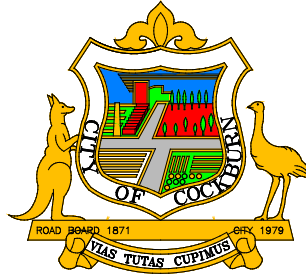


CITY OF COCKBURN



ORDINARY COUNCIL

AGENDA PAPER

FOR

THURSDAY, 14 AUGUST 2014

CITY OF COCKBURN

SUMMARY OF AGENDA TO BE PRESENTED TO THE ORDINARY COUNCIL MEETING TO BE HELD ON THURSDAY, 14 AUGUST 2014 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, 14 AUGUST 2014 AT 7:00 PM

1. DECLARATION OF MEETING

2. APPOINTMENT OF PRESIDING MEMBER (If required)

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

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

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

5. APOLOGIES AND LEAVE OF ABSENCE

6. ACTION TAKEN ON PREVIOUS PUBLIC QUESTIONS TAKEN ON NOTICE

7. PUBLIC QUESTION TIME

8. CONFIRMATION OF MINUTES

8.1 (OCM 14/8/2014) - ORDINARY COUNCIL MEETING - 10 JULY 2014

RECOMMENDATION

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

COUNCIL DECISION

9. WRITTEN REQUESTS FOR LEAVE OF ABSENCE

10. DEPUTATIONS AND PETITIONS

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

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

13. COUNCIL MATTERS

13.1 (OCM 14/8/2014) - MINUTES OF THE GRANTS AND DONATIONS COMMITTEE MEETING - 15/7/2014 (162/003) (R AVARD) (ATTACH)

RECOMMENDATION

That Council receive the Minutes of the Grants and Donations Committee Meeting held on Tuesday, 15 July 2014 and adopt the recommendations contained therein.

COUNCIL DECISION

Background

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

Submission

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

Report

Council approved a budget for Grants and Donations for 2014/15 of \$1,049,591 to be distributed as grants, donations and sponsorship. The Grants and Donations Committee is empowered to recommend to Council how these funds should be distributed.

Strategic Plan/Policy Implications

Community & Lifestyle

- Community environments that are socially cohesive and embrace diversity.

- Communities that take pride and aspire to a greater sense of community.
- Promotion of active and healthy communities.

Leading & Listening

- A responsive, accountable and sustainable organisation.

Budget/Financial Implications

Council approved a budget for grants and donations for 2014/15 of \$1,049,591 to be distributed as grants, donations and sponsorship.

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

Committed/Contractual Donations	\$459,591
Specific Grant Programs	\$350,000
Donations	\$160,000
Sponsorship	\$80,000
Total	\$1,049,591
 Total Funds Available	 \$1,049,591
<u>Less Total of Proposed Allocations</u>	<u>\$1,049,591</u>
Balance	\$0

These allocated funds are available to be drawn upon in response to grants, donations and sponsorship applications from organisations and individuals.

The next round of grants, donations and sponsorship funding will open in mid-August and close on 30 September 2014.

Legal Implications

Nil

Community Consultation

The position of Council is for the availability of grants and donations to be advertised through the City's website, local media, Cockburn Soundings, Council networks and related means.

It is recommended that advertising commence immediately following the Council decision to ensure a wider representation of applications.

Attachment(s)

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

Advice to Proponent(s)/Submissioners

N/A

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

Nil

13.2 (OCM 14/8/2014) - MINUTES OF THE AUDIT AND STRATEGIC FINANCE COMMITTEE MEETING - 17/7/2014 (026/007) (S DOWNING) (ATTACH)

RECOMMENDATION

That Council receive the Minutes of the Audit and Strategic Finance Committee Meeting held on Thursday, 17 July 2014, and adopt the recommendations contained therein.

TO BE CARRIED BY AN ABSOLUTE MAJORITY OF COUNCIL

COUNCIL DECISION

Background

A meeting of the Audit and Strategic Finance Committee was conducted on 17 July 2014.

Submission

N/A

Report

The Audit and Strategic Finance Committee received and considered the following items:

1. Fraud Risk Review
2. Internal Audit Report – Employee Time-keeping
3. Various Debts – Write Off
4. Internal Audit Report – Revenue
5. Interim External Audit Report

Strategic Plan/Policy Implications

Leading & Listening

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

Budget/Financial Implications

As contained in the Minutes.

Legal Implications

As contained in the Minutes.

Community Consultation

N/A

Attachment(s)

Minutes of the Audit & Strategic Finance Committee Meeting – 17 July 2014.

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 14/8/2014) - PHOENIX DESIGN GUIDELINES LOCATION: CITY OF COCKBURN OWNER: N/A (110/033) (R PLEASANT) (ATTACH)

RECOMMENDATION

That Council adopts the Phoenix Design Guidelines and approach as described in the project plan.

COUNCIL DECISION

Background

The purpose of this report is to adopt the Phoenix Design Guidelines and identified approach as described in the project plan.

Phoenix Revitalisation Strategy

The Phoenix Revitalisation Strategy was adopted by Council in May 2009. An important issue that the adopted Strategy set out to address into the future was the level of community dissatisfaction expressed with the general appearance, pedestrian amenity and traffic flows in and around the Phoenix Town Centre site. The Strategy identified several actions to address this aspect of the Strategy as follows:

- Promote and facilitate quality built form outcomes relating to mixed use development.
- Improve connectivity for various transport modes including pedestrians and cyclists.
- Enhance bus stop facilities.
- Improve the amenity of the public realm, particularly along Rockingham Road.
- Promote mixed use development along the western side of Rockingham Road.
- Overall streetscape enhancement.
- Reduce the negative impact of excessive signage along Rockingham Road.
- Reduce the negative impact of excessive car parking and crossovers along Rockingham Road.

The City is also currently embarking on its Economic Development Strategy, identifying an important focus on centres like Phoenix which have an important role as destinations of activity, employment, civic amenities and the like.

Consistent with the adopted Phoenix Strategy, this report seeks to begin the process of preparing the Phoenix Town Centre Design Guidelines, to function as a Local Planning Policy to inform the future development of the private and public realm throughout the town centre. It is recommended that Council support the process to begin preparing this Design Guidelines, as per the project plan attached to this report.

Submission

N/A

Report

The community has consistently expressed a desire to see the Phoenix Centre and surrounds revitalised, in particular, Rockingham Road. It is recognised the shopping centre site and Rockingham road is highly constrained with issues extending to topography, land ownership and available funding. However, notwithstanding this, the Phoenix Revitalisation Strategy did set parameters and actions by which coordinated improvements throughout the private and public realms could seek to improve the town centre environment. These parameters focus on built form quality; pedestrian and cycling connectivity; quality of the streetscape; bus facilities; rationalisation of signage; beautification of Rockingham Road and the gateway entrance from the north to the town centre and greater City of Cockburn.

The important emphasis in addressing these actions is to ensure they are done in a coordinated manner – ensuring that improvements that will take place in the private realm are coordinated with how improvements to the public realm will take place. This is the purpose of the town centre design guidelines.

The associated project plan seeks to document how the design guidelines will come together. In respect of the private realm, the design guidelines will be used to inform how application for planning approval is assessed. Seeking to focus on the critical issues identified as part of the original Revitalisation Strategy, so that when private development is proposed, it affects a desired set of changes in respect of the private realm of the development.

In respect of the public realm, while public works undertaken by the City aren't subject to planning approvals, it is critical that the coordination of the private and public realms take place so as to be able to ultimately knit together a cohesive town centre environment. Accordingly, the design guidelines will likely see the identification of a desired concept and guiding principles for smaller works, in addition to an action plan of priorities including quick wins. It is recognised the project will not be immediate due to a number of constraints, including land parcels under multiple land ownership. As a result it will be important to communicate with all stakeholders throughout the process.

The attachment identifies the project scope and presents the project plan of which is based around the following:

- The creation of a multi-disciplinary workgroup represented by Strategic Planning, Parks and engineering.
- The involvement of an elected member to help steer the project;
- Preparation of design guidelines for the mixed use zones.
- Preparation of design guidelines for Rockingham Road and Lancaster Street public realm.
- Design guidelines to inform a preferred future development scenario for the Phoenix Shopping Centre site.
- Reporting back to Council including an engagement process with the community.

It is recommended Council support the commencement of the workgroup following the project plan identified within the attachment.

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.
- Investment in industrial and commercial areas, provide employment, careers and increase economic capacity in the City.

Infrastructure

- Facilities that promote the identity of Cockburn and its communities.

Community & Lifestyle

- Community environments that are socially cohesive and embrace diversity.

In addition to alignment with the City's Strategic Community Plan, the design guidelines are important component of the City's Economic Development Strategy and Local Commercial and Activity Centres Strategy. Specifically, these recognise that the Phoenix town centre

has an important role to play in Cockburn and there is a clear need to identify strategies to improve its current performance and presentation. This is of particular relevance when recognising the need for attractive urban environments to attract high quality knowledge workers and to attract shoppers.

Budget/Financial Implications

There are no specific costs beyond staff costs associated with preparing the design guidelines.

Legal Implications

N/A

Community Consultation

Community consultation will be undertaken on the draft Design Guidelines.

Attachment(s)

Project plan.

Advice to Proponent(s)/Submissioners

N/A

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

Nil.

14.2 (OCM 14/8/2014) - PROPOSED BARFIELD ROAD LOCAL STRUCTURE PLAN LOCATION: LOT 31 BARFIELD ROAD HAMMOND PARK - OWNER: JADE FALLS PTY LTD - APPLICANT: HARLEY DYKSTRA (110/104) (R PLEASANT) (ATTACH)

RECOMMENDATION

That Council:

- (1) pursuant to Clause 6.2.9.1 (a) of The City of Cockburn Town Planning Scheme No. 3 ("the Scheme") adopt the proposed Local Structure Plan for Lot 31 Barfield Road, Hammond Park subject to the following modifications:

1. Local Structure Plan Map being updated to incorporate 10m of road reserve onto Lot 31 (Northern boundary running perpendicular to Barfield Road) and a 4m verge shown indicatively on Lot 32.
 2. Local Water Management Strategy being revised to include 1 in 20 year Annual Recurrence Interval (ARI) event calculations on residential lots.
 3. Part One of the Local Structure Plan updated to provide consistency with the standard pro forma.
 4. Amend the Local Structure Plan map to identify the high school site as 'public purpose' and amending the R30 residential code to R35. Also ensuring the legend is consistent with the plan.
 5. Part Two Explanatory section to:
 - Make reference to the spatial design rationale for the Local Structure Plan and being consistency with the Southern Suburbs Stage 3 District Structure Plan spatial plan.
 - Provide relevant density calculations.
 - Confirm the approval of the Local Water Management Strategy by the Department of Water.
 - Explain the main principles of the fire management regime for the structure plan area.
- (2) endorse the Schedule of Submissions prepared in respect of the proposed Local Structure Plan Lot 31 Barfield Road, Hammond Park;
- (3) in pursuance of Clause 6.2.10.1 of the Scheme forward the proposed structure plan to the Commission for its endorsement; and
- (4) advise the proponent and those persons who made a submission of Council's decision.

COUNCIL DECISION

Background

The subject land comprises one lot with an area of 4.0469 ha. The eastern boundary has a frontage to Barfield Road, a constructed and gazetted road, and is located within the suburb of Hammond Park (as shown in attachment 1).

The subject area is zoned 'Urban' under the Metropolitan Region Scheme (MRS) and 'Development' under the Scheme. The subject land is also located within Development Area 9 (DA9) and is subject to both the proposed Development Contribution Areas No. 9 (DCA9) and No. 13 (DCA13).

Pursuant to Clause 6.2.4 and Schedule 11 of the Scheme, a Structure Plan is required to be prepared and adopted prior to any subdivision and development of land within a Development Area.

In accordance with the above, a proposed Structure Plan has been submitted to the City by Harley Dykstra of behalf of the landowners (Jade Falls PTY LTD), to guide the future subdivision of the subject land.

The purpose of this report is to consider the proposed Structure Plan for adoption including the submissions made during the advertising period.

