we need to respect that when enjoying it.	4/1/2014 3:10 PM
168	I swim most days in the ocean, I am a scuba diver and surfer. I accept the extreme minimal risk of shark attack in WA waters, however if the barriers make other beachgoers more comfortable then they should be rolled out at more beaches.	4/1/2014 3:03 PM
169	Great	4/1/2014 3:00 PM
170	I much prefer the eco barrier over the shark cull.	4/1/2014 3:00 PM
171	Not only does it work it looks good too.	4/1/2014 2:57 PM
172	fantastic idea, wish there were more people willing to embrace options that benefit both the community and the environment.	4/1/2014 2:40 PM
173	We'll done for giving it a trial, I can see a solid future for this system.	4/1/2014 2:27 PM
174	Eco barriers just doesn't make any sense. By killing sharks, it's just gonna destroy the whole ecosystem	4/1/2014 2:27 PM
175	Small outlay for such a secure, safe, happy swimming environment for my family and I. Just wish other councils would get behind this great idea	4/1/2014 2:23 PM
176	I hope it stays. A great initiative	4/1/2014 2:22 PM
177	It makes no difference to me as I only ever go less than head height as I am crap at swimming. to others this is great and reassuring for parents and pet owners. Fantastic. Australian designed and built. Be proud and encourage Australian minds, ingenuity and innovation. Another positive way to put Perth on the map.	4/1/2014 2:21 PM
178	Thankyou for using my rates to make an intelligent choice to go with the barrier instead of the dumb lines (drum lines)	4/1/2014 2:14 PM
179	This is an environmentally-friendly, cheaper option to killing sharks	4/1/2014 2:11 PM
180	I have heard that you intend to remove the safe enclosure at the end of April. I ask you to reconsider and please keep the enclosure in on a permanent basis as this offers the only safe marine swimming area in the whole of the Perth region	4/1/2014 2:10 PM

Beach Enclosure Trial

181	re: question 1: Installing anything would have some sort of an environmental impact, however I imagine this is relatively minimal. Though the net does not impact my choice in where I swim (in fact I prefer not to be surrounded by a net), I do know people that go out of their way to swim at Coogee because they feel safer. For those people I think it is a great option. Which I believe is a much better option and choice than the cull (which personally, seems like an unfortunate knee jerk reaction to a few loud, uneducated group of people, which is now followed by stubborn ego driven people who do not want to be proved 'wrong' now the decision has been made). Though I do not know the cost to install and maintain the enclosure, I feel like it is a much more sustainable option, both environmentally and financially. Also, unless the shark were to jump the net, it actually seems like the actual safest option as the shark does not HAVE to be distracted by the bait it could continue to swim towards the shore... where as the net is a physical barrier. Perhaps more public education is needed to make poeple aware of this option and the facts behind financing etc. .My two cents :)	4/1/2014 2:08 PM
182	Please do all you can to keep this enclosure in.... Taking bait lines out on 30 April and then potentially a barrier when gws are seen (during colder months) is ludicrous.	4/1/2014 2:05 PM
183	I think this a fantastic idea. I believe it has attracted fish to use it as well, low maintenance and doesnt harm sharks. It also doesn't attract sharks like the bait lines. I would feel far safer here than where sharks are attracted. Well done cockburn I salute your leading initiative.	4/1/2014 2:04 PM
184	This is an intelligent and environmentally responsible initiative. I applaud the City of Cockburn for its support of the Eco Barrier. It not only keeps people safe but gives them the security that current state government programs do not. It protects our wildlife and beach users at a sustainable cost.	4/1/2014 1:37 PM
185	keep it in for the future.	3/30/2014 2:27 PM
186	I would like to commend the council for proceeding with this initiative. I live in Salter Point but choose to drive to Coogee Beach at least 2-3 times per week to enjoy an ocean swim in a safe environment. I along with many others sincerely hope this becomes a permanent feature each summer.	3/30/2014 9:44 AM
187	Great for safer early morning winter swimming.	3/29/2014 4:12 PM
188	I currently swim the 1.5km between woodman point and coogee jetties with the swim club. If i was swimming alone I would probably swim in the enclosure.	3/28/2014 2:08 PM
189	Test trial should be at a beach that has more surf and more instances of sharks in the vicinity. Coogee is fairly sheltered and no instances of sharks around.	3/27/2014 3:23 PM
190	What is the likely hood of a shark going over the top of the barrier	3/26/2014 10:51 PM
191	if it keeps jelly fish out then i'm more for it	3/26/2014 3:35 PM
192	It's great if it's getting more people to the beach, I like it as I can swim solo early in the morning without a care in the world.	3/26/2014 3:16 PM
193	I think that the Eco Barrier is well worth keeping. It is a much more sensible idea than drum lines. Safety for people and no damage to the environment.	3/26/2014 2:57 PM
194	Will they have eco barriers located at dog beaches?	3/26/2014 1:25 PM
195	Eco Barrier made a "BIG" difference for me and my family this summer. We could finally enjoy the ocean swim without worrying and thinking about sharks. We would like to express our ultimate support for this trial and hope that the barrier becomes permanent.	3/26/2014 12:59 PM
196	great idea in contrast to the governments controversial culling activities recently. Backing the barrier 100% and am so happy to finally be able to enjoy the beach without fear in the back of my mind!	3/26/2014 12:52 PM
197	Good initiative and accords with Coogee's reputation as a family-friendly beach. The perception of safety gives comfort to families with smaller children and also to the large number of visitors/tourists.	3/25/2014 5:38 PM

Beach Enclosure Trial

198	The barrier is fantastic. I swim approx 1.2km every morning in the enclosure and feel safe. There have been no stingers in the enclosure and this is a bonus as these creatures spoil the swimming along all of the beach. Amazingly the net has attracted all sorts of small fish: herring, baitfish, silver bream, whiting, crabs and yellow tail which is great to see with goggles. All in all the enclosure is a fantastic concept and deserves to be used permanently. Many people use the enclosed area especially pre Rottnest channel swimmers whereby there training can be measured in multiples of 300m (length of area. Full points for the initiative in this project.....keep it going, it is an asset to the city council. Lew Hine (Cockburn Masters Swimming Club)	3/25/2014 5:33 PM
199	Great initiative	3/13/2014 5:01 PM
200	My family would like to see this service continue.	3/13/2014 2:51 PM
201	Great alternative to drum baits. Secure swimming for all also creates a safe swimming against rips etc. can only go as far as the barrier.	3/13/2014 11:45 AM
202	I think it is a fantastic for people to be reassured that their council is really doing things to benefit everyone in having the reassurance of a safe place to swim and the confidence it will be maintained.	3/10/2014 10:32 PM
203	Has there ever been a shark attack at this location and if not then why bother with this?	3/10/2014 1:52 PM
204	I think the Eco Barrier is good for marine life and I have noticed an increase in fish stocks as the weeds grow on the barrier. More and more people are swimming laps on the ocean rather than using an overcrowded swimming pool.	3/10/2014 10:11 AM
205	People seemed to like it. I did not swim within it as I already feel safe swimming at Coogee Beach before the shark net. Swimming classes for very small children may have benefited.	3/9/2014 5:46 PM
206	Absolutely fantastic. About time. Myself and my wife now regularly visit walk and swim at the beach. Great to see all age groups, elderly, families even babies relaxed in the water. Should definitely stay. More areas like this are required. Let's enjoy our life here in beautiful WA. Well done.	3/7/2014 1:02 PM
207	I think the net is fantastic, people don't look like a row of meerkats watching the water ! I have an incident I would like to share. In Qld there is an Island called Macleay Island, heaps of residents and visitors to this cluster of Bay Islands. For many years there has been a shark net which many people go and swim in over the years, but recently a sizeable shark got caught inside the net while some people were swimming and spotted it. Apparently it got under the net and couldn't get back. I am looking forward to the net to go in outside the new Surf Lifesaving Club House. Thank you for maintaining a fabulous beach and the best amenities I have ever seen.	3/6/2014 8:18 PM
208	Wonderful idea. My family (with 2 boys under 6) use this beach now but we've always gone to South Freo before as it's closer.	3/6/2014 7:49 PM
209	We have started going to this beach almost weekly with the kids and now feel comfortable having them swim in the water. The area is always busy with other parents and children so definitely see it as a benefit not only to beachgoers but also to the surrounding local businesses.	3/5/2014 9:13 PM
210	I have swam there recently and was stung by a jellyfish which has never happened before? I am not a marine biologist but don't think it's a coincidence either. Unless there is some other logical explanation?	3/5/2014 11:23 AM
211	I wish more councils would take the same initiative and erect the eco barriers at other popular swimming locations to make for a safer swimming environment. I would rather pay tax \$ towards these types of projects instead of drum lines.	3/4/2014 9:22 PM
212	I think it was an excellent trial and offers an option to people who want to use it.	3/4/2014 1:39 PM
213	Excellent idea. We saw many families swimming within the Eco shark barrier than the other side without the barrier.	3/3/2014 6:44 PM
214	It is fantastic to see so many people using the area swimming laps, walking & doing exercises. As an older person it does give you peace of mind with regards to sharks.	3/3/2014 3:40 PM
215	I think it's awesome!	3/1/2014 11:20 AM
216	How about a stinger net? It would be far more useful and is a much bigger concern for swimmers at Coogee and Woodman Point. It stops me from swimming there.	2/28/2014 2:16 PM
217	I think this is a fantastic idea and hope it will stay. Coogee became my favourite beach since the barrier.	2/28/2014 11:33 AM

Beach Enclosure Trial

218	Loving it so far	2/27/2014 10:50 AM
219	I think more beaches should have it. Though I have always swam at Coogee and never encountered a shark, plenty of blue bottles though!	2/27/2014 9:15 AM
220	When swimming in the ocean I accept the risk that there are sharks. It is there home. I don't believe barriers like this are the solution and would prefer to swim where there are no barriers.	2/26/2014 11:14 AM
221	I think it is excellent and hope it continues next year.	2/26/2014 9:39 AM
222	I think it's a great idea my daughter was always scared of the ocean she loves it at Coogee now and being the barrier makes her feel safe too	2/25/2014 10:47 PM
223	Why don't we have more of these? I am sure studies have been done to ensure minimal impact on marine life and it makes me feel like I can try and get some exercise with a lot less risk to limb and life. Will this one remain all year or only for a short span? If it is a short span will it return next summer?	2/25/2014 7:50 PM
224	Much more acceptable option to me than culling sharks [endangered species, accidental killing of other marine life under current policy] This barrier is a perfect example of science being used to come up with a solution. I would like to see the govt install them at many other popular beaches	2/24/2014 6:39 PM
225	after using it on a few occasions I can only see positives involved with the use of the area. I would like to see any use of glass in any form banned from that particular area as I have found broken glass in the sand.	2/23/2014 7:42 PM
226	Great. Fun and it keeps us safe.	2/23/2014 10:59 AM
227	It's costing MILLIONS of dollars for this inhumane shark cull, for that ridiculous expenditure we could have more beaches protected by Eco enclosures. Brilliant idea Cockburn. Thank you from my family! Sheila Morrison	2/21/2014 9:22 PM
228	Enjoyed school swimming lessons there as no sharks	2/21/2014 6:56 PM
229	I was surprised that the shark net had been put at Coogee as there had never been a shark attack there,	2/20/2014 10:55 AM
230	An excellent solution to a problem and far more environmentally friendly than Barnett's answer to providing safer conditions for swimmers.	2/19/2014 9:39 PM
231	Lets put the money to good use, like heart disease or cancer research. What a crock of shit. Stop the commercial fishing close to shore and leave the sharks their natural food source.	2/17/2014 4:19 PM
232	Love it feel better about swimming here and venture further out than I normally would	2/16/2014 1:15 PM
233	Great idea!! Finally someone that's smart enough to think of helping both people and the environment. Let's hope the government also have the brains to take a good look into this brilliant invention.	2/13/2014 5:54 PM
234	I think it is a great idea & generally makes people feel much safer swimming in the sea	2/13/2014 2:09 PM
235	Put them on other beaches as well!	2/13/2014 1:43 PM
236	it's great. always went in sea. feel safer now in the enclosure especially for my 3 year old who likes a body board. could do with increasing size as beach is a lot busier than it was last year, or put one other side of jetty	2/10/2014 9:57 PM
237	Fantastic facility for people of all ages. Good for all the family, Vac swim, all swimmers. Really glad to have such a facility at the beach. Every one we talk to who goes there think it's marvellous. Feel safe when you have to swim alone. I have swam in the enclosure on most days since its installation. Should be more of them, but I'm glad it's on beautiful Coogee Beach.. Well done City of Cockburn !!	2/10/2014 2:36 PM
238	The enclosure is the main reason I chose to use Coogee this year for swimming.	2/9/2014 1:47 PM
239	I would prefer the enclosure to be up all year as people and sharks swim all year	2/9/2014 12:24 PM
240	It's awesome. Please keep it there, we are so lucky to have this facility at our door step.	2/9/2014 12:12 PM
241	Hopefully more of these enclosures will be built on Metro beaches.	2/9/2014 10:57 AM
242	Great Idea. Our family would benefit from the barrier being in place.	2/7/2014 9:01 PM

