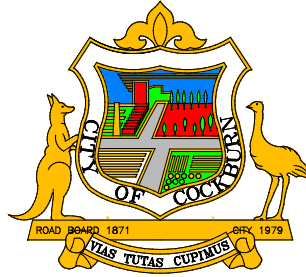


CITY OF COCKBURN



ORDINARY COUNCIL

AGENDA PAPER

FOR

THURSDAY, 10 MARCH 2016

CITY OF COCKBURN

SUMMARY OF AGENDA TO BE PRESENTED TO THE ORDINARY COUNCIL MEETING TO BE HELD ON THURSDAY, 10 MARCH 2016 AT 7:00 PM

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CITY OF COCKBURN**AGENDA TO BE PRESENTED TO THE ORDINARY
COUNCIL MEETING TO BE HELD ON
THURSDAY, 10 MARCH 2016 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 10/3/2016) - MINUTES OF THE ORDINARY COUNCIL MEETING - 11 FEBRUARY 2016**

RECOMMENDATION

That Council adopt the Minutes of the Ordinary Council Meeting held on Thursday 11 February 2016, 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 10/3/2016) - MOTION - 2016 ANNUAL ELECTORS MEETING - (089/004) (D GREEN/S CAIN)

RECOMMENDATION

That Council upon notification from the Local Government Advisory Board (LGAB) of any community initiated or other proposal to transfer all or any part of the localities of Hamilton Hill, North Coogee or Coogee from the City of Cockburn to the City of Fremantle:

- (1) formally resolves to strongly oppose the proposal and prepares a submission which contains information extracted and updated from the Cockburn Community Steering Group's (CCSG) submission made to the LGAB during the 2014 Metropolitan Local Government Reform process as it relates to the areas affected by any proposal; and
- (2) ensures an immediate community engagement program is commenced to include all residents, businesses and community based organisations within the areas directly affected by any proposal, seeking widespread community rejection of any proposal.

COUNCIL DECISION

Background

At the Annual Meeting of Electors conducted on 2 February 2016, the following motion initiated by the Coogee Beach Progress Association (CBPA) was carried, unopposed:

That the City of Cockburn take the necessary action to retain the suburbs of Hamilton Hill, North Coogee and Coogee within the boundaries of the City of Cockburn, should the petition be lodged with the Department of Local Government.

The mover of the motion provided the following background in support of the matter:

Adin Lang, the unsuccessful candidate for the recent local government election for the City of Cockburn West Ward, is organizing a petition to transfer the suburbs of Hamilton Hill, North Coogee and Coogee to the City of Fremantle, to provide a rate base to fund a greater City of Fremantle. The CBPA totally opposes this proposal and objects to this action

Pursuant to Section 5.33 (1) of the Local Government Act 1995, decisions made at Electors` Meetings are to be formally considered by Council as soon as practicable thereafter.

Submission

N/A

Report

Apart from the requirement for Council to formally consider the decision made at the Electors` Meeting, the primary reason for proposing the recommendation contained in this report is to enable the City of Cockburn to proactively respond and prepare for any attempt to change the boundaries of the City of Cockburn.

It is known and has been reported in the media that Mr Lang is responsible for a community initiated proposal to cede the entire locality of Hamilton Hill (excluding Manning Park) and part of North Coogee (north of the *Port Coogee* development) and transfer that area

to the City of Fremantle. Essentially, this replicates the proposal lodged by the City of Fremantle to the LGAB in 2014, as part of the failed metropolitan local government *reform* process.

This proposal is somewhat different in that it has been initiated at a community level and requires at least 250 electors from the affected area to support the proposal by signing the prescribed form to accompany the proposal.

It is understood that the requisite number of signatures in support of the proposal will be forthcoming in the near future and that a proposal will subsequently be forwarded to the LGAB for consideration.

At that stage, provided the proposal has been submitted in accordance with statutory requirements, the LGAB will consider the proposal.

Thereafter, if the LGAB does not recommend rejection of the proposal, it will initiate a formal inquiry process by advising the affected local governments (i.e. the Cities of Cockburn and Fremantle) and electors of both districts and inviting submissions to be made to the LGAB within the timeframe nominated in the Notice of advice, which can be for a period of up to 6 weeks maximum.

A final recommendation from the LGAB will not necessarily include the exercise of any direct democratic input from the community, by way of a poll, as the nature of the proposal would be a boundary adjustment. In these circumstances the LGAB is the final arbiter of a recommendation to the Minister for Local Government and Communities, with the Minister making the ultimate decision whether to accept or reject the recommendation. It should be noted at this point that the Minister does have the option to require a poll of electors prior to making a decision on whether or not to accept the recommendation of the LGAB.

Assuming the required number of eligible signatories is provided with the proposal and an inquiry process is instigated by the LGAB, it is important for Council to clearly and quickly announce its position and immediately thereafter engage with the community to solicit the level of support necessary to complement Council's response.

As such early and vigorous community engagement is an essential component of the response. While this occurred comprehensively in the last reform debate, there remained some residents who were unaware of what was happening until the very end of the process.

Much of the necessary information and community support base required for this purpose has been previously obtained through the CCSG submission made in response to the 2014 metropolitan local

government reform program, which was ultimately abandoned by the State Government in early 2015.

In relation to the areas which are subject to the latest purported proposal, there was great emphasis made previously by CCSG in reference to the number of community groups and City of Cockburn provided facilities and services that would be vulnerable if the support currently supplied or facilitated by the City of Cockburn was no longer available to them.

Some of the immediate benefits available to City of Cockburn residents which are not provided by the City of Fremantle and would be lost if the proposal was to proceed are:

- loss of tip passes
- loss of CoSafe security patrols
- loss of weekly recycling service and
- loss of potential third bin service, currently available in Hamilton Hill on a trial basis.

Many organisations located in Hamilton Hill with long standing connections to the City of Cockburn were also identified at that time, including:

- Cockburn RSL
- Cockburn Community Cultural Council
- Phoenix Theatre Group; and
- Cockburn Basketball Association, together with the variety of sporting clubs that use the facilities at Davilak Oval and Goodchild Reserve. All expressed great concern that the level of support currently provided by the City of Cockburn to assist them operate would not be available if the control of these facilities were to be transferred to the City of Fremantle.

Similarly, many care services which currently operate from the Jean Willis Centre in Hamilton Hill under contract with the State and Commonwealth Governments would face an uncertain future if that property and its incumbent services were no longer located or available within the City of Cockburn.

In addition, the Cockburn Seniors` Centre, located less than 1 kilometre south of the proposed boundary, comprises a large percentage of members who are also Hamilton Hill residents. If those same residents were no longer located within the City of Cockburn, they could not access the facility, which is restricted to Cockburn residents.

Also, there are many significant capital works planned for the areas in question and identified in Council's currently adopted Long Term Financial Plan, which would be withdrawn and reallocated to other priority projects within the residual City of Cockburn district in the event of the loss of areas to the City of Fremantle.

Significant projects include:

- Upgrade of Wally Hagan Basketball Stadium
- Upgrade to Goodchild Park Club / Change Rooms
- North Coogee Foreshore Management Plan

Finally, the City of Cockburn has been an integral participant in the planned development of the 'Cockburn Coast' and its component precincts, through membership of the Cockburn Coast Steering Committee and more detailed involvement with the Projects' key stakeholder, LandCorp. Should this partnership be curtailed because of a boundary change affecting the development area, the potential loss of key intellectual capital associated with the vital preparatory stages of the project is likely to have serious implications on the ability to meet critical time frames?

All of the issues raised in this report are just examples of the effect that would result in the loss of such a significant proportion of the district due to boundary change. If such a proposal was to result in an LGAB inquiry, there is much more information that will clarify the detail that could result in severe disadvantage to the impacted communities.

As can be appreciated, any proposal to transfer significant portions of land from one district to another will create, at least, a heightened concern within the community and particularly amongst key stakeholder associates likely to be disadvantaged, or severely impacted, if the current relationships are unable to continue as an outcome of such a proposal.

Accordingly, Council's response to any such proposal which could result in that outcome should be one of initial strong resistance followed by a community focussed campaign to ensure that information necessary to ensure affected residents and other stakeholders are clear on the potential negative impacts such a severe boundary adjustment would impose on them.

Another intended outcome of a community campaign would be to seek the support of the City's residents and stakeholders in joining Council to denounce the objectives of any proposal to diminish the positive long standing relationships which have been forged between the City of Cockburn and its community.

Strategic Plan/Policy Implications

Community & Lifestyle

- Community environments that are socially cohesive and embrace diversity.

Leading & Listening

- Effective and constructive dialogue with all City stakeholders.
- Effective advocacy that builds and manages relationships with all stakeholders.

Budget/Financial Implications

Sufficient funds have been identified in Council's Consultancy to support a community engagement campaign, if required. It needs to be understood that the cost of preparing submissions to the LGAB could exceed \$50,000 and consume a significant amount of staff time and other resources. In addition to other projects such as the new Aquatic and Recreation Facility and the Strategic Plan Review being delivered by staff and relying on critical deadlines, it may be necessary to provide additional resources to assist in the preparation of a comprehensive submission.

Legal Implications

Schedule 2.1 of the Local Government Act 1995 and Part 2 Division 2 of the Local Government (Constitution) Regulations 1998 refer.

Community Consultation

In the event a proposal is lodged and proceeds to an inquiry stage, the City of Cockburn and affected electors will be notified and provided with a timeframe of up to 6 weeks (maximum) to enable the lodgement of submissions to the proposal.

Attachment(s)

N/A

Advice to Proponent(s)/Submissioners

N/A

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

Nil.

13.2 (OCM 10/3/2016) - MINUTES OF THE DELEGATED AUTHORITIES, POLICIES & POSITION STATEMENTS COMMITTEE MEETING - 25 FEBRUARY 2016 (086/003; 182/001; 182/002) (D GREEN) (ATTACH)

RECOMMENDATION

That Council receive the Minutes of the Delegated Authorities, Policies and Position Statements Committee Meeting held on Thursday, 25 February 2016, and adopt the recommendations contained therein.

TO BE CARRIED BY AN ABSOLUTE MAJORITY OF COUNCIL

COUNCIL DECISION

Background

The Delegated Authorities, Policies and Position Statements Committee conducted a meeting on 25 February 2016. The Minutes of the meeting are required to be presented.

Submission

N/A

Report

The Committee recommendations are now presented for consideration by Council and if accepted, are endorsed as the decisions of Council. Any Elected Member may withdraw any item from the Committee meeting for discussion and propose an alternative recommendation for Council's consideration. Any such items will be dealt with separately, as provided for in Council's Standing Orders.

The primary focus of this meeting was to review Policies and Position Statements and associated Delegated Authorities relevant to Executive Services, including those DAPPS which were required to be reviewed on an as needs basis.

Strategic Plan/Policy Implications

Leading & Listening

- Effective and constructive dialogue with all City stakeholders.
- Effective advocacy that builds and manages relationships with all stakeholders.
- A responsive, accountable and sustainable organisation.
- A culture of risk management and compliance with relevant legislation, policy and guidelines

Budget/Financial Implications

As contained in the Minutes.

Legal Implications

N/A

Community Consultation

As contained in the Minutes.

Attachment(s)

Minutes of the Delegated Authorities, Policies & Position Statements Committee Meeting – 25 February 2016.

Advice to Proponent(s)/Submissioners

N/A

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

Nil.

14. PLANNING AND DEVELOPMENT DIVISION ISSUES

14.1 (OCM 10/3/2016) - RESPONSE TO MATTER FOR INVESTIGATION ON ESTABLISHING A PLANNING COMMITTEE TO SUPPLEMENT THE COUNCIL OF THE CITY OF COCKBURN' (082/001) (A TROSIC)

RECOMMENDATION

That Council

(1) note the information contained within the report, specifically that

relating to the high level of customer satisfaction and the relative processing times of planning applications; and

- (2) considers any changes to the delegation of planning applications as part of the DAPPS process.

COUNCIL DECISION

Background

At the 13 August 2015 Ordinary Council Meeting, the following Matter to be noted for Investigation without Debate was raised.

“A report to be presented to a future meeting of Council advising how Council can establish a formal committee of Council to give consideration and recommendation to full Council of matters, not just planning and development, but financial, community, engineering and any other matters that may impact on the current or future Council and its ratepayers in regards to subdivisions and the Town Planning Scheme.”

The following report explores the matter, seeking to provide Council with information that may be of relevance in considering whether to move to a planning committee type arrangement to supplement the decision making of the full Council.

Submission

N/A

Report

The issue being thought about in respect of this request is one which is often pressing for local government – deciding how Council should balance democratic accountability in planning decision making against the desire for efficiency in planning decision making. This can be represented as deciding between:

1. All planning decision making being undertaken by the democratically elected Council, supported through the likes of formal committees and meetings; versus

2. All planning decision making being undertaken by the administration of the City of Cockburn, according to the oversight (notice of delegation and planning framework) set by Council.

It is important to emphasise the latter part of Point 2 above, in that all delegated decision making by administration is done so under tight reigns and oversight, given the ultimate responsibility that Council has for the good governance of the community. For this reason proponents of delegation often view it as a more efficient way of governing in respect of the regulation of land use and development. Proponents suggest that not only does a timelier vis-a-vis efficient decision making process occur, but Council also maintains its tight grip on control through the key range of instruments it has to deploy. These are specifically:

- The notice of delegated authority to administration, including the associated limitations;
- Council's Local Planning Scheme, comprising the statutory provisions in which to regulate land use and development;
- Council's suite of policy documents, in order to guide the exercise of discretion to achieve consistency in discretionary decisions;
- Council's ultimate Strategic Plan for the district, setting the vision and highest level objectives in which all decision making, delegated or otherwise, must move the district towards.

To understand whether a change is needed, it is important to understand current levels of perception about the natural, residential and business environments of Cockburn. Whereas the sheer volume of applications each year (more than 1100) could arguably make the contemplation of removing delegation impractical, it is considered more valuable to consider the perception of the community and local business who interface with the outcomes each day of planning – being the combination of natural and urban environments that make up the City of Cockburn.

In respect of the 2015 community perceptions City, it was noted that:

- The City of Cockburn is performing well and is leading the way among Growth Councils and Neighbouring Councils;
- The City is the industry leader in no less than nine areas comprising:
 - o Overall satisfaction with the City as the governing organisation;

- Council's leadership within the community;
 - Having a good understanding of the community's needs;
 - Cockburn Soundings – Council's newsletter;
 - Efforts to promote and adopt sustainable practices;
 - Access to housing that meets community needs;
 - Facilities and services for families and children;
 - Facilities, services and care available for seniors;
 - Opportunities to be included and connected to the community;
- These industry lead benchmarks pertain in a number of areas to planning governance, such as overall satisfaction; leadership; understanding community needs; sustainable development; access to quality housing; facilities for families, children and senior; connected communities;
 - Key community priorities were expressed in the areas of service delivery related to traffic and its infrastructure need; overall appearance of streetscapes; safety and security.

The 2015 community perceptions survey appears to reaffirm the appropriate balance that Council has managed to strike in respect of planning decision making. That by a well-developed and robust delegation and planning framework, Council continues to successfully provide oversight of the planning governance function in a way that encourages a responsive and effective decision making process.

In terms of business perceptions, a survey was also run in 2015 to gauge the levels of business satisfaction within the City. Businesses are often proponents in the planning process, undertaking investment to grow and maintain businesses competitiveness in the region. In respect of the 2015 business perceptions survey, it was noted that:

- Overall satisfaction with the City of Cockburn as a governing organisation and place to operate a business was 82% and 89% respectively;
- Similar to the customer perceptions survey, the City was the industry leader in no less than seven areas comprising:
 - Overall satisfaction with the City as a place to operate a business;
 - Overall satisfaction with the City as a governing organisation;
 - Promoting the area as a desirable place to do business;
 - Control of graffiti, vandalism and anti-social behaviour;
 - Access to broadband internet services;
 - Economic development and job creation;
 - How the business community is informed about local issues;

- These industry lead benchmarks importantly pertained very directly to a number of areas of planning governance, such as overall satisfaction; governance; place promotion; economic development; business development and; how business was kept informed;
- Similar to the community perceptions survey, key priorities were mentioned in respect of service delivery for traffic and infrastructure need, with streetscapes and appearance being a secondary consideration.

This set of quantitative and qualitative data is a recent and reliable measure by which Council can compare what it has achieved in respect of its setup of the planning decision making process. It is difficult to conclude other than the Council has struck a very appropriate level of delegation, and a very appropriate level of call in where certain applications should be removed from delegation and decided by Council.

Implications

Establishing a planning committee to support Council will have significant implications on planning implementation within the City. These implications include statutory determination timeframes for standard and Development Assessment Panel (DAP) applications, staff resourcing and customer service.

Statutory Determination Timeframes

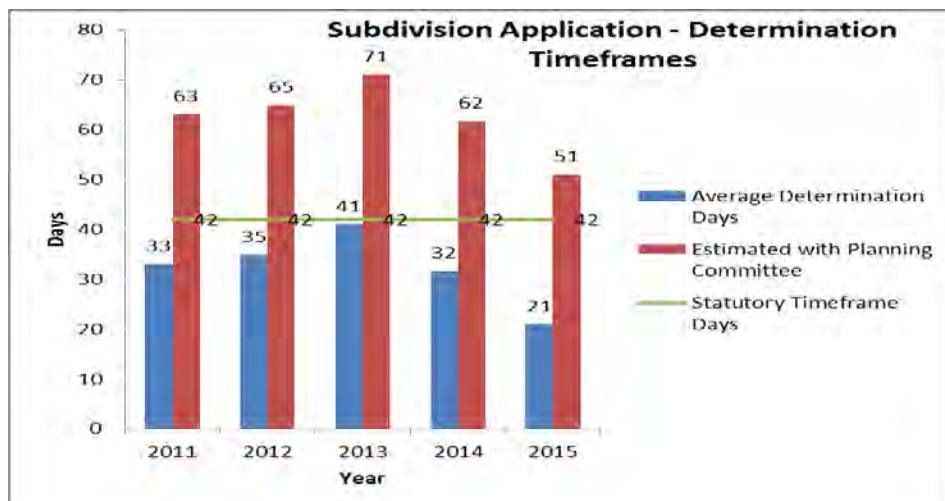
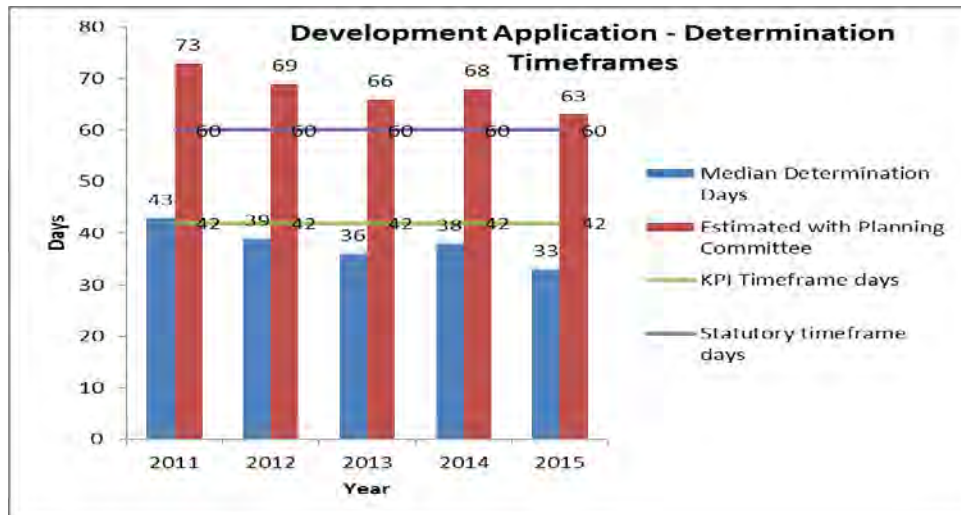
The table below indicates the number of planning applications (including development application, subdivision referrals and subdivision clearances) that were determined by the City of Cockburn's Statutory Planning team over the past five years.

	2011	2012	2013	2014	2015
Development Applications	1089	1120	1203	1167	1052
Subdivision Referrals	186	152	167	198	221
TOTAL	1275	1272	1370	1365	1273

The current framework facilitates approximately 99% of applications being determined under delegation. The establishment of a Planning Committee (meeting monthly) in which all applications are referred to for comment/recommendation could potentially result in over 100 applications and reports being presented to each meeting. This would clearly be unmanageable and a massive administrative burden.

Such a process would severely impact on the City's ability to determine planning applications and subdivision referrals within the statutory timeframes required by the *Planning and Development Act 2005*. Given the 21 day timeframe to finalise Council agenda items and a 14

day timeframe to finalise committee agendas, it would be expected that 30 additional days would be added to the average determination timeframe which would be unacceptable. The graphics below demonstrate over the past 5 years, the average determination timeframes, the statutory timeframes and an estimated timeframe with the addition of 30 days to accommodate a planning committee and subsequent Council meeting into the process. Clearly, the data below shows that statutory timeframes would not be met for development applications or subdivision referrals.



Non-determination of applications within statutory timeframes creates a high risk of appeals being lodged to the State Administrative Tribunal for deemed refusals which occur when a development application is not determined within the statutory timeframe. Exceeding statutory referral timeframes for subdivision applications would also be highly problematic for the Western Australian Planning Commission who determines these applications.

Development Assessment Panel Applications

Development Assessment Panels (DAPs) were introduced in 2011 by the State Government through the *Planning and Development (Development Assessment Panel) Regulations 2011*. According to the Department of Planning, DAPs are a key component of planning reform in Western Australia intended to enhance planning expertise in decision making by improving the balance between technical advice and local knowledge. Based on this, DAPs include three technical experts to provide planning expertise and two elected members to provide local knowledge. Current thresholds for planning proposals to be determined by the DAP is \$10 million with an 'opt in' ability for proposals between \$2 million - \$10 million. Since DAPs were introduced, the City of Cockburn has had 63 DAP applications lodged with an estimated combined cost of development being approximately \$975 million.

Requiring referral of DAP applications to a monthly committee meeting and subsequent Council meeting also poses a number of issues.

Firstly, the responsible authority report (RAR) prepared by technical planning staff is required to contain factual information and a technical recommendation to provide the DAP with the information it needs to determine the application. Should Council establish a planning committee, the RAR would have to also include a separate recommendation of that committee which may be different to that of the technical officer. This is problematic for administrative reasons, may cause confusion for the DAP and may introduce political bias into the RAR which is clearly undesirable. The two elected members who form part of the DAP are there to represent the Council and the community and provide local knowledge and any alternative recommendation by a planning committee may not result in the best planning outcome.

Secondly, strict timeframes set by the DAP legislation require non-advertised applications to be determined within 60 calendar days from lodgement (RAR due by day 50) and those applications requiring community consultation require determination within 90 days (RAR due by day 80). The timeframe allows for internal processing and assessment, government agency referrals and preparation of the RAR which is currently manageable. However, the introduction of a planning committee which would have its own agenda timeframes would make meeting the DAP deadlines virtually impossible based on Council's monthly meeting regime which would require a minimum of 30 days to meet committee agenda deadlines and Council meeting ratification. This would leave less than 20 days for processing, assessment and referrals to government agencies of complex proposals which is clearly unachievable and may not lead to the best possible planning outcome.

Resourcing

If Council established a planning committee, additional resourcing for extra planning and administrative staff would certainly be required to undertake the large amount of reporting which could equate to a Council report for each planning application. It is estimated that at least two additional full time planning officers and an administration officer would be required which could cost the organisation an additional \$200,000 per year in additional salaries. If a planning committee was established without additional planning staff resources, there is a high risk of applications not being determined within statutory timeframes resulting in appeals to the SAT which is resource intensive, costly and frustrating for both the applicant and the City.

Customer Service Levels

The 2015 City of Cockburn External Customer Service Survey revealed that 81.3% of surveyed customers were satisfied (providing a rating of 6 or more out of 10) with the level of customer service offered by Statutory Planning. In addition, the level of truly satisfied customers (providing a rating of 9-10 out of 10) had increased from 14.2% in 2013 to 38.7% in 2015. Improving the turnaround times for planning applications was recommended by the survey as they key area for improvement.

An increase in statutory processing timeframes caused by the establishment of a planning committee would definitely impact on the ability to meet customer expectations which could see customer service levels decline and is a risk to the reputation and brand of the City. As demonstrated from the graphs above, the City has consistently determined planning applications well within statutory timeframes which has assisted in achieving good customer service results in this area and encourages investment in the City.

Conclusion

The question, which is key to the matter for investigation is whether the Council has the most efficient process in place? The planning framework pertaining to local government in Western Australia provides for the delegation of some decision making, and therefore it is expected that this should be used in the right manner to continually pursue good governance and orderly and proper planning. Examples where Council applies restrictions on delegation are where objections are received during advertising of a proposal, recognising logically that significant community opposition to a development elevates such development to needing to be heard by Council. It is at this forum of Council that Council considers a report,

may hear from the applicant and submitters, and in considering the relevant planning matters makes a decision based on orderly and proper planning and the protection of public amenities.

In light of the strong community and business perception results and the efforts the City goes to in making it a responsive and proactive local government, Council may wish to consider more specifically where they believe some more (or less) oversight is needed in respect of the governance of decision making for planning. Due to the significant and problematic implications on the establishment of a planning committee including the processing of planning applications within their statutory timeframe, staff resourcing and customer service, reviewing the delegated authorities may be more valuable. The opportune time in which to do this will be at a DAPPS meeting, where all delegated authorities are required to be reviewed. This may provide the right forum in which Council can consider where some changes ought to take place, and the reasons for these changes.

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.

Leading & Listening

- Effective and constructive dialogue with all City stakeholders.
- Effective advocacy that builds and manages relationships with all stakeholders.
- A responsive, accountable and sustainable organisation.

Budget/Financial Implications

Should Council decide to adopt a formal committee structure for all planning decisions, there will be a significant budget implication associated with the logistics of running such a formal committee according to the requirements of the *Local Government Act 1995*.

Legal Implications

Nil.

Community Consultation

N/A.

Attachment(s)

Nil.

Advice to Proponent(s)/Submissioners

Nil.

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

Nil.

14.2 (OCM 10/3/2016) - DRAFT MAJOR DEVELOPMENT PLAN FOR JANDAKOT AIRPORT (EXTENSION OF RUNWAY 12/30 AND TAXIWAY SYSTEM) - LOCATION: JANDAKOT AIRPORT - APPLICANT: JANDAKOT AIRPORT HOLDINGS (110/01) (A TROSIC) (ATTACH)

RECOMMENDATION

That Council

- (1) advises no objection to the proposed Major Development Plan relating to the extension of Runway 12/30 and taxiway system, on the basis that the associated documentation presents that low and manageable impacts will be associated within the proposal; and
- (2) recommends that upon commissioning of the extended runway, a process of verification occur to ensure that the anticipated low and manageable impacts reflect the reality on the ground and in the air.

COUNCIL DECISION

**Dug Morgan Meeting
Background**

The City of Cockburn has been invited to provide comment on the proposed Major Development Plan ("MDP") for the first stage of the Jandakot Airport 2014 Master Plan airfield works, being the extension of runway 12/30 and associated taxiway system.

As per the information released by Jandakot Airport Holdings, these works are expected to take three years to complete and will require the clearing of 41ha of vegetation, earthworks, installation of services, construction of taxiways, the extension of runway 12/30 and the commissioning of the extended runway. The clearing of the vegetation has been approved already by the Minister for the Environment under EPBC 2009/4796 approval.

The purpose of this report is for Council to consider making a response on the proposed MDP.

Submission

The proposed MDP has been submitted by Jandakot Airport Holdings.

Report

Legislative Background

The Airports Act 1996 (the Act) and associated Regulations represents Commonwealth legislation. This has a responsibility for the regulation of ownership, management and conduct of major Australian airports. Part 5 of the Act sets out the requirements for land use, planning and building controls.

In accordance with the Act, all major airport development requires a proposed Major Development Plan to be prepared and advertised. The proposed MDP is then submitted to the responsible Federal Minister (Minister of Infrastructure and Regional Development) for assessment. The Minister has the power to approve or to refuse to approve the proposed MDP.

Section 89 of the Act sets out all those activities defined as major airport development, thus triggering the requirement of an MDP process. The airfield developments included in the proposed MDP constitute major development pursuant to Section 89(1) of the Act by virtue of them involving:

- (b) *extending the length of a runway; and*
- (m) *a development of a kind that is likely to have significant environmental or ecological impact.*

Master Plan

Under Section 70 of the Act, every five years each Commonwealth airport is required to produce a final master plan which establishes the strategic direction for efficient and economic development at the airport over the 20 year planning period of the plan. A final master plan is one which has been approved by the Federal Minister of Infrastructure and Regional Development. The airport is required to take into account public comments prior to submitting a draft master plan to the Minister.

In accordance with these requirements, Master Plan 2005 was approved by the then Minister for Transport and Regional Services on 3 January 2006. Master Plan 2009 was approved by the then Minister for Infrastructure, Transport, Regional Development and Local Government on 9 March 2010. The current master plan, Master Plan 2014, was approved by the Minister for Infrastructure and Regional Development on 17 February 2015.

Development at the airport must be consistent with the final master plan. The extension of runway 12/30 has been proposed and documented in Master Plan 2005, Master Plan 2009, and current Master Plan 2014. The taxiway augmentation detailed in Master Plan 2005 was refined for Master Plan 2009, and further amendments made in Master Plan 2014 following consultation with Air Traffic Control and local operators. The construction of the runway 12/30 extension and associated taxiways comprises the first stage of the airfield development proposed in Master Plan 2014. This does not include the fourth runway component, which will be subject to a future proposed MDP.

The extent of works is depicted in the following aerial image (blue showing new taxiways, hatching showing the runway extension):



A more detailed image of the above is included as Attachment 1.

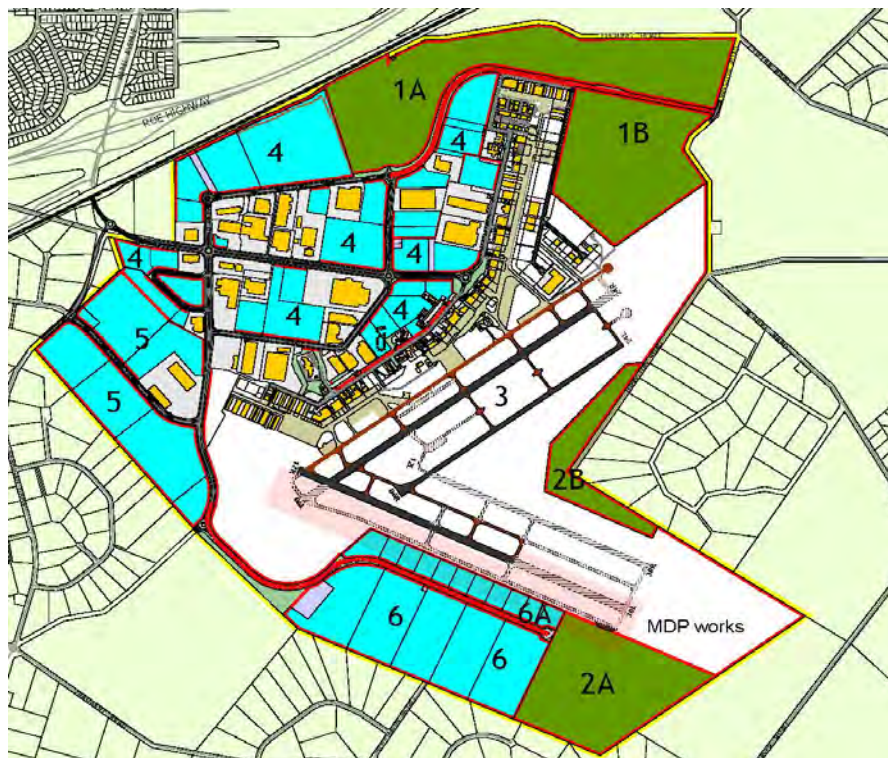
New runway development and airport security

As stated within the proposed MDP documentation, Jandakot Airport is a category 6 security controlled airport under the Aviation Transport Security Act 2004 and Aviation Transport Security Regulations 2005. This legislation requires Jandakot Airport to have an approved Transport Security Plan in force that details aviation security measures applied at the airport to safeguard against unlawful interference with aviation. All activities at the airport, from planning, construction and through to operation, are considered in the airport's risk context statement and the applicable security measures are detailed in the approved Jandakot Airport Transport Security Plan.

Aviation legislation differentiates the requirements for airside (any part of the airport grounds or buildings to which the public does not have free access) and landside (any part of the airport grounds or buildings to which the public does have free access). The works for the extension of runway 12/30 and the taxiway system will take place within the airside boundary. Security arrangements for the airside area will be applied in accordance with the approved Jandakot Airport Transport Security Plan.

Current planned usage of Jandakot Airport

The following image shows the current 2014 Master Plan for Jandakot Airport. It shows in a simplistic way the ultimate airfield configuration, and can be used to show the works under this proposed MDP and the works not under this proposed MDP.



In terms of the land use precincts within the Master Plan, the following exists:

- Conservation (green) - 119 hectares (19%);
- Aviation Operations (white includes runways and taxiways) - 260 hectares (42%).
- Non-Aviation Development (blue) - 195 hectares (31%).
- Existing and Proposed Internal Roads and Services Area (black) - 48 hectares (8%).

The works proposed in this MDP comprise:

- Extension of runway 12/30 from 990m to 1,508m.
- Construction of new taxiways K, V1, V2, X1, Y1 and sealing of taxiway U.
- Installation of a wind-direction indicator for runway 30.

These are shown in more detail in Attachment 1.

Runway 12/30 is used for aircraft operations in north westerly and south-easterly wind conditions. Runway 12/30 was 762m in length and 30m wide when it was sealed in 1964, and then extended a further 228m to the current 990m length in 1972/1973. Master Plan 2005 provided for the extension of runway 12/30 to 1,390m in length, while Master Plan 2009 and Master Plan 2014 have provided for an extension to 1,508m length to align the extended runway 30 threshold with the proposed parallel fourth runway threshold. This preliminary draft MDP details the extension of runway 12/30 from 990m to 1,508m.

Runway selection is determined by wind direction and strength as pilots prefer to take-off and land into the prevailing wind. During Air Traffic Control tower operating hours, the Air Traffic Controllers stipulate which runway direction is to be used. When the tower is closed, the pilot will determine which runway to use based on the direction and speed of the wind. Runway directions will change throughout the day due to the constantly changing wind conditions.

Less than 15% of all movements are on runway 12/30 due to the weather conditions at Jandakot favouring use of the 06 or 24 directions. Use of the runway 12 and 30 directions is very seasonal. Nearly 95% of all movements in the runway 12 direction occur between October and May due to the south-easterly winds which are experienced mainly in the morning periods between October and December, and early afternoon from January to March.

The current length of runway 12/30 is not able to easily accommodate some of the larger and/or faster aircraft types, particularly on a hot or humid day where a longer runway distance is required for take-off and landing (hot air is less dense, resulting in less lift and a slower climb performance) and in wet weather which reduces braking ability. Due to

the runway length not being suitable, these aircraft operators request use of primary runway 06L/24R even when the 12 or 30 directions are in use. This results in traffic management complexities for Air Traffic Controllers in having to coordinate aircraft operations in two runway directions simultaneously.

An extension to runway 12/30 provides significant safety benefits by facilitating all code 2B aircraft types on this runway even in hot, wet or windy weather, thereby avoiding delayed operations due to conflicting flight paths and complexities for Air Traffic Controllers in managing concurrent aircraft operations across two runway directions.

Key issues for City of Cockburn - noise and aircraft activity

According to the proposed MDP, the change in movements using runway 12/30 once extended has been calculated as an additional 0.7% of overall movements using runway 12, and an additional 0.5% of overall movements using runway 30. Based on current movement levels, this would result in an increase of 1,680 annual movements for runway 12 and 1,200 annual movements for runway 30. Currently the annual usage of runway 12 is 23,468 and runway 30 is 13,062. The new annual usage of these runways, following the new airfield works, is runway 12 - 25,149 and runway 30 - 14,263. These are increases of 7% and 9.2% respectively.

The actual impact may be slightly lower as fixed-wing aircraft engaged in emergency response activities, such as the Air tractor bushfire water-bombers and Royal Flying Doctor Service, may continue to request use of the runway that provides the quickest arrival or departure for priority flights, regardless of the runway direction in use.

Due to the seasonal use of runway 12/30, based on the current average monthly runway use data, this would result in an additional 200-300 movements per month (daily average <10 additional movements) between December and March on runway 12, and an additional 100-220 movements per month (daily average <8 additional movements) between August and November on runway 30.

While no doubt this is an increase, the proposed MDP also provides details in respect of how departing aircraft will likely gain higher altitude before passing over western residential properties. Specifically the proposed MDP states that the extended length of the runway will mean that aircraft are departing runway 30 from a further 518m east of the current threshold, and will thus reach 500ft altitude level much earlier. More aircraft will be conducting the prescribed altitude turn within the airport boundary, and this will result in aircraft being at a higher altitude over the impacted residential areas to the southwest, west and north-west of the airport.

It is noted however that for arrivals, aircraft will be approximately 15-30m lower, with the impacted areas being over Jandakot Regional Park and the residential areas located in between the airport and Nicholson Road, within the City of Canning.

From the perspective of the City of Cockburn, there aren't considerable noise impacts that are associated with the proposal.

Conclusion

The proposed MDP represents the first stage of airfield works contemplated in the Jandakot Airport Master Plans prepared five yearly since 2005. Being contemplated within the Master Plan, the proposed MDP does not represent development that environmentally was not anticipated (in terms of vegetation clearing) nor impacts by way of aircraft noise or movement (given the building of the noise exposure forecast in to the Master Plan document).

It is recommended that Council receive the proposed MDP, and on the basis that the proposed MDP depicts that impacts on the community will be manageable, advise no objection. Noting the assumptions made within the document, particularly in respect of noise and aircraft activity, it is appropriate that Council seek reporting back to it from Jandakot Airport upon commissioning of the runway in about three years, on whether the manageable impacts envisaged by the proposed MDP are the reality that take places.

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

- Safe communities and to improve the community's sense of safety.

Budget/Financial Implications

There are no specific financial implications associated with this report.

Legal Implications

Airports Act 1996

Community Consultation

There is no specific community consultation being undertaken by the City in this respect. As part of requirements of the Airport Act, 1996, the proposed MDP is being advertised for public comment by Jandakot Airport Holdings until 24 March 2016. This includes direct referral to surrounding local governments, newspaper advertisement and website advertisement. The City has also ensured that the Banjup Resident's Group Association is aware of the proposed MDP.

Attachment(s)

Plan showing detail of airfield works covered by this MDP

Advice to Proponent(s)/Submissioners

N/A

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

Nil.

14.3 (OCM 10/3/2016) - SUBMISSION PERTH AND PEEL GREEN GROWTH PLAN FOR 3.5 MILLION (105/001) (C CATHERWOOD) (ATTACH)

RECOMMENDATION

That Council

- (1) request that the Department of Premier and Cabinet grant an extension of time in which to make comment on the draft Perth and Peel Green Growth Plan for 3.5 Million, as the detailed maps associated with the suite of documents have yet to be released and therefore the City is unable to provide specific comments relating to areas within the City; and
- (2) adopt the Schedule of Comments (see Attachment 1 of the report) on the Draft Perth and Peel Green Growth Plan for 3.5 million suite of documents and refer the Schedule of Comments to the Department of Premier and Cabinet for their consideration; noting that these comments are offered based on the poor quality of mapping and implementation measures set out in number of documents in the Green Growth Plan.. When accurate GIS mapping and details of implementation measures are made available, the City of Cockburn will provide further comments.

COUNCIL DECISION

Background

The Department of Premier and Cabinet is seeking public comment on the draft Perth and Peel Green Growth Plan for 3.5 million, ("Green Growth Plan").

The Green Growth Plan is a whole of government initiative and has been developed in collaboration with the Western Australian Planning Commission's (WAPC) draft Perth & Peel @ 3.5million sub-regional planning frameworks which Council commented upon in 2015. A decision on these draft frameworks is still some time away, and it is noted that the comments provided by City of Cockburn have not filtered through to changes in this draft document.

The Green Growth Plan proposes a comprehensive environmental program for the protection of both Commonwealth matters of national environmental significance and State environmental values.

The Green Growth Plan will secure approval under Part 10 of the Commonwealth Environment Protection and Biodiversity Conservation Act 1999 (EPBC Act) and deliver streamlined approvals processes under the Western Australian Environmental Protection Act 1986 (EP Act) for a number of development actions or 'classes of action'.

At the centre of the Green Growth Plan is the Strategic Conservation Plan, which sets out the conservation and environmental outcomes and objectives that will be achieved over its 30 year lifespan.

These outcomes and objectives will be delivered through the implementation of:

- The avoidance, mitigation and rehabilitation requirements that will be implemented through the processes set out in Action Plans A to E; and
- The Conservation Framework, which includes the specific conservation and environmental commitments set out in Action Plans F and G and the Conservation Program set out in the Strategic Conservation Plan and Action Plan H.



Over the lifetime of the Green Growth Plan, an additional 170,000 hectares of areas that contain significant environmental values are proposed be protected through the creation of new and expanded conservation reserves.

This is proposed to be implemented in two phases:

- Phase 1 - implementation of an initial package immediately following the endorsement of the Plan of approximately 80,000 hectares of new conservation reserves from Crown land and State owned freehold land within and adjacent to the Perth and Peel regions. This includes expansion of Jandakot Regional Park.
- Phase 2 - creation of a further 18,000 hectares of new conservation reserves in every five year period from the commencement of the Strategic Conservation Plan to a total of 90,000 hectares, including approximately 20,000 hectares of proposed acquisitions. The 90,000 hectares will be selected from over 160,000 hectares of potential Phase 2 additions as shown in the Conservation Reserves map

There are problems with some of the land which seems to be shown on these plans for conservation. These are outlined in the Schedule of Submissions.

Submission

Submissions are due 8 April 2016.

Report

Detailed comments have been set out in Attachment One arranged under each of the document headings. In general, the comments can be categorised as:

- Structural concerns;
- Poor mapping quality;
- Incorrect annotations on mapping;
- Lack of implementation measures;
- Lack of certainty

It is apparent the draft Green Growth Plan was developed in conjunction with the draft Perth and Peel @3.5m plan. A number of previous City comments should be repeated to ensure they are not overlooked.

The advertised documents are unwieldy, repetitive and do not sufficiently address implementation matters.

The mapping associated with the documents is indecipherable and given its scale (covering whole of Perth and Peel) it is almost impossible to provide any clarity at lot level. This is particularly concerning as there may be Cockburn landowners affected by the land proposed for Conservation Reserves. If they are affected, there is no funding allocated to acquire the land.

The documents state funding mechanisms for implementation of the Strategic Conservation Plan and Action Plans are 'being developed' but are likely to include contributions from proponents applied through the approval processes. This does not provide clarity for a landowner with no intention of development, or a landowner looking to sell their property. It is disappointing to see this has not been thought through yet. It gives no certainty for landowners, prospective purchasers or the local government. The documents also mention there may need to be legislative changes to enable the Plan to be implemented (which conflicts with the supposed timing to roll out Phase 1 'immediately').

The document discusses how infrastructure projects will be classed either:

- Green (able to proceed), or
- Amber (requiring investigation).

It mentions that the representation of infrastructure projects as either green or amber will appear in 'future versions'. This is disappointing, the Green Growth Plan purports that it will provide certainty and 'cut

red tape' however, it is yet to provide either of these given it has failed to give categorisation of projects now.

Coupled with the lack of appropriate mapping, implementation measures, and categorisation, the documents are effectively just a list of projects with no certainty for any party.

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.

Environment & Sustainability

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

Moving Around

- An integrated transport system which balances environmental impacts and community needs.

Budget/Financial Implications

Nil.

Legal Implications

Nil

Community Consultation

The Green Growth Plan has been advertised by the Department of Premier and Cabinet from 17 December 2015 – 8 April 2016.

Attachment(s)

Schedule of Comments

Advice to Proponent(s)/Submissioners

N/A

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

Nil.

**14.4 (OCM 10/3/2016) - DRAFT 2015 STATE PLANNING POLICY 5.3
LAND USE PLANNING IN THE VICINITY OF JANDAKOT AIRPORT –
OWNERS: JANDAKOT AIRPORT HOLDINGS – AUTHORITY:
DEPARTMENT OF PLANNING (L SANTORIELLO) (ATTACH)**

RECOMMENDATION

That Council make a submission to the Department of Planning on the basis of the officer's report, which recommends the draft 2015 State Planning Policy 5.3 be amended to incorporate the following:

1. The policy should recognise that Jandakot Airport is unique and differs considerably from Perth Airport, and other airports. This being due to the training airfield and general aviation function, which results in bursts of more frequent but less intense noise in the immediate vicinity of the Airport, as well as the considerable variability in the types and age of aeroplanes used.
2. The policy should recognise that there is an increasing reality that Jandakot is in an urbanised / urbanising environment, and therefore management of the actual aeroplane operations may also need consideration as it is these elements that can influence the ANEF shape. There is a need to build in to the policy a process whereby the community are invited to engage in the process of formulating the ANEF.
3. The policy should recognise that as a long term planning document, the ANEF should not be expected to drastically change, as given the strategic expectation associated with land use planning.
4. The requirement for notifications on land titles for all new noise sensitive development within the 'Frame Area' and also the N60 100 daily noise event contours.
5. The requirement for 6.38mm laminated glass on all new noise sensitive development within the existing/ proposed 'Frame area' under SPP 5.3;
6. Include frequency-based noise charts (N60, N65 & N70 Noise Contours) to supplement the ANEF within SPP 5.3 as recommended in NASF Guideline A.
7. Expand the 'Frame Area' boundary within SPP 5.3 to be consistent with Attachment 4 of this report for the purposes of notifications on title.

COUNCIL DECISION

Background

The City of Cockburn has been invited to provide comment on the preliminary version of the 2015 draft *State Planning Policy 5.3 Land Use Planning in the Vicinity of Jandakot Airport* ('draft SPP'). This is the key opportunity for the City to provide a formal response to the draft SPP, before it is finalised by the Department of Planning.

The department has advised that the advertising period closes 16 March 2016 and that all comments are to be submitted on or prior to this date.

As discussed in the report, it is recommended that Council provide its recommendation to amend key elements of the 2015 draft SPP 5.3 as per the above mentioned recommendations and 'report' section below.

Submission

This report is in response to an invitation by the Department of Planning to provide comment on the draft 2015 SPP 5.3.

Report

Jandakot Airport

Jandakot Airport is the principal general aviation airport in Western Australia. It is one of the busiest airfields and largest pilot training bases in Australia, and operates 24 hours per day, seven days per week.

The strategic importance of Jandakot Airport supports the need for it to be recognised in the planning of the region, and for its operation to be well planned as part of the broader planning for its regional setting.

State and Local Governments are responsible for managing land-use planning around airports. State Planning Policy No. 5.3 - Jandakot Airport Vicinity has been developed to protect Jandakot Airport from encroachment by incompatible land use and development, so as to provide for its ongoing, safe, and efficient operation, and to minimise the impact of airport operations on existing and future communities with particular reference to aircraft noise.

The objectives of the draft 2015 SPP 5.3 remains unchanged from the objectives of the 2013 SPP 5.3 which are to:

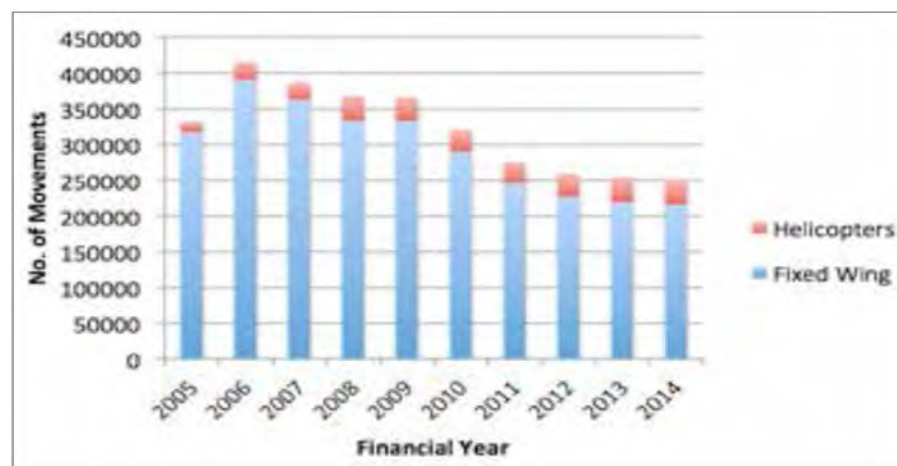
1. *“Protect Jandakot Airport from encroachment by incompatible land use and development so as to provide for its ongoing, safe, and efficient operation”; and*
2. *“Minimise the impact of airport operations on existing and future communities, with reference to aircraft noise”.*

The airport has a significant role as a major training base for both local and international pilots. Flight training activities account for approximately 80% of the annual movements conducted at the airport, with some 60% of movements being repetitive ‘touch-and-go’ circuit operations.

Charter and aerial work operations related to agriculture, mining, tourism related activities and rural services have been estimated to contribute about 16% of the total aircraft movements at the airport. Flights related to mining are mainly ad-hoc charters that fly out to remote areas not covered by major airline routes or ‘fly-in fly-out’ operators. Aerial work services include air ambulance (e.g. Royal Flying Doctor Service), bushfire surveillance and water bombing, media, aerial spraying and surveying. Other operations relate to private flying and helicopter operations.

The bellow image illustrates the total aviation movements recorded by Airservices Australia for the last 10 years for Jandakot Airport.

Figure 1 – Jandakot Airport Total Annual Aircraft Movements (Air Services Australia)



Aircraft Noise Modelling

There are four types of noise chart indicators used in Australia:

- a. Australian Noise Exposure Index (ANEI), which depicts the actual noise exposure over a previous period of time, usually a year (see Attachment 1);
- b. Australian Noise Exposure Concept (ANEC), which is a planning tool used to test possible changes to noise exposure resulting from possible changes to airport operations;
- c. Australian Noise Exposure Forecast (ANEF), which is endorsed for technical accuracy by Airservices Australia and is the official land use planning reference. There can only be one ANEF in force at a particular time. Under the Act, Jandakot Airport's ANEF is required to be updated at least every five years, in conjunction with the Master Plan update (see Attachment 2); and
- d. Noise Above Contour (N60/65/70) charts, which calculate the average daily noise events above 60, 65 or 70 decibels (dB(A)). The Noise Above Contours represent the frequency of the expected aircraft noise impact and provide a more readily understood measure of noise exposure for the general public (see Attachment 3).

The below sections aim to provide a consolidated analysis of the ANEF and the Noise Above Contours as these are considered to be the most relevant noise chart indicators for the purposes of this report.

Australian Noise Exposure Forecast ('ANEF')

For land use planning purposes in Australia, noise impact is illustrated using the ANEF system. An ANEF chart displays the predicted noise exposure levels for aircraft movements 20 years into the future.

The ANEF chart illustrates noise contours plotted at 20, 25, 30, 35 and 40 ANEF units. The contour plot is the calculated total noise energy at that given point on the ground on an annual average day. The higher the ANEF value, the greater the expected exposure to aircraft noise in that area.

The Airports Act 1996 requires the ANEF contours to be endorsed in a manner approved by the Minister for Infrastructure. It is important to note Australian Standard 2021-2000 Appendix 'A' states that the actual location of the 20 ANEF contour is difficult to define accurately because of variations in aircraft flight paths, pilot operating techniques and the effect of meteorological and terrain conditions on noise propagation.

For that reason, the 20 ANEF contour is shown as a broken line on ANEF plans (see Attachment 2). AS2021 recognises that the ANEF contours are not necessarily an indicator of the full spread of noise impacts, particularly for residents newly exposed to aircraft noise.

Noise Above Contour (N60/ 65/ 70 charts)

Noise Above Contour (N60/65/70) charts, calculate the average daily noise events above 60, 65 or 70 decibels (dbA). The Noise Above Contours represent the frequency of the expected aircraft noise impact and provide a more readily understood measure of noise exposure for the general public.

The noise chart indicators are prepared using the US Federal Aviation Administration Integrated Noise Model (INM) computer program. The INM is the standard noise modelling tool that has been used worldwide since 1978, and the software is continuously upgraded by the US Federal Aviation Administration as new aircraft or other factors are added to improve the accuracy of the exposure forecast.

The INM is a scientific measure that takes into account:

- Meteorological conditions at the airport;
- Forecast aircraft movement volume and frequency;
- Allocation of these movements to flight paths and distribution over the day and night time periods; and
- The noise signature (intensity, duration and tonal content) and performance characteristics of the specific aircraft types.

The time of day is also factored into the noise computation to allow for people being more sensitive to aircraft operations at night.

The ANEF and ANEI charts presented in this Master Plan were produced with INM Software Version 7.0d. The main change in this version of the software has been to allow helicopters to be modelled for all phases of flight, including ground idle and hovering. The INM version used at the time of the preparation of ANEF 2029/30, as included in Master Plan 2009, had a limited ability to model helicopter operations.

The N60, N65 and N70 noise contours were produced using INM in conjunction with the Transparent Noise Information Package software developed by the Department of Infrastructure and Regional Development.

Key consideration between 'ANEF' and 'Noise Above Contour'

The higher the ANEF value, the greater the expected exposure to aircraft noise in that area. It is crucial to recognise the ANEF is not necessarily an indicator of the full spread of noise impacts, and as mentioned above, the 20 ANEF contour is difficult to define accurately.

This is of concern considering 'Appendix 1' of the 2015 draft SPP 5.3 is proposed to guide statutory decision making in land use planning and with respect to notifications on title advising landowners that their property (or the property they are considering purchasing) may currently be affected or may be affected in the future by aircraft noise.

The N70 Contours display the calculated average daily aircraft noise events above 70 decibels (dbA). A 70 decibel outside noise corresponds to a 60 decibel noise event indoors, which is the noise level specified in Australian Standard AS2021 as the indoor design sound level for normal domestic areas in dwellings that may interfere with activities such as normal conversation and watching television.

The N60 Contours display the calculated average daily aircraft noise events above 60 decibels. A 60 decibel outside noise corresponds to a 50 decibel noise event indoors, which is specified in Australian Standard AS2021 as the sleep disturbance level.

The N60, N65 and N70 contours charts (see Attachment 3) have been calculated using the ANEF ultimate capacity data, which is when Jandakot Airport will be operating at the maximum number of aircraft movements. Contours are shown in intervals from 10 average daily events up through to 700+ average daily events.

It is important to note that the Noise Above charts show the average daily noise events, calculated by dividing the total annual events by 365. For comparison purposes, N60 contours have also been prepared for a Busy Day. The N60 Busy Day diagram, included as Attachment 3 page 3, depicts the projected amount of noise events for a day where the airport will be operating at its peak daily movement level (i.e. extremely favourable weather conditions for flying training).

'ANEF' vs 'Noise Above Contours'

The 2014 Jandakot Airport Master Plan states *"JAH requests additional measures such as notifications on land titles for development within the N60 100 daily noise event contours, adequate noise attenuation measures (e.g. window glazing), aircraft noise impact area signage and provision of aircraft noise impact information to potential residents."*

JAH acknowledges, within the 2014 Master Plan, the City of Cockburn's recommendation of these additional measures for the recently approved Banjup Quarry Redevelopment. It is important to note that from the City's officers perspective both the developer, Stockland, and the residents within the Calleya Banjup Structure Planning area, were both generally supportive of notifications on title and the requirement to install 6.38mm glazing to all habitable rooms on all new noise sensitive development within the 'Frame area'. The requirement for 6.38mm laminated Glazing is consistent with the WAPCs 'Aircraft Noise Insulation for residential development in the vicinity of Perth Airport Final Report – February 2004'. Figure 3 below provides an extract of one of the approved development control mechanisms which is currently being used to guide decision making at the development application stage for new dwellings in Banjup. It is important for the community members to note this only applies to new dwellings and not existing dwellings.

Figure 3 – Extracts from approved Local Development Plan ('LDP')/ Detailed Area Plan ('DAP') No.2 – Northern Precinct – Calleya Estate Stockland (Banjup) – applicable to NEW dwellings only.

7. NOISE MANAGEMENT

- a) Building Permit applications to the City of Cockburn must demonstrate compliance with the relevant 'Deemed to Satisfy Construction Standards'. Alternative construction methodology can be used subject to the City of Cockburn approval upon advice from a suitably qualified acoustic consultant.
- b) All residential lots are within the Jandakot Airport 'Frame Area' and are to incorporate 6.38mm glazing to all habitable rooms, including kitchens. Building Permit applications must clearly indicate that 6.38mm laminated glazing is provided to all applicable rooms. Alternate glazing with an equal or greater weighted sound reduction index (noise attenuation properties) may be used subject to Council approval.
- c) 'Package A – Deemed to Satisfy Construction Standards' required, as identified on the DAP, for lots affected by one or more of the following:
 - Aircraft noise within the 'Core Area' (20 ANEF Contour);
 - Neighbouring industrial noise' and/or
 - Solomon Road traffic noise.
- d) 'Package B – Deemed to Satisfy Construction Standards' required, as identified on the DAP, for lots affected by one or more of the following:
 - Aircraft noise within the 'Core Area' (20 ANEF Contour);
 - Neighbouring industrial noise' and/or
 - Solomon Road traffic noise.
- e) For Lots 907 – 920, advice from a suitably qualified acoustic consultant must be sought for the upper floor of any two storey housing product. The ground floor shall be compliant with the provisions above.



The formal 'recommendation' section of this report, above, aims to ensure that SPP 5.3 is updated in line with current best practices as demonstrated in the recent Banjup development area.

It is important to note Planning, Building and Health officers at the City who liaise with property owners within aircraft noise areas have indicated there is a general willingness in the community, and the

development industry, to upgrade windows (and incorporate Package 'A' and 'B' requirements) and provide notifications on title in noise affected areas.

The associated costs for notification and window upgrades, for example, are considered to be manageable. It is understood that a 'standard residential' window frame in most cases can accommodate 6.38mm glazing without the need for window frame upgrades. On that basis it is understood that the associated relative cost of increased glass thickness is expected to be in most cases negligible in the context of the associated costs of a new home.

The potential benefits of improved health and lifestyle outcomes, associated with residents benefitting from a peaceful sleeping environment is considered to be sufficient justification, and good governance, to warrant glazing upgrades for all new noise sensitive development within the 'Frame area'.

Recommendations '4' and '7' above aim to increase the extent of the properties which should be considered for notification on title purposes. It is important to note the current processes for implementing notification/(s) on title is not suggested to change.

The draft 2015 SPP 5.3 specifies 'A *'notice on title' advising of the potential for noise nuisance is to be required as a condition of any subdivision or planning approval, within the frame area.'* The current wording for notifications on title, as extracted from the draft 2015 SPP 5.3 is as follows;

"This property is situated in the vicinity of Jandakot Airport and is currently affected, or may be affected in the future by aircraft noise. Noise exposure levels are likely to increase in the future as a result of an increase in aircraft using the airport, changes in aircraft type, or other operational changes. Further information about aircraft noise is available from the Jandakot Airport website. Information regarding development restrictions and noise insulation requirements for noise-affected property is available on request from the relevant local government offices."

There are, approximately, an additional 26 lots that fall within the frame area that aren't already covered by the current SPP requirements. The requirement of a notification on title for the abovementioned purposes requires the consent of the landowner in the absence of either a subdivision condition or a condition of planning approval. On this basis the SPP is not the appropriate mechanism to mandate notifications on titles for all properties within the Frame Area, or otherwise. Notifications are only intended to be applied to the titles of properties that are the subject of either subdivision or planning approval. It is understood that

each respective landowner will incur a \$164 fee from Landgate to apply the above-mentioned notification on each of their respective certificates of title. This cost is currently assigned to the land owner (for noise sensitive land uses) for each certificate of title at subdivision or development application stage.

Frame Area

The incorporation of the ANEF contours is proposed to change under the draft 2015 SPP 5.3. Under the 2013 draft SPP 5.3 the ANEF contours are depicted within the SPP itself as sourced from the Master Plan.

The Jandakot Airport Master Plan is required to be updated every 5 years, pursuant to the Airports Act 1996. Part 3 'State Planning Policies' of the Planning and Development Act 2005 does not specify that SPP are required to be reviewed nor does the Planning Act specify a period when the Commission should consider reviewing SPP.

It is understood that the Commission is cognisant of the issues in having a SPP which reflects specific ANEF contours where the ANEF are sourced from a separate document. It is understood that should the source of the information, the Master Plan, be updated this would render ANEF details within the SPP as outdated, yet still enforceable under the planning system. This level of risk is understood.

The approach taken by the Commission as part of the draft 2015 SPP 5.3 review is to completely remove the ANEF contours from the SPP but to still reference the 'Frame Area'. 1. The policy is predicated upon the ANEF as prepared by JAH within the Master Plan. The 2015 draft SPP specifies in section 2.3 that the ANEF contours may be reviewed every 5 years in association with reviews of the master plan for Jandakot Airport.