Submission

N/A

Report

Southern Suburbs District Structure Plan (SSDSP)

The subject land is located within the Southern Suburbs District Structure Plan - Stage 3 ("SSDSP3") as shown in Attachment 2. The Plan identifies the western three quarters of Lot 31 as being dedicated for public purposes to enable a high school. A caveat has been lodged over a 2.96 ha portion of Lot 31 to secure the use of this part of the site for the school. The Local Structure Plan (LSP) has been prepared in consultation with the Department of Education and reflects the proposed use of a portion of Lot 31 for this purpose.

The Eastern portion of the subject lot is proposed for residential purposes. The proposed residential area is 7746m² and anticipates a yield of 20 lots. The residential site density is equivalent to 25.8 dwellings per hectare.

The SSDSP3 identifies that the subject area generally will be required to demonstrate the achievement of a minimum 15 dwellings per gross urban zoned hectare of land. This is in accordance with the WAPC's 'Directions 2031 and Beyond' Strategic Plan ("Directions 2031"). In addition to the minimum 15 dwellings per gross urban zoned hectare of land, 25 dwellings per hectare is required in areas near centres and areas of amenity (also consistent with Directions 2031) and relates to the subject land. Accordingly, the density codes proposed are considered to be consistent with the density targets proposed by the SSDSP3.

Access and traffic

Given the relatively small area of land proposed for residential development, the proponent has not submitted a Transport Assessment. Rather, it is seen as appropriate that a Transport Assessment be provided by the Department of Education as part of the High School development of which accounts for a significant proportion of land within the locality and is likely to have the most significant impact. This position is supported by Main Roads.

Furthermore the Transport Impact Assessment prepared in support of the LSP over Lots 13, 14, 18 and 48 to 51 Rowley Road Hammond Park identifies that:

- Barfield Road remains a 20m wide access street;
- The access road reserve and pavement width extending between the proposed lots and the high school to the west follows that prescribed for the connection from the south, being a 16m wide road reserve with a 6.0m pavement (Access Street D).
- The road to the west extending through Lot 31 between the existing primary school and proposed high school is prescribed as a 19.4m wide road reserve with a 7.2m wide pavement. It was recommended in the Traffic Report that this road and Barfield Road should have dedicated cycling facilities.

It is however noted, supporting a submission from Lot 32, that it is inappropriate that the owners of Lot 32, located adjacent to the north, to be responsible for the costs of the 15m wide road shown indicatively on the LSP running from west to east connecting Barfield Road and the proposed road running north-south between the proposed residential lots and the high school. This small road is required to ensure the future subdivision of residential land on both Lots 31 and 32 can access Barfield Road and ensure good permeability. It is therefore appropriate that both lots contribute towards the costs associated with this road.

As a result, and given Lot 31 has commenced their plans first, it is recommended Lot 31 accommodate 10m of this road (pavement plus 1 verge) and the remaining 4m (other verge) be located on Lot 32 as and when the owners proceed with a LSP for the land. This will enable the road to be constructed with one verge and function on Lot 31 alongside the proposed residential lots. The remaining 4m on Lot 32 is proposed for the remaining verge and can be included within a future LSP for Lot 32.

Incorporating the 10m road reserve, Lot 31 will not be able to obtain the desired 20 Lots due to insufficient area to meet the minimum lot size for R30 development required by the R-Codes. As a result it is recommended an R35 code be provided on these lots to achieve the desired yield. This approach is further supported by the subject land being located within the 400m walkable catchment of the Local Centre located towards the South.

Local Water Management Strategy

In accordance with the requirements of the Department of Water ("DoW") and WAPC, a Local Water Management Strategy ("LWMS") has been prepared by Emerge associates, on behalf of the landowner. The LWMS has been assessed by both the DoW and the City, highlighting the following comment -

Section 6.1.1 of the LWMS states that all residential lots are to retain 100 year ARI event on-site. Current City standard requires residential lots to retain only 1 in 20 year, 5 minutes duration rain event on-site in line with the BCA guidelines. Therefore the drainage calculations with regard to subsurface storage for road reserve areas should (in addition to road runoff calculations) consider runoff from residential lots in excess of 1 in 20 year ARI event. Therefore the drainage calculations require review to incorporate the run off from residential lots, and as a result will require modification to the final recommendations of the LWMS.

Conclusion

The proposed Structure Plan is consistent with the City's SSDSP3 and surrounding residential development. The design of the Proposed Structure Plan conforms to Liveable Neighbourhoods principles and integrates with the adjacent road network in a logical manner. It is therefore recommended that Council adopt the proposed Structure Plan subject to the proposed modifications as outlined in this report.

Strategic Plan/Policy Implications

Growing City

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

Community & Lifestyle

- Community environments that are socially cohesive and embrace diversity.

Moving Around

- Infrastructure that supports the uptake of public transport and pedestrian movement.

Budget/Financial Implications

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

Legal Implications

Clause 6.2.9.1 of the Scheme requires Council to make a decision on the application within 60 days from the end of the advertising period. The advertising period formally concluded on 22 Jul 2014.

Community Consultation

In accordance with Clause 6.2.8 of the City's Scheme, public consultation was undertaken for a minimum period of 21 days. The advertising period commenced on the 1 July 2014 and concluded on the 22 July 2014.

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

Analysis of the submissions has been undertaken within the 'Report' section above, as well as the attached Schedule of Submissions which provides detailed comments on the issues (Attachment 4).

In total Council received a total of five (5) submissions of which one (1) was from a local resident and the remaining four (4) were provided by government agencies. In total two (2) of the submissions were in support of the proposal, one (1) supported with modifications and one

(1) objected to the proposal. The issue of objection has been overcome by the recommended modifications.

Attachment(s)

- 1 Location Plan
- 2 District Structure Plan Map – Stage 3
- 3 Proposed Lot 31 Barfield Road LSP Map
- 4 Schedule of submissions

Advice to Proponent(s)/Submissioners

The Proponent(s) and those who lodged a submission on the proposal have been advised that this matter is to be considered at the 14 August 2014 Council Meeting.

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

Nil.

14.3 (OCM 14/8/2014) - COOLBELLUP REVITALISATION STRATEGY. LOCATION: CITY OF COCKBURN. (110/019) (R PLEASANT) (ATTACH)

RECOMMENDATION

That Council

- (1) endorse the schedule of submissions; and
- (2) adopt the Coolbellup Revitalisation Strategy, subject to the below modifications:
 1. Replace the R30 code with an R40 code for the following properties:
 - 4, 6, 8, 10, 12 and 14 Emelia Street;
 - 3a Juliet Street
 - 1 Montague Way
 2. Amend the Street Tree Masterplan to replace Jacaranda's with *Melaleuca Leucadendra*.
 3. Proceed to implement the Coolbellup Revitalisation Strategy in accordance with the actions and timeframes provided in Table 2 of the Strategy.
 4. Advise in writing all residents of Coolbellup of the outcome of this decision.

COUNCIL DECISION

Background

The purpose of this report is to:

1. Present the submissions received during the advertising of the draft Coolbellup Revitalisation Strategy;
2. Recommend a response to the issues raised, and;
3. Inclusive of the proposed modifications resulting from the feedback, seek Council's support to adopt the Coolbellup Revitalisation Strategy.

The Coolbellup Revitalisation Strategy aims to guide the delivery of future residential development within the suburb and identify improvements and infrastructure required to support this growth. The Strategy is largely directed towards identifying appropriate increased residential densities and strategies to encourage diversity of housing options.

Council endorsed the draft Strategy for advertising at its 10 April 2014 meeting and as a result, the 60 day public advertising period extended from 12 May to 11 July 2014. All landowners and residents were notified of the advertising via letters. During the advertising period the City ran an information session at Len Packham Hall on 13 June 2014.

It is recommended, in light of the submissions received and associated analysis, that Council endorse the Strategy subject to the recommended modifications.

Submission

N/A

Report

Key Strategy Stages

Stage 1 – Preparation and research: Complete
 Stage 2 – Community visioning: Complete
 Stage 3 – Draft strategy preparation: Complete
 Stage 4 – Advertising period: Complete
 Stage 5 – Final preparation and adoption of strategy: Current stage
 Stage 6 – Implementation including scheme amendment for rezoning

The Strategy was formulated through processes of community engagement beginning from the very foundation of the process. A key aspect of this was the initial community visioning stages and resident survey. These resulted in the following key themes:

Support for urban infill. Residents generally supported further housing in Coolbellup. Strong support was provided for more medium density housing types and good support for more medium to high density housing types.

Streetscapes and Parks. Residents wanted to see Coolbellup streets continue to be upgraded to improve their presentation and function. More street trees were wanted and the second phase of undergrounding power lines was strongly supported.

Coolbellup shopping centre. There was a very strong feeling amongst the Coolbellup community that improvement to the shopping centre (relating to appearance, functionality, the breadth of uses available, vibrancy) was required.

Transport and accessibility. The community wanted to see more bike lanes, cycle paths and bus services outside business hours connecting to areas such as Fremantle and Cockburn Central.

With these initial key themes information the Draft Strategy document, it was advertised for a period of 60 days. The following section analyses the key aspects of the consultation process.

Public Consultation

A total of 134 submissions were received, 5 of these from government agencies and 2 from utility providers. The submissions are set out and addressed in detail within the Schedule of Submissions (Attachment 4). The following presents a discussion and response of the key issues.

Of the 134 responses submitted to the City during the community advertising period, 84% of responses supported the Strategy. Of this 84% support, 35% also suggested various modifications. 11% of submissions opposed the Strategy and 6% did not state a position.

Of the support with modification submissions, the majority of modifications related to requests namely:

1. Increasing the proposed zoning (29)

The City received 29 submissions by landowners to increase the proposed zoning on individual lots. 14 of these related to an increase

from the proposed R30 to an R40 coding, and 4 related to an increase from R40 to R60. The justification for the requests generally related to:

- Proximity to Perth;
- Immediate proximity to higher coded lots, and;
- Proximity to services including POS, public transport and the shopping centre.

A further 11 submissions were received by landowners located on Malvolio Road seeking an increase from R30 to R60. The Malvolio Road residents sought an increase due to the potential impact on the amenity of houses resulting from the proposed Roe Highway. Given Malvolio Road is the road closest to the highway reservation there was concern over increased noise levels and vibration should this proposal go ahead.

2. Transport related suggestions/concerns, of which 1 related to comments received from Main Roads (4)
3. Seeking to replace proposed Jacaranda's within the draft Street Tree Masterplan with an indigenous species (3)

The 15 objections related to:

1. The impact of increased traffic;
2. An increase in noise;
3. Concern over poor built form outcomes relating to: Loss of privacy, aesthetics, local character, private open space;
4. That density is too high specific to R60 coded lands;
5. Loss of trees and native vegetation;
6. The selection of Jacaranda's proposed within the Street Tree Masterplan;
7. The potential for increased densities to attract undesirable behaviour.

Response to submissions

While Attachment 4 provides individual detailed responses, the following summarises the City's approach and responses to the abovementioned submissions:

Increasing the proposed zoning (29)

In addition to the 11 submissions received from residents on Malvolio Road seeking an increase from R30 to R60, several submissions requested an increase from R30 to R40. In response the City details the reasoning behind the draft Strategy's proposed densities.

R30 base code - An R30 code is proposed so as to meet the two core aims of the Strategy – protect the existing character of Coolbellup and provide opportunities for increased housing. A base code of R30 is considered an appropriate base coding for the majority of the suburb in order to retain the character of the area, while providing for infill development potential for most lots. The R30 will allow most people to at least subdivide their properties.

R40 code - Land adjacent to POS, in proximity to Counsel Road and Waverley Road and transition areas between high and low density zones is proposed to be rezoned to a density of R40. This is as a result of recognising it appropriate that R40 codes (and upwards) be located fronting a good provision of services such as POS, public transport and in close proximity to the Coolbellup Town Centre.

R60 code - Land fronting and in proximity to Coolbellup Avenue is proposed to be rezoned to a density of R60. The intent of this zone is to create a stronger, more enclosed streetscape along Coolbellup Avenue and to act as a transition between the proposed R80 zone surrounding parts of the Coolbellup town centre and the lower scale R30 and R40 zones.

It is also considered the walkable catchment of the Coolbellup shops is appropriate for the provision of increased densities given proximity to services. Further, the main street and town centre core provides direct access to high frequency buses.