Beach Enclosure Trial

243	It makes things look more risky and less attractive. However, it does make some people more comfortable swimming. Although, lifeguards sitting in watch towers would be better use of money. (opinion)	2/7/2014 11:45 AM
244	love it	2/6/2014 9:48 AM
245	Well done Cockburn Council. I will swim there often. It makes a very big difference to my sense of safety in the ocean.	2/6/2014 8:06 AM
246	Love it for safe ocean swimming... It's like a giant beach pool	2/5/2014 9:22 PM
247	That the barrier should stay and be maintained on a all year basis. Significantly increasing numbers are using and will use during the colder months if the barriers remains. Sharks like cold waters too.	2/5/2014 1:28 PM
248	Knee jerk decision for installation - poorly thought out risk management process by selected installation and maintenance company. Also very little attention paid to effect on marine life.	2/3/2014 8:12 PM
249	This will become our regular swimming spot. The enclosure was particularly for the kids peace of mind and they felt more comfortable going out a little deeper than they normally would. Great initiative.	2/3/2014 7:16 PM
250	Great idea. Well done.	2/3/2014 3:29 PM
251	I think the Eco Barrier is a very good alternative to shark culling and would prefer to see them installed at other metropolitan beaches rather than the sharks being culled.	2/3/2014 1:10 PM
252	All our family love it, fantastic idea	2/3/2014 11:08 AM
253	My kids have been too scared to go to the beach now for over a year for fear of "being eaten by a shark", in their own words whereas we were regular beach goers before that. This is the first time we've been to the beach in all that time. While they were hesitant at first, upon the sight of the enclosure they readily swam inside the enclosure and in the end we couldn't get them out. We had never been to Coogee Beach before but now after enjoying all the amenities there and finding out how safe and enjoyable it is the wife and I have agreed that will now be our local beach. Thanks so much for installing these enclosures I hope they are there for many years to come	2/3/2014 10:33 AM
254	I swam there this morning for the first time and I will be back. It is awesome.	2/2/2014 3:06 PM
255	AT LAST I CAN SWIM IN THE OCEAN AT COOGEE WITH COMPLETE PEACE OF MIND I WON'T BE SHARK BAIT! WELL DONE COCKBURN COUNCIL FOR YOU INITIATIVE, I HOPE OTHER BEACHSIDE COUNCILS FOLLOW SUIT.	2/2/2014 1:36 PM
256	No sharks killed. No protests. Time to broadcast this around WA and nationally.	2/1/2014 6:38 PM
257	Previously when we have visited Coogee Beach, we have only paddled and not taken our small children in the water due to my husband's paranoia about being eaten by a shark. We went down last weekend for Australia Day and we now plan to visit more often due simply to the barrier. Thank you!	2/1/2014 9:46 AM
258	I think it is a great idea and will now swim in the enclosure.	2/1/2014 8:04 AM
259	Great Idea	1/31/2014 6:10 PM
260	What a great initiative City of Cockburn, by far the safest way to swim. Well done.	1/31/2014 2:11 PM
261	I think it is a fantastic facility and makes a significant difference to the overall attraction of Coogee Beach. The facility appears to be well utilised by families which is a great outcome for increasing physical activity and social cohesion. I have also noticed a decrease in the perception of anti social behaviour which often occurs around the jetty area as I think the demographic of beach users has changed to attract more young families. Please keep this facility	1/30/2014 12:55 PM
262	Bring it back next year.	1/30/2014 11:53 AM
263	I now enjoy regular swimming without worry anytime of the day. THANK YOU COCKBURN.	1/30/2014 10:37 AM
264	It would be good to have some slides / large inflatables (charged for of course) which will attract even more visitors - Its also quite a small area when a lot of people are there so would suggest having another one on the other side of the jetty - as long as its cost effective of course	1/30/2014 10:24 AM
265	Great service to the Public.	1/29/2014 11:59 AM
266	ITS A GREAT IDEA ! GOOD ONE COCKBURN KEEP UP THE GOOD WORK	1/29/2014 10:36 AM

Beach Enclosure Trial

267	I am a regular early morning swimmer all year round but don't venture out too far. The last couple of months have been great with the enclosure. I feel safe now go out further and stay in the water longer. Think it's fantastic hope it stays. Thanks	1/29/2014 10:31 AM
268	No	1/29/2014 6:02 AM
269	My three kids loved it and seemed to enjoy their swim & play more than they have ever done before	1/29/2014 12:06 AM
270	much better alternative to putting in shark baits. Unsure of what the barrier's impact would be as I don't know enough but it can't be any where as bad as the baits. Well done Cockburn for looking for a reasonable solution to the perceived shark problem that the Barnett Government has over reacted to by picking the easiest solution as well as going against reasonable advice and in the process makes Western Australia look stupid to the the rest of the world.	1/28/2014 9:27 PM
271	should get more beaches like this	1/28/2014 8:14 PM
272	Well done city of Cockburn much better idea than the shark culls. Thank you	1/28/2014 7:53 PM
273	I believe the ocean belongs to sea creatures, we go in at our own risk. I believe Most people understand this. What ever we do to nature ultimately has some form of impact on it.	1/28/2014 6:13 PM
274	The Eco Barrier at Coogee Beach is fantastic. My husband, baby and I have been visiting Coogee Beach more frequently now and feel safe swimming inside of the barrier. Please keep it here. Thanks Cockburn!	1/28/2014 3:43 PM
275	This was a great initiative and the city should be commended for helping to fund it. I am personally not that concerned about sharks, but it certainly helped my girlfriend into the water.	1/28/2014 3:00 PM
276	Better than killing the sharks and longer term I would imagine is cheaper too	1/28/2014 2:47 PM
277	It ruins the natural look of the nice beach.	1/28/2014 2:34 PM
278	Thank you for the opportunity to experience, promote and discuss this barrier as a preferred form of protection for beach goers :)	1/28/2014 1:27 PM
279	Congratulations to City of Cockburn for self-funding this excellent and highly responsible initiative! BRAVO! Shame on WA Govt for not even contributing! Imy humble opinion CoC could get so much more publicity from this. Please join and participate in the facebook group #noWAs sharkcull https://www.facebook.com/groups/Stopthesharkcull/716371835053131 .	1/28/2014 1:23 PM
280	Thank you for offering an ecologically friendly alternative to public safety. My hat off to you for setting such a great example and i hope the state government supports what you have done and cancels his shark cull policy in favour of shark, dolphin, seal, turtle etc... -friendly enclosures,	1/28/2014 1:07 PM
281	W.a government needs a big reality check baiting hooks to protect swimmers Eco net gets my 100% support well done on being responsible and realistic with using the Eco barrier shame on our government.	1/28/2014 12:56 PM
282	Thank you Cockburn Council	1/28/2014 12:51 PM
283	Replace drum lines with Eco barrier and reduce risk to marine environment ie sharks	1/28/2014 12:51 PM
284	Creating a balance with wildlife and the 'natural' world is paramount. If such a scheme was in is put in place then any damage should be offset to allow any effected species an environment to continue surviving. Basics really.	1/28/2014 12:50 PM
285	I haven't done much research on these enclosures but I personally thing the shark cull is a disgusting way to try and protect people. We are swimming in their water people, they are not coming up on to land and eating us!	1/28/2014 12:20 PM
286	Love it ! Haven't enjoyed swimming safely for years :)	1/28/2014 12:17 PM
287	I think it will encourage people to use the beach more often!	1/28/2014 12:07 PM
288	I think it is a wonderful idea for people who are concerned, especially for families, but If I want to swim I will go to any beach & just be careful.	1/28/2014 12:06 PM
289	this could be the best thing since sliced bread-and healthier!A swim after work is fantastic,even better without the fear factor near sundown.This is a great asset for thousands through to Amadale and beyond whose nearest contact to the coast is here.Major thanks and congratulations to everyone involved in this installation.Your efforts are appreciated.	1/27/2014 1:35 PM