"The updated ANEF resulting from such review will be automatically included in this policy [SPP 5.3] by reference. Updates to the ANEF are subject to a public consultation process by JAH. There will be no additional public consultation or separate amendment process to this policy [SPP 5.3] as the ANEF is updated from time to time as amendments will occur automatically and concurrently."

This approach, of referencing to the 'source' of the contours rather than reflecting the information, has recently been adopted within the review of a similar SPP, the revised 2015 SPP 5.1 *Land use planning in the vicinity of Perth Airport*. The proposed reference to the ANEFs rather than reflecting the ANEFs is considered to be a reasonable approach and consistent with proper and orderly planning. This however may

raise concerns with regards to adequate 'public consultation' with respect to informing the community of changes to the ANEFs.

Section 79 of the Airports Act 1996 provides for '*Public comment and advice to State*'. The prescribed processes for advertising a draft Master Plan is principally consistent with the processes of Public Consultation as prescribed for amendments to a SPP under the Planning and Development Act. It is important however to understand that the ANEF is prepared, approved by Air Services Australia and included in the Master Plan for comment. This does not appear to provide a legitimate opportunity for public comment.

It is noted that the City of Cockburn was invited to comment on the most recent ANEF; however, this did not extend to public consultation broadly.

Conclusion

The key recommendations of the officer report as summarised as follows:

- a) The policy should recognise that Jandakot Airport is unique and differs considerably from Perth Airport, and other airports. This being due to the training airfield and general aviation function, which results in bursts of more frequent but less intense noise in the immediate vicinity of the Airport, as well as the considerable variability in the types and age of aeroplanes used.
- b) The policy should recognise that there is an increasing reality that Jandakot is in an urbanised / urbanising environment, and therefore management of the actual aeroplane operations may also need consideration as it is these elements that can influence the ANEF shape. There is a need to build in to the policy a process whereby the community are invited to engage in the process of formulating the ANEF.
- c) The policy should recognise that as a long term planning document, the ANEF should not be expected to drastically change, as given the strategic expectation associated with land use planning.
- d) The requirement for notifications on land titles for all new noise sensitive development within the 'Frame Area' and also the N60 100 daily noise event contours. This equates to approximately an additional 26 lots.
- e) The requirement for 6.38mm laminated glass on all new noise sensitive development within the existing/ proposed 'Frame area' under SPP 5.3.
- f) Include frequency-based noise charts (N60, N65 & N70 Noise Contours) to supplement the ANEF within SPP 5.3 as recommended in NASF Guideline A.

- g) Expand the 'Frame Area' boundary within SPP 5.3 to be consistent with Attachment 4 of this report for the purposes of notifications on title. This equates to approximately an additional 3,500 lots.

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

- Promotion of active and healthy communities.

Environment & Sustainability

- Identification and minimisation of impacts to human health risk.

Moving Around

- An integrated transport system which balances environmental impacts and community needs.
- Facilitate and promote healthy transport opportunities.

Budget/Financial Implications

N/A

Legal Implications

In terms of statutory context, under Section 26 of the Planning and Development Act 2005 the Commission may, with the approval or on the direction of the Minister, prepare State Planning Policies ('SPP').

A SPP is to be directed primarily towards broad general planning and facilitating the coordination of planning throughout the State by local governments. A SPP may apply in a specified portion or specified portions of the State, which is the case with SPP 5.3.

The matters to be considered by the Commission when preparing SPP are identified under Section 27 of the Planning Act.

Community Consultation

The Draft SPP is out for comment until 16 March 2016.

Attachment(s)

1. Attachment 1 – ANEI
2. Attachment 2 – ANEF
3. Attachment 3 – Noise Above Contours
4. Attachment 4 – Proposed Frame Area (City of Cockburn Officers).
5. Attachment 5 – Draft 2015 SPP 5.3 for public comment (the subject of this report).

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 10 March 2016 Council Meeting.

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

Nil.

15. FINANCE AND CORPORATE SERVICES DIVISION ISSUES**15.1 (OCM 10/3/2016) - LIST OF CREDITORS PAID - JANUARY 2016 (076/001) (N MAURICIO) (ATTACH)****RECOMMENDATION**

That Council adopt the List of Creditors Paid for January 2016, 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 November and January 2016 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 – January 2016.

Advice to Proponent(s)/Submissioners

N/A

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

Nil.

15.2 (OCM 10/3/2016) - STATEMENT OF FINANCIAL ACTIVITY AND ASSOCIATED REPORTS - JANUARY 2016 (071/001) (N MAURICIO) (ATTACH)

RECOMMENDATION

That Council adopt the Statement of Financial Activity and associated reports for January 2016, as attached to the Agenda.

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.

Local Government (Financial Management) Regulations - Regulation 34 (5) states:

- (5) *Each financial year, a local government is to adopt a percentage or value, calculated in accordance with the AAS, to be used in statements of financial activity for reporting material variances.*

This regulation requires Council to annually set a materiality threshold for the purpose of disclosing budget variance details within monthly reporting. Council has adopted a materiality threshold of \$200,000 for the 2015/16 financial year.

Whilst this level of variance reporting helps to inform the mid-year budget review, detailed analysis of all budget variances is an ongoing

exercise. Certain budget amendments are submitted to Council each month where deemed necessary to do so ahead of the mid-year review.

Submission

N/A

Report

Opening Funds

The opening funds of \$13.7M brought forward from last year have been audited and the budget has been amended to reflect this final position. These compare closely to the opening funds used in the adopted budget of \$13.5M and include the required municipal funding for carried forward works and projects of \$9.7M (versus the original \$10.5M estimated in the adopted budget). The additional \$1.0M of available municipal funding was redirected into the Roads and Drainage Infrastructure Reserve at the November 2015 Ordinary Council meeting.

Closing Funds

The budgeted closing funds fluctuate throughout the year, due to the ongoing impact of Council decisions and budget recognition of additional revenue and costs. Details on the composition of the budgeted closing funds are outlined in Note 3 to the Financial Statement attached to the Agenda.

The City's closing funds of \$62.0M were \$7.2M lower than the YTD budget target. This comprises a combination of favourable and unfavourable cash flow variances across the operating and capital programs (as detailed later in this report).

The budgeted end of year closing funds currently shows \$0.30M, versus the \$0.36M originally adopted and subsequently reduced through monthly minor budget amendments.

Operating Revenue

Consolidated operating revenue of \$113.3M was just over the YTD budget target by \$0.6M.

The following table shows the operating revenue budget variance at the nature and type level:

Nature or Type Classification	Actual Revenue \$M	Revised Budget YTD \$M	Variance to Budget \$M	FY Revised Budget \$M
Rates	(88.7)	(87.1)	1.6	(89.0)
Specified Area Rates	(0.3)	(0.3)	0.1	(0.3)
Fees & Charges	(13.8)	(16.2)	(2.4)	(25.1)
Service Charges	(1.1)	(1.0)	0.0	(1.0)
Operating Grants & Subsidies	(4.9)	(4.5)	0.4	(7.5)
Contributions, Donations, Reimbursements	(0.8)	(0.4)	0.4	(0.8)
Interest Earnings	(3.7)	(3.2)	0.4	(5.4)
Other Revenue	(0.0)	(0.0)	0.0	(0.0)
Total	(113.3)	(112.7)	0.6	(129.1)

The significant variances at month end were:

- Commercial landfill revenue of \$4.1M was \$2.2M behind the YTD budget. (a mid-year budget review adjustment was approved at February OCM).
- Rates revenue was over the YTD budget by \$1.6M due to the processing of significant interim rating adjustments. Revenue to date has almost achieved the expected full year budget target.
- Subsidies received for childcare services were \$0.31M ahead of YTD budget. These are offset by higher payments to the Caregivers.
- Interest earnings were \$0.4M ahead of budget with investment interest contributing an extra \$0.18M, interest on a deferred land settlement of \$0.10M and interest on outstanding rates \$0.15M ahead of the cash flow budget.

Operating Expenditure

Reported operating expenditure (including asset depreciation) of \$68.5M was under the YTD budget by \$3.3M.

The following table shows the operating expenditure budget variance at the nature and type level. The internal recharging credits reflect the amount of internal costs capitalised against the City's assets:

Nature or Type Classification	Actual Expenses \$M	Revised Budget YTD \$M	Variance to Budget \$M	FY Revised Budget \$M
Employee Costs - Direct	25.9	26.7	0.8	46.6
Employee Costs - Indirect	0.3	0.4	0.1	1.1
Materials and Contracts	19.6	21.3	1.7	37.0
Utilities	2.4	2.7	0.3	4.6
Interest Expenses	0.0	0.0	(0.0)	0.1

Nature or Type Classification	Actual Expenses \$M	Revised Budget YTD \$M	Variance to Budget \$M	FY Revised Budget \$M
Insurances	2.1	2.1	0.1	2.1
Other Expenses	3.9	3.9	(0.0)	8.9
Depreciation (non-cash)	15.3	16.1	0.7	27.5
Internal Recharging-CAPEX	(1.1)	(1.5)	(0.3)	(3.0)
Total	68.5	71.8	3.3	125.0

The significant variances at month end were:

- Material and Contracts were \$1.7M under YTD budget with Waste Services (\$0.42M), Parks and Environment Services (\$0.39M), Community Development Services (\$0.23M) and Infrastructure Services (\$0.21M) contributing mostly to this result.
- Utilities were \$0.27M under the YTD budget, mainly due to power expenses being under by \$0.2M because of bill lag.
- Salaries and direct employee on-costs were \$0.8M under YTD budget across the board without any material variances (i.e. greater than \$0.2M) in any one business area.
- Depreciation on assets were \$0.75M under the YTD budget mainly due to lower depreciation for road assets of \$0.35M (due to EOFY revaluations) and lower depreciation for parks equipment of \$0.17M.

Capital Expenditure

The City's total capital spend at the end of the month was \$27.9M, representing an under-spend of \$16.0M against the YTD budget of \$43.9M.

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

Asset Class	YTD Actuals \$M	YTD Budget \$M	YTD Variance \$M	FY Revised Budget \$M	Commit Orders \$M
Roads Infrastructure	3.1	5.0	1.9	13.5	3.5
Drainage	0.4	0.8	0.3	1.6	0.4
Footpaths	0.5	0.5	-0.1	1.1	0.1
Parks Hard Infrastructure	1.5	3.3	1.8	7.4	7.8
Parks Soft Infrastructure	0.2	0.6	0.4	1.2	0.4
Landfill Infrastructure	0.2	0.4	0.2	0.6	0.1
Freehold Land	0.1	0.5	0.3	1.2	0.3
Buildings	19.9	26.8	6.9	66.6	63.7
Furniture & Equipment	0.0	0.0	0.0	0.0	0.0
Computers	0.2	0.9	0.7	1.0	0.1

Asset Class	YTD Actuals \$M	YTD Budget \$M	YTD Variance \$M	FY Revised Budget \$M	Commit Orders \$M
Plant & Machinery	1.8	5.2	3.5	6.5	2.0
Total	27.9	43.9	16.0	100.7	78.3

These results included the following significant items:

- The Works Depot upgrade (\$2.4M), CCW RAEPEC project (\$1.8M), Civic building HVAC upgrade works (\$0.9M) Coleville Crescent carpark extension (\$0.3M) and Atwell clubrooms upgrade (\$0.3M) were the significant variances in the net \$6.9M under-spend against YTD budget for Buildings.
- The roads construction program was \$1.9M under-spent against the YTD budget, mainly due to Berrigan Drive [Kwinana Freeway to Jandakot Road] under by \$1.4M; North Lake Road [Hammond to Kentucky] under by \$0.6M and Beeliar Drive [Spearwood Avenue to Stock Road] under by \$0.5M. Cockburn Road and Poore Grove intersection project was \$0.2M over the YTD budget.
- The plant replacement program was \$3.5M behind the YTD budget although \$2.7M of heavy and light fleet items is on order and awaiting delivery.
- The parks capital program is collectively \$1.8M behind budget with the adventure playground at Bibra Lake the only significant variance at \$0.7M behind YTD budget.
- The City's technology capital spend budget is collectively \$0.7M behind YTD budget.

Capital Funding

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

Significant variances for the month included:

- Transfers from financial reserves were \$14.8M below YTD budget due to the capital budget under-spend.
- Developer contributions received under the Community Infrastructure plan were \$0.53M over the YTD budget.
- Developer contributions for roads infrastructure across various developments were collectively \$0.14M over YTD budget.
- Regional road grant and R2R funding for the roads construction program was \$0.96M behind YTD budget, directly as a result of the YTD under spend.
- External funding for CCW RPAEC project was \$6.3M behind YTD budget comprising \$3.9M from development partner contributions,

\$1.3M from state capital grants and \$1.1M from Federal capital grants.

- Proceeds from the sale of land were \$15.2M below the YTD budget due to several unrealised land sales. These were addressed in the mid-year budget review presented to the February meeting of Council.
- Proceeds from the sale of plant items were \$0.9M behind YTD budget, correlating to the lag in the replacement program.

Cash & Investments

The closing cash and financial investment holding at month's end totalled \$163.2M, slightly down from \$164.1M the previous month. \$102.3M of this balance represented the amount held for the City's cash backed financial reserves. Another \$6.9M represented restricted funds held to cover deposit and bond liabilities. The remaining \$54.0M represented the cash and financial investment component of the City's working capital, available to fund current operations, capital projects, financial liabilities and other financial commitments (egg. end of year reconciling transfers to financial reserves).

Investment Performance, Ratings and Maturity

The City's investment portfolio made a weighted annualised return of 2.98% for the month, slightly up from 2.96% the previous month and 2.97% the month before that. This result compares favourably against the UBS Bank Bill Index (2.52%) and has levelled off in recent months as new investments are placed at similar or higher rates than maturing investments. The cash rate set by the Reserve Bank of Australia currently sits at 2.00% and is not expected to change in the next couple of months.

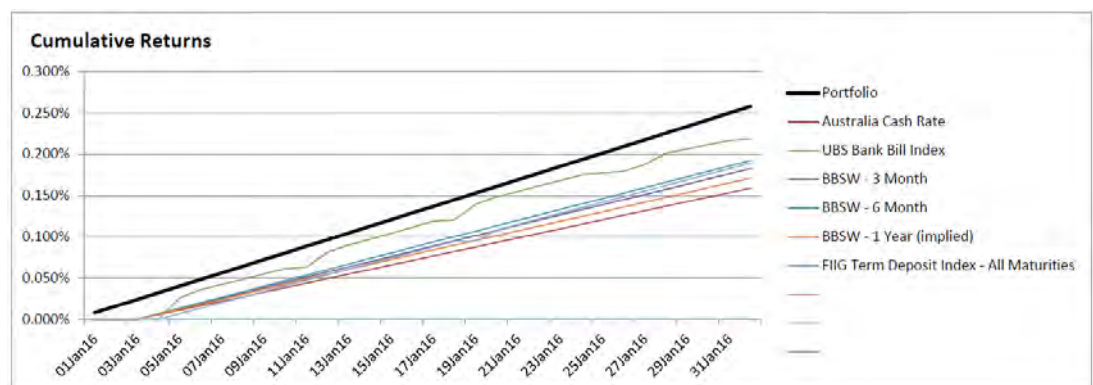


Figure 1: COC Portfolio Returns vs. Benchmarks

The majority of investments are held in term deposit (TD) products placed with highly rated APRA (Australian Prudential Regulation Authority) regulated Australian and foreign owned banks. These are invested for terms ranging from three to twelve months. All

investments comply with the Council's Investment Policy other than those made under previous statutory requirements and grandfathered by the new provisions.

TD investments fall within the following Standard and Poors short term risk rating categories:

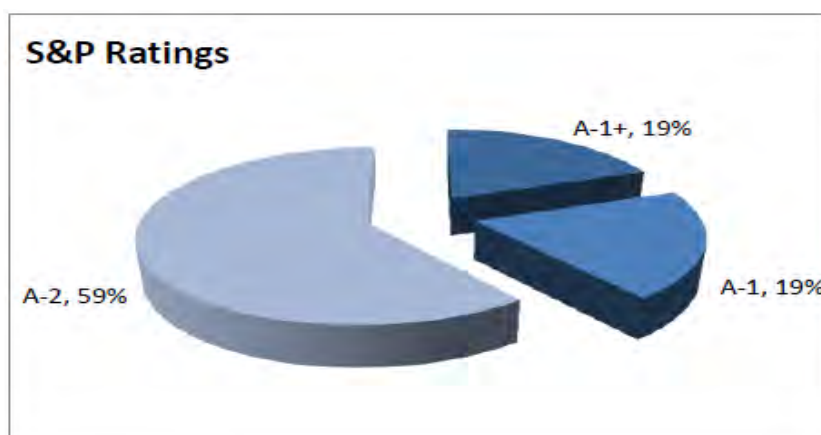


Figure 2: Council Investment Ratings Mix

The current investment strategy seeks to secure the best possible rate on offer over the longest duration term allowed under legislation and policy (up to 12 months for term deposits), subject to cash flow planning requirements. The City's investment portfolio currently has an average duration of 132 days or 4.4 months (increasing from 118 days the previous month) with the maturity profile graphically depicted below:

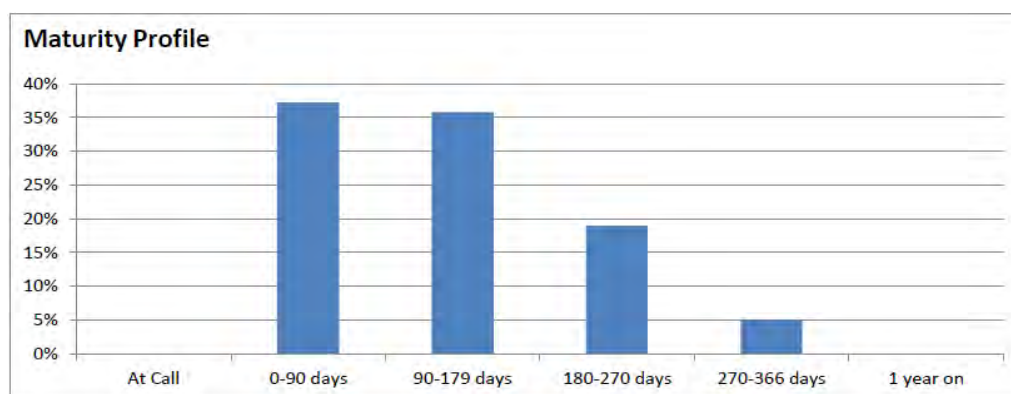


Figure 3: Council Investment Maturity Profile

Investment in Fossil Fuel Free Banks

At month end, the City held 61% of its TD investment portfolio in banks deemed as free from funding fossil fuel related industries. This is up from 59% the previous month and up from 36% a year ago. This has been achieved without compromising investment return through awareness and more thoughtful funds placement.

Budget Revisions

Several budget amendments are required as per the Detailed Budget Amendments Report included in the attachment to the Agenda. These are internal reallocations only, which do not alter the City's closing budget position or any of the adopted budget line items (i.e. revenue, operating expenditure, cash reserves or capital budget items). Therefore, there is no requirement for Council to adopt these changes.

Description of Graphs and Charts

There is a bar graph tracking Business Unit operating expenditure against budget. This provides a 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

- Effective and constructive dialogue with all City stakeholders.
- 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

The City's closing Municipal Budget position remains unchanged from the previous month at \$303,059.

Legal Implications

N/A

Community Consultation

N/A

Attachment(s)

Statement of Financial Activity and associated reports for January 2016.

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 10/3/2016) - UNDERGROUND POWER ROUND SIX (159/012) (C SULLIVAN) (ATTACH)****RECOMMENDATION**

That Council endorse the submission to the State Underground Power Program of all projects listed in the attachment for Round Six.

COUNCIL DECISION**Background**

The WA Department of Finance by letter dated 13th November 2015 notified the City that the Minister for Energy had announced the

arrangements for Round Six major residential projects of the State Underground Power Program. Tenders WA will administer the process for submission of proposals for Round Six.

Tenders WA on 4th December 2015 issued the invitation to respond to request EOISUPP6 'Major Residential Projects'. Until the state budget is voted (expected in May 2016) it is unclear what the total program funding will be for Round Six of the SUPP. The maximum project of any individual project is \$11 million. EOISUPP6 gives guidance on the average cost per lot based on the previous projects carried out in metropolitan Perth.

Submission

The closing date for submissions for Round Six proposals is 29th April 2016. The announcement of short listed submissions to proceed to detailed proposal stage is proposed for August 2016. The commencement of the first Major Residential Project is timed for March 2017, with the other projects following in accordance with the state wide project schedule. Projects are envisaged to be a twelve month design and construction period.

Report

Proposal submissions for Round Six must comply with a number of mandatory requirements. They are:

- one submission for each proposal area only;
- the proposal should cover between 500 and 800 allotments;
- the proposal area must be predominantly residential zoning;
- the proposal submission must be approved by the local authority Mayor/President and the CEO; and
- the local authority must detail the funding arrangement proposed for each project and how the local authority will fund its share of the project cost.

The Round Six selection criteria are:

Western Power Network Priorities 50%

This criteria addresses risk to the electricity network by the replacement of aging infrastructure and reduction of maintenance costs to Western Power. To assist local authorities in identifying the higher risk network areas, Western Power provided a risk assessment of the City of Cockburn as shown on the map attached.

As shown on the map, the higher risk areas and hence the areas with a higher probability of successful proposals are Hamilton Hill, Coolbellup, Spearwood, Yangebup and South Lake.

Local Authority Funding Contribution 25%

The minimum funding contribution from local authorities is 50% of the total project cost. Proposals that offer greater than 50% from the local authority will be ranked higher in this criteria.

Demonstrated Community Support for Projects 25%

The minimum threshold for property owner support from the public consultation is 50%. Project proposals at the detailed proposal stage that demonstrate higher community support than the threshold will be ranked higher in this criteria.

While there is no limit to the number of project proposals at the EOI submission stage, Western Power will carry out a more detailed cost estimate than that based on the average cost per lot for the five project proposal areas? This allows the local authority to check if the higher cost estimates in project areas are likely to exceed the mandatory \$11 million limit for individual projects.

City officers have therefore requested Western Power to carry out the more detailed cost estimate for the five highest cost project areas to assist in composing the submission for the EOI.

Strategic Plan/Policy Implications**Growing City**

- Reduction in energy dependency and greenhouse gas emissions within our City.

Infrastructure

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

Budget/Financial Implications

The State will fund 50% of the cost of projects in Round Six of the SUPP, with the local authorities funding the remainder. The City has a Policy AES10 'Underground Power' which allows for 20% of the remaining 50% to be funded from Municipal Funds (i.e. 10% of the total cost) with the remainder (40%) funded by the property owners.

Legal Implications

N/A

Community Consultation

Public consultation would be carried out for any projects short listed for detailed proposal stage in Round Six of the SUPP.

Attachment(s)

1. Western Power Network Priorities Map
2. Maps of Proposed Project Areas and concept Cost Estimates.

Advice to Proponent(s)/Submissioners

Nil.

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

Nil.

17. COMMUNITY SERVICES DIVISION ISSUES

17.1 (OCM 10/3/2016) - FREMANTLE HOCKEY CLUB - PROPOSED RELOCATION TO LAKELANDS RESERVE, SOUTH LAKE & HOCKEY WA NATIONAL STRONGER REGIONS FUND APPLICATION (154/003) (R AVARD) (ATTACH)

RECOMMENDATION

That Council endorse:

- (1) a joint National Stronger Regions Fund (NSRF) application with Hockey WA (HWA) for the construction of the Lakelands Reserve Synthetic Hockey Turf; and
 - (2) a contribution of \$3.5m from Council sources towards the construction of the proposed clubrooms at Lakelands Reserve, South Lake, comprising \$2.5m for minor sports and \$1m for hockey;
- to support the proposed relocation of the Fremantle Hockey Club (FHC) and minor sports to Lakelands Reserve.

COUNCIL DECISION

Background

A report was presented to Council on 10 October 2013 proposing the relocation of the Fremantle Hockey Club to Lakelands Reserve in South Lake, including a Feasibility Study and Business Case. Council decided to defer the decision until a full briefing was provided to Elected Members. A briefing was provided to Elected Members on 7 November 2013 by representatives of the Fremantle Hockey Club.

Since this time, City staff has been working with representatives of Fremantle Hockey Club, Department of Education and Department of Sport and Recreation on a 'roadmap' to develop and co-locate facilities on the Lakelands site that optimises the needs and aspirations of each of the stakeholders and the Cockburn community.

A critical factor to progress this development is securing funding for the synthetic turf and clubrooms.

Submission

N/A

Report

There is an opportunity for the City of Cockburn and Fremantle Hockey Club to apply for funding for the construction of the Lakelands Reserve Synthetic Hockey Turf under the Federal Government's National Stronger Regions Fund (NSRF) Round 3 in a joint bid with Hockey WA (as the applicant), as well as the City of Gosnells and Southern River Hockey Club, in March 2016.

The existing distribution of synthetic hockey turfs are mostly located in the economically advantaged areas of Perth, on State Government and University controlled sporting facilities and on a small number of elite private boys schools. The least advantaged regions (south-east, south west and eastern corridors) are underserved and have no facilities, as identified in the Hockey WA State Sporting Strategic Facilities Plan 2009 to 2025.

The proposed Hockey WA Facilities Project is a dynamic initiative that will lift the profile, presence and participation of hockey at multiple levels, and address disadvantage in the southern metropolitan region. The proposal is for a whole-of-Perth solution, providing a regional distribution of hockey facilities through:

- A synthetic turf and clubrooms at Lakelands Reserve, South Lake (Cockburn) to service the south-west corridor;

- A synthetic turf at Sutherland Park, Southern River (Gosnells) to service the south-east corridor; and
- An additional turf and upgrade of Perth Hockey Stadium facilities to service the central and eastern population catchments.

The new Fremantle Hockey Club turf is to be located next to Lakeland Senior High School. In conjunction with the club, this school could become the third government school to offer a specialist hockey program. The Education Department has agreed to a draft Heads of Agreement between the Fremantle Hockey Club, Western Australian Education Department and the City of Cockburn. The agreement essentially allows for the lease of an area of land from the Education Department to establish the synthetic turf and an arrangement for the school to use the active playing areas and the turf during school hours.

The Fremantle Hockey Club – Lakelands Reserve Master Plan prepared by Davis Langdon for the Department of Sport and Recreation includes a design schedule and functionality requirements, a concept plan and costings for the development of the turf, clubrooms and associated infrastructure at Lakelands Reserve.

The design schedule takes into consideration the needs identified by Fremantle Hockey Club, the stated guidelines of Hockey WA, known site constraints and is informed by consideration of the current situation in respect of the development of the sport; benchmarking research; and the outcome of the consultation process.

Design Schedule

The following components were considered to be essential provision for the clubrooms at Lakelands Reserve:

- Change rooms (multi-gender) (x 4)
- Change Room Toilets (multi-gender) (x 6)
- Universal Toilets (x 1)
- Medical/Umpires Room
- Kiosk
- Club/Function room at 200m²
- Internal Storage Rooms (x 2)
- Servery
- Fridge room
- Food Storage
- Kitchen
- Additional toilets to service clubrooms
- External Store Rooms (x 3)
- Office
- Meeting Room
- Bin Store Rooms
- Seating Match Viewing Areas

- Communication/Plant Cupboards/Areas
- Cleaners Room/Toilet Ducts
- Plant and Circulation - Approximately 25% of the total area. Includes foyer spaces.

The overall floor area of the building including the circulation space is 865m².

In addition the field dimensions for the turf incorporated:

- 91.44m x 55m max with 3m side and 4.5m end buffer zones
- Floodlighting at 300lux.

Concept Design

The concept design is attached. A number of functional aspects should be noted:

- The building is oriented with the Club / Function room facing what is perceived as the main entry from the site – towards South Lake Drive to serve as an ‘address for the building’.
- The building is separated with a series of ‘breezeways’ which can be either open or locked down with gates (as shown) depending on client preference and to allow parts of the building to be shut down / opened depending on usage.
- The kiosk is placed at the heart of building to be visible for the main Hockey field but also accessible for other future fields.
- The clubroom toilets are shown as external to the building and with an additional shower so that they may be shared with the change rooms. As such there 4 x change room toilets in this option.
- Ancillary functions such as the bin store and external store are located towards the back of the building.
- The car parking will utilise some of the existing carpark space on the site.

The reserve will also be offered to minor sports in accordance with the DCP 13. These minor sports include cricket, Ultimate Frisbee, lacrosse and Gaelic football.

Costing

The cost summary is also attached and identifies the full cost of the extent of the turf, clubrooms and car park development escalated to 2018.

Strategic Plan/Policy Implications

Infrastructure

- Community facilities that meet the diverse needs of the community now and into the future.

- Partnerships that help provide community infrastructure.
- Facilities that promote the identity of Cockburn and its communities.

Community & Lifestyle

- Promotion of active and healthy communities.

Budget/Financial Implications

The independent cost estimates for the synthetic turf (\$2.87 million) and clubrooms and associated works (\$3.65 million) at Lakelands Reserve total \$6.52 million (ex. GST), with proposed contributions as follows:

NSRF grant application.....	\$2.52 million
Fremantle Hockey Club	\$0.5 million
<u>City of Cockburn</u>	<u>\$3.5 million</u>
Total.....	\$6.52 million

The above includes:

Design contingency (10%) – \$0.47m
 Construction contingency (10%) - \$0.52m
 Escalation contingency (4%) - \$0.24m

Given the current building and construction environment it is unlikely that the construction and escalation contingencies will be required.

It is proposed that the City's contribution of \$3.5m is made up of \$1.7m from DCP 13 funds and \$1.8 from municipal funds.

As the facility will be managed by the City, the minor sports intended for this reserve: cricket, Ultimate Frisbee, lacrosse and Gaelic football, as prescribed by the DCP 13 (adopted by Council) will be offered use of the reserve. This will ensure that the DCP 13 contribution of \$1.7m for the project should be forthcoming.

Funding for any further variations to the clubrooms or increases in functionality will be sought from the Department of Sport and Recreation's Community Sporting and Recreation Facilities Fund (CSRFF) or Lotterywest.

Legal Implications

N/A

Community Consultation

The Fremantle Hockey Club has previously met with the Connecting South Lake Group who is in support of the project. The Fremantle Hockey Club – Lakelands Reserve Master Plan has been developed in consultation with representatives of the Fremantle Hockey Club, Hockey WA, Department of Sport and Recreation, Department of Education and the City of Cockburn.

Attachment(s)

1. Report on concept plans prepared by AECOM commissioned by Department of Sport and Recreation

Advice to Proponent(s)/Submissioners

Fremantle Hockey Club and Hockey WA have been advised that this matter is to be considered at the Council Meeting to be held on 10 March 2016.

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

Nil.

17.2 (OCM 10/3/2016) - PROPOSED ENCLOSED DOG EXERCISE PARKS - SUCCESS/COOGEE (144/003) (R AVARD) (ATTACH)

RECOMMENDATION

That Council

- (1) seek public comment on the establishment of a dog park on the areas identified in the attached plan for the following parks:
 1. Jan Hammond Reserve, Success.
 2. Len McTaggart Reserve, Coogee
- (2) allocate \$80,000 in the 2016/17 budget for consideration of an enclosed dog park; and
- (3) allocate \$80,000 in the 2017/18 budget for the establishment of an enclosed dog park.

COUNCIL DECISION

Background

At the 13 August 2015 Ordinary Council Meeting, the following Matters to be Noted for Investigation Without Debate were raised:

A report be presented to Council on potential sites for a dog park in the Hammond Park/Success area similar to that newly completed Yarra Vista dog park in Jandakot. This should be carried out in consultation with the residents of the suburbs of Hammond Park and Success.

A report be presented to a future meeting of Council on a possible location and feasibility of an enclosed dog park in the Spearwood Coogee area.

This report has been prepared bringing these to matters for investigation together and including a more detailed analysis of a number of options for enclosed dog parks across the City.

In the City of Cockburn approximately 40% of households own one or more dogs, many of these regularly use the dog exercise areas where owners are allowed to run their dogs off lead. There are 28 unfenced dog exercise areas spread throughout the City.

In the early part of 2014 the City of Cockburn identified Yarra Vista Park within the suburb of Jandakot to establish the City's first ever dog park, a fenced area specifically designed for dogs to run free. This park provides an alternative environment catering for dogs and their owners, where dogs can play off lead. The park was opened in May 2015. This park has proven to be very popular amongst dog owners to such an extent that there is now an increased demand from the City's residents to seek alternate locations for additional similar dog parks within the City.

The development of additional dog parks would be similar to what has been provided at the Yarra Vista Park location. The locations selected by the City of Cockburn will include a fenced off and landscaped area with equipment where dog owners can meet, play and exercise their pets in a pleasant environment, with provision for water fountains for both animal and human use. The park would provide an outlet for meetings by Dog Training Organisations dealing with dog nuisance issues and a venue for annual events such as Pets in the Park.

These venues would provide occasions for Rangers to make contact with dog owners and provide them with information in relation to pet care, preventing and dealing with dog attacks, dog registration, and dog barking nuisances.

Submission

N/A

Report

There are a number of parks in the area which are considered suitable for developing into a Dog Park. When deciding which park would be the most suitable, a number of issues had to be considered.

For a park to accommodate the needs for a potential Dog Park the following criteria will need to be on offer or be able to be offered:

Required Criteria

- At least 7,000m² in area.
- Parking close by (not off major road)
- Water available close by for drinking fountain and dog watering bowls
- Suitable trees for shade
- Pooch Pouch Station on site (desirable)
- Suitable Seating
- Minimal Lighting (desirable)
- Toilets on site (desirable)
- Pathways on site or nearby (desirable)
- Waste Bins for general rubbish collection

Undesirable Criteria

- Wetlands close by (undesirable depending on fencing)
- Motorbike activity complaints in park received.

With these criteria in mind a survey of all the parks in the City was conducted by the Ranger Services personnel.

As a result thirteen (13) parks were generally considered to meet the criteria:

1. Jan Hammond (Property No 5517049) (East Ward), Bartram and Banning Ave, Success.
2. Manning Park (Property No 2200831) (West Ward), Azelia Lane, Hamilton Hill.
3. Powell Reserve (Property No 293250) Parakeet Way, Coogee (West Ward).
4. Len McTaggart (Property No 3300313) (West Ward) Arlington Loop, Coogee.
5. Christmas Tree Park (Property No 5520289) (East Ward), Serenity Parkway, Hammond Park.

6. Hargreaves Park ,(Property No 268851) (Central Ward) Dorcas Way and Counsel Ave, Coolbellup
7. Perena Rocchi (Property No 47313663) (Central Ward) Sandpiper Loop, Yangebup.
8. Hagan Park (Property No 3313543) (Central Ward) Compton Close, Coolbellup.
9. Dubove (Property No 2201177) (West Ward), Alfred and Dubove St, Spearwood.
10. MacFaull Park (Property No 2210528) (West Ward) Pomfret Road, Falstaff Crescent and Melum Street, Spearwood.
11. Dixon Park (Property No 2200821) (West Ward) Hurford and Starling Streets, Hamilton Hill.
12. Davilak Reserve (Property No 2201157) (West Ward) Recreation Road, Strode Avenue, Rockingham Road, Hamilton Hill.
13. Bibra Lake Reserve (Reserve No. 44060) Bibra Drive, Bibra Lake.
14. Of these parks, only four (4) are currently listed as Dog Exercise Areas.

From the investigation on the above parks the following nine (9) parks were selected as best meeting the required criteria –

Manning Park, Azelia Road, Hamilton Hill

Locate in the west ward, this is one of the City's premier parks and is well developed and highly utilised by the City's residents and visitors to the City. The park already provides sufficient parking, plenty of natural shade with the mature trees on site, as well as provisions for reticulated water to accommodate the running water to fill dog bowls and water fountain for park users and does have some lighting scattered throughout the park mainly in and around the facilities on site

Should this site be established as one of the preferred sites, the area would need to be established as a gazetted dog exercise area.

Other facilities such as toilet and other amenities are within close walking distance of the proposed site.

The recommendation from staff would be for the Dog Park itself to be built adjacent to and at the rear of the Spearwood Dalmatinac Sporting Facility. The dog park will run parallel to this facility, running from the entry point off Azelia Road and head north south towards Lucius Park.

This proposed location having little or no impact on any residents living nearby would ensure that there would be no direct effects on the residential properties identified.

There would be a cost in the establishment of this dog park as fencing, agility equipment, water and drinking fountains, pathways to and from the site will be required and in addition lighting around the park area would be desirable.

Jan Hammond Reserve, Bartram and Banning Drive, Success

Located in the east ward this is an ideal park which is a large area and well able to accommodate a dog park. The park is not a gazetted dog park.

Parking provisions are possible on verge area off Bartram Road, as well a further 8-10 bay in a small parking area off Marav Court.

The park has shady maturing trees, a small gazebo type structure with BBQ facilities and a nearby water fountain for public use and a pathway through the park. The area is reticulated, and has six park benches. There are no lighting or toilet facilities available. Significant further funding would be required if toilet facilities are installed and as there is minimal lighting, lighting around park area would be desirable.

The area is relatively isolated from residential housing apart from Marav Court where two (2) houses may be minimally affected depending on the location of the dog park.

Should this site be established it would need to be a gazetted dog exercise area. There would be a cost in the establishment of this dog park as fencing, agility equipment, water fountains, and pathways to and from the site would be required. Significant further funding would be required if parking and toilet facilities are installed.

The recommendation from staff would be for the Dog Park itself to be built nearer to Bartram Road on the south eastern side of the park. This would ensure that there would be no direct effects on residential properties identified.

MacFaull Park Spearwood

Located in the west ward an ideal location and park, large in size, already listed as a gazetted dog exercise area. Sufficient parking located within the site itself (50 bays).

The park is reticulated and has scheme water nearby for water fountain and animal bowls needed for the dog areas themselves.

The park itself contains a number of large maturing trees and has a mixture of open grass land and mulched natural canopies that will allow the dogs to discover and dig into without causing any major damage.

The park contains seven park benches and two dog poo bin stations. There are no established playgrounds within the park although there is some exercise equipment located within the park.

There would be a cost in the establishment of this dog park as fencing, agility equipment, water fountains, and pathways to and from the site would be required. Significant further funding would be required if parking and toilet facilities are installed.

The recommendation from staff would be for the Dog Park itself to be built in the north western corner of the park. This would ensure that there would be limited direct effects on nearby residential properties.

Bibra Lake Reserve, Bibra Drive, Bibra Lake

The proposed area is located in Central Ward on the south eastern side of Progress Drive.

Located within the Bibra Lake reserve, this portion of land is a great location for a dog park. The park is covered with a large number of shady mature trees and it already has an established gravel parking facility just off Progress Drive accommodating up to 30 parking bays, the area is reticulated and also have two dog poo bin stations, but there will be no direct effect on residential properties in the area.

The area in question is not a gazetted dog exercise area.

Should this site be established as one of the preferred sites the area would need to be established as a gazetted dog exercise area. There would be a cost for fencing, agility equipment, water fountains, and pathways to and from the site. Significant further funding would be required if toilet facilities are installed although there are toilets on other areas of the park.

The recommendation from staff would be for the Dog Park itself to be built in the north eastern corner of the park. This would ensure that there would be no direct effects on local residential properties.

Dixon Park, Starling Street, Hamilton Hill

Located in the west ward this park is different to most of the other parks recommended. The land area is sparse in tree coverage, with trees only located on the external boundaries. The centre of the park is an established overflow storm water drain area which is susceptible to flooding during the winter months or high rainfall periods.

The park is underutilised and is a gazetted dog exercise area. Parking is available around the park and at the nearby Wally Hagan Stadium.

There is scheme water on site to accommodate the required for water fountain and animal bowls needed for the dog park, but the park itself is not reticulated.

Toilets are located at the Wally Hagan Stadium but agreement would need to be reached with the Cockburn Basketball Association to allow access for the dog park patrons. There is no established lighting on site other than street lighting and on the building.

There is a one dog poo station and two park benches located within the park. There is a playground located in the northern part of park off Ommaney Street and a basketball hoop (one on one court) and small BMX track located on the most western side of the park nearest to the basketball stadium and there would be minimal disruption to nearby residents.

There would be a cost in the establishment of this dog park as fencing, agility equipment, water fountains, and pathways to and from the site would be required. Significant further funding would be required if toilet facilities are installed.

The recommendation from staff would be for the Dog Park itself to be built in the central area of the park. This would ensure, that there would be no direct effects on residential properties identified.

Len McTaggart, Arlington Loop, Coogee

Located in the west ward, is another ideal park. The park itself is located next to the Coogee Community Hall and already has parking provision of up to 60 parking bays on hand when the facility is not in use.

The park is scattered with mature trees for shade, easy road access, with little or no impact on residents living within the area. There are no lakes or waterways which may be impacted on. The grounds are reticulated.

The park is not a gazetted dog exercise area.

There would be a cost in the establishment of this dog park as fencing, agility equipment, water and drinking fountains, and pathways to and from the site would be required. Significant further funding would be required if toilet facilities are installed and lighting around park area would be desirable. There is lighting currently on site around the carpark area only. Based on resident requests regarding existing

Yarra Vista Dog Park further funds would be required for additional seating.

The recommendation from staff would be for the Dog Park itself to be located on the western side of the play area but would require the Football and Soccer goals on site to be removed.

Powell Reserve, Parakeet Way, Coogee

Located within the west ward this park is located ideally within the suburb of Coogee. The park is a gazetted dog exercise area, has a pathway running from Parakeet Way through to Amity Boulevard located to the most western boundary.

The park is reticulated with scheme water provision in place. There are various shady trees and four park benches spread out throughout the park and there are three dog poo bin stations located within the park.

There are no parking facilities or on street parking bays located within the park and there is no toilet facility or lighting, whilst there is a small playground area and a basketball half court located on the park but these facilities should not be impacted in anyway based on where the park itself is proposed to be located by staff.

The inclusion of a dog park will have traffic flow impact on residents living at this location which may create some objections from residents living there.

There would be a cost in the establishment of this dog park as fencing, agility equipment, water fountains and pathways to and from the site would be required. Significant further funding would be required if toilet facilities are installed.

The recommendation from staff would be for the Dog Park itself to be located on the western side situated between the pathway and the western boundary of the park itself. Additional bench seating and other basic amenities would be required.

This proposed location of the park itself will have little or no direct effect on nearby residential properties other than the anticipated increase in traffic using the facility and installation of a parking facility.

Hargreaves Park, Counsel Avenue, Coolbellup

Located in the central ward area, this is a very well developed park. It is a gazetted dog exercise which has three dog poo bag stations with plenty of trees for shade throughout and a number of park benches throughout.

There is no parking bay provisions but plenty of scope for this to be installed if needed. There are four sets of play equipment mostly on the eastern side off Dorcas Way. The park is reticulated and currently parking is only available on the Dorcas Way side.

There appears to be no toilet facility or lighting and there appears to be scheme water on site for both a water fountain and animal drinking bowls.

Should this site be established as one of the preferred sites by council, there would be a cost in the establishment of the dog parks, including fencing, agility equipment and the required water fountains and bowls, toilets and lighting if required.

As this is a large park there are numerous locations within the park itself to locate a dog park. However the main issue would be placing this at a location where it would have little or no impact on nearby residents and the cost would be in establishing a parking area for this to occur.

Perena Rocchi, Sandpiper Loop Yangebup

Located in the central ward, this park is surrounded by Sandpiper Loop, Osprey and Moorhen Drives. There are a number of pathway networks through this park and various types of vegetation at varying levels of maturity.

The park itself is not a gazetted dog exercise area and there is a small playground located within this facility along with a bench seat. There would be a cost for fencing, agility equipment, water fountains, and pathways to and from the site. Significant further funding would be required if toilet facilities are provided.

There is no lighting at this location and no parking bays located on site. There is also a lake is located near the corner of Moorhen Drive and Sandpiper Loop.

Should this site be selected the area would need to be established as a gazetted dog exercise area.

There are various locations which could be considered within the park itself to locate the dog park, where there would be little or no impact caused to nearby residents or wildlife at the lake itself. However additional cost would be incurred in installing a designated car park area for this dog park.

Attached is a summary of all parks inspected by Ranger and plans on preferred locations for a dog park on the selected reserves.

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.

Community & Lifestyle

- Promotion of active and healthy communities.

Budget/Financial Implications

Approximately \$80,000 will be proposed in the 2016-2017 for the development of the proposed dog park selected by council.

If Council were to identify another two parks from the list provided then it would have been a further recommendation that council also approve similar amounts in the 2017-2018 and 2018-2019 budget periods for these parks to be developed.

If approval from Council were to be given for the top three proposed site(s) then a more detailed scope of works and costs will need to be submitted at a later date and in future budgets to ensure currency with the costings.

Legal Implications

N/A

Community Consultation

Hammond Park Community Consultation Association contacted residents via email where 41 positive responses were received. There is no Resident Association for Success.

Attachment(s)

1. Summary of Parks in the City of Cockburn
2. Copy of map of the 13 identified locations.

Advice to Proponent(s)/Submissioners

N/A

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

Nil.

17.3 (OCM 10/3/2016) - CITY OF COCKBURN EMERGENCY MANAGEMENT VEHICLE (027/006) (R AVARD) (ATTACH)

RECOMMENDATION

That Council approve the purchase of an Emergency Management vehicle as recommended by the City of Cockburn Local Emergency Management Committee be included in the 2016/17 Budget.

COUNCIL DECISION

Background

The City of Cockburn has various legislative requirements under the *Emergency Management Act 2005*. The City is responsible for the prevention, response (in some cases) and the recovery of natural and human-made disasters. The City manages these risks through ongoing strategic planning and preparation that meets requirements under the Act and hazard specific state risk plans.

Key considerations for preparing and recovering the community pre, during and post emergencies are; ongoing community education, meaningful engagement, in addition to timely and proportionate response from the City.

The community expectation on the City is to assist Hazard Management Agencies, such as WA Police and the Department of Fire and Emergency Services during emergency events with co-ordinated support as outlined within the Local Emergency Management Arrangements. The City will also assist in the identification and initial set-up of a welfare centre on behalf of the Department of Child Protection and Family Support, when the community could be temporarily displaced.

Submission

N/A

Report

At the City of Cockburn Local Emergency Management Committee (LEMC) meeting held on 25 February 2015, it was mentioned that the Mayor, as Chair of the Committee, would discuss the provision of an adequate vehicle to resource the practical requirements of necessary personnel attending emergency incident sites in the District with the City's Executive.

At the LEMC meeting held on 2 June 2015, it was recorded that this discussion had not yet occurred. In any case, a motion was carried unanimously at this meeting to support a recommendation to Council for the purchase of a fit for purpose emergency management vehicle for use in future callouts and the day to day duties of the Emergency Management Co-ordinator role. However, this information was not forwarded to Council in time for it to be included for consideration in the 2015/16 Budget documents, which were subsequently passed at the Council Meeting held on 11 June 2015, without including funding for the provision of a vehicle for this purpose.

With the adoption of the City of Cockburn Bushfire Risk Management Plan 2015–2020 by Council, at its June 2015 Ordinary Council Meeting, there is an increased requirement of the City, ensuring there is effective engagement with residents about bushfire management activities being undertaken and increase awareness of prevention and risk. In addition to bushfire, the City has obligations to increase awareness and resiliency to other specified hazards.

The City of Cockburn is required under s36 of the *Emergency Management Act 2005* to manage the recovery activities after an incident has occurred. During recent events within the City and across the State, there has been an increased reliance on Local Governments to assist during emergencies and recovery. This new model allows for a seamless transition and with an aim to reduce community impact.

Due to the requirements of the City to assist and commence recovery from the onset of an emergency incident, it is often a requirement for regular representation at Operational Support Groups or Incident Management Teams. These groups are normally located within areas restricted to the public due to safety and hazards, or near the areas affected, depending on the nature of the event.

The City's Emergency Management Co-ordinator would be tasked with liaising with these groups and attending as the City of Cockburn representative. However, this position is currently limited to personal vehicle transport not fit for purpose, creating a potential safety hazard to the staff member, community, incident response staff and corporate

risk to the City. In past emergencies within the City, the Emergency Management Co-ordinator has been hindered in his duties due to the above mentioned concerns.

As part of this report, a survey was conducted (see table 1 below) of other Perth Metropolitan Local Government Authorities. The survey was restricted to LGA's with similar risk profiles. The results of the survey shows all similar LGA's and positions have a vehicle to be used for the activities outlined within this report.

Table 1: Comparison to other Local Government Authorities

LOCAL GOVERNMENT	TITLE	VEHICLE TYPE	VEHICLE USES
City of Rockingham	Emergency Services Co-ordinator (LGA Employed)	4WD Dual Cab	<ul style="list-style-type: none"> • Day to day duties • Call outs • Promotion events • Commuter use/private use
City of Kwinana	Emergency Services Co-ordinator (LGA Employed)	4WD Wagon	<ul style="list-style-type: none"> • Day to day duties • Call outs • Promotion events • Commuter use
City of Armadale	Emergency Services Co-ordinator (LGA Employed)	4WD Dual Cab	<ul style="list-style-type: none"> • Day to day duties • Call outs • Promotion events • Commuter use
City of Joondalup	Senior Emergency Management & Community Safety Co-ordinator	Currently mid-size sedan (replacing with 4WD SUV)	<ul style="list-style-type: none"> • Day to day duties • Call outs • Commuter use/private used
City of Swan	Emergency Services Co-ordinator	4WD Dual Cab	<ul style="list-style-type: none"> • Day to day duties • Call outs • Commuter use

The LEMC recommend a fit for purpose vehicle purchased to oversee the community engagement and awareness requirements under the Emergency Management Act and the Bushfire Risk Management Plan 2015-2020 in conjunction to assist with recovery requirements legislated on the City.

This vehicle will become part of the City of Cockburn fleet and be available for use by rangers, security and community safety staff in the performance of their duties.

Strategic Plan/Policy Implications

Community & Lifestyle

- Safe communities and to improve the community's sense of safety.

Leading & Listening

- Effective and constructive dialogue with all City stakeholders.
- A skilled and engaged workforce.
- A culture of risk management and compliance with relevant legislation, policy and guidelines

Environment & Sustainability

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

Budget/Financial Implications

During an evaluation of other metropolitan Local Governments with similar risk profiles, a dual cab four wheel drive has been selected to fit the purpose of the requirements highlighted within this report.

Budget estimates were completed on a dual cab utility model vehicle, widely used throughout the City.

- Utility four wheel drive\$43,000
- Body modification and accessories\$14,000

The use of a storage pod will allow for the carrying of equipment required by staff assisting in support roles.

Should Council decide to proceed with the purchase it will be required to be funded from Municipal funds (from Plant Reserve Funds).

Legal Implications

Emergency Management Act 2005.

Community Consultation

N/A

Attachment(s)

1. Minutes of the Local Emergency Management Committee Meeting – 25 February 2015

2. Minutes of the Local Emergency Management Committee Meeting – 2 June 2015

Advice to Proponent(s)/Submissioners

N/A

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

Nil.

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

23.1 (OCM 10/3/2016) - MINUTES OF THE SPECIAL CEO PERFORMANCE AND SENIOR STAFF KEY PROJECTS APPRAISAL COMMITTEE MEETING - 1 MAR 2016

RECOMMENDATION

That Council adopt the Minutes of the Special Chief Executive Officer Performance & Senior Staff Key Projects Appraisal Committee Meeting held on Tuesday 1 March 2016, as attached to the Agenda, and adopt the recommendations therein.

COUNCIL DECISION

Background

The Chief Executive Officer's Performance and Senior Staff Key Projects Appraisal Committee met on 25 November 2015. The minutes of that meeting are required to be presented to Council and its recommendations considered by Council.

Submission

The Minutes of the Committee meeting are provided as a confidential attachment to the Agenda. Items dealt with at the Committee meeting form the basis of the Minutes.

Report

The Committee recommendations are now presented for consideration by Council and, if accepted, are endorsed as the decisions of Council. Any Elected Member may withdraw any item from the Committee meeting for discussion and propose an alternative recommendation for Council's consideration. Any such items will be dealt with separately, as provided for in Council's Standing Orders.

Strategic Plan/Policy Implications

Leading & Listening

A responsive, accountable and sustainable organisation.

A skilled and engaged workforce.

Budget/Financial Implications

Committee minutes refer.

Legal Implications

Committee minutes refer.

Community Consultation

N/A

Attachment(s)

Minutes of the Special Chief Executive Officer Performance and Senior Staff Key Projects Appraisal Committee meeting held 1 March 2016 are provided to the Elected Members as a confidential attachment.

Advice to Proponent(s)/Submissioners

The CEO and Senior Staff have been advised that this item will be considered at the March 2016 Ordinary Council Meeting.

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

Committee Minutes refer.

24 (OCM 10/3/2016) - 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 (OCM 10/3/2016) - CLOSURE OF MEETING

The meeting closed at

CITY OF COCKBURN

SUMMARY OF MINUTES OF THE DELEGATED AUTHORITIES, POLICIES & POSITION STATEMENTS COMMITTEE MEETING HELD ON THURSDAY, 25 FEBRUARY 2016 AT 6:00 PM

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CITY OF COCKBURN

MINUTES OF THE DELEGATED AUTHORITIES, POLICIES & POSITION STATEMENTS COMMITTEE MEETING HELD ON THURSDAY, 25 FEBRUARY 2016 AT 6:00 PM

PRESENT:

Mrs C Reeve-Fowkes	-	Deputy Mayor (Presiding Member)
Mr L. Howlett	-	Mayor
Mrs L. Sweetman	-	Councillor
Mr S. Portelli	-	Councillor
Mr S. Pratt	-	Councillor
Mr B. Houwen	-	Councillor

IN ATTENDANCE:

Mr S. Cain	-	Chief Executive Officer
Mr D. Green	-	Director, Governance & Community Services
Mr S. Downing	-	Director, Finance & Corporate Services
Mr D. Arndt	-	Director, Planning & Development Services
Mr C. Sullivan	-	Director, Engineering & Works
Mr J Ngoroyemoto	-	Governance & Risk Co-ordinator
Mrs B. Pinto	-	PA to Directors - Finance. & Corporate Services/Governance & Community Services

1. DECLARATION OF MEETING

The Presiding Member declared the meeting open at 6.05 pm.

2. APPOINTMENT OF PRESIDING MEMBER (If required)

Nil.

3. ACKNOWLEDGEMENT OF RECEIPT OF WRITTEN DECLARATIONS OF FINANCIAL INTERESTS AND CONFLICT OF INTEREST (BY PRESIDING MEMBER)

Nil



4 (DAPPS 25/2/2016) - APOLOGIES & LEAVE OF ABSENCE

Clr Philip Eva	-	Apology
Clr Kevin Allen	-	Apology

5. CONFIRMATION OF MINUTES

5.1 (MINUTE NO 344) (DAPPS 25/2/2016) - MINUTES OF THE DELEGATED AUTHORITIES, POLICIES AND POSITION STATEMENTS COMMITTEE MEETING - 26/11/2015

RECOMMENDATION

That Council adopt the Minutes of the Delegated Authorities, Policies and Position Statements Committee Meeting held on Thursday, 26 November 2015, as a true and accurate record.

COMMITTEE RECOMMENDATION

MOVED Clr L Sweetman SECONDED Clr S Pratt that the recommendation be adopted.

CARRIED 6/0

6. DEPUTATIONS & PETITIONS

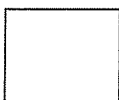
Nil

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

NOTE: AT THIS POINT IN THE MEETING, THE TIME BEING 6.07 PM THE FOLLOWING ITEMS WERE CARRIED BY AN "EN BLOC" RESOLUTION OF COMMITTEE:

9.1	10.1	12.1	13.1	14.2
9.2	10.2		13.2	

9.1 **(MINUTE NO 345) (DAPPS 25/2/2016) - PROPOSED AMENDMENT TO POLICY SC5 'CORPORATE STRATEGIC PLANNING PROCESS' (182/001) (M TOBIN) (ATTACH)**

RECOMMENDATION

That Council adopt proposed amendments to SC5 'Corporate Strategic Planning Process', as shown in the attachment to the Agenda.

COMMITTEE RECOMMENDATION

MOVED Clr B Houwen SECONDED Clr S Portelli that the recommendation be adopted.

CARRIED 6/0

COUNCIL DECISION

Background

In August 2015 the newly created role of Executive Manager Strategy and Civic Support took effect and thus responsibility for coordinating corporate planning is centralised with this new role. The policy on the Corporate Strategic Planning Process was referred to as part of the background material gathered for a review and update of the Strategic Community Plan. In working through the Strategic Community Plan 2016 – 2026, the policy was updated with minor amendments.

Submission

N/A

Report

The current policy largely reflects the Integrated Planning Framework introduced by the Department of Local Government in 2012. However, a few minor amendments have been made so that it is clear what other corporate documents are used in the corporate planning process. The City's current mission is incorporated in the policy as well as the current surveys being used to identify community priorities (the Community Perceptions Survey and Customer Satisfaction Survey). The responsible Business Unit, Service Unit and Officer have been amended to reflect the current organisational structure and responsibilities.

Strategic Plan/Policy Implications

Leading & Listening

- Effective and constructive dialogue with all City stakeholders.
- Effective advocacy that builds and manages relationships with all stakeholders.
- A responsive, accountable and sustainable organisation.
- A culture of risk management and compliance with relevant legislation, policy and guidelines

Budget/Financial Implications

N/A

Legal Implications

N/A

Community Consultation

N/A

Attachment(s)

Proposed amended Policy SC5 'Corporate Strategic Planning Process'.

Advice to Proponent(s)/Submissioners

N/A



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

Nil.

9.2 (MINUTE NO 346) (DAPPS 25/2/2016) - PROPOSED AMENDMENT TO POLICY SC26 'REIMBURSEMENT OF ELECTED MEMBERS EXPENSES' (182/001) (D GREEN) (ATTACH)

RECOMMENDATION

That Council approve the reimbursement of childcare costs to Elected Members on occasions where the member is attending any event or function in his or her capacity as a representative of Council, pursuant to Regulation 32 (1) (c) of the Local Government (Administration) Regulations 1996, being included in Council Policy SC26 'Reimbursement of Elected Members Expenses', as shown in the attachment to the Agenda.

COMMITTEE RECOMMENDATION

MOVED Cllr B Houwen SECONDED Cllr S Portelli that the recommendation be adopted.

CARRIED 6/0

COUNCIL DECISION**Background**

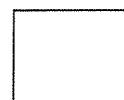
Council has a Policy which determines the type of expenses incurred by Elected Members in performing their civic role which will be reimbursed by Council. One such expense is for the cost of Childcare incurred by members in attending Council and Standing Committee Meetings.

Submission

N/A

Report

The current practice of limiting the occasions where the reimbursement of the cost of childcare incurred by members to only include formal



meetings of Council and Committees is not considered to reflect the role now expected of elected representatives of the City of Cockburn.

The circumstances for which elected members at local government level are now required to represent the community have increased in the City of Cockburn in line with the level of population and the range of issues involving greater community interaction by Council.

Far from being an expectation of the community that elected officials will only be required to attend formal meetings of Council on its behalf, there are other elements of the role that require clarification for the purpose of fulfilling these obligations. These include training (especially newly elected members) and industry related seminars, attending bona fide community organisation meetings and varied other civic events / functions on behalf of the City of Cockburn. This situation has become more obvious since the election of Cllr Terblanche at the recent elections, who, as a mother of infant children, has identified a need for the provision of childcare to enable her to allocate the necessary time to adequately attend to Council related engagements.

Council's current Policy only recognises the limitations of the relevant legislation in terms of the occasions that a member can lawfully claim for the reimbursement of childcare expenses incurred while performing a function on behalf of the City. However, the same legislation makes it allowable for a local government policy to include other circumstances where it may reimburse a member the cost associated with performing a function on its behalf. In context, the reimbursement of childcare costs incurred by an Elected Member in the performance of related community obligations is considered to be entirely reasonable.

Accordingly, it is recommended that Council broaden the circumstances to which the reimbursement of childcare expenses can be provided to an Elected Member and the attached Policy be updated to align with Council's decision.

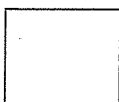
Strategic Plan/Policy Implications

Leading & Listening

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

Budget/Financial Implications

Council's Governance Account is sufficient to cover any claims for reimbursement.



Legal Implications

Sections 5.98 (2) (b) and (3) of the Local Government Act 1995 and Regulation 31 (1) (b) and 32 (1) (c) of the Local Government (Administration) Regulations 1996 refer.

Community Consultation

N/A

Attachment(s)

Proposed amended Policy SC26 'Reimbursement of Elected Member Expenses'.

Advice to Proponent(s)/Submissioners

N/A

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

Nil.