R80 code - Certain lots fronting the Coolbellup town centre and Len Packham Reserve are proposed to be rezoned to a density of R80. The R80 zone proposed over these lots is informed by the following considerations:

- Immediate proximity to the Coolbellup town centre;
- An R80 coding is consistent with densities proposed on the town centre and tavern site;
- Several of these lots are larger than the average residential lot and have the ability to deliver good design outcomes.

Overarching the approaches discussed above, a key outcome is to consider the streetscape and therefore a guiding principle is to ensure consistency and the amenity of streets. As a result decisions that relate to the stopping and commencing of a new zone/density are commonly made when:

- A street terminates;
- A change in direction of a road/street alignment.

As a result careful decisions have been made regarding where a change in coding should take place, and these decisions were made regarding the abovementioned principles.

In respect of the request for Malvolio Road, it is not supported as the City has taken into account the issues associated with the Roe Highway reservation and remains opposed to this piece of infrastructure, seeing it as unnecessary and likely to result in a vast range of negative impacts on the Cockburn community (which includes the natural environment). Specific to the issues stated about future impacts if the highway was delivered, it is noted that the State Government will be required to comply with its own State Planning Policy 5.4 (Road and Rail Transport Noise and Freight Considerations in Land Use Planning). In short, this could not permit the State Government to deliver a significant piece of new road infrastructure without ensuring the policy provisions (in terms of limiting noise impacts on residents) set through SPP5.4 are met. This would likely trigger significant noise attenuation measures, like what is seen with noise walls and buffers along the Kwinana freeway which was recently widened between Row Highway and Leach Highway.

The Strategy provides a clear approach as to where R60 is appropriate:

- In transition areas between R80 and R40;
- Within a 400m catchment of the town centre.

Neither of these criteria are met for Malvolio Road. Furthermore community engagement results identified strong support for higher densities in targeted areas such as around the shopping centre, community hub and parks. A base code of R60 is therefore not supported as this would be seen as an overdevelopment of the suburb and is not in line with wider community views.

The remaining requests for increased densities are not supported based on the fact they do not meet the abovementioned design principles. The exception is the following:

1. A recommended increase for the northern side of Emelia Street from R30 to R60. This is a result of an R60 coding proposed on the southern side of Emelia Street. As a result the change to R40 will provide consistency of built form outcomes within the street and provide a transition between the R60 and R30 zones;
2. An increase from R30 to R40 for 1 and 3 Juliet Road. In this instance the lots front multiple dwellings on the western side of Juliet Street and are positioned next to an R50 zone adjacent to the South.

The proposed final residential density plan is shown in attachment 3, the existing residential density plan is shown in attachment 1 and the draft residential densities plan is shown in attachment 2.

The impact of increased traffic

The traffic counts and predictions conducted as part of the background analysis found there is capacity within the current road network to accommodate future growth to 2031 in addition to the densities proposed as part of the Strategy. Analysis also recognises the good level of public transport options in addition to the suburb's close proximity to services. Furthermore, as has occurred in the Phoenix Central Revitalisation Strategy area, development within Coolbellup will occur gradually. Therefore the incremental nature of the increase in dwelling numbers and associated increase in traffic will allow the City to plan appropriately for the road upgrades required to accommodate this change. This will include the already identified recommendations listed within the Strategy of which resulted from the Transport and accessibility analysis provided within the Background Report (see page 57). These relate to:

- The upgrade of cycle ways;
- Strategies to accommodate an increase of car parking;
- The beautification of streets, and;
- Monitoring public transport provision.

Street tree selection and loss of trees and native vegetation

The City has responded with the request to not include Jacaranda's within the Street Tree Masterplan and has replaced the tree species with *Melaleuca Leucadendra* of which has been selected as a result of:

- It is found within the northern parts of WA and tolerates dry conditions;
- It grows to an average size of 10m;
- It has thick and spongy bark and bright green semi weeping foliage that will contrast well against the Angophora's dark foliage, and;
- Its growing habitats are conducive to streets.

With regard to loss of vegetation, the City has no intention on removing any 'Australian native' style trees and seeks to provide a balance between the need to provide trees that are attractive to wildlife, such as the Carnaby Cockatoo, and the need to provide street trees that provide a strong aesthetic in the street and have the potential to be a strong healthy tree requiring minimal maintenance and resources to maintain.

With regard to reduced private open space, the City is proposing amendments to Local Planning Policy APD58 to ensure a good provision of private open space includes deep soil planting opportunities and green areas. It is recognised the R-Codes currently does not promote this need as well as is required in areas like Coolbellup. Furthermore the suburb is provided with an excellent level and quality of POS.

An increase in noise

There will more activity occurring within the area as a result of construction associated with increased densities however it is unlikely this will result in an unacceptable level for a residential area, particularly beyond the short term.

Concern over poor built form outcomes relating to: Loss of privacy, aesthetics, local character, private open space and car parking and density being too high

Several recommendations within the Coolbellup Strategy focus on protecting and enhancing the character of Coolbellup. These include:

- The revitalisation of streets, promotion of tree retention and an increase in the number of street trees;
- The preparation of a medium density good design guide;
- Amendments to local planning policy APD58 requiring development to submit a design quality statement.

The City believes local character and amenity can be protected through these initiatives while also accommodating increased densities.

Visual privacy, solar access, sight lines, and building heights are design elements addressed by the Residential Design Codes of WA at the development assessment stage. Further provision is made within the City's LPP APD58 of which now proposes the submission of a design quality statement with DA's for multiple dwellings. Privacy, amenity and consideration of adjoining uses will be a key consideration for any design quality statement.

In regard to resident and visitor parking, the Residential Design Codes of WA require the provision of adequate resident and visitor parking on site for all residential development regardless of the density of the development. Furthermore, the Strategy includes concept plans for car parking to be included within the deep verges in Coolbellup and for the upgrading of streetscapes to try and promote additional quality design outcomes.

A submission was received suggesting historical information and images of the traditional Homeswest cottages in Coolbellup be incorporated into and inform the medium density good design guidelines. The City's approach to being cognisant of the character of Coolbellup and ensuring good design helps to address this point particularly.

The potential for increased densities to attract undesirable behaviour

It is not supported that medium density development will reduce the quality of the housing in Coolbellup. There are many examples of high quality medium and high density housing throughout Cockburn and wider Perth.

Furthermore, the concentration of low socio economic households in Coolbellup is changing towards a more diverse range of households and therefore the issues experienced in the past through the concentration of Homeswest developments are unlikely to occur again. The resident population and the housing market in Coolbellup are now very different.

Conclusion

It is recommended that Council endorse the draft Coolbellup Revitalisation Strategy for final approval. The Strategy presents the latest urban renewal project within the City of Cockburn of which has evolved out of a balanced process of community engagement, local contextual research and the need to plan for the Coolbellup community future needs. The Strategy is well aligned with both community views and desires for the future, in addition to metropolitan level aspirations for the future of Perth.

Strategic Plan/Policy Implications

Growing City

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

Infrastructure

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

Environment & Sustainability

- A community that uses resources in a sustainable manner.

Moving Around

- Infrastructure that supports the uptake of public transport and pedestrian movement.

Budget/Financial Implications

Upon implementation of the Strategy several actions will be implemented as part of the City's normal processes using existing resources and allocations. However the cost of implementing the works identified within the Works Plan and an estimate of Costs, mostly relating to streetscape and public space upgrades, will need to be funded and planned for within the City's budgeting framework.

Legal Implications

N/A

Community Consultation

Consultation with the Coolbellup community has been an important aspect to the draft Strategy. This has seen a detailed community visioning process undertaken, which was further expanded through an initial visioning survey being sent to all landowners. The outcomes of this visioning revealed a great deal of important information which resulted in construction of the first version of the draft Strategy.

Upon Council adopting the draft Strategy for advertising, a further phase of community engagement took place including a direct letter to all landowners within the project area, as well as an information evening to enable individual landowners to talk with staff on specific questions they had. All feedback from residents has informed the recommendations and discussions contained within this report.

Attachment(s)

- 1 Existing residential density plan
- 2 Draft Residential densities plan
- 3 Proposed final residential density plan
4. Schedule of submissions

Advice to Proponent(s)/Submissioners

The Proponent(s) and those who lodged a submission on the proposal have been advised that this matter is to be considered at the 14 August 2014 Council Meeting.

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

Nil.

14.4 (OCM 14/8/2014) - OUTBUILDINGS PROPOSED ON VACANT RURAL, RURAL LIVING & RESOURCE ZONED LAND (052/011) (A LEFORT)

RECOMMENDATION

That Council

- (1) receive the report regarding the issues associated with the construction of sheds in Rural, Rural Living and Resource zoned areas in the absence of an existing dwelling or dwelling under construction; and
- (2) resolve not to pursue any modifications to the existing planning framework to allow the construction of sheds in Rural, Rural Living and Resource zoned areas in the absence of an existing dwelling or dwelling under construction.

COUNCIL DECISION

Background

At Council's Ordinary Meeting held on 13 March 2014, Cr Mubarakai requested that a report be prepared regarding the issues associated with the construction of sheds on vacant resource zoned properties and whether any opportunities exist to modify the existing planning framework to facilitate such development.

According to Cr Mubarakai a number of residents in the community (specifically the Banjup area) seek to construct sheds on their resource zoned properties prior to construction or in the absence of a dwelling site. This will enable those residents to store their domestic goods on the site prior to and during construction of a dwelling.

The City of Cockburn's planning framework regarding this issue includes the City's Town Planning Scheme No.3 (TPS 3) provisions, Local Planning Policy 'Outbuildings' (APD 18) and State Planning Policy 2.3 (Jandakot Groundwater Protection Policy). Application of this framework results in the City generally not supporting such proposals. This report seeks to examine the current framework and

discusses the various planning implications should the framework change.

Report

Statutory Planning Framework

Town Planning Scheme No.3 (TPS 3)

TPS 3 does not include a specific land use for 'Outbuilding' as it is deemed to fall into the single house category if used for domestic purposes. The definitions of a 'single house' and 'outbuilding' would defer to the Residential Design Codes which state:

Single House – *'A dwelling standing wholly on its own green title or survey strata lot, together with any easement over adjoining land for support of a wall or for access or services and excludes dwellings on titles with areas held in common property'.*

Outbuilding – *'An enclosed non-habitable structure that is detached from any dwelling, but not a garage'.*

Based on the definition of Outbuilding, a shed without an associated dwelling cannot reasonably be defined as an outbuilding and simply becomes a building used for storage which the City's TPS 3 defines as either:

Storage - *'means premises used for the storage of goods, equipment, plant or materials'; or*

Warehouse - *'means premises used to display goods and may include sale by wholesale'.*

TPS 3 lists 'warehouse' under the storage heading in its Land Use Table (Table 1) which is an 'X' use and therefore not permitted. It would be open to Council to consider that a domestic storage shed as an unlisted use in accordance with clause 4.4.2 of TPS 3 and therefore could be advertised in accordance with clause 9.4 and determined. To do this, due regard would have to be given to LPP APD 18 (discussed below). Alternatively it would be open to Council to pursue an amendment to TPS 3 to introduce a specific provision to allow for the practice. Obviously there are time and resource implications to this course of action (particularly in the lead up to Local Government reform) and the potential requirement for a new Town Planning Scheme.

Local Planning Policy APD18 – Outbuildings

APD 18 includes a number of provisions relating to the development of outbuildings in Rural, Rural Living and Resource zoned lots. Clause 8 of the policy specifically restricts support for the development of

outbuildings in the absence of an existing dwelling or dwelling under construction:

‘Planning applications for Outbuildings will not be supported in the absence of a dwelling on site. Applications may be supported where a dwelling is constructed to at least plate height level.’

This provision was incorporated into the policy in 2012 to formalise the City’s position on the matter. Should Council wish to change the planning framework, then this provision would need to be substituted with a new provision specifying that outbuilding could be supported in the absence of a dwelling.

State Planning Policy 2.3 – Jandakot Groundwater Protection

SPP 2.3 guides land use planning and development in the City’s Resource zone which covers the area zoned ‘Rural – Water Protection’ under the Metropolitan Scheme (MRS) which is much of Jandakot and Banjup. The area is typically developed with rural-residential style housing. SPP 2.3 provides a land use table, similar to TPS 3 which lists the suitability of each land use in the zone. The policy states that uses not listed in the Table are considered to be not permitted. Neither warehouse nor storage uses are listed in the table so it is clear that the intention of the SPP is not to support this type of development. The State Government are in the process of reviewing this policy so any move to allow such storage in the resource zone would ideally be captured in this policy review. It would then be the decision of the State Government as to whether they wish to include a provision in this policy to allow for sheds constructed in the absence of a dwelling in this zone.