Beach Enclosure Trial

290	Nice to see the seaweed cleared from the area, feels safer, able to relax, looks cleaner. Love it !.	1/27/2014 11:11 AM
291	The safety and well being of the swimmers is most important and there cannot be a cost attached to this!	1/26/2014 10:52 AM
292	Should be more of them.	1/24/2014 4:05 PM
293	Very impressed with the barrier and extremely happy that it is on my doorstep. I use the swimming area for multiple reasons such as swim training for triathlons, recreational swimming and more importantly to me it serves as peace of mind for when my young kids swim within the barrier area as I know it is a safer and more controlled environment from sharks. I only wish more beaches within WA adopted the trial. I strongly believe it offers people a safer swimming environment and will likely get people into the water, which promotes a more active lifestyle. I'm also aware of the environmental factors but believe the design counters these concerns. So fantastic, well done and sincere thanks!	1/24/2014 12:59 PM
294	It makes people feel safer.	1/24/2014 10:11 AM
295	Please keep it, it is fantastic.	1/23/2014 9:54 PM
296	Why have a shark net in an area that has no history of shark attacks. Priority should be to install shark nets in areas with a history of attacks. eg Cottosloe, south west. Installation of the net at Coogee was a political decision pushed by one Councillor. Local residents I talk to are surprised that a net was installed at Coogee Beach.	1/23/2014 3:57 PM
297	Fantastic project which local council should support and manage once trial finished. The increase in people swimming within the Eco Shark barrier is evident that people support this wonderful project and also great for the environment (ie no culling)	1/22/2014 10:56 PM
298	Looks great - very large so swimmers don't feel like you are 'penned in'.	1/22/2014 10:09 PM
299	I don't believe it should have ever been installed. Waste of money and is just a placebo not a cure, address over fishing not shark shields	1/22/2014 6:34 PM
300	have not heard of incidents of grey white/tiger sharks being a problem in this area - would be better tested Trigg area etc no attacks in this area where the barrier is does not equate that it is a protection against sharks - what does it do for fish?/birds eg comorants etc - found any stuck in the barrier? I like the helicopters flying overhead	1/22/2014 2:25 PM
301	No culling sharks! Protect our families with shark nets. Thank you Sheila Morrison	1/21/2014 7:13 PM
302	I think that Eco Barriers should be available at all popular beaches. It is great idea and the positives outweigh the negatives.	1/21/2014 4:54 PM
303	The Eco barrier has brought me back to Coogee Beach as a regular beachgoer as I now feel comfortable to swim laps inside the barrier. I didn't go to the beach to swim before as I didn't feel comfortable in unproceted water. Swimming in the barrier has improved my health, wellbeing and fitness. I patronise the cafe more frequently with friends and family now. Please keep the barrier as a permanent fixture at Coogee Beach!	1/21/2014 3:26 PM
304	Love that it presents a way to use our beaches in a safe way and discourages the perceived need for shark culling.	1/21/2014 3:00 PM
305	i love it!! and hope that its worthwhile - i much prefer this to the alternatives!!	1/21/2014 2:38 PM
306	KEEP IT. INSTALL AT ALL PERTH BEACHERS!!! MUCH BETTER THAN THIS STUPID CULL!!!	1/21/2014 2:38 PM
307	We usually visit at either Cottosloe or Leighton beach but do not swim as much as just play in the water at those locations. Since finding out about the Coogee beach shark net this summer I have preferred going there over our usual beaches and definitely swim more than play in the water now. Thank you for installing the net and providing the trial period.	1/21/2014 1:43 PM
308	I love this Eco Barrier. I had become so scared of swimming because of the shark attacks we were hearing about on the news all the time and I finally can swim in the ocean again and actually go out past my knees! My friends and I are down there every saturday and sunday at the moment and were there all Xmas Holidays. Its fantastic. PLEASE keep it.	1/21/2014 1:13 PM
309	Thank you City of Cockburn for installing this barrier. I haven't swum in the ocean for years for fear of sharks but have been enjoying a swim three times a week since it has been installed. Thanks again	1/21/2014 9:08 AM

Beach Enclosure Trial

310	I wish all Councils would use eco nets rather than other makes and this ridiculous idea of shark bait drum lines are awful!~!	1/20/2014 4:25 PM
311	Great facility	1/20/2014 11:39 AM
312	Today was the first time in two years that the family travelled to the beach to have a have a swim! The feeling of swimming in safety and not having to worry about anyone being eaten by a fish was fantastic. You could tell the success of the barrier by the numbers of people swimming within the enclosure. Good job people!	1/19/2014 12:33 PM
313	The main problem at coogee beach is the stingers, not the sharks	1/19/2014 10:55 AM
314	The beach enclosure is a very good idea, but it doesn't make much sense in this location, since there have never been shark attacks in this area. It should have been installed at Cottesloe Beach, where have been shark attacks in the past. That would be the only way to establish the effectiveness of the enclosure.	1/19/2014 9:25 AM
315	My son takes vac swimming lessons at coogee beach and for the first time I was able to relax a lot more instead of constantly surveying the ocean. It also helps young kids stay in one area. I also feel quite confident for our family to swim out to the pontoon. Our family is very environmentally conscious and in this case, the safety of humans has to come first. I can't see any major impact to the environment here.	1/18/2014 8:16 AM
316	This shark barrier is far better than the sate governments ridiculous baiting idea	1/17/2014 5:05 PM
317	Shark net absolutely fantastic!!! Hope it becomes a permanent summer fixture! Would travel a lot further to come to coogee because of it! Please keep it	1/17/2014 4:53 PM
318	Good Work Cockburn	1/17/2014 12:50 PM
319	It's fantastic. I go there only because of it and wouldn't swim at all otherwise.	1/17/2014 12:09 PM
320	greatly diminishes amenity of what used to be a natural beach/ocean environment. Visually obtrusive.	1/17/2014 11:41 AM
321	Great job by all involved. Keeping people safe whilst eliminating the need for terrible shark culls or other harm to the environment. People safe/sharks safe. Perfect!	1/16/2014 8:50 PM
322	I think it's a great initiative, the kids feel safe, and great the pontoon is there for them to jump off too! I love Coogee beach!	1/16/2014 7:49 PM
323	I dislike swimming at the beach intensely simply because of my fear of sharks.	1/16/2014 6:59 PM
324	The Eco Barrier is such a great idea combining beach safety with a responsible approach to the environment. It is good knowing that my family can enjoy the sea without fear and without the need to indiscriminately slaughter marine life. It's a really clever solution.	1/16/2014 5:02 PM
325	I LOVE this Eco Shark Barrier. I drive from Bayswater just to use it. It is fantastic that it does not harm our marine environment yet still keeps us safe. Please make more up and down the coast of WA. Can't speak highly enough of how great it is!	1/16/2014 4:54 PM
326	Brilliant.The city is FANTASTIC to support the structure. I wish you much success and hopefully others will follow	1/16/2014 3:56 PM
327	Regular checks required for ocean fauna safety	1/16/2014 3:14 PM
328	I think it is excellent.	1/16/2014 2:44 PM
329	It is very ugly. Whilst it does offer a sence of safety and protection, it completely destroys the aesthetics of a once stunning beach and ocean vista.	1/16/2014 2:12 PM
330	I think it is an excellent way of keeping the public safe when there are certain risks out in the water. I feel a lot safer with my kids in this area rather than having that question mark in the back of your mind... Instead of baiting and killing this offers a much better alternative...!!!!	1/16/2014 1:53 PM
331	I love swimming at Coogee and since the enclosure has been installed I have gone to the beach much more frequently and have swum for longer and further out (while still inside the barrier!). I love it and would really like it to become a permanent feature for summer.	1/16/2014 1:22 PM
332	Provides a save environment to swimmers and beachgoers. The length is great to swim 'laps'.	1/16/2014 1:20 PM

Beach Enclosure Trial

333	I was surprised to find that it is not located where the Surf Life Saving Lifeguards are located. We are always encouraged to swim between the flags, but the flags are nowhere near the shark barrier. Unless there are more lifeguards near the Coogee jetty? Good idea though if it makes people feel safer.	1/16/2014 1:12 PM
334	I think the Shark barrier is fabulous and I now swim quite happily within it as apposed to not swimming at all in past years. I implore the City of Cockburn to continue it beyond the trial. Thank you.	1/16/2014 12:19 PM
335	It is a good size ie long enough and deep enough. Good that bouy is enclosed also.	1/16/2014 11:51 AM
336	Thanks for installing it. Its the first time my wife has swum in the beach for 10+ years.	1/16/2014 11:42 AM
337	I think its a great idea my kids did swimming lessons in the enclosure during the school holidays and they felt much safer doing it in the enclosure. Why cant they be installed at all the main beaches down the coast for peace of mind without killing the animals that live in their home	1/16/2014 11:28 AM
338	An outstanding initiative by the council, designers etc. We are now frequent visitors to coogee beach. This has made a great beach even better, keep up the great work	1/16/2014 11:24 AM
339	this is the answer to a few things that benefit everyone..It's healthier because people are now swimming when they never use to, so a health benefit is evident. The safe feeling of swimming in the ocean is knowing there is no chance of something big like sharks or stingrays is allowing confidence to rise amongst all people in teh community..This is the best thing to happen at any beach and is something there should be more of instead of culling sharks..The day a shark comes into peoples lounge rooms, is the day we should cull them, but until then, they have a right to be in their environment doing what they have to do, which is hunt and eat..I never use to swim in the ocean like i do now, and it would be a great thing to see it happen more often..It will save on expensive shark searches including helicopters etc, and is replaceable and safe..The fish life is still in the area, including starfish, crabs and small fish, which is also good for everyone to experience and see while they swim..It is helping to teach people to live and interact with the environment we're all lucky enough to enjoy safely with extra health benefits to the community. Well done i say..Trev Sanders, Bibra Lake	1/16/2014 9:12 AM
340	well done CoC for trialling this. hope the concept becomes more widely used by others too.	1/16/2014 8:26 AM
341	It's fabulous, it's created a fantastic ocean swimming pool, I am now using the ocean for swimming specifically inside the barrier. I can gauge my swimming distance and feel completely at ease while swimming alone.	1/16/2014 8:08 AM
342	Please keep the barrier. I love ocean swimming, but don't swim elsewhere with any feeling of freedom now. I drive to coogee now to swim rather than going to any if my closer beaches. My daughter comes from Ellen Brook to do the same.	1/16/2014 7:53 AM
343	I swim at. Coogee beach every day of the year and I am very pleased to have the safe environment to swim in.makes my swim relaxed and enjoyable	1/16/2014 7:53 AM
344	It is not correct the claim by Councillor Mr Kevin Allen. that 80% of swimmers at Coogee Beach use the net area. An observation by a local resident who visit the beach each morning there are more people who swim south of the net area and south of the Coogee Beach jetty. Older swimmers also swim from jetty at Woodsmen Point to Coogee Beach jetty. Coogee Beach is not the right area to test, prove this net. Also the cost of maintaining, storing this net will be considerable. It is not needed at Coogee Beach. I have lived, worked in this area and used Coogee Beach since 1964. The catching of sharks on the Coogee Beach Jetrtty last siummer was orchestrated by vested interest.	1/15/2014 10:05 PM
345	I go to Coogee Beach every morning, every day of the year and if Kevin Allen visit's early morning he will see very few people using the enclosure, if lucky 1%, majority of regulars swim on the other side of the jetty, and none of the regulars are using the enclosure, When it was first installed our regular pelicans were confused with the enclosure and didn't know what to do when they got up to it, am concemed for the regular dolphins also that swim up and down. Someone mentioned that all the jelly fish are in the enclosure and also a 2ft gummy shark! Waste of time and money, Kevin Allen I have never seen you at the beach in the early mornings when all the regulars are down there. so your 85% of swimmers are using it is false	1/15/2014 4:43 PM
346	This is a much better solution on all levels, there is no need to bait and kill sharks.	1/15/2014 3:15 PM
347	Great Idea, should have been done long ago.	1/15/2014 2:33 PM