10. PLANNING & DEVELOPMENT DIVISION ISSUES

10.1 (MINUTE NO 347) (DAPPS 25/2/2016) - REVIEW OF LOCAL PLANNING POLICY LPP 1.1 'RESIDENTIAL DESIGN CODES ALTERNATIVE DEEMED TO COMPLY PROVISIONS MINOR ADMINISTRATIVE AMENDMENT' (182/001) (A LEFORT) (ATTACH)

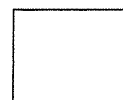
RECOMMENDATION

That Council adopt the proposed amendment to Local Planning Policy LPP 1.1 'Residential Design Codes Alternative Deemed to Comply Provisions' in accordance with Clause 5 (2) of the Planning and Development (Local Planning Schemes) Regulations 2015, as shown in the attachment to the Agenda.

COMMITTEE RECOMMENDATION

MOVED Cllr B Houwen SECONDED Cllr S Portelli that the recommendation be adopted.

CARRIED 6/0



COUNCIL DECISION

Background

At the Delegated Authorities, Policies & Position Statements Committee Meeting held on 26 November 2015 a number of minor administrative changes were adopted to local planning policies. The adopted amendments were predominantly made due to changes to policy prefix and numbering and the gazettal of *The Planning and Development (Local Planning Schemes) Regulations 2015*. These minor administrative amendments were not intended to alter the intent of the documents or their provisions.

A single provision of LPP 1.1 that relates to the minimum primary street setbacks for R30 to R60 lots was incorrectly amended at the previous DAPPS meeting.

The purpose of this report is to justify a minor amendment to LPP 1.1 so that the policy reads correctly and as originally intended.

Submission

N/A

Report

Local Planning Policy LPP 1.1 Residential Design Codes Alternative Deemed to Comply Provisions (previously APD49 Residential Design Codes Alternative Deemed to Comply Provisions) currently states:

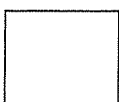
The minimum primary street setbacks for residential zoned properties may be:

- (a) R20 coded lots – 5m*
- (b) R25 coded lots – 4m*
- (c) R30-R60 coded lots – 2m***

The original policy provision that was amended read:

The minimum primary street setbacks for residential zoned properties may be:

- (a) R20 coded lots – 5m*
- (b) R25 coded lots – 4m*



(c) R30-R60 coded lots – 3m

Under Table 1 of the Residential Design Codes (R-Codes) the minimum primary street setback for R30 to R40 lots is 4m and the minimum primary street setback for R50 to R60 lots is 2m. The original intention of the subject provision of LPP 1.1 was to allow for a 1m reduction to the minimum primary street setbacks specified in the R-Codes for R20 to R40 residential zoned properties. A 3m minimum primary street setback translates to 1m reduction to the minimum primary street setbacks specified in the R-Codes only for R30 to R40 lots and is more onerous than the 2m minimum primary street setbacks specified in the R-Codes for R50 to R60 residential zoned properties.

As such it is proposed to amend LPP 1.1 to read:

The minimum primary street setbacks for residential zoned properties may be:

- (a) R20 coded lots – 5m
- (b) R25 coded lots – 4m
- (c) **R30-R40 coded lots – 3m**

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.

Leading & Listening

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

Budget/Financial Implications

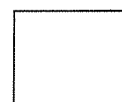
N/A

Legal Implications

N/A

Community Consultation

N/A



Attachment(s)

LPP 1.1 'Residential Design Codes Alternative Deemed to Comply Provisions Minor Administrative Amendment'.

Advice to Proponent(s)/Submissioners

N/A

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

Nil.

10.2 (MINUTE NO 348) (DAPPS 25/2/2016) - DELETION OF LOCAL PLANNING POLICY 5.10 'TELECOMMUNICATIONS INFRASTRUCTURE' (182/001) (A LEFORT) (ATTACH)

RECOMMENDATION

That Council delete Local Planning Policy 5.10 'Telecommunications Infrastructure' (previously APD 13) in accordance with Clause 6 (2) of the *Planning and Development (Local Planning Schemes) Regulations 2015*, as shown in the attachment to the Agenda.

COMMITTEE RECOMMENDATION

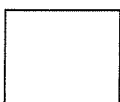
MOVED Clr B Houwen SECONDED Clr S Portelli that the recommendation be adopted.

CARRIED 6/0

COUNCIL DECISION

Background

At the Delegated Authorities, Policies & Position Statements Committee Meeting held on 26 November 2015 major changes were proposed to former APD 13 – 'Telecommunications Infrastructure – High Impact Facilities' (renamed Local Planning Policy LPP 5.10 – 'Telecommunications Infrastructure') in accordance with the modifications to State Planning Policy SPP 5.2 (gazetted September 2015).



The changes were outline in the previous report, but can be summarised to two major changes to accord with the revised SPP 5.2. Under the amendments lower infrastructure that complies with SPP 5.2 will be exempt from the need to obtain planning approval and a generic 200m setback/buffer for all new telecommunications towers will be removed.

The changes were subsequently advertised in accordance with Clause 4 (4) of the *Planning and Development (Local Planning Schemes) Regulations 2015* until 29 January 2016. No objections or comments were received during this period.

The purpose of this report is to justify the deletion of LPP 5.10 to avoid a superfluous Policy to SPP 5.2.

Submission

N/A

Report

LPP 5.10 'Telecommunications Infrastructure'

The purpose of the above Local Planning policy is to:

"...provide Council with a clear set of guidelines to assess and determine proposed telecommunication facilities which argument the policy measures in SPP 5.2".

However, this is not technically correct. The SPP 5.2 provides a clear process in dealing with development applications for telecommunication infrastructure. Therefore, this Local Planning Policy is superfluous and should be deleted.

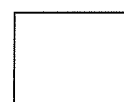
Strategic Plan/Policy Implications

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.

Leading & Listening

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



Budget/Financial Implications

N/A

Legal Implications

N/A

Community Consultation

N/A

Attachment(s)

Proposed deletion of LPP 5.10 'Telecommunications Infrastructure'

Advice to Proponent(s)/Submissioners

N/A

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

Nil.

- 10.3 **(MINUTE NO 349)** (DAPPS 25/2/2016) - PROPOSED NEW POLICY APD85 'PROCESS FOR LEASING & LICENCING - CITY OF COCKBURN OWNED OR CONTROLLED PROPERTY FOR RECREATIONAL OR COMMUNITY PURPOSES' (182/001) (A TROSIC) (ATTACH)

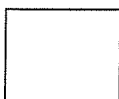
RECOMMENDATION

That Council adopt proposed new Policy APD85 'Process for Leasing and Licencing – City of Cockburn Owned or Controlled Property for Recreational or Community Purposes', as shown in the attachment to the Agenda.

COMMITTEE RECOMMENDATION

MOVED Clr S Portelli SECONDED Clr L Sweetman that the recommendation be adopted subject to the inclusion of an additional Clause 10 as follows:

- (10) (a) All associations/organisations which have a lease or licence with the City will be required to provide a copy of their audited annual financial report each financial year to the City.



- (b) The Audit and Strategic Finance Committee will review each annual financial report.

MOTION LOST 0/6

MOVED Mayor L Howlett SECONDED Cllr B Houwen that the recommendation be adopted.

CARRIED 6/0

COUNCIL DECISION

Background

The purpose of this report is for Council to consider adopting a new policy to guide its leasing and licencing functions as it relates to community, sporting and not for profit associations/organisations.

The City at this time comprises of 40 civic buildings and landholdings, which are used by diverse groups who make an important contribution to the City's ability to achieve its objectives in the provision of recreational and community services. The facilities are diverse in their nature, ranging from small single purpose type halls through to large multi-purpose complexes with the capacity to generate significant activity and income. Together these buildings and landholdings represent 'recreational and community facilities' of the City.

The arrangements for tenanting buildings have developed over the years without uniform policy guidance. These leases have been managed by varying officers across a number of service areas (Recreational, Community and Strategic Planning), and with the recent changes in the organisational structure, a new Community Leasing and Licencing role has been created within the Strategic Planning Business Unit. This has provided the opportune time in which to address a new Council Policy to provide consistent guidance in the City's activities as they pertain to community, recreation and not for profit leasing. This is the purpose of this report.

Submission

N/A

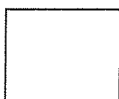


Report

At this time the City comprises approximately 40 Council-owned buildings and landholdings which are leased to 50 not-for-profit associations/organisations, that make an important contribution to the City's provision of recreational and community services. Each facility is diverse in size, age, and purpose, and range from small single-purpose halls to large multi-purpose complexes.

Below is an up-to-date list of the City's current lessees/licensees, their respective facility, location and activity:

Name of lessee/licensee	Name of facility	Location of facility	Activity
Cockburn Basketball Association Inc	Wally Hagen Stadium	Starling St, Hamilton Hill	Basketball
Cockburn BMX Stadium Inc	Cockburn BMX Stadium	Malabar Wy, Bibra Lake	BMX
Cockburn Bowling & Recreation Club	Cockburn Bowling & Recreation Club	Rockingham Rd, Spearwood	Bowls
Cockburn City Soccer Club Inc	Beale Park Clubrooms	Kent St, Spearwood	Soccer
Cockburn Cricket Club Inc	Davilak Reserve Cricket/Football Clubrooms	Lucius Rd, Hamilton Hill	Cricket
Cockburn GP Super Clinic Ltd	Cockburn Integrated Health & Community Facility	Wentworth Pde, Success	Medical
Cockburn Lakes Amateur Football Club	Anning Park Clubrooms	Thomas St, South Lake	Football
Cockburn Senior Citizens Association	Cockburn Senior Citizens Centre	Young Pl, Hamilton Hill	Seniors
Cockburn Tennis Club	Davilak Reserve Tennis Clubrooms	Lucius Rd, Hamilton Hill	Tennis
Cockburn Wetlands Education Centre	Cockburn Wetlands Education Centre	Progress Dr, Bibra Lake	Environmental
Cockburn-Freo Pistol Club Inc	Cockburn-Freo Pistol Club	Warton Rd, Banjup	Pistol Shooting
Coogee Beach Surf Life Saving Club	Coogee Beach Surf Life Saving Club Integrated Community Facility	Powell Rd, Coogee	Surf Life Saving

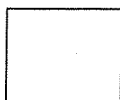


Name of lessee/licensee	Name of facility	Location of facility	Activity
Department of Communities	South Lake Child Care Centre	South Lake Dr, South Lake	Childcare
Department of Communities	Otley Family Centre	Southlake Dr, South Lake	Childcare
Department of Education – East Hamilton Hill Primary School	Ethel Cooper Pre-School	Ingram St, Hamilton Hill	Childcare
Department of Education - South Lake Primary School	South Lake Primary Outside School Hours Care Building	Mason Ct, South Lake	Childcare
Department of Health	Cockburn Youth Centre	Wentworth Pde, Success	Youth services
Department of Health	Starling Street Health Clinic	Starling St, Hamilton Hill	Health intervention
Department of Health – Child Health Nurse Clinic	Atwell Community Centre	Lombe Gdn, Atwell	Child health
Department of Health – Child Health Nurse Clinic	Coolbellup Hub	Cordelia Ave, Coolbellup	Child health
Department of Health – Child Health Nurse Clinic	South Lake Child Care Centre	South Lake Dr, South Lake	Child health
Department of Health – Child Health Nurse Clinic	Yangebup Family Centre	Dunraven Dr, Yangebup	Child health
Department of Local Government & Communities	Yangebup Family Centre	Dunraven Dr, Yangebup	Childcare
Friends of the Community	Old SES Building	Kent St, Spearwood	Volunteering
Trainingship Cockburn Parents Committee Inc	Old SES Building	Kent St, Spearwood	Navy cadets
Jandakot Trotting Training Centre Inc	Jandakot Trotting Training Centre	Oxley Rd, Banjup	Horse trots
Kerry Street Community School Inc	Baker Square Clubrooms	Weavell St, Hamilton Hill	School sports



Name of lessee/licensee	Name of facility	Location of facility	Activity
Meerilinga Young Children's Foundation Inc	Meerilinga Children & Family Centre	Winterfold Rd, Coolbellup	Childcare
Multiple Sclerosis Society of WA Inc	MS Society Accommodation & Respite Centre	Redmond Rd, Hamilton Hill	Healthcare
Native Arc Inc	Native Arc Animal Rehabilitation Centre	Progress Dr, Bibra Lake	Environmental
Old Jandakot School Management Committee	Old Jandakot School Heritage Building	Poletti Rd, Cockburn Central	Heritage
Pineview Community Kindergarten	Pineview Community Kindergarten	Mopsa Wy, Coolbellup	Childcare
Rotary Club of Cockburn Inc	Mens Shed	Marban Wy, Wattleup	Rotary
Scout Association of Australia	Bibra Lake Scouts Shed	Progress Dr, Bibra Lake	Scouts
Scout Association of Australia	Jervoise Bay Sea Scouts Hall	Rockingham Rd, Munster	Sea scouts
Second Harvest	Southwell Community Centre	Caffery Pl, Hamilton Hill	Low cost food assistance
South Metropolitan Personnel	Manning Park House	Glenister Rd, Hamilton Hill	Disability support
South Metropolitan Personnel	SMP Hamilton Road House	Hamilton Rd, Spearwood	Disability support
Southern Spirit Soccer Club Inc	Watsons Oval Clubrooms	Rockingham Rd, Spearwood	Soccer
Spanish Club WA	Spanish Club WA	Baker Ct, North Lake	Cultural
Spearwood Dalmatinac Club Inc	Spearwood Dalmatinac Club	Hamilton Rd, Spearwood	Soccer / Bowls
The Play Factory Inc	Santich Park Playfactory	Beckett Cl, Munster	Childcare

The Property Coordination Group, which includes representatives from Community Development Services, Recreation & Community Safety Services, Facilities & Plant Services and Strategic Planning Services,



have been involved in setting up a new policy framework in which to guide the City's future approach to leasing and licencing.

The proposed new policy sets principles pertaining to rent, outgoing, maintenance, length of term and insurance. These key elements are discussed as follows:

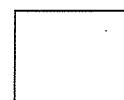
Rent and Outgoings

The relevant Policy provisions are as follows:

- (1) *Not-for-Profit Associations / organisations leasing land or a facility will generally be charged a peppercorn rent on the proviso that the lessee will be responsible for the facility's outgoing and internal (non-structural) maintenance as per the following:*
 - a) *Water;*
 - b) *Electricity;*
 - c) *Gas;*
 - d) *Emergency Services Levy;*
 - e) *Security;*
 - f) *Rubbish charges;*
 - g) *Cleaning;*
 - h) *Costs of maintaining and replacing fixtures and fittings, regardless of 'fair wear and tear', up to an amount of \$1,000 per single item verified by a City of Cockburn sourced quotation [i.e. no cumulative addition of items to exceed this threshold whatsoever;*
 - i) *Internal painting;*
 - j) *Damage caused by the negligence of the lessee's invitees, guests, members or persons associated with the use and/or hiring of the facility by the tenant (and associated security costs).*

Where there are common areas within a shared facility, associations / organisations which exist within the facility will equally contribute to the costs of these common areas per the schedule of items a) to j).

- (2) *Any Government association / organisation is generally expected to pay a market rent. However, subject to a Council decision, there is discretion to consider circumstances where it may be appropriate to reduce or remove the requirement to pay rent. Such circumstances may include:*
 - a) *Where there is a facility objective to create a community hub with allied support services;*



b) *Where there is a demonstrable community need to attract and retain the allied support service to the area, such as Child Health Clinics.*

(3) *Certain forms of not-for-profit associations / organisations, which are deemed to have the capacity to pay rent by virtue of their funding model and/or income stream, may also be required to pay a form of rent and/or rates. Any discussions in respect of charging rent, rates etc. may occur at the commencement of a new lease, or at the subsequent renewal of the lease agreement, at the discretion of the City of Cockburn.*

This recognises tenants to be responsible for a facility's outgoing and internal (non-structural) maintenance. In terms of rent, associations/organisations which do not have the capacity to pay a rent will be protected via a peppercorn rental, enabling funds of the tenant to be dedicated towards the services they offer the community and for the associated outgoing and internal (non-structural) maintenance of the facility. Importantly, principles are also expressed whereby:

- any Government association/organisation is expected to pay full market rent, and;
- any community association/organisation deemed to have the capacity to pay rent (by virtue of funding model and/or income stream), may also be required to pay a form of rent and/or rates.

This will be a decision of Council in each case. All leases and licences will be subject to annual rent reviews based on CPI increases and/or market rent reviews, as relevant to each situation. In cases where tenants co-share a facility, the lease must expressly state in the agreement the proportion of utilities which each tenant will pay towards outgoing and maintenance.

Maintenance

Maintenance is a substantial cost and concern for tenants and the City, particularly because each lease currently varies considerably in terms of their maintenance obligations.

The proposed new policy provides that the tenant must cover the costs of cleaning, maintaining and replacing fixtures and fittings, regardless of 'fair wear and tear', up to an amount of \$1,000 per single item, verified by a City of Cockburn sourced quotation [i.e. no cumulative addition of items to exceed this threshold whatsoever].



The City of Cockburn will generally be responsible for structural maintenance, fire equipment & emergency exit services, tree removal and major tree pruning, car parks, roads, footpaths etc.

The Facilities and Assets Team will be consulted and involved in determining maintenance obligations prior to entering a lease or licence. This will be beneficial as it enables the City to account for the maintenance of each item particular to each facility.

It is intended that the maintenance obligations will be clearly outlined in a Maintenance Schedule annexed to the lease or licence. The Schedule will state the required level of routine maintenance and servicing for each facility item e.g. air-conditioning, floors, and appliances. Tenants will be asked to keep a copy of the Maintenance Schedule in their office to have readily accessible when maintenance issues arise.

Property inspections will also be undertaken on an annual basis to evaluate the tenant's level of compliance with these maintenance provisions.

Length of initial term and further term

The length of term must be suitable to the needs of the City and the association/organisation. It must be lengthy enough to provide the group with time to establish their services, but not extensive so that it burdens or limits the City's future use of the facility. The policy proposes the following guidelines:

Type of tenant	Term
New tenant	Maximum of 5 years (to monitor compliance and build rapport)
Renewing tenants	Maximum of 10 years
Long term tenants, eg. groups who demonstrate to the City they are: <ul style="list-style-type: none"> making a significant investment for the premises contributing large sums to upgrade/build the premises and renovate facilities obtaining grants/funding Tenants must apply for a long term lease in writing for the City to review.	10 years with a further 10 year option.

Insurance

Tenants should be responsible for arranging and keeping current public liability insurance to a minimum value of \$20,000,000.00, insurance of assets (including contents) owned by them, and workers compensation insurance to cover all employees/volunteers.

The City would be required to take out and maintain building insurance for all buildings. However, in particular circumstances, if the property was built by the tenant (e.g. Cockburn Bowls & Recreation Club) or designed/built especially for the tenant (e.g. Coogee Beach Surf Life Saving Club), the costs of the building insurance may be passed on to the tenant.

The tenants will be asked to provide their insurance certificates to the Leasing & Licensing Officer annually.

All tenants will be required annually to provide information to the Leasing and Licensing Officer to assist with accurate records of office holder contact details, financial data, and occupancy statistics. They will also be subject to annual facility inspections to ensure maintenance obligations are being met.

Overall, the new policy is recommended for adoption by Council on the basis that it will help to create consistent approaches in which to optimise the important function of leasing and licencing for community based purposes.

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.

Community & Lifestyle

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

Leading & Listening

- A responsive, accountable and sustainable organisation.

Budget/Financial Implications

There are no specific financial implications associated with this report. Importantly, the policy contains provisions which provide Council with



the discretion to impose appropriate rents where the groups are either Government based or are deemed to have the capacity to pay. Also, through enabling groups to pay only a peppercorn rental enables them to dedicate their income streams towards the services they offer the community and for the associated outgoings and internal (non-structural) maintenance of the facility.

Legal Implications

A template lease document will be drafted to represent the initial position of the City. Negotiations and amendments may be made between the City and tenant to tailor the lease to the relevant organisation and facility. However if complex leasing circumstances or terms arise, the lease will then be reviewed by solicitors.

The template documents would be reviewed by solicitors periodically if accepted. The risk of not using solicitors in drafting agreements to finalise the agreements has been considered low.

Property Law Act 1969 (WA)

Corporations Act 2001 (Cth)

Local Government Act 1995 (WA)

Local Government (Functions and General) Regulations 1996 (WA)

Community Consultation

N/A

Attachment(s)

1. Rent, Terms & Outgoings (Confidential Attachment)
2. Proposed new Policy APD85 'Process for Leasing and Licencing – City of Cockburn Owned or Controlled Property for Recreational or Community Purposes'.

Advice to Proponent(s)/Submissioners

N/A

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

Nil.

11. FINANCE & CORPORATE SERVICES DIVISION ISSUES

Nil



12. ENGINEERING & WORKS DIVISION ISSUES

12.1 (MINUTE NO 350) (DAPPS 25/2/2016) - PROPOSED AMENDMENT TO POSITION STATEMENT PSEW12 'STANDARD SPECIFICATION AND COST OF CROSSOVERS' (182/002) (D GREEN/C SULLIVAN) (ATTACH)

RECOMMENDATION

That Council adopt proposed amendment to Position Statement PSEW12 'Standard Specification and Cost of Crossovers', as shown in the attachments to the Agenda.

COMMITTEE RECOMMENDATION

MOVED Clr B Houwen SECONDED Clr S Portelli that the recommendation be adopted.

CARRIED 6/0

COUNCIL DECISION

Background

For many years, Council has provided a service for the construction of crossovers between the road reserve and adjacent properties. One of the primary reasons for Council's involvement in this process is to ensure the necessary standards required for this work is consistently maintained. On occasions, the relevant property owner would also seek quotations from Council to undertake ancillary works associated with the crossover construction (e.g. driveway construction). If Council's quote was accepted, the City works crew would undertake the additional works, as a means of completing the property owner's requirements. This additional works is described as "private works" and funds received from landowners for these purposes are credited in Council's accounts as such.

Submission

N/A



Report

In reviewing the process adopted by the City of Cockburn in applying the current Position Statement, it was found to be lacking some detail in order to clarify that crossover construction works and any associated "private works" were not necessarily undertaken exclusively by the City and that it was entirely at the property owner's discretion to arrange for these works to be completed by their preferred contractor.

Accordingly, the Position Statement now emphasises the choices available to the property owner to have the works completed by either City (internal) resources, on a 50% cost recovery basis, or an external contractor, whereby reimbursement of 50% of the costs is provided to the landowner following an inspection verifying the standard of the completed crossover is to Council's acceptable specifications.

In addition, the Position Statement has been expanded to clarify the circumstances under which Council will provide for any additional works to be undertaken within a public road reserve and to expressly decline to undertake any "private works" on private property in future, given that there has been a diminishing requirement for the City's workforce to provide such services in recent years and it is no longer deemed a core function of Council to provide services otherwise offered by private contractors.

Strategic Plan/Policy Implications

Leading & Listening

- A responsive, accountable and sustainable organisation.
- Quality customer service that promotes business process improvement and innovation that delivers our strategic goals.

Budget/Financial Implications

N/A

Legal Implications

N/A

Community Consultation

N/A



Attachment(s)

Proposed amended Position Statement PSEW12 'Standard Specifications and Cost of Crossovers and Requests for Related Private Works'.

Advice to Proponent(s)/Submissioners

N/A

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

Nil.

13. COMMUNITY SERVICES DIVISION ISSUES

13.1 (MINUTE NO 351) (DAPPS 25/2/2016) - PROPOSED AMENDMENT TO POSITION STATEMENT PSCS10 'LIBRARY INTERNET USE' (182/002) (L SEYMOUR) (ATTACH)

RECOMMENDATION

That Council adopt proposed amendments to Position Statement PSCS10 'Library Internet Use', as shown in the attachment to the Agenda.

COMMITTEE RECOMMENDATION

MOVED Clr B Houwen SECONDED Clr S Portelli that the recommendation be adopted.

CARRIED 6/0

COUNCIL DECISION

Background

Since the introduction of public internet access terminals within the library service a position on its acceptable use has been maintained by Council.

Submission

N/A



Report

Access to the internet through Council's public Libraries is a service in great demand and fills an important role of closing the 'digital divide' within the community. The changes to the Position Statement reflect that although there is no direct monitoring of the Internet by the Public Library Service there is a content filtering program applied through the Council's provision of the internet for both Staff and public access.

As filtering systems have been shown to vary in their effectiveness it is important to clarify that access to the internet by a child is the responsibility of the parent or guardian of that child and that all users must abide by the Library's Conditions of Use.

Some modifications to the Position Statement were also made to reflect terminology changes within the technology.

Strategic Plan/Policy Implications

Community & Lifestyle

- Community environments that are socially cohesive and embrace diversity.
- Communities that are connected, inclusive and promote intergenerational opportunities.
- Communities that take pride and aspire to a greater sense of community.
- People of all ages and abilities to have equal access to our facilities and services in our communities.

Budget/Financial Implications

N/A

Legal Implications

N/A

Community Consultation

N/A

Attachment(s)

Proposed amended Position Statement PSCS10 'Library Internet Us'



Advice to Proponent(s)/Submissioners

N/A

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

Nil.

- 13.2 **(MINUTE NO 352)** (DAPPS 25/2/2016) - PROPOSED NEW POSITION STATEMENT PSCS18 'ESTABLISHING MARKETS ON LAND OWNED OR CONTROLLED BY THE CITY OF COCKBURN' (036/004; 182/002) (R.AVARD) (ATTACH)

RECOMMENDATION

That Council Council adopt proposed new Position Statement PSCS18 'Establishing Markets on Land Owned or Controlled by the City of Cockburn', as shown in the attachments to the Agenda.

COMMITTEE RECOMMENDATION

MOVED Clr B Houwen SECONDED Clr S Portelli that the recommendation be adopted.

CARRIED 6/0

COUNCIL DECISION

Background

There has been a growth across Metropolitan Perth in demand for growers markets and other short term pop up style markets. These markets can be instigated by private individuals to operate as for profit businesses or instigated by not for profit community organisations. In the vast majority of cases the market stalls are hired out to individuals or groups seeking to make money. There are occasions when not for profit groups such as service clubs also hire stall space.

There have been approaches made for such stalls to be established on land owned or controlled by the City of Cockburn. To date several limited approvals have been given under section 7.5 of The City of Cockburn Local Laws 2000 by an authorised officer for approvals on



reserves where the applicant has been a not for profit group such as the Coolbellup markets.

As the Education Department of WA now no longer allows new markets to be set up on school sites which have been the location of many of these markets, groups such as P&C's now approach the City to use its reserves.

Stalls that operate on private land such as shopping centre car parks are already regulated as they are required to seek statutory approvals such as planning and health approvals and are not subject to this proposed market stall Position Statement.

Markets usually operate at limited times, say, on a one day a week basis. While full time markets are not common in the City, there are potentially sites in the future such as in the Cockburn Coast development area where markets could operate full time.

The City of Cockburn Local Laws 2000 Section (6) provides for Council or an authorised officer to approve a person be licensed to have a single stall. This applies to a single stand-alone operation not for multiple stalls at the one location. It is proposed that there be no change to the Local Law in relation to stallholders. Stall holders are charged \$542 per year to operate on weekends and public holidays and \$2,089 to operate any time for a year. The Manager, Recreation & Community Safety and the Recreation Services Coordinator will be appointed by the CEO as authorised officers for the City of Cockburn, pursuant to Local Laws 2000 Section (6).

Submission

N/A

Report

This report and the subsequent Position Statement on markets applies only to Council owned or controlled land. Markets on private land such as shopping centres will be approved through the usual planning approval process.

The first distinction to be considered is that between not for profit entities and for profit entities that make applications for market licenses.

The Local Government Act requires contracts with a total value of currently over \$150,000 to be tendered. For openness and transparency it is recommended that when consideration is being given to markets to be operated by commercial for profit entities on City



controlled or owned land, tenders or expressions of Interest be called for a license to operate a market. As the markets are likely to be limited to say 1 or 2 days per week a license to operate would be required as opposed to a lease arrangement. The effect of this is that the issuing of a license would not trigger the disposal of land requirements in the Local Government Act section 3.58.

The Local Government Act (regulation 30 of the Local Government Functions and General Regulations 1996) gives an exemption to the City from the requirements of section 3.58 of the Local Government Act, which in effect means that the Council can lease land to a not for profit benevolent entity without going to tender.

The next issue for consideration is the vesting of the land held by the City proposed to be used for a market. Most of the reserves in the City that are suitable for markets, such as active sports fields, are designated for Recreational and Community Purposes. All designated active reserves in the City are, almost without exception, used on weekends for sport and hence not available. The Minister for Lands has permitted non recreational or community activities on reserves when they are of a minor or ancillary use. A limited market with a not for profit operator would likely be permitted on such a reserve. A limited market with a commercial operator could be challenged.

As with any activity that is likely to attract numbers of people, there are many other impacts that need to be considered such as:

1. Impact on local residents.
2. Availability of parking.
3. Vehicle access to the area and the local road networks ability to handle the traffic generated.
4. Impact on other businesses in the area.
5. Availability of public amenities, such as toilets.
6. Power and water availability.

When considering applications from proponents seeking to establish a market the following requirements are proposed to be imposed:

1. A survey of local residents adjacent to the proposed site to be carried out.
2. A traffic management plan to be provided that demonstrates access to the site and sufficient parking to meet the anticipated demands.
3. A survey of local businesses within 3Km of the proposed site to be carried out.
4. Demonstrate that there are sufficient ablution, power and water facilities on site, or will be provided by the proponent.



5. Provision of a plan that demonstrates that waste generated on the site can be disposed of.
6. Profit orientated entities with a license shall be required to pay a fee of \$5 per market stall per occasion to cover the cost of administration and the use of City land. This fee will be in addition to any applicable ground/reserve hire charges.

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.

Leading & Listening

- Effective and constructive dialogue with all City stakeholders.
- A culture of risk management and compliance with relevant legislation, policy and guidelines

A Prosperous City

- Promotion and support for the growth and sustainability of local businesses and local business centres.

Budget/Financial Implications

N/A

Legal Implications

Local Government Act 1995, Section 3.58.

The Local Government Act (regulation 30 of the Local Government Functions and General Regulations 1996)

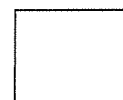
The City of Cockburn Local Laws 2000, Section, 6.26 (2)

Community Consultation

The Position Statement provides for local residents to be consulted should a market for a particular area be proposed.

Attachment(s)

Proposed new Position Statement PSCS18 'Establishing Markets on Land Owned or Controlled by the City of Cockburn'.



Advice to Proponent(s)/Submissioners

N/A

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

Nil.

14. EXECUTIVE DIVISION ISSUES

14.1 (MINUTE NO 353) (DAPPS 25/2/2016) - REVIEW OF EXECUTIVE SERVICES POSITION STATEMENTS (PSES1 - PSES16), POLICIES (AES1 - AES12; SES1 - SES4) & ASSOCIATED DELEGATED AUTHORITIES (182/002; 182/001; 086/003) (J NGOROYEMOTO) (ATTACH)

RECOMMENDATION

That Council adopt:

- (1) Position Statements PSES1-PSES16;
- (2) Policies AES1-AES12 and SES1-SES4 and associated Delegated Authorities.

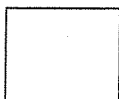
as shown in the attachment to the Agenda.

TO BE CARRIED BY AN ABSOLUTE MAJORITY OF COUNCIL

COMMITTEE RECOMMENDATION

MOVED Deputy Mayor C Reeve-Fowkes SECONDED Clr S Portelli that the recommendation be adopted, subject to:

- (1) a further Report being prepared for the next DAPPS meeting to clarify the requirement, in Policy SES 1 "Obtaining Legal or Other Expert Advice", for elected members to be appraised of the advice; and
- (2) 1. deleting the current Clause 14, in Policy AES6 "Attendance at Conferences and Seminars", and substituting the following:
 14. All airline tickets purchased to transport delegates to and from Conferences are insured through the related Council held insurance policy to enable the



ticket purchase price to be refunded in the event of a delegate being unable to use the ticket.

2. deleting the current Clause 7, in Policy AES6 and substituting the following:

A list of Conferences will be available on the Elected Members Portal and in the Elected Members newsletter for attendance by Elected Members, relevant to their role. Should any Elected Member wish to attend a Conference not listed but is relevant to their role, the Elected Member is to advise the CEO in writing.

3. amending clause (10)2. by the addition of the following:

- Economy return airfare (allowing flexibility for delegates preferred travel arrangements).

- (3) withdrawing Policy AES4 and Delegated Authority "Annual Arts Competition" to be further reviewed and brought back to the May 2016 DAPPS Committee Meeting.

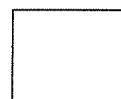
CARRIED 6/0

TO BE CARRIED BY AN ABSOLUTE MAJORITY OF COUNCIL

COUNCIL DECISION

Reason for Decision

- (2) The content of the current Policy and Delegated Authority appears restrictive in what advice should be provided to members. A review of the Policy should confirm a timely mechanism for members to remain apprised of important legal proceedings which affect the City of Cockburn, without imposing an administrative burden related to minor operational issues (eg. action associated with non-payment of rates or fines).
- (3) Travel Insurance needs to apply to all conferences. Also, the Policy needs to clarify that Council has applicable insurance coverage and purchase of a specific Policy on each occasion is no longer required. The policy should also address travel arrangements for



Elected Members attending Conferences within the state that require air travel due to distance.

- (4) This Policy currently only deals with the purchase of local art from the Cockburn Community Cultural Council exhibition and does not include other exhibitions such as "Show Off".

Background

In accordance with Council Policy SC47, it is a requirement for all Council Policies to be formally reviewed through its established Delegated Authorities, Policies and Position Statements (DAPPS) Committee.

The major focus of this Meeting is the "Executive Services" Position Statements and Policy documents, prefixed as "PSES" "AES" and "SES", together with associated Delegated Authorities.

Submission

N/A

Report

The last major review of these documents was undertaken by the DAPPS Committee in February 2014 and subsequently adopted at the Council Meeting in March 2014.

Accordingly, the content of the majority of these documents remains current from that review with only minor cosmetic changes required to update the documents, as identified in the table below:

<u>No.</u>	<u>Name</u>	<u>Comment</u>
Position Statements		
PSES1	Administration Office Hours	No change.
PSES3	Minor Occasions of Hospitality/Entertainment	No change.
PSES5	Petitions – Notification of Reception to Elected Members	Minor change to reflect the appropriate business unit responsible for preparing memos, to Mayor and Councillors, once a petition has been received. Instead of assigning the responsibility to a particular position.
PSES8	Security of Council Property	No change.
PSES9	Signing of Correspondence	No change.
PSES10	Reference Groups of Council	No change.
PSES11	Structure for Administering the City of Cockburn	No change.



<u>No.</u>	<u>Name</u>	<u>Comment</u>
PSES12	Provision of Committee Business Papers to Elected Members	No change.
PSES13	Legal Proceedings Between Council and Other Parties	No change.
PSES14	Training of Council Delegates on Committees or Boards	No change.
PSES16	Request for Information About Owner Occupiers, Electors and Ratepayers	No change.
<u>Policies</u>		
AES1 and AES1(DA)	Annual General Meeting of Electors	No change.
AES2 and AES2 (DA)	Common Seal of the City of Cockburn	Minor changes to Policy and delegated Authority to reflect current position titles changes for sub –delegates as per current organisational structure
AES3 and AES3 (DA)	Industrial Relations Services	No change.
AES4 and AES4(DA)	Annual Arts Competition	No change.
AES5 and AES5(DA)	Payments to Employees in addition to Contract or Award	No change.
AES6 and AES6 (DA)	Attendance at Conferences and Seminars	Minor change Item (7) to specify the manner in which the list of conferences will be provided to EMs.
AES7 and AES7 (DA)	Approval of Research/Study Visits	No change.
AES8 and AES8 (DA)	Council Owned Vehicle Usage	change to Policy item (9) assigning the responsibility to approve private usage or commuting rights of a Council vehicle to another Officer, to the Supervising Staff Member instead of being specific to the Director
AES9 and AES9 (DA)	Approval to Participate in Representative Delegations	No change
AES10 and AES10 (DA)	Underground Power	No change
AES11 and AES11 (DA)	Industrial Relations Act Employee Redundancy Payments	No change
AES12	Business Continuity Management	Change to the Framework under section 3.6 Exercise and Testing , part (e) and Schedule 6 Schedule of Compliance. Changing the testing duration period from annual to bi-ennial, in order to match with the Risk Management Strategy timeframes
SES1 and SES1 (DA)	Obtaining legal or Other Expert Advice	Minor change to Delegated Authority, sub heading

No.	Name	Comment
		'delegate/s authorised' to reflect current position title change for sub –delegate as per current organisational structure
SES2 and SES2 (DA)	Access to tape recordings of Council Meetings	Minor change to Delegated Authority, sub heading 'delegate/s authorised' to reflect current position title change for sub –delegate as per current organisational structure
SES3 and SES3 (DA)	Evaluation of Tenders	Minor change to Delegated Authority, sub heading 'delegate/s authorised' to reflect current position title change for sub –delegate as per current organisational structure
SES4 and SES4 (DA)	Legal Representation – Indemnification of Costs	No change.

Strategic Plan/Policy Implications

Leading & Listening

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

Budget/Financial Implications

N/A

Legal Implications

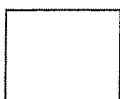
N/A

Community Consultation

N/A

Attachment(s)

1. Proposed amended Position Statement PSES5 'Petitions – Notification of Reception to Elected Members'
2. Proposed amended Policy AES2 'Common Seal of the City of Cockburn' and associated Delegated Authority
3. Proposed amended Policy AES6 'Attendance at Conferences and Seminars'
4. Proposed amended Policy AES8 'Council Owned Vehicle Usage'



5. Proposed amended Policy AES12 'Business Continuity Management'
6. Proposed amended Delegated Authority SES1 'Obtaining legal or Other Expert Advice'
7. Proposed amended Delegated Authority SES2 'Access to tape recordings of Council Meetings'
8. Proposed amended Delegated Authority SES3 'Evaluation of Tenders'

Advice to Proponent(s)/Submissioners

N/A

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

Nil.

- 14.2 **(MINUTE NO 354)** (DAPPS 25/2/2016) - PROPOSED AMENDMENT TO POSITION STATEMENTS PSES7 'REPORTS TO COUNCIL' & PSES15 'REPORTS TO COUNCIL OR DELEGATED AUTHORITY - TENDERS'. (021/012; 182/002) (J NGOROYEMOTO) (ATTACH)

RECOMMENDATION

That Council adopt:

- (1) proposed amendments to Position Statement PSES7 'Reports to Council'; and
- (2) proposed amendments to Position Statement PSES15 'Reports to Council or Delegated Authority – Tenders'.

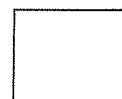
as shown in the attachments to the Agenda.

COMMITTEE RECOMMENDATION

MOVED Cllr B Houwen SECONDED Cllr S Portelli that the recommendation be adopted.

CARRIED 6/0

COUNCIL DECISION



Background

At the Audit and Strategic Finance Committee (ASFC) Meeting conducted on 19 March 2015, a bi-ennial review of the City's exposure to Risk, Legislative Compliance and Internal Controls was presented. The Committee subsequently recommended that the DAPPS Committee consider the manner in which risk related issues could be most effectively considered, given that risk oversight has become the focus of an overall corporate Risk Management Strategy adopted by Council.

Submission

N/A

Report

The statutory process for Council to address Risk Management from an organisation wide perspective was contained in the Report provided to the March 2015 ASFC Meeting, which was subsequently adopted by Council at its April 2015 Council Meeting. However, it is also possible for Council to ensure more regular oversight of its Risk Management exposure by incorporating it into its Council Meeting Report template, as contained in the attached Position Statements PSES7 and PSES15. It is recommended that this amendment be incorporated into the standard reporting templates, as shown in the attachments.

Strategic Plan/Policy Implications**Leading & Listening**

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

Budget/Financial Implications

N/A

Legal Implications

Local Government (Audit) Regulation 17 refers.

Community Consultation

N/A



Attachment(s)

1. Proposed amended Position Statement – PSES7 'Reports to Council'.
2. Proposed amended Position Statement – PSES15 'Reports to Council or Delegated Authority – Tenders'.

Advice to Proponent(s)/Submissioners

N/A

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

Nil.

15. MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN

Nil

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

Nil

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

Nil

18 (DAPPS 25/2/2016) - MATTERS TO BE NOTED FOR INVESTIGATION, WITHOUT DEBATE

Mayor Howlett requested that a report be presented to the next DAPPS Meeting for a review on the Policy in regards to street verge trees. The report is to include their removal under certain circumstances, costing implications which are applied when there is a request for their removal.

19. CONFIDENTIAL BUSINESS

Nil



20 (DAPPS 25/2/2016) - CLOSURE OF MEETING

6.37 pm.

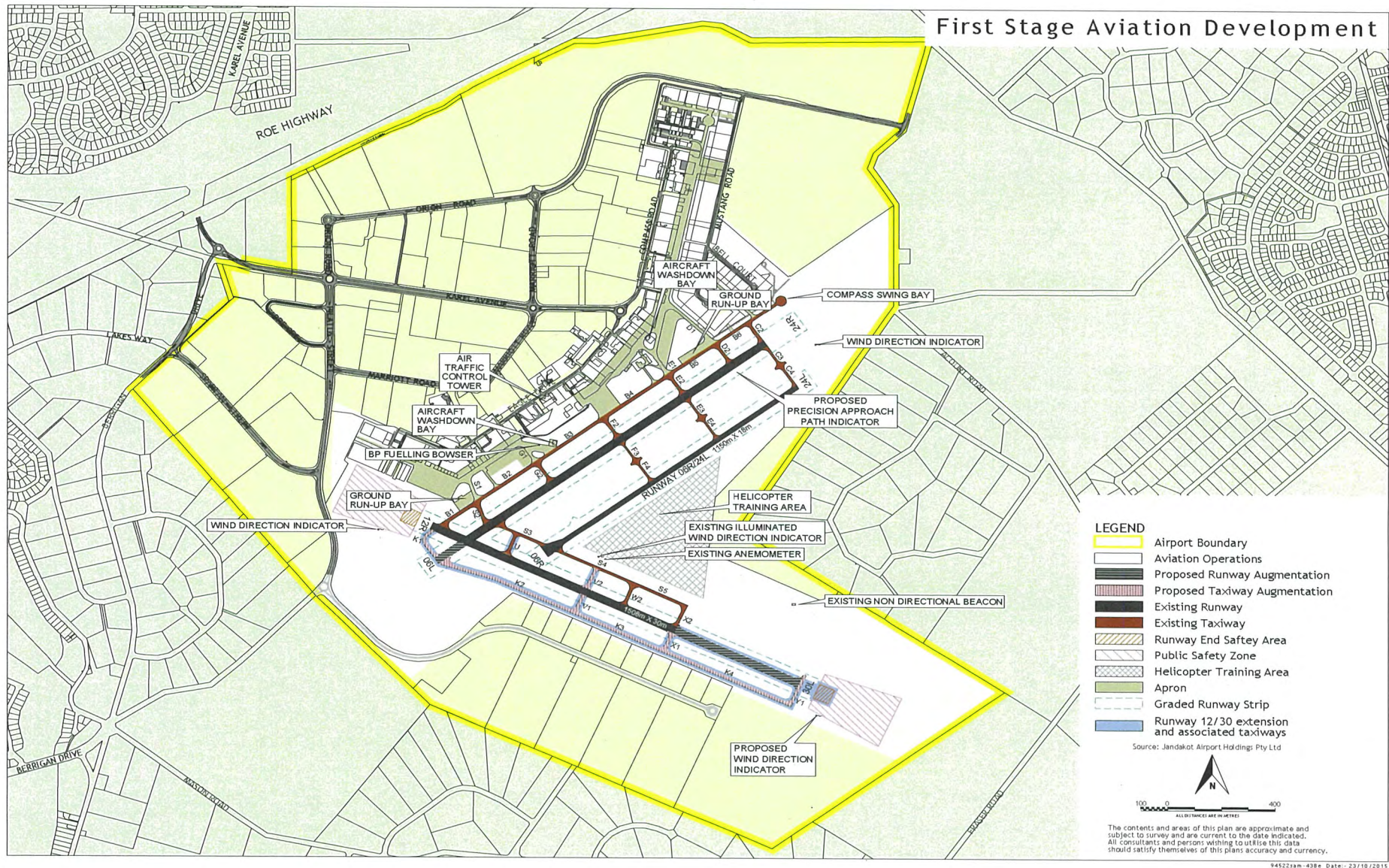
CONFIRMATION OF MINUTES

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

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



FIGURE 8 – AIRFIELD WORKS FOR RUNWAY 12/30 EXTENSION



City of Cockburn comments: Perth and Peel Green Growth Plan for 3.5 million – draft Strategic Conservation Plan for the Perth and Peel Regions (December 2015)

Comments applicable to suite of documents

Comment #	Document Section	Comment
1.	N/A	<p>It is apparent this document is based on the draft Perth and Peel @3.5 million suite of documents <i>as advertised</i>.</p> <p>There is little evidence in this draft of continuing collaboration to ensure the document reflects any matters which might change as a result of the submissions received on the above. Given this, a number of submissions points from the City's submission on Perth and Peel @ 3.5 million have been included within this schedule.</p> <p>The summary document indicates the EPA's Interim Strategic Advice on <i>Perth and Peel @3.5 million: Environmental impacts, risks and remedies</i> has informed this document and will be used to update the Perth and Peel suite of documents.</p> <p>The City of Cockburn sincerely hope this is not an indication that no changes will occur to the Perth and Peel @3.5 million suite of documents as they are finalised.</p>
2.	N/A	<p>There are large portions of the suite of documents which are repetitive (both between and within documents). This makes them unnecessarily cumbersome.</p>
3.	mapping	<p>Given the stated objectives for the document, the need for mapping to be very clear is paramount.</p> <p>The mapping associated with the documents is indecipherable and given its scale (covering whole of Perth and Peel) it is almost impossible to provide any clarity at lot level.</p> <p>It is difficult to get a good overview of the intent of the Strategic Conservation Plan and associated documents without having access to more detailed mapping and overlays. This should be a priority and it should be made available to all decision making agencies to ensure that they have access to accurate and relevant information. Having local government boundaries included in all mapping would assist with the</p>

Comment #	Document Section	Comment
		assessment process and make it clearer to understand the proposed increase in conservation areas.
4.	Implementation	<p>Without an overview of the funding mechanisms, such as funding to local government, it is difficult to envisage how the commitments being made in the Perth and Peel Green Growth Plan for 3.5 Million will be delivered.</p> <p>In light of the cuts to government funding to such agencies such as the Department of Parks and Wildlife (DPAW) it is difficult to feel confident that the commitments being made in the Peel and Perth Growth Plan will be able to be delivered. Continued funding cuts to DPAW have already had a detrimental impact on the quality of land management being delivered</p>
5.		<p>The proposed review of the Wetland Buffer Policy should have been included in the draft document. Any review of the policy should include input from Local Government.</p> <p>Any review of the Resource Enhancement (RE) wetlands should not result in the down grading of RE wetlands to a lower category. Instead the intent should be to more accurately map wetlands so that impacts to any category of wetland can be minimised. Already more than 80% of wetlands on the Swan Coastal Plan have been lost. Further down grading of wetlands to a lower category would result in further loss and environmental degradation of wetlands.</p>

Summary document

Comment #	Document Section	Comment
6.	Page 4	<p>The proposed review of the Wetland Buffer Policy should have been included in the draft document. Any review of the policy should include input from Local Government.</p> <p>Replanting of 5000 hectares of Pine Plantation will only benefit one species. Replanting should take the form of rehabilitation so as to provide habitat for a range of native species.</p> <p>It appears that many of the 80,000 hectares of land to be included in Phase 1 are already being managed as conservation areas. These areas should not be described as new conservation areas as this is misleading. Likewise Phase 2 of the acquisitions appear to include many areas already being managed as conservation areas by Local Government, particularly in Cockburn and also shouldn't be described as new conservation areas.</p>

Strategic Conservation Plan

Comment #	Document Section	Comment
7.	Executive Summary	It is misleading to state that 170,000 hectares will be added to the conservation estate when many areas identified in the plans are actually already being managed for conservation by local government.
8.	Page VI	<p>The proposed review of the Wetland Buffer Policy should have been included in the draft document. Any review of the policy should include input from Local Government.</p> <p>There should be a focus on protecting ecosystems and all species rather than on individual species. Protecting and rehabilitating habitats will also benefit individual species. Many species rely on other species and as such a holistic approach would provide better outcomes.</p> <p>The amount of new and expanded conservation reserves to be created is to be questioned as many of the areas identified are currently being managed for conservation by government agencies or local government. Suggest clarifying or simply indicating that existing reserves will be given additional protection.</p>
9.	1.5.1 Table 1-2: Overall Scope of the Strategic Conservation Plan for the purpose of endorsement	<p>Timeframe indicated as 'until 2047'.</p> <p>Query whether this should not align with Perth and Peel @ 3.5 million which is 2050.</p>
10.	Section 2.1.2 (Page 15)	The conservation reserve system should not only look to preserve and protect MNES and state significant species but aim to protect all species and ecosystems.
11.	Section 2.1.2 (Page 15)	<p>Protecting Rivers and Wetlands</p> <p>The proposed review of the Wetland Buffer Policy should have been included in the draft document. Any review of the policy should include input from Local Government.</p> <p>Any review of the Resource Enhancement (RE) wetlands should not result in the down grading of RE wetlands to a lower category. Instead the intent should be to more accurately map wetlands so that impacts to any category of wetland can be minimised. Already more than 80% of wetlands on the Swan Coastal Plan have been lost. Further down grading of wetlands to a lower category would result in further loss as their importance will be diminished.</p>

Comment #	Document Section	Comment
12.	Section 2.4.3	<p>Alternatives to Basic Raw Materials (BRM)</p> <p>A good way to ensure the uptake of alternatives to existing BRM is to minimise the availability of BRM in the study region. This would promote the search and uptake of alternatives and assist in protecting valuable natural areas. After all necessity is the mother of invention.</p>
13.	Section 2.5 Page 22	<p>Care needs to be taken when attempting to “streamline” the environmental approvals process. There should remain sufficient environmental oversight to ensure that all environmental issues are suitably considered and addressed and not MNES and state matters of environmental significance.</p>
14.	Section 3.1.1	<p>Classes of Action.</p> <p>To reflect the intent of this document consideration should be given to the Metropolitan Region Scheme being amended to include a conservation zoning (or these areas being zoned as ‘Parks and Recreation’ under the current zones). This would flow through to local planning schemes and would assist in achieving the Strategic Conservation Plan objectives and ensure affected landowners were appropriately compensated where their land was injuriously affected.</p> <p>Class of Action - Infrastructure.</p> <p>Including contentious projects such as Roe 8 in the Infrastructure document should in not be away of around getting the requirement for a formal individual environmental assessment of each project. For large scale projects that will have a major impact on the environment the formal environmental assessment process under Part IV of the Environmental Protection Act should still be mandatory.</p>
15.	Section 3.5	<p>Basic Raw Materials</p> <p>There are vast areas within the study zone that could still be subject to future BRM extraction. There is no certainty that areas identified as conservation will not be impacted by mining. Although there is a requirement to gain environmental approvals from both federal and State agencies there remains no surety that potential conservation areas will be in existence in the future. Will the conservation zoning exclude mining?</p> <p>It is important to provide certainty one way or the other to all parties, these areas should not be counted as part of the proposed conservation reserves if it is not realistic to reserve them.</p>

Comment #	Document Section	Comment
16.	Section 4	<p>Conservation Framework</p> <p>The proposed review of the Wetland Buffer Policy should have been included in the draft document. Any review of the policy should include input from Local Government.</p>
17.	Table 4.3	<p>Threatened Ecological Communities</p> <p>Corymbia Calophylla – Xanthorrhoea preissii woodlands and shrub lands of the Swan Coastal Plain is listed twice in the table.</p> <p>The spelling of Mammals is incorrect in the heading within the table.</p>
18.	Section 5	<p>Implementation Framework</p> <p>How will the Executive Body be selected? It would be unfortunate if the body were not independent of government and respective agencies to avoid being seen as biased. As with the EPA if the members are appointed by the respective Minister how can there be an expectation that independent advice is provided to the Minister?</p> <p>Anecdotally, current planning legislation, policies and guidelines are not effectual in providing and ensuring ecological connectivity between conservation areas. The Action Plans must ensure connectivity between conservation areas to ensure long term viability. More detail mapping is required to determine identify ecological linkages and ensure they are considered in the planning process. Also refer to comment regarding the assumption that local government and the WA Planning Commission are adequately equipped to deal with compliance and matters for review before the SAT.</p>
19.	Section 5.4	<p>The Perth and Peel Green Growth Plan should not be seen as a process which negates the need for developers to bypass their obligations in relation to environmental assessment and achieving good environmental outcomes.</p>
20.	Section 5.5	<p>BRM</p> <p>As part of the strategic assessment process, the ability of the Department of Mines and Petroleum to assess clearing of native vegetation should be rescinded or at least reconsidered. It is not appropriate that a department whose responsibility is overseeing the mining industry has the ability to approve the removal of vegetation. If responsibility is retained, it should not apply where land is indicated in the Green Growth Plan for conservation purposes.</p> <p>The streamlining of the approvals process should not be seen as making it less onerous for mining companies to obtain relevant approvals. Environmental assessment for</p>

Comment #	Document Section	Comment
		mining activities should not simply rely on the Clearing Permit process for which approvals can be granted by the DMP.
21.	Section 5.8	<p>Funding Mechanisms</p> <p>Funding mechanisms that will provide assurance that the proposed environmental outcomes proposed under the Strategic Plan must be developed and endorsed by the community before the finalisation of the Perth and Peel Green Growth Plan.</p>

Action Plan A (Urban and Industrial)

Comment #	Document Section	Comment
22.	General	Without more detailed maps it is difficult to assess the proposals outlined in this Action Plan.
23.	Section 3.2.2	Part of the rationale for the almost 100% increase in industrial land is based on the demand for resources from overseas markets. This rationale should be re-assessed in light of the recent down turn in the resources sector. Overseas demand and thus industrial land allocation should be based on long term averages rather than short term boom periods.
24.	Section 4.2	Planning & Approvals Process A detailed Geographical Information System with appropriate layers is required to help decision makers make informed decisions. This should be available prior to endorsement and implementation of the Green Growth Plan processes.
25.	Section 4.2.1	Who will be responsible for making a determination that land needs additional protection, that commitments are being met, that land is to be elevated to conservation and that satisfactory conservation outcomes are achieved etc. An independent body such as the Conservation Foundation or WWF should be engaged as an independent auditor to ensure commitments are being met.
26.	Section 4.2.1	This refers to having 'conservation' nominated as part of the reserve purposes, this would potentially complicate the operational aspects required for reserves which might serve multiple purposes. For example an area which had bushland and a recreation purpose. To secure DPaw approval continually for basic operational and maintenance works would be highly undesirable. A management plan to resolve such issues must be mandatory.
27.	Table 4-1 Elevation Options	Crown Reserve, not Parks and Wildlife managed Column management should read 'or local government' to be consistent with statements on previous page.
28.	Section 4.2.2 Planning application and enforcement	There is a strong assumption here that local government is equipped to manage decision reviews and enforcement of environmental objectives sought by the Strategic Conservation Plan. For many local governments this assumption will be incorrect; the

Comment #	Document Section	Comment
		appropriate State agencies must be prepared to commit to matters such as Applications for Review to the State Administration Tribunal. Any review of local government decisions will only relate to development applications. For subdivision and structure plans, the approving agency will be the WA Planning Commission and therefore they should also expect the cooperation of other State agencies were such matters before SAT.
Mapping		
29.	Urban Class of Action	There is an area indicated urban just east of Cockburn Rd, in line with Woodman Point. This appears to be an error as this land is a Public Purpose site, reflected in Perth and Peel @ 3.5 million.
30.	Urban Class of Action	<p>The area shown in previous planning studies (bounded by Kwinana Freeway, Rowley Road and properties on the eastern side of Kinley Rd) has not been identified in this document for urban expansion. The City raises this in our submission on Perth and Peel @ 3.5 million, as follows:</p> <p>'The background to this area is that the land was identified as Future Urban within the Urban Expansion Policy Statement (1990) (proposals 36 and 37). This was a (then) Department of Planning and Urban Development document. Following this, DPUD released the Draft Jandakot Landuse and Water Management Strategy (1992) which also identified the land as Urban (existing or proposed). However the final (1995) version of the JLUWMS omitted the land, replacing it instead with the following text:</p> <p><i>The following land may have the potential for urban development in the future if the development constraints can be overcome:</i></p> <p>(i) <i>Land located on the north side of Rowley Road abutting both sides of Kinley Road and extending west to Lyon Road, Banjup</i></p> <p><i>Possible urban development of this land should be assessed in light of the findings of the Select Committee on Development over Groundwater area in the Metropolitan Region and an assessment of environmental and drainage management issues.</i></p>

Comment #	Document Section	Comment
		<p>Referring back to the Urban Expansion Policy Statement (1990), proposals 36 and 37 were subject to district planning by virtue of the South Jandakot/Mandogalup District Planning Strategy (1993). The subject land was included in the district structure plan, with the following notes:</p> <p><i><u>The Structure Plan report states, "There is nothing in the physical nature of the land or environmental constraints which differentiates it from the future urban land to the north or west. However, the land has been excluded from Amendment No. 938/33 because it did not form part of the environmental approval to the Thomsons Lake Urban Structure Plan."</u></i></p> <p>Coming back to the Select Committee reference in the JLUWMS, within the MRS documentation report on hearings which introduced the Rural Water Protection zone, the following information was stated:</p> <p><i>Recommendation 4.8 of the Select Committee Report indicated that where areas have been classified as Priority 2, which contain urban development and commercial zones or have been zoned for such uses, consideration should be given to changing the Priority 2 classification to Priority 3, so as to remove any inconsistency with the objectives of Priority 2. The areas zoned 'Urban' or 'Urban Deferred' in the Metropolitan Region Scheme should not be included in the RGPCZ and should be classified for Priority 3 source protection area. This will eliminate providing a precedent for further inappropriate development in Priority 2 areas. Some level of groundwater quality protection will be maintained in this area by their being retained within the Jandakot UWPCA.</i></p> <p>Accordingly, as this land was not zoned Urban deferred already (not part of MRS Amd 938/33 due to not being part of environmental approvals for the Thomsons Lake Urban Structure Plan) it was retained within P2 and had its Rural zoning under the MRS shifted to the Rural Water Protection zoning.</p>

Comment #	Document Section	Comment
		This is important to recognise as the definition contained within the draft documents identifies urban expansion as "land that has been identified for potential urban development in preceding planning studies, or represents the logical expansion of an existing urban area." Given that this precinct of land was indeed identified in previous planning studies, and represent arguably a more logical expansion of an existing urban area in comparison to the Banjup proposals, it should be included within the draft documents for urban expansion'.
31.	Urban Class of Action	<p>Another matter the City raised in its submission on Perth and Peel @ 3.5 million, is the portion of Hammond Park south of Wattleup Rd, west of Frankland Ave. The Green Growth Plan includes the area in its Urban Class of Action. It does not however give any clarity on the points raised in the submission which were:</p> <p>'The Urban Staging Plan (Plan 9) which indicates a notation on the area of Hammond Park as subject to finalisation of the Kwinana Air Quality buffer. The concern being the notation, due to the scale of the plan, appears to affect the existing areas of Hammond Park which have never been impacted by this buffer. This sends a confusing message to landowners/developers in Hammond Park. Furthermore, it is open to other parties to use this as a reason to prevent development in the unaffected areas of Hammond Park. Should the matter of this buffer be further resolved prior to finalisation of this document, it is imperative this plan be updated to give certainty to landowners and local government'.</p>
32.	Urban Class of Action	Land is indicated as urban at the former Wattleup townsite (east side of the railway line). This appears to be an error as the land will be developed for as part of the Latitude 32 industrial area (perhaps this area is part of the intermodal freight terminal?)
33.	Industrial Class of Action	Some of the land indicated appears to directly overlap with the proposed conservation reserve mapping (see comments on potential Bush Forever sites – Thomson's Second reservoir and Wattleup lots)
34.	Industrial Class of Action	The land adjacent to the Latitude 32 development area has been indicated as industrial. This is reflective of the Perth and Peel @ 3.5 million document, however, the City is strongly opposed to this. The following was contained in the City's submission:

Comment #	Document Section	Comment
		<p>'This aspect of the document has caused a lot of concern among landowners. It relates to the designation of the rural interface between the future Latitude 32 industrial area and the central wetlands system being identified for industrial investigation.</p> <p>In considering this proposal, a Key Principle espoused by the document is to "Avoid, protect and mitigate environmental attributes (with the emphasis on avoiding and protecting) when allocating proposed land uses". It does not seem consistent with the above principles to indicate a large area of currently rural land adjacent to the Ramsar wetland of Thomson's Lake as 'Industrial Investigation'. The area also contains land designated as 'Bush Forever' by other planning studies. This is inconsistent with the approach taken in some other areas where Bush Forever sites have been indicated a protected (such as the Banjup Urban Expansion area). A consistent approach is needed and it is acknowledged the structure planning process has the ability to consider constraints.</p> <p>The area shown as 'Industrial Investigation' is not supported. To indicate this land as such is completely inconsistent with the City's planning framework and the long held State planning framework which indicates the majority of this area should remain rural in the long term. The planning objective to protect the sensitive environmental wetlands through a ribbon of rural development on the western side is considered still a relevant objective to hold. Should we want significant environmental features of our city to not only be protected but to become more resilient in the face of climate change and reduced rainfall, it is crucial that we look to protect such areas and ensure they be used to shape more intensive development - rather than be shaped by development as appears the current situation.</p> <p>The environmental qualities of the area would stand to be adversely impacted particularly when balancing issues associated with managing bushfire risk and enabling development of private land to occur. Reducing water runoff and impacts on water quality would also represent threats to the environmental corridor.</p>

Comment #	Document Section	Comment
		<p>Woodman Point Waste Water Treatment Plant</p> <p>The draft documents indicate that the private land adjoining the eastern foreshore of Lake Coogee will not be developed for sensitive residential purposes. This is an area of key concern to residents within Munster, who face the prospect of a ribbon of industrial development taking place between the residential area and Lake Coogee.</p> <p>By way of background, Council at its 12 April 2012 meeting passed the following resolution:</p> <p><i>that Council:</i></p> <p><i>(1) immediately advises the WAPC and the State Planning Minister of:</i></p> <ol style="list-style-type: none"> <i>1. Council's long standing policy position to support landowners in reducing WPWWTP odour buffer back to the eastern edge of Lake Coogee, if possible.</i> <i>2. Council's intention to reduce the 750m buffer guideline back to the eastern edge of Lake Coogee (approx 500m) immediately if there is no scientific objection to do so.</i> <p><i>(2) immediately write to the EPA and DEC to give notice that, if there is no scientific justification to maintain the 750m buffer, it is the City's intention to amend the local planning strategy as soon as possible to reflect the new buffer definition at the eastern edge of Lake Coogee and remove the provision which restricts development on DA5 in Schedule 11 of TPS3."</i></p> <p>In accordance with Parts 1 and 2 of Council's resolution, the City wrote detailed letters on 24 April 2012 to: The Minister for Planning; The Chairman of the WAPC; The Director General of the Department for Planning; The EPA; The DEC.</p>

Comment #	Document Section	Comment
		<p>As per Part 2 of Council's resolution, there was a specific intent to ascertain scientific justification to support the maintenance of the current 750m buffer. In response, the EPA did not see it as appropriate to attempt to confirm the scientific basis of a buffer in their response. This was on the basis that the decision making responsibilities of such a decision lay with the WAPC. The DEC responded similarly, advising of their role in respect of providing advice and not as a decision maker, and also advised that the DEC were not able to "to comment outside of this process."</p> <p>The responses from both the Hon Minister and Department of Planning on behalf of the WAPC provided further clarity on this. Their responses stated as follows:</p> <p><i>"The Water Corporation released the report Results of the Odour Monitoring and Modelling Program (2010), for comment. The Water Corporation has now finalised its report in order to assess the success of the Stage 1 odour control upgrade works and this was issued to the DEC to close out the works approval for the upgrade.</i></p> <p><i>The Water Corporation advised the WAPC in March 2012 that it had finalised its odour monitoring and modelling report, which recommends the retention of the existing 750 metre odour buffer.</i></p> <p><i>Although the Odour Improvement Plan has resulted in the reduction of odour, it cannot guarantee that there will not be odours from the plant. <u>The report indicates that there will still be an odour impact extending to roughly the eastern edge of the urban deferred land and accordingly, that the current buffer should be retained.</u></i></p> <p>The emphasis added in the last paragraph was critical to the consideration of the matter. Being the view that there was still an odour impact, and that the current buffer and Urban Deferment under the MRS which prevented residential development should be retained.</p>

Comment #	Document Section	Comment
		<p>It was therefore determined that until such time that the buffer issue was fully resolved by the WAPC in respect of the WPWWTP, there appeared no ability to advance amendments to the Local Planning Strategy or Town Planning Scheme in specific respect to reducing the extent of the odour buffer. Such amendment would be inconsistent with the relevant statutory framework presented through the Planning and Development Act 2005 and Environmental Protection Act 1986.</p> <p>Setting aside the issue of the buffer for one moment, there is little strategic justification which would support such an unusual precinct of land being developed for industrial purposes. The precinct is:</p> <ul style="list-style-type: none"> ○ difficult to access from a primary road network; ○ has no real degree of exposure to a primary road network; ○ takes place within a very sensitive natural area by virtue of the existence of Lake Coogee; and ○ as a narrow elongated stretch of land, will provide limited opportunities in which to appropriately interface the adjoining residential area. <p>Accordingly Council has further resolved on 9 July 2015:</p> <p>The designation of the narrow strip of land between the Munster urban community and eastern foreshore of Lake Coogee for industrial investigation should firstly be investigated as future residential and, only if those investigations find that residential is unable to be supported on a scientific basis, that further investigations in consultation with the City and landowners be undertaken into alternative appropriate land uses’.</p>

Action Plan B (Rural Residential)

Comment #	Document Section	Comment
Mapping		
35.	Banjup	There is land which appears to be incorrectly shown as Rural Residential (appears to be Lot 821 Armadale Rd) which is presently being rezoned to Urban.