Issues

This section of the report shall examine the issues arising from the existing planning framework and those which are likely to arise from a change to the framework in relation to Outbuildings.

Convenience

The main reason for landowners wishing to construct a shed on their property prior to a dwelling being constructed, is to store their own possessions. It may be more affordable to construct a shed which will then be used as an outbuilding than to pay for storage whilst renting a dwelling during construction. The current framework which doesn’t support this can obviously cause some level of inconvenience to landowners wishing to do this. Should Council wish to modify the framework to allow for this, then legal agreements could be relied upon which would impose a timeframe and other obligations which the

landowner would have to commit to. It should be noted however that following up on legal agreements and/or prosecution against non-compliance with legal agreements is undesirable as it would be costly and resource intensive.

Use of Shed for Non-domestic/Commercial Purposes

The development of rural sheds for genuine rural purposes causes no issue and can be approved under TPS 3. However in many instances, where a rural shed is no longer required for its intended rural purposes, landowners have allowed the sheds to be used for warehousing/storage purposes which are not permitted by TPS 3 and can cause negative impacts on the amenity of neighbours and the area. These types of former rural sheds can be sought out by warehouse operators looking for large storage capacity which is far cheaper than land in serviced industrial or commercial areas intended for genuine warehousing and storage.

For example the use of a shed/warehouse involving truck movements for deliveries can cause unwanted traffic and noise to an otherwise peaceful area. This would then become a compliance matter which takes valuable time and resourcing to resolve. There is a major concern that approving new sheds on land not being used for rural purposes and where there is no dwelling will unnecessarily perpetuate this situation causing planning compliance issues and legal costs which would not normally arise if construction of the shed did not occur in the first instance.

Use of Sheds for Habitable Purposes

The City has encountered many instances of people residing in sheds which is illegal. A common scenario that may occur is that landowners would seek approval for a shed with the intention of constructing a dwelling on site at a later date. The City would then find that the shed has been illegally retrofitted for human habitation to provide a convenient and affordable housing option. These retrofits would rarely meet the requirements of the Building Code of Australia for construction of a dwelling, particularly with regard to energy efficiency, effluent disposal and so forth. This situation, similar to that mentioned above merely results in planning, building and health compliance resourcing which would generally not have been necessary if the shed was not constructed. Instances where sheds have been illegally retrofitted into dwellings have increased as housing affordability decreases.

Other Local Government Authorities

The City has undertaken research amongst several other Local Government Authorities (LGAs) in the Metropolitan area to ascertain whether they can consider approving a shed for domestic purposes in the absence of a dwelling. The findings are:

- The City of Swan can permit a 'temporary building' for no longer than 6 months if it is necessary for the construction of a current approved development on the same site as the temporary building. This does not allow storage of domestic possessions;
- The City of Armadale's scheme listed storage as a discretionary use which could be considered however the City is currently progressing a scheme amendment to change storage to an 'X' use in rural zones;
- The City of Kwinana has suggested that they do not support the construction of a shed without a dwelling on site or under construction.
- The City of Gosnells Local Planning Policy related to outbuildings indicates that outbuildings are to be associated with the residential use of the land which suggests that a dwelling must be present.

It is clear from the sample of LGAs above that the practice of approving sheds in rural zones in the absence of a dwelling is uncommon and most LGAs have a planning framework to underpin this.

Conclusion

It is understood that landowners not being able to construct a shed on their Rural, Rural living or Resource zoned properties prior to construction of a dwelling may cause some inconvenience and may have a cost implication for storage of personal possessions in an approved storage facility. It is possible for Council to modify its planning framework accordingly to provide for this practice.

However, modifying the planning framework with the objective of allowing this practice is problematic. The outcome is likely to result in:

- Negative impacts on the amenity of Rural, Rural Living and Resource zoned areas if sheds are used inappropriately for commercial purposes.
- People living illegally in sheds as an affordable housing option which is undesirable from an Environmental Health perspective.
- An increased requirement for Planning, Building and Environmental Health compliance resourcing.
- An increased cost to the City in legal costs required to prosecute the illegal use of sheds in the subject areas.

Based on the above reasons, it is recommended that Council resolve not to pursue modifications to the planning framework to allow sheds to be constructed in Rural, Rural Living and Resource zones in the absence of an existing dwelling or one that is under construction.

Strategic Plan/Policy Implications

Growing City

- 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.

Budget/Financial Implications

N/A

Legal Implications

N/A

Community Consultation

N/A

Attachment(s)

N/A

Advice to Proponent(s)/Submitters

The Proponent(s) and those who lodged a submission on the proposal have been advised that this matter is to be considered at the 14 August 2014 Council Meeting.

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

Nil.

14.5 (OCM 14/8/2014) - ADDITIONAL OUTBUILDING, ANCILLARY DWELLING AND TWO (2) WATER TANKS - LOCATION: NO. 79 (LOT 113) PEARSE ROAD, WATTLEUP - OWNER: DA & ML ELLEMENT - APPLICANT: SCRIBE DESIGN GROUP (4412112) (T CAPPELLUCCI) (ATTACH)

RECOMMENDATION

That Council refuse to grant planning approval for an outbuilding, ancillary dwelling and two (2) water tanks at No. 79 (Lot 113) Pearse Road, Wattleup, subject to the following reasons:

1. The proposed ancillary dwelling is considered to be a separate dwelling that does not provide an ancillary purpose to the existing dwelling on site and is therefore considered to constitute a grouped dwelling which is a use that is not permitted in the rural zone under Town Planning Scheme No. 3.
2. The internal floor area of the proposed dwelling is inconsistent with Clause 10.2.1 (f) in that the maximum floor area provisions contained in Council's Local Planning Policy APD18 'Outbuildings' are exceeded.
3. Approval of the proposed ancillary dwelling does not contribute towards the requirements of orderly and proper planning.

COUNCIL DECISION

Background

The subject site contains an existing single house (363m²) and associated outbuilding. The proposal does not comply with the City's Local Planning Policy APD11 'Ancillary Dwellings on Rural Living, Rural and Resource Zoned Lots' with regard to the maximum internal floor area of the ancillary dwelling. It is for this reason that the proposal is presented to Council for determination.

Submission

The applicant seeks approval to construct an ancillary dwelling and an additional outbuilding (containing a shed and workshop) and two (2) water tanks on the existing site.

Outbuilding

The proposed outbuilding is 140m² in area and has a maximum wall height of 3.6m and a maximum ridge height of 5m. The proposed outbuilding, in conjunction with the existing shed on site of 150m² results in a total maximum outbuilding area of 290m² which complies with maximum floor space and wall height requirements of Council Policy APD18 'Outbuildings'. The proposed outbuilding is in close proximity to the ancillary dwelling in the north-west corner of the site.

Ancillary Dwelling

The proposed ancillary dwelling is to be located in the north-west corner of the site and has an internal floor area of 160.86m² consisting of two double bedrooms, walk-in-robe, study room, one bathroom, two toilets, open plan kitchen/living/dining, separate scullery and laundry. In addition to the internal floor area is a double garage, alfresco area (with an outdoor kitchen) and verandah under the main roof of the dwelling and a swimming pool. The ancillary dwelling is proposed to be served by a separate drive way off Pearse Road along the northern boundary of the lot and is some 90m from the existing dwelling. The area between the existing dwelling and shed and the proposed ancillary dwelling is heavily vegetated.

The applicant has provided justification for a variation to the maximum internal floor area contained in APD11 (see attachments). In the submission, the applicants state that the additional internal floor area is necessary for them, as parents, to live on the same property as their son and his family, in order to assist in caring for their son who suffers from ill health. The applicants also have a daughter, also suffering from ill health and who requires care and will reside from the ancillary dwelling from time to time when required and it is her needs that require the larger dwelling size. It should be noted that the subject site is not suitable for subdivision as per Council's Local Planning Policy APD7 'Rural Subdivision'.

The applicants are therefore requesting that Council consider their special circumstances outlined in order to support a variation to the maximum internal floor area of the proposed ancillary dwelling.

Council is also made aware that the applicant has been involved in pre-lodgement discussions with the City at which time they were advised

that any submission for such a variation may be considered by Council but would have to be accompanied by sound justification. The applicants have advised previously that they are not prepared at this time to consider a reduction of the internal floor area proposed.

Report

Statutory Planning Framework

Town Planning Scheme No. 3 (TPS 3)

The site is zoned 'Rural' under TPS 3. A single house (and the associated outbuilding) is 'P' uses which means they are permitted. Ancillary Accommodation (as referred to in the scheme) is a 'D' discretionary use which means that Council may exercise its discretion and issue planning approval.

In addition to the above, TPS 3 clause 5.10.2 (d) for rural uses identifies that *'where no building envelope is shown on a lot, no building shall be erected within 10 metres of any boundary of the lot or 20 metres from any road reserve'*. The proposed additional outbuilding and ancillary dwelling are setback 11 metres and 10 metres respectively from the northern boundary, and 10 metres from the western boundary, therefore complying with the setback requirements of TPS 3.

Government Sewerage Policy

The State Governments Sewerage Policy requires that large lots must be a minimum R5 zoning, i.e. 2000m², before any density development with on-site effluent disposal is allowed. The subject lot size of 20,000m² complies with the policy and if approved, the applicant will be required to provide a separate on-site effluent disposal system for the proposed ancillary accommodation at the rear of the property. As such, should Council consider approval of the proposal, a condition should be imposed regarding the need for the ancillary dwelling to provide an on-site effluent disposal system.

Local Planning Policy APD11 'Ancillary Dwellings on Rural, Rural Living and Resource Zoned Lots'

The internal floor area of the proposed ancillary dwelling of 160m² is significantly more than the maximum internal floor area allowed under APD11 which is 100m². An ancillary dwelling is defined in APD11 as being:

'self-contained dwelling on the same lot as a single house which may be attached to, or integrated with or detached from the single house.'

APD11 states that ancillary dwellings within rural areas, such as the subject site, are required to meet the following requirements:

- *'Not more than one (1) ancillary dwelling shall be approved on the lot;*
- *The proposed ancillary dwelling must comply with the definitions outlined in Section (1) of the APD 11 policy;*
- *The maximum internal floor area of the ancillary dwelling shall not generally exceed 100m². The 100m² is the total living area only and does not include verandahs, patios, pergolas, alfresco areas or carports/garages;*
- *The ancillary dwelling should be located behind the main dwelling line unless otherwise approved by the City; and*
- *The design, materials and colours of the ancillary dwelling shall match or complement those of the existing single house. Non-reflective materials shall be used and the use of second hand materials is not permitted.'*

In regards to the above requirements, the proposed ancillary dwelling complies with all requirements with the exception of the maximum internal floor area. Should Council consider approval of the proposal, it would constitute a significant variation to this policy.

Land Use

The proposed variation to the maximum floor area provided for in APD11 is significant. It is very difficult to consider that the dwelling is in fact 'ancillary' to the main dwelling and not simply a separate stand-alone dwelling. To provide context, the Residential Design Codes of Western Australia (R-Codes) (which do not apply to this area) restrict the size of an ancillary dwelling to 70m² in order for the dwelling to remain ancillary and not simply a separate dwelling. The City considers 100m² as provided for in APD 11 to be suitable in rural areas given the size of the lots in comparison to those in residential areas.

However, the proposed 160m² floor area is considered large enough to operate completely independently to the main dwelling on the site with little or no relationship to it. In addition, the two dwellings are proposed to be approximately 90m apart separated by vegetation and accessed from a separate driveway. The proposed dwelling is not considered to meet the intent of the provision of an ancillary dwelling and could not be reasonably distinguished from a separate dwelling except that it is on the same lot as the main dwelling. If the proposal is not considered to be an ancillary dwelling, then it would constitute a 'grouped dwelling,'

which is an 'X' use (not permitted) in the rural zone. The definition of 'grouped dwelling' is not contained in TPS 3 but defers to the R-Codes which is:

'A dwelling that is one of a group of two or more dwellings on the same lot such that no dwelling is placed wholly or partly vertically above another, except where special conditions of landscape or topography dictate otherwise, and includes a dwelling on a survey strata with common property.'