Beach Enclosure Trial

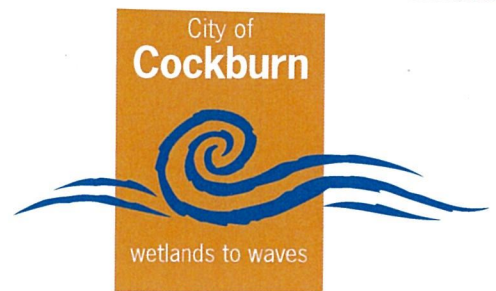
348	its great and since it was installed ive started to swim in ocean again. i compete in triathlons so its great to have a place to swim after work thats safe.. i swim 300m laps and its great to be able to do this thats not a crowded pool	1/15/2014 1:48 PM
349	This beats Barnett's idea of killing them well done you compassionate forward thinkers	1/15/2014 9:49 AM
350	Cockburn should be congratulated for doing it	1/15/2014 9:20 AM
351	Should have another installed south of the jetty, at busy times the beach area is somewhat congested near the barrier area, more than one safe swimming area at Coogee Beach would be fantastic! Thank you Cockburn council for this initiative!	1/15/2014 8:13 AM
352	My understanding is that there never has been a shark attack at Coogee. More people are at risk of drowning than by a shark encounter, no net will save a drowning child. I'd rather we put funds into surf life saving than nets which will damage marine life and be inconsequential in saving beach goers lives. I am wholly unimpressed by unscientific, fear based policies, expenditure and the politicians which generate them. Where are the intelligent politicians that spend our money on things we need?	1/15/2014 6:56 AM
353	Great idea! Don't swim in the ocean much but I will now! :) thanks, I hope it is permanent.	1/15/2014 12:48 AM
354	I believe it is a great idea and shows real thought from the local government for a real alternative to killing	1/15/2014 12:01 AM
355	Would just like to be assured that there is no harm to any marine animals, and sad that low risk larger marine animals such as rays can't get through.	1/14/2014 11:02 PM
356	STOP THE CULL!	1/14/2014 11:00 PM
357	Its a great idea. Does it keep most jellyfish out?	1/14/2014 10:33 PM
358	Congratulations to all at the City of Cockburn on leading with this new technology! I hope that it will serve the purpose for which it is intended so that all who use this beach might rest assured they can swim in safety.	1/14/2014 10:30 PM
359	Great alternative to killing our marine life. Well done to the City of Cockburn and the inventors of the system. I do hope our State Government invests in these types of systems rather than the types of nets used over East and in South Africa that kill marine life.	1/14/2014 10:28 PM
360	Just that I wish you lots of success with this venture. May we see it on more Perth beaches overtime.	1/14/2014 10:23 PM
361	Just a fantastic initiative, congratulations to the Deputy mayor who proposed them. I haven't swum at night times for years however I and my family have swum at least 6 times at night thus far. Pity the cafe hasn't been open for fish n chips on the grass.	1/14/2014 9:48 PM
362	Much better than the new proposal to bait sharks, that is so wrong.	1/14/2014 9:39 PM
363	I like it more then baiting	1/14/2014 9:28 PM
364	It's very Good I hope they continue to put the barrier all across the coogee beach :)	1/14/2014 9:13 PM
365	As a protester of the drum-line I am very interested and hopeful of the success of this venture. Kudos for putting it out there (both meanings of the phrase)	1/14/2014 9:13 PM
366	This is a BETTER SOLUTION than having baits and meat hanging 1 km off our shores! This is safe and has no by catch and is working! Thank you City of Cockburn!	1/14/2014 9:11 PM
367	I think it's brilliant and the state government should make these at all shark prone beaches	1/14/2014 9:02 PM
368	Fantastic initiative!	1/14/2014 8:57 PM
369	Concerned influx of people increases as this is the only beach providing this secure area, overload on beach environment and cleanliness with number of people visiting increasing	1/14/2014 5:48 PM
370	Im glad that the smaller marine life ie star fish and smaller fish are able to be seen inside the barrier ...great job Cockburn!!	1/14/2014 5:32 PM
371	Keep it!	1/14/2014 5:15 PM
372	Much better impact on the environment and better than culling sharks.	1/14/2014 3:41 PM
373	Hope this will be a permanent barrier at Coogee every summer.	1/14/2014 3:40 PM

Beach Enclosure Trial

374	Would be good to see in front of the new surf club.	1/14/2014 3:32 PM
375	Safest beach in WA, another example of how Cockburn is one of the most forward thinking councils around!	1/14/2014 3:29 PM
376	Interesting trial and be good to see the outcomes in terms of impact on marine life. Would also be interesting to test in an area where there have been numerous sightings, to see if it would actually keep sharks out. Definitely a less violent method than culling.	1/14/2014 2:23 PM
377	What a fantastic win/win solution. People are safe from sharks and the environment is unharmed. Brilliant!	1/14/2014 10:30 AM
378	Think it's a fabulous idea and would encourage it along more WA beaches. My girlfriends and I have even been jumping off the pontoon just because we feel safe to go that deep now. Just on another note please enlarge the NO DOGS SIGN on the northern end of the beach track, some people just don't read it or are totally ignorant of the fact that Coogee is not a DOG beach.	1/12/2014 5:17 PM
379	Love it! Hope its here to stay.	1/9/2014 2:26 PM
380	this was a great investment that coogee beach has made and i will definitely choose to swim there over other beaches. hopefully it will one day go around the jetty as well.	1/9/2014 1:26 PM
381	I think this is a Great idea please pass this on to other councils. I will be contacting my local council with regards to installing one at Mullaloo	1/8/2014 11:40 AM
382	A great innitiative and hopefully more of these at other popular swimming locations.	1/8/2014 10:59 AM
383	You take the risk going into the water. I disagree with barriers and culling.	1/7/2014 5:37 PM
384	I think it's a wonderful design, could be a bit more Eco looking, but fabulous and I think If it could be extended to more beaches even better. Well done for giving it a go and I hope it stays and stays!	1/7/2014 2:02 AM
385	Love it for myself and the kids, don't want to hurt marine animals but I don't want to be eaten either!	1/6/2014 9:10 PM
386	The risk of being kill by a shark is to low already and the cost and potential damage to the environment too high to justify. There are many more things that can be done with that money to save more human lives per year	1/6/2014 8:14 PM
387	Far better option than culling. Unfortunately large yellow floats are an eyesore on the stunning landscape.	1/6/2014 7:16 PM
388	Thank you for approving the Eco Barrier as a trial at Coogee beach. It has given me and my husband the confidence to take up ocean swimming again after giving it away 2 years ago due to fear of sharks. It is a terrific initiative that has certainly made a difference to our recreational activities. It is effectively like an outdoor pool but without the chlorine, costs and cluttered swim lanes! I have noticed on my morning swims that more people are swimming at the beach and this has been confirmed with those that I have spoken to as well. I hope that the trial is successful and that more Eco barriers can be installed along the coast. Thank you	1/6/2014 5:45 PM
389	Im so happy, I absolutely love everything about it!	1/6/2014 5:25 PM
390	The barrier doesn't affect our family, besides the VacSwim lessons in January, we spend out time on the other side of the jetty however, if it makes others feel safer and return to using the beach then they are a benefit and fingers crossed, they can also assist in the Govt change their decision to cull.	1/6/2014 4:59 PM
391	Fuck you you stupid bastards. I'm glad that you are getting taken over by Kwinana, with stupid decisions like this I'm suprised that it hasn't happened earlier!	1/6/2014 3:43 PM
392	I LOVE the concept as I never swam at the beach (scared of sharks) .. I just hope the nets are environmentally friendly - please make regular updates to how the net/trial is going. Thank you	1/6/2014 3:43 PM
393	very concerned about the potential impacts on marine life.	1/6/2014 3:35 PM
394	Although it could save swimmers from potential shark encounters, having an enclosure on the beach is not a nice thing to look at.	1/6/2014 3:34 PM
395	Excellent initiative. Well done Cockburn once again. The only LG who gets things done.	1/6/2014 3:29 PM
396	I used to do laps at south beach - now I go to coogee. Thank you so much we love it and hope there are more to come - or tidal pools	1/6/2014 3:28 PM



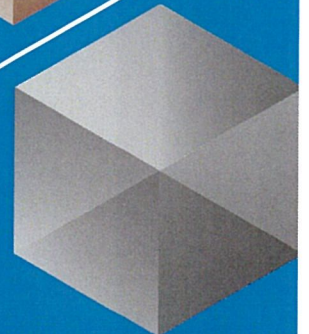
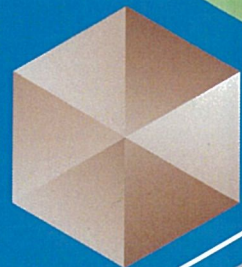
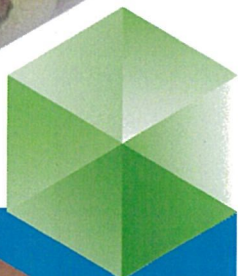