Action Plan C (Infrastructure)

Comment #	Document Section	Comment
Document		
36.	General	There are very limited light rail projects identified in the Action Plan for Infrastructure. This is a missed opportunity to identify and promote efficient public transport options such as light rail.
37.	3.1 Infrastructure Overview	<p>Description of key characteristics mentions transport infrastructure consisting of 'intermodal terminals for transfer of freight'.</p> <p>Such items are to be depicted in Figure 3; however no such infrastructure is shown on Figure 3 (or any of the related figures). It is noted that in Perth and Peel @ 3.5 million an intermodal freight terminal is designated at Latitude 32.</p> <p>This map does not reflect the intermodal, so presumably it won't be covered by this class of action. This will continue the uncertainty which the affected landowners have been subjected to for several decades.</p>
38.	3.2.5 Major Roads Primary Regional Roads Rowley Road Extension	<p>There is no mention of the status in the MRS for this extension, unlike other roads. The following should be included:</p> <p><i>'This section of Rowley Road has not yet been included in the MRS'.</i></p>
39.	3.4 Water	At the end of this section, there is a list of major assets included in this action plan. Specifically mentioned is 'Woodman Point WWTP transfer main and ocean outfall duplication'.

Comment #	Document Section	Comment
		While the transfer main is indicated on the plans, there doesn't appear to be an ocean outfall duplication shown. Is this an oversight? If not, the text needs correction to ensure it is clear what is included in this class of action, and what is not.
40.	4.2.1 Use of Action Plan C to determine planning approval requirements	<p>This section discusses how projects will be classed either:</p> <ul style="list-style-type: none"> o Green (able to proceed), or o Amber (requiring investigation) <p>It mentions that the representation of infrastructure projects as either green or amber will appear in future versions of this Action Plan.</p> <p>This is disappointing, the Green Growth Plan purports that it will provide certainty and 'cut red tape' however, it is yet to provide either of these given it has failed to give categorisation of projects now.</p>
41.	4.4 Funding arrangements	<p>States that funding mechanisms 'will be released over coming months'.</p> <p>Without an overview of the funding mechanisms, such as funding to local government, it is difficult to envisage how the commitments being made in the Perth and Peel Green Growth Plan for 3.5 Million will be delivered.</p>
42.	Appendix B – Electricity Proposals	<p>Describes South Fremantle terminal as 'rebuild or possible relocation' while plan indicates as 'Terminal expansion or relocation'. More appropriate to annotate as 'new terminal – investigation area' (see comment on plan for suggested amendment to legend categorisation for terminals).</p> <p>Both the Cockburn Coast District Structure Plan and the Emplacement Local Structure Plan (which includes the area) indicates a new terminal site as 'indicative' on the east side of Cockburn Rd. There is no proposal to retain the existing terminal in its current location (adjacent to the South Fremantle former power station building).</p>
43.	Appendix C – Water Proposals Table 7 – Proposed Water Infrastructure	<p>Map reference 35 relates to two 'long term' projects:</p> <ul style="list-style-type: none"> o Jandakot groundwater bores o Jandakot groundwater mains <p>Given the poor quality mapping advertised, it is very difficult to pinpoint the exact location of the proposed groundwater bore. However, it appears that it is south of the City of Cockburn and actually located in Kwinana. The use of the reference to 'Jandakot' then has been assumed to be the groundwater mound, not the locality.</p>

Comment #	Document Section	Comment
Mapping		
44.	Figure 3.4 Class of Action – Infrastructure Locations Alignment ROE HIGHWAY	<p>The plans indicate Roe Hwy in a confusing manner:</p> <p>Primary Distributor Existing (Roe 8) Integrator Arterial Proposed (Roe 9)</p> <p>With the EPA approval being recently rendered invalid, Roe 8 (between the freeway and Stock Rd) should certainly not be indicated as ‘existing’.</p> <p>The City of Cockburn opposes the construction of the Roe Highway west of the freeway (also referred to as ‘Roe 8’ and ‘Roe 9’).</p> <p>An alternative proposal is recommended by the City (as adopted at the 11 June 2015 ordinary meeting of Council) to:</p> <p><i>“call on the State Government to bring development of the intermodal facility for the Outer Harbour forward by investigating and costing the City’s proposal to construct an intermodal facility (similar to that currently in Forrestfield) in the Latitude 32 Precinct including the associated infrastructure as a realistic alternative to the construction of Roe 8 and cease actions associated with the proposed Roe 8 in terms of awarding contracts for its construction while the process above is completed”.</i></p>
45.	Figure 3.4 Class of Action – Infrastructure Locations Alignment JANDAKOT ROAD ROWLEY ROAD	<p>Noted that both Jandakot Rd and Rowley Rd are shown as ‘proposed’ which is reflective of the lack of reservation under the MRS.</p>
46.	Figure 3.4 Class of Action – Infrastructure Locations Alignment INTERMODAL FREIGHT TERMINAL (LATITUDE 32)	<p>It is noted that in Perth and Peel @ 3.5 million an intermodal freight terminal is designated at Latitude 32.</p> <p>This map does not reflect the intermodal, so presumably it won’t be covered by this class of action. This will continue the uncertainty which the affected landowners have been subjected to for several decades.</p>

Comment #	Document Section	Comment
47.	Figure 3.4 Class of Action – Infrastructure Locations Alignment LEGEND	<p>Western Power – new assets</p> <p>Label 'Terminal expansion or relocation' does not assist in providing clarity and is not consistent with the labels attributed to substations which are: New substation – investigation area New substation site Substation expansion</p> <p>A relocation and an expansion are quite different (and affect different landholdings). A relocation would be more appropriately categorised as a 'new terminal site' (if location is known) or 'new terminal – investigation area' (if location is still being determined).</p>
48.	Figure 3.4 Class of Action – Infrastructure Locations Alignment SOUTH FREMANTLE TERMINAL	<p>Designated on plan as 'Terminal expansion or relocation'. More appropriate to annotate as 'new terminal – investigation area' (see comment above for suggested amendment to legend categorisation for terminals).</p> <p>Both the Cockburn Coast District Structure Plan and the Emplacement Local Structure Plan (which includes the area) indicates a new terminal site as 'indicative' on the east side of Cockburn Rd. There is no proposal to retain the existing terminal in its current location (adjacent to the South Fremantle former power station building).</p> <p>Furthermore, the indicated location appears to be incorrect – it is closer to Port Coogee than this plan seems to indicate.</p>
49.	Figure 3.4 Class of Action – Infrastructure Locations Alignment ORR – EXTENSION SOUTH OF SPEARWOOD AVE	<p>The annotation of the Other Regional Road (an extension of Spearwood Ave through to Abercrombie Rd) is reflective of the location shown in Perth and Peel @ 3.5 million. In other documents (such as planning for Latitude 32 the same road is referred to as the north-south road).</p> <p>While the location is correct, the designation as 'existing' is not. Perth and Peel indicated the road as 'proposed' (for the portion south of Beeliar Dve). This should be updated to reflect Perth and Peel. This would also be reflective of the lack of reservation under the MRS</p>
50.	Figure 3.4 Class of Action – Infrastructure Locations Alignment	<p>The annotation of the Other Regional Road (an access road from the FRACH to the intermodal freight terminal at the old Wattleup town site in Latitude 32) is reflective of the location shown in Perth and Peel @ 3.5 million.</p>

Comment #	Document Section	Comment
	ORR – ACCESS FROM FRACH TO INTERMODAL FREIGHT TERMINAL LOCATION	While the location is correct, the designation as 'existing' is not. Perth and Peel indicated the road as 'proposed'. This should be updated to reflect Perth and Peel. This would also be reflective of the lack of reservation under the MRS
	Figure 9: PTA proposed infrastructure – South Metropolitan Peel sub-region	<p>This plan is confusing. The legend indicates existing and proposed railways and passenger stops.</p> <p>Many of the lines shown as 'existing' are segments only and not the entire line. As an example, in the City of Cockburn there is a forked segment of track shown (next to the label 'Cockburn'). This is existing track (located at the Cockburn Cement site) however the rest of the track to the north (leading up to Fremantle) and the continuation south are not shown. Also missing is the line which runs east through Bibra Lake and South Lake. Presumably there is a layering problem with the mapping.</p> <p>The map needs correcting.</p>
51.	Figure 14 ROE HIGHWAY	It is noted that Roe 8 is shown as an existing primary distributor road to Stock Road. This road has not yet received the proper environmental approvals and construction has not commenced. All figures should be adjusted to reflect this. Relevant environmental approvals gained under the Perth and Peel Green Growth Plan should not be seen as providing environmental approval for projects that will result in broad scale environmental impacts.
52.	Figure 20 SOUTH FREMANTLE TERMINAL	<p>It is noted that Figure 20 identifies either the expansion or relocation of the Western Power terminal at the South Fremantle former power station building. See comments on Figure 3.4, both the Cockburn Coast District Structure Plan and the Emplacement Local Structure Plan (which includes the area) indicates a new terminal site as 'indicative' on the east side of Cockburn Rd. There is no proposal to retain the existing terminal in its current location (adjacent to the South Fremantle former power station building).</p> <p>Furthermore, the indicated location appears to be incorrect – it is closer to Port Coogee than this plan seems to indicate.</p>

Action Plan D (Basic Raw Materials)

Comment #	Document Section	Comment
53.	General	It appears that a very large area within the City of Cockburn has been identified for limestone quarrying. The scale of the quarry and the prevailing winds should be taken into consideration to avoid residents to the north east from being impacted by dust.
54.	Table 2-3: Other important values for consideration in BRM planning exercise	It is pleasing to see a need to have regard to all wetland types, not just RAMSAR and CCW.
55.	Section 4.4	It is noted that there is a requirement to implement key actions to improve and maintain the health of RAMSAR wetlands. These actions should not rely on offset funding from other developments such as what is proposed as an offset for Roe 8. Maintenance of RAMSAR wetlands should be the core responsibility of DPAW and this agency should not have to rely on offset funding to carry out core responsibilities such as the removal of Typha.

Action Plan G (State factors conservation commitments)

Comment #	Document Section	Comment
56.	General	<p>To make an informed review of what is proposed we need to see the environmental values mapping with overlays of the various class of actions.</p> <p>The plan will require decision makers to have “due regard” to environmental values mapping. This mapping has been available in a variety of formats such as the Environmental Planning Tool and Shared Land Information Platform and decision makers have been required to have due regard to this mapping in the past yet what we currently see is haphazard development with very little environmental connectivity. How can we be certain that we will achieve any better outcomes with the Green Growth Plan than we have done in the past?</p> <p>Much of the desired outcomes will be reliant on developers and planners having regard to the environmental values identified within the SCP. This will require planners to have access to detailed mapping and some advice in relation to how they will ensure the desired outcomes are achieved. It is recommended that there be a training program developed to provide some guidance to planners.</p>
57.	Table 1	<p><i>Land - 6</i></p> <p>It is interesting to note that there is not yet an implementation mechanism to ensure that relevant planning instruments clearly distinguish between areas set aside for conservation. How and when will this be developed and rolled out to ensure the desired conservation outcomes are achieved?</p> <p><i>Flora & Vegetation - 12</i></p> <p>Any review of the Resource Enhancement (RE) wetlands should not result in the down grading of RE wetlands to a lower category. Instead the intent should be to more accurately map wetlands so that impacts to any category of wetland can be minimised. Already more than 80% of wetlands on the Swan Coastal Plan have been lost. Further down grading of wetlands to a lower category would result in further loss as their importance will be diminished.</p> <p><i>Flora and Vegetation - 13 & 14</i></p> <p>The spatial layer showing vegetation communities and complexes at less than 30%</p>

Comment #	Document Section	Comment
		<p>should be produced in conjunction with the finalisation of the documents. It is imperative that decision makers have access to suitable high quality mapping with layers including Class of Action to ensure the environmental commitments and outcomes are achieved.</p> <p><i>Water - 31</i></p> <p>There appears to be little intent to minimise industrial and commercial water use. The focus to minimise water use seems to be on private households and local government.</p>

Action Plan H (Conservation program)

Comment #	Document Section	Comment
58.	Section 3.1 Expanding the Conservation Reserve system	<p>There are glaring problems with some of the land which seems to be shown on these plans for conservation. For example, large tracts of bushland at Jandakot Airport that have been approved for clearing, and sites which have existing mining tenements and will be cleared</p> <p>The documents state funding mechanisms for implementation of the Strategic Conservation Plan and Action Plans are 'being developed' but are likely to include contributions from proponents applied through the approval processes. This is disappointing to see this has not been thought through yet. It gives no certainty for landowners or the relevant LG. The documents also mention there may need to be legislative changes to enable the Plan to be implemented (which conflicts with the supposed timing to roll out Phase 1 'immediately').</p>
59.	3.1.1 Phase 1 – Initial package of sites	<p>The maps are not detailed enough to allow a detailed assessment to be made of what is proposed. Many existing Local Government maintained reserves aren't included in the mapping.</p> <p>The initial package is meant to relate to Crown and State and a site relevant to the City of Cockburn is the expansion of the Jandakot Regional Park.</p>
60.	Section 3.1	<p>The amount of new and expanded conservation reserves to be created is to be questioned as many of the areas identified are currently being managed for conservation by government agencies or local government. Suggest clarifying or simply</p>

Comment #	Document Section	Comment
		<p>indicating that existing reserves will be given additional protection*</p> <p>It is noted that a large proportion of supposedly new and future conservation reserves are to be created in the northern suburbs. More detail is required in relation to the reasoning behind this and an explanation as to why the southern suburbs do not have the same allocations.</p>
61.	Page 9	<p>It is indicated that only selected state owned Bush Forever Sites are to be protected. Should not an attempt be made to protect all state owned sites given that the sites have been deemed significant enough to be designated Bush Forever? What will happen to those non selected sites? Will these Bush Forever sites be given up for development? The loss of any currently designated Bush Forever sites is to be avoided.</p>
62.	Section 3.2	<p>Management of New Conservation Areas</p> <p>The ability to deliver the described conservation outcome will be dependent on adequate funding. It is paramount that funding is made available to land managers including DPAW to ensure the commitments are met.</p> <p>It is difficult to believe that adequate funding will be provided to agencies such as DPAW given the funding cuts that this agency has had to endure in the past years. These funding cuts are already having a detrimental impact on existing land in the conservation estate with DPAW only being able to undertake basic management activities at best. The DPC previous track record on funding does not instil confidence.</p>
63.	Section 3.3	<p>Actions to improve water quality and protect wetlands</p> <p>Any review of RE category wetlands should not result in existing RE wetlands being classified as MU. Rather a review of MU wetlands should be undertaken to determine if any of these wetlands can be upgraded to RE.</p> <p>The Wetland Policy should be reviewed and finalised, with stakeholder input, prior to finalisation of the SCP.</p>
64.	Section 3.4	<p>Measures to Support Carnaby's Cockatoo</p> <p>How will the creation and rehabilitation of degraded habitat in partnership with community and local government be undertaken? Will funding be made available directly to local government or will a grant funding process be used?</p> <p>How will the degraded areas be identified? Will local government and community groups be responsible for identifying those areas that are degraded or will these sites be included in a data base?</p>

Comment #	Document Section	Comment
		<p>More information in relation to funding needs to be included and committed as part of the Green Growth Plan. Funding will also need to be available for ongoing maintenance.</p> <p>In light of the cuts to government funding to such agencies such as the Department of Parks and Wildlife it is difficult to feel confident that the commitments being made in the Green Growth Plan will be able to be delivered. Continued funding cuts to DPAW have already had a detrimental impact on the quality of land management that was previously being delivered.</p> <p>There needs to be further detail provided in relation to the proposed funding mechanisms to enable a true assessment of the Green Growth Plan and whether the commitments being proposed can actually be achieved.</p>
Mapping issues		
65.		<p>Land around Jandakot Airport</p> <p>Most of the land is indicated as Phase 2, however there is an area on the south side of Acourt Rd shown as Phase 1. Directly adjacent to this is Lot 125 Fraser Rd owned by the WA Planning Commission (in freehold) and reserved land (Reserve# 33291) at Lot 437 Fraser Rd. It is suggested, these lots could also be shown as Phase 1.</p> <p>Much of the Phase 2 land shown is the location of Jandakot Airport and correlates to an existing Bush Forever site. There is no point including most of this land as it has been given approval for extensive clearing (which was subjected to provision of offsets).</p> <p>Land bounded by Armadale, Warton, Fraser and Jandakot Roads</p> <p>There is an area shown as Phase 2, bounded by Armadale, Warton and Jandakot Rds, Banjup. This includes the following land:</p> <ul style="list-style-type: none"> ○ Lot 140 Armadale Rd (Reserve 1820) ○ Lot 467 Warton Rd (Reserve 33500) ○ Lot 139 Hammond Rd (Reserve 33590)

Comment #	Document Section	Comment
		<ul style="list-style-type: none"> ○ Lot 468 Warton Rd (Reserve 33589) ○ Lot 614 Warton Rd <p>Some of this land (Reserve 33590) contains a 330KV transmission corridor. To secure that land for conservation purposes under DPaW may conflict with the operational needs of Western Power. It would be more appropriate to acknowledge the primary role of that land is to facilitate state level infrastructure (and be managed as such) but it might serve a secondary role of spatially linking open spaces.</p> <p>Reserves 33500 and 33589 were a State Government Police Shooting Range reserve, but have recently come under the management of the City of Cockburn. This land is currently not reserved for conservation and there are other considerations. Reserve 33500 is subject to a mining tenement which if acted upon would result in the clearing of a significant area of the existing vegetation. This is acknowledged in Figure 3.5 Class of Action – Basic Raw Materials in the Green Growth Plan. Given this, it should be removed as a proposed conservation reserve on this plan.</p> <p>Mining has also been undertaken on a portion of Reserve 1820.</p> <p>Given the above, to secure that land for conservation purposes under DPaW is likely to conflict with the current reserve purposes and intent. However, it might serve a secondary role of spatially linking open spaces.</p> <p>Other land indicated here (directly adjacent to Fraser Rd) seems to reflect a greatly reduced area to the current Bush Forever site. The surrounding land is earmarked for Urban Expansion and Urban Investigation in Perth and Peel @ 3.5 million.</p> <p>Land west of Thomson's Lake</p> <p>This appears to be a portion of the Public Purpose land bounded by Mannikin Heights to the north, Henderson Rd to the west, Lorimer Rd to the east, and Holmes Rd to the south. This location also appears in other mapping contained in the Green Growth Plan to be required for an additional water reservoir (Figure 24 of Action Plan C labels this 'Thomson's Second Reservoir'.</p>

Comment #	Document Section	Comment
		<p>To secure that land for conservation purposes under DPaW may conflict with the operational needs of Water Corporation. It may be more appropriate to acknowledge the primary role of that land is to facilitate state level infrastructure (and be managed as such) but it might serve a secondary role of spatially linking open spaces. It is noted this land is one of the 17 areas noted since the release of Bush Forever, which are likely, but require detailed investigation first, to confirm they comply with Bush Forever criteria. It has been assumed a site level analysis is yet to be undertaken given the lack of detail and poor mapping available at the time of the City's review of the Green Growth Plan.</p> <p>Land south of Harry Waring Marsupial Reserve, Wattleup</p> <p>It is noted this land is another one of the 17 areas noted since the release of Bush Forever, which are likely, but require detailed investigation first, to confirm they comply with Bush Forever criteria. It has been assumed a site level analysis may have been undertaken for this land.</p> <p>Since the mapping was first released for comment, it has been updated as noted on the Department's webpage:</p> <p><i>"Please note that the Conservation Reserves map provided in Draft Action Plan H - Conservation Program and the Summary document contained an error in the area marked as Phase 2. The Conservation Reserves map has been corrected and has been uploaded to this site".</i></p> <p>The first version appeared to show a number of lots in Wattleup which together comprise one of the 17 sites mentioned above. The Wattleup lots are:</p> <ul style="list-style-type: none"> ○ Part Lot 57 Pearse Rd ○ Part Lot 58 Pearse Rd ○ Lot 63 Wattleup Rd ○ Lot 1 Wattleup Rd (this lot and the above are contiguous on the north side of Wattleup Rd) ○ Lot 86 Wattleup Rd (south side of road, separated from the above lots and also partially affected by the Planning Control Area for Rowley Rd)

Comment #	Document Section	Comment
		<p>The second version is not very clear but seems to exclude:</p> <ul style="list-style-type: none"> ○ Lot 86 Wattleup Rd ○ Front portion of Lot 63 Wattleup Rd ○ Front portion of Lot 1 Wattleup Rd. <p>It should be kept in mind the northern group of lots, while they have been built upon in part, they are adjacent to the Latitude 32 development which need to provide biodiversity outcomes as part of future development. Consideration should be given to whether the provision of a buffer (which would need revegetation) to the wetland might provide a better alternative to simply the small area now shown on the Green Growth Plan which seems to contain only a portion of the wetland.</p> <p>While the above information may not extend the mapping to include the wetland buffer area, it may be useful information should a request be received to remove it from the mapping. Its acquisition will eventually form a logical extension of the development outcomes likely in Latitude 32. Structure planning for this area (known as Development Area 4 of Latitude 32) should be advertised in 2016.</p>

Action Plan I (Assurance Plan)

Comment #	Document Section	Comment
66.		<p>How will monitoring of the implementation of commitment/actions be undertaken by the Executive Committee? Will this be delegated to local government, DPAW or will a separate government department be established?</p> <p>What will be used to ensure that commitments and actions are being carried out by decision makers? Will there be penalties for non-compliance?</p> <p>How will information for the annual report be gathered?</p> <p>The Executive Committee appears to be the Department of Premier and Cabinet. Based on the past history and obstinacy shown by this department, (Shark Cull, Roe 8, Promotional Bus, James Price Point etc) it is difficult to have confidence that the reports and information being relayed to the public by this department will be accurate and not designed to be misleading.</p> <p>To insure transparency an independent agency such as the Conservation Council of WA or the World Wildlife Fund should be engaged to randomly assess or undertake audits of the programs. To avoid unbiased reporting due to pressures within government agencies an independent organisation should be involved in reporting and auditing.</p>

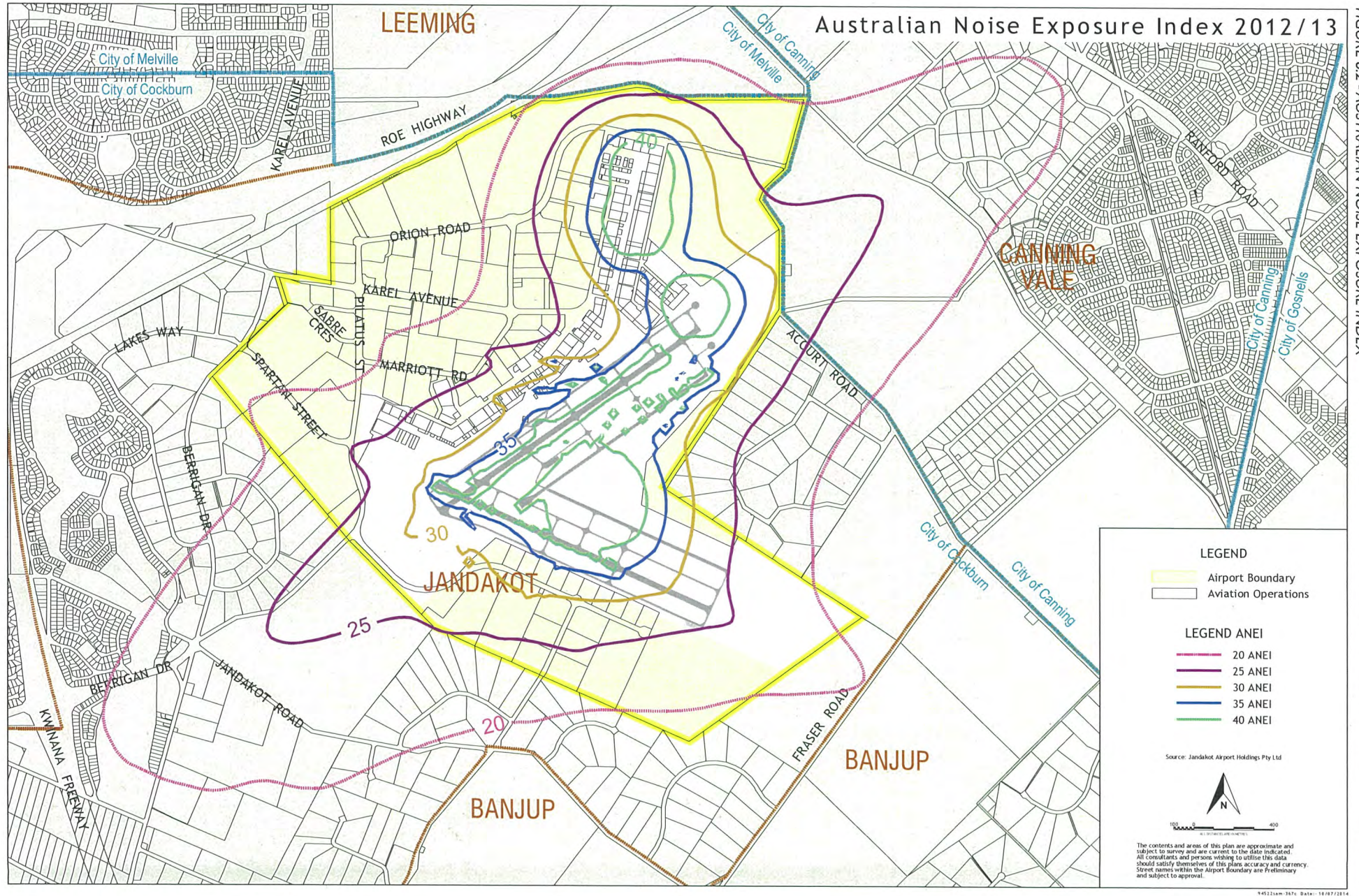
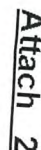


FIGURE 8.2 - AUSTRALIAN NOISE EXPOSURE INDEX



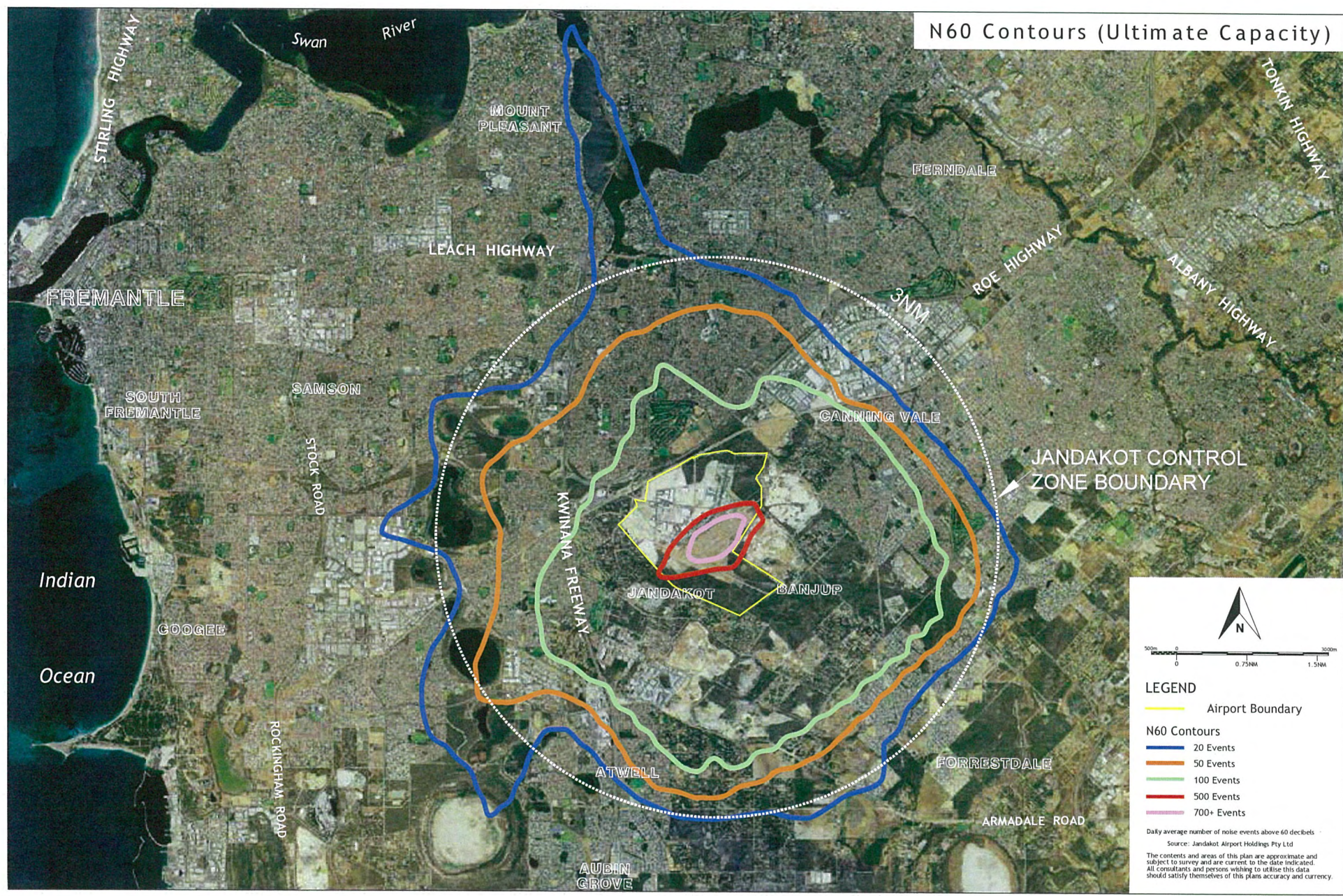
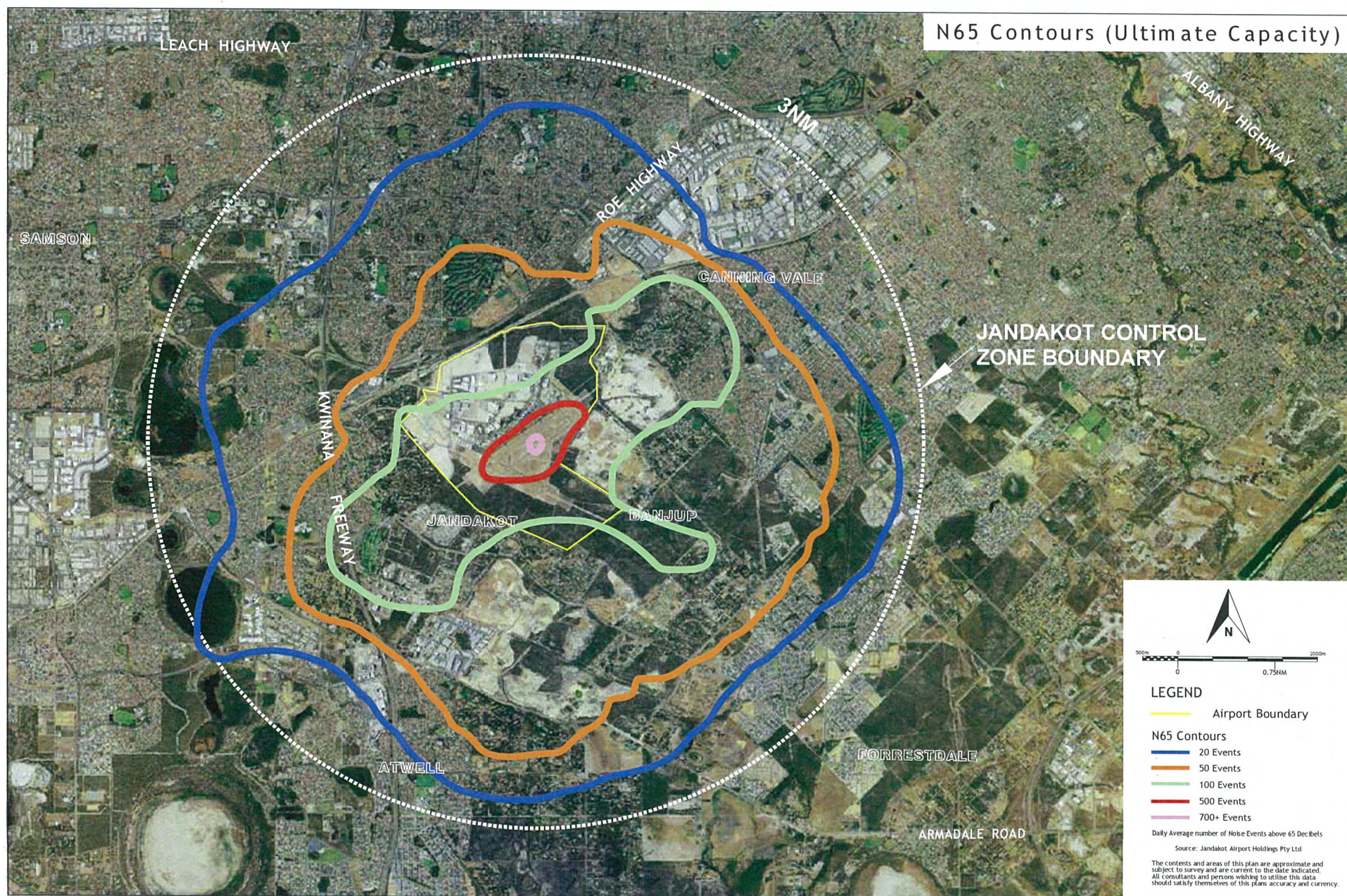


FIGURE 8.3 - N60 CONTOURS

FIGURE 8.4 - N65 CONTOURS



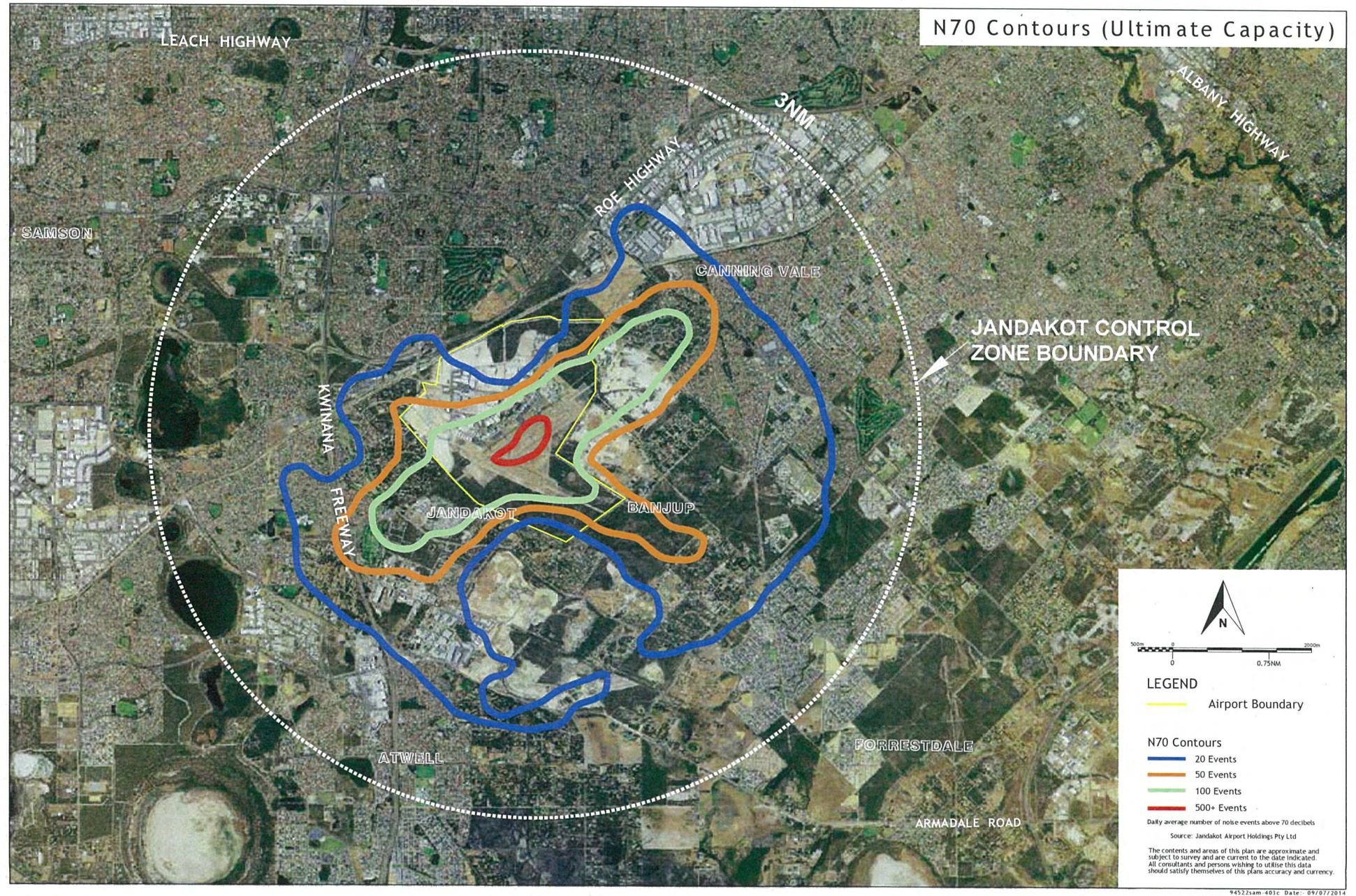
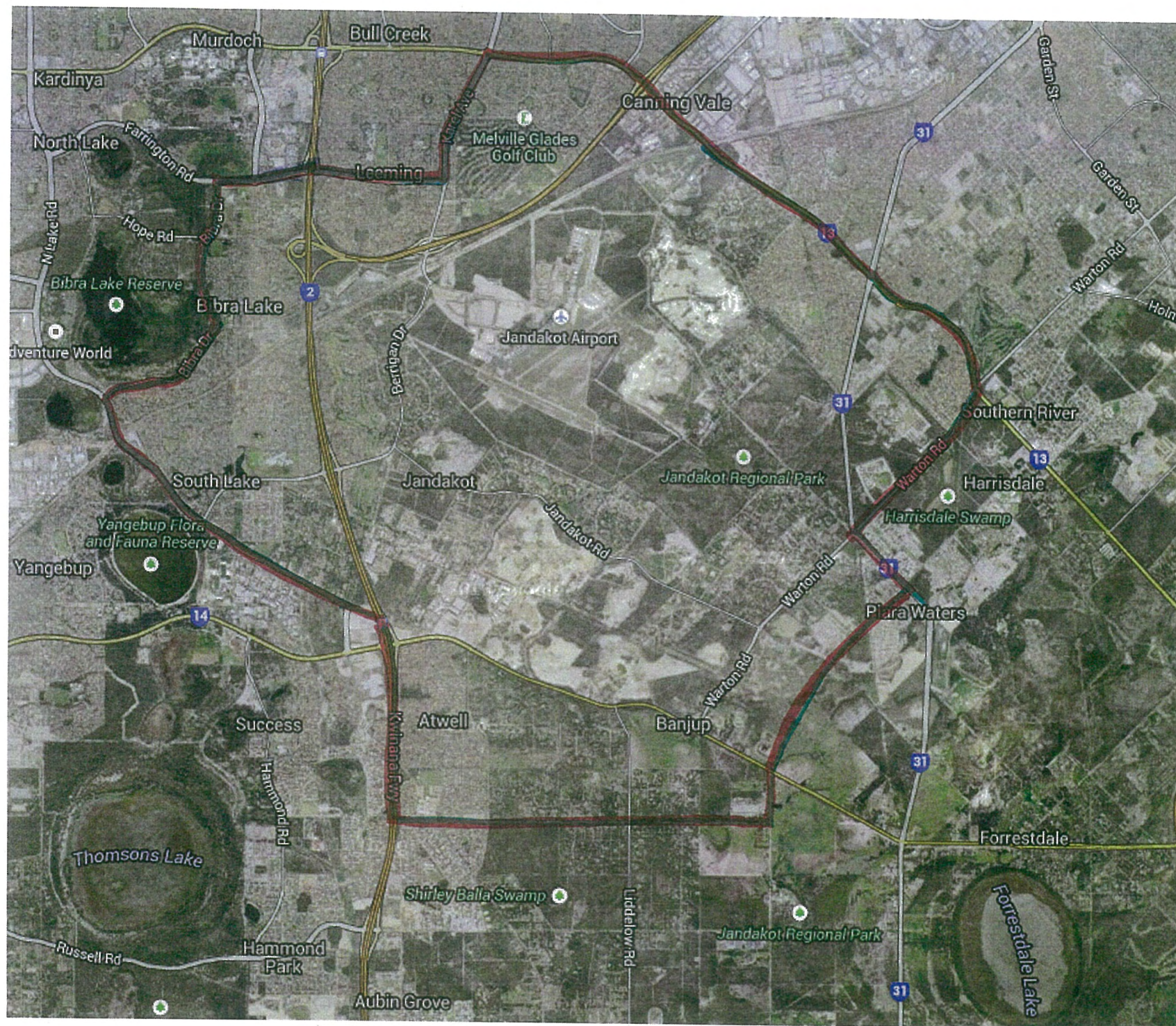


FIGURE 8.5 - N70 CONTOURS





Proposed Frame Area – N Contours



Department of
Planning



Western
Australian
Planning
Commission

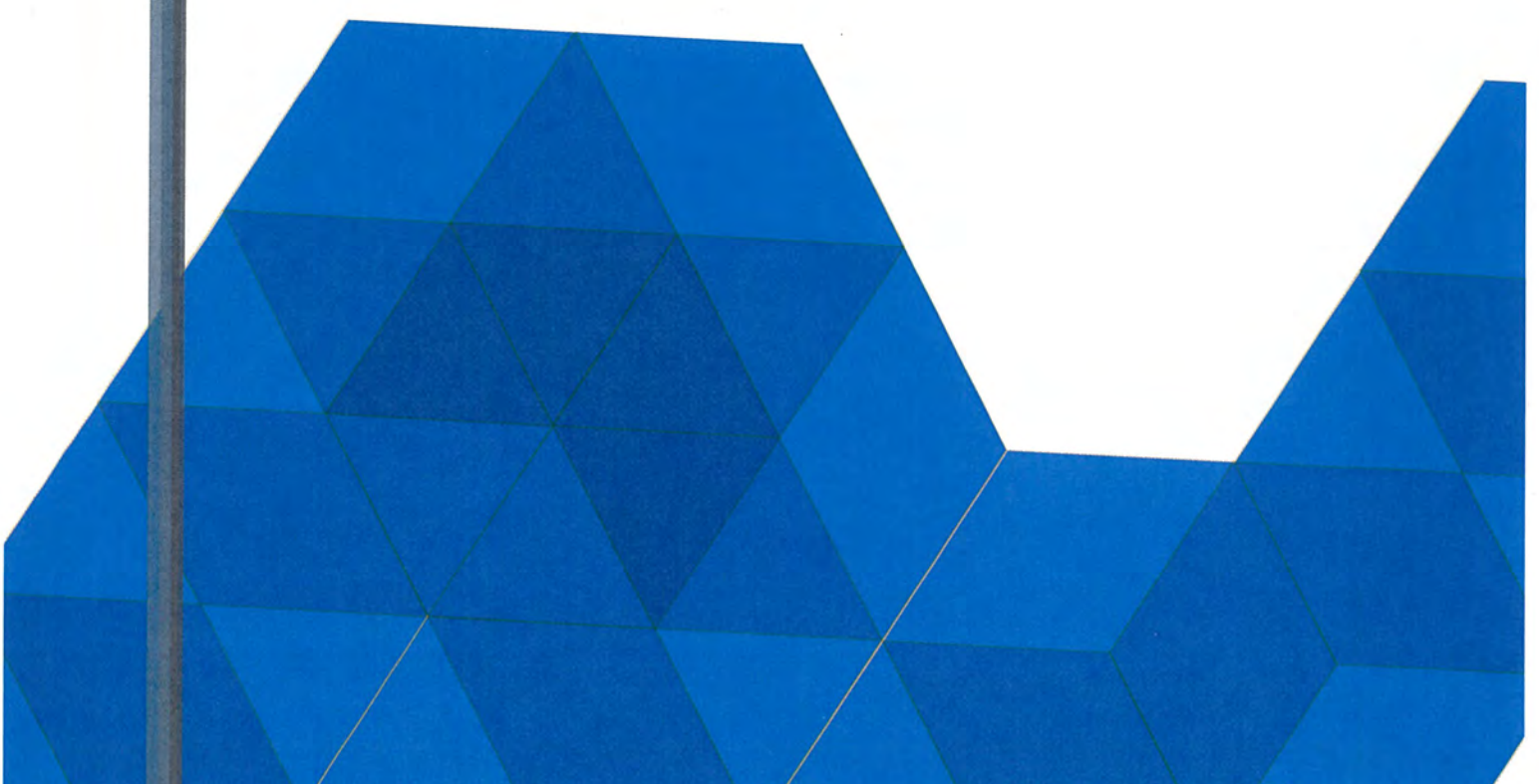
DRAFT STATE PLANNING POLICY

5.3

Land use planning in the vicinity of
Jandakot airport

2015

*Prepared under Part Three of the
Planning and Development Act 2005 by the
Western Australian Planning Commission*



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1 CITATION

This is a State planning policy prepared under section 26 of the *Planning and Development Act, 2005*. It may be cited as *State Planning Policy 5.3: Land Use Planning in the Vicinity of Jandakot Airport*. For the purpose of this document it will be referred to as 'the policy'.

2 INTRODUCTION AND BACKGROUND

2.1 Importance of Jandakot Airport

Opened in 1963, Jandakot Airport is the principal general aviation airport in Western Australia. It is one of the busiest airfields and largest pilot training bases in Australia, and operates 24 hours per day, seven days per week.

The airport is an important element of transport infrastructure, servicing both the region and the State as a whole. It also makes a significant contribution to the economy of the area in which it is situated, providing employment and a range of local economic opportunities. The strategic importance of Jandakot Airport supports the need for it to be recognised in the planning of the region, and for its operation to be protected as far as practicable, from development that could potentially prejudice its performance. At the same time however, it is important to recognise the physical context in which the airport is situated; and to minimise as far as practicable, adverse impacts on adjacent development such as aircraft noise.

2.2 Aircraft noise measurement

The system of aircraft noise measurement, which has traditionally been used in Australia for the purposes of evaluating land use compatibility, is known as the Australian Noise Exposure Forecast (ANEF) system. This system is employed to produce the following noise measures, which are usually illustrated in the form of noise exposure contours:

- ANEF – being a noise exposure *forecast* for a particular time in the future or based on particular circumstances such as ultimate capacity; and

- ANEI – being a noise exposure *index* based on data for a previous year where the exact numbers and types of aircraft that used the airport are known.

2.3 Australian Noise Exposure Forecast

This policy is predicated upon the ANEF as prepared by Jandakot Airport Holdings and endorsed for technical accuracy by Airservices Australia, which is incorporated by reference into this policy. A copy of the current ANEF can be found on the Jandakot Airport website and is a requirement of the *Airports Act 1996*. The noise modelling that determines the ANEF contours may be reviewed every five years in association with reviews of the master plan for Jandakot Airport. The updated ANEF resulting from such reviews will be automatically included in this policy by reference. Updates to the ANEF are subject to a public consultation process by Jandakot Airport Holdings. There will be no additional public consultation or separate amendment process to this Policy as the ANEF is updated from time to time as amendments will occur automatically and concurrently. The effect of amendments to the ANEF may include alterations to the areas of land to which the development control provisions of this policy apply.

2.4 Policy measures

The policy measures have been based on Table 2.1 from AS2021 – *Building Site Acceptability Based on ANEF Zones*. However, the policy measures included in this policy provide more definitive guidance on those matters identified as discretionary in AS2021. It should be noted that AS2021 is advisory, and has no direct statutory application.

3 APPLICATION OF THE POLICY

This policy applies to land in the vicinity of Jandakot Airport, which is, or may be in the future affected by aircraft noise associated with the movement of aircraft. Policy measures in Section 5 apply to the land within the 20 ANEF contour and frame area.

3.1 Other policies that relate to this policy

Other policies and planning instruments may have relevance to the implementation of this policy and as such, should be considered where relevant.

Land within Jandakot Airport is reserved for 'Public Purpose', while land in the vicinity of the Jandakot Airport is predominantly zoned 'Rural – Water Protection' and as such, the policy provisions within *State Planning Policy 2.5 – Land Use Planning in Rural areas* and *State Planning Policy 2.3 – Jandakot Groundwater Protection Policy* should be considered where applicable.

4 POLICY OBJECTIVES

The objectives of this policy are to:

- protect Jandakot Airport from encroachment by incompatible land use and development so as to provide for its ongoing, safe, and efficient operation; and
- minimise the impact of airport operations on existing and future communities, with reference to aircraft noise.

5 POLICY MEASURES

5.1 Interpretation

ANEF level

Refers to the level of noise exposure forecast under the ANEF. Noise exposure contours are illustrated at intervals of five ANEF units beginning at 20 ANEF and ranging up to 40 ANEF, with 40 being closest to the runways.

Noise exposure zone

Refers to the areas within a specified range of noise exposure levels as illustrated on the current Airservices Australia endorsed ANEF. Noise exposure zones referred to in this policy include:

- areas below 20 ANEF;
- areas between 20 ANEF and 25 ANEF; and
- areas above 25 ANEF.

In the case of sites that are dissected by a noise exposure contour, the following interpretations shall apply:

- where the site has an area less than 1,000m² the noise exposure for the whole site shall be deemed to be the level to which the majority of the site is subject; and
- where the site has an area greater than 1,000m² the noise exposure shall be determined separately for the individual parts of the site into which it is divided by the relevant noise exposure contour.

Building site acceptability

Refers to the acceptability of sites for particular building types within the various ANEF zones. *Appendix 1* includes a classification of building site acceptability. Development types are classified as 'Acceptable', 'Conditionally Acceptable' or 'Unacceptable' depending on the sensitivity of associated use or occupation of the building and the level of noise exposure forecast for the site.

Frame area

This area is defined by Roe Highway, Ranford Road, Warton Road, Armadale Road and the Kwinana Freeway.

5.2 Areas below 20 ANEF

There is no restriction on zoning or development within this noise exposure zone, which is identified as 'Acceptable' for all building types in the building site acceptability table in *Appendix 1*. According to AS2021 however, noise nuisance may still be experienced in areas below the 20 ANEF exposure level, particularly in the case of newly exposed communities.

5.3 Frame area

Given noise nuisance may still be experienced below the 20 ANEF exposure level and that Jandakot Airport is a general aviation airport which undertakes significant pilot training (which the ANEF is not considered to fully address since it is based on set flight paths), a frame area has been identified (Figure 1). There is no restriction on zoning or development within the frame area.

It is noted that the ANEF exposure level may exceed the frame area. The appropriate noise exposure zone applies in these areas and the corresponding policy measures should be applied as required for that noise exposure zone.

5.3.1 Notification on title

A 'notice on title' advising of the potential for noise nuisance is to be required as a condition of any subdivision or planning approval, within the frame area. *Appendix 3* includes standard wording to be used in notices on title.

5.3.2 Advice

- (1) Information should be given to prospective purchasers of noise-sensitive premises about the potential for aircraft noise nuisance. Such advice should be provided by local government in conjunction with the issue of zoning certificates and/or property inquiries.
- (2) Advice should be provided, in association with applications for planning approval and building permits, of the potential for noise nuisance and any noise insulation requirements or recommendations in accordance with the provisions of clause 5.3.1. Developers should also be made aware of the benefits of window closure and the associated need for forced ventilation.
- (3) Information about aircraft types and the timing and frequency of aircraft operations is available from the Jandakot Airport website. AS2021 includes tables of noise levels for selected aircraft types and locations, in terms of distance, in specific proximity to airport runways.

5.4 Areas between 20 ANEF and 25 ANEF

5.4.1 Zoning

- (1) Zoning and associated development control provisions should take into consideration the level of noise exposure forecast for the area and the building site acceptability for the particular noise exposure zone as identified in *Appendix 1*. This includes structure planning by which development is controlled.
- (2) Land uses that provide for development of building types identified as 'Conditionally Acceptable' with reference to the building site acceptability table in *Appendix 1*, should be subject to discretionary control under local planning schemes. Such development includes:
 - dwellings and caravan parks
 - educational establishments
 - child-care premises
 - hospitals and nursing homes
 - places of worship
 - cinemas, theatre and exhibition centres.
- (3) It is not intended that this policy would affect the existing use or zoning of land.

5.4.2 Residential density

Where land is zoned for residential purposes or to permit residential development, the maximum dwelling density should generally be limited to R20, except where:

- land is identified as appropriate for more intensive development through strategic planning instruments such as a regional or sub-regional structure plan;
- a higher density coding is desirable to facilitate redevelopment or infill development of an existing residential area; and
- it can be demonstrated that the public benefits of higher density coding outweigh the negative impacts of exposing additional residents to aircraft noise.

5.4.3 Subdivision and strata subdivision

- (1) Subdivision and/or strata subdivision may be approved, provided it is consistent with the zoning and density coding of the land.
- (2) Where no density coding is prescribed for 'Residential' zoned land, the maximum density should generally be limited to R20, except as provided for in relation to the application of residential density controls under clause 5.4.2.

5.4.4 Development

- (1) Development may be approved provided it is consistent with the zoning and density coding of the land under the local planning scheme, local development plan or local structure plan.
- (2) In the case of development that is subject to discretionary control under a local planning scheme (as provided for under clause 5.4.1), the impact of aircraft noise on the users or occupiers of the development should be taken into consideration in the determination of applications, and where relevant, in the imposition of conditions of approval.
- (3) Where no density coding is prescribed for 'Residential' zoned land, the maximum density should generally be limited to R20, except as provided for in relation to the application of residential density controls under clause 5.4.2.

5.4.5 Noise insulation

- (1) Noise insulation is not mandatory for residential development within this noise exposure zone. Some areas however, may experience aircraft noise levels in excess of the Indoor Design Sound Levels specified in AS2021, and noise insulation is recommended in such cases. Guidance on noise insulation measures are contained within the Western Australian Planning Commission report, *Aircraft Noise Insulation for Residential Development in the Vicinity of Perth Airport, 2004*.
- (2) Noise insulation requirements for development other than residential that is identified as 'Conditionally Acceptable'

in the building site acceptability table in *Appendix 1*, should be determined in consideration of:

- levels of aircraft noise likely to be experienced at the site;
 - likely noise attenuation from the type of construction proposed;
 - background noise level to which the site is subject;
 - times of day or night when overflights are likely to occur;
 - frequency of overflights by the various classes of aircraft; and
 - occupational characteristics of the proposed development.
- (3) Closure of windows and other openings to habitable rooms can significantly reduce the intrusion of aircraft noise. This will normally require forced ventilation and may also necessitate some form of active cooling, such as refrigerated air conditioning. The operational management of buildings however, is outside the ambit of this policy and will therefore be subject only to advice. (Refer clause 5.4.7).

5.4.6 Notification on title

A 'notice on title' advising of the potential for noise nuisance is to be required as a condition of any subdivision or planning approval within this noise exposure zone, except where the proposed building type is identified as 'Acceptable' in the building site acceptability table in *Appendix 1*. Standard wording to be used in notices on title is included in *Appendix 3*.

5.4.7 Advice

- (1) Information should be given to prospective purchasers of noise-sensitive premises, about the potential for aircraft noise nuisance. Such advice should be provided by local government in conjunction with the issue of zoning certificates and/or property inquiries.
- (2) Advice should be provided, in association with applications for planning approval and building permits, of the potential for noise nuisance and any noise insulation

requirements or recommendations in accordance with the provisions of clause 5.4.5. Developers should also be made aware of the benefits of window closure and the associated need for forced ventilation.