Amenity

It is acknowledged that the 60% variation to the proposed dwelling size in APD 11 may not unduly impact adjoining neighbours due to the residential nature of the dwelling and compliant setbacks. However, the reason that the ancillary dwelling floor area restriction is in place is to ensure that only one dwelling is constructed on each lot in Rural zoned areas and why grouped dwellings are prohibited by TPS 3 in this zone. Approval of two dwellings on each lot if approved across the zone would effectively double the density of such an area which would be undesirable and would not accord with the objectives of the zone. There would also be other amenity impacts including increased traffic, noise, more clearing etc. which may detract from the rural amenity of the area.

Valid Planning Justification

It is undisputed that the owner's preference for a larger dwelling due to the care requirements of their children is legitimate. However, there appears to be no valid planning reason for Council to support the variation to the dwelling size as proposed. If Council resolves to approve this proposal based on the submission, it would be on compassionate grounds only which cannot be supported by or justified through the statutory planning framework. Council should then be prepared to consider other similar proposals which also seek planning approval on compassionate grounds which may be difficult to differentiate if there is no sound planning base for such a decision.

Bushfire Management

Should Council consider approval of the proposal, bushfire protection would need to be considered in relation to the new dwelling given the amount of existing vegetation on the site and its proximity to the new dwelling. A condition could be imposed requiring the applicant to undertake a Bushfire Management Plan which could have implications.

Conclusion

The City is very sympathetic to the applicant's situation and their desire to construct a dwelling that will enable on-site care for their son and daughter who both suffer from ill health. However, there are no valid planning reasons to support a variation to Council's Local Planning Policy APD 11 'Ancillary Dwellings in Rural, Rural Living and Resource zoned areas' in relation to the 60% increase in internal floor area provided for in the policy which raises concern that the proposal actually constitutes a 'grouped dwelling'. Approval of this proposal is likely to lead to an undesirable precedent resulting in the construction of a separate dwelling on the site (rather than ancillary accommodation) for compassionate reasons rather than sound planning justification. It is therefore recommended that Council refuse the application as contained in the recommendation.

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

Town Planning Scheme No. 3
Planning and Development Act 2005
State Administrative Tribunal Regulations

Community Consultation

No community consultation took place to adjoining properties as the setbacks proposed for the additional outbuilding and ancillary dwelling on-site comply with requirements and the proposed development is not deemed to compromise the amenity of surrounding properties even though the internal floor area for the ancillary dwelling exceeds the maximum area allowed of 100m², proposed 160m².

Attachment(s)

1. Proposed Location Plan
2. Part Site Plans
3. Floor plan for Ancillary Dwelling
4. Elevations for Ancillary Dwelling
5. Floor and elevation plan for Outbuilding (Shed)
6. Justification submission from applicant

Advice to Proponent(s)/Submissioners

The Proponent(s) have been advised that this matter is to be considered at the 14 August 2014 Council Meeting.

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

Nil.

14.6 (OCM 14/8/2014) - HIGH IMPACT TELECOMMUNICATIONS TOWER (TELOMAST AND ANTENNA) - LOCATION: 234 (LOT 197) BERRIGAN DRIVE, JANDAKOT - OWNER: SPORTLINE HOLDINGS PTY LTD - APPLICANT: D GROOM (5518291) (T CAPPELLUCCI) (ATTACH)

RECOMMENDATION

That Council :

1. refuse to grant approval to commence development for a high impact telecommunications facility (Telomast and Antenna) at 234 (Lot 197) Berrigan Drive Jandakot for the following reasons:
 1. The proposal is inconsistent with Clause 10.2.1 (i) of the City of Cockburn Town Planning Scheme No.3 in that it is incompatible within its setting.
 2. The proposal is inconsistent with clause 10.2.1 (n) of the City of Cockburn Town Planning Scheme No. 3 in that it is likely to have a negative impact on the amenity of the locality.
 3. The proposal is contrary to Western Australian Planning Commission Statement of Planning Policy 5.2 'Telecommunications Infrastructure' as the facilities are not designed to meet the needs of the community nor designed to minimise adverse impacts on the amenity of residential areas.

4. The proposal is inconsistent with City's Local Planning Policy APD13 'Telecommunications – High Impact Facilities' Clause (2) 4 in that the mast does not minimise visual impact on the locality.
2. notify the applicant and those who made a submission of Council's decision.

COUNCIL DECISION

Background

The subject site is occupied by commercial tenancies and is zoned RU6 (Local Centre), which restricts the permissible uses in this zoning to Office, Restaurant and Fast Food Outlet, Veterinary Consulting Rooms, Reception Centre, Health Studio, Medical Centre, Shop and Showroom. The tenancy to which this proposal relates within the building is currently used as an Office.

This proposal has been referred to Council for determination as the proposal is inconsistent with the City of Cockburn's Local Planning Policy APD 13 'Telecommunications Policy – High Impact Facilities'.

Submission

The applicant seeks approval to install a 12m high mast on the roof of the existing two storey commercial building to provide a wireless internet network service to Unit 1 at the subject site. The proposal includes a dish antenna (RD-5G-30) at the top of the mast which has a diameter of 0.648m. The facility will provide backup wireless internet to Unit 1 only.

The maximum height above the natural ground level will be 18m as the proposal to be installed on the roof of the existing 6m high commercial building. The mast will have support cables attached to the mast at a height of 3m, 6m, 9m and 12m respectively. These cables will attach to wired turnbuckles 3m away from the base of the mast (running from 3m and 6m high) and 6m away from the base of the mast (running from 9m and 12m high). The mast and antenna are coloured white.

Consultation

As per the City of Cockburn's Local Planning Policy APD 13 'Telecommunications Policy – High Impact Facilities', notice of the proposed development was sent to landowners within a 200 metre radius of the proposed location. Twelve (12) submissions were received with two (2) supporting the application and ten (10) objections received (Attachment 5). The majority of the objections cited visual impact as the main cause for concern.

Report

The following section provides a discussion of the various issues affecting the proposal.

Jandakot Airport

The subject site is located in the Jandakot Airport 'Airport Control Area' and the 06L/24R Aircraft Circuit Area. Due to this, comment was sought from Jandakot Airport in regards to this proposal. Jandakot Airport confirmed that a maximum height of 48m Australian Height Datum (AHD) is allowed, therefore, the proposed height of the mast (18m) will not affect flight operations from Jandakot Airport and therefore there was no objection to the proposal.

Local Planning Policy APD 13 Telecommunications Policy – High Impact Facilities

APD 13 was prepared to deal with non-low impact (high impact) facilities that obtain planning approval. The following policy measures apply to this proposal:-

1. The location and appearance of facilities should be chosen to minimise the visual impact on the locality. In particular, the amenity of residential inhabitants should not be affected.
2. The preferred location for telecommunication infrastructure is in Local Centres, Industrial zones, Commercial Zones and Local/Regional Reserves away from sensitive uses.

In relation to point 1, the location of the mast will have an impact upon the locality due to the height and scale of the proposal. This is evident in the photomontage (attachment 3) supplied by the applicant showing its perspective from Berrigan Drive (opposite side of the road of the of the subject lot) which demonstrates the scale of the proposal where it is double the height of the existing building.

In relation to point 2, there are existing residential properties 80m to the north west of the lot along Par Court and Dean Road as well as there being three (3) residential lots located 190m to the south of the proposal along Prinsep Road and another residence 125m to the east on Jandakot Road. This is therefore not consistent with the provisions of this policy and ultimately not consistent with the objective of preserving the amenity of residents.

Based on the points above, should Council approve the proposal, it could create an undesirable precedent if replicated on other nearby properties when there are other alternatives for high speed internet available which do not cause an undue amenity impact on adjoining properties.

Statement of Planning Policy 5.2 – Telecommunications Infrastructure

Statement of Planning Policy 5.2– Telecommunications Infrastructure (SPP5.2) is a state wide planning policy which aims to facilitate the provision and development of effective state-wide telecommunications in a consistent manner which is considerate of the economic, environmental and social objectives of planning in Western Australia.

SPP 5.2 is supported by the *Guiding Principles for the Location, Siting and Design of Telecommunications Infrastructure*. Of key concern to this application are the following guidelines regarding the location and siting of Telecommunications infrastructure:

- Telecommunications facilities should be located and designed to meet the communication needs of the community;
- Telecommunications facilities should be designed and sited to minimise and potential adverse visual impact on the character and amenity of the local environment, in particular, impacts on prominent landscape features, general views in the locality and individual significant views;
- Telecommunication facilities should be designed and sited to minimise adverse impacts on areas of natural conversation value and places of heritage significance or where declared rare flora are located; and
- Telecommunications facilities should be designed and sited to minimise adverse impacts on the visual character and amenity of residential areas.

The guidelines go on to state that when determining an application for telecommunications infrastructure the local government shall consider and have regard to the following;

- Extent to which the proposal contributes to the social and economic benefits of affordable and convenient access to modern telecommunications services for people and businesses throughout the state;
- Need to continuity of supply of telecommunications services to people and businesses in the local area or region;
- Effect of the proposal on the environment and natural landscape and the extent to which the proposal affords protection of these elements;
- Effect of the proposal on any place of cultural heritage significance on or near the land;
- Extent to which the proposal enhances or maintains visual amenity including streetscape and minimises adverse visual impacts; and
- Degree to which the proposal is co-ordinated with other services.

In summary, given the proposed 12m high wireless mast, attached to the roof above the subject tenancy is for the sole use of that unit only to provide wireless network connectivity as a backup to their existing cable data network, it is not considered to be of benefit to any other business or person in the surrounding community and that there are concerns regarding the impact of the structure on the visual amenity of nearby residents, the proposal is clearly inconsistent with SPP 5.2.

Conclusion

The siting of the proposed telecommunications facility does not meet the requirements of APD 13 or SPP 5.2 and is inconsistent with provisions of the TPS 3 with regards to compatibility and amenity. The proposal is to facilitate wireless network connectivity solely for the use of the subject tenancy providing no community benefit. It is clearly different to other high impact facilities such as mobile phone towers which do provide some community benefit. The proposal if approved will detract unnecessarily from the visual amenity of nearby residents and the streetscape surrounding the site. The application is therefore not supported and is recommended for refusal.

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.
- Reduction in energy dependency and greenhouse gas emissions within our City.
- Investment in industrial and commercial areas, provide employment, careers and increase economic capacity in the City.

Leading & Listening

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

Budget/Financial Implications

N/A

Legal Implications

Town Planning Scheme No 3
Planning and Development Act 2005
State Administrative Tribunal Regulations
Telecommunications Act 1997

Community Consultation

See Consultation section of the report above. A copy of the schedule of submissions is detailed in Attachment 5.

Attachment(s)

1. Location Plan & Site Plan
2. Elevation
3. Photomontages
4. EME Report
5. Schedule of Submissions

Advice to Proponent(s)/Submissioners

The Proponent(s) and those who lodged a submission on the proposal have been advised that this matter is to be considered at the 14 August 2014 Council Meeting.

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

Nil.

14.7 (OCM 14/8/2014) - DEMOLITION OF HERITAGE DWELLING AND CONSTRUCTION OF 19 MULTIPLE DWELLINGS - REQUEST FROM THE STATE ADMINISTRATIVE TRIBUNAL (SAT) TO RECONSIDER DECISION - REVIEW MATTER NOS. DR 417 OF 2013 - LOCATION: 10 (LOT 4) EDELINE STREET, SPEARWOOD - OWNER: RED BEETLE INVESTMENTS PTY LTD - APPLICANT: PROPERTY WIZARDS (2201373) (T CAPPELLUCCI) (ATTACH)

RECOMMENDATION

That Council

- (1) reconsider the application and APPROVE the proposal for the partial demolition of a heritage dwelling and construction of nineteen (19) multiple dwellings, at No. 10 (Lot 4) Edeline Street, Spearwood, in accordance with the plans stamp-dated 23 June 2014, subject to the following conditions and footnotes:

Conditions

1. An archival record shall be submitted to and approved by the City for the place in accordance with the Heritage Council of Western Australia's 'Archival Recording of Heritage Places: Standard Brief and Standard Form (non-registered places)', prior to the lodgement of a Demolition Permit.
2. Prior to the lodgement of a Building Permit application for the development, the submission of a detailed material, colour and finish schedule for the development, to be provided to the City's satisfaction. The details as agreed by the City are to be implemented in the development.
3. Prior to the lodgement of a Building Permit application for the development, a revised landscaping plan and lighting details shall be submitted to the City's satisfaction. The plan agreed to by the City shall be implemented in the development.
4. Landscaping shall be established and reticulated in accordance with an approved detailed landscape plan prior to the occupation of the dwellings. Landscaped areas shall be maintained thereafter in good order to the satisfaction of the City.