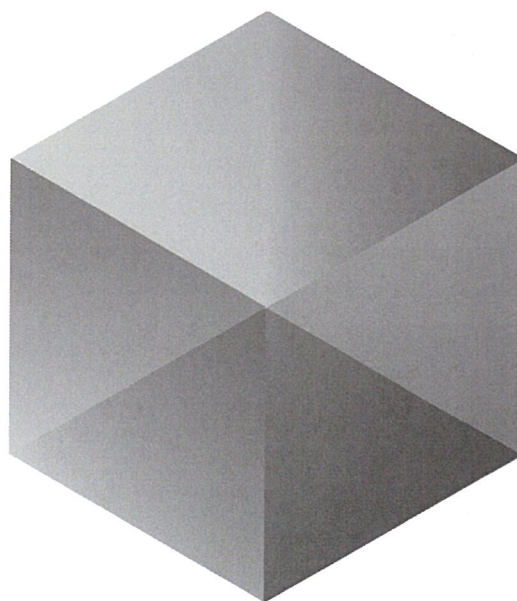
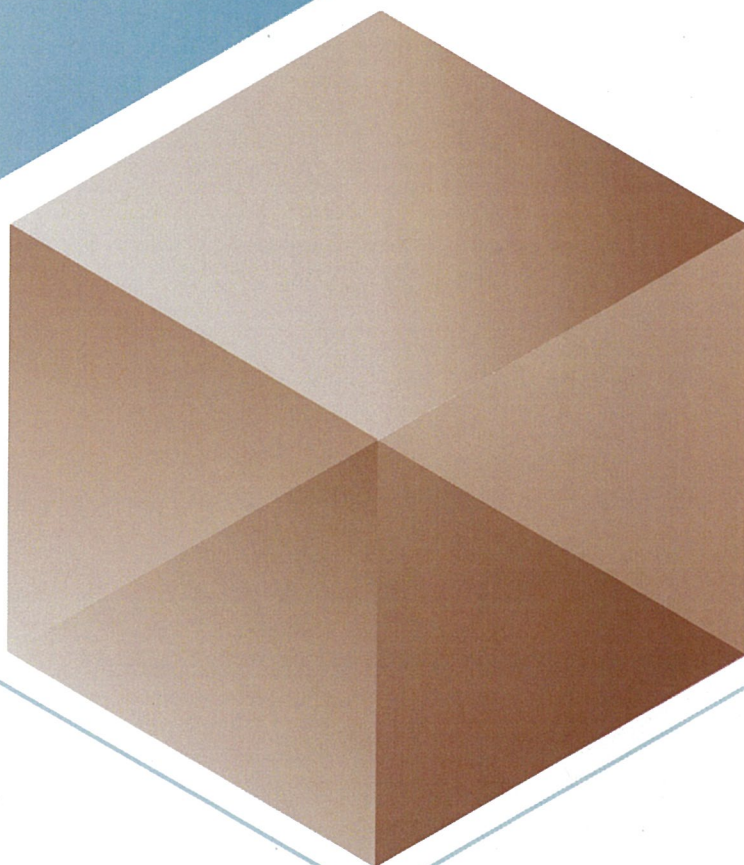
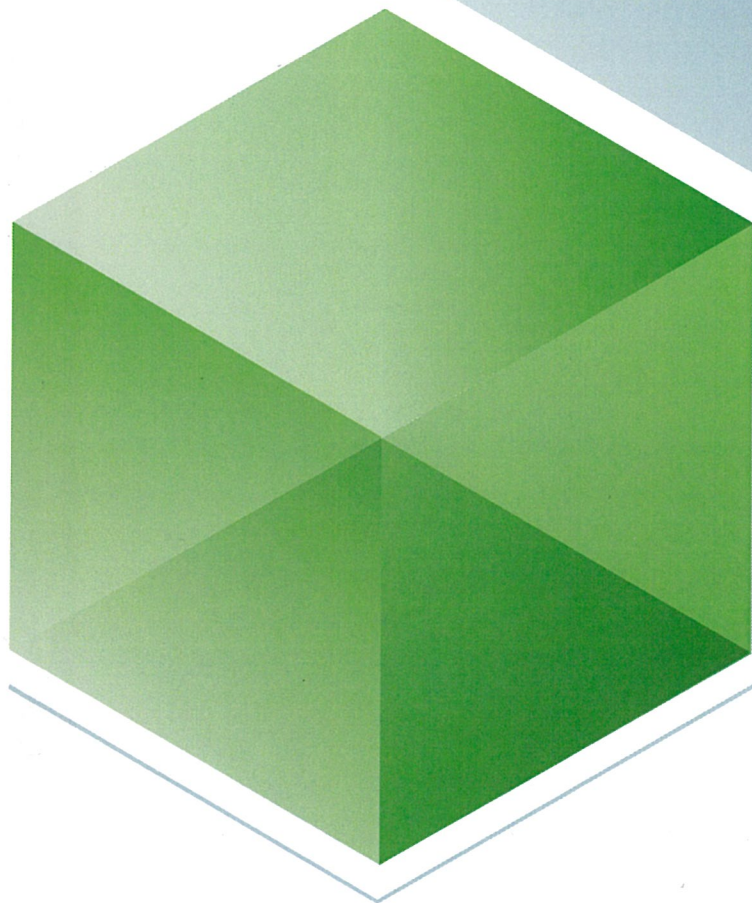
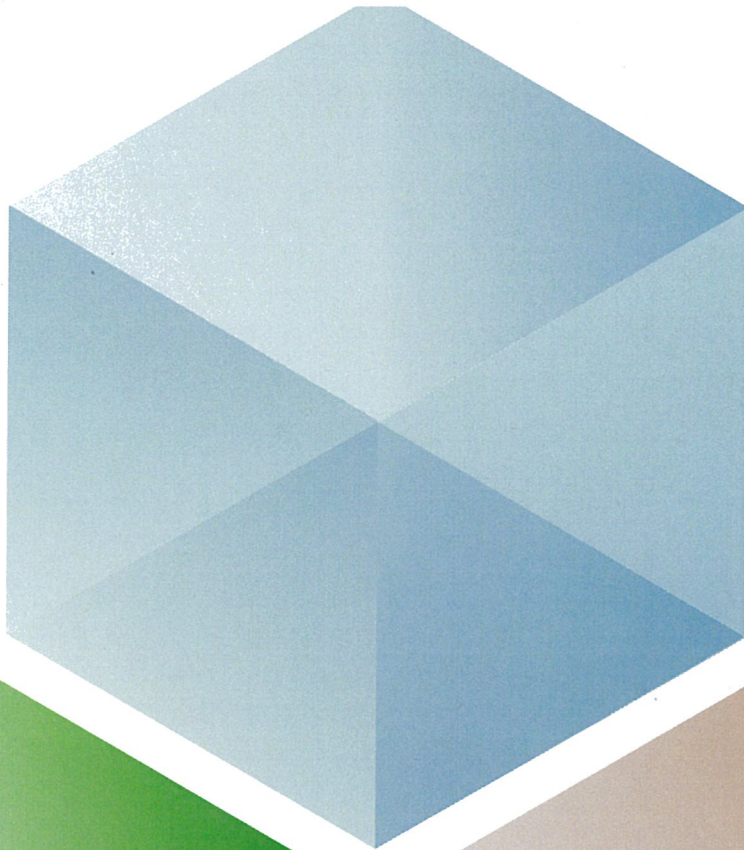


CITY OF COCKBURN Sustainability Action Plan 2014/15



Governance *Environment* Society Economy





The City of Cockburn's *Sustainability Action Plan 2014/15*, forms part of the City's integrated reporting platform. This platform guides the strategic direction of the City towards sustainability. The reporting platform is comprised of the following strategic documents:



The City will achieve its vision for A Better Tomorrow, as the most attractive place to live, work, visit and invest in, within the Perth Metropolitan area through progressing sustainability, defined by the City of Cockburn as:

Pursuing governance excellence to meet the needs of current and future generations through integration of the environment, society and economy.

This plan enables the City to set tangible and transparent goals, and forms the basis of the City's annual *State of Sustainability Report*. In September each year, the City's Executive and Strategic Business Management Group will be required to report progress against indicators, with the results of this being publicly reported in the *State of Sustainability Report* each November. An updated Action Plan will be presented to Council for adoption in May each year.

GOVERNANCE



Governance is the cornerstone of the City's approach to sustainability. Through this the City is able to listen and lead, its residents and ratepayers, in building a sustainable future.

Strategic Community Plan:

- Attract, engage, develop and retain our staff in accordance with a long term Workplace Plan (7.6.1).

FOCUS AREA

Management, Accountability, Transparency and Engagement

OVERARCHING OBJECTIVE

Facilitate employee retention through strategies, processes and training

KPI No.	Annual Objective	Action	KPI	Responsibility
Gov 1.1	To attract, engage, develop and retain employees in accordance with a long term WorkPlace Plan.	Implement the City's long term Workforce Plan.	No significant adverse trends identified in employee attraction and engagement.	Manager, Human Resources.
Gov 1.2	Ascertain whether the City is offering an appropriate Employee Value Proposition (EVP) by measuring voluntary turnover and reporting it to the Executive.	Measure voluntary turnover annually and report to Executive.	Voluntary turnover for each financial year does not exceed the target set in the annual Business Plan.	Manager, Human Resources.
Gov 1.3	Maintain sustainable and competitive base salary rates for employees.	Benchmark collective agreement rates with similar Councils annually and report to Executive.	Collective agreement salary increases are attractive and affordable.	Manager, Human Resources.
Gov 1.4	Optimise the safety, health and wellbeing of the workforce.	Develop and promote a program of health and wellbeing activities.	Minimise the number of lost time injuries.	Manager, Human Resources.

Strategic Community Plan:

- Develop infrastructure provision and renewal strategies that direct investment in ongoing infrastructure provision and management (5.2.1).
- Continue to implement the long term Asset Management Plan to deliver sustainable asset management (7.5.1).
- Implement a long term Financial Plan to deliver a sustainable financial future (7.5.2).

KPI No.	Annual Objective	Action	KPI	Responsibility
Gov 2.1	Develop mechanisms which support best practice sustainable procurement.	Review status of sustainability clauses in tender documents.	100% of tenders contain a 10% sustainability weighting.	Executive.
Gov 2.2	Asset Consumption Ratios for the Asset Management Plan (AMP) adopted Based on Department of Local Government Framework (DLGF) ¹ .	Annual report to determine average proportion of "as new" condition remaining of assets.	Between 50% and 75%	Asset Manager.
Gov 2.3	Asset Sustainability Ratios for the AMPs adopted Based on DLGF.	Annual report to determine if assets are being replaced at the rate they are wearing out.	Between 90% and 110%	Asset Manager.
Gov 2.4	Asset Renewal Funding Ratio's for the AMPs adopted Based on DLGF.	Annual report to determine if there is sufficient future funding for renewal and replacement of assets.	Between 95% and 105%	Asset Manager.

¹ Department of Local Government, *Asset Management Framework and Guidelines*, May 2011. Available at: <http://integratedplanning.dlg.wa.gov.au/>

Strategic Community Plan:

- Establish and maintain effective communication channels and processes (7.1.1).
- Ensure appropriate governance systems are in place (7.3.2).

KPI No.	Annual Objective	Action	KPI	Responsibility
Gov 3.1	Incorporate sustainability into the City's annual report.	Include a summary of sustainability performance in the City's annual report.	Summary of State of Sustainability included.	Manager, Corporate Communications.
Gov 3.2	Ensure sustainability is considered in every strategic report prepared by the City.	Align strategic reports with the City's Sustainability Strategy.	Strategic Documents to consider sustainability according to focus areas identified in the Sustainability Strategy.	Executive.

FOCUS AREA

Management, Accountability, Transparency and Engagement

OVERARCHING OBJECTIVE

Adopt best practice in sustainable procurement and asset management

FOCUS AREA

Management, Accountability, Transparency and Engagement

OVERARCHING OBJECTIVE

Ensure sustainability forms an integral part of corporate strategic planning

Strategic Community Plan:

- Develop and manage relationships with key stakeholders (7.2.2).
- Ensure active compliance with relevant legislation, policy and guidelines (7.7.2).
- Determine community requirements and report on performance and outcomes (7.3.1).
- Identify and implement initiatives to improve customer service, business processes and innovation in service delivery (7.4.1).
- Develop a framework for continuous business process improvement (7.4.2).
- Identify and manage corporate risk (7.7.1).

FOCUS AREA

Management, Accountability, Transparency and Engagement

OVERARCHING OBJECTIVE

Maintain best practice public service delivery for the City's key stakeholders

KPI No.	Annual Objective	Action	KPI	Responsibility
Gov 4.1	Continuously improved feedback in customer service surveys.	Initiatives identified and implemented annually to maintain or improve service outcomes.	Monitor and report annual customer survey results.	Manager, Corporate Communications.
Gov 4.2	To be a leader among local government in service delivery.	Identify and respond to key areas of concern as identified by the community in the annual Perceptions Survey.	Key areas of concern identified and responses formed.	Manager, Corporate Communications.
Gov 4.3	Identify and manage corporate risk.	Develop and maintain a Corporate Risk Register.	Risk register for each service unit prepared.	Executive.
Gov 4.4	Ensure active compliance with relevant legislation, policy and guidelines.	Complete annual compliance return.	100% compliance.	Executive.





Strategic Community Plan:

- Ensure our strategic land use planning embraces sustainable development principles and reflects the values held by the community (1.1.1).
- Apply structure planning for new development areas which embrace best practice and community creation (1.2.2).
- Ensure that neighbourhoods are interconnected physically, economically, socially and technologically, to minimise energy dependency (1.3.2).
- Ensure our strategic land use planning in the form of: the Local Planning Strategy, Town Planning Scheme, revitalisation strategies and structure plans, achieves a robust planning framework delivering adequate housing supply and diversity in housing choice (1.4.1).
- Enhance the City's public transport advocacy programs (6.1.2).
- Develop and implement walkway, bike and trails master plans (6.2.1).
- Develop and promote the City's TravelSmart initiative (6.2.2).
- Develop a transport network that effectively caters for demand and growth across various modes (6.3.2).
- Work with stakeholders to provide and support end of journey facilities (6.5.1).