- (3) Information about aircraft types and the timing and frequency of aircraft operations is available from the Jandakot Airport website. AS2021 includes tables of noise levels for selected aircraft types and locations, in terms of distance, in specific proximity to airport runways.

5.5 Areas above 25 ANEF

5.5.1 Zoning

- (1) Zoning and associated development control provisions should take into consideration the level of noise exposure forecast for the area and the building site acceptability for this particular noise exposure zone as identified in *Appendix 1*. This includes structure planning by which development is controlled.
- (2) There is a presumption against zoning which may permit development involving building types identified as 'Unacceptable', with reference to the building site acceptability table in *Appendix 1*. This includes residential, rural-residential or special rural zoning where the predominant type of development is likely to be housing.
- (3) Where land has already been zoned to permit development defined as 'Unacceptable', and where in the opinion of local government it is not practicable to allocate the land for alternative uses, existing zoning may remain.¹
- (4) Land uses that provide for development of building types identified as either 'Conditionally Acceptable' or 'Unacceptable' in the building site acceptability table in *Appendix 1*, should

be subject to discretionary control under local planning schemes. Such development includes:

- dwellings and caravan parks
- educational establishments
- child-care premises
- hospitals and nursing homes
- places of worship
- hotels and motels
- residential buildings
- offices and shops
- medical centres
- restaurants.

- (5) Under no circumstances should 'Rural' or other non-residential zoned land be rezoned for residential development or any other form of development involving building types identified as 'Unacceptable' in the building site acceptability table in *Appendix 1*.
- (6) In considering the practicability of alternative land uses, local government should give particular emphasis to areas forecast to be affected by noise exposure levels above 30 ANEF.
- (7) It is not intended that this policy would affect the existing use of land.

5.5.2 Residential density

- (1) Where alternative (non-residential) zoning of existing 'Residential' zoned land is not practicable, the density of development should generally be limited to R12.5. Possible exceptions are where:
 - land is identified as appropriate for more intensive development through strategic planning instruments such as a regional or sub-regional structure plan;
 - a higher density is necessary to facilitate redevelopment or infill development of an existing residential area;

¹ Australian Standard 2021 recognises that many non-aviation factors have to be taken into account in decisions about land use, and that where established residential development exists, it is generally not appropriate to apply the recommended land use compatibility criteria unless the opportunity for re-zoning arises.

- it can be demonstrated that the public benefits of higher density coding outweigh the negative impacts of exposing additional residents to aircraft noise; and
 - a higher density would facilitate the concurrent provision of noise insulation in accordance with the indoor design sound levels prescribed in AS2021.
- (2) In areas subject to noise exposure levels above 30 ANEF, the permissible density of residential development should generally not be increased.

5.5.3 Subdivision and strata subdivision

- (1) No further subdivision or strata subdivision is to take place where it would result in an increase in the number of dwellings that may be developed, unless consistent with the relevant zoning and/or density coding of the land under a local planning scheme.
- (2) Where no density coding or minimum lot size is prescribed for 'Residential' zoned land, the maximum density should generally be limited to R12.5, except as provided for in relation to the application of residential density controls under clause 5.5.2.

5.5.4 Development

- (1) No further development is to take place where it would result in an increase in the number of people likely to be accommodated, unless it is consistent with the zoning and density coding of the land.
- (2) In the case of development that is subject to discretionary control under an operative local planning scheme (as provided for under clause 5.5.1), the impact of aircraft noise on the users or occupiers of the development should be taken into consideration in the determination of applications and where relevant, in the imposition of conditions of approval.

- (3) Where no density coding is prescribed for 'Residential' zoned land, the maximum density should generally be limited to R12.5, except as provided for in relation to the application of residential density controls under clause 5.5.2.

5.5.5 Noise insulation

- 1) Noise insulation is required as a condition of planning approval for all development involving building types identified as 'Unacceptable', with reference to the building site acceptability table in *Appendix 1*. This includes in particular, all new residential development, educational establishments, hospitals and nursing homes.
- (2) Noise insulation requirements for development involving building types identified as 'Conditionally Acceptable' in the building site acceptability table in *Appendix 1*, should be determined in consideration of the:
- levels of aircraft noise likely to be experienced at the site;
 - likely noise attenuation from the type of construction proposed;
 - background noise level to which the site is subject;
 - times of day or night when overflights are likely to occur;
 - frequency of overflights by the various classes of aircraft; and
 - occupational characteristics of the proposed development.
- (3) Where practicable, the standard of insulation required should be based on achievement of indoor design sound levels recommended for the particular building type or activity in AS2021. (Refer to *Indoor Design Sound Levels for Determination of Aircraft Noise Reduction* in *Appendix 2*).
- (4) Closure of windows and other openings to habitable rooms, which is necessary to achieve the benefits of noise insulation, normally involves forced ventilation

and may also necessitate some form of active cooling, such as refrigerative air conditioning. The operational management of buildings however, is outside the ambit of this policy and will therefore be subject only to advice. (Refer clause 5.5.7).

- (5) Heritage listed buildings and pre-existing housing within a designated heritage area may also be exempt from the requirements for noise insulation, as provided for under a local planning scheme.²
- (6) Minor additions to existing residential development involving no more than two habitable rooms and no more than a 25 per cent increase in habitable floor space should be exempted from the requirement for noise insulation.
- (7) Where more substantial additions are proposed, the additional areas should be insulated in accordance with the recommended indoor design sound levels of AS2021 or otherwise as provided for in sub-clause (3) above. Noise insulation is not mandatory for existing areas of the house but is desirable and may, in some circumstances, be appropriate to meet the indoor design sound levels prescribed under AS2021 and/or the variations provided for in sub-clause (3) above. According to AS2021, the requirement for different internal design sound levels for different indoor spaces could require the construction of substantial barriers between habitable spaces. Accordingly, consideration should be given to a uniform perimeter insulation approach.
- (8) Deemed-to-comply noise insulation specifications for residential development are contained within section 6 of the Western Australian Planning Commission report, *Aircraft Noise Insulation for Residential Development in the Vicinity of Perth Airport, 2004*.

5.5.6 Notification on title

A 'notice on title' advising of the potential for noise nuisance is to be required as a condition of any subdivision or planning approval, except where the proposed development is identified as 'Acceptable' for the relevant ANEF level in the building site acceptability table in *Appendix 1*. Standard wording to be used in notices on title is included in *Appendix 3*.

5.5.7 Advice

- (1) Information regarding the potential for noise nuisance should be provided in association with applications for subdivision or planning approval, zoning certificates and/or property inquiries.
- (2) Advice should be provided, in association with applications for planning approval and building permits, of the potential for noise nuisance and any noise insulation requirements or recommendations in accordance with the provisions of clause 5.5.5. Developers should also be made aware of the benefits of window closure and the associated need for forced ventilation.
- (3) Information about aircraft types and the timing and frequency of aircraft operations is available from the Jandakot Airport website. AS2021 includes tables of noise levels for selected aircraft types and locations, in terms of distance, in specific proximity to airport runways.

² Local planning schemes prepared in accordance with the *Planning and Development (Local Planning Schemes) Regulations 2015* already provide for variations to development requirements where desirable to facilitate the conservation of heritage buildings or preservation of heritage values in a designated heritage area.

6 IMPLEMENTATION

It is intended that this policy be implemented using a combination of the following measures:

- zoning and density coding;
- subdivision control;
- development controls;
- referral arrangements; and
- notification and advice.

6.1 Zoning and density coding

- (1) Local government should have due regard to the objectives and policy measures outlined in Section 5 when reviewing local planning schemes. This relates to all land forecast to be affected by noise exposure levels above the 20 ANEF contour and/or within the frame area where applicable.
- (2) In those areas with potential for further subdivision or redevelopment, consideration should be given to ways in which the effects of aircraft noise can be reduced. Where practicable, noise-sensitive premises should be prohibited in noise exposure zones for which the relevant development or use is classified as 'Unacceptable' in the building site acceptability table in *Appendix 1*.

6.2 Development control

- (1) Where practicable, local governments should include special control areas, or other provisions, in local planning schemes, to provide an additional head of power to control development in areas within the 20 ANEF contour.
- (2) As well as being defined on local planning scheme maps, special control areas should provide for supplementary control of development in order to address the policy measures detailed in Section 5. Relevant provisions should include:
 - requirement for planning approval for all noise-sensitive development, particularly single houses;

- discretionary provisions to enable applications to be refused where the development would be inconsistent with this policy;
- discretionary provisions to facilitate the imposition of conditions to address the requirements of this policy with respect to noise reduction; and
- discretionary provisions to facilitate the registration of notices on title where land is affected by aircraft noise above 20 ANEF.

6.3 Subdivision control

- (1) The Western Australian Planning Commission is responsible for the control of subdivision under the *Planning and Development Act 2005*, as well as certain classes of strata subdivision under the *Strata Titles Act 1985*. In exercising its discretion in relation to applications for subdivision and strata subdivision the Western Australian Planning Commission will have due regard to this policy.
- (2) Local government should also have regard to this policy in making its recommendations to the Western Australian Planning Commission on applications for subdivision and those classes of strata subdivision for which the approval of the Commission is required, or in making its decision where local government is the delegated authority.

6.4 Referral arrangements

Proposals involving any of the following should be referred by the relevant local government or in the case of subdivision, the Western Australian Planning Commission, to the operators of Jandakot Airport for comment and advice:

Scheme amendments

- Increase in density coding above R20 in areas between 20 ANEF and 25 ANEF.
- Changes of zoning and/or density coding in areas above the 25 ANEF noise exposure contour, which have the potential to enable an increase in population density.

Subdivision

- Subdivision of land for residential purposes, where the lot sizes would enable development at a density in excess of that provided for under this policy.

Development

- Development identified as 'Unacceptable' in the building site acceptability table in *Appendix 1*, with the exception of residential development, which accords with the density coding applicable under a local planning scheme.

- Development involving penetration of the prescribed airspace or other controlled activities as prescribed in the *Airports (Protection of Airspace) Regulations 1996*.

Prescribed Airspace is defined under the *Airports (Protection of Airspace) Regulations, 1996* as the airspace above any part of either an Obstacle Limitation Surface (OLS) or Procedures for Air Navigation Systems Operations (PANS-OPS) surface. Details regarding prescribed airspace or controlled activities can be obtained from the Jandakot Airport website.

Land use

- Non-structural activities (artificial light, sunlight, emissions of smoke, dust and other particulate matter, and emissions of steam or other gas) subject to approval under the *Airports (Protection of Airspace) Regulations 1996*.

Further information concerning referral and approval requirements under the Commonwealth legislation may be obtained from the Federal Department of Infrastructure and Regional Development website.

- Use or development of land in the vicinity of the airport that are likely to attract significant numbers of birds and other wildlife. Information on this issue may be obtained from Jandakot Airport.

6.5 Notification and advice

- (1) Advice concerning the potential for noise nuisance can most effectively be administered by the relevant local government via property inquiries, zoning certificates and conditions of planning approval requiring notices on title. A standard notification has been included in *Appendix 3*.
- (2) In the case of proposals involving land subdivision, the Western Australian Planning Commission has the principal role in the provision of advice to applicants and/or the registration of notices on title, where required.
- (3) The Jandakot Airport website provides information about aircraft noise and the operations of the airport.
- (4) Local governments may require proponents to ensure that adequate information about the potential for noise nuisance is provided to prospective property purchases to enable them to make a fully informed decision.

GLOSSARY OF TERMS

ANEF

Australian Noise Exposure Forecast as endorsed by Airservices Australia and as amended from time to time. The ANEF is a cumulative measure of aircraft noise exposure that takes into account the following features of aircraft noise:

- the intensity, duration, tonal content and spectrum of audible frequencies of the noise from aircraft take offs, approaches to landing, and reverse thrust after landing;
- the forecast frequency of aircraft types and movements on the various flight paths; and
- the average daily distribution of aircraft arrivals and departures in both daytime and night time. (Daytime is defined as being between the hours of 7.00am and 7.00pm).

ANEI

Australian Noise Exposure Index based on data for a previous year where the exact numbers and types of aircraft that used the airport are known.

AS2021

Australian Standard 2021 Acoustics – Aircraft noise intrusion – Building siting and construction.

Building site acceptability

Refers to the acceptability of sites for particular building types within various ANEF zones. *Appendix 1* includes a classification of building site acceptability which has been adopted from AS2021. Building types are classified as 'Acceptable', 'Conditionally Acceptable' or 'Unacceptable', depending on the sensitivity of associated use or occupation of the building and the level of noise exposure forecast for the site.

Noise exposure zone

Refers to the areas within a specified range of noise exposure.

Noise sensitive premises

Premises occupied or designed for occupation or use for residential purposes (including dwellings, residential buildings or short-stay accommodation), caravan park, camping ground, educational establishment, child care premises, hospital, nursing home or place of worship.

OLS

Obstacle Limitation Surface.

PANS OPS

Procedures for Air Navigation Systems Operations.

REFERENCES

Commonwealth of Australia, 1996, *Airports (Protection of Airspace) Regulations 1996*

Airservices Australia, 1999, *The Australian Noise Exposure Forecast System and Associated Land Use Compatibility Advice for Areas in the Vicinity of Airports*

Australian Standards, 2000, *AS 2021-2000, Acoustics – Aircraft Noise Intrusion – Building Siting and Construction*

Department of Transport and Regional Services, 2003, *Going Beyond Noise Contours*

Department of Infrastructure, Transport, Regional Development, and Local Government, 2009, *National Aviation Policy White Paper*

State Planning Commission Western Australia, 1990, *Land Use Planning in the Vicinity of Airports: Report of the Working Group*

Western Australian Government, 1985, *Strata Titles Act*

Western Australian Government, 2005, *Planning and Development Act*

Western Australian Government, 1893, *Transfer of Land Act*

Western Australian Planning Commission, 2004, *Aircraft Noise Insulation for Residential Development in the Vicinity of Perth Airport*.

Appendix 1

Building site acceptability

(Adopted from AS2021, Table 2.1: Building Site Acceptability Based on ANEF Zones)

Building type	Forecast noise exposure level (ANEF)			
	less than 20 ANEF (Note 1)	20 to 25 ANEF (Note 2)	25 to 30 ANEF	30 to 35 ANEF
House, home unit, flat, caravan park	Acceptable	Conditionally Acceptable	Unacceptable (Note 4) (Note 5)	Unacceptable (Note 4) (Note 5)
School, university	Acceptable	Conditionally Acceptable	Unacceptable (Note 4) (Note 5)	Unacceptable (Note 4) (Note 5)
Hospital, nursing home	Acceptable	Conditionally Acceptable	Unacceptable (Note 4) (Note 5)	Unacceptable (Note 4) (Note 5)
Hotel, motel, hostel	Acceptable	Acceptable	Conditionally Acceptable	Unacceptable (Note 4) (Note 5)
Public building	Acceptable	Conditionally Acceptable	Conditionally Acceptable	Unacceptable (Note 4) (Note 5)
Commercial building	Acceptable	Acceptable	Conditionally Acceptable	Conditionally Acceptable
Light Industrial	Acceptable	Acceptable	Acceptable	Conditionally Acceptable
Other industrial	Acceptable	Acceptable	Acceptable	Acceptable

Relevant Notes from Table 2.1 of AS2021:

1. The actual location of the 20 ANEF contour is difficult to define accurately, mainly because of variation in aircraft flight paths. Therefore, the procedure of Clause 2.3.2 of AS2021 may be followed for building sites outside but near to the 20 ANEF contour.
2. Within 20 ANEF to 25 ANEF, some people may find that the land is not compatible with residential or educational uses. Land use authorities may consider that the incorporation of noise control features in the construction of residences or schools is appropriate.
3. There will be cases where a building of a particular type will contain spaces used for activities which would generally be found in a different type of building (e.g. an office in an industrial building). In these cases, Table 2.1 should be used to determine site acceptability, but internal design noise levels within the specific spaces should be determined by Table 3.3 (Appendix 2).
4. This Standard does not recommend development in unacceptable areas. However, where the relevant planning authority determines that any development may be necessary within existing built-up areas designated as unacceptable, it is recommended that such development should achieve the required ANR determined according to Clause 3.2 of AS2021. For residences, schools, etc., the effect of aircraft noise on outdoor areas associated with the buildings should be considered.
5. In no case should new development take place in greenfield sites deemed unacceptable because such development may impact airport operations.

Appendix 2

Indoor design sound levels

(Excerpt from AS2021: Table 3.3)

Table 3.3: Indoor Design Sound Levels* for Determination of Aircraft Noise Reduction

Building type and activity	Indoor design sound level*, dB(A)
Houses, home units, flats, caravan parks	
Sleeping areas, dedicated lounges	50
Other habitable spaces	55
Bathrooms, toilets, laundries	60
Hotels, motels, hostels	
Relaxing, sleeping	55
Social activities	70
Service activities	75
Schools, universities	
Libraries, study areas	50
Teaching areas, assembly areas (see Note 5)	55
Workshops, gymnasia	75
Hospitals, nursing homes	
Wards, theatres, treatment and consulting rooms	50
Laboratories	65
Service areas	75
Public buildings	
Churches, religious activities	50
Theatres, cinemas, recording studios (see Note 4)	40
Court houses, libraries, galleries	50
Commercial buildings, offices and shops	
Private offices, conference rooms	55
Drafting, open offices	65
Typing, data processing	70
Shops, supermarkets, showrooms	75
Industrial	
Inspection, analysis, precision work	75
Light machinery, assembly, bench work	80

Notes from Table 3.3 of AS2021:

* These indoor design sound levels are not intended to be used for measurement of adequacy of construction. For measurement of the adequacy of construction against aircraft noise intrusion see Appendix D of AS2021.

1. The indoor design sound levels in Column 2 are hypothesized values based on Australian experience. A design sound level is the maximum level (dB(A)) from an aircraft flyover which, when heard inside a building by the average listener, will be judged as not intrusive or annoying by that listener while carrying out the specified activity. Owing to the variability of subjective responses to aircraft noise, these figures will not provide sufficiently low interior noise levels for occupants who have a particular sensitivity to aircraft noise.

- 2 *Some of these levels, because of the short duration of individual aircraft flyovers, exceed some other criteria published by Standards Australia for indoor background noise levels (see AS2107).*
- 3 *The indoor design sound levels are intended for the sole purpose of designing adequate construction against aircraft noise intrusion and are not intended to be used for assessing the effects of noise. Land use planning authorities may have their own internal noise level requirements which may be used in place of the levels above.*
- 4 *For opera and concert halls and theatres, and for recording, broadcast and television studios and similar buildings where noise intrusion is unacceptable, specialist acoustic advice should always be obtained.*
- 5 *Certain activities in schools may be considered particularly noise sensitive and 50 dB(A) may be a more desirable indoor sound level to select for any teaching areas used for such activities. However, the effect of other noise sources should be considered.*
- 6 *The provisions of this standard relating to different internal design sound levels for different indoor spaces could result in the use of different construction and materials in contiguous spaces, and require the construction of substantial barriers between habitable spaces, e.g. heavy self-closing internal doors, detracting from the amenity of the building. Therefore consideration should be given to a uniform perimeter insulation approach.*

Appendix 3

Notification about aircraft noise to be placed on property title

Advice Note: This property is situated in the vicinity of Jandakot Airport and is currently affected, or may be affected in the future by aircraft noise. Noise exposure levels are likely to increase in the future as a result of an increase in aircraft using the airport, changes in aircraft type, or other operational changes. Further information about aircraft noise is available from the Jandakot Airport website. Information regarding development restrictions and noise insulation requirements for noise-affected property is available on request from the relevant local government offices.

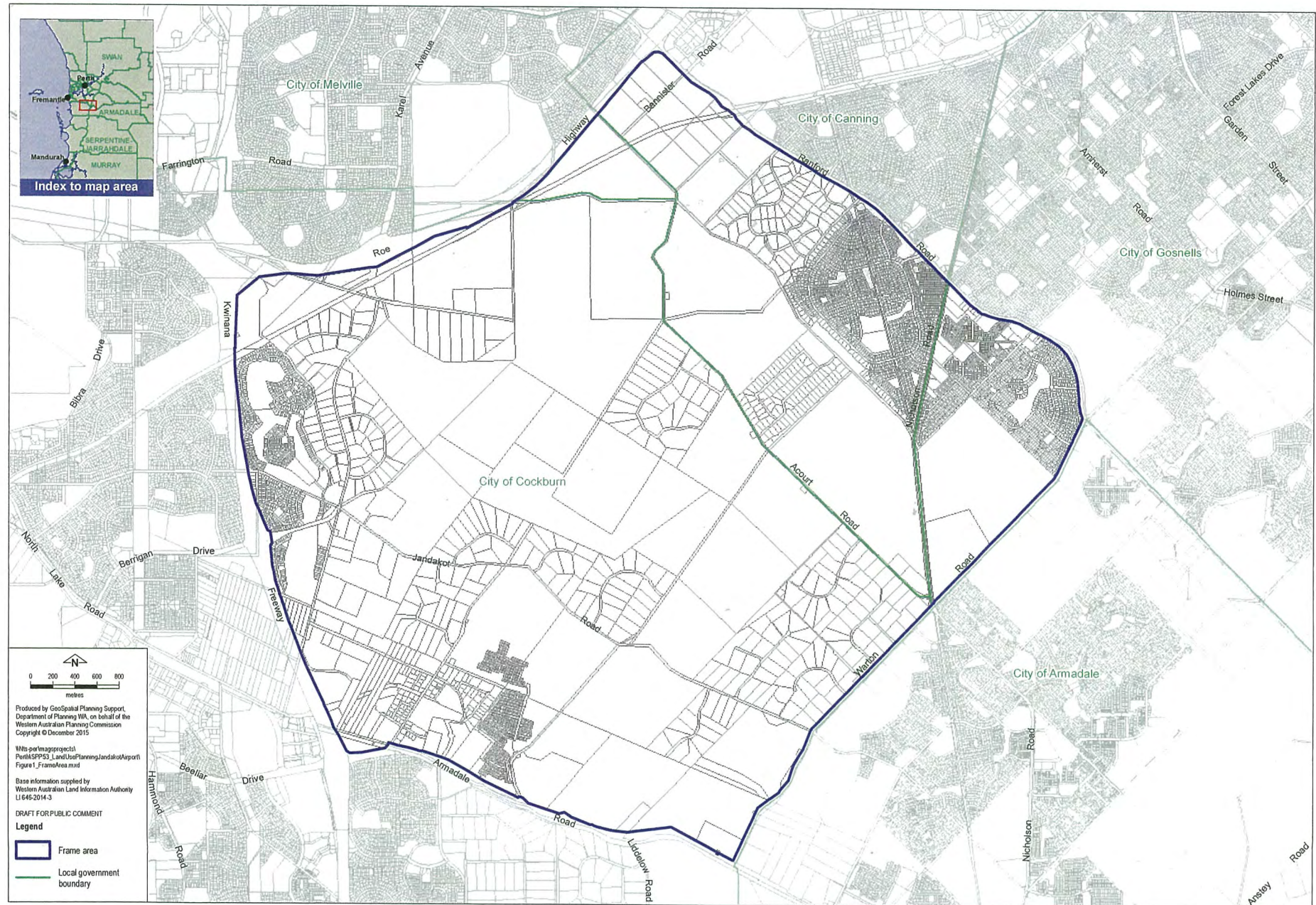


Figure 1: Frame area

MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF092720	11741	WATC LOAN REPAYMENTS	8/01/2016	7,653.74
EF092721	26763	RHYTHM FIX MUSIC ENTERTAINER	8/01/2016	390.00
EF092722	10152	AUST SERVICES UNION PAYROLL DEDUCTIONS	19/01/2016	1,584.32
EF092723	10154	AUST TAXATION DEPT PAYROLL DEDUCTIONS	19/01/2016	353,985.00
EF092724	10305	CHILD SUPPORT AGENCY PAYROLL DEDUCTIONS	19/01/2016	3,065.75
EF092725	10733	HOSPITAL BENEFIT FUND PAYROLL DEDUCTIONS	19/01/2016	283.05
EF092726	11001	LOCAL GOVERNMENT RACING & CEMETERIES PAYROLL DEDUCTIONS	19/01/2016	369.00
EF092727	11857	CHAMPAGNE SOCIAL CLUB PAYROLL DEDUCTIONS	19/01/2016	553.60
EF092728	11860	45S CLUB PAYROLL DEDUCTIONS	19/01/2016	22.00
EF092729	18553	SELECTUS PTY LTD PAYROLL DEDUCTIONS	19/01/2016	10,411.24
EF092730	19726	HEALTH INSURANCE FUND OF WA PAYROLL DEDUCTIONS	19/01/2016	1,180.40
EF092731	25987	TOYOTA FLEET MANAGEMENT PAYROLL DEDUCTIONS - NOVATED LEASE	19/01/2016	567.62
EF092732	99997	COCKBURN MASTERS SWIM CLUB COUNCIL GRANT	19/01/2016	10,000.00
EF092733	99997	ETHAN BRILL JUNIOR TRAVEL ASSISTANCE	19/01/2016	400.00
EF092734	99997	DESTINY BRILL JUNIOR TRAVEL ASSISTANCE	19/01/2016	400.00
EF092735	99997	JACK HOLT JUNIOR TRAVEL ASSISTANCE	19/01/2016	400.00
EF092736	10888	LJ CATERERS CATERING SERVICES	22/01/2016	1,650.00
EF092737	26517	CLICKSUPER PAYROLL DEDUCTIONS	5/01/2016	641,622.31
EF092738	11753	WASTE MNGMT. & RECYCLING FUND QUARTERLY LANDFILL LEVY PAYMENT	28/01/2016	881,660.95
EF092739	26647	BROOKFIELD MULTIPLEX CONST. BUILDING - CONSTRUCTION	28/01/2016	4,348,850.79
EF092740	10032	ADVANCED TRAFFIC MNGMT. (WA) P/LTD CONTROLLERS AND SIGNS	29/01/2016	21,434.05
EF092741	10035	ADVENTURE WORLD WA PTY LTD ENTERTAINMENT SERVICES	29/01/2016	1,792.00
EF092742	10058	ALSCO PTY LTD HYGIENE SERVICES/SUPPLIES	29/01/2016	2,896.13
EF092743	10071	AUSTRALASIAN PERF. RIGHT ASSOC. LTD LICENCE - PERFORMING RIGHTS	29/01/2016	180.75

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF092744	10091	ASLAB PTY LTD ASPHALTING SERVICES/SUPPLIES	29/01/2016	912.15
EF092745	10118	AUSTRALIA POST POSTAGE CHARGES	29/01/2016	43,180.66
EF092746	10160	DORMA AUSTRALIA PTY LTD AUTOMATIC DOOR SERVICES	29/01/2016	12,160.61
EF092747	10170	MACRI PARTNERS AUDITING SERVICES	29/01/2016	19,964.40
EF092748	10190	BETTA TURF TURFING SERVICES	29/01/2016	13,444.20
EF092749	10207	BOC GASES GAS SUPPLIES	29/01/2016	317.74
EF092750	10212	BOSS BOLLARDS SECURITY PRODUCTS	29/01/2016	1,138.50
EF092751	10219	BOUSFIELDS MENSWEAR CLOTHING SUPPLIES	29/01/2016	153.90
EF092752	10220	BOYA EQUIPMENT EQUIPMENT SUPPLIES	29/01/2016	2,209.63
EF092753	10221	BP AUSTRALIA LIMITED DIESEL/PETROL SUPPLIES	29/01/2016	9,172.07
EF092754	10226	BRIDGESTONE AUSTRALIA LTD TYRE SERVICES	29/01/2016	27,158.05
EF092755	10244	BUILDING & CONST INDUSTRY TRAINING FUND LEVY PAYMENT	29/01/2016	91,311.89
EF092756	10246	BUNNINGS BUILDING SUPPLIES PTY LTD HARDWARE SUPPLIES	29/01/2016	3,514.11
EF092757	10247	BUNZL AUSTRALIA LTD PAPER/PLASTIC/CLEANING SUPPLIES	29/01/2016	1,961.35
EF092758	10279	CASTROL AUSTRALIA PTY LTD GREASE/LUBRICANTS	29/01/2016	2,488.56
EF092759	10329	CITY OF ROCKINGHAM TIP FEES	29/01/2016	44.75
EF092760	10333	CJD EQUIPMENT PTY LTD HARDWARE SUPPLIES	29/01/2016	1,920.12
EF092761	10346	COATES HIRE OPERATIONS PTY LTD EQUIPMENT HIRING SERVICES	29/01/2016	316.91
EF092762	10351	COCKBURN BMX STADIUM SPORTING EQUIPT GRANT/REGIST. FEES	29/01/2016	1,494.03
EF092763	10357	COCKBURN ICE ARENA PTY LTD ENTERTAINMENT SERVICES	29/01/2016	165.00
EF092764	10359	COCKBURN PAINTING SERVICE PAINTING SUPPLIES/SERVICES	29/01/2016	6,710.00
EF092765	10360	COCKBURN PARTY HIRE HIRE OF PARTY EQUIPMENT	29/01/2016	1,793.00
EF092766	10375	VEOLIA ENVIRONMENTAL SERVICES WASTE SERVICES	29/01/2016	16,502.89
EF092767	10384	PROGILITY PTY LTD COMMUNICATIONS AUSTRALIA COMMUNICATION SERVICES	29/01/2016	4,059.33

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF092768	10386	COMMUNITY NEWSPAPER GROUP ADVERTISING SERVICES	29/01/2016	2,082.19
EF092769	10394	CD'S CONFECTIONERY WHOLESALEERS CONFECTIONERY	29/01/2016	813.58
EF092770	10483	LANDGATE MAPPING/LAND TITLE SEARCHES	29/01/2016	8,639.77
EF092771	10498	DIGITAL MAPPING SOLUTIONS COMPUTER SOFTWARE	29/01/2016	4,400.00
EF092772	10526	E & MJ ROSHER PTY LTD MOWER PARTS	29/01/2016	7,820.70
EF092773	10527	EAGLE SPORTS SPORTING GOODS	29/01/2016	633.60
EF092774	10528	EASIFLEET MANAGEMENT VEHICLE LEASE	29/01/2016	71.84
EF092775	10535	WORKPOWER INCORPORATED EMPLOYMENT SERVICES - PLANTING	29/01/2016	24,938.21
EF092776	10573	FAIRBRIDGE WESTERN AUSTRALIA INC OUTDOOR RECREATION SERVICES	29/01/2016	231.00
EF092777	10580	FC COURIERS COURIER SERVICES	29/01/2016	1,585.68
EF092778	10590	DEPARTMENT OF FIRE AND EMERGENCY SERVICES ESL LEVY & RELATED COSTS	29/01/2016	20,068.84
EF092779	10609	FORESTVALE TREES P/L PLANTS - TREES/SHRUBS	29/01/2016	5,098.50
EF092780	10611	FORPARK AUSTRALIA PLAYGROUND EQUIPMENT	29/01/2016	47,737.80
EF092781	10636	FUJI XEROX AUSTRALIA PTY LTD PHOTOCOPY CHARGES	29/01/2016	109.84
EF092782	10641	GALVINS PLUMBING SUPPLIES PLUMBING SERVICES	29/01/2016	477.77
EF092783	10655	GHD PTY LTD CONSULTANCY SERVICES	29/01/2016	1,100.00
EF092784	10692	AECOM AUSTRALIA PTY LTD CONSULTANCY SERVICES	29/01/2016	10,428.00
EF092785	10709	HECS FIRE FIRE SYSTEM MAINTENANCE	29/01/2016	12,041.04
EF092786	10726	HOLTON CONNOR ARCHITECTS & PLANNERS ARCHITECTURAL SERVICES	29/01/2016	4,840.00
EF092787	10768	INST OF PUBLIC WORKS ENG AUST - WA MEMBERSHIP FEES	29/01/2016	990.00
EF092788	10779	J F COVICH & CO PTY LTD ELECTRICAL SERVICES	29/01/2016	27,048.54
EF092789	10787	JANDAKOT ACCIDENT REPAIR CENTRE PANEL BEATING SERVICES	29/01/2016	3,000.00
EF092790	10814	JR & A HERSEY PTY LTD SAFETY CLOTHING SUPPLIES	29/01/2016	66.00
EF092791	10888	LJ CATERERS CATERING SERVICES	29/01/2016	3,279.66

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EF092792	10918	MAIN ROADS WA REPAIRS/MAINTENANCE SERVICES	29/01/2016	3,651.92
EF092793	10923	MAJOR MOTORS PTY LTD REPAIRS/MAINTENANCE SERVICES	29/01/2016	1,213.81
EF092794	10931	MARLBROH BINGO ENTERPRISES BINGO EQUIPMENT	29/01/2016	113.45
EF092795	10939	LINFOX ARMAGUARD BANKING SECURITY SERVICES	29/01/2016	1,391.46
EF092796	10944	MCLEODS LEGAL SERVICES	29/01/2016	49,160.48
EF092797	10973	MIRCO BROS PTY LTD FERTILISER SUPPLIES	29/01/2016	156.00
EF092798	10981	MOBILE MASTERS COMMUNICATIONS EQUIPMENT/SERVICES	29/01/2016	909.70
EF092799	10991	BEACON EQUIPMENT MOWING EQUIPMENT	29/01/2016	773.40
EF092800	11022	NATIVE ARC GRANTS & DONATIONS	29/01/2016	300.00
EF092801	11026	NESTLE FOOD SERVICES CATERING SUPPLIES	29/01/2016	400.20
EF092802	11028	NEVERFAIL SPRINGWATER LTD BOTTLED WATER SUPPLIES	29/01/2016	497.00
EF092803	11036	NORTHLAKE ELECTRICAL ELECTRICAL SERVICES	29/01/2016	41,865.37
EF092804	11039	NOVUS AUTO GLASS WINDSCREEN REPAIR SERVICES	29/01/2016	220.00
EF092805	11068	VODAFONE HUTCHISON AUSTRALIA PTY LTD PAGING SERVICES	29/01/2016	665.50
EF092806	11077	P & G BODY BUILDERS PTY LTD PLANT BODY BUILDING SERVICES	29/01/2016	5,209.60
EF092807	11132	PERTH ZOO ENTERTAINMENT SERVICES	29/01/2016	119.00
EF092808	11164	PMP PRINT PTY LTD PRINTING SERVICES	29/01/2016	1,784.49
EF092809	11182	PREMIUM BRAKE & CLUTCH SERVICE BRAKE SERVICES	29/01/2016	22,205.37
EF092810	11205	QUALITY TRAFFIC MANAGEMENT PTY LTD TRAFFIC CONTROL SERVICES	29/01/2016	5,514.42
EF092811	11208	QUICK CORPORATE AUSTRALIA PTY LTD STATIONERY/CONSUMABLES	29/01/2016	7,816.97
EF092812	11235	REINFORCED CONCRETE PIPES PTY LTD CONCRETE PIPE SUPPLIES	29/01/2016	20,283.49
EF092813	11244	RESEARCH SOLUTIONS PTY LTD RESEARCH SERVICES	29/01/2016	3,000.00
EF092814	11294	SAFEMAN (WA) PTY LTD PROTECTIVE CLOTHING/EQUIPMENT	29/01/2016	185.57
EF092815	11304	SANAX MEDICAL & FIRST AID SUPPLIES MEDICAL SUPPLIES	29/01/2016	573.26

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EF092816	11307	SATELLITE SECURITY SERVICES PTY LTD SECURITY SERVICES	29/01/2016	13,400.01
EF092817	11308	SBA SUPPLIES HARDWARE SUPPLIES	29/01/2016	1,955.28
EF092818	11333	SHELFORD CONSTRUCTIONS PTY LTD CONSTRUCTION SERVICES	29/01/2016	145,603.70
EF092819	11337	SHERIDANS FOR BADGES NAME BADGES & ENGRAVING	29/01/2016	930.33
EF092820	11361	SIGMA CHEMICALS PTY LTD CHEMICAL SUPPLIES	29/01/2016	5,799.63
EF092821	11373	SKIPPER TRUCK PARTS SPARE PARTS & MAINTENANCE SERVICES	29/01/2016	5,562.11
EF092822	11376	SLICKER STICKERS STICKER SUPPLIES	29/01/2016	1,663.20
EF092823	11387	BIBRA LAKE SOILS SOIL & LIMESTONE SUPPLIES	29/01/2016	3,040.00
EF092824	11425	SOUTHERN METROPOLITAN REGIONAL COUNCIL WASTE DISPOSAL GATE FEES	29/01/2016	834,052.28
EF092825	11459	SPEARWOOD VETERINARY HOSPITAL VETERINARY SERVICES	29/01/2016	2,322.40
EF092826	11469	SPORTS TURF TECHNOLOGY TURF CONSULTANCY SERVICES	29/01/2016	11,748.00
EF092827	11483	ST JOHN AMBULANCE AUST WA OPERATIONS FIRST AID COURSES	29/01/2016	626.20
EF092828	11493	SAI GLOBAL LTD PUBLICATIONS - STANDARDS	29/01/2016	563.86
EF092829	11502	STATE LAW PUBLISHER ADVERTISING SERVICES	29/01/2016	199.50
EF092830	11505	STATE LIBRARY OF WESTERN AUSTRALIA BOOK SUPPLIES	29/01/2016	1,152.80
EF092831	11511	STATEWIDE BEARINGS BEARING SUPPLIES	29/01/2016	163.68
EF092832	11512	STATEWIDE CLEANING SUPPLIES PTY LTD CLEANING SUPPLIES/SERVICE	29/01/2016	491.45
EF092833	11533	SUPERBOWL MELVILLE ENTERTAINMENT SERVICES	29/01/2016	1,517.00
EF092834	11546	T FAULKNER & CO INSTALLATIONS/SUPPLY OF HAND RAILS	29/01/2016	4,828.00
EF092835	11557	TECHNOLOGY ONE LTD IT CONSULTANCY SERVICES	29/01/2016	19,756.00
EF092836	11607	THE WESTERN AUST DEAF SOCIETY INC INTERPRETING SERVICES	29/01/2016	842.60
EF092837	11625	TOTAL EDEN PTY LTD RETICULATION SUPPLIES	29/01/2016	45,324.58
EF092838	11642	TRAILER PARTS PTY LTD TRAILER PARTS	29/01/2016	470.71
EF092839	11651	TREE WATERING SERVICES TREE WATERING SERVICES	29/01/2016	61,264.00

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EF092840	11655	TRISLEYS HYDRAULIC SERVICES PTY LTD POOL EQUIPMENT/REPAIRS	29/01/2016	508.20
EF092841	11657	TRUCKLINE PARTS CENTRES AUTOMOTIVE SPARE PARTS	29/01/2016	3,079.49
EF092842	11665	TUNNEL VISION PLUMBING SERVICES	29/01/2016	2,376.00
EF092843	11667	TURFMASTER FACILITY MANAGEMENT TURFING SERVICES	29/01/2016	3,520.00
EF092844	11682	UNIVERSITY OF SOUTH AUSTRALIA MARKETING CONSULTANCY	29/01/2016	4,375.00
EF092845	11697	VAT MAN-FAT FILTERING SYSTEMS FILTER CLEANING SERVICES	29/01/2016	258.70
EF092846	11701	VIBRA INDUSTRIA FILTER SUPPLIES	29/01/2016	550.00
EF092847	11708	VITAL PACKAGING PTY LTD PACKAGING SUPPLIES	29/01/2016	2,337.50
EF092848	11715	WA BLUEMETAL ROADBASE SUPPLIES	29/01/2016	8,755.79
EF092849	11722	WA HINO SALES & SERVICE PURCHASE OF NEW TRUCKS/MAINT.	29/01/2016	3,619.53
EF092850	11726	WA LIMESTONE LIMESTONE SUPPLIES	29/01/2016	6,362.47
EF092851	11739	WA SPIT ROAST COMPANY CATERING SERVICES	29/01/2016	13,806.45
EF092852	11749	WARRENS EARTHMOVING CONTRACTORS EARTHMOVING SERVICES	29/01/2016	5,830.00
EF092853	11773	WESFARMERS LANDMARK LIMITED CHEMICAL SUPPLIES	29/01/2016	7,334.73
EF092854	11787	DEPT OF TRANSPORT WA GOVT DEPARTMENT	29/01/2016	683.40
EF092855	11793	WESTERN IRRIGATION PTY LTD IRRIGATION SERVICES/SUPPLIES	29/01/2016	140,451.04
EF092856	11795	WESTERN POWER ELECTRICAL SERVICES	29/01/2016	592.00
EF092857	11828	WORLDWIDE ONLINE PRINTING - O'CONNOR PRINTING SERVICES	29/01/2016	522.76
EF092858	11835	WURTH AUSTRALIA PTY LTD HARDWARE SUPPLIES	29/01/2016	1,947.86
EF092859	11972	COBEY MAINTENANCE SERVICES TURF MANAGEMENT	29/01/2016	1,980.00
EF092860	11985	IVO GRUBELICH BUS HIRE	29/01/2016	10,175.00
EF092861	11987	SAFETY ZONE AUSTRALIA PTY LTD SAFETY EQUIPMENT	29/01/2016	57.20
EF092862	11990	EARTHCARE (AUSTRALIA) P/L LANDSCAPING SERVICES	29/01/2016	2,574.00

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EF092863	12014	TUTT BRYANT EQUIPMENT BT EQUIPMENT PT EXCAVATING/EARTHMOVING EQUIPMENT	29/01/2016	9,160.49
EF092864	12060	WBHO CIVIL PTY LTD TRADING AS: CECK PTY CIVIL CONSTRUCTION SERVICES	29/01/2016	39,410.80
EF092865	12153	HAYS PERSONNEL SERVICES PTY LTD EMPLOYMENT SERVICES	29/01/2016	29,788.80
EF092866	12173	CHALLENGE CHEMICALS AUSTRALIA CHEMICAL SUPPLIES	29/01/2016	279.68
EF092867	12207	CIVICA PTY LTD SOFTWARE SUPPORT/LICENCE FEES	29/01/2016	1,031.54
EF092868	12500	ELLENBY TREE FARM PLANT SUPPLIES	29/01/2016	346.50
EF092869	12565	SOUTHERN METRO REG. COUNCIL - LOANS LOAN REPAYMENT	29/01/2016	38,329.76
EF092870	12656	COOGEE BEACH SURF LIFESAVING CLUB INC POOR GROVE SLSC DEVELOPMENT COSTS	29/01/2016	200.00
EF092871	12693	SUFFLING, THOMAS JAMES T/A RIVERGODS OUTDOOR ACTIVITIES - RAFTING	29/01/2016	770.00
EF092872	12694	SPECIALISED LIFTING SERVICE LIFTING EQUIPMENT & SERVICES	29/01/2016	194.59
EF092873	12796	ISENTIA PTY LIMITED MEDIA MONITORING SERVICES	29/01/2016	1,432.69
EF092874	12999	SV GLASS GLAZING SERVICES	29/01/2016	656.70
EF092875	13056	CLEANDUSTRIAL SERVICES PTY LTD CLEANING SERVICES	29/01/2016	40,444.02
EF092876	13089	ACE'S TREE & GARDEN SERVICES GARDEN CLEANING SERVICES	29/01/2016	1,540.00
EF092877	13340	FACE PAINTER EXTRAORDINAIRE ENTERTAINMENT SERVICES	29/01/2016	198.00
EF092878	13475	BURGESS RAWSON (WA) PTY LTD VALUATION SERVICES	29/01/2016	4,950.00
EF092879	13563	GREEN SKILLS INC EMPLOYMENT SERVICES	29/01/2016	25,195.43
EF092880	13671	STAPLES AUSTRALIA PTY LTD OFFICE/STATIONERY SUPPLIES	29/01/2016	355.74
EF092881	13767	ELLIOTTS IRRIGATION PTY LTD IRRIGATION SERVICES	29/01/2016	1,375.00
EF092882	13825	JACKSON MCDONALD LEGAL SERVICES	29/01/2016	9,075.00
EF092883	13860	KRS CONTRACTING WASTE COLLECTION SERVICES	29/01/2016	2,906.00
EF092884	13998	AIR & POWER PTY LTD MECHANICAL PARTS	29/01/2016	298.98
EF092885	14187	COCKBURN COUGARS SOFTBALL CLUB INC REGISTRATION FEES	29/01/2016	600.00
EF092886	14350	BAILEYS FERTILISERS FERTILISER SUPPLIES	29/01/2016	2,183.59

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EF092887	14459	BIDVEST (WA) FOOD/CATERING SUPPLIES	29/01/2016	522.67
EF092888	14476	COCKBURN PLEASURE BOAT STORAGE STORAGE SERVICES	29/01/2016	1,871.10
EF092889	14593	AUSTREND INTERNATIONAL PTY LTD ALUMINIUM SUPPLIES	29/01/2016	9,856.00
EF092890	14744	MUCHEA TREE FARM PLANTS/GREENSTOCK	29/01/2016	1,500.00
EF092891	14777	LGIS INSURANCE BROKING INSURANCE PREMIUMS	29/01/2016	1,078.00
EF092892	14787	DAVID'S GARDEN CENTRE PLANT SUPPLIES	29/01/2016	1,120.35
EF092893	15393	GREENWAY ENTERPRISES HARDWARE SUPPLIES	29/01/2016	103.16
EF092894	15609	CATALYSE PTY LTD CONSULTANCY SERVICES	29/01/2016	16,918.00
EF092895	15678	A2Z PEST CONTROL PEST CONTROL	29/01/2016	3,911.00
EF092896	15785	DIEBACK TREATMENT SERVICES CONSULTANCY SER. - ENVIRONMENTAL	29/01/2016	10,802.00
EF092897	15786	AD ENGINEERING INTERNATIONAL PTY LTD SIGNS - ELECTRONIC	29/01/2016	132.00
EF092898	16064	CMS ENGINEERING PTY LTD AIRCONDITIONING SERVICES	29/01/2016	45,380.13
EF092899	16108	ALTIFORM PTY LTD OUTDOOR FURNITURE	29/01/2016	27,462.60
EF092900	16132	HASELL PTY LTD CONSULTANCY SERVICE	29/01/2016	6,050.00
EF092901	16396	MAYDAY EARTHMOVING ROAD CONSTRUCTION MACHINE HIRE	29/01/2016	49,193.65
EF092902	16533	TOTAL PACKAGING PACKAGING	29/01/2016	463.38
EF092903	16704	ACCIDENTAL FIRST AID SUPPLIES - PERTH SO MEDICAL SUPPLIES	29/01/2016	853.80
EF092904	16706	COUNCIL ON THE AGEING (WA) INC EDUCATION SERVICES	29/01/2016	462.00
EF092905	16715	FORD & DOONAN AIR CONDITIONING	29/01/2016	72,715.84
EF092906	16778	SPECIALTY TIMBER FLOORING WA FLOORING SERVICES	29/01/2016	4,037.00
EF092907	16985	WA PREMIX CONCRETE SUPPLIES	29/01/2016	38,336.10
EF092908	17097	VALUE TISSUE PAPER PRODUCTS	29/01/2016	495.88
EF092909	17279	AUSSIE COOL SHADES SHADE SAILS & AWNINGS	29/01/2016	2,420.77
EF092910	17362	JOHN EARLEY TRAINING	29/01/2016	250.00

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EF092911	17471	PIRTEK (FREMANTLE) PTY LTD HOSES & FITTINGS	29/01/2016	2,620.93
EF092912	17481	ADS AUTOMATION PTY LTD DOOR/GATE REPAIRS	29/01/2016	258.50
EF092913	17608	NU-TRAC RURAL CONTRACTING BEACH CLEANING/FIREBREAK CONST.	29/01/2016	8,160.00
EF092914	17677	TARSC PTY LTD CONSULTANCY SERVICES - ROAD SAFETY	29/01/2016	7,667.00
EF092915	17798	WESTERN DIAGNOSTIC PATHOLOGY ANALYTICAL SERVICES	29/01/2016	822.80
EF092916	17887	RED SAND SUPPLIES PTY LTD MACHINERY HIRE	29/01/2016	242.00
EF092917	17942	MRS MAC'S FOOD SUPPLIES	29/01/2016	525.80
EF092918	18126	DELL AUSTRALIA PTY LTD COMPUTER HARDWARE	29/01/2016	1,900.80
EF092919	18147	AURECON AUSTRALASIA PTY LTD CONSULTANCY - CIVIL ENGINEERING	29/01/2016	6,094.00
EF092920	18203	NATSYNC ENVIRONMENTAL PEST CONTROL	29/01/2016	356.40
EF092921	18272	AUSTRACLEAR LIMITED INVESTMENT SERVICES	29/01/2016	66.73
EF092922	18508	JOHN TURNER BRICK LAYING SERVICES	29/01/2016	16,315.50
EF092923	18533	FRIENDS OF THE COMMUNITY INC. DONATION	29/01/2016	500.00
EF092924	18614	BOWMAN & ASSOCIATES PTY LTD CONSULTANCY SERV. - PROJECT MGMT	29/01/2016	10,989.00
EF092925	18695	MYAREE CRANE HIRE CRANE HIRE	29/01/2016	1,369.50
EF092926	18734	P & R EDWARDS ENTERTAINMENT SERVICES	29/01/2016	425.00
EF092927	18962	SEALANES (1985) P/L CATERING SUPPLIES	29/01/2016	2,034.32
EF092928	19133	INNOVA GROUP PTY LTD FURNITURE	29/01/2016	48,578.43
EF092929	19505	ADVANCED WINDOW SHUTTERS WINDOW SHUTTERS	29/01/2016	300.00
EF092930	19533	WOOLWORTHS LTD GROCERIES	29/01/2016	1,589.60
EF092931	19623	ERGOLINK OFFICE FURNITURE	29/01/2016	585.58
EF092932	19652	TMS SERVICES TAPPS MOBILE SECURITY SECURITY SERVICES	29/01/2016	568.03
EF092933	19718	SIFTING SANDS CLEANING SERVICES - SAND	29/01/2016	10,034.20
EF092934	19847	PFD FOOD SERVICES PTY LTD CATERING SERVICES	29/01/2016	814.20

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EF092935	20000	AUST WEST AUTO ELECTRICAL P/L AUTO ELECTRICAL SERVICES	29/01/2016	21,294.02
EF092936	20146	DATA#3 LIMITED CONTRACT IT PERSONNEL & SOFTWARE	29/01/2016	64,005.24
EF092937	20215	POWERVAC CLEANING EQUIPMENT	29/01/2016	1,670.00
EF092938	20549	A1 CARPET, TILE & GROUT CLEANING CLEANING SERVICES - TILES/CARPET	29/01/2016	6,000.50
EF092939	20556	DVG MOUNTWAY MELVILLE PURCHASE OF NEW VEHICLES	29/01/2016	644.51
EF092940	20622	BLADE SKATE SPORTING EQUIPMENT	29/01/2016	3,000.00
EF092941	20857	DOCKSIDE SIGNS SIGN MAKERS	29/01/2016	192.50
EF092942	20934	GREENLINE AG P/L AGRICULTURAL EQUIPMENT	29/01/2016	942.88
EF092943	20940	ROBERT HALF AUSTRALIA PTY LTD EMPLOYMENT SERVICES	29/01/2016	4,291.10
EF092944	20941	PRESTIGE CATERING CATERING SERVICES	29/01/2016	19,902.50
EF092945	21005	BRAIN TEASERS OZ PTY LTD EDUCATIONAL PRODUCTS	29/01/2016	66.00
EF092946	21010	REDMAN SOLUTIONS PTY LTD COMPUTER SOFTWARE	29/01/2016	874.50
EF092947	21120	SHOREWATER MARINE PTY LTD MARINE CONSTRUCTION SERVICES	29/01/2016	3,107.50
EF092948	21127	JOANNA AYCKBOURN INSTRUCTION - SINGING	29/01/2016	800.00
EF092949	21139	AUSTRAFFIC WA PTY LTD TRAFFIC SURVEYS	29/01/2016	2,926.00
EF092950	21193	SPM CONSULTANTS PTY LTD CONSULTANCY SERVICES	29/01/2016	2,010.03
EF092951	21287	T.J.DEPIAZZI & SONS SOIL & MULCH SUPPLIES	29/01/2016	11,444.40
EF092952	21290	ONSITE RENTALS EQUIPMENT HIRE /TOILETS ETCE	29/01/2016	26,650.25
EF092953	21294	CAT HAVEN ANIMAL SERVICES	29/01/2016	2,373.00
EF092954	21371	LD TOTAL SANPOINT PTY LTD LANDSCAPING WORKS/SERVICES	29/01/2016	82,771.35
EF092955	21469	JOHN HUGHES VOLKSWAGON PURCHASE OF NEW VEHICLE	29/01/2016	67,001.20
EF092956	21527	TOUCHWOOD NURSERY PLANT SUPPLIES	29/01/2016	868.01
EF092957	21665	MMJ REAL ESTATE (WA) PTY LTD PROPERTY MANAGEMENT SERVICES	29/01/2016	31,714.12
EF092958	21697	ICT EXPRESS PTY LTD CONSULTANCY SERVICES - IT	29/01/2016	6,171.00

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EF092959	21744	JB HI-FI - COMMERCIAL ELECTRONIC EQUIPMENT	29/01/2016	7,144.00
EF092960	21778	HILTON SQUASH AND FITNESS SPORTING SERVICES	29/01/2016	200.00
EF092961	21879	SPOTLESS SERVICES AUSTRALIA LTD (CLEAN CLEANING SERVICES	29/01/2016	134,881.74
EF092962	21946	RYAN'S QUALITY MEATS MEAT SUPPLIES	29/01/2016	953.07
EF092963	22012	ELEGANT GLOVES EVENTS AND SERVICES CATERING SERVICES	29/01/2016	1,463.70
EF092964	22242	ASPHALT SURFACES PTY LTD ASPHALTING SERVICES	29/01/2016	3,393.96
EF092965	22260	SOUTHERN STAR TRAMPOLINE ACADEMY SPORT & RECREATION	29/01/2016	550.00
EF092966	22337	SEGAFREDO ZANETTI AUSTRALIA PTY LTD COFFEE & COFFEE MACHINES	29/01/2016	174.00
EF092967	22343	COMMUNITYWEST INCORPORATED TRAINING SERVICES	29/01/2016	110.00
EF092968	22553	BROWNES FOOD OPERATIONS CATERING SUPPLIES	29/01/2016	1,404.12
EF092969	22569	SONIC HEALTH PLUS PTY LTD MEDICAL SERVICES	29/01/2016	1,320.00
EF092970	22577	INNERSPACE COMMERCIAL INTERIORS FURNITURE	29/01/2016	2,277.77
EF092971	22600	CUBIC PROMOTIONS PTY LTD PROMOTIONAL PRODUCTS	29/01/2016	4,422.00
EF092972	22639	SHATISH CHAUHAN TRAINING SERVICES - YOGA	29/01/2016	640.00
EF092973	22682	BEAVER TREE SERVICES PTY LTD TREE PRUNING SERVICES	29/01/2016	28,231.48
EF092974	22805	COVS PARTS PTY LTD MOTOR PARTS	29/01/2016	3,497.41
EF092975	22806	PUMA ENERGY (AUSTRALIA) FUELS PTY LTD FUEL SUPPLIES	29/01/2016	89,675.71
EF092976	22903	UNIQUE INTERNATIONAL RECOVERIES LLC DEBT COLLECTORS	29/01/2016	716.80
EF092977	22906	INVISION INVESTIGATIONS & CONSULTING CONSULTANCY - HR	29/01/2016	8,274.00
EF092978	22913	AUSTRALIAN OFFICE LEADING BRANDS.COM.A ENVELOPES	29/01/2016	171.05
EF092979	23213	SPOTLESS FACILITY SERVICES PTY LTD (LAUN LAUNDRY SERVICES	29/01/2016	552.02
EF092980	23253	KOTT GUNNING LEGAL SERVICES	29/01/2016	2,427.58
EF092981	23450	CLEVER DESIGNS UNIFORMS	29/01/2016	1,397.80
EF092982	23457	TOTALLY WORK WEAR FREMANTLE CLOTHING - UNIFORMS	29/01/2016	16,535.15

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EF092983	23549	WEST OZ WILDLIFE AMUSEMENT PARK ENTRY FEES	29/01/2016	286.00
EF092984	23570	A PROUD LANDMARK PTY LTD LANDSCAPE CONTRUCTION SERVICES	29/01/2016	13,653.49
EF092985	23670	LIEBHERR AUSTRALIA PTY LTD SPARE PARTS	29/01/2016	6,135.59
EF092986	23696	JULIE REIDY DRAFTING SERVICES	29/01/2016	3,500.00
EF092987	23730	DELOITTE TOUCHE TOHMATSU AUDITING SERVICES - INTERNAL	29/01/2016	10,909.36
EF092988	23750	ALLIED PUMPS PTY LTD PUMP SUPPLIES/SERVICES	29/01/2016	26,559.50
EF092989	23818	AM & IE MUTCH ENGINEERING CONSULTANTS CONSULTANCY SERVICES	29/01/2016	13,376.00
EF092990	23849	JCB CONSTRUCTION EQUIPMENT AUSTRALIA PLANT/MACHINERY	29/01/2016	32,749.53
EF092991	24156	MASTEC AUSTRALIA PTY LTD PURCHASE OF NEW BINS	29/01/2016	297.00
EF092992	24183	WELLARD GLASS GLASS REPAIR SERVICES	29/01/2016	137.50
EF092993	24186	ELAN ENERGY MANAGEMENT PTY LTD RECYCLING SERVICES - TYRES	29/01/2016	837.45
EF092994	24198	RICOCHET CIRCUS ENTERTAINMENT SERVICES	29/01/2016	790.00
EF092995	24281	ECO LOGICAL AUSTRALIA PTY LTD MAPPING SERVICES	29/01/2016	13,610.31
EF092996	24298	TANKS FOR HIRE EQUIPMENT HIRE	29/01/2016	1,121.40
EF092997	24385	MINERAL TRANSPORT PTY LTD TRANSPORT SERVICES	29/01/2016	20,240.00
EF092998	24430	DOCTOR HOME CAR DOCTOR CARE	29/01/2016	750.00
EF092999	24506	AMARANTI'S PERSONAL TRAINING PERSONAL TRAINING SERVICES	29/01/2016	150.00
EF093000	24508	REBECCA FLANAGAN EDUCATIONAL MUSICAL LESSONS	29/01/2016	350.00
EF093001	24524	CALO HEALTH HEARTMOVE CLASSES	29/01/2016	50.00
EF093002	24595	CONTEMPORARY IMAGE PHOTOGRAPHY PTY LTD PHOTOGRAPHY SERVICES	29/01/2016	584.10
EF093003	24599	POOLWERX SPEARWOOD ANALYTICAL SERVICES	29/01/2016	3,863.50
EF093004	24655	AUTOMASTERS SPEARWOOD VEHICLE SERVICING	29/01/2016	6,163.00
EF093005	24724	QUALITY MARINE COATING SYSTEMS P/L CLEANING SERVICES - ROAD SURFACES	29/01/2016	2,860.00
EF093006	24736	ZENIEN CCTV CAMERA LICENCES	29/01/2016	44,471.15

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EF093007	24748	PEARMANS ELECTRICAL & MECHANICAL SERV ELECTRICAL SERVICES	29/01/2016	30,719.50
EF093008	24800	DZOLV PRODUCTS CATERING SUPPLIES	29/01/2016	7,902.40
EF093009	24802	SPARKLES CHILDREN'S ENTERTAINER ENTERTAINMENT SERVICES	29/01/2016	250.00
EF093010	24805	KAREN WOOLHEAD DANCING CLASSES	29/01/2016	480.00
EF093011	24864	FREMANTLE FOOTBALL CLUB REIMBURSEMENT - DEVELOPMENT COSTS	29/01/2016	4,936.25
EF093012	24886	A NATURAL SELF ENTERTAINMENT SUPPLIES	29/01/2016	336.00
EF093013	24946	WT PARTNERSHIP QUANTITY SURVEYING SERVICES	29/01/2016	9,900.00
EF093014	24949	BITUMEN SURFACING BITUMEN SUPPLIES	29/01/2016	1,585.65
EF093015	24974	SCOTT PRINT PRINTING SERVICES	29/01/2016	14,874.20
EF093016	25060	DFP RECRUTIMENT SERVICES EMPLOYMENT SERVICES	29/01/2016	14,195.23
EF093017	25102	FREMANTLE MOBILE WELDING WELDING SERVICES	29/01/2016	2,373.80
EF093018	25115	FIIG INVESTMENT MANAGEMENT SERVICES	29/01/2016	2,750.00
EF093019	25121	IMAGESOURCE DIGITAL SOLUTIONS BILLBOARDS	29/01/2016	941.60
EF093020	25158	MPIRE SECURITY SECURITY SERVICES	29/01/2016	6,480.79
EF093021	25190	GARBOLOGIE MATTRESS RECYCLING	29/01/2016	958.10
EF093022	25200	PLATINUM ENTERTAINMENT ENTERTAINMENT SERVICES	29/01/2016	400.00
EF093023	25262	SANDOVER PINDER ARCHITECTS ARCHITECTURAL SERVICES	29/01/2016	81,469.74
EF093024	25263	SYSTEM MAINTENANCE SEWERAGE PUMP MAINTENANCE	29/01/2016	829.29
EF093025	25264	ACURIX NETWORKS PTY LTD WIFI ACCESS SERVICE	29/01/2016	1,940.40
EF093026	25265	SNAKE R&R TRAIN TRAINING SERVICES	29/01/2016	396.00
EF093027	25406	GRIFFITH GREEN ELECTRICS ELECTRICAL SERVICES	29/01/2016	5,165.16
EF093028	25410	WA HYDROMULCHING MULCHING SERVICES	29/01/2016	8,037.60
EF093029	25414	MIKE WRENN WATER SKI PROGRAMS	29/01/2016	1,000.00
EF093030	25415	JANDAKOT STOCK & PET SUPPLIES PET SUPPLIES	29/01/2016	109.70