5. All service areas and service related hardware, including antennae, satellite dishes and air-conditioning units, being suitably located away from public view and/or screened, the details of which are to be provided to the City's satisfaction prior to the lodgement of a Building Permit application for the development.
6. Prior to the issue of a Building Permit, arrangements being made to the satisfaction of the Chief Executive Officer for the pro-rata development contributions towards those items listed in the City of Cockburn Town Planning Scheme No. 3 for Community Infrastructure (DCA 13).
7. Provisions identified in the Waste Management Plan approved by the City, dated received 26 June 2014, which include recycling measures and management of commercial and residential waste, shall be implemented and maintained thereafter to the satisfaction of the City.
8. Bicycle parking bays shall be designed to comply with Australian Standard 2890.3 within the designated bicycle parking area marked on the site plan. The development requires a total of 9 bicycle bays (7 for residents and 2 for visitors). Details of the bicycle parking shall be submitted to the City for assessment and approval prior to lodgement of a Building Permit.
9. Prior to the initial occupation of the dwellings hereby approved, the parking bays, driveways and points of ingress and egress shall be sealed, kerbed, drained and line marked in accordance with the approved plans to the satisfaction of the City.
10. The approved residential visitor car parking bays shall be clearly delineated (marked/signed), available for use free of cost to the bona fide visitors of the occupants of the dwellings the subject of this approval, in perpetuity and reflected as such on the strata plan for the development. No by-law pursuant to the Strata Titles Act 1985 shall be made that assigns any exclusive use of the visitor car parking bays to any strata lot. Parking within such bays may be time restricted.
11. Walls, fences and landscape shall be truncated within 1.5 metres of where they adjoin vehicle access points, where a driveway and/or parking bay meets a public street or limited in height to 0.75.

12. All stormwater being contained and disposed of on-site to the satisfaction of the City.
13. The development site must be connected to the reticulated sewerage system of the Water Corporation before commencement of any use.
14. The approved development must clearly display the street number/s.
15. Car parking and access driveways shall be designed and constructed to comply AS2890.1 and provide for safe pedestrian movement, to the City's satisfaction.
16. A Construction Management Plan is to be submitted to and approved by the City prior to the lodgement of a building permit and all measures identified in the plan are to be implemented during the construction phase to the satisfaction of the City.
17. No building or construction related activities associated with this approval causing noise and/or inconvenience between the hours of 7.00pm to 7.00am, Monday to Saturday, and not at all on Sunday or Public Holidays (unless written approval of the City is issued).
18. The four (4) vehicle parking spaces identified within the Edeline Street verge area shall be sealed, kerbed, drained and line marked in accordance with the approved plans and specifications certified by a suitably qualified practicing Engineer to the satisfaction of the City.
19. The surface finish of the boundary walls abutting adjoining lots is to be either face brick or rendered the same colour as the external appearance of the respective dwellings unless otherwise agreed with the adjoining property owner/s. In all instances, the standard of work is to be of a high standard.
20. The existing tower associated with the heritage dwelling shall be maintained as per the plans submitted. Prior to the lodgement of the Building Permit, plans shall be submitted to and approved by the City showing details of the existing tower including the existing windows and red brick feature of the current tower being maintained along with the tower being roofed and used as part of the development.

Footnotes

1. This is a Planning Approval only and does not remove the responsibility of the applicant/owner to comply with all relevant building, health and engineering requirements of the City, or with any requirements of the City of Cockburn Town Planning Scheme No. 3. Prior to commencement of any works associated with the development, a building permit is required.
2. In relation to Condition 2, the schedule of materials, finishes and colours must be directly related to the information and details shown in the approved elevations. Consideration shall be given to the material, finishes and colours of the street elevation of the dwellings and front fence to relate to the tower element of the heritage dwelling being retained.
3. In regards to Condition 3, please liaise with the City's Parks Services regarding any queries you may have with developing the landscaped area of the verge as per the approved plans endorsed as part of this application.
4. Where the obligation for payment of developer contributions has been met by a previous approval, such as subdivision, condition 6 will be deemed to have been complied with.
5. With regard to Condition 9, the parking bay/s, driveway/s and points of ingress and egress are to be designed in accordance with the Australian Standard for Offstreet Carparking (AS2890.1) and are to be constructed, drained and marked in accordance with the design and specifications certified by a suitably qualified practicing Engineer and are to be completed prior to the development being occupied and thereafter maintained to the satisfaction of the City.
6. With regards to condition 12, all stormwater drainage shall be designed in accordance with Australian Standard AS3500. In addition, it may be necessary for temporary drainage solutions to be provided in the interim until drainage areas are provided in public open space areas. It may be necessary for suitable arrangements to be provided which allow for the temporary solutions to be decommissioned in the future and connected to the ultimate drainage design.

7. In regards to Condition No. 19, the surface finish of the boundary wall of the adjoining lot should be to the satisfaction of the adjoining landowner and to be completed as part of the building licence. In the event of a dispute the boundary wall must be constructed with a clean or rendered finish to the satisfaction of the City.
 8. Outdoor lighting if required, particularly illuminating ground floor entries must be in accordance with the requirements of Australian Standard AS 4282-1997: 'Control of the Obtrusive of Outdoor Lighting'.
 9. All toilets, ensuites and kitchen facilities in the development are to be provided with mechanical ventilation flued to the outside air, in accordance with the requirements of the Building Code of Australia, the Sewerage (Lighting, Ventilation and Construction) Regulations 1971, Australian Standard S1668.2-1991 "The use of mechanical ventilation for acceptable indoor air quality" and the City of Cockburn Health Local Laws 2000.
 10. If the development the subject of this approval is not substantially commenced within a period of two (2) years, the approval shall lapse and be of no further effect.
- (2) notify the applicant, the State Administrative Tribunal and those who made submissions on the proposal of the Council's decision.

COUNCIL DECISION

Background

The subject site is located in Edeline Street Spearwood, is 1879m² in area and contains an existing single storey limestone dwelling. The dwelling has a tiled roof and is located towards the rear of the lot (set back approximately 40m from the street). The property is included in the City's Local Government Inventory (LGI) due to its heritage

significance. According to the LGI, the dwelling, known as Spearwood Presbytery (FMR) or Sumich House, was constructed circa 1912 and has aesthetic value through its distinctive architectural features and is associated with the Catholic Church in the district and with some well-known local families.

The dwelling floor plan is typical of the period and includes four rooms on each side of a central hallway surrounded by a wide verandah which has been partially enclosed to accommodate a kitchen, bathroom and laundry. The internal and external aspects of the dwelling appear to be in fair, mostly original, condition. The distinctive front tower on the front elevation includes a façade only and is in effect part of the front verandah. Gardens surrounding the dwelling have generally not been maintained.

The section of Edeline Street where the dwelling is located contains a variety of dwelling types constructed during different eras. These include original pre-and post-war cottages, single detached houses constructed in the 1960s, 70s and 80s, older-style grouped dwelling developments constructed in the 1970s and 80s (including a 20 unit site at No. 6 Edeline Street), older style apartment buildings (including a two storey block of 16 apartments at No.16) and new, more recently constructed grouped dwelling developments constructed as a result of the Phoenix Revitalisation strategy and associating recoding of the land. Besides the nearby old St Jeromes Church on the corner of Edeline Street and Rockingham Road and a dwelling on nearby Denham Street, there are no other buildings on the LGI surrounding or in close proximity to the subject site.

A proposal for demolition of the existing heritage dwelling was referred to Council for determination at its ordinary meeting held on 10 October 2013 which was refused based on the following reasons:

- '1. The dwelling has significant social, cultural and historic value heritage to the local community.*
- 2. The dwelling has distinctive architectural features which set it apart from other typical dwellings or similar style constructed in the area.*
- 3. The dwelling contributes to the character of the streetscape and is a landmark building to the local community.'*

The applicants subsequently lodged an application to the State Administrative Tribunal (SAT) for review of the above decision. A series of mediation sessions took place between the applicant, the City's Officers, the City's legal representatives, a heritage architect engaged by the City and an elected member. It became evident during the mediation process that retention of the dwelling in a redevelopment scenario was problematic. During mediation, retention of the existing dwelling and conversion into two separate apartment-type dwellings was investigated as were other options to construct dwellings around

the existing dwelling which were all dismissed as unviable by the applicant. Approval of a multiple dwelling proposal incorporating the retention of the tower element of the heritage dwelling represents a negotiated outcome between the applicant and the City.

During the mediation process, the applicant also lodged a separate application for the development of 19 Multiple Dwellings on the site which included demolition of the heritage dwelling. The application was deferred until the demolition application was under review by SAT.

The final Mediation session held at SAT resulted in the following orders:

- '1. By close of business 31 May 2014 the applicant shall provide to the Tribunal and copy to the respondent a revised development application for the site which includes the retention of the tower on the south west corner of the existing residence.*
- 2. Pursuant to s 31(1) of the State Administrative Tribunal Act 2004 (WA) the respondent is invited to reconsider its decision on the application for the demolition of the existing dwelling in light of the revised development application which includes the retention of the existing tower at its meeting on 14 August 2014.*
- 3. The matter is referred to a directions hearing on Friday 22 August 2014.'*

The proposal which now includes partial demolition of the heritage building and the construction of 19 multiple dwellings is therefore being referred to Council for determination.

Submission

The proposal is for a partial demolition of the heritage dwelling (retaining the tower on the south west corner of the existing residence), and the construction of 19 multiple dwellings comprising two levels of residential apartments, with parking on the ground level. The proposal specifically consists of:

- 14 x two bedroom dwellings
- 5 x one bedroom dwellings

The dwellings range in size between 50m² and 89m² in area.

The proposed development has been designed to comply with the State Administrative Tribunal order in relation to the demolition of the existing dwelling to retain the tower on the south west corner of the existing residence. Therefore, the application for demolition and construction of 19 multiple dwellings now forms part of the same application.

Report

The following section provides discussion on the various issues affecting the proposal.

State Administrative Tribunal Act 2004

Under Section 31 of the *State Administrative Tribunal Act 2004*, the City has been invited to reconsider its previous decision on the subject application; that is, to (a) affirm the decision; (b) vary the decision; or (c) set aside the decision and substitute it for a new decision. Once a decision is made by Council, it will be conveyed to SAT.

Section 31 states as follows:

“31. Tribunal may invite decision maker to reconsider

- (1) At any stage of a proceeding for the review of a reviewable decision, the Tribunal may invite the decision-maker to reconsider the decision.*
- (2) Upon being invited by the Tribunal to reconsider the reviewable decision, the decision maker may:*
 - (a) affirm the decision;*
 - (b) vary the decision; or*
 - (c) set aside the decision and substitute its new decision.*
- (3) If the decision-maker varies the decision or sets it aside and substitutes a new decision, unless the proceeding for a review is withdrawn it is taken to be for the review of the decision as varied or the substituted decision.”*

Planning Framework

Zoning

The subject site is zoned 'Urban' under the Metropolitan Region Scheme (MRS) and Residential R40 under the City's Town Planning Scheme No.3 (TPS 3). Multiple dwellings are a 'D' use which means that *“the use is not permitted unless the local government has exercised its discretion and has granted planning approval.”* Council therefore has the discretion to issue planning approval for the proposed development.

Residential Design Codes of Western Australia

The proposal has been assessed against the relevant provisions (part 6) of the Residential Design Codes of Western Australia (R-Codes).

The proposed development complies with the 'deemed to comply provisions' with the exception of the following:

- maximum plot ratio of 0.66 in lieu of the maximum deemed-to-comply plot ratio of 0.6 as per Part 6.1.1 'Building Size'; and
- maximum of 60% hard surface within the street setback area in lieu of the maximum deemed-to-comply hard surface of 50% as per Part 6.3.2 'Landscaping'.