KPI No.	Annual Objective	Action	KPI	Responsibility
Gov 5.1	To plan the efficient size, shape and composition of neighbourhoods, based upon a 5 minute (400m) walk from the neighbourhood's centre to its perimeter.	Incorporate Element 1 of Liveable Neighbourhoods into all structure plans ² .	100% of structure plans comply with Element 1 of Liveable Neighbourhoods.	Manager, Strategic Planning.
Gov 5.2	To plan each neighbourhood with a focal point, which comprises a minimum mix of uses which come together to form a community focus.	Incorporate Element 7 of Liveable Neighbourhoods into all Structure Plans.	Each structure plan contains a minimum mix of uses and should include urban open space, community facilities, retail uses, postal facilities and public transport stops.	Manager, Strategic Planning.
Gov 5.3	To plan neighbourhoods with a range of residential densities which increase towards the neighbourhood's centre.	Incorporate Element 3 of Liveable Neighbourhoods into all Structure Plans.	Minimum of three residential codings in each structure plan.	Manager, Strategic Planning.

FOCUS AREA

Sustainable Planning and Development

OVERARCHING OBJECTIVE

Support increased walking, cycling and public transport use through the development of neighbourhoods with mixed housing types and densities

² Liveable Neighbourhoods: a Western Australian sustainable cities initiative. Western Australian Planning Commission and the Department for Planning and Infrastructure, October 2007. Available at: <http://www.planning.wa.gov.au/publications/919.asp>

Strategic Community Plan:

- Continue with the development of existing urban revitalisation strategies and plan for new ones (1.2.1).
- Ensure that our neighbourhoods are designed to be more compact, attractive and energy efficient to accommodate a mixture of uses (1.3.2).
- Work with stakeholders to establish, renew or expand commercial centres that increase diversity, accessibility, employment and amenity (1.5.2).

FOCUS AREA

Sustainable Planning and Development

OVERARCHING OBJECTIVE

Support local employment, service provision and leisure opportunities through the delivery of mixed use neighbourhoods

KPI No.	Annual Objective	Action	KPI	Responsibility
Gov 6.1	To plan new neighborhoods such that sufficient and appropriate sites are identified (and secured) in structure plans for local employment opportunities.	Incorporate Element 7 of Liveable Neighbourhoods into each structure plan.	Minimum of two non-residential land uses in each structure plan.	Manager, Strategic Planning.
Gov 6.2	To plan the layout and location of land for local employment and business uses as part of mixed use neighbourhood centres and co-located with the major transport networks (including public transport).	Incorporate Element 2 of Liveable Neighbourhoods into each structure plan.	Degree to which neighbourhood design complies with Element 2 of Liveable Neighbourhoods.	Manager, Strategic Planning.
Gov 6.3	To implement the City's Revitalisation strategies.	Review and progress the Phoenix and Hamilton Hill Revitalisation Strategies.	Actions completed against timelines by service units across the organisation.	Manager, Strategic Planning.
Gov 6.4	To continue to revitalise the City's suburbs.	Finalise the Coolbellup Revitalisation Strategy.	Strategy adopted by Council.	Manager, Strategic Planning.



Strategic Community Plan:

- Develop and implement strategies to facilitate the efficient and sustainable movement of people and goods (6.1.1).
- Enhance the City's public transport advocacy programs (6.1.2).
- Develop and implement walkway, bike and trails master plans (6.2.1).
- Identify and address safety issues across the transport networks (6.3.1).
- Develop a transport network that effectively caters for demand and growth across various modes (6.3.2).
- Work with stakeholders to provide and support end of journey facilities (6.5.1).

KPI No.	Annual Objective	Action	KPI	Responsibility
Gov 7.1	Increase the opportunity for cycling through the City.	Implement the City's Bike Plan.	\$200,000 annual allocation to the Bike Plan.	Manager, Engineering Services.
Gov 7.2	Encourage commercial/business developments to incorporate end of trip facilities.	Preparation and endorsement of a local planning policy to ensure appropriate end for trip facilities.	Adoption by Council.	Manager, Statutory Planning.



Strategic Community Plan:

- Adopt best practice management for our natural environment (4.2.1).

KPI No.	Annual Objective	Action	KPI	Responsibility
Gov 8.1	Ensure significant natural areas are identified and documented in all new structure plans for the purposes of long-term retention.	Create a formalised process for increased Environmental Service Unit involvement in the development of structure plans.	Formalised process in place.	Manager, Strategic Planning and Manager, Manager, Parks and Environment.
Gov 8.2	Safeguard the long term protection of the City's actively managed natural areas.	An increase in funding allocation per hectare of natural area equates to an enhancement in bushland condition as outlined in the Natural Area Management Strategy 2012-2022.	Annual increase in funding, above CPI, for each reserve.	Manager, Parks and Environment.
Gov 8.3	Safeguard the long term protection of the City's actively managed natural areas.	Undertake an audit of reserves currently managed by Parks to determine if there is any remaining native vegetation worthy of retention which should be managed by Environmental Services.	All remnant bushland areas with habitat potential in active reserves are transferred to Environmental Services for management.	Manager, Manager, Parks and Environment.

FOCUS AREA

Sustainable Planning and Development

OVERARCHING OBJECTIVE

Facilitate opportunities for sustainable transport

FOCUS AREA

Sustainable Planning and Development

OVERARCHING OBJECTIVE

Strategically plan for the sustainable long-term retention of significant natural areas

ENVIRONMENT

The environment is the foundation for sustainability in the city of cockburn.
Our natural areas and resources must be sustainably managed into the future.

Strategic Community Plan:

- Adopt best practice management for our natural environment (4.2.1).
- Develop a coastal area management strategy (4.2.2).
- Actively pursue remediation and adaptation strategies in areas where the natural environment is at risk (4.2.3).

FOCUS AREA

Environmental
Management

OVERARCHING OBJECTIVE

Maintain, conserve and
enhance ecosystems
for present and future
generations

KPI No.	Annual Objective	Action	KPI	Responsibility
Env 1.1	Manage coastal environments for the long term benefit of the community.	Develop a Coastal Adaptation Plan.	Adaptation Plan adopted by Council.	Manager, Infrastructure Services.
Env 1.2	Increase the condition of vegetation within bushland reserves.	Compare the condition of vegetation within bushland reserves by mapping 25% of the bushland area annually (100% over a 4 year period) and reviewing the condition against previous surveys.	Vegetation in good or better condition is increasing against base year figure of 62% in 2010.	Manager, Parks and Environment.
Env 1.3	Reduce the prevalence of invasive weed species in the City.	To control and manage environment weeds within Council managed natural areas.	A reduction in high priority weeds identified within reserves.	Manager, Parks and Environment.

Strategic Community Plan:

- Adopt best practice management for our local environment (4.2.1).

KPI No.	Annual Objective	Action	KPI	Responsibility
Env 2.1	To ensure the ongoing rehabilitation of degraded natural areas.	Plan to revegetate a minimum of 2.5 hectares annually.	Complete 2.5 hectares of revegetation annually with an emphasis on enhancing ecological corridors linking natural areas.	Manager, Parks and Environment.
Env 2.2	To maintain genetic diversity and genetic viability across natural areas.	Develop incentives, develop information packages and offer training to private landowners and residents to encourage management of natural areas on private property and the use of local species within gardens.	Annual increase in the number of private landowners participating in incentive programs and number of training workshops delivered by the City.	Manager, Parks and Environment.
Env 2.3	To create streetscapes that enhance the ecological viability and aesthetic appeal of road network.	Develop a native species list for streetscapes.	% increase in the number of local native species being used in land streetscape design and enhancement programs.	Manager, Parks and Environment.
Env 2.4	To support local residents in increasing the urban biodiversity value of their properties.	Promote and subsidise the purchase of local native plants by property owners.	Minimum 5% annual increase in funding for this program.	Manager, Parks and Environment.

Strategic Community Plan:

- Actively pursue remediation and adaptation strategies in areas where the natural environment is at risk (4.2.3).
- Implement human health risk management strategies (4.3.1).

KPI No.	Annual Objective	Action	KPI	Responsibility
Env 3.1	Monitor local urban air quality.	Investigate complaints relating to air pollution including dust and odour.	Reduction in number of air pollution complaints (per capita).	Manager, Health Services.
Env 3.2	Minimise risks to human health through food.	Conduct health assessments of all food premises.	Reduction in the number of improvement notices served on food premises.	Manager, Health Services.
Env 3.3	Ensure all City public buildings are safe for the community.	Conduct health assessments of all public buildings in the City.	Reduction in the number of non-compliant public buildings.	Manager, Health Services.
Env 3.4	Monitor and manage incidence of pests in the City.	Investigate complaints associated with vectors/pests.	Reduction in number of vector/pest complaints across the City (per capita).	Manager, Health Services.

FOCUS AREA

Environmental Management

OVERARCHING OBJECTIVE

Establish and enhance ecological corridors

FOCUS AREA

Sustainable Planning and Development

OVERARCHING OBJECTIVE

Identify, manage and minimise risks to human health

Strategic Community Plan:

- Actively pursue remediation and adaptation strategies in areas where the natural environment is at risk (4.2.3).
- Implement human health risk management strategies (4.3.1).

FOCUS AREA

Environmental Management

OVERARCHING OBJECTIVE

Promote stewardship of the natural environment

KPI No.	Annual Objective	Action	KPI	Responsibility
Env 4.1	Improve the vegetation condition within natural areas.	Undertake community planting events.	Conduct a minimum of three events annually.	Manager, Parks and Environment.
Env 4.2	Build environmental action partnerships.	Develop partnerships with external agencies; corporate, NGO or state government.	Develop and implement a minimum of two programs annually.	Manager, Parks and Environment.
Env 4.3	Enhance community participation in environmental action.	Develop and implement community training programs.	Deliver a minimum of two community training activities annually.	Manager, Parks and Environment.
Env 4.4	Promote environmental awareness to promote environmental stewardship in the community.	City Environmental Services to have a presence in public events.	Attend a minimum of two events annually.	Manager, Parks and Environment.

Strategic Community Plan:

- Implement sustainable resource management strategies (4.4.1).

FOCUS AREA

Efficient settlements and use of resources

OVERARCHING OBJECTIVE

Implement best practice water management strategies

KPI No.	Annual Objective	Action	KPI	Responsibility
Env 5.1	To decrease potable and non-potable water use across the City.	Implement local water action plan.	To reduce community per capita and corporate scheme water consumption by 5 percent below 2007/08 levels by 2017/18. To improve efficiency in corporate groundwater use by reducing consumption to 10 percent below the 2007/08 Department of Water allocations per hectare by 2017/18.	Manager, Parks and Environment.
Env 5.2	Demonstrate leadership in water conservation.	Maintain Waterwise Council criteria.	Waterwise Council criteria maintained.	Manager Parks and Environment.
Env 5.3	To improve the urban environment – water quality	Conduct samples of water from beaches, public swimming pools and businesses without scheme water.	Reduce the number of substandard water samples taken.	Manager, Health Services



Strategic Community Plan:

- Implement energy management strategies (4.5.2).

KPI No.	Annual Objective	Action	KPI	Responsibility
Env 6.1	Continued investment in renewable energy generation.	Implement the City's renewable energy target.	20% renewable energy generation by 2020.	Manager, Infrastructure Services.
Env 6.2	Strategically plan the City's investment in renewable energy.	Deliver actions from the City's renewable energy implementation plan.	Actions met against target.	Manager, Parks and Environment.

Strategic Community Plan:

- Implement programs to reduce and manage the City's and community's carbon footprint (4.5.1).
- Implement energy management strategies (4.5.2).