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EF093031	25418	CS LEGAL LEGAL SERVICES	29/01/2016	4,125.31
EF093032	25586	ENVIROVAP PTY LTD HIRE OF LEACHATE UNITS	29/01/2016	14,575.00
EF093033	25644	DYMOCKS GARDEN CITY PURCHASE OF BOOKS	29/01/2016	3,323.28
EF093034	25648	NANKIVELL, MATTHEW LEE MN CREATIVE PHOTOGRAPHY SERVICES	29/01/2016	551.00
EF093035	25657	LOCK JOINT AUSTRALIA LOCKSMITH SERVICES	29/01/2016	2,904.00
EF093036	25709	LIVING STONE FOUNDATION INC T/A LIFELINE CATERING SERVICES - COFFEE	29/01/2016	245.00
EF093037	25713	DISCUS ON DEMAND PRINTING SERVICES	29/01/2016	1,582.05
EF093038	25733	MIRACLE RECREATION EQUIPMENT PLAYGROUND INSTALLATION / REPAIRS	29/01/2016	8,712.00
EF093039	25813	LGCONNECT PTY LTD DEVELOPMENT CONSULTANCY	29/01/2016	29,150.00
EF093040	25874	BRIGHTSKY AUSTRALIA HEALTHCARE PRODUCTS	29/01/2016	503.25
EF093041	25875	COOGEE PLUMBING SERVICES PLUMBING SERVICES	29/01/2016	792.00
EF093042	25940	LEAF BEAN MACHINE COFFEE BEAN SUPPLY	29/01/2016	1,200.00
EF093043	25955	ADECCO INDUSTRIAL PTY LTD EMPLOYMENT SERVICES	29/01/2016	99,915.54
EF093044	25962	ALL LINES LINEMARKING SERVICES	29/01/2016	1,100.00
EF093045	26067	SPRAYKING WA PTY LTD CHEMICAL WEED CONTROL SERVICES	29/01/2016	8,524.44
EF093046	26090	FREMANTLE MILK DISTRIBUTORS MILK DISTRIBUTORS	29/01/2016	209.80
EF093047	26098	VERTEL COMMUNICATION SERVICES	29/01/2016	139.21
EF093048	26114	GRACE RECORDS MANAGEMENT RECORDS MANAGEMENT SERVICES	29/01/2016	771.46
EF093049	26173	SOUTHSIDE PLUMBING PLUMBING SERVICES	29/01/2016	13,166.70
EF093050	26211	AMCOM PTY LTD INTERNET/DATA SERVICES	29/01/2016	11,790.00
EF093051	26253	CREATE IT TIME LAPSE CAMERA	29/01/2016	913.00
EF093052	26257	PAPERBARK TECHNOLOGIES ARBORICULTURAL CONSULTANCY SERV.	29/01/2016	5,165.00
EF093053	26303	GECKO CONTRACTING TURF & LANDSCAPE MA TURF & LANDSCAPE MAINTENANCE	29/01/2016	29,884.50
EF093054	26314	CPE GROUP TEMPORARY EMPLOYMENT SERVICES	29/01/2016	1,756.58

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EF093055	26330	KENNARDS HIRE - BIBRA LAKE EQUIPMENT HIRE	29/01/2016	147.20
EF093056	26354	ELECTROFEN REPAIR SERVICES - SECURITY FENCES	29/01/2016	1,513.60
EF093057	26359	WILSON SECURITY SECURITY SERVICES	29/01/2016	186,331.84
EF093058	26386	AIRMASTER AUSTRALIA PTY LTD AIRCONDITIONING MAINTENANCE SERV.	29/01/2016	4,064.44
EF093059	26399	PAPERSCOOT GRAPHIC DESIGN SERVICES	29/01/2016	1,716.00
EF093060	26403	CHES POWER GROUP ENGG. SOLUTIONS/BACK UP GENERATOR	29/01/2016	2,243.99
EF093061	26415	SHAWSETT TRAINING & SAFETY DRIVER, FIRST AID & SAFETY TRAINING	29/01/2016	275.00
EF093062	26419	CORPORATE SCORECARD PTY LTD CREDIT REFERENCE CHECKS	29/01/2016	2,635.60
EF093063	26442	BULLANT SECURITY PTY LTD LOCKSMITH & SECURITY SERVICES	29/01/2016	18,945.37
EF093064	26447	CHATTERJEE, ANIMESH PHYSICAL TRAINING SERVICES	29/01/2016	900.00
EF093065	26460	KISS PHOTOBOOTHS PHOTOBOOTH HIRE	29/01/2016	450.00
EF093066	26461	777 MAINTENANCE PTY LTD MAINTENANCE SERVICES	29/01/2016	3,960.00
EF093067	26470	SCP CONSERVATION AND LAND MANAGEMENT FENCING SERVICES	29/01/2016	1,140.00
EF093068	26480	MATTRESS REMOVAL WA MATTRESS REMOVAL SERVICES	29/01/2016	10,509.00
EF093069	26486	BIBRA LAKE FABRICATORS PTY LTD FABRICATION SERVICES	29/01/2016	2,145.00
EF093070	26501	PEEL HONDA AND PEEL SUBARU PURCHASE OF NEW VEHICLE	29/01/2016	18,518.95
EF093071	26536	SKYLINE LANDSCAPE SERVICES (WA) LANDSCAPING SERVICES	29/01/2016	26,720.84
EF093072	26568	UNITED DIAMOND TOOLS DIAMOND CUTTING TOOLS	29/01/2016	2,060.00
EF093073	26596	QUANTUM BUILDING SERVICES BUILDING MAINTENANCE	29/01/2016	154.00
EF093074	26597	WEST COAST SHADE PTY LTD SHADE STRUCTURES	29/01/2016	22,770.00
EF093075	26606	ENVIRO INFRASTRUCTURE PTY LTD CONSTRUCTION & FABRICATION	29/01/2016	1,258.43
EF093076	26613	AVE BIN AND BBQ CLEANING PTY LTD CLEANING SERVICES (BBQ - BINS)	29/01/2016	3,135.00
EF093077	26614	MARKETFORCE PTY LTD ADVERTISING	29/01/2016	2,669.61
EF093078	26618	GLOBAL SPILL CONTROL PTY LTD ROAD SAFETY PRODUCTS	29/01/2016	1,003.20

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EF093079	26619	SPEARWOOD NEWS DELIVERY NEWSPAPER DELIVERY	29/01/2016	509.82
EF093080	26623	TELFORD INDUSTRIES CHEMICALS - POOL	29/01/2016	437.14
EF093081	26624	SKIPPER TRUCKS PURCHASE OF NEW TRUCKS/MAINT. SERV.	29/01/2016	2,333.50
EF093082	26625	ANDOVER DETAILERS CAR DETAILING SERVICES	29/01/2016	1,515.15
EF093083	26640	PLAYGROUND CENTRE AUSTRALIA OUTDOOR FITNESS EQUIPMENT	29/01/2016	33,000.00
EF093084	26643	APOLLO FABRICATIONS FABRICATION SERVICES	29/01/2016	6,600.00
EF093085	26648	EMC SOLAR CONSTRUCTION PTY LTD SOLAR ENERGY	29/01/2016	49,791.50
EF093086	26657	STAMINA ETC PERSONAL TRAINER	29/01/2016	560.00
EF093087	26673	PROJECT 3 PTY LTD EVENT AND MARKETING AGENCY	29/01/2016	5,500.00
EF093088	26677	AUSTRALIA AND NEW ZEALAND RECYCLING PI NOT- FOR-PROFIT MEMBER SERVICES BODY	29/01/2016	872.52
EF093089	26697	KOMBAT SPORTSWEAR SPORTING UNIFORMS	29/01/2016	2,174.70
EF093090	26698	MELVILLE MITSUBISHI PURCHASE OF NEW VEHICLES/MAINT.	29/01/2016	103.53
EF093091	26700	H2ORB AMUSEMENT SERVICES	29/01/2016	975.00
EF093092	26705	CREATIVE ADM MARKETING SERVICES	29/01/2016	1,925.00
EF093093	26709	TALIS CONSULTANTS PTY LTD WASTE CONSULTANCY	29/01/2016	1,364.00
EF093094	26713	STONERIDGE QUARRIES WA RECYCLING SERVICES	29/01/2016	208.78
EF093095	26714	KALYAKOORL ENTERTAINMENT SERVICES	29/01/2016	3,500.00
EF093096	26715	AIR BORN AMUSEMENTS AMUSEMENT SERVICES	29/01/2016	3,848.75
EF093097	26727	ANDME CONSULTING CONSULT. - COMM. DEVELOPMENT; CHI	29/01/2016	2,223.50
EF093098	26732	AMARE SAFETY CLOTHING UNIFORMS	29/01/2016	3,339.60
EF093099	26735	SHANE MCMASTER SURVEYS SURVEY SERVICES	29/01/2016	3,190.00
EF093100	26736	GHEMS HOLDINGS PTY LTD REVEGETATION	29/01/2016	316.54
EF093101	26738	BUBBLE SOCCER PERTH SOCCER	29/01/2016	130.00
EF093102	26739	KERB DOCTOR KERB MAINTENANCE	29/01/2016	26,282.85

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EF093103	26740	PROSSER TOYOTA AUTOMOTIVE	29/01/2016	19,885.33
EF093104	26743	STATEWIDE TURF SERVICES TURF RENOVATION	29/01/2016	22,026.98
EF093105	26746	MOWER CITY LAWN MAINTENANCE	29/01/2016	2,935.10
EF093106	26747	BELL-VISTA FRUIT & VEG FRUIT AND VEGETABLES.	29/01/2016	1,848.00
EF093107	26749	BOOMERS PLUMBING AND GAS PTY LTD PLUMBING SERVICES	29/01/2016	274.45
EF093108	26750	KLEENIT PTY LTD CLEANING	29/01/2016	20,870.00
EF093109	26754	INSIGHT CALL CENTRE SERVICES CALL CENTRE SERVICES	29/01/2016	8,368.86
EF093110	26755	AQUA SHADES SUPPLY & INSTALL SHADE SAILS & SHADE	29/01/2016	23,089.00
EF093111	26756	TRENCHBUSTERS PTY LTD EARTHMOVING	29/01/2016	277.20
EF093112	26757	INCREDIBLE CREATURES MOBILE FARM ANIMAL SHOWS	29/01/2016	1,965.00
EF093113	26761	THE SAND CARD COMPANY ENTERTAINMENT SERVICES	29/01/2016	1,100.00
EF093114	26764	KIDS IN PERTH - THE PARENTS' PAPER ADVERTISING SERVICES	29/01/2016	491.00
EF093115	26767	SNAP PRINT FREMANTLE PRINTING SERVICES	29/01/2016	3,677.00
EF093116	26768	ESPLANADE HOTEL FREMANTLE BY RYDGES VENUE HIRE	29/01/2016	25,820.25
EF093117	26772	DEVELOPING SKILLS TRAINING SERVICES	29/01/2016	429.00
EF093118	26773	LASER CORPS COMBAT ADVENTRUES ENTRY FEES	29/01/2016	1,890.00
EF093119	26780	METROPOLITAN OMNIBUS COMPANY BUS HIRE	29/01/2016	550.00
EF093120	11794	SYNERGY ELECTRICITY USAGE/SUPPLIES	29/01/2016	312,973.94
EF093121	12025	TELSTRA CORPORATION COMMUNICATIONS SERVICES	29/01/2016	15,847.49
EF093122	24558	MACQUARIE BANK LIMITED LEASE REPAYMENT	29/01/2016	1,615.13
EF093123	25823	ENIGIN WESTERN AUSTRALIA ELECTRICITY USAGE/SUPPLIES	29/01/2016	15,815.97
EF093124	99997	ALESHA FOSTER JUNIOR TRAVEL ASSISTANCE	29/01/2016	400.00
EF093125	99997	TAMATI FOSTER JUNIOR TRAVEL ASSISTANCE	29/01/2016	400.00
EF093126	99997	NIGEL MAGGS STUDY FEES CONTRIBUTION	29/01/2016	1,370.00

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EF093127	99997	BEHAVIOUR MATTERS CONSULTANCY SERVICES	29/01/2016	1,690.00
EF093128	99997	LORD MAYORS DISTRESS RELIEF FUND DONATION-WAROONA/YARLOOP BUSHFIRE	29/01/2016	15,000.00
EF093129	99997	DANNY SANTOSO MEMBERSHIP CONTRIBUTION	29/01/2016	355.00
EF093130	99997	SINTA NG MEMBERSHIP CONTRIBUTION	29/01/2016	355.00
EF093131	99997	MICHAEL JOSEPH U'CHONG CROSSOVER CONTRIBUTION	29/01/2016	300.00
EF093132	99997	S C SHORT CROSSOVER CONTRIBUTION	29/01/2016	300.00
EF093133	99997	ROBERT DAVID LARKINS CROSSOVER CONTRIBUTION	29/01/2016	300.00
EF093134	99997	KATHRYN LOUISE DAWES CROSSOVER CONTRIBUTION	29/01/2016	300.00
EF093135	99997	EDMAN M DELOS CROSSOVER CONTRIBUTION	29/01/2016	300.00
EF093136	99997	DEEPAK NARAYANANKUTTY CROSSOVER CONTRIBUTION	29/01/2016	300.00
EF093137	99997	D A GIBSON CROSSOVER CONTRIBUTION	29/01/2016	300.00
EF093138	99997	STEPHEN T MAUGHAN CROSSOVER CONTRIBUTION	29/01/2016	300.00
EF093139	99997	DEBRA LEE CROSSOVER CONTRIBUTION	29/01/2016	300.00
EF093140	99997	SHERI MOODIE BIRD BATH REBATE	29/01/2016	26.99
EF093141	99997	MELVYN & SYLVIA LOWRY COMPOST BIN REBATE	29/01/2016	50.00
EF093142	99997	DEEPESH SADASIVAN CROSSOVER CONTRIBUTION	29/01/2016	300.00
EF093143	99997	AMIT JANI CROSSOVER CONTRIBUTION	29/01/2016	300.00
EF093144	99997	KATY NOOTEBOOM CROSSOVER CONTRIBUTION	29/01/2016	300.00
EF093145	99997	IVANA & JAKON LUKIC CROSSOVER CONTRIBUTION	29/01/2016	300.00
EF093146	99997	ROBIN DALE ROSS CROSSOVER CONTRIBUTION	29/01/2016	300.00
EF093147	99997	ERWIN & REALYN GAMUEDA CROSSOVER CONTRIBUTION	29/01/2016	300.00
EF093148	99997	COOGEE BEACH CARAVAN RESORT SOCIAL CLUN BUS HIRE SUBSIDY	29/01/2016	65.00
EF093149	99997	COOGEE BEACH CARAVAN RESORT SOCIAL CLUN BUS HIRE SUBSIDY	29/01/2016	65.00

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EF093150	99997	PROBUS CLUB OF COCKBURN BUS HIRE SUBSIDY	29/01/2016	100.00
EF093151	99997	ST JEROME'S SENIORS CLUB BUS HIRE SUBSIDY	29/01/2016	60.00
EF093152	99997	COOGEE BEACH CAR. RES. SOCIAL CLUB BUS HIRE SUBSIDY	29/01/2016	60.00
EF093153	99997	COOGEE BEACH CAR. RES. SOCIAL CLUB BUS HIRE SUBSIDY	29/01/2016	60.00
EF093154	99997	ST JEROME'S SENIORS CLUB BUS HIRE SUBSIDY	29/01/2016	65.00
EF093155	99997	ST JEROME'S SENIORS CLUB BUS HIRE SUBSIDY	29/01/2016	60.00
EF093156	99997	CONNECTING SOUTHLAKE GRANT - COMMUNITY FUN & SAFETY EVENT	29/01/2016	5,971.28
EF093157	99997	SABINA RAHMAN-HORSTMANN LIVING SMART COURSE REIMBURSEMENT	29/01/2016	80.00
EF093158	99997	TIFFANY SETTER LIVING SMART COURSE REIMBURSEMENT	29/01/2016	80.00
EF093159	99997	JANET WELLS VOLUNTEER MILEAGE CLAIM REIMBURSEMENT	29/01/2016	21.00
EF093160	99997	DOLLY HOCHKIRCHER VOLUNTEER MILEAGE CLAIM REIMBURSEMENT	29/01/2016	136.50
EF093161	99997	ROSS LATTER IN HOME CARE EDUCATOR PAYMENT	29/01/2016	1,680.22
EF093162	99997	ZURICH AUSTRALIA INSURANCE EXCESS	29/01/2016	1,000.00
EF093163	99997	PETER TUCKET STUDY FEES CONTRIBUTION	29/01/2016	2,247.25
EF093164	99997	BERT SMITH LANDOWNER BIODIVERSITY GRANT	29/01/2016	965.00
EF093165	99997	ERIKA ANTAL LANDOWNER BIODIVERSITY GRANT	29/01/2016	1,899.63
EF093166	99997	YVONNE NICHOLLS LANDOWNER BIODIVERSITY GRANT	29/01/2016	1,180.00
EF093167	99997	LINDA CHAN LANDOWNER BIODIVERSITY GRANT	29/01/2016	949.00
EF093168	99997	DAVID MARTIN LANDOWNER BIODIVERSITY GRANT	29/01/2016	1,594.00
EF093169	99997	GRAEME DOIG LANDOWNER BIODIVERSITY GRANT	29/01/2016	704.00
EF093170	99997	KAYE LEVETT LANDOWNER BIODIVERSITY GRANT	29/01/2016	710.00
EF093171	99997	KLAUS FAHRNER LANDOWNER BIODIVERSITY GRANT	29/01/2016	2,461.50
EF093172	99997	VIV SLOSS LANDOWNER BIODIVERSITY GRANT	29/01/2016	1,590.00
EF093173	99997	THORSTEN STROMBACK LANDOWNER BIODIVERSITY GRANT	29/01/2016	2,241.00

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EF093174	99997	JENNIFER WALTON LANDOWNDER BIODIVERSITY GRANT	29/01/2016	2,145.00
EF093175	11867	KEVIN JOHN ALLEN MONTHLY COUNCILLOR ALLOWANCE	29/01/2016	2,575.00
EF093176	12740	MAYOR LOGAN HOWLETT MONTHLY COUNCILLOR ALLOWANCE	29/01/2016	11,158.33
EF093177	19059	CAROL REEVE-FOWKES MONTHLY COUNCILLOR ALLOWANCE	29/01/2016	4,398.96
EF093178	20634	LEE-ANNE SMITH MONTHLY COUNCILLOR ALLOWANCE	29/01/2016	2,575.00
EF093179	21185	BART HOUWEN MONTHLY COUNCILLOR ALLOWANCE	29/01/2016	2,575.00
EF093180	23338	STEVE PORTELLI MONTHLY COUNCILLOR ALLOWANCE	29/01/2016	2,575.00
EF093181	23339	STEPHEN PRATT MONTHLY COUNCILLOR ALLOWANCE	29/01/2016	2,575.00
EF093182	25352	LYNDSEY WETTON MONTHLY COUNCILLOR ALLOWANCE	29/01/2016	2,575.00
EF093183	25353	PHILIP EVA MONTHLY COUNCILLOR ALLOWANCE	29/01/2016	2,575.00
EF093184	26696	CHAMONIX TERBLANCHE MONTHLY COUNCILLOR ALLOWANCE	29/01/2016	2,575.00
EF093185	99996	ANTONINA MANCUSO PROPERTY REFUND	29/01/2016	50.00
EF093186	99996	CECILIA YAP PROPERTY REFUND	29/01/2016	50.00
EF093187	99996	VICKI LEANNE KOVACEVIC PROPERTY REFUND	29/01/2016	64.00
EF093188	99996	CARLA VERONICA BEER PROPERTY REFUND	29/01/2016	57.00
EF093189	99996	ANNA INACIO PROPERTY REFUND	29/01/2016	57.00
EF093190	99996	ALISON KYM ROSS PROPERTY REFUND	29/01/2016	57.00
EF093191	99996	GAY HOPE BAKER PROPERTY REFUND	29/01/2016	77.00
EF093192	99996	VERONICA ANNETTE ARMSTRONG PROPERTY REFUND	29/01/2016	91.00
EF093193	99996	SIMON BOSNICH PROPERTY REFUND	29/01/2016	77.00
EF093194	99996	MARK ORLANDO PROPERTY REFUND	29/01/2016	64.00
EF093195	99996	DAMIAN PAUL MILLAR PROPERTY REFUND	29/01/2016	91.00
EF093196	99996	NICHOLAS TREVOR PROPERTY REFUND	29/01/2016	64.00
EF093197	99996	GEOFFREY MARKO BUKTENICA PROPERTY REFUND	29/01/2016	71.00

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EF093198	99996	PIA BURNETT PROPERTY REFUND	29/01/2016	64.00
EF093199	99996	KRISTY SMITH PROPERTY REFUND	29/01/2016	125.00
EF093200	99996	KATHLEEN F RUTTLEDGE PROPERTY REFUND	29/01/2016	152.00
EF093201	99996	NOLA VERONICA BANASIK PROPERTY REFUND	29/01/2016	180.00
EF093202	99996	SEOGHWAN CHOI PROPERTY REFUND	29/01/2016	118.00
EF093203	99996	KERRY MAREE LOCKLEY PROPERTY REFUND	29/01/2016	152.00
EF093204	99996	DOROTHEA CAMPBELL PROPERTY REFUND	29/01/2016	96.00
EF093205	99996	AMANDA JANE KIELY PROPERTY REFUND	29/01/2016	98.00
EF093206	99996	KYLIE CUOCCI PROPERTY REFUND	29/01/2016	125.00
EF093207	99996	MARIA DAS DORES DA SILVA FLORENCA CORE PROPERTY REFUND	29/01/2016	125.00
EF093208	99996	GAVIN LIM PROPERTY REFUND	29/01/2016	178.00
EF093209	99996	KEVIN JOHN LOWE PROPERTY REFUND	29/01/2016	132.00
EF093210	99996	LEA HAMMOND PROPERTY REFUND	29/01/2016	98.00
EF093211	99996	COLIN GEORGE CAREY PROPERTY REFUND	29/01/2016	91.00
EF093212	99996	LYNETTE DEAN PROPERTY REFUND	29/01/2016	152.00
EF093213	99996	MOMENTUM WEALTH PROPERTY PROPERTY REFUND	29/01/2016	145.27
EF093214	99996	LEANNE NOAKES PROPERTY REFUND	29/01/2016	193.00
EF093215	99996	STEPHEN JOHN WRAGG PROPERTY REFUND	29/01/2016	370.00
EF093216	99996	ADAM KELLY PROPERTY REFUND	29/01/2016	234.00
EF093217	99996	MICHAEL SIGNORILE PROPERTY REFUND	29/01/2016	234.00
EF093218	99996	MICHAEL HUNT PROPERTY REFUND	29/01/2016	546.66
EF093219	99996	ANG BOI TAN PROPERTY REFUND	29/01/2016	289.00
EF093220	99996	DANIEL AND SARAH VARDY PROPERTY REFUND	29/01/2016	403.00
EF093221	99996	NICOLE LOUISE BOSENBACKER PROPERTY REFUND	29/01/2016	2,475.43

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF093222	99996	DARREL WALLER PROPERTY REFUND	29/01/2016	1,000.00
EF093223	99996	DARREL AND AMANDA WALLER PROPERTY REFUND	29/01/2016	2,000.00
EF093224	99996	HENRYK JASKOLA PROPERTY REFUND	29/01/2016	777.18
EF093225	99996	DAMIEN D'ASCENZO PROPERTY REFUND	29/01/2016	697.00
EF093226	99996	KINGS PARK SETTLEMENTS TRUST A/C PROPERTY REFUND	29/01/2016	819.40
026529	13932	ARMAGUARD BANKING SERVICES	7/01/2016	2,163.45
026530	13932	ARMAGUARD BANKING SERVICES	13/01/2016	949.80
026531	99998	MAUREEN FISHER-SIM AUSTRALIA DAY AWARD WINNER	20/01/2016	200.00
026532	99998	STEPHANE WILSON AUSTRALIA DAY AWARD WINNER	20/01/2016	200.00
026533	99998	HARVEST LAKES RESIDENTS ASSOCIATION AUSTRALIA DAY AWARD WINNER	20/01/2016	200.00
026534	99998	KATE JONES AUSTRALIA DAY AWARD WINNER	20/01/2016	50.00
026535	99998	NORM DALE AUSTRALIA DAY AWARD WINNER	20/01/2016	50.00
026536	99998	KYLIE TANNER AUSTRALIA DAY AWARD WINNER	20/01/2016	50.00
026537	13932	ARMAGUARD BANKING SERVICES	21/01/2016	494.80
026538	13932	ARMAGUARD BANKING SERVICES	27/01/2016	1,602.20
026539	13932	ARMAGUARD BANKING SERVICES	28/01/2016	1,200.00
026540	11350	SHIRE OF MURRAY WORKSHOP	29/01/2016	375.00
026541	11760	WATER CORPORATION SEWER EASEMENT	29/01/2016	5,343.99
026542	16940	RAC SECURITY SERVICES SECURITY SERVICES	29/01/2016	200.00
026543	17343	RAC BUSINESSWISE MEMBERSHIP SUBSCRIPTION	29/01/2016	1.35
026544	20679	OFFICE OF STATE REVENUE RATES REFUND	29/01/2016	5,882.00
026545	99995	PROPERTY CHEQUE REF.NOT FOR BONDS PROPERTY CHEQUE SUNDRY REFUNDS	29/01/2016	67.37
026546	10047	ALINTA ENERGY GAS SUPPLIES	29/01/2016	920.40
026547	11758	WATER CORP WATER USAGE / SUNDRY CHARGES	29/01/2016	11,044.65

CITY OF COCKBURN
MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
		ADD RETENTION HELD		
		NIL		
		LESS PRIOR PERIOD CANCELLED CHEQUES/EFTS		
EF092622	99996	SHARON ANN BUSHBY	19/01/2016	- 200.00
EF091999	99997	COCKBURN MASTERS SWIMMING CLUB	19/01/2016	- 10,000.00
EF092437	25190	GARBOLOGIE	19/01/2016	- 958.10
EF092675	99997	DESTINY BRILL	19/01/2016	- 400.00
EF092671	99997	ALESHA FOSTER	19/01/2016	- 400.00
EF092690	99997	TAMATI FOSTER	19/01/2016	- 400.00
EF092684	99997	JACK HOLT	19/01/2016	- 400.00
EF092674	99997	ETHAN BRILL	19/01/2016	- 400.00
		PAYMENT LIST TOTAL		11,304,010.61
		TOTAL AS PER AP SOURCE 16GLACT9991000		11,304,010.61
		TOTAL AS PER TR SOURCE 16GLACT9991000		11,304,010.61
		ADDITIONAL DIRECT PAYMENTS		
		BANK FEES		
		MERCHANT FEES COC		7,262.74
		MERCHANT FEES SLLC		2,334.69
		MERCHANT FEES VARIOUS OUT CENTRES		93.03
		NATIONAL BPAY CHARGE		4,999.54
		RTGS/ACLR FEE		28.00
		NAB TRANSACT FEE		3,250.07
		MERCHANDISE / OTHER FEES		-
				17,968.07
		FAMILY DAY CARE AND IN HOME CARE PAYMENTS		
		FDC PAYMENTS		67,696.26
		IHC PAYMENTS		96,112.76
				163,809.02
		PAYROLL TRANSACTIONS		
		COC 12/01/16 CITY OF COCKBURN 042958		1,076,392.91
		COC 14/01/16 CITY OF COCKBURN 042958		6,876.26
		COC 20/01/16 CITY OF COCKBURN 042958		6,761.37
		COC 26/01/16 CITY OF COCKBURN 042958		1,085,049.80
		COC 30/12/15 CITY OF COCKBURN 042958		40,375.53
				2,215,455.87
		CREDIT CARD PAYMENTS		
		CBA CREDIT CARD PAYMENT		61,220.12
				61,220.12
		TOTAL PAYMENTS FOR JANUARY		13,762,463.69

PAYMENT SUMMARY

CHEQUE PAYMENTS

026529- 026547

CANCELLED PAYMENTS

EF092720- EF093226

ELECTRONIC FUNDS TRANSFER PAYMENT

026495; 026513; 026514; EF091579; EF091968

STATEMENT OF FINANCIAL ACTIVITY

for the period ended 31 January 2016

	Actuals	YTD Revised Budget	Variance to YTD Budget	\$ Variance to YTD Budget		Revised Budget	Adopted Budget
	\$	\$	%	\$		\$	\$
Operating Revenue							
Governance	94,311,122	92,374,839	2%	1,936,284 ✓		97,258,212	99,121,749
Financial Services	659,720	546,529	21%	113,191		657,050	657,050
Information Services	210	875	-76%	(665)		1,500	1,500
Human Resource Management	165,179	166,829	-1%	(1,650)		286,000	286,000
Library Services	25,988	34,854	-25%	(8,866)		57,790	57,790
Community Services	2,902,031	2,780,395	4%	121,636		4,701,409	4,636,556
Human Services	4,490,042	4,087,359	10%	402,683 ✓		6,431,724	6,275,826
Corporate Communications	50,091	10,850	362%	39,241		13,400	13,400
Statutory Planning	868,372	1,014,426	-14%	(146,053)		1,739,015	1,739,015
Strategic Planning	1,556,336	1,672,824	-7%	(116,488)		2,430,924	2,435,924
Building Services	1,049,582	1,039,838	1%	9,744		1,607,963	1,607,963
Environmental Health	266,191	137,658	93%	128,533		247,500	225,500
Waste Services	6,569,934	8,668,624	-24%	(2,098,690) ✗		13,181,768	13,181,768
Parks & Environmental Services	14,745	8,108	82%	6,636		13,900	13,900
Engineering Services	220,289	171,322	29%	48,967		293,695	293,695
Infrastructure Services	194,478	15,923	1121%	178,555		201,387	3,297
	113,344,311	112,731,253	1%	613,057		129,123,237	130,550,933
Total Operating Revenue	113,344,311	112,731,253	1%	613,057		129,123,237	130,550,933
Operating Expenditure							
Governance	(2,625,658)	(2,964,009)	-11%	338,350 ✓		(5,229,310)	(5,625,919)
Financial Services	(4,105,042)	(4,043,189)	2%	(61,854)		(5,478,589)	(5,444,589)
Information Services	(2,748,496)	(2,767,314)	-1%	18,818		(4,624,634)	(4,589,733)
Human Resource Management	(1,235,879)	(1,481,031)	-17%	245,151 ✓		(2,725,519)	(2,676,655)
Library Services	(1,966,384)	(2,052,746)	-4%	86,361		(3,503,879)	(3,502,079)
Community Services	(5,063,241)	(5,864,436)	-14%	801,195 ✓		(9,575,328)	(9,424,046)
Human Services	(4,563,468)	(4,840,413)	-6%	276,946 ✓		(8,370,525)	(7,991,815)
Corporate Communications	(1,454,867)	(1,538,829)	-5%	83,962		(3,190,690)	(3,033,146)
Statutory Planning	(741,041)	(817,225)	-9%	76,183		(1,433,266)	(1,350,078)
Strategic Planning	(1,044,210)	(988,794)	6%	(55,416)		(1,711,943)	(1,689,560)
Building Services	(843,209)	(938,099)	-10%	94,890		(1,650,628)	(1,650,628)
Environmental Health	(865,443)	(990,310)	-13%	124,867		(1,759,368)	(1,690,419)
Waste Services	(11,171,673)	(10,867,361)	3%	(304,311) ✗		(21,754,940)	(21,691,182)
Parks & Environmental Services	(6,519,619)	(7,001,912)	-7%	482,293 ✓		(12,127,478)	(12,051,467)
Engineering Services	(4,642,079)	(4,750,489)	-2%	108,410		(8,198,890)	(8,051,738)
Infrastructure Services	(4,753,170)	(5,287,581)	-10%	534,412 ✓		(9,194,316)	(8,952,654)
	(54,343,479)	(57,193,738)	-5%	2,850,258		(100,529,303)	(99,415,708)

STATEMENT OF FINANCIAL ACTIVITY

for the period ended 31 January 2016

	Actuals	YTD Revised Budget	Variance to YTD Budget	\$ Variance to YTD Budget	Revised Budget	Adopted Budget
	\$	\$	%	\$	\$	\$
Less: Net Internal Recharging	1,146,602	1,483,875	-23%	(337,273) X	3,024,460	3,024,460
Add: Depreciation on Non-Current Assets						
Computer & Electronic Equip	(131,291)	(126,513)	4%	(4,778)	(216,879)	(32,091)
Furniture & Equipment	(85,342)	(83,836)	2%	(1,507)	(143,718)	(143,718)
Plant & Machinery	(1,641,394)	(1,719,816)	-5%	78,422	(2,949,690)	(2,949,690)
Buildings	(2,877,715)	(2,941,540)	-2%	63,825	(5,042,645)	(5,382,841)
Roads	(6,170,445)	(6,522,824)	-5%	352,379 ✓	(11,181,984)	(11,181,984)
Drainage	(1,467,398)	(1,472,457)	0%	5,059	(2,524,212)	(2,524,212)
Footpaths	(679,552)	(700,770)	-3%	21,218	(1,201,320)	(1,201,320)
Parks Equipment	(1,585,643)	(1,761,382)	-10%	175,739	(3,019,512)	(3,019,512)
Landfill	(669,500)	(727,076)	-8%	57,576	(1,246,416)	(1,246,416)
	(15,308,279)	(16,056,213)	-5%	747,934	(27,526,376)	(27,681,784)
Total Operating Expenditure	(68,505,156)	(71,766,076)	-5%	3,260,920	(125,031,219)	(124,073,032)
Change in Net Assets Resulting from Operations	44,839,154	40,965,177	9%	3,873,977	4,092,018	6,477,902
Non-Operating Activities						
Profit/(Loss) on Assets Disposal						
Plant & Machinery	57,897	(117,229)	-149%	175,126	72,771	(266,729)
Freehold Land	2,435,864	17,350,000	-86%	(14,914,136) X	15,857,938	8,437,938
Furniture & Office Equipment	-	-	0%	-	-	-
Buildings	(90,767)	-	0%	(90,767)	-	-
	2,402,994	17,232,771	-86%	(14,829,777)	15,930,709	8,171,209
Asset Acquisitions						
Land and Buildings	(20,049,720)	(27,279,852)	-27%	7,230,132 ✓	(67,819,654)	(63,968,000)
Infrastructure Assets	(5,908,592)	(10,484,293)	-44%	4,575,701 ✓	(25,361,822)	(13,135,576)
Plant and Machinery	(1,753,710)	(5,229,490)	-66%	3,475,780 ✓	(6,460,905)	(4,568,000)
Furniture and Equipment	(6,105)	(6,002)	2%	(103)	(6,000)	(6,000)
Computer Equipment	(182,323)	(854,471)	-79%	672,148 ✓	(1,041,971)	(503,800)
Note 1.	(27,900,449)	(43,854,108)	-36%	15,953,658	(100,690,352)	(82,181,376)
Add: Land - Vested in Crown	(610,366)	-	0%	(610,366) X	-	-
Add: Transfer to Reserves	(22,344,301)	(38,141,262)	-41%	15,796,961 ✓	(77,211,815)	(63,087,125)

STATEMENT OF FINANCIAL ACTIVITY

for the period ended 31 January 2016

	Actuals	YTD Revised Budget	Variance to YTD Budget	\$ Variance to YTD Budget	Revised Budget	Adopted Budget
	\$	\$	%	\$	\$	\$
Add Funding from						
Grants & Contributions - Asset Development	9,570,776	16,270,672	-41%	(6,699,897) X	29,016,863	26,705,947
Proceeds on Sale of Assets	2,857,181	18,930,500	-85%	(16,073,319) X	23,810,500	16,051,000
Reserves	27,135,808	41,918,535	-35%	(14,782,727) X	56,506,501	31,635,188
Loan Funds Raised	-	4,166,667	-100%	(4,166,667) X	25,000,000	25,000,000
	39,563,764	81,286,374	-51%	(41,722,610)	134,333,864	99,392,135
Non-Cash/Non-Current Item Adjustments						
Depreciation on Assets	15,308,279	16,056,213	-5%	(747,934) X	27,526,376	27,681,784
Profit/(Loss) on Assets Disposal	(2,402,994)	(17,232,771)	-86%	14,829,777 ✓	(15,930,709)	(8,171,209)
Loan Repayments	(705,302)	(705,302)	0%	-	(1,423,320)	(1,423,320)
Non-Current Leave Provisions	212,519	-	0%	212,519 ✓	-	-
	12,412,502	(1,881,860)	-760%	14,294,362	10,172,347	18,087,255
Opening Funds	13,676,287	13,676,287	0%	0	13,676,287	13,500,000
Closing Funds	Note 2, 3.	62,039,585	-10%	(7,244,604)	303,059	360,000
	-	-		-	-	-

Notes to Statement of Financial Activity

Note 1.

Additional information on the capital works program including committed orders at end of month:

Assets Classification	Actuals \$	Commitments at Month End \$	Commitments & Actuals YTD	YTD Revised Budget	Full Year Revised Budget \$	Uncommitted at Month End \$
Land and Buildings	(20,049,720)	(62,390,407)	(82,440,127)	(27,279,852)	(67,819,654)	(14,620,473)
Infrastructure Assets	(5,908,592)	(6,868,542)	(12,777,133)	(10,484,293)	(25,361,822)	12,584,689
Plant and Machinery	(1,753,710)	(1,981,257)	(3,734,968)	(5,229,490)	(6,460,905)	2,725,937
Furniture and Equipment	(6,105)	-	(6,105)	(6,002)	(6,000)	(105)
Computer Equipment	(182,323)	(95,528)	(277,851)	(854,471)	(1,041,971)	764,120
	(27,900,449)	(71,335,734)	(99,236,183)	(43,854,108)	(100,690,352)	1,454,169

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	158,573,397	160,988,018	113,947,104	120,256,114
Rates Outstanding	17,821,277	14,774,119	700,000	700,000
Rubbish Charges Outstanding	239,416	387,129	320,000	320,000
Sundry Debtors	952,896	2,479,625	2,700,000	2,700,000
GST Receivable	2,240,495	-	-	-
Prepayments	(1,090)	350,000	350,000	350,000
Accrued Debtors	322,493	-	-	-
Stock on Hand	16,913	80,000	80,000	80,000
	180,165,796	179,058,892	118,097,104	124,406,114
Current Liabilities				
Creditors	(8,213,840)	(6,704,146)	(5,935,000)	(5,935,000)
Income Received in Advance	-	-	-	-
GST Payable	(445,778)	-	-	-
Withholding Tax Payable	-	-	-	-
Provision for Annual Leave	(3,011,960)	(3,000,000)	(3,000,000)	(3,000,000)
Provision for Long Service Leave	(1,852,386)	(2,347,655)	(2,595,980)	(2,595,980)
	(13,523,964)	(12,051,801)	(11,530,980)	(11,530,980)
Net Current Assets	166,641,833	167,007,091	106,566,124	112,875,134
Add: Non Current Investments	4,607,909	4,541,761	4,541,761	4,541,761
	171,249,742	171,548,852	111,107,885	117,416,895
Less: Restricted/Committed Assets				
Cash Backed Reserves #	(102,282,260)	(102,264,664)	(126,936,778)	(117,056,895)
Deposits & Bonds Liability *	(6,927,897)	(6,802,184)	(6,802,184)	(6,802,184)
Grants & Contributions Unspent *	-	6,802,184	6,802,184	6,802,184
	62,039,585	69,284,188	(15,828,894)	360,000
Closing Funds (as per Financial Activity Statement)	62,039,585	69,284,188	(15,828,894)	360,000

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)				360,000
OP	6818	Remove lease income		Operating Income			5,000	355,000
GL	480	Increase RRRC funding payment		Operating Expenditure			63,758	291,242
161, 162,								
GL	175	Adjusting FESA budget to the final grants agreement		Operating Income		2,082		293,324
OP	9562	Remove Municipal funding		Operating Expenditure		7,104		300,428
GL	378	New grant funded activity, funded by surpluses from GL350 and GL375		Operating Expenditure		2,631		303,059
				Closing Funds Surplus (Deficit)	0	11,817	68,758	303,059

Statement of Comprehensive Income *by Nature and Type*

for the period ended 31 January 2016

	Actual	Amended YTD Budget	\$ Variance to YTD Budget	Forecast	Amended Budget	Adopted Budget
	\$	\$	\$	\$	\$	\$
OPERATING REVENUE						
01 Rates	88,695,801	87,066,556	1,629,245	90,660,259	89,031,014	89,031,014
02 Specified Area Rates	326,789	274,438	52,351	326,789	274,438	274,438
05 Fees and Charges	13,817,153	16,180,806	(2,363,652)	22,753,301	25,116,953	25,121,953
06 Service Charges	1,056,902	1,037,370	19,532	1,056,902	1,037,370	1,037,370
10 Grants and Subsidies	4,908,527	4,519,334	389,193	7,895,577	7,506,383	9,098,273
15 Contributions, Donations and Reimbursements	847,804	412,865	434,939	1,195,686	760,747	592,253
20 Interest Earnings	3,677,383	3,233,293	444,089	5,829,621	5,385,532	5,385,532
25 Other revenue and Income	13,952	6,592	7,361	18,161	10,800	10,100
Total Operating Revenue	113,344,311	112,731,253	613,057	129,736,295	129,123,237	130,550,933
OPERATING EXPENDITURE						
50 Employee Costs - Salaries & Direct Oncosts	(25,880,966)	(26,686,418)	805,452	(45,767,330)	(46,572,782)	(46,409,834)
51 Employee Costs - Indirect Oncosts	(341,984)	(407,880)	65,895	(1,076,037)	(1,141,933)	(1,133,185)
55 Materials and Contracts	(19,624,094)	(21,307,512)	1,683,419	(35,350,112)	(37,033,531)	(36,109,194)
65 Utilities	(2,442,327)	(2,712,677)	270,350	(4,355,360)	(4,625,710)	(4,622,148)
70 Interest Expenses	(46,686)	(43,026)	(3,660)	(76,996)	(73,336)	(73,336)
75 Insurances	(2,065,155)	(2,134,448)	69,293	(2,065,155)	(2,134,448)	(2,134,448)
80 Other Expenses	(3,942,268)	(3,901,777)	(40,491)	(8,988,055)	(8,947,563)	(8,933,563)
85 Depreciation on Non Current Assets	(15,308,279)	(16,056,213)	747,934	(26,778,442)	(27,526,376)	(27,681,784)
Add Back: Indirect Costs Allocated to Capital Works	1,146,602	1,483,875	(337,273)	2,687,188	3,024,460	3,024,460
Total Operating Expenditure	(68,505,156)	(71,766,076)	3,260,920	(121,770,299)	(125,031,219)	(124,073,032)
CHANGE IN NET ASSETS RESULTING FROM OPERATING ACTIVITIES	44,839,154	40,965,177	3,873,977	7,965,996	4,092,018	6,477,902
NON-OPERATING ACTIVITIES						
11 Capital Grants & Subsidies	4,235,929	7,773,044	(3,537,115)	11,256,319	14,793,434	12,964,025
16 Contributions - Asset Development	5,334,847	8,497,628	(3,162,781)	11,060,648	14,223,429	13,741,922
95 Profit/(Loss) on Sale of Assets	2,402,994	17,232,771	(14,829,777)	1,100,932	15,930,709	8,171,209
57 Acquisition of Crown Land for Roads	(610,366)	-	(610,366)	(610,366)	-	-
58 Underground Power Scheme	-	-	-	-	-	-
Total Non-Operating Activities	11,363,404	33,503,444	(22,140,040)	22,807,532	44,947,572	34,877,156
NET RESULT	56,202,558	74,468,621	(18,266,063)	30,773,528	49,039,591	41,355,058

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	314,333	315,187	540,320	540,320
South Lake Leisure Centre	1,768,598	1,813,332	3,020,401	3,020,401
Law and Public Safety	368,032	302,456	518,496	518,496
	2,481,508	2,430,974	4,079,217	4,079,217
<u>Waste Services:</u>				
Waste Collection Services	2,488,271	2,350,222	2,350,222	2,350,222
Waste Disposal Services	4,080,380	6,318,402	10,831,546	10,831,546
	6,568,651	8,668,624	13,181,768	13,181,768
	9,050,159	11,099,598	17,260,985	17,260,985

Note 2.

Additional information on Salaries and Direct On-Costs by each Division.

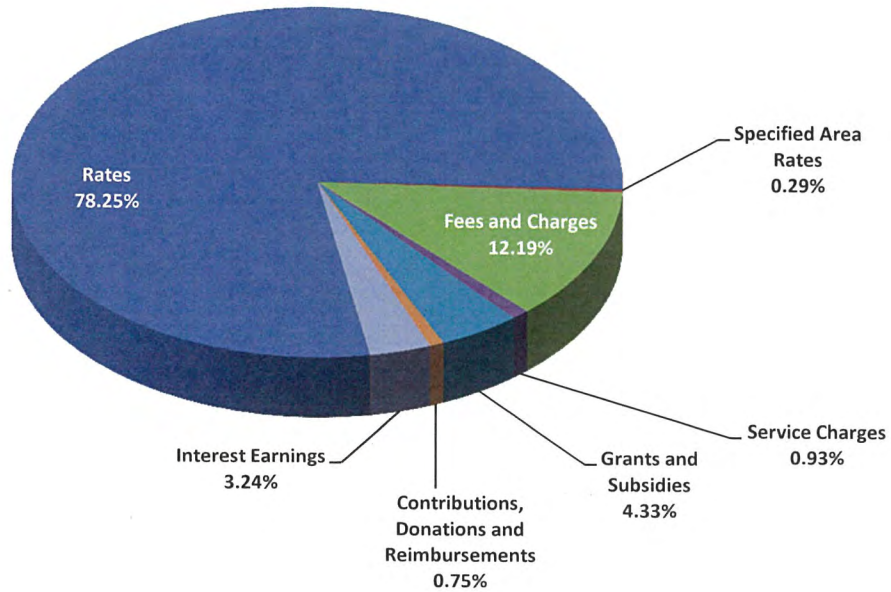
	Actual	Amended YTD Budget	Amended Budget	Adopted Budget
	\$	\$	\$	\$
Executive Division	(1,351,236)	(1,592,594)	(2,796,043)	(3,238,351)
Finance & Corporate Services Division	(3,855,942)	(4,067,735)	(7,220,810)	(7,171,946)
Community Services Division	(7,907,310)	(8,035,298)	(13,949,980)	(13,636,381)
Planning & Development Division	(3,003,226)	(3,100,840)	(5,405,570)	(5,284,832)
Engineering & Works Division	(9,763,252)	(9,889,951)	(17,200,379)	(17,078,324)
	(25,880,966)	(26,686,418)	(46,572,782)	(46,409,834)

Note 3

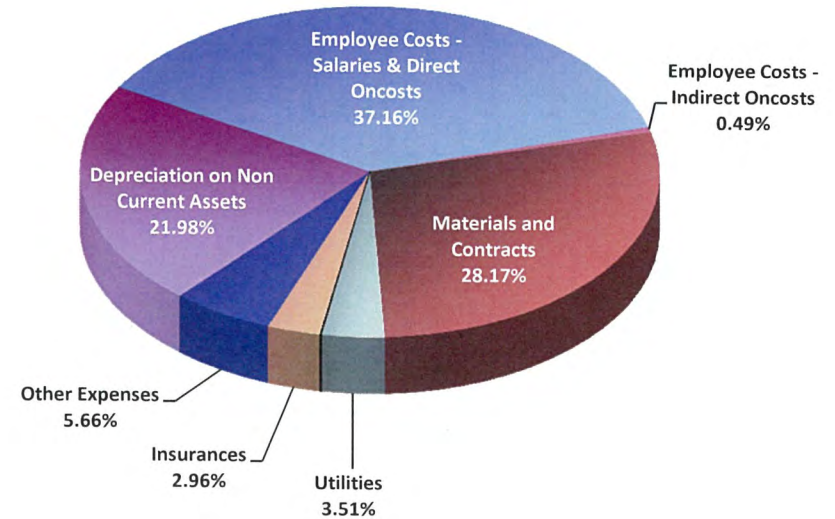
Additional information on Materials and Contracts by each Division.

	Actual	Amended YTD Budget	Amended Budget	Adopted Budget
	\$	\$	\$	\$
Executive Division	(1,121,033)	(1,215,357)	(2,088,592)	(2,042,892)
Finance & Corporate Services Division	(1,841,894)	(1,758,535)	(2,845,773)	(2,780,872)
Community Services Division	(3,975,559)	(4,515,148)	(8,190,766)	(7,834,840)
Planning & Development Division	(442,235)	(608,157)	(1,041,679)	(990,397)
Engineering & Works Division	(12,243,373)	(13,210,316)	(22,866,720)	(22,460,193)
Not Applicable	0	0	0	0
	(19,624,094)	(21,307,512)	(37,033,531)	(36,109,194)

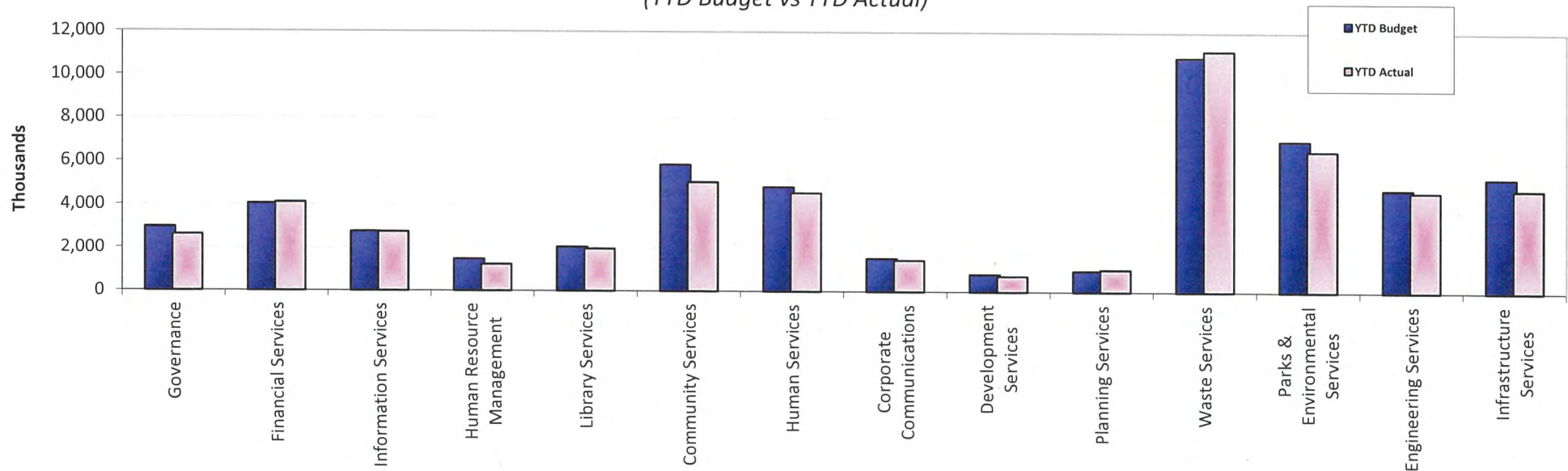
Operating Income by Nature and Type
(YTD Actual)



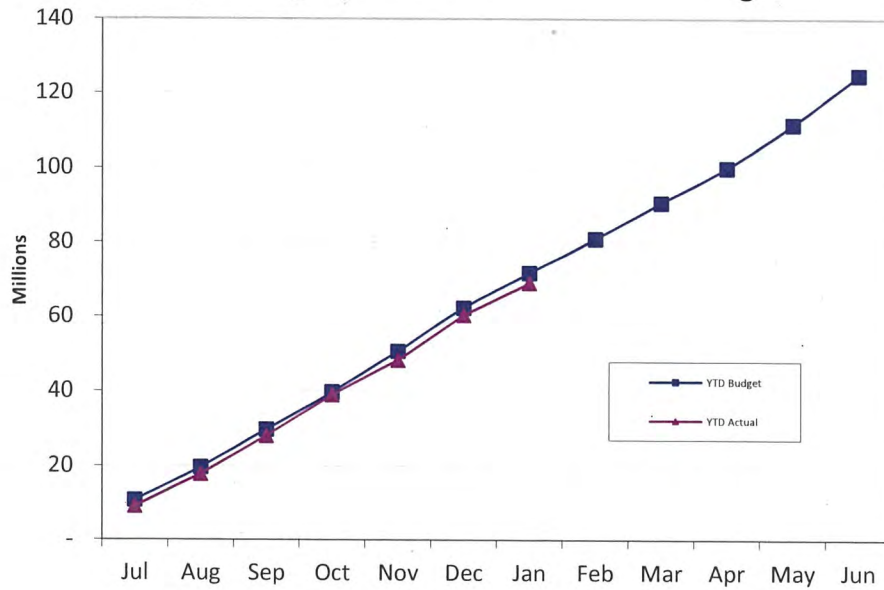
Operating Expenditure by Nature and Type
(YTD Actual)



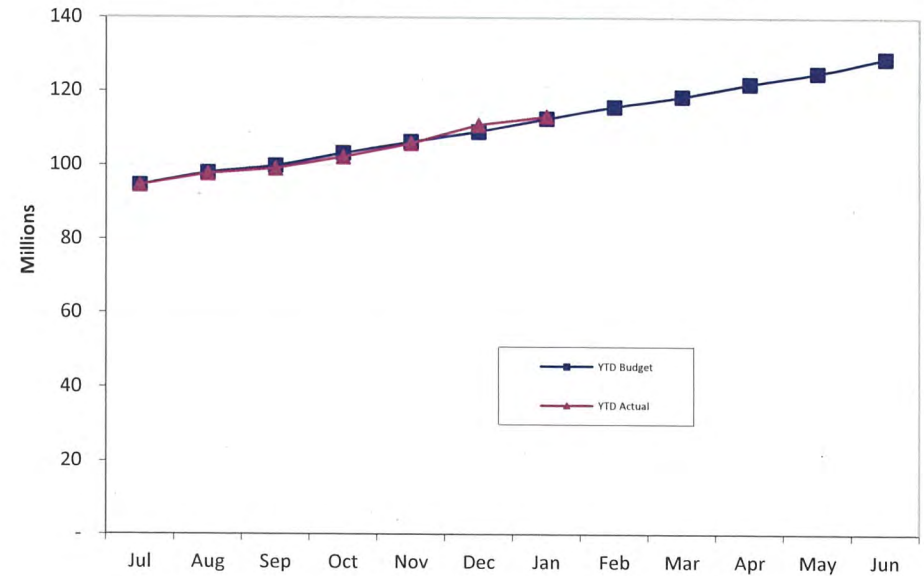
Operating Expenditure by Business Unit
(YTD Budget vs YTD Actual)



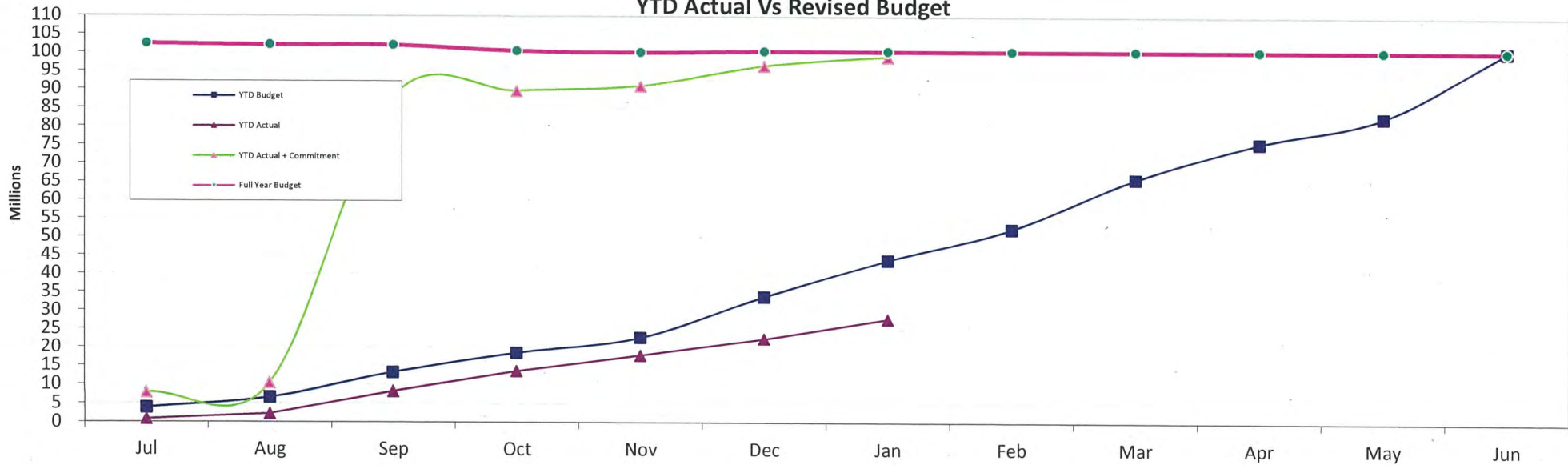
YTD Operating Expenditure Vs YTD Revised Budget



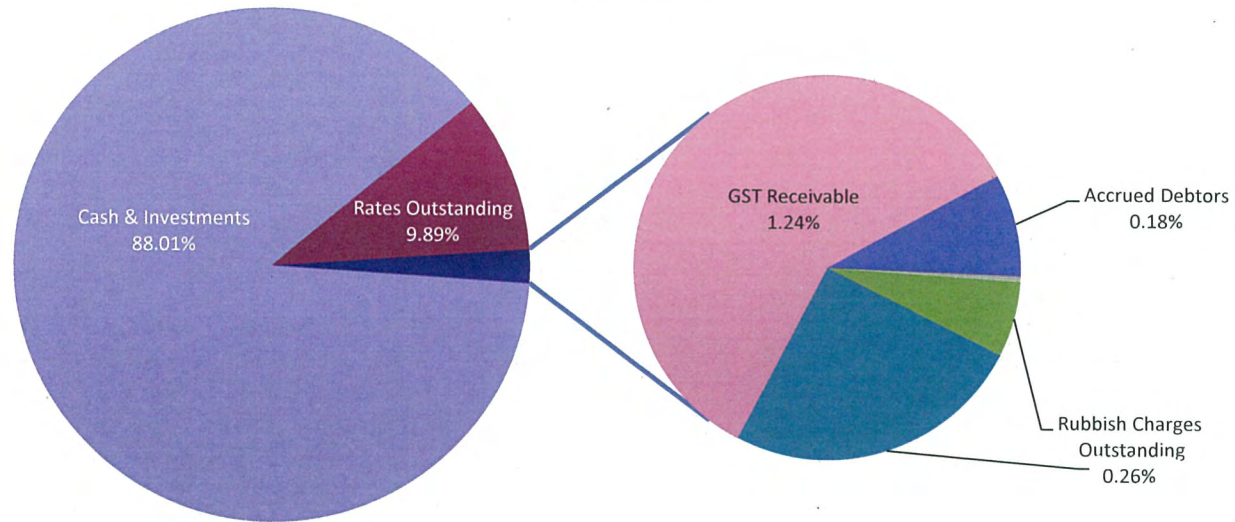
YTD Operating Income Vs YTD Revised Budget



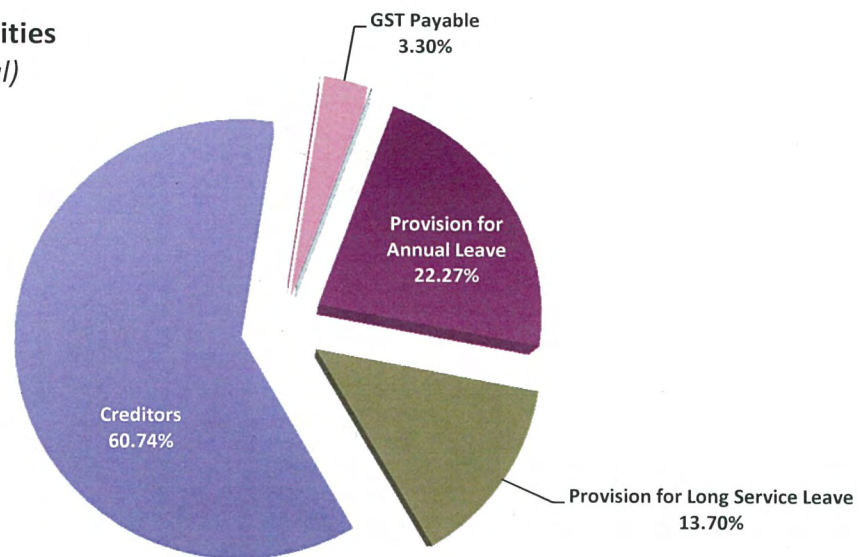
Capital Expenditure YTD Actual Vs Revised Budget