Building Size

The building size is required to be assessed against the relevant design principle which is:

'Development of the building is at a bulk and scale indicated in the local planning framework and is consistent with the existing or future desired built form of the locality'.

As discussed above, Edeline Street provides an eclectic mix of dwellings including single houses, grouped dwellings and multiple dwellings built over the last century. The recoding that occurred as part of the Phoenix Revitalisation Strategy to a medium density R40 code anticipated replacement of older-style single detached residences with medium density infill development which is close to established infrastructure, services and amenities. The proposed development of two levels is consistent with other dwellings in the vicinity and accords with Council's planning framework. The street includes many other examples of existing grouped dwellings and some multiple dwellings. Given the relatively large lot sizes in the street there have been recent approvals for other multiple dwelling developments in the street of a similar bulk and scale to what is being proposed on this site. As such, the proposed plot ratio is considered to meet the design principle in relation to Building Size.

It should be noted that as a result of the SAT proceedings, the applicants have incorporated the retention of the tower element of the existing heritage dwelling into their design. This obviously creates a minor reduction to the overall development potential of the site and may suggest why the building size may not meet the deemed-to-comply criteria.

Landscaping

The relevant landscape provision regarding hard surfaces in the street setback area is required to be assessed against the relevant design principle which is:

'The space around the building is designed to allow for planting. Landscaping of the site is to be undertaken with appropriate planting, paving and other landscaping that:

- meets the needs of the residents;*
- enhances security and safety for residents; and*
- contributes to the streetscape.'*

The design incorporates a balance between landscaping, a 6m wide vehicular access way, meter reading area, the entrance way of unit 3 and two (2) visitor parking bays. The following design aspects are proposed to mitigate the amount of hard surface in the setback:

- increasing the landscaped strip between the edge of the visitors parking bay and the boundary; and
- using concrete grass planting tiles under the two car parking bays.

The amount of hard surface area in the street setback area is not considered significant when considering the overall landscaping plan proposed for the site. There is sufficient planted landscaped areas provided within the street setback area and verge, the landscaping proposed is deemed to comply with the above design principle.

City of Cockburn Inventory (LGI)

The City of Cockburn Local Government Inventory (LGI) identifies places within the City that have cultural heritage significance. The compilation of an LGI is a requirement of Clause 45 of the *Heritage of Western Australia Act 1990*. The subject building is place no. 57 and has a 'C – Significant management category which states that the place:

'Contributes to the heritage of the locality. Conservation of the place is desirable.

Any alterations or extensions should be sympathetic to the heritage values of the place, and original fabric should be retained wherever feasible'.

The LGI states that the place is in 'good' condition and has 'high' authenticity and integrity. The LGI was updated and adopted in November 2012 and an annual review of the LGI commenced earlier this year and advertising concluded on 3 September 2013. It should be noted that on both occasions there was no submissions or recommendations to elevate the management category of the subject place.

Local Planning Policy APD64 'Heritage Conservation Design Guidelines'

The City's Local Planning Policy APD 64 applies to all places on the heritage list pursuant to TPS 3 and places on the LGI. Part 2 (Clause 2) of the policy states that the retention of a building is encouraged, however demolition may be supported, subject to the consideration of heritage significance together with other relevant planning issues. The policy also states that if demolition does occur then an archival record shall be prepared.

Issues

Heritage Significance

The heritage significance of the existing dwelling was discussed in depth in the 10 October 2013 Council report and this included comment from Heritage experts engaged by the applicant and the City. Both experts indicated that demolition can be contemplated based on the Category C attached to the building. Palassis Architects who were engaged by the City during SAT proceedings are of the opinion that retention of the tower element is better than complete demolition however that retention of just the tower is not an ideal heritage outcome but may be an acceptable compromise given the site's R40 coding making it suitable for medium density development.

The applicant does not propose to alter the structure of the existing tower except for removal of foreign additions including the wall that fills the arch on the north side. The tower element is proposed to be used as a sunroom without a roof and free from wall and door additions with information and pictures on the wall of the tower about the history of the area, the heritage house and the reason for retaining this portion of the building. The information frames will be weather proofed and the visitors and residents that will be able to access the tower can sit on the benches that will be added inside the small space of the old tower.

It was suggested to the applicant by the City that the tower element becomes a more usable part of the development including a roof and secure door which could then have some function such as a bicycle store. However the applicants are opposed to any addition of any kind to the structure because they believe this will ruin the character of the old tower as a landmark of the local community.

While the City's officers are generally supportive of using the tower for the purposes outlined above, the existing windows and red brick feature of the tower, which are strong elements, should remain along with provision of a roof. It is also suggested that the street elevation of

the dwellings should be more sensitive and relate better to the tower element. This could be through the use of colours, finishes or materials. For example, the front fence or perhaps a front feature wall could be constructed of red brick or limestone which would complement the tower element and provide a visual link between the new buildings and the heritage tower.

Should Council consider approval of the proposal, a condition can be imposed requiring revised plans to ensure the aspects mentioned above are implemented into the final design.

Community Consultation

In accordance with Council's Town Planning Scheme No. 3, Clause 9.4, the application was advertised directly to those nearby landowners who were also consulted on the original demolition application for the heritage dwelling on-site. During the consultation period, eight (8) submissions were received including seven (7) objections. In summary, the objections raised the following comments:

Objections

1. Proposal is totally against previous submission to retain the historic home and not have it demolished.
2. Car parking is a concern as limited car bays provided and extra cars will be forced to park out on the street or other properties verges.
3. Overcrowded development which does not retain the heritage listed home.
4. Heritage Dwelling is icon of Spearwood and site should be retained to be dedicated to the pioneers of the area.
5. Does not comply with plot ratio and as a result does not complement the current streetscape.
6. A grouped dwelling would be more in keeping in the area than a multiple dwelling development.

While the objections from the adjoining landowners are noted, the key issues for consideration from their comments are on the plot ratio variation and the comments on retaining the existing heritage dwelling. In regards to plot ratio, as noted earlier in the report, the proposal is of a reasonable height, bulk and scale in an infill area which is in transition from low to medium density development.

With regards to the objections regarding the demolition of the heritage dwelling, the main issues were discussed in detail in the 10 October Council meeting minutes. Through the SAT mediation process, it was discussed that Council may be prepared to give favourable consideration to a re-submission which incorporates a development

proposal as well as the demolition proposal, but where the development proposal incorporates the tower from the existing dwelling, as a reasonable gesture towards the interest of heritage protection.

Conclusion

The proposal for demolition of the existing heritage dwelling and the construction of a two-storey multiple dwelling development consisting of a nineteen (19) dwellings is considered to provide additional dwellings within close proximity to the Phoenix Shopping Centre Precinct. The proposal has been assessed on its merits and is supported for the following reasons:

1. Full retention of the heritage dwelling is problematic due to the dwelling being located 40m from the front boundary, Council's rezoning of the lot to R40 to accommodate medium density development, the heritage management category which does not offer a high level of protection under the City's TPS 3.
2. Retention of the tower element of the existing dwelling is visible from the street and will reinforce the heritage significance of the former dwelling.
3. The proposal complies with the requirements of the Residential Design Codes.
4. The proposal is consistent with the State Government's Directions 2031 document which promotes density nearby designated activity centres.
5. The proposal is considered to increase vibrancy and activity to the site.
6. The proposal will provide a housing type (apartments) which will add to a diversity of housing and residents in the area.
7. The proposal is considered to enhance surveillance of street.
8. No visual privacy issues are prevalent.
9. The bulk and scale of the building is consistent with other existing and recently approved developments along the street.
10. Traffic generated by the development is not considered excessive and shall be adequately accommodated within the existing road network and the car parking provided within the site which complies with the R-Codes requirements.

In light of the above, it is recommended that Council approve the application, subject to the conditions confirmed in the officer's recommendation.

Strategic Plan/Policy Implications

Growing City

- Development that is soundly balanced between new and existing areas.
- Diversity of housing to respond to changing needs and expectations.

Leading & Listening

- Effective and constructive dialogue with all City stakeholders.

Budget/Financial Implications

N/A.

Legal Implications

Town Planning Scheme No. 3
Planning and Development Act 2005
State Administrative Tribunal Regulations

Attachment(s)

1. Title page
2. Survey plan
3. Landscaping plan
4. Floor plans
5. Ground floor plans
6. Upper floor plans
7. Elevations
8. Inside elevations
9. Street elevation perspective
10. Verge parking plan
11. Location Plan
12. Schedule of Submissions

Advice to Proponent(s)/Submissioners

The Proponent(s) and those that submitted objections to the proposed development have been advised that this matter is to be considered at the 14 August 2014 Council Meeting.

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

Nil.

**14.8 (OCM 14/8/2014) - ADOPTION OF VARIATION TO LOCAL
STRUCTURE PLAN - LOTS 50 AND 802 MAYOR ROAD, MUNSTER
(D. DI RENZO) (110/102) (ATTACH)**

RECOMMENDATION

That Council

- (1) pursuant to Clause 6.2.14.1 of City of Cockburn Town Planning Scheme No. 3 ("Scheme"), adopts the variation to the Munster Phase 3 Structure Plan for Lots 50 and 802 Mayor Road, Munster, subject to:

1. Inclusion of the following clauses in Part 1 of the Structure Plan report under 'Subdivision / Development' regarding fire management:

Notifications of Title

In respect of applications for the subdivision of land the Council shall recommend to the Western Australian Planning Commission that a condition be imposed on the grant of subdivision approval for a notification to be placed on the Certificate(s) of Title(s) of all lots to advise of the following: -

All land or lots are deemed to be affected by a Bush Fire Hazard as identified in the Bushfire Management, and building setbacks and construction standards are required to achieve appropriate Bushfire Attack Level ratings in accordance with Australian Standards (AS3959-2009): Construction of buildings in bushfire prone areas

Detailed Area Plans

Detailed Area Plans (DAP's) are required to be prepared and implemented pursuant to Clause 6.2.15 of the City of Cockburn Town Planning Scheme No. 3 for lots comprising one or more of the following site attributes:

1. Lots with rear-loaded vehicle access.
2. Lots deemed to be affected by a recognised Bush Fire Hazard as identified in the accompanying Bushfire Management Plan, which is all lots within the Structure Plan area;

Other provisions / standards / requirements

Designated Bushfire Prone Areas - Construction Standards

This Structure Plan is supported by a Bushfire Management Plan (BMP). Any land falling within 100 metres of a bushfire hazard identified in the BMP is designated as a Bushfire Prone Area for the purpose of the Building Code of Australia.

1. The legend of the Local Structure Plan being modified to reflect the R30 coding (not R20/30).
- (2) in pursuance of Clause 6.2.14.2 of the Scheme, send the variation to the Structure Plan once modified to the Western Australian Planning Commission for their information; and
- (3) advise the proponent of the Council's decision.

COUNCIL DECISION**Background**

The purpose of this report is for Council to consider adopting a variation to the Munster Phase 3 Local Structure Plan for Lots 50 and 802 Mayor Road, Munster ("subject land").

The subject land is zoned "Urban" under the Metropolitan Region Scheme ("MRS") and "Development Zone" within "Development Area No. 5" ("DA 5") and within Development Contribution Areas No. 6 and No. 13 under the City of Cockburn Town Planning Scheme No. 3 ("Scheme").

The subject land is 2.84ha, and is located to the south of Mayor Road in Munster. The land is vacant and undeveloped, with little vegetation. It is located immediately to the north of Bush Forever Site 429, which encompasses and surrounds a Resource Enhancement Wetland.

The Structure Plan variation seeks to modify the residential coding from predominately R20 (with a portion of R40) under the Munster

Phase 3 Local Structure Plan to an R30 density code with an extended area of R40 (see Attachment 2).

The variation to the Structure Plan has been advertised for public comment and also referred to authorities for comment. The purpose of this report is to consider the variation to the Local Structure Plan for the subject land for final adoption in light of the advertising process having taken place.

Submission

The proposed variation to the Local Structure Plan has been lodged by the landowners of the subject land.

Report

The currently endorsed Munster Phase 3 Local Structure Plan includes the subject land as predominately 'Residential R20', with an 'R40' grouped housing site. There is an area of proposed Public Open Space ("POS") in the south-eastern corner of Lot 50 Mayor Road adjacent to an existing parcel of POS (Reserve 50736) that functions as a wetland buffer to the Resource Enhancement Wetland located to the south, which is also a Bush Forever site (No. 429).