KPI No.	Annual Objective	Action	KPI	Responsibility
Env 7.1	Reduce Greenhouse Gas Emissions (GGE) from electricity and fuel consumption.	Implementation of Greenhouse Gas Emission Reduction Strategy Action Plan.	20% below 2008/09 levels by 2020.	Manager, Parks and Environment.
Env 7.2	Minimise GGE from waste at Henderson Waste Recovery Park (HWRP).	Implementation of waste minimisation and management actions.	No more than 45% above 2008/09 levels by 2020.	Manager, Parks and Environment.

Strategic Community Plan:

- Review the Strategic Waste Management Strategy (4.4.1).
- Investigate and implement appropriate waste minimisation programs and new technologies (4.4.2)

KPI No.	Annual Objective	Action	KPI	Responsibility
Env 8.1	Increase the recovery rate of re-useable materials at HWRP.	Deploy two excavators to the active face.	Increase total recovery to 4%.	Waste Services Manager.
Env 8.2	Commercial Materials Recovery Facility (CMRF)	Budget for the Scoping Design and Documentation of a CMRF.	Business Case Approval.	Waste Services Manager.
Env 8.3	Promotion of waste separation and recycling.	Waste Education officer to deliver waste education programs.	Reduce MSW tonnages by 2%	Waste Services Manager.

FOCUS AREA

Environmental Management

OVERARCHING OBJECTIVE

Increase the use of renewable energy

FOCUS AREA

Sustainable Planning and Development

OVERARCHING OBJECTIVE

Reduce greenhouse gas emissions

FOCUS AREA

Sustainable Planning and Development

OVERARCHING OBJECTIVE

Reduce waste and increase recycling

SOCIETY

Society is the heart of sustainability in Cockburn. Our people – from our residents, ratepayers and businesses, to schools, visitors and employees – inform the way we develop – now and into the future.

Strategic Community Plan:

- Develop local community plans across the City that create cohesiveness and embrace diversity (2.1.1).
- Facilitate equal access for our community to facilities and services (2.4.1).
- Recognise, engage, include and celebrate the significance and richness of local Indigenous and diverse multicultural groups (2.7.1).

FOCUS AREA

Sense of Place and Healthy Communities

OVERARCHING OBJECTIVE

Enhance social inclusion, equity and diversity

KPI No.	Annual Objective	Action	KPI	Responsibility
Soc 1.1	Facilitate an equitable and inclusive community, particularly for those who experience disadvantage.	Implement the Disability Access and Inclusion Plan.	90% of annual Disability, Access and Inclusion Plan (DAIP) actions completed.	Manager, Human Services.
Soc 1.2	Provision of inclusive and accessible community services and leisure activities to meet diverse community needs.	Provide the community services, leisure activities and facilities contained in the Age Friendly Strategic Plan, The Children's Services Strategic Plan, the Youth Services Strategic Plan, the Disability Access and Inclusion Plan, the Reconciliation Action Plan and the Recreation Services Strategic Plan.	90% of Actions contained within the Strategic Plans are implemented in accordance with identified time frames each year.	Manager, Human Services.
Soc 1.3	To assist those who are most vulnerable in our Community.	Implement the Grant and Fee Funded Human Services Strategic Plan 2013-2018.	90% of actions complete against targets.	Manager, Human Services.

Strategic Community Plan:

- Develop and promote the City's TravelSmart initiative (6.2.2).
- Advocate for the needs of the community and continue to progress opportunities for the City (7.2.1).
- Provide and facilitate quality community services that meet diverse recreational, cultural and community needs of all age groups (2.2.1).
- Provide and facilitate community activities, events and programs that draw a wide cross-section of the community (2.3.1).
- Provide and promote activities, services and recreational facilities that encourage our community toward an active and healthy lifestyle (2.6.1).
- Develop multi-use facilities that cater for all ages, abilities and cultures to promote community interaction (5.1.2).

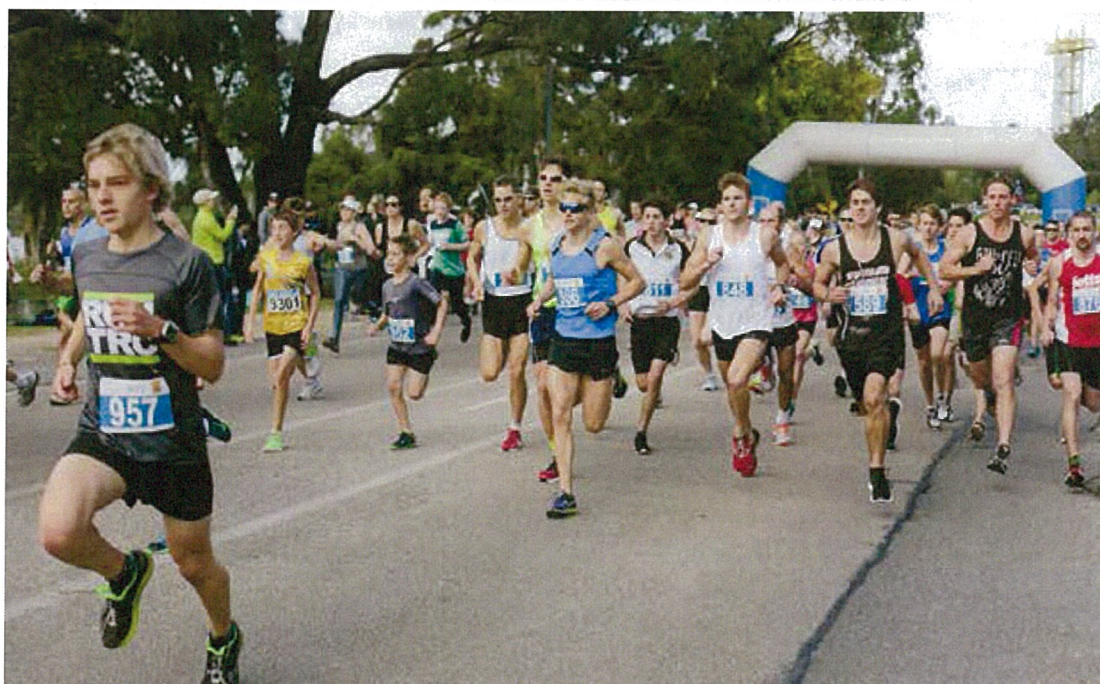
KPI No.	Annual Objective	Action	KPI	Responsibility
Soc 2.1	Increase the capacity of the City to develop and deliver Healthy Lifestyle initiatives.	Implement the actions in the City's Public Health Plan and seek external funding for programs aimed especially at reducing obesity in the community.	Actions completed against target and funding sought.	Manager, Health Services.
Soc 2.2	Provide information, incentives and ongoing support and motivation to encourage people to be more active and travel less by car.	Implement the ActiveSmart/TravelSmart program in targeted areas.	<ul style="list-style-type: none"> • Walking trips increased by 20% • Cycling trips increased by 50% 	Manager, Health Services.
Soc 2.3	To centrally locate health and community facilities for residents on the eastern side of the municipality.	Appointment of building contractors for the construction of the facility.	Building contractors appointed.	Manager, Community Services.

FOCUS AREA

Sense of Place and Healthy Communities

OVERARCHING OBJECTIVE

Provide well located community services and facilities to meet identified community needs and facilitate healthy lifestyles



Strategic Community Plan:

- Identify and address safety issues across the transport networks (6.3.1).
- Provide and facilitate initiatives that improve safety for our communities (2.5.1).

FOCUS AREA

Sense of Place and Healthy Communities

OVERARCHING OBJECTIVE

Develop safe communities

KPI No.	Annual Objective	Action	KPI	Responsibility
Soc 3.1	To ensure the City responds to the Community's safety concerns in a timely manner.	Ensure the response times of CoSafe Officers are within 15 minutes of original call being placed.	85% of call outs responded to within 15 minutes.	Manager, Community Services.
Soc 3.2	To reduce the likelihood of criminal offence for at-risk youth in the community.	Meet the annual targets of engagement as part of the City's Youth Diversion Program.	168 youth engaged in the program annually.	Manager, Human Services.
Soc 3.3	Increase the sense of security at identified sites within the City.	Implement the City's CCTV Strategy.	CCTV Implementation Strategy implemented. CCTV installed at Coolbellup in 14/15 financial year.	Manager, Community Services.
Soc 3.4	Incorporate crime prevention through environmental design into the City's development processes.	Develop a Crime Prevention through Environmental Design Policy.	Policy adopted.	Manager, Community Services.

Strategic Community Plan:

- Recognise, engage, include and celebrate the significance and richness of local Indigenous and diverse multicultural groups (2.7.1).
- Protect the heritage of the City through advocacy, statutory controls, promotion and education (2.8.1).

FOCUS AREA

Sense of Place and Healthy Communities

OVERARCHING OBJECTIVE

Protect and promote the City's cultural heritage and diversity

KPI No.	Annual Objective	Action	KPI	Responsibility
Soc 4.1	To value and celebrate Indigenous culture, heritage and participation.	Implement the Reconciliation Action Plan.	90% of actions contained within the plan are implemented within the required timeframe.	Manager, Human Services.
Soc 4.2	Promote Indigenous Community Development.	Continue to provide a full time Aboriginal Community Development Officer to work with the Aboriginal Community.	Number of Aboriginal Community Development Initiatives delivered against target.	Manager, Human Services.
Soc 4.3	Celebrate and promote cultural diversity.	Identify funding for the development of a multicultural strategy and officer.	Funding sourced identified.	Manager, Human Services.
Soc 4.4	Safeguard the protection of City heritage sites.	Regularly update the City's Heritage List.	Review of list no longer than 12 months.	Manager, Strategic Planning.

Strategic Community Plan:

- Provide and facilitate community activities, events and programs that draw a wide cross-section of the community (2.3.1).

KPI No.	Annual Objective	Action	KPI	Responsibility
Soc 5.1	Provide annual events in response to identified community needs.	Implementation of Events Strategy in the 14/15 financial year.	100% of the items achieved against target.	Manager, Corporate Communications.
Soc 5.2	Promote City sponsored events widely in the community.	Implement the City's Social Media Strategy and Plan and Communications Strategy and Plan.	Annual increase in community attendance at major City events.	Manager, Corporate Communications.
Soc 5.3	Ensure City events are accessible across the community.	Events, marketing and disability access and inclusion staff to annually review and improve the accessibility of events.	Review undertaken and agreed measures implemented.	Manager, Corporate Communications.
Soc 5.4	Implement a strategic approach to increasing community awareness of City activities, services, facilities, strategies.	Implement the Corporate Communications Strategy.	100% of actions met against target in Strategy.	Manager, Corporate Communications.

FOCUS AREA

Community Involvement

OVERARCHING OBJECTIVE

Encourage community involvement in local events and activities



Strategic Community Plan:

- Promote sustainable practices within the community (4.1.2).
- Provide and facilitate community activities, events and programs that draw a wide-cross section of the community (2.3.1)

FOCUS AREA

Community Involvement

OVERARCHING OBJECTIVE

Develop a strategic approach to community engagement and education

KPI No.	Annual Objective	Action	KPI	Responsibility
Soc 6.1	Adopt a strategic approach to community engagement.	Employ a full time community engagement officer.	Officer employed.	Manager, Community Services.
Soc 6.2	Deliver a minimum of 10 environmental education for sustainability initiatives and events.	Deliver a range of diverse environmental education initiatives and events to the community.	Complete minimum number of events.	Manager, Parks and Environment.
Soc 6.3	Deliver a minimum of 10 social and/or cultural education initiatives.	Deliver a range of social and/or cultural awareness events and initiatives to the community.	Complete minimum number of events.	Manager, Human Services.