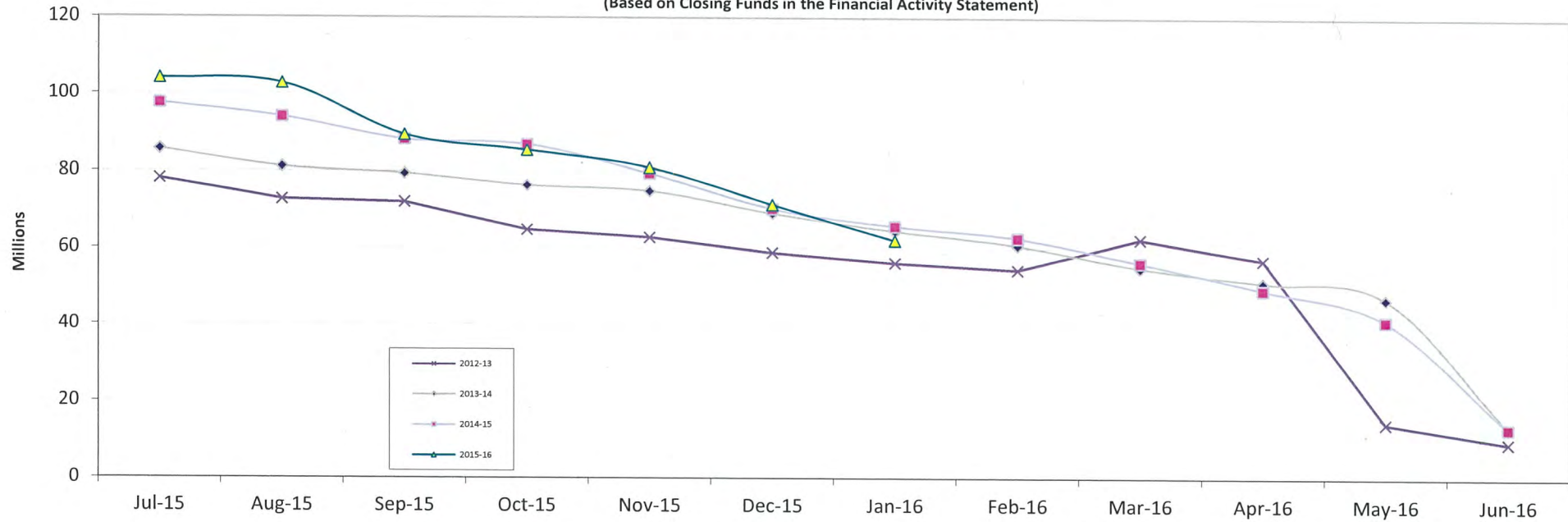
Current Assets (YTD Actual)



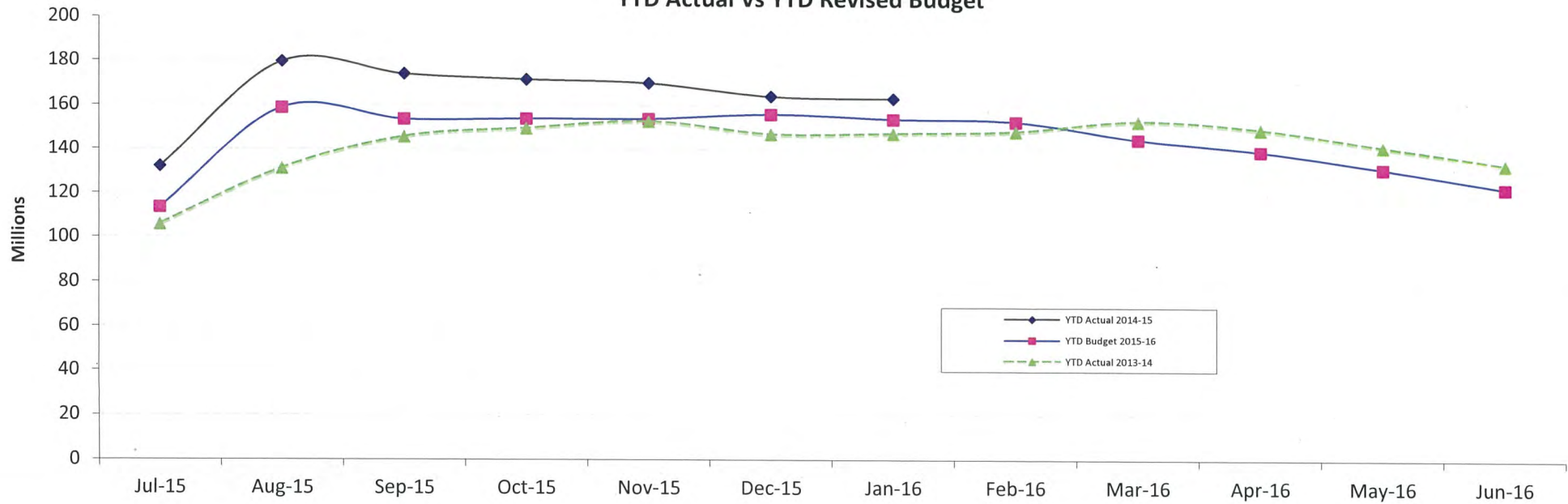
Current Liabilities (YTD Actual)



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 - Reserve Funds

Financial Statement for Period Ending 31 January 2016

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	748,863	748,863	-	9,924	-	-	(600,000)	(41,596)	148,863	717,190
Bibra Lake Nutrient Management	321,564	321,564	11,999	4,335	-	-	-	-	333,563	325,899
C/FWD Projects Reserve	-	-	-	-	9,657,071	-	(9,657,071)	(415,794)	-	(415,794)
CCW Development Fund	7,908,607	7,908,607	-	146,661	14,688,595	12,688,595	(6,950,000)	(6,861,735)	15,647,202	13,882,128
Community Infrastructure	6,210,948	6,210,948	198,992	83,399	5,300,000	-	(330,747)	(4,000)	11,379,193	6,290,347
Community Surveillance Levy Reserve	1,481,926	1,481,926	29,127	19,767	-	-	(296,847)	(20,000)	1,214,206	1,481,693
Contaminated Sites	2,488,919	2,488,919	50,542	33,507	-	-	(100,000)	(8,585)	2,439,461	2,513,841
DCD Redundancies Reserve	39,839	39,839	-	537	-	-	-	-	39,839	40,376
Environmental Offset Reserve	284,550	284,550	-	3,836	-	-	-	-	284,550	288,386
Green House Emissions Reductions	636,855	636,855	13,617	8,319	200,000	-	(533,961)	(100,616)	316,511	544,558
Information Technology	279,795	279,795	36,514	3,772	100,000	-	(112,186)	-	304,123	283,566
Land Development & Investment Fund Reserve	5,605,100	5,605,100	278,221	80,627	23,564,648	2,817,672	(11,494,111)	(326,920)	17,953,858	8,176,478
Major Buildings Refurbishment	5,452,406	5,452,406	25,439	71,572	4,928,686	-	(664,840)	(384,910)	9,741,691	5,139,068
Mobile Rubbish Bins	572	572	-	8	-	-	-	-	572	579
Municipal Elections	51,009	51,009	13,018	384	150,000	-	(200,000)	(165,905)	14,027	(114,512)
Naval Base Shacks	828,752	828,752	16,109	11,151	158,497	-	(184,447)	(16,176)	818,911	823,727
Plant & Vehicle Replacement	7,416,121	7,416,121	77,520	94,054	2,800,000	2,657	(4,049,315)	(1,081,443)	6,244,326	6,431,388
Port Coogee Special Maintenance Reserve	1,224,733	1,224,733	22,623	15,718	274,438	-	(132,305)	(132,305)	1,389,489	1,108,147
Roads & Drainage Infrastructure	3,207,854	3,207,854	99,653	43,114	-	-	(1,313,531)	(11,485)	1,993,975	3,239,483
Staff Payments & Entitlements	2,049,042	2,049,042	154,552	27,368	110,000	-	(180,000)	(62,867)	2,133,594	2,013,543
Waste & Recycling	21,330,958	21,330,958	614,391	285,913	2,703,369	-	(713,633)	(183,392)	23,935,085	21,433,479
Waste Collection Levy	1,055,070	1,055,070	1,511	13,476	1,090,079	-	(580,000)	(117,641)	1,566,660	950,906
Workers Compensation	389,322	389,322	15,187	5,248	-	-	-	-	404,509	394,570
POS Cash in Lieu (Restricted Funds)	5,485,916	5,485,916	130,194	74,482	481,507	481,507	(840,692)	(221,409)	5,256,925	5,820,495
	74,498,719	74,498,719	1,789,209	1,037,171	66,206,890	15,990,430	(38,933,686)	(10,156,780)	103,561,132	81,369,540
Grant Funded										
Aged & Disabled Vehicle Expenses	430,493	430,493	10,728	4,751	60,317	35,185	(328,643)	(172,023)	172,895	298,406
CIHF Building Maintenance Resrv	2,189,423	2,189,423	-	30,122	1,000,000	325,965	-	-	3,189,423	2,545,510
Cockburn Super Clinic Reserve	-	-	-	(23)	-	-	-	-	-	(23)
Family Day Care Accumulation Fund	-	-	-	(1)	-	-	-	-	-	(1)
Naval Base Shack Removal Reserve	397,285	397,285	4,189	5,355	54,693	-	-	-	456,167	402,641
Restricted Grants & Contributions Resrv	5,569,838	5,569,838	-	-	9,264	9,076	(3,513,285)	(3,470,747)	2,065,817	2,108,167
UNDERGROUND POWER	550,927	550,927	-	7,420	1,030,000	-	(1,372,063)	-	208,864	558,347
Welfare Projects Employee Entitlements	432,255	432,255	10,719	5,553	49,037	49,037	(32,345)	(32,345)	459,666	454,499
	9,570,222	9,570,222	25,636	53,177	2,203,311	419,262	(5,246,336)	(3,675,115)	6,552,833	6,367,546
Development Cont. Plans										
Aubin Grove DCP	174,478	174,478	4,705	2,352	-	-	(890)	-	178,293	176,830
Community Infrastructure DCA 13	16,479,668	16,479,668	140,052	168,072	5,000,000	3,428,608	(13,052,058)	(12,693,358)	8,567,662	7,382,990
Gaebler Rd Development Cont. Plans	1,006,568	1,006,568	18,924	13,568	-	-	(4,543)	-	1,020,949	1,020,136
Hammond Park DCP	457,825	457,825	9,354	7,145	396,000	204,586	(15,218)	(610,366)	847,961	59,189
Munster Development	692,062	692,062	18,147	9,936	443,798	73,675	(13,500)	-	1,140,507	775,673
Muriel Court Development Contribution	(79,429)	(79,429)	-	(1,071)	206,000	-	(20,689)	-	105,882	(80,500)
Packham North - DCP 12	7,270	7,270	10,529	306	434,388	25,818	(21,359)	-	430,828	33,394
Solomon Road DCP	411,393	411,393	8,493	7,443	120,000	205,380	(8,110)	-	531,776	624,216
Success Lakes Development	909,941	909,941	3,817	12,266	-	-	(4,543)	-	909,215	922,206
Success Nth Development Cont. Plans	1,700,726	1,700,726	15,311	26,024	11,700	384,573	(6,683)	-	1,721,054	2,111,323
Thomas St Development Cont. Plans	12,392	12,392	294	167	-	-	-	-	12,686	12,559
Wattleup DCP 10	2,647	2,647	-	36	-	-	(15,218)	-	(12,571)	2,683
Yangebup East Development Cont. Plans	851,367	851,367	6,026	11,986	130,036	258,108	(3,270)	-	984,159	1,121,461
Yangebup West Development Cont. Plans	377,918	377,918	9,195	5,094	-	-	(2,700)	-	384,413	383,012
	23,004,825	23,004,825	244,847	263,325	6,741,922	4,580,748	(13,168,781)	(13,303,724)	16,822,813	14,545,174
Total Reserves	107,073,767	107,073,767	2,059,692	1,353,672	75,152,123	20,990,441	(57,348,803)	(27,135,620)	126,936,778	102,282,260

DETAILED BUDGET AMENDMENTS REPORT

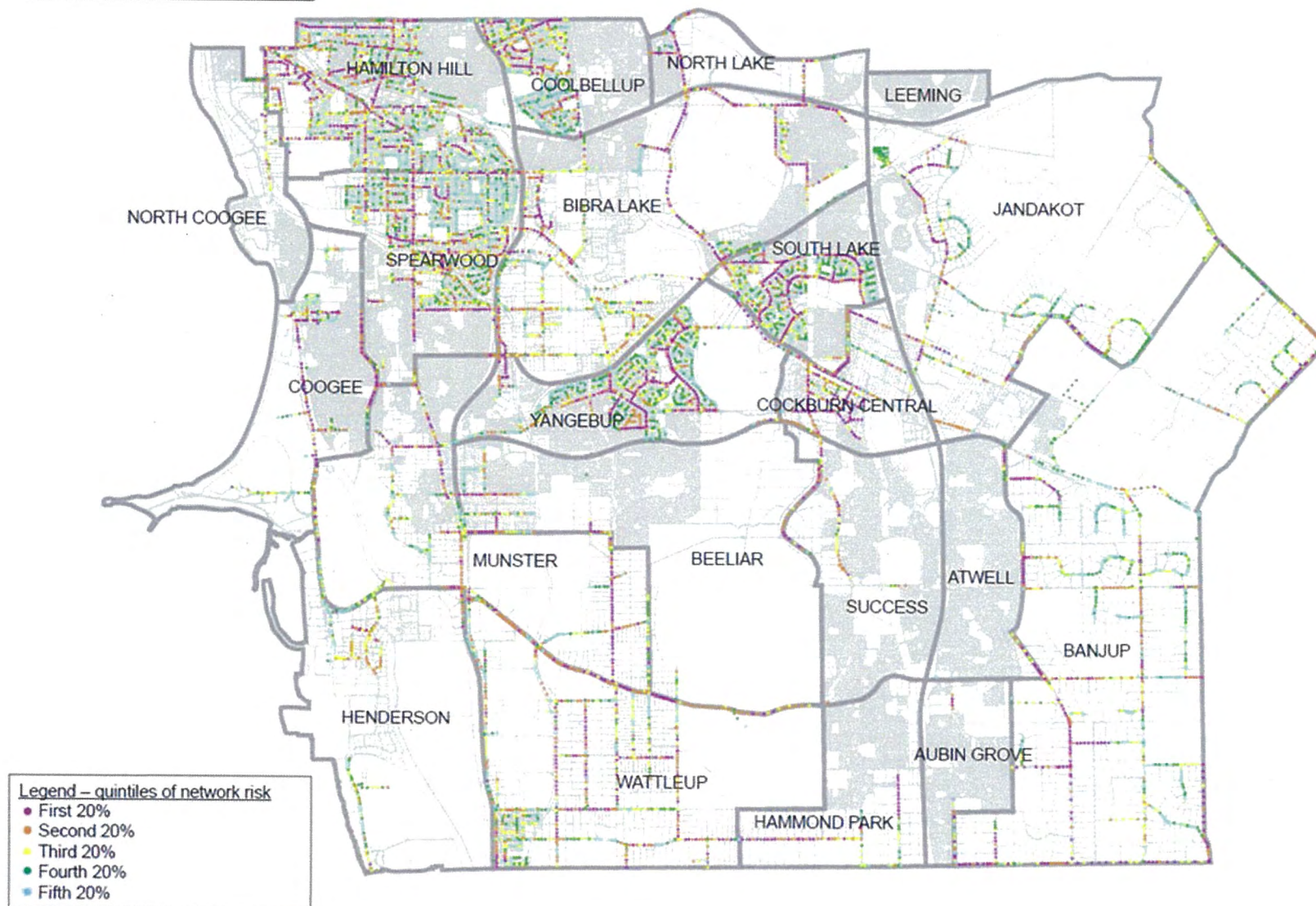
for the period ended 31 January 2016

PROJECT/ACTIVITY LIST		ADD/LESS	EXPENDITURE	TF TO RESERVE	FUNDING SOURCES			
					RESERVE	EXTERNAL	MUNICIPAL	NON-CASH
GL 140-6000	Human Resources - Salary	ADD	45,031				(45,031)	
GL 140-6100	Human Resources - Superannuation	ADD	3,833				(3,833)	
OP 9750	Staff Contingency - Salary & Superannuation	LESS	(48,864)				48,864	
GL 378-6000	Cockburn Financial Counselling	LESS	(2,677)				2,677	
GL 375-6000	Success Financial Counselling - Activity is closed	ADD	2,677				(2,677)	
			0	0	0	0	0	0

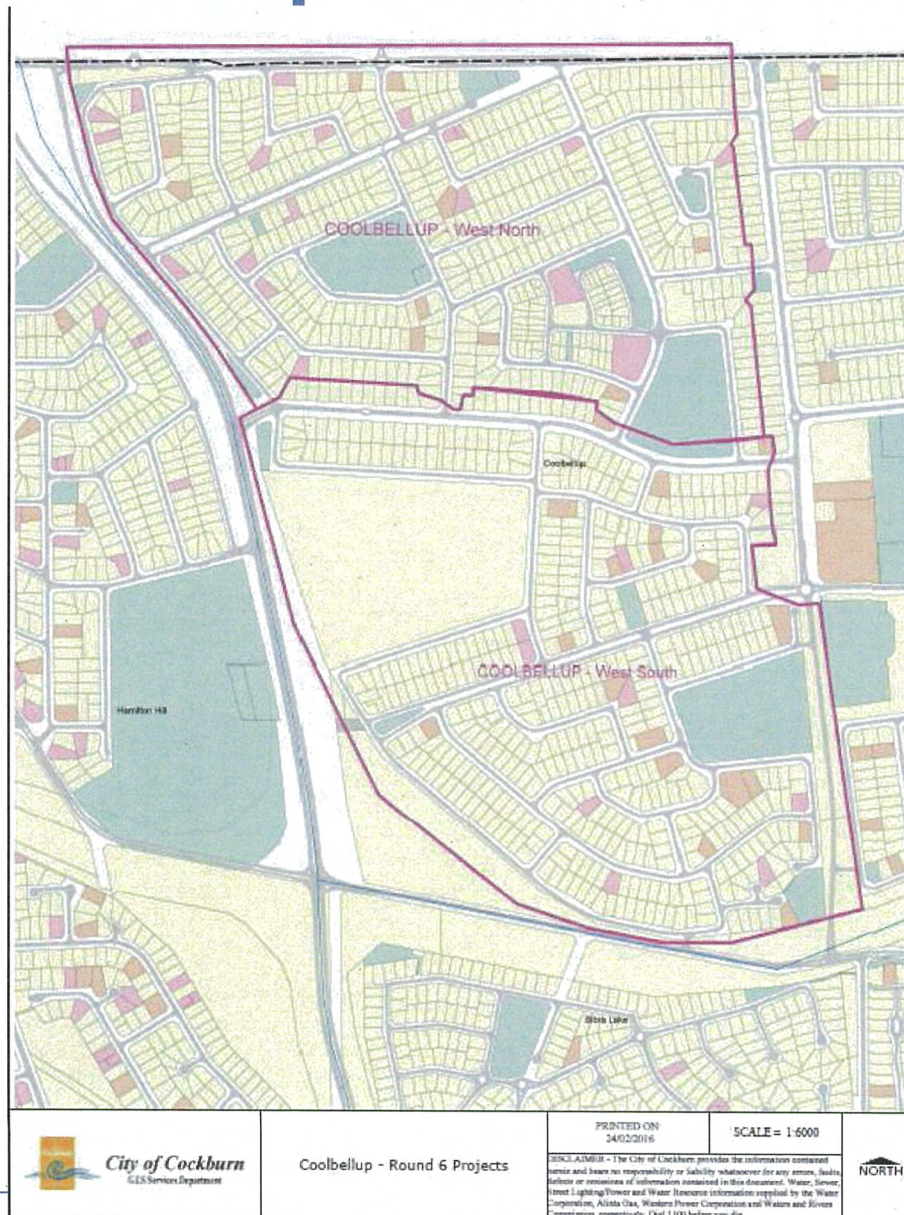
Surplus: +/(-)

0

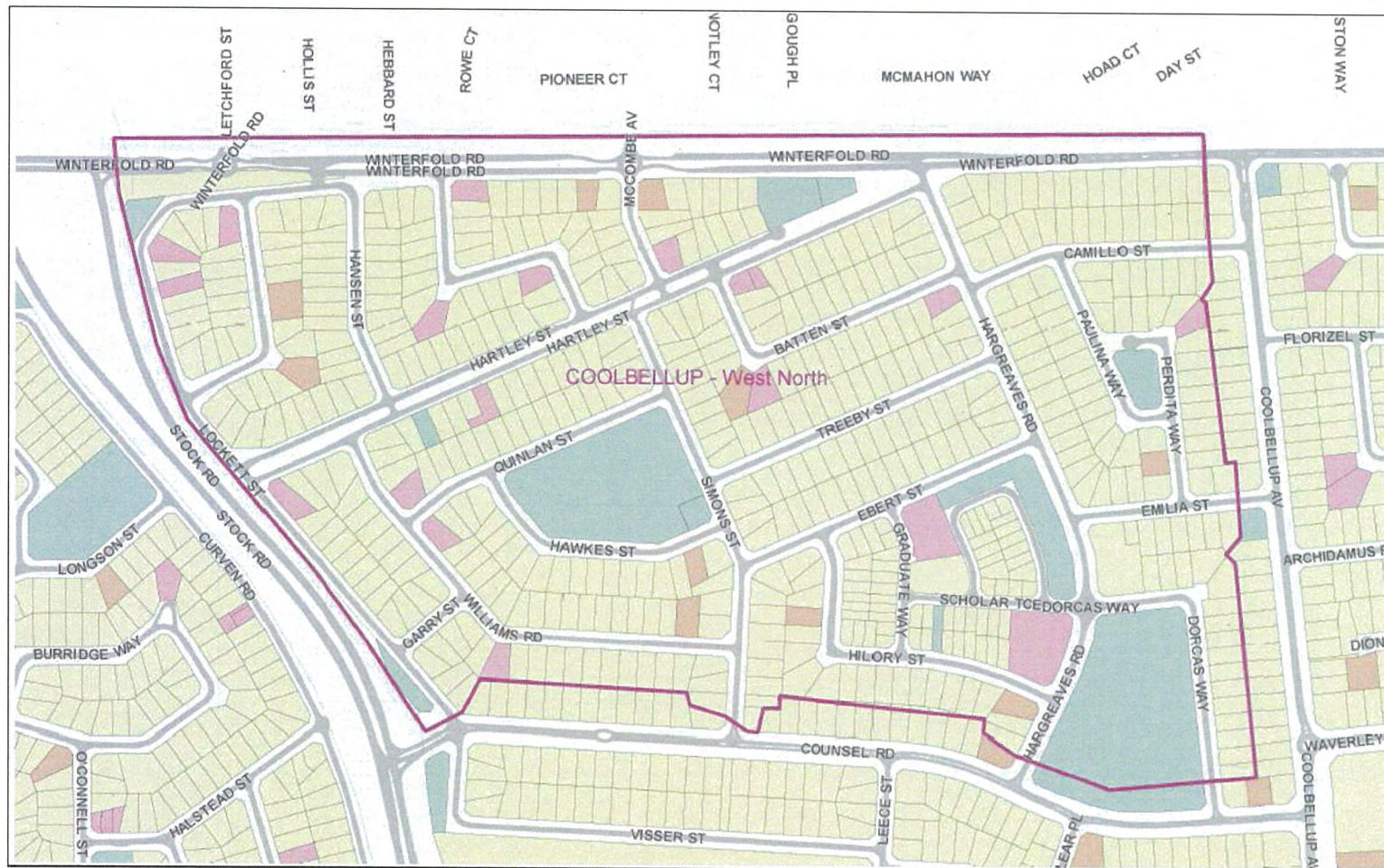
City of Cockburn



Coolbellup - Round 6 Projects

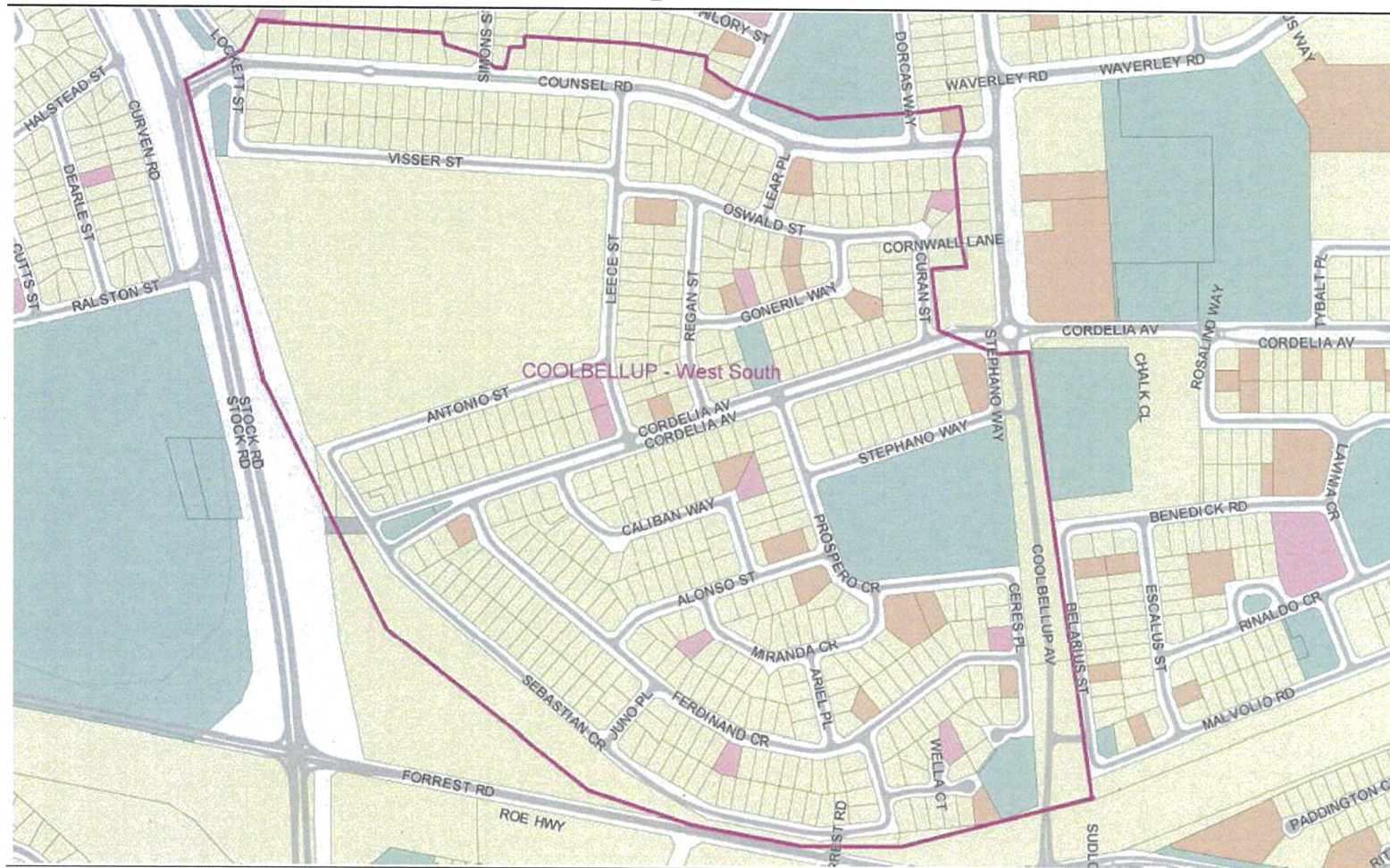


Coolbellup - West North



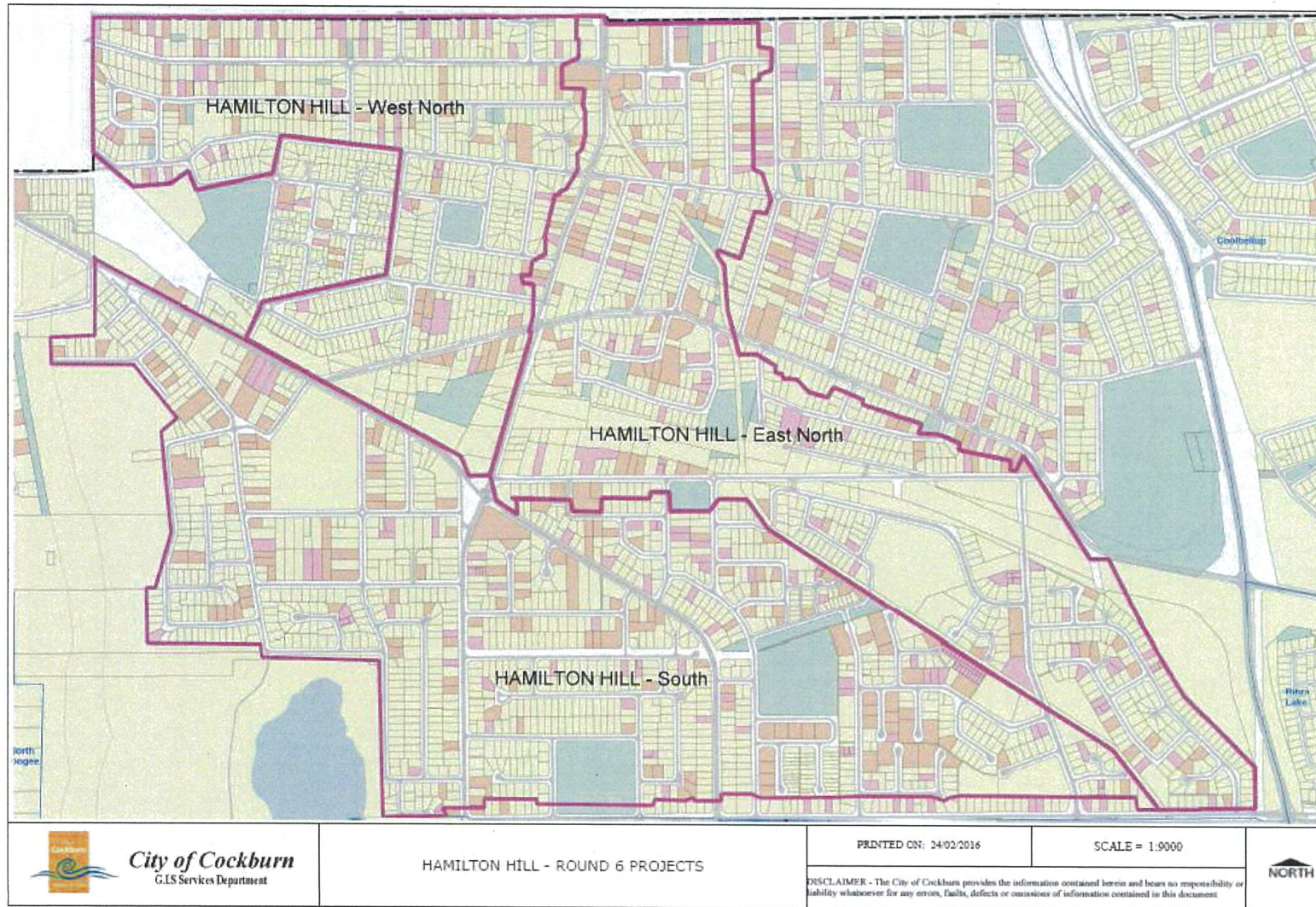
- Number of Allotments: 558
- Number of Properties: 552 100% residential
- Estimated Project Cost ≈ \$6,85M

Coolbellup - West South

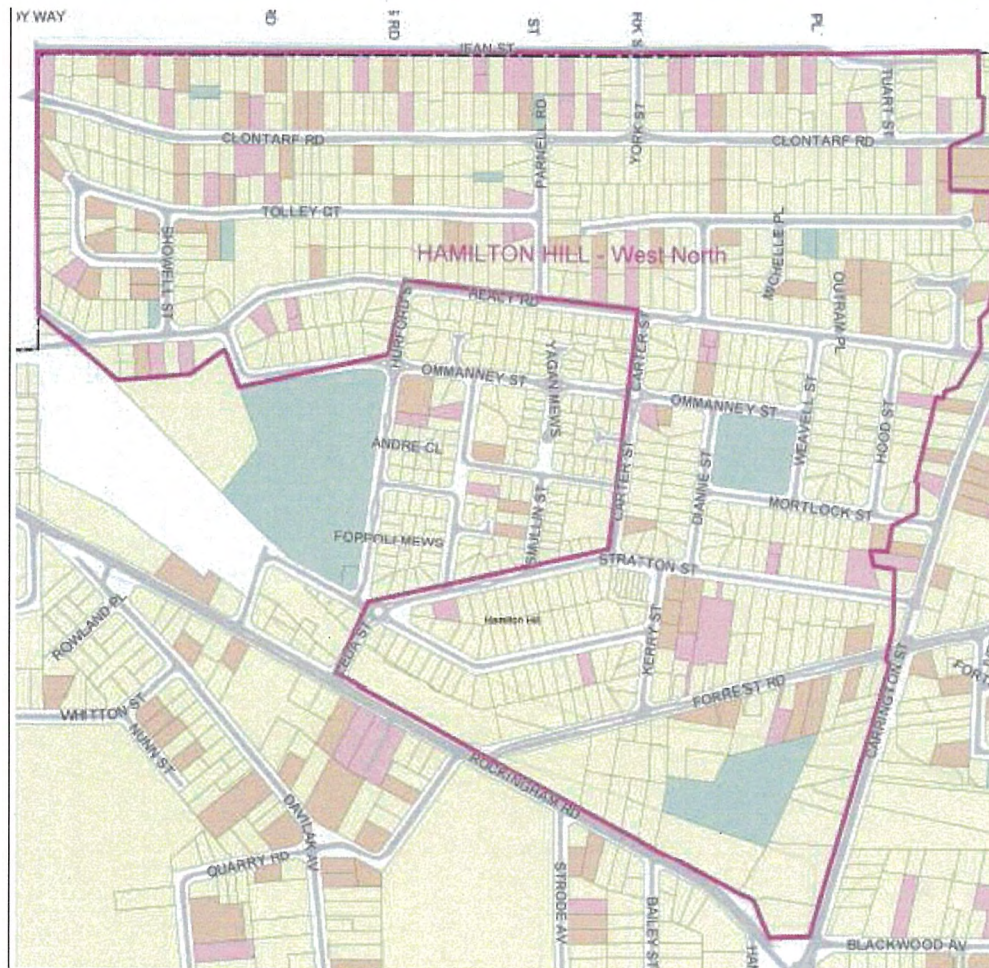


- Number of Allotments: 510
- Number of Properties: 535 100% residential
- Estimated Project Cost ≈\$6,38M

Hamilton Hill - Projects

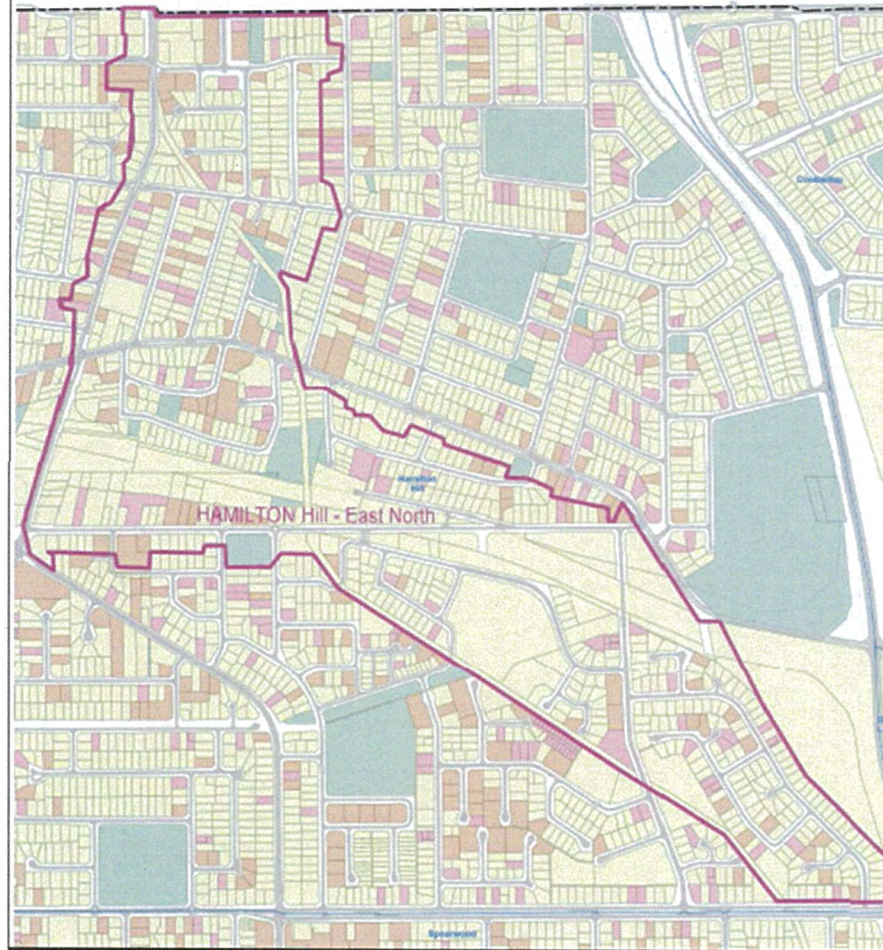


Hamilton Hill - West North



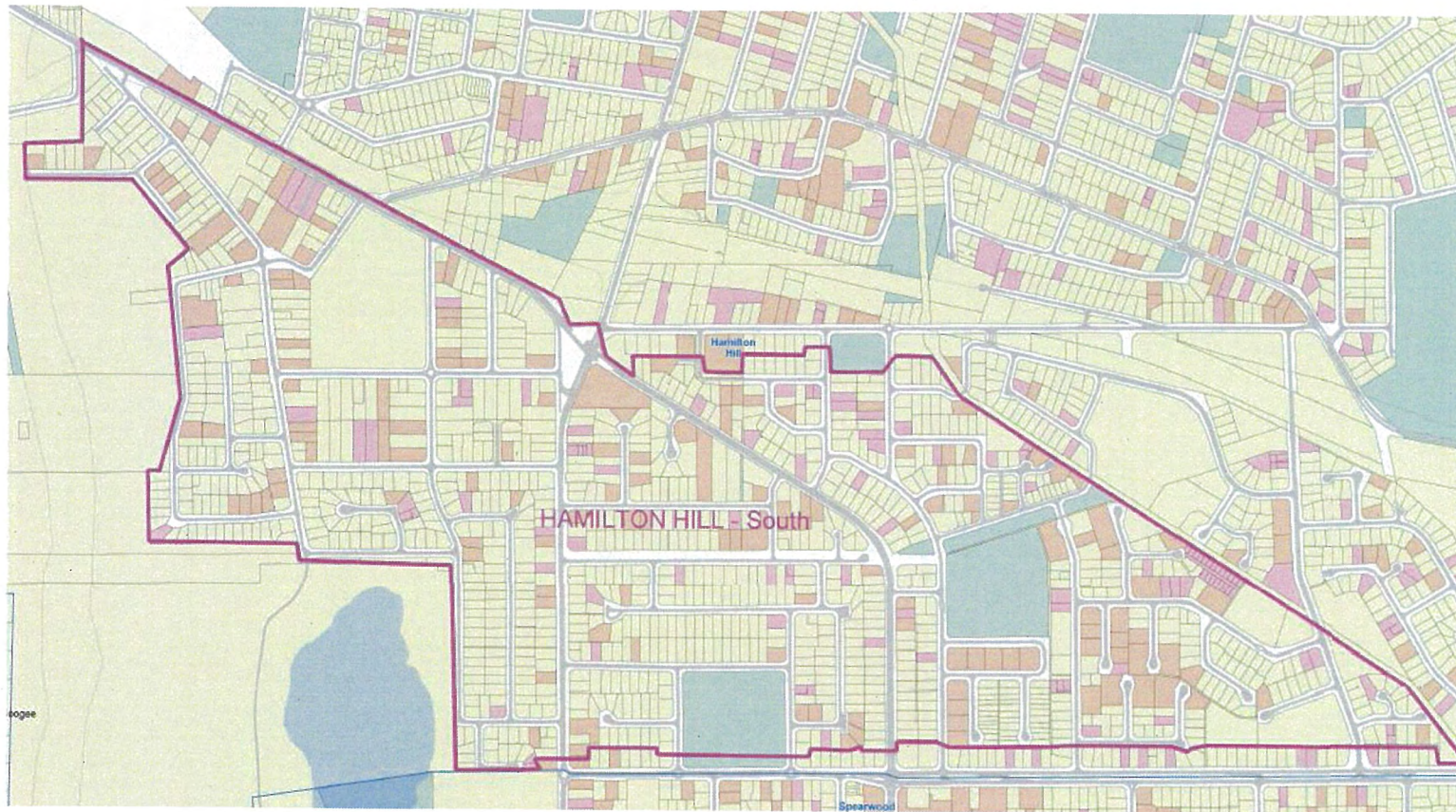
- Number of Allotments: 636
- Number of Properties: 664 99% residential
- Estimated Project Cost ≈\$8.3M

Hamilton Hill - East North



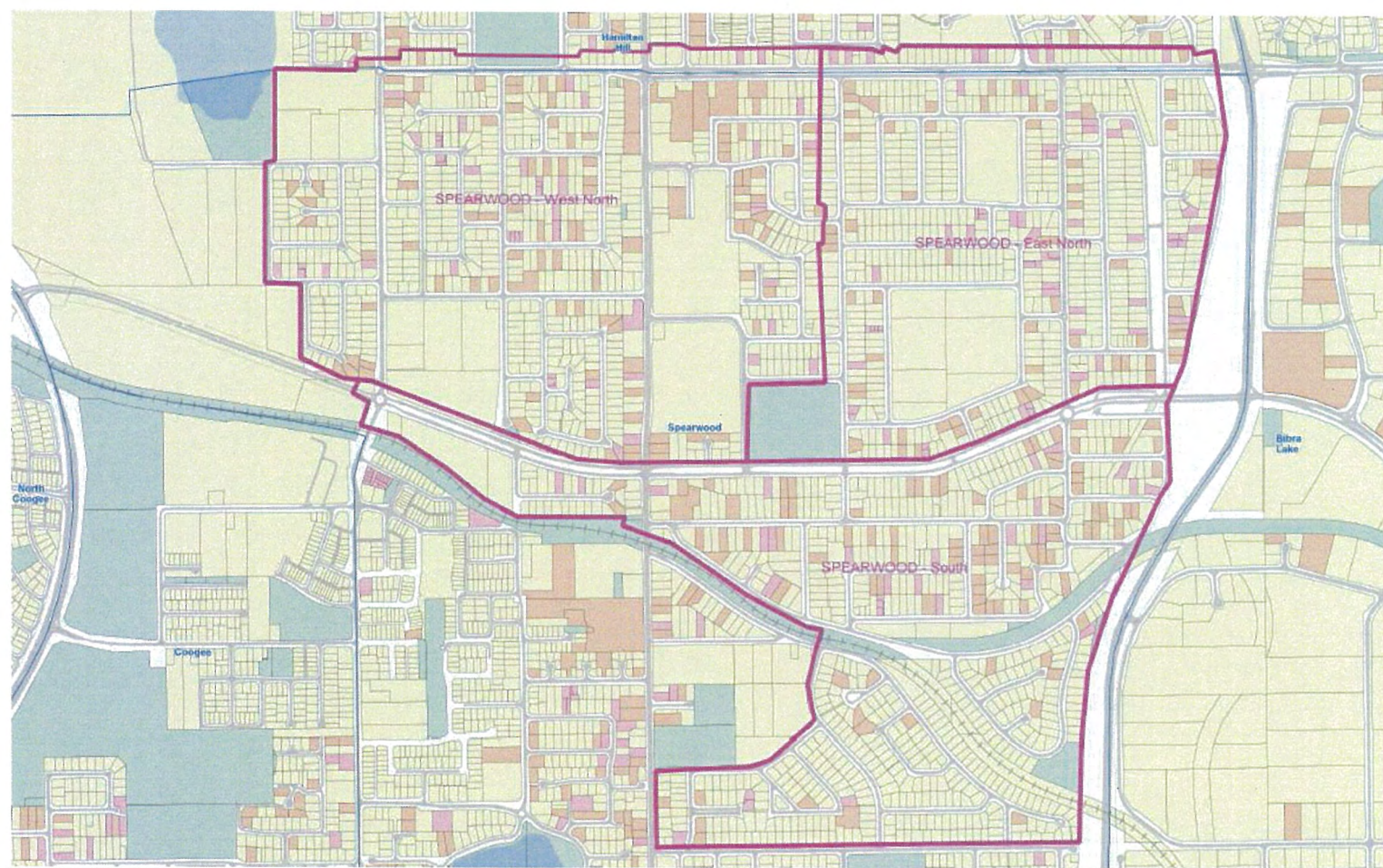
- Number of Allotments: 721
- Number of Properties: 724 97.5% residential
- Estimated Project Cost ≈\$9.1M

Hamilton Hill - South



- Number of Allotments: 794
- Number of Properties: 937 97% residential
- Estimated Project Cost ≈\$9.93M

Spearwood - Projects



City of Cockburn
GLS Services Department

Spearwood - Round 6 Projects

PRINTED ON: 24/02/2016

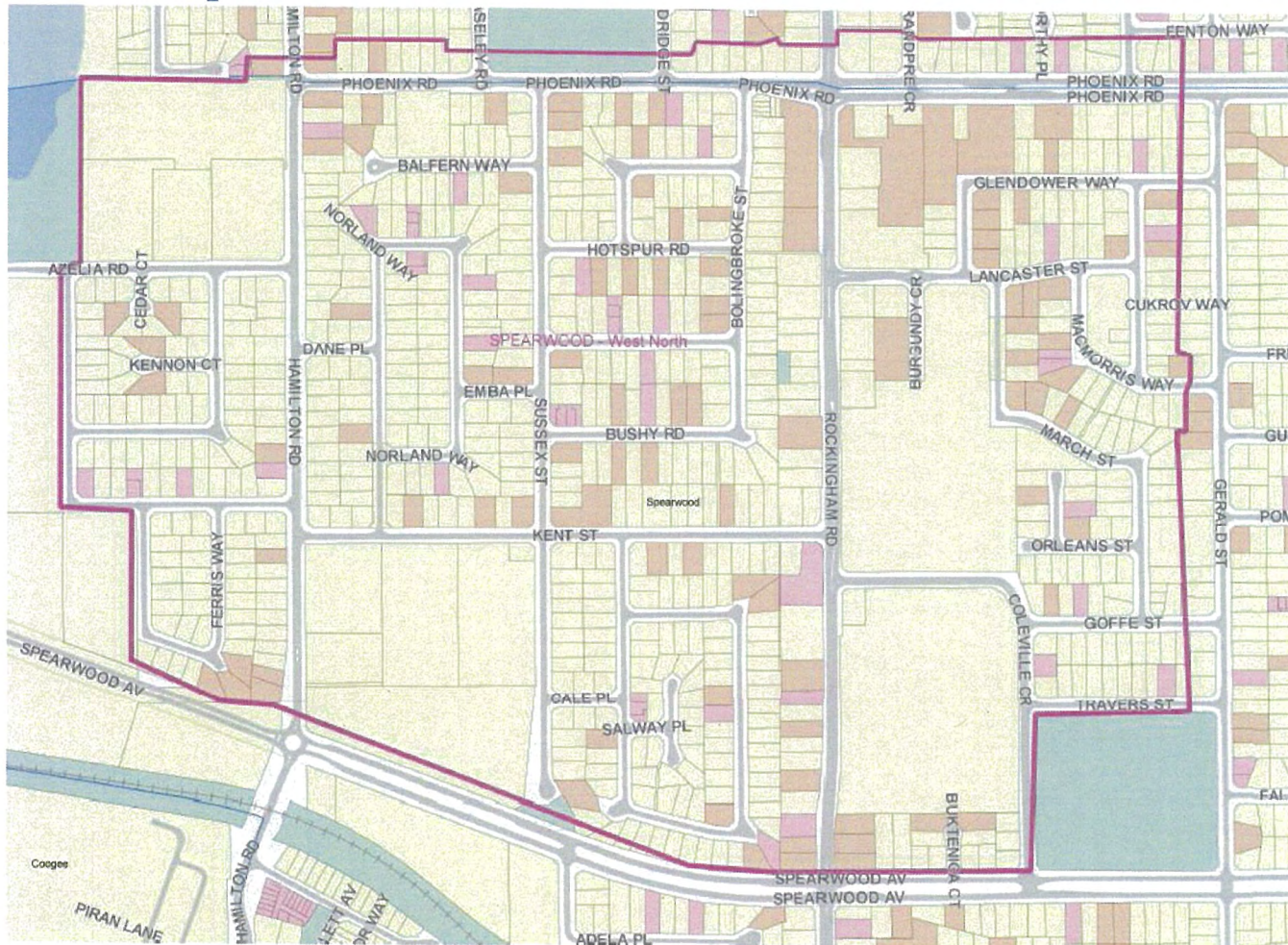
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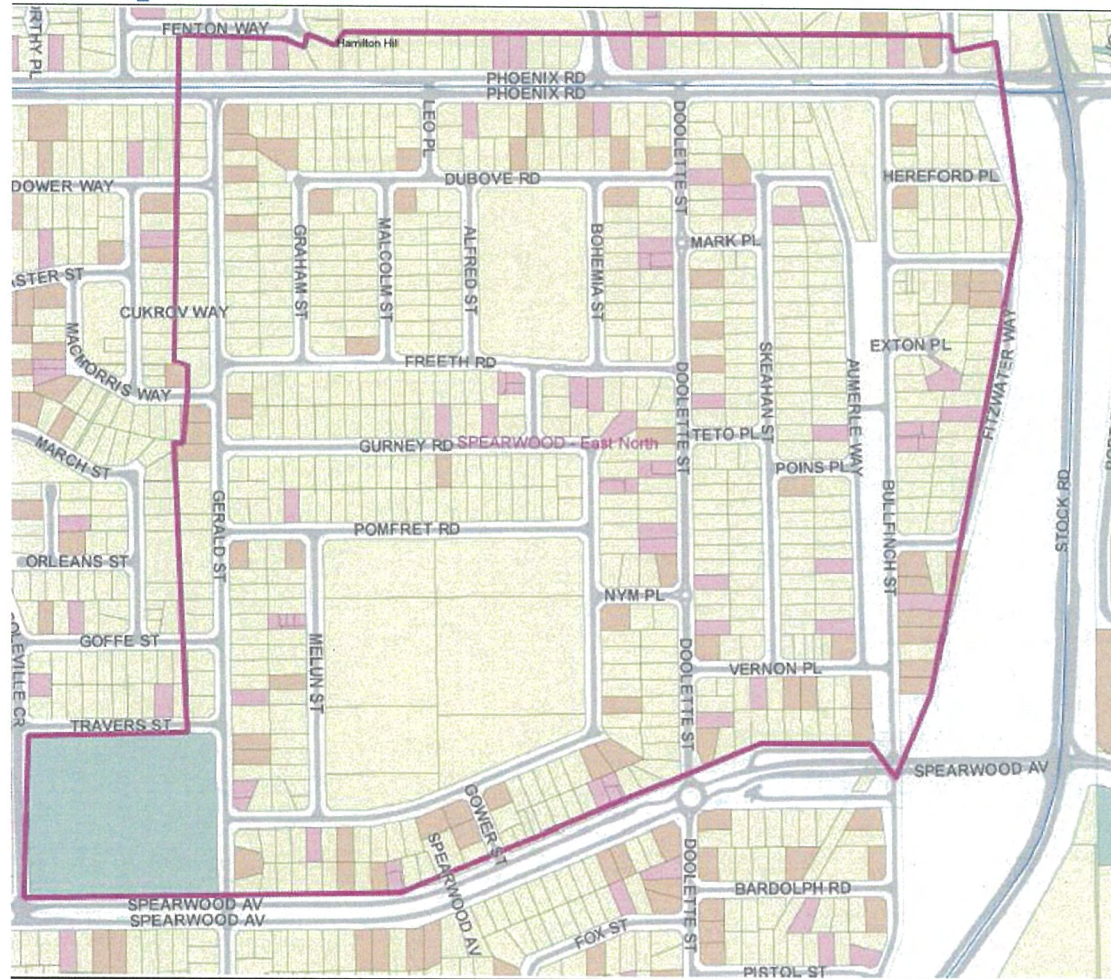
NORTH

Spearwood - West North



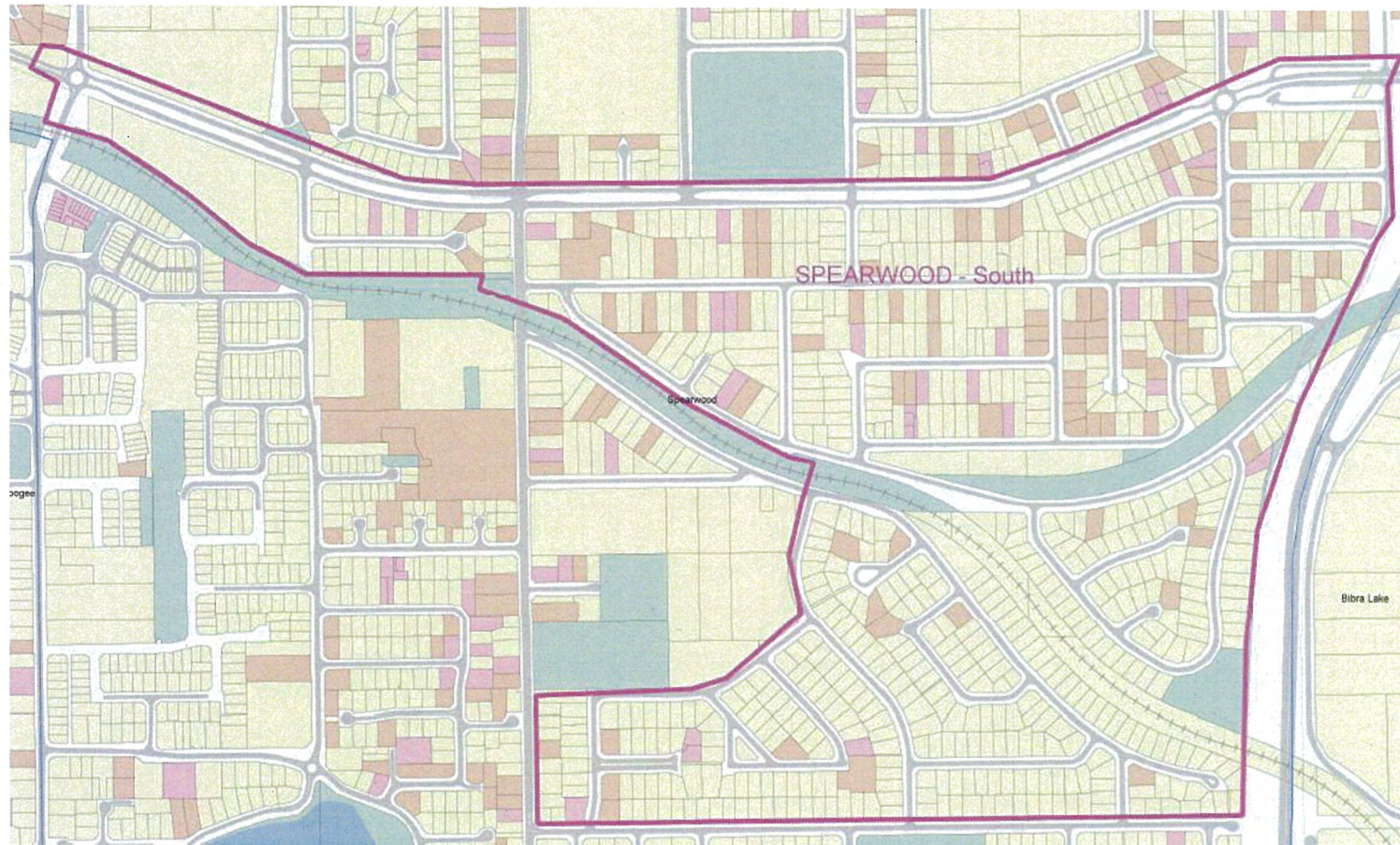
- Number of Allotments: 759
- Number of Properties: 899 98% residential
- Estimated Project Cost ≈\$9.49M

Spearwood - East North



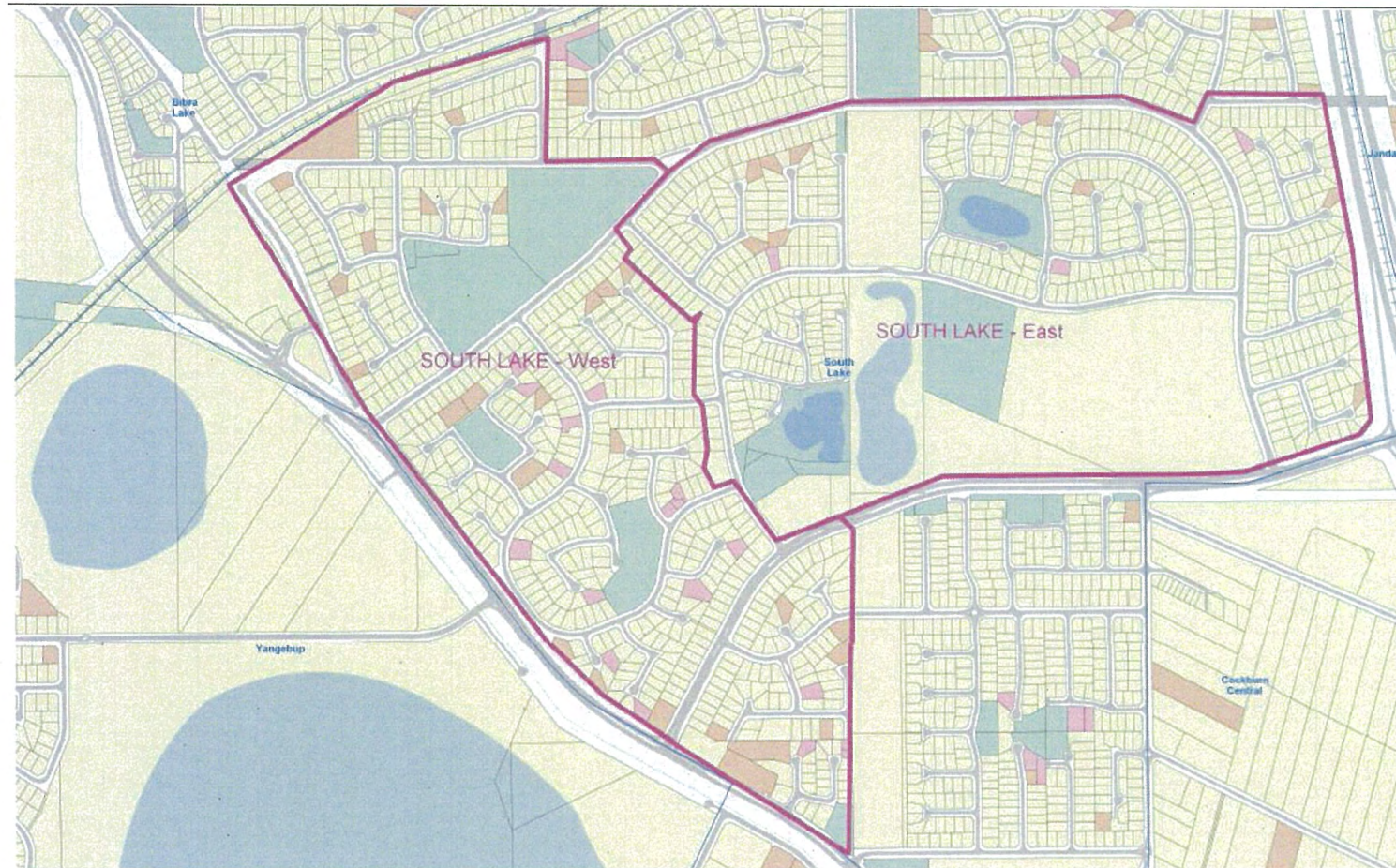
- Number of Allotments: 610
- Number of Properties: 640 99% residential
- Estimated Project Cost ≈\$7.63M

Spearwood - South



- Number of Allotments: 753
- Number of Properties: 801 100% residential
- Estimated Project Cost ≈\$9.41M

South Lake - Projects



City of Cockburn
GLS Services Department

South Lake - Round 6 Projects

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SCALE = 1:7000

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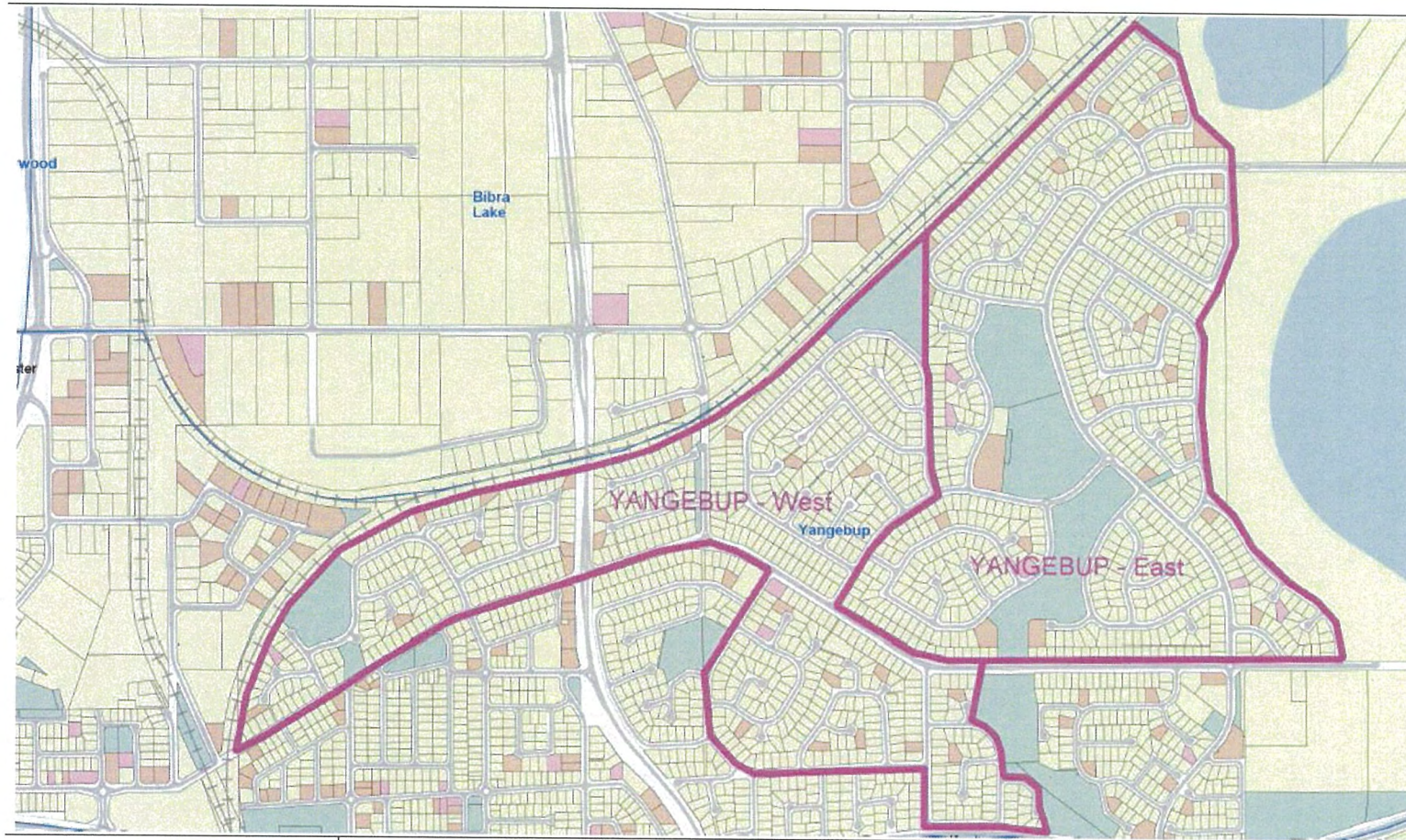


South Lake - East



- Number of Allotments: 556
- Number of Properties: 564 99% residential
- Estimated Project Cost ≈\$6.95M

Yangebup - Projects



City of Cockburn
GIS Services Department

Yangebup - Round 6 Projects

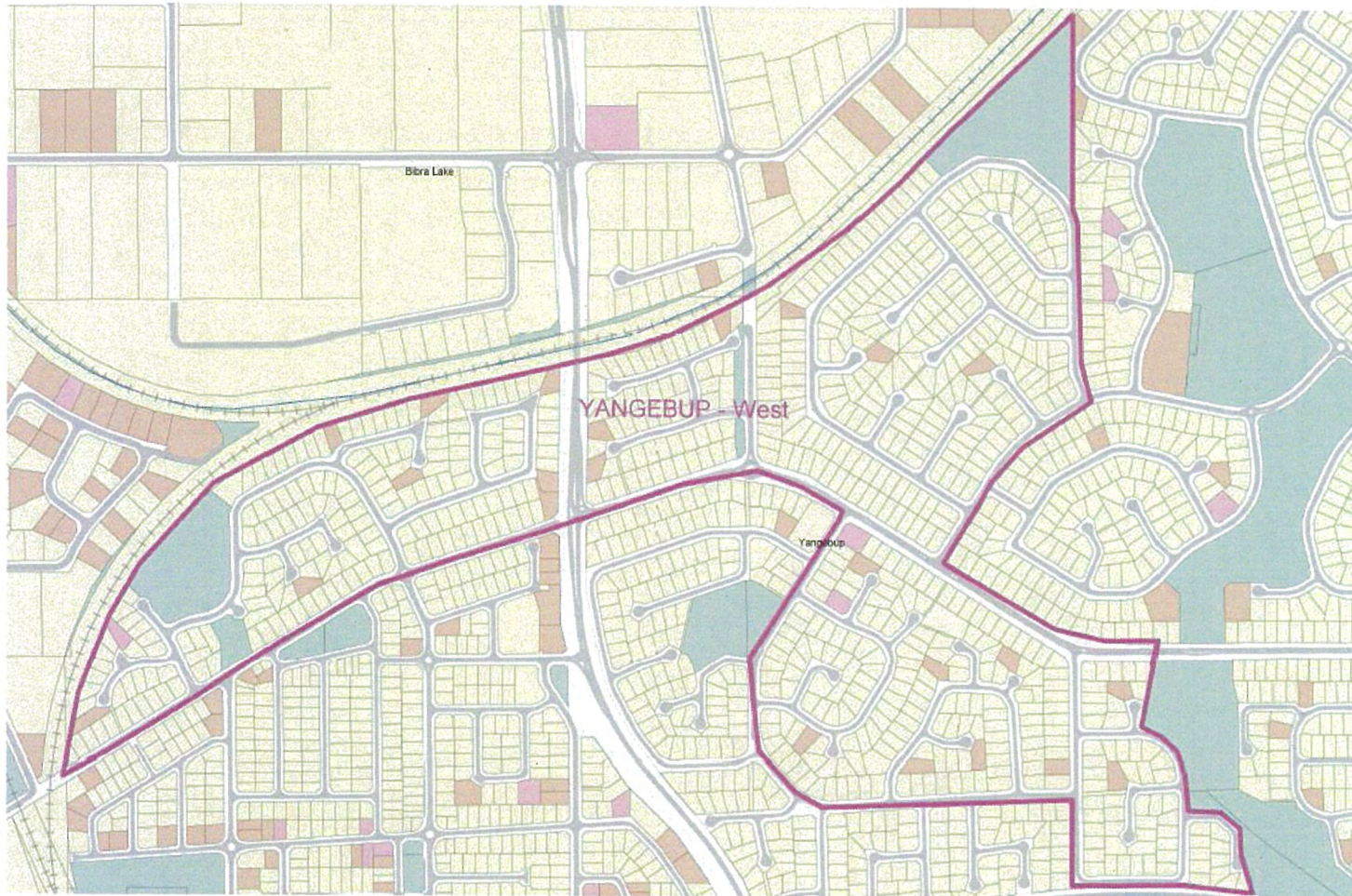
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25/02/2016

SCALE = 1:12500

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Yangebup - West



- Number of Allotments: 697
- Number of Properties: 702 100% residential
- Estimated Project Cost ≈\$8.71M

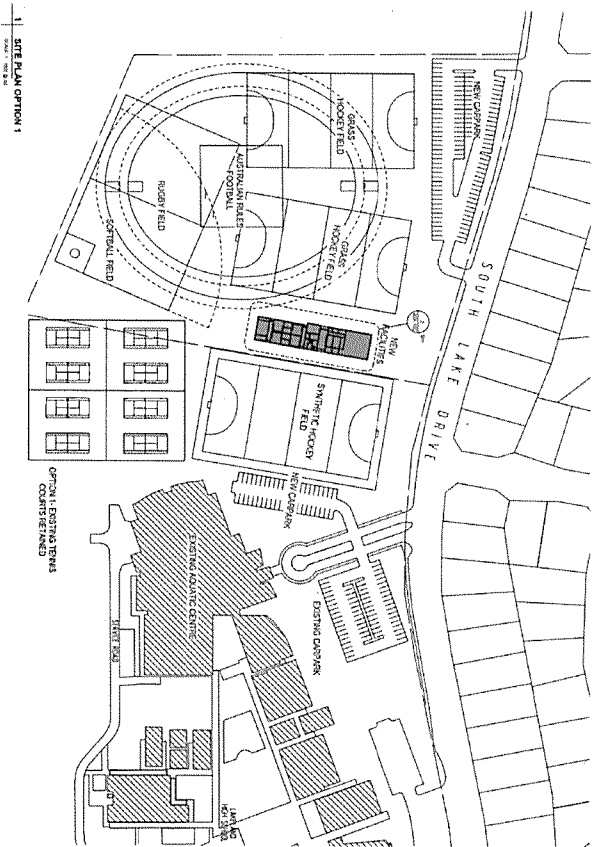
DRAFT

Appendix G

Concept Plans

DRAFT

Appendix G Concept Plans



FREMANTLE HOCKEY CLUB

NO.	DESCRIPTION
1	NEW HOCKEY FIELD
2	OLD HOCKEY FIELD
3	NEW HOCKEY FIELD
4	ROBBY FIELD
5	STUTTARD FIELD
6	SHINNY HOCKEY FIELD
7	NEW CARPARK
8	EXISTING CARPARK
9	EXISTING TENNIS CENTRE
10	NEW BUILD

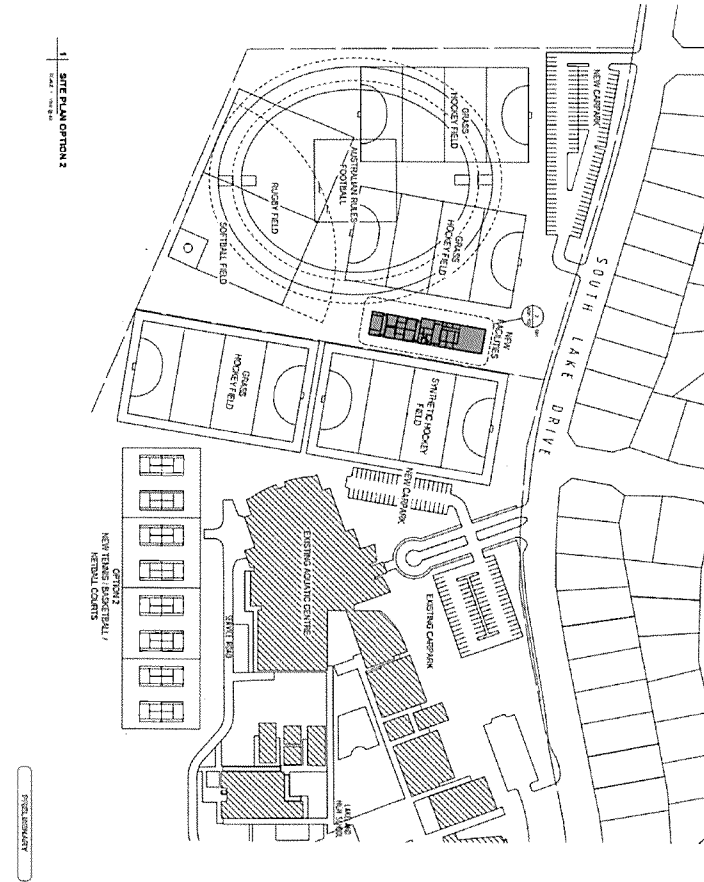
AECOM

60331558

ASK 100 1 SITE PLAN OPTION 1
JAN 2016

PROJECT LOCATION

DRAFT



FREMANTLE HOCKEY CLUB

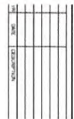
ASK 101 1 SITE PLAN OPTION 2
JAN 2016

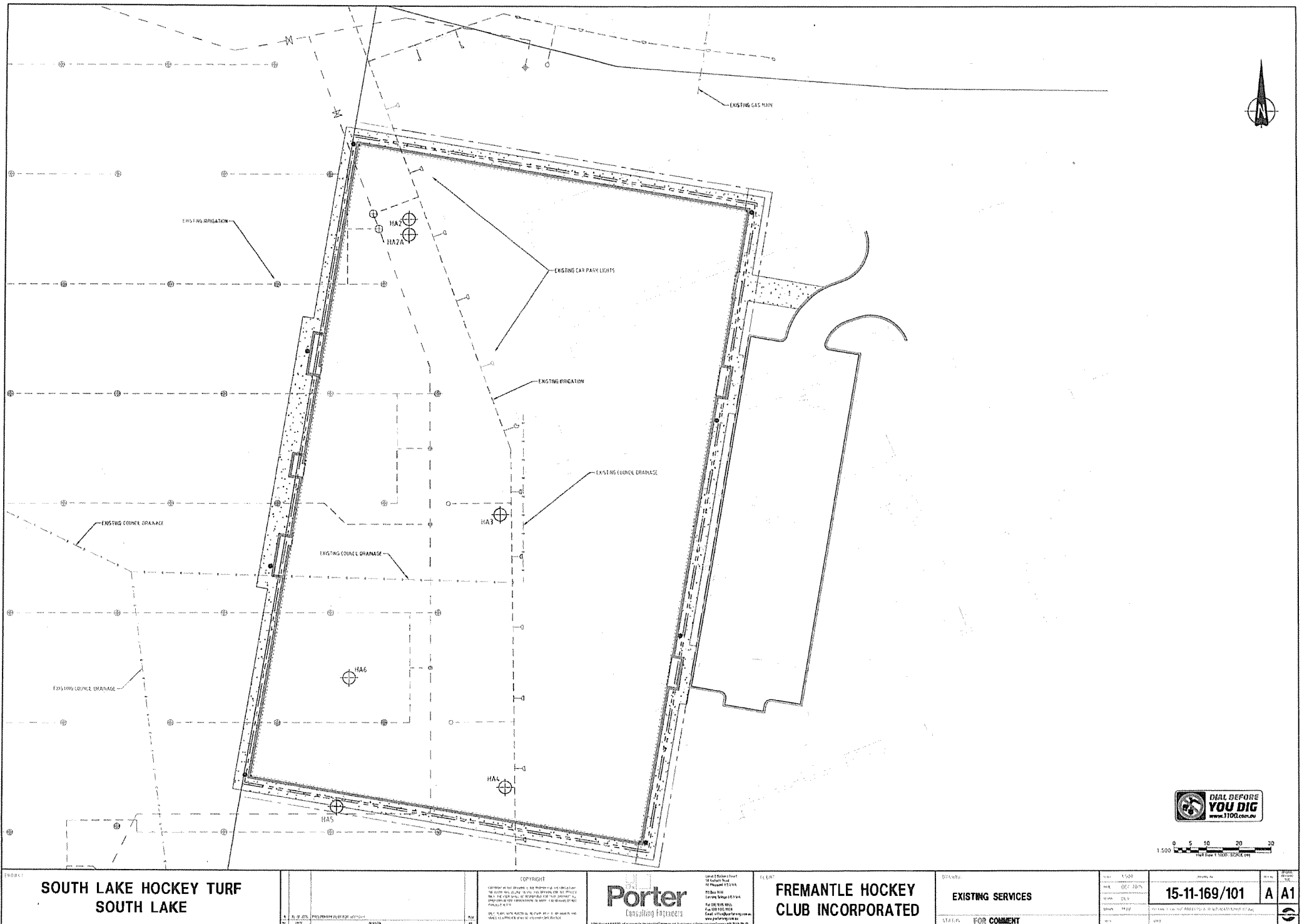
NO.	DATE	DESCRIPTION
1	1/1/2016	ISSUED FOR TENDERS
2	1/1/2016	ISSUED FOR TENDERS
3	1/1/2016	ISSUED FOR TENDERS
4	1/1/2016	ISSUED FOR TENDERS
5	1/1/2016	ISSUED FOR TENDERS
6	1/1/2016	ISSUED FOR TENDERS
7	1/1/2016	ISSUED FOR TENDERS
8	1/1/2016	ISSUED FOR TENDERS
9	1/1/2016	ISSUED FOR TENDERS
10	1/1/2016	ISSUED FOR TENDERS

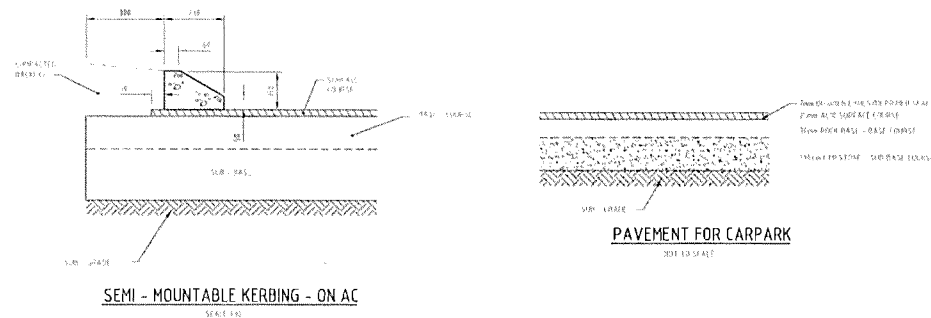
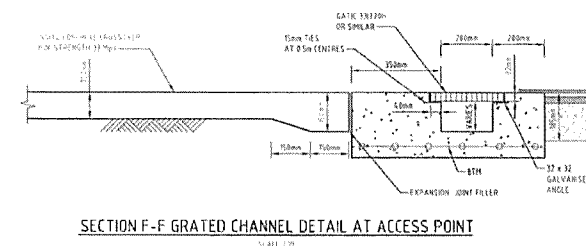
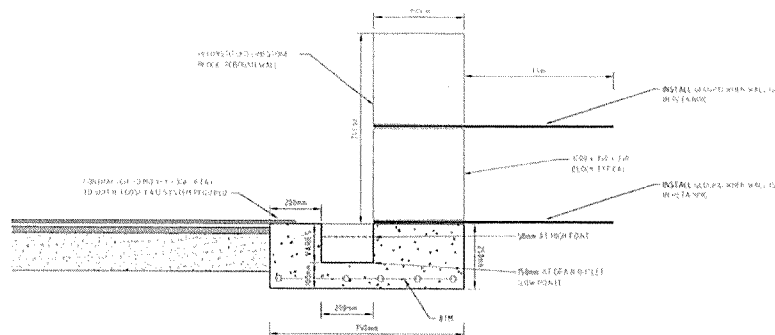
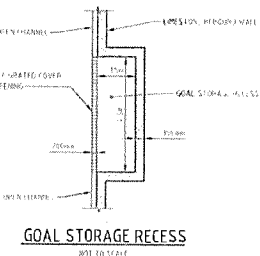
AECOM

60331558

Freemantle Hockey Club
Freemantle Hockey Club







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Appendix H

Costing

DRAFT**Appendix H Costing**

Option 1: A single turf pitch and associated infrastructure, retaining the existing tennis courts/multi use games area.

<u>Fremantle Hockey Club</u>		Qty	Unit	Rate	Total (\$)
<u>Order of Cost Estimate (retaining the existing tennis courts/multi use games area)</u>					
<u>January 2016</u>					
COST SUMMARY					
Building Works					2,664,200.00
Site Works and External Services					2,095,053.13
Net Project Cost					4,759,253.13
Design Contingency (10%)				10%	475,925.31
Construction Contingency (10%)				10%	523,517.84
Client Contingency, Relocation Costs and Disbursements (TBA)					-
Planning Contingency (2.50%)					-
Business Case and Project Definition Planning (0.4%)				0.40%	20,940.71
Building Act Compliance and BCITF Levy (0.32%)				0.32%	16,752.57
Loose Furniture and Equipment, Computer and IT Equipment (5%)				5%	146,531.00
Professional Fees and Disbursements (10%)				10%	523,517.84
Public Art (0%)				0%	-
Escalation to 2018 (8%)				8%	517,315.07
Estimated Total Project Cost (Excl. GST)					6,983,753.48
EXCLUSIONS:					
> Bore for Irrigation					
> Service infrastructure works other than connection to existing					
> Road and Footpath Infrastructure other than to new pitches and parking areas					
> Subsoil Drainage					
> Contaminated soils other than stated					
> Land costs					
> ESD Allowance (assumed not required)					
> Client Contingency, Relocation Costs and Disbursements etc					
> Apprentice Scheme					
> Buy Local Policy					
> GST					
BUILDING WORKS					
1.0	New Changing Room Extension (adjacent H1 pitch)				
1.1	Single storey changing room addition, including storerooms, meeting rooms, offices, ablution facilities, kiosk, kitchen and function room				
		865	m2	2,800.00	2,422,000.00
	Total				2,422,000.00
	Prelims on above			10%	242,200.00
	Total Building Works				2,664,200.00
EXTERNAL WORKS					
2.0	Demolition				
2.1	Demolish existing asphalt carpark and cart away				
		2,471	m2	15.00	37,065.00
2.2	Demolish existing concrete tennis courts and cart away				
		-	m2	15.00	-
2.3	Demolish existing recreation area and cart away				
		1,368	m2	15.00	20,520.00
2.4	Cart material off site				
		2,422	m3	15.00	36,333.75
	Subtotal				93,918.75
3.0	Site Preparation				
3.1	General site clearance and levelling				
		5,122	m2	5.00	25,610.00
3.2	Allowance for tree removal				
		15	m2	500.00	7,500.00
3.3	Allowance for making good existing infrastructure				
		1.00	Item	50,000.00	50,000.00
3.4	Excavate and box-out for layerworks (carpark/H1 pitch+open area)				
		3,011	m3	20.00	60,220.00
3.5	Acid sulphate soil treatment on site during excavations (50%)				
		1,506	m3	80.00	120,440.00
3.6	Cart material off site				
		3,011	m3	15.00	45,165.00
3.7	Allowance for sundries				
		1.00	Item	4,000.00	4,000.00
	Subtotal				312,935.00
4.0	Pitches				
4.1	New synthetic hockey pitch including shock pad layer, tarmac sub base, layerworks, irrigation and drainage				
		3,080	m2	185.00	569,800.00
4.2	Allowance for goal posts, equipment etc				
		1.00	Item	5,000.00	5,000.00
4.3	Allowance for signage system to pitch perimeter (assumed non electronic)				
		1.00	Item	25,000.00	25,000.00
	Subtotal				599,800.00

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5.0 Access Roads, Carparking and Footpaths				
5.1 Bitumen paved access road and carpark inclusive of surfacing, kerbing, line marking etc	1,121	m2	65.00	72,865.00
5.2 Concrete paved footpath	821	m2	75.00	61,575.00
Subtotal				134,440.00
6.0 Boundary Walls, Fencing and Gates				
6.1 Reconstituted limestone walling 740 high	350	m	245.00	85,750.00
6.2 Low height chain mesh fencing to H1 pitch	350	m	120.00	42,000.00
6.3 Single pedestrian gates	1	No	750.00	750.00
6.3 Double vehicular gate	1	No	1,250.00	1,250.00
Subtotal				129,750.00
7.0 Landscaping and Improvements				
7.1 Allowance for new roll-on turfing to H1 pitch perimeters including layerworks, irrigation and drainage	375	m2	70.00	26,250.00
7.2 Allowance for new roll-on turfing to demolished tennis court area including layerworks, irrigation and drainage	-	m2	70.00	-
7.3 Allowance for tree planting	10	No	750.00	7,500.00
Subtotal				33,750.00
EXTERNAL SERVICES				
8.0 Stormwater				
8.1 Allowance for civil stormwater drainage to new access road and carpark	1	Item	110,000.00	110,000.00
9.0 Sewer				
9.1 Allowance for connection to existing sewer	1	Item	115,000.00	115,000.00
10.0 Water Supply				
10.1 Allowance for connection to existing mains	1	Item	50,000.00	50,000.00
11.0 Gas				
11.1 Assumed no requirement		Note		-
12.0 Fire Protection				
12.1 Assumed no requirement		Note		-
13.0 Light and Power				
13.1 Assumed electrical mains installation/infrastructure by others	1	Item	-	-
13.2 Allowance for connection to existing supply including mains switchboards etc	1	Item	35,000.00	35,000.00
13.3 Allowance for new irrigation switchboards/ electrical connection to H1 pitch and open area	1	Item	30,000.00	30,000.00
13.4 Allowance for lighting columns to access roads	1	Item	10,000.00	10,000.00
13.5 Flood lighting to new H1 pitch and adjacent open area	1	Item	200,000.00	200,000.00
Subtotal				275,000.00
14.0 Communications				
14.1 No new provisions required		Note	-	-
Subtotal				-
15.0 External Special Services				
15.1 Headworks allowance	1	Item	50,000.00	50,000.00
Subtotal				50,000.00
External Works and Services				1,904,593.75
Prelims on above			10%	190,459.38
Total Site Works and External Services				2,095,053.13

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A single turf pitch and associated infrastructure with an additional grass turf.

<u>Fremantle Hockey Club</u>	Qty	Unit	Rate	Total (\$)
<u>Order of Cost Estimate (A single turf pitch and associated infrastructure with an additional grass turf)</u>				
<u>January 2016</u>				

COST SUMMARY

Building Works				2,664,200.00
Site Works and External Services				2,642,028.13
Net Project Cost				5,306,228.13
Design Contingency (10%)			10%	530,622.81
Construction Contingency (10%)			10%	583,685.09
Client Contingency, Relocation Costs and Disbursements (TBA)				-
Planning Contingency (2.50%)				-
Business Case and Project Definition Planning (0.4%)			0.40%	23,347.40
Building Act Compliance and BCITF Levy (0.32%)			0.32%	18,677.92
Loose Furniture and Equipment, Computer and IT Equipment (5%)			5%	146,531.00
Professional Fees and Disbursements (10%)			10%	583,685.09
Public Art (0%)			0%	-
Escalation to 2018 (8%)			8%	575,422.20
Estimated Total Project Cost (Excl. GST)				7,768,199.65

EXCLUSIONS:

- > Bore for irrigation
- > Service infrastructure works other than connection to existing
- > Road and Footpath Infrastructure other than to new pitches and parking areas
- > Subsoil Drainage
- > Contaminated soils other than stated
- > Land costs
- > ESD Allowance (assumed not required)
- > Client Contingency, Relocation Costs and Disbursements etc
- > Apprentice Scheme
- > Buy Local Policy
- > GST

BUILDING WORKS

1.0 New Changing Room Extension (adjacent H1 pitch)				
1.1 Single storey changing room addition, including storerooms, meeting rooms, offices, ablution facilities, kiosk, kitchen and function room	865	m2	2,800.00	2,422,000.00
Total				2,422,000.00
Prelims on above			10%	242,200.00
Total Building Works				2,664,200.00

EXTERNAL WORKS

2.0 Demolition				
2.1 Demolish existing asphalt carpark and cart away	2,471	m2	15.00	37,065.00
2.2 Demolish existing concrete tennis courts and cart away	5,850	m2	15.00	87,750.00
2.3 Demolish existing recreation area and cart away	1,368	m2	15.00	20,520.00
2.4 Cart material off site	2,422	m3	15.00	36,333.75
Subtotal				181,668.75
3.0 Site Preparation				
3.1 General site clearance and levelling	5,122	m2	5.00	25,610.00
3.2 Allowance for tree removal	15	m2	500.00	7,500.00
3.3 Allowance for making good existing infrastructure	1.00	Item	50,000.00	50,000.00
3.4 Excavate and box-out for layerworks (carpark/H1 pitch+open area)	3,011	m3	20.00	60,220.00
3.5 Acid sulphate soil treatment on site during excavations (50%)	1,506	m3	80.00	120,440.00
3.6 Cart material off site	3,011	m3	15.00	45,165.00
3.7 Allowance for sundries	1.00	Item	4,000.00	4,000.00
Subtotal				312,935.00
4.0 Pitches				
4.1 New synthetic hockey pitch including shock pad layer, tarmac sub base, layerworks, irrigation and drainage	3,080	m2	185.00	569,800.00
4.2 Allowance for goal posts, equipment etc	1.00	Item	5,000.00	5,000.00
4.3 Allowance for signage system to pitch perimeter (assumed non electronic)	1.00	Item	25,000.00	25,000.00
Subtotal				599,800.00

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5.0 Access Roads, Carparking and Footpaths				
5.1 Bitumen paved access road and carpark inclusive of surfacing, kerbing, line marking etc	1,121	m2	65.00	72,865.00
5.2 Concrete paved footpath	821	m2	75.00	61,575.00
Subtotal				134,440.00
6.0 Boundary Walls, Fencing and Gates				
6.1 Reconstituted limestone walling 740 high	350	m	245.00	85,750.00
6.2 Low height chain mesh fencing to H1 pitch	350	m	120.00	42,000.00
6.3 Single pedestrian gates	1	No	750.00	750.00
6.3 Double vehicular gate	1	No	1,250.00	1,250.00
Subtotal				129,750.00
7.0 Landscaping and Improvements				
7.1 Allowance for new roll-on turfing to H1 pitch perimeters including layerworks, irrigation and drainage	375	m2	70.00	26,250.00
7.2 Allowance for new roll-on turfing to demolished tennis court area including layerworks, irrigation and drainage	5,850	m2	70.00	409,500.00
7.3 Allowance for tree planting	10	No	750.00	7,500.00
Subtotal				443,250.00
EXTERNAL SERVICES				
8.0 Stormwater				
8.1 Allowance for civil stormwater drainage to new access road and carpark	1	Item	110,000.00	110,000.00
9.0 Sewer				
9.1 Allowance for connection to existing sewer	1	Item	115,000.00	115,000.00
10.0 Water Supply				
10.1 Allowance for connection to existing mains	1	Item	50,000.00	50,000.00
11.0 Gas				
11.1 Assumed no requirement		Note		-
12.0 Fire Protection				
12.1 Assumed no requirement		Note		-
13.0 Light and Power				
13.1 Assumed electrical mains installation/infrastructure by others	1	Item	-	-
13.2 Allowance for connection to existing supply including mains switchboards etc	1	Item	35,000.00	35,000.00
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13.4 Allowance for lighting columns to access roads	1	Item	10,000.00	10,000.00
13.5 Flood lighting to new H1 pitch and adjacent open area	1	Item	200,000.00	200,000.00
Subtotal				275,000.00
14.0 Communications				
14.1 No new provisions required		Note	-	-
Subtotal				-
15.0 External Special Services				
15.1 Headworks allowance	1	Item	50,000.00	50,000.00
Subtotal				50,000.00
External Works and Services				2,401,843.75
Prelims on above			10%	240,184.38
Total Site Works and External Services				2,642,028.13

Contingency and Escalation Comparisons				
	Davis Langdon	Porter	RBB	Response
Prof Fees	10%	6%	Excl	We would normally maintain 10%
LA Fee	2.5% (initially but removed)	1.5%	Excl	No Change
Construction Contingency	10%	10%	Excl	No Change
Business Case and PDP	0.4%	N/A	Excl	Could be removed
Building Act Levy	0.32%	N/A	Excl	Could be removed
FFE (loose)	5%	N/A	Excl	Could be removed
Design	10%	N/A	Excl	Must be incorporated at this stage
Escalation to 2018	8%	N/A	Excl	Can provide current day costs only

Building Summary:

Item	RBB (742m ²)	Davis Langdon (865m ²)	RBB Costs including DL contingency and escalation
Building Facilities	\$1,874,000	\$2,664,200	\$1,965,000 +\$93,700 (FFE)
External Works	\$36,000	\$238,150 of which \$181k relates to site preparation (acid sulphate soil, excavations and ancillary work)	=\$2,058,700 +\$205,870
External Services	\$55,000		=\$2,264,570 +\$264,570 =\$2,529,140 +\$10.117 =\$2,539,257
TOTAL Excl Contingency and Escalation Costs	\$1,965,000 (\$2,648 sqm)	\$2,902,350 (\$3,080 sqm)	+\$8,126 =\$2,547,383 +\$127,369 =\$2,674,752 +\$267,475 =\$2,942,227 PLUS ESCALATION to 2018 =\$3,177,605 (compared to \$4.32M – DL)

If DL Costs applied to RBB Floor area Total Excl Contingency and Escalation Costs = **\$2,285,360** (a difference of \$320k which is reflective of additional ground condition cost and making site good)

Turf Summary

Item	Porter	Davis Langdon	Porter Costs including contingency and escalation
Site Works and External Services	\$2,044,237	\$2,001,828	\$2,044,237 +\$204,424 =\$2,248,661 +\$224,866 =\$2,473,527
TOTAL Incl Escalation Costs	\$2,402,591	\$2,870,929	+\$9,384 =\$2,482,911 +\$7,945 =\$2,490,856 +\$249,085 =\$2,739,941 PLUS ESCALATION to 2018 \$2,959,136 (compared to \$2.87M – DL)

DOG PLAYGROUND - ASSESSMENT 2015

Ward	Park	DOG EXERCISE AREA	PARKING	ROAD ACCESS	TOILETS	WATER AVAIL	TREES	POOCH STN/BIN	SEATING	LIGHTING	PATHWAY	WETLAND	ILLEGAL BIKE ACTIVITY	SPORTING	PLAYGROUND	COMMENTS/ OTHER
WEST	LEN MCTAGGART 3300313	NO	YES approx 60 bays - CoC Community Hall	YES	NO	YES - retic - no drinking	YES	1	NO	YES	NO	NO	NO	Practice post only & Basketball	YES	Fenced area suitable on western side of play area, Soccer goal posts relocated.
EAST	JAN HAMMOND 5517049	NO	6 bays + off street	YES	NO	YES - retic & drinking	YES	3 pooch stn, 1 bin	6 bench	minimal	YES	no	no	YES	YES	dry sump + barbeque facilities
EAST	CHRISTMAS TREE PARK 5520289	NO	12 on street	YES	NO	YES - retic - no drinking	YES	1	3	NO	YES	YES	NO	NO	NO	
CENTRAL	HARGREAVES PARK 1101394	YES	no - has room to establish parking	YES	NO	YES - retic & drinking	numerous	3 pooch stn, 3 bin	yes	NO	YES	NO	NO	NO	YES	
CENTRAL	HAGAN PARK	YES	NO - can be installed	YES	NO	NO - drinking YES - retic	YES	3	2 near playground	NO	NO	NO	NO	NO	YES	
WEST	DUBOVE 2201177	NO	22 bays 1 disabled	YES	YES - closed	YES - retic	mainly around play area	bin x 2	1 bench	NO	NO	NO	NO	YES	YES	
CENTRAL	PERENA ROCCHI	NO	12	YES	NO	NO	YES	2	YES	NO	YES	YES	NO	NO	YES	
WEST	DAVILAK OVAL	NO	65 onsite + Street	YES	YES attached to sport complex	YES	YES	1	NO	NO	NO	NO	NO	YES	YES	Vandal proof tap on drinking facility
CENTRAL	BIBRA LAKE	NO	30 onsite - gravel area no marked bays	YES	NO	NO - drinking YES - retic	YES	2	NO	NO	NO	YES	NO	GOLF nearby + outdoor exercise equipment	NO	
WEST	MCFAULL PARK	YES	50	YES	NO	NO - drinking YES - retic	YES	2	7 benches	NO	YES	NO	NO	EXERCISE EQUIPMENT	NO	
WESET	DIXON RESERVE	YES	grass verge only	YES	NO	YES - drinking NO retic	YES - limited to boundary	1 north + 1 east	2 seats	NO	NO	NO	NO	YES b/ball + netball southside	YES	
WEST	POWELL RESERVE	YES	street only	YES	NO	YES - drinking YES retic	YES multiple	3	4 seats	NO	YES	YES	NO	YES basketball	YES	
WEST	MANNING PARK 2200831	NO	YES 32 + 2 acrod	YES	YES	YES - retic & drinking	YES	1	YES			YES	NO	NO	YES	



City of Cockburn
G.I.S Services Department

Jan Hammond Doggy Park Proposal

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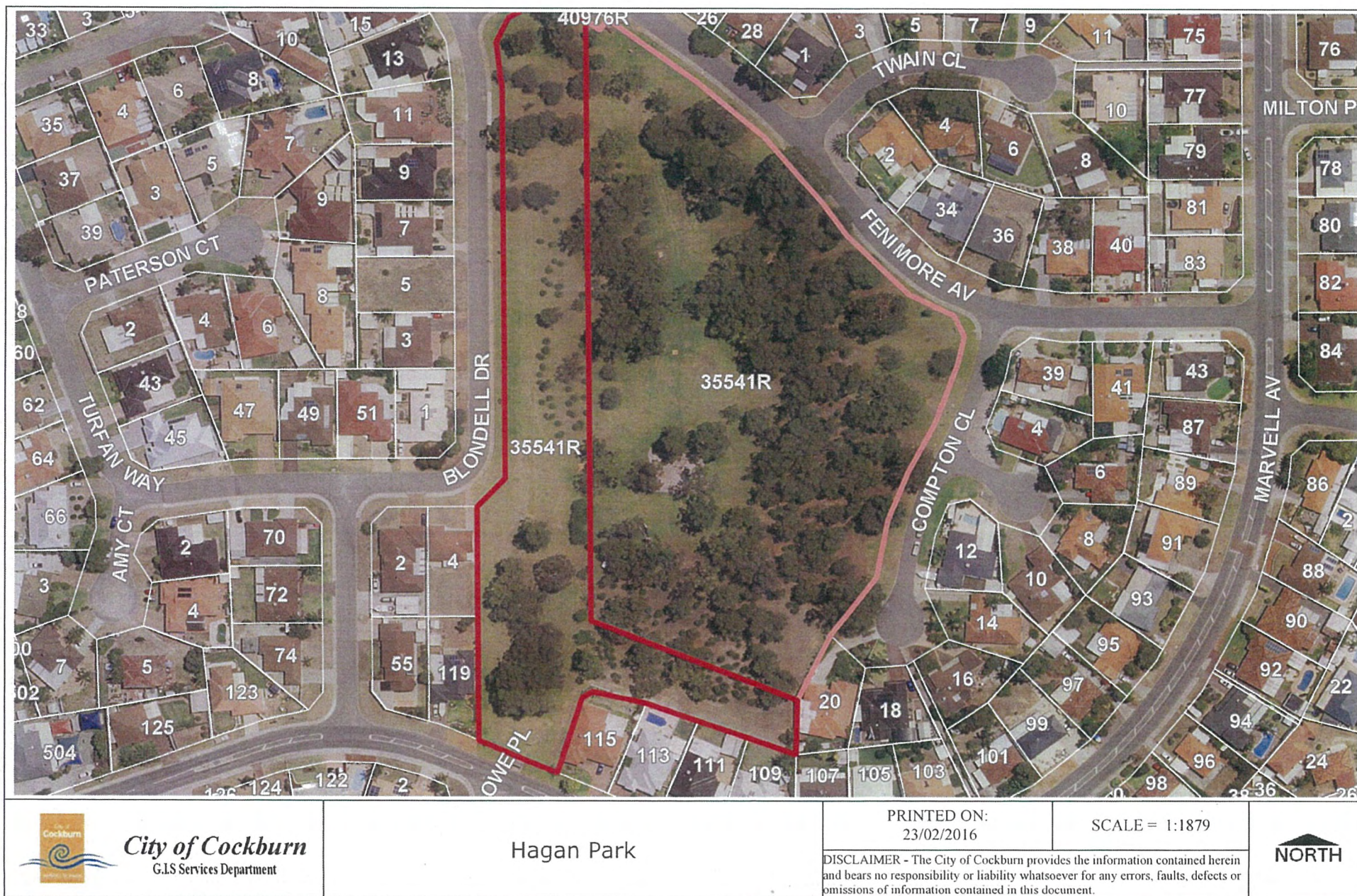
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PROPOSED DOGGY PARK LOCATION - LEN MCTAGGERT









City of Cockburn
G.I.S Services Department

Indicative location of fenced dog exercise area – Bibra Lake

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The Perena Rocchi Reserve

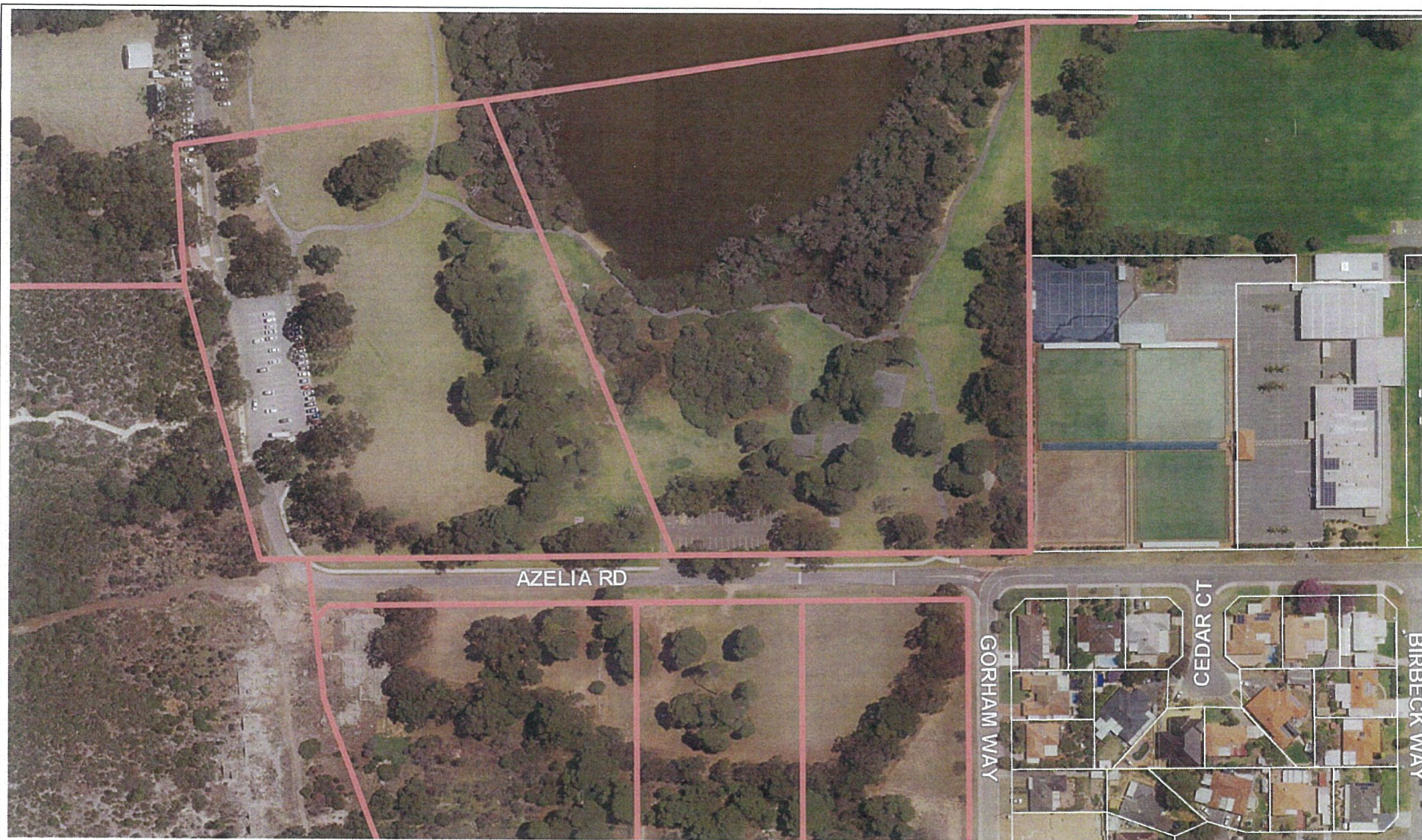
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Manning Park

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City of Cockburn
GIS Services Department

Dixon Park

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Powell Reserve

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**SUMMARY OF MINUTES OF LOCAL EMERGENCY MANAGEMENT
COMMITTEE MEETING HELD ON
TUESDAY 25 February 2015**

PRESENT

Logan Howlett (L.H.)	Chair, Mayor City of Cockburn
Cr Steven Portelli (S.P)	Councillor, City of Cockburn
Michael Emery (M.E.)	Emergency Management Coordinator, CoC
Bruce Mentz (B.M.)	Manager Rangers & Community Safety, CoC
Phil Oorjitham (P.O.)	Health Coordinator, CoC
Terry Sillitto (T.S.)	Child Protection and Family Support
Brett Reyne (B.R.)	WA Police (Cockburn Police Station)
Molly Davies (M.D.)	WA Police (Murdoch Police Station)
Sarah Harris (S.H.)	Jandakot Airport Holdings

Michael Emery City of Cockburn

Mayor Howlett declared the meeting open at 5:30pm

Merveen Cross	State Emergency Management Committee CEMO
Allison Lamb	Deputy Unit Manager SES, City of Cockburn
Drew Devereux	Local Manager SES, City of Cockburn
Terry Wegwermer	Chief Bushfire Control Officer
Cr Carol Reeve-Fowkes	Deputy Mayor City of Cockburn

3. CONFIRMATION OF MINUTES

3.1. LOCAL EMERGENCY MANAGEMENT COMMITTEE MEETING

RECOMMENDATION

That the Minutes of the Local Emergency Management Committee Meeting held on 26 August 2014 be accepted as a true and accurate record.

S.P. was seeking consensus from the LEMC (in relation to section 12) to send a letter to the Minister and Main Roads about the Armadale Rd risk. L.H. stated the matter was referred to the Relevant Officers. The Consensus of the LEMC members present at the previous meeting agreed L.H. was correct.

COMMITTEE RESOLUTION

MOVED Mayor Logan Howlett

SECONDED Bruce Mentz the recommendation be adopted.

CARRIED 9/0

4. BUSINESS ARISING

- Item 03-13 and 03-15 – M.E. representatives from Fiona Stanley Hospital haven't attended the City's LEMC or district DEMC since becoming operational.

5. CONFIRMATION OF LEMC ARRANGEMENTS CONTACT DETAILS

- L.H. asked members to ensure contact information was correct on the list provided. Any amendments could be emailed through to Michael Emery.

6. POST INCIDENT AND POST EXERCISE REPORTS

6.1. City of Cockburn

- M.E. 7 January the City assisted at a bushfire in Lake Yangebup. A front-end loader was requested from DFES. Due to the time the incident, it showed the City's LEMC contact list work well and was up to date.
- M.E. 4 February the City received a request through DFES for earth moving machinery, assistance at Harry Waring Reserve, the vehicles sent have become bogged and to date the City's Front-end Loader has been destroyed by the fire with excavator still heavily stuck in an area of unstable soil.
- P.O. the City has received one complaint from a resident in Wattleup, of smoke concerns from the fire. P.O. has driven around the area extensively and has provided information written by the Department of Health. Further assistance to the resident has been offered.
- S.P. asked if the thermal imaging cameras assisted during the Fire. M.E. from conversations with volunteers who were at the scene, the equipment put through the BFARG heavily assisted the fire crews map the spread of the fire. B.M. sought

clarification from B.R. if the equipment could be driven on roads without appropriate escorts during times of emergencies. B.R. advised if staff or Rangers were available to undertake this role. B.M. advised Rangers wouldn't be at the science if it can be avoided and the City's EM Coordinator has a private car that is not appropriate for this type of activity. L.H. advised he will take this up with the City's executive.

- M.E. provided a power point presentation to the LEMC, showing thermal imaging photos taken from a DFES helicopter.

6.2. WA Police

- B.R.WA Police have provided extensive support to bushfires across the state and the investigations into the cause of the fires.
- B.R. is meeting with Main Roads to discuss the time it took to reopen the Kwinana Freeway after the latest bushfire in the Spectacles.
- B.M. enquired if any suspects have been identified for further investigation by the fire investigators. B.R. advised WA Police have set up operation Vulcan in collaboration with DFES to investigate suspicious bushfires. The Operations group has a number of suspect people it is monitoring.

6.3. Department of Fire & Emergency Services

- M.E. on behalf of Terry Wegwermer, the February 2014 Banjup Bushfire Post-incident Analysis is almost ready for release. M.E. believes from the advice received from DFES, several internal restructures have taken place, adding to the time it has taken to finalise the report. L.H. enquired if the City was involved in the report as a stakeholder. M.E. and T.S. advised the level of stakeholder advised wasn't sufficient for the scale of the incident, adding DFES have been primarily focussing on their internal processes during an incident, rather than an incident as a whole.

6.4. Volunteer Bush Fire Brigades (South Coogee & Jandakot)

- Apologies Submitted.

6.5. State Emergency Service – Cockburn

- M.E. on behalf of Alison Lamb, the SES unfortunately couldn't make it for this meeting due to the Bushfire in Kwinana.
- Cockburn SES have been providing extensive support during the recent bushfires, this includes North Cliff and Boddington.

6.6. Cockburn Volunteer Sea, Search and Rescue

- Absent

6.7. Department of Child Protection and Family Support

- T.S. the last exercise held and reported to the last LEMC was successful. The next exercise will include a simulation of a welfare centre, the tentative date for this is October 2015, all stakeholders will receive notice in advance to ensure key staff are available.
- CPFS has been involved in a number of incidents in recent months across the State. T.S. a lot of state agencies and departments will be feeling the pressure due to the number of incidents on the go at one time. Lessons learnt from this shows the depth of staff trained in preparing and working within the welfare centre can assist during times like this.

6.8. Fremantle Health

- M.E. advised Fremantle Health will be removed from the Agenda, due to the hospital's closing and the commencement of Fiona Stanley Hospital.

6.9. Fiona Stanley Hospital

- Not in attendance.

6.10. Jandakot Airport Holdings

- S.H. 10 January the Airport had a full emergency outside of tower hours. The aircraft was having trouble with its landing gear, the pilot managed to rectify the problem and land without incident.
- The Jandakot Airport Emergency Committee will carry out a full field exercise to test its arrangements. The exercise will be located within the commercial area of Jandakot Airport. In addition to this Jandakot Airport will be carrying out a desktop exercise on 10 November looking at the railway and gas pipeline that runs along Roe Highway and the Airport. M.E. is on the Jandakot Airport Emergency Committee and will be advised of the details when they are available. T.S. advised SEMC were preparing an exercise log to ensure stakeholders across the state were aware of the type of exercises being held across the state.
- S.H. a working group has been looking into the effects of carbon fibre from air crashes, it is believed the initial risk to exposure is higher than previously thought. B.M. staff from the City was exposed to a carbon fibre air crash in South Lake last year (2015). Jandakot Bushfire Brigade would possibly assist in an air crash, leaving potentially to volunteers becoming exposed. M.E. will request Terry Wegwermer to provide a report on the PPE the volunteers have to respond to these types of incidents.

6.11. SEMC Secretariat Report

- Apologies submitted.

7. Community Risk Management

8.1 Bushfire Risk Management Plan

- M.E. The City's proposed Bushfire Risk Management Plan 2014 – 2019 was released for public comment, we're now working through the submissions and meeting with stakeholders.

8. Development/Review of Local Emergency Management Arrangements

8.1 Local Emergency Management Arrangements

- M.E. the review of the LEMA will start since the amalgamations won't be happening.

8.2 Animal Welfare Plan

- M.E. The City is working on a proposed Cockburn Animal Welfare Plan, hopefully a further update can be provided at the next LEMC meeting.

9. Grant Funding Available/ Project Update

- M.E. the City has one outstanding AWARE funding grant, for the Disaster Aware smart phone app. A number of LEMC members have helped produce the app. M.E. provided a short demonstration on the app's ability to send alerts to residents during emergencies.

10. Upcoming Training

- CPFS training is available and will send through dates to M.E.
- WALGA training is available for LEMC members. M.E. will send the training calendar out to staff and elected members.

11. General Business

- M.E. will follow up on non-attending members to ensure adequate representation is made at the City's LEMC meetings.

12. Date of next meeting

27 May 2015

13. Closure of Meeting

MEETING CLOSED 6:50 PM

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

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



CITY OF COCKBURN

**SUMMARY OF MINUTES OF LOCAL EMERGENCY MANAGEMENT
COMMITTEE MEETING HELD ON
TUESDAY 2 June 2015**

*Our Mission is to make the City of Cockburn the most attractive place
to live, work, visit and invest in the Perth Metropolitan Area.*

PRESENT

Committee Members

Logan Howlett (L.H.)	Chair, Mayor City of Cockburn
Cr Carol Reeve-Fowkes (C.R.F)	Deputy Mayor City of Cockburn
Cr Steven Portelli (S.P)	Councillor, City of Cockburn
Michael Emery (M.E.)	Emergency Management Coordinator, CoC
Bruce Mentz (B.M.)	Manager Rangers & Community Safety, CoC
Phil Oorjitham (P.O.)	Health Coordinator, CoC
Terry Sillitto (T.S.)	Child Protection and Family Support
Brett Reyne (B.R.)	WA Police (Cockburn Police Station)
Glen Swanell (G.S.)	WA Police (Murdoch Police Station)
Sarah Harris (S.H.)	Jandakot Airport Holdings
Merveen Cross (M.C)	State Emergency Management Committee CEMO
Sean McLoughlin (S.M.)	State Emergency Services – Cockburn
Drew Devereux (D.D)	Local Manager – State Emergency Services
Mike Graham (M.G.)	Cockburn Sea Search and Rescue
Terry Wegwermer (T.W.)	Chief Bushfire Control Officer

IN ATTENDANCE

Executive Officer

Michael Emery City of Cockburn

1. DECLARATION OF MEETING

Mayor Howlett declared the meeting open at 5:00pm

2. APOLOGIES AND LEAVE OF ABSENCE

Cr Bart Houwen	Councillor, City of Cockburn
Allison Lamb	Deputy Unit Manager SES, City of Cockburn
Danny Kay	Fiona Stanley Hospital
Michael Tait	South Coogee Volunteer Bush Fire Brigade

3. CONFIRMATION OF MINUTES

3.1. LOCAL EMERGENCY MANAGEMENT COMMITTEE MEETING

RECOMMENDATION

That the Minutes of the Local Emergency Management Committee Meeting held on 25 February 2015 be accepted as a true and accurate record.

COMMITTEE RESOLUTION

MOVED Mayor Logan Howlett

SECONDED Bruce Mentz the recommendation be adopted.

CARRIED 15/0

4. BUSINESS ARISING

- Item 03-13 – Danny Kay from Fiona Stanley Hospital will be attending in the future. DPaW will provide staff when agenda items specifically relate to a DPaW issue.
- Item 01-15 – L.H. has not discussed with the Director of Finance. B.M. and M.E. discussed the request for new members and ones who were an apology at the February LEMC meeting. **Resolution:** The LEMC unanimously supports the purchase of a fit for purpose Emergency Management vehicle. The Motion was moved by C.R.F. and seconded by S.P.

5. CONFIRMATION OF LEMC ARRANGEMENTS CONTACT DETAILS

- L.H. asked members to ensure contact information was correct on the list provided; any amendments should be emailed through to Michael Emery.

6. POST INCIDENT AND POST EXERCISE REPORTS

6.1. City of Cockburn

- M.E. Since the last LEMC meeting, the City has not been involved in any incidents or training.

6.2. WA Police

- B.R. and G.S. Since the last LEMC meeting, WA Police has not been involved in any incidents or training.

6.3. Department of Fire & Emergency Services

- T.W. DFES has been busy with the fires across the state, the arson unit is following up on its investigations in collaboration with WA Police.

6.4. Volunteer Bush Fire Brigades (South Coogee & Jandakot)

- T.W. on behalf of the Brigades. Both Brigades have commenced their training regime and have had a short stand down period to rest.
- L.H. thanked the Bushfire Brigade members who attended the Atwell Lions Club thank you BBQ. T.W. advised the BBQ was well received by volunteers.

6.5. State Emergency Service – Cockburn

- D.D. Since the last LEMC meeting, the SES has not been involved in any incidents or training. SES are preparing for the upcoming winter period.

6.6. Cockburn Volunteer Sea, Search and Rescue

- M.G. Since the last LEMC meeting, the Sea Search and Rescue has not been involved in any incidents or training.

6.7. Department of Child Protection and Family Support

- T.S. CPFS has been very busy during the year. Most activity has occurred outside of the Cockburn area. Findings from Recent events highlight the need for local government employees to assist in welfare centres when CPFS resources are stretched.
- CPFS are currently working on a practical welfare centre exercise, to be held later in the year. City of Cockburn staff has already been advised and are participating.

6.8. Fiona Stanley Hospital

- Apologies submitted.

6.9. Department of Parks and Wildlife

- Apologies submitted.

6.10. Jandakot Airport Holdings

- One local standby incident has occurred, with a light aircraft. The aircraft landed safely without incident.
- JAH are planning an emergency incident with DFES for 8 July, the exercise will be focused on a light plane crashing into the new commercial area of Jandakot Airport. The exercise will test the new passenger reception arrangements created by WA Police.
- L.H. requested the report for the South Lake air crash (December 2013) be distributed to LEMC members. M.E. will send a copy with the minutes of the meeting.

6.11. SEMC Secretariat

- M.C. SEMC is carrying out a review on the Lower Hotham and O'Sullivan bushfires, the review will focus on interstate deployment and communications.
- M.C. Annual report is due from Local Governments soon.

7. Proposed Changes to the Emergency Management Districts

- M.C. provided a presentation on the proposed changes to the Metropolitan Emergency Management Districts. The new districts will closely align to the Local Government and new Police boundaries. L.H. thanked the SEMC for taking the time to come and explain the new proposed DEMC boundaries. No feedback on the proposal was submitted by LEMC members.

8. Annual Report to SEMC

- M.E. the City of Cockburn Annual Report is almost complete. Any LEMC members wishing to add anything please email M.E. before 19 June. M.E. the report is rather standard with no major changes to the 2014 report.

9. Deputy Chair for 2015/2016 LEMC

- M.E. LEMC's are required to appoint a deputy chair to facilitate LEMC meetings when the Chair is not available. Normally this is the responsibility of a local Officer in-charge of a Police Station. Due to the Cockburn LEMC having two regularly attending Police Stations, It is suggested the LEMC appoint one as deputy chair for LEMC meetings. **Resolution:** Glen Swanell from Murdoch Police Station agreed to be the deputy chair for 2015/16 LEMC meetings.

10. Community Risk Management Plan

- The City's ERM Plan is due for renewal, the City's administration have requested funds be added to the 2015/16 budget submission to Council.
- Part of the ERM process a working group or sub-committee of the LEMC should be formed, to ensure the workload does not interfere with regular LEMC meetings.
- The LEMC agreed to form a working group to assist with the creation of the ERM Plan.
- The Following LEMC members agreed to assist with the formulation of the ERM plan;
 - Mayor Logan Howlett
 - Brett Reyne
 - Cr Carol Reeve-Fowkes (subject to Council elections in October 2015)
 - Bruce Mentz
 - Cr Steve Portelli
 - Drew Devereux
 - Terry Wegwermer

11. Development/Review of Local Emergency Management Plans

- M.E. the City met with Rosslyn Hill Mining to discuss their new Transport Emergency Plan. A copy is available to any LEMC members, please email M.E.

12. Grant Funding Available/ Project Update

- The Disaster Aware app is completed and will be widely advertised in the coming months.

13. Upcoming Training

- CPFS will be carrying out welfare training in Belmont, any Local Government staff are welcomed to attend.
- CPRS are having a welfare coordination group meeting on 18 July. M.E. and B.M. are attending.
- M.E. the City is working with DFES to provide LEMC members and City staff AIMS awareness in the coming months. T.W. will likely host the training, subject to operational requirements. M.E. will notify members when a date is confirmed.

14. General Business

- S.P. Would like to highlight the proposed changes to the ESL category for Banjup. The change in category could limit the response available to these residents due to the type of equipment the career Fire and Rescue Service has compared to the Bush Fire Brigades. The Residents will be paying a premium for a limited service.
- B.M. enquired if the matter should proceed through the BFARG. C.R.F. stated the LEMC should know about.
- The LEMC resolved to send a letter to the CEO of the City of Cockburn outlining potential risk if the ESL proposal succeeds. The Letter will be copied to the Chair of the BFARG.

15. Date of next meeting

- 26 August 2015

16. Closure of meeting

MEETING CLOSED 5:50PM

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

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