Strategic Community Plan:

- Support the development of local community associations and other advocacy groups (2.3.2).
- Develop and implement the branding strategy of the City across all our communities and services (5.4.1).
- Maintain urban art investment and other initiatives that create interesting community places and encourage creativity (5.4.2).

FOCUS AREA

Community Involvement

OVERARCHING OBJECTIVE

Enhance a sense of community ownership and promote Cockburn as an attractive place to live, work and visit

KPI No.	Annual Objective	Action	KPI	Responsibility
Soc 7.1	To support the development of vibrant community spaces through investment in urban art.	Maintain a constant investment in public art.	Annual investment in public art.	Manager, Corporate Communications.
Soc 7.2	Promote the City's response to recognised community priorities.	Monitor and report on results from perceptions survey.	Perceptions survey results.	Manager, Corporate Communications.



Strategic Community Plan:

- Communities that are connected, inclusive and promote intergenerational opportunities (2.2).
- Communities that take pride and aspire to a greater sense of community (2.3).
- Effective and constructive dialogue with all City stakeholders (7.1).

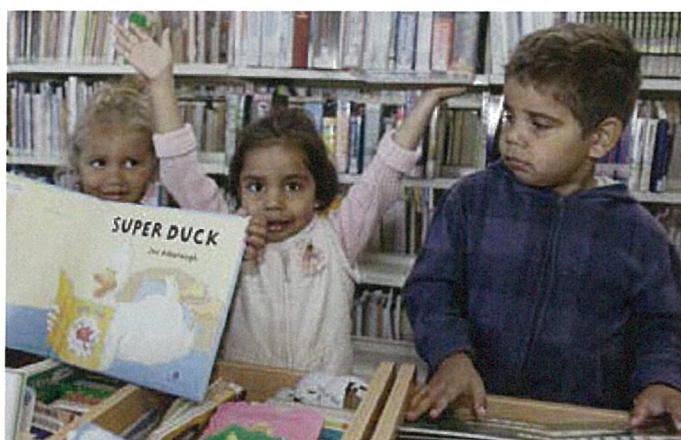
KPI No.	Annual Objective	Action	KPI	Responsibility
Soc 8.1	Strengthen the capacity of community groups.	Monitor the % of completed projects for community groups in the City through the community grants program.	% of completed projects against grants received.	Manager, Community Services.
Soc 8.2	Strengthen networks between community groups.	Facilitate linkages between community groups in the City.	Increased number of joint projects between community groups.	Manager, Community Services.
Soc 8.3	Facilitate partnerships between business and community groups.	Host an annual business and community group networking event.	80% capacity attendance at the event.	Manager, Community Services.
Soc 8.4	Actively encourage volunteering in the City of Cockburn.	Market and promote volunteering opportunities in the City.	Annual increase in the number of registered volunteers.	Manager, Community Services.

FOCUS AREA

Community Involvement

OVERARCHING OBJECTIVE

Build community resilience through strengthened community groups, relationships and linkages



ECONOMY

A strong economy underpins the city's sustainable development and must be robust and resilient in the face of future uncertainty and risk. The city's economy is integrated with its society and environment.

Strategic Community Plan:

- Work with stakeholders to identify a holistic regional approach to freight management (6.4.1).
- Engage stakeholders on the delivery of industrial, commercial and infrastructure projects (3.2.1).
- Facilitate and promote economic development aligned to business centre growth (3.3.1).

FOCUS AREA

Economic Development

OVERARCHING OBJECTIVE

Implement a strategic approach to economic development

KPI No.	Annual Objective	Action	KPI	Responsibility
Eco 1.1	Pursue a strategic approach to economic development.	Implement the actions in the Economic Development Directions Report, including the development of a strategy.	% actions met against target.	Executive.
Eco 1.2	Implement Economic Development in the City.	Determine the priority for an economic development office.	An economic development officer is identified in the Workforce Plan.	Executive.
Eco 1.3	Consider what role tourism will play for the City.	Determine whether tourism should be incorporated into an economic development strategy or as a stand-alone strategy.	Identified within an Economic Development Strategy.	Executive.
Eco 1.4	Consider what future role the tertiary education sector will occupy in the City's economic development.	The tertiary education sector should be considered in an economic development strategy.	Identified within an Economic Development Strategy.	Executive.

Strategic Community Plan:

- Ensure that the City's sustainable development framework drives and enables diverse business investment and activities (3.2.2).
- Develop and implement a City infrastructure plan that meets current and future needs (5.1.1).
- Develop and implement strategies to facilitate the efficient and sustainable movement of people and goods (6.1.1).
- Develop and manage relationships with key stakeholders (7.2.2).

KPI No.	Annual Objective	Action	KPI	Responsibility
Eco 2.1	Ensure the City continues to attract business investment through the construction of an enhanced road network.	Ensure funds are available to meet the Road development program as outlined in the Long Term Financial Plan.	Number of projects completed against target.	Executive.
Eco 2.2	Lobby for greater investment in public transport within the City of Cockburn.	Continue to advocate for the construction of the Success Railway Station and car parking facilities.	Report of advocacy efforts to achieve this objective.	Executive.
Eco 2.3	Identify gaps in strategic infrastructure which inhibit business investment in the City.	Survey business to determine gaps in strategic infrastructure.	Report received.	Executive.

Strategic Community Plan:

- Work in partnership with Federal and State Government and other key stakeholders to provide infrastructure (5.3.1).
- Facilitate and promote economic development aligned to business centre growth (3.3.1).

KPI No.	Annual Objective	Action	KPI	Responsibility
Eco 3.1	To relieve traffic congestion in Cockburn Central.	Seek a commitment from the appropriate stakeholders for the timely construction of the North Lake Road Freeway Overpass, and the upgrades to the surrounding road network, which have been identified in the City's Major and Regional Road Network Strategy.	Report on agency responsibility, and proposed timeframes, for upgrades to the network as identified in the Major and Regional Road Network Strategy.	Executive.
Eco 3.2	Facilitate the development of vibrant local activity centres.	Implement the Local Commercial and Activity Centres Strategy.	% of actions within the Strategy complete against target.	Executive.
Eco 3.3	Support local enterprise in the City.	Engage with the Melville Cockburn Chamber of Commerce, South West Group and Business Foundations Group to determine the needs of existing businesses within the City.	Bi-annual meeting with stakeholder groups.	Chief Executive Officer.

FOCUS AREA

Economic Development

OVERARCHING OBJECTIVE

Attract business investment through the facilitation of strategic infrastructure

FOCUS AREA

Economic Development

OVERARCHING OBJECTIVE

Facilitate the development of local enterprise



FOCUS AREA

Economic Development

OVERARCHING OBJECTIVE

Grow tourism in Cockburn through the management, improvement and promotion of the City's key natural, cultural and commercial features

Strategic Community Plan:

- Identify, target and facilitate sustainable development in Cockburn Central reflecting the status of a Strategic Regional Centre (3.1.1)
- Develop and promote a strategy for the growth of leisure and tourism based activities (3.5.1).

KPI No.	Annual Objective	Action	KPI	Responsibility
Eco 4.1	Promote Cockburn as the most attractive place to live, work, visit and invest in the Perth Metropolitan area.	Develop a registry of the City's key natural, cultural and commercial features.	Registry developed.	Executive.
Eco 4.2	Support the continued establishment of the Sustainability Precinct at Bibra Lake.	Complete the architectural designs for the construction of the Sustainability Centre and to enable grant funding to be sourced.	Design drawings completed and consultation for user groups concluded.	Executive.

Strategic Community Plan:

- Work with stakeholders to ensure serviced and accessible industrial land incorporating technology and education is planned and delivered (1.5.1).
- Identify initiatives and incentives to broaden the range of educational facilities, programs and partnerships (3.4.1).

KPI No.	Annual Objective	Action	KPI	Responsibility
Eco 5.1	Support the development of Vocational Education and Training Educational Institutions in the City of Cockburn.	Advocate for increased funding and resources for Challenger TAFE from State and Federal Government.	Report from Challenger TAFE on funding achievements.	Chief Executive Officer.

Strategic Community Plan:

- Attract, engage, develop and retain our staff in accordance with a long term Workplace Plan (7.6.1).

KPI No.	Annual Objective	Action	KPI	Responsibility
Eco 6.1	Continue to maintain a strong trainee development program.	Maintain the funding to facilitate the trainee program.	Continue to provide a minimum of five trainee positions annually.	Manager, Human Resources.
Eco 6.2	Maintain the City's Employee Development Policy.	Secure consistent annual funding for this program.	Annual investment in Employee Development Policy maintained.	Manager, Human Resources.

FOCUS AREA

Employment Opportunities

OVERARCHING OBJECTIVE

Support Cockburn residents accessing local high value jobs through targeted programs of training and development.

FOCUS AREA

Employment Opportunities

OVERARCHING OBJECTIVE

Support Cockburn Maintain the City's Employee Development Program

Strategic Community Plan:

- Engage stakeholders on the delivery of industrial, commercial and infrastructure projects (3.2.1).
- Ensure that the City's sustainable development framework drives and enables diverse business investment and activities (3.2.2).
- Work in partnership with Federal and State Government and other key stakeholders to provide infrastructure (5.3.1).

KPI No.	Annual Objective	Action	KPI	Responsibility
Eco 7.1	Enhance access to public transport via a paid parking facility for non-commuter uses of the rail facility.	To seek partners for the potential development of a paid parking station at Cockburn Central.	Partnership established – Yes/No	Executive.
Eco 7.2	Enhance existing retail precincts.	To work with Perron Group for the next stage of the Gateway Precinct and construction of the associated infrastructure.	Development plans finalised and road network designs improved.	Executive.
Eco 7.3	Work with the State Government, LandCorp and associated stakeholders in the delivery of the Latitude 32 and Australian Marine Complex Precincts.	Continue to engage with all stakeholders regarding planning and development of these precincts.	Precinct Structure Plan finalised in the 14/15 financial year.	Manager, Strategic Planning.

FOCUS AREA

Employment Opportunities

OVERARCHING OBJECTIVE

Develop and promote strategic partnerships with stakeholders involved in the industrial/commercial precincts

Strategic Community Plan:

- Facilitate and promote economic development aligned to business centre growth (3.3.1).

KPI No.	Annual Objective	Action	KPI	Responsibility
Eco 8.1	Support for business operators within the municipality.	Continue to support and co-fund the Melville Cockburn Chamber of Commerce (MCCC).	Report from MCCC on activities held within the municipality.	Executive.

FOCUS AREA

Employment Opportunities

OVERARCHING OBJECTIVE

Promote the small business sector in Cockburn through key strategic alliances

Sustainability Action Plan Implementation

Review current Sustainability Action Plan (SAP)	Jan - Mar
Develop SAP for following financial year	Jan - Mar
Presentation of reviewed SAP to Council	June
Seek Feedback on Progress towards achievement of KPIs in current SAP	August
Publicly report on Current SAP in State of Sustainability Report in November	Sept - Oct
State of Sustainability Report to Council for adoption	November



City of Cockburn

9 Coleville Crescent,
Spearwood, WA 6163
T: 9411 3444
E: customer@cockburn.wa.gov.au
www.cockburn.wa.gov.au



This document is available
in alternative formats on request.