The proposed road network includes an extension of existing Preston Drive running east west to the north of the wetland buffer, with two short culs-de-sac running north south off Preston Drive.

The revised Structure Plan maintains this proposed road network (with a slight change to the alignment of the eastern road), and proposes modification to the residential density from predominately R20 to an R30 density code with an extended area of R40 on the eastern side (see Attachment 2). There is no proposed change to the location or size of the POS.

The variation to the Structure Plan will facilitate approximately 57 lots on the subject land, in comparison to the 42 lots that would be potentially facilitated under the current Structure Plan. It is considered that this increase can be accommodated without any unacceptable impacts on the road network in this area.

The Munster Phase 3 Local Structure Plan is predominately coded R20, with a large number of these lots having already been created, mostly around 500m². Traditional single residential housing blocks are currently well provided within Munster and the wider Cockburn local government area.

The proposed modification to the Structure Plan for the subject site from a residential coding of predominately R20 to R30 and R40 is intended to provide medium density housing to cater for the growing number of smaller households in the City of Cockburn. It will contribute to dwelling diversity, given that this area is predominately coded R20.

A Bushfire Management Plan was submitted in support of the Structure Plan, and this demonstrates that adequate separation can be achieved between future dwellings and the vegetated Reserve. However given that future lots are within 100m of a bushfire hazard dwellings will need to be built to Australian Standard (AS3956): Construction of buildings in bushfire prone areas. Accordingly, it is recommended that the Structure Plan report be amended to reflect this requirement which should be stated in the 'Subdivision /Development' Section of Part 1 of the Structure Plan report. There is also a requirement for notifications to be put on titles advising of this issue, in addition to the requirement for a Detailed Area Plan(s).

Given that the variation does not alter the general road layout of the endorsed Structure Plan or POS it is considered to constitute a variation to the Structure Plan pursuant to clause 6.2.14.2 that does not require the endorsement of the Western Australian Planning Commission ("WAPC"). It is therefore proposed that if Council adopt the variation to the Structure Plan for final approval a copy will be sent to the WAPC for their information pursuant to clause 6.2.14.2 of the Scheme.

Community Consultation

The proposed variation to the Structure Plan was advertised in the Cockburn Gazette for public comment for 21 days from 27 May until 17 June 2014 in accordance with the requirements of the Scheme. It was referred to nearby and affected landowners and also to relevant government authorities. No submissions were received from adjoining landowners or servicing/government authorities.

Minor Modification

The legend of the local structure plan annotates the R30 coding as "R20/R30", and it is recommended that this be modified to state "R30" to avoid ambiguity.

Conclusion

It is recommended that Council in pursuance to Clause 6.2.9 of the Scheme adopt for final approval the proposed modification to the Munster Phase 3 Local Structure Plan, subject to the modifications as discussed in this report and shown at Attachment 2.

Strategic Plan/Policy Implications

Growing City

- Diversity of housing to respond to changing needs and expectations.
- Investment in industrial and commercial areas, provide employment, careers and increase economic capacity in the City.

Environment & Sustainability

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

Budget/Financial Implications

The required fee was calculated on receipt of the proposed Structure Plan and has been paid by the proponent.

Legal Implications

N/A

Community Consultation

The proposed modification to the Local Structure Plan for Lots 50 and 802 Mayor Road, Munster was advertised for public comment for 21 days from 27 May until 17 June 2014 in accordance with the requirements of the Scheme.

Attachment(s)

1. Current endorsed Munster Phase 3 Local Structure Plan.
2. Proposed variation to Lots 50 and 802 Coogee Road.

Advice to Proponent(s)/Submissioners

The Proponent(s) have been advised that this matter is to be considered at the 14 August 2014 Council Meeting.

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

Nil.

14.9 (OCM 14/8/2014) - VARIATION OF POLICY SPD7 TO ALLOW BULK EARTHWORKS ON LOTS 1, 53 & 55 NORTH LAKE ROAD, LOT 54 POLETTI ROAD AND LOTS 804 & 9504 BEELIAR DRIVE, COCKBURN CENTRAL (6006139) N JONES (ATTACH)

RECOMMENDATION

That Council approves an exemption to Policy SPD7 "Prevention of Sand Drift from Subdivisions and Development Sites" to allow bulk earthworks during the moratorium period on Lots 1, 53 and 55 North Lake Road, Lot 54 Poletti Road and Lots 804 and 9504 Beeliar Drive, Cockburn Central subject to compliance with a Dust Management Plan to be submitted and approved by the City's Manager Health Services.

COUNCIL DECISION

Background

In response to significant dust problems from development sites, the City adopted a Policy SPD7 "Prevention of Sand Drift from Subdivisions and Development Sites" on 21 October 2003, prohibiting bulk earthworks during the commonly warm, dry and/or windy period from 1 October to 31 March in line with guidance from the Department of Environment. The moratorium is especially necessary in Cockburn due to the presence of fine black sands and high levels of land clearing, and it continues to provide an effective method of reducing dust nuisance in the City. The policy does allow bulk earthworks to occur during the moratorium period but only with prior approval of Council.

Submission

Engineers representing Landcorp have requested Council approval to carry out bulk earthworks from September until December 2014 to meet their development deadlines, based upon a commitment to implement the highest standard of dust control measures.

Report

This land is the site of the proposed Cockburn Central West Regional Physical Activity and Education Centre (RPAEC). Engineers representing Landcorp have advised that they are prepared to implement the highest standard dust control measures in order to meet their development deadlines. The site is surrounded by busy roads and the nearest residence to the works area is at least 100m distant. The proposed bulk earthworks and the details of the project are described by the engineers as follows:-

The site is approximately 35 hectares in size and consists of Lots 1, 53 and 55 North Lake Road, Lot 54 Poletti Road and Lots 804 and 9504 Beeliar Drive, Cockburn.

We have been commissioned by LandCorp to design and oversee the Construction of this forward works package. The earthworks package will facilitate the construction of both the RPAEC site, which includes an oval and a structured recreation facility and aquatic centre, as well as the urban development infrastructure such as roads and services which are adjacent to and service this site. The earthworks operation is largely a cut to fill operation for the RPAEC site as well as the future proposed public playing fields, in order to achieve an oval level as set out by the architects of the RPAEC site, Sandover Pinder, which has subsequently been approved by the City of Cockburn (CoC).

The agreement between our client; LandCorp, and CoC is that this RPAEC site will be created as soon as possible, in order to facilitate the CoC construction programme for the RPAEC structure, which is set to commence January 2015.

As such, we are currently preparing to appoint a Contractor to proceed with construction works, with the following planned start / end dates and milestones:

- 1. Date of appointment – approximately 1st September 2014 subject to approvals and suitable tender offers)*
- 2. Projected Start date on site – 15th September 2014*
- 3. Target date for completion of RPEAC site earthworks and retaining walls (separable portion 1) – 31st October 2014 (9 weeks after appointment of Contractor)*
- 4. Target date for completion of balance of earthworks (separable portion 2) – end December 2014 with a possible remobilisation onto site in January 2015 to complete any final earthmoving operations or restabilising of stockpiles, etc*

Please note that all dates above are subject to changes. The intent is to expedite the works as quickly as possible, however unknown factors may lead to some minor slippages in these target dates.

Due to the major cut/fill operations required, and the target hand-over date for the RPAEC site, these works will fall within the dust moratorium period. As such it has been deemed necessary to request this approval to carry out these works subject to conditions or requirements that might be set out by the CoC to ensure that dust nuisance does not occur during the construction phase.

We have already requested that the Tenderers commit to undertake the works with all measures deemed necessary by the CoC. The tender documents clearly state a 'zero dust' policy as endorsed by LandCorp, and will also require the Contractor to provide an application to CoC, with a Dust Management Plan to carry out the bulk earthworks. It will include the following:-

- 1. A Site Description (of the existing site and the proposed development)*
- 2. A report and map demonstrating:*
 - a. • property boundary, contours, compass points, existing landforms, prevailing wind directions and adjacent features*
 - b. • all areas and vegetation to be retained or left undisturbed*
 - c. • all areas and vegetation that will be disturbed*
 - d. • location of the proposed development*
 - e. • location of physical barriers especially wind fencing*
 - f. • location of stockpiles and storage areas*
 - g. • traffic routes and stabilised site access/exit point/s*
- 3. Detailed Dust Control Measures which will outline:*
 - a. how dust will be managed on-site*
 - b. water availability*
 - c. source of water*
 - d. number of tankers*
 - e. emergency stabilisation agents*
 - f. dust monitors, etc.*

Further to the above, the following conditions have been included in the Tenderers' contract documents, which the Contractor will need to comply with:

- 1. The occupier shall ensure that advisory notices are distributed to all adjoining land occupiers. The notices shall contain the name and contact details (including the Site Manager's mobile number) of the person responsible for the works on the approved site and to whom any dust complaints are to be addressed. These details shall also be displayed on the works notice at the site entrance.*

2. *All parties will meet on-site prior to start-up to ensure that all dust management requirements are in place.*
3. *Adequate water supply is available on-site at all times to provide a maximum 10 minute refill to water tankers.*
4. *Material which has been stockpiled as a result of trenching, excavation work or any other activity shall be stabilised if the stockpile is to be left exposed for longer than 48 hours.*
5. *The occupier shall satisfy the Manager, Environmental Health that adequate procedures will be employed to minimise escape of dust and sand via vehicle transport from “the Land” onto surrounding access roads, and shall ensure that any accumulated material is removed on a regular basis, or at a minimum of once per week.*
6. *Any activity that generates, or is likely to generate, dust or sand drift from “the Land”, shall cease where the wind is in excess of 25 knots, and the site sufficiently stabilised until such time as the wind conditions are appropriate to resume works. Where the wind is forecast by the WA Bureau of Meteorology to be in excess of 25 knots on any day, including non-working days, the site supervisor shall stabilize the site in anticipation of those conditions.*
7. *Should dust visibly cross the site boundary at any time, operations must be modified and dust suppression measures increased immediately. Should dust continue to be generated, all operations must cease immediately and the site sufficiently stabilized or water carts operated until management controls are effective for works to continue.*

We also recognise that other conditions may arise from this application, and should this be the case, these conditions will be issued to the Contractor as an addendum to the contract documentation, and we will work with the Contractor and the City to ensure that these conditions are adhered to.

Council Officers have carried out a screening assessment of the site to confirm that dust can be controlled and that the site is unlikely to be the source of nuisance complaints because the site is remote from residents and/or sensitive land uses. Officers have concluded that dust and sand from the proposed bulk earthworks can be effectively controlled during the moratorium period subject to a series of strict conditions contained in a Dust Management Notice under clause 5.11 of the Local Government Act Local Law served by the Manager of Health Services. Non-compliance with the notice would result in significant penalties.

Strategic Plan/Policy Implications

Growing City

- Development that is soundly balanced between new and existing areas.

Infrastructure

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

Environment & Sustainability

- Identification and minimisation of impacts to human health risk.

Budget/Financial Implications

N/A

Legal Implications

N/A

Community Consultation

Nil to date, however advisory notices will be distributed to all adjoining land owners/occupiers as per item 1 above.

Attachment(s)

Site plan

Advice to Proponent(s)/Submissioners

N/A

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

Nil.

15. FINANCE AND CORPORATE SERVICES DIVISION ISSUES

15.1 (OCM 14/8/2014) - LIST OF CREDITORS PAID - JUNE 2014 (076/001) (N MAURICIO) (ATTACH)

RECOMMENDATION

That Council adopt the List of Creditors Paid for June 2014, as shown in the attachments 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 June 2014 is attached to the Agenda for consideration. The list contains details of payments made by the City in relation to goods and services received by the City.

Strategic Plan/Policy Implications

Leading & Listening

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

Budget/Financial Implications

N/A

Legal Implications

N/A

Community Consultation

N/A

Attachment(s)

List of Creditors Paid – June 2014.

Advice to Proponent(s)/Submissioners

N/A

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

Nil.

15.2 (OCM 14/8/2014) - STATEMENT OF FINANCIAL ACTIVITY AND ASSOCIATED REPORTS - JUNE 2014 (071/001) (N MAURICIO) (ATTACH)**RECOMMENDATION**

That Council :

- (1) adopt the interim Statement of Financial Activity and associated reports for June 2014, as attached to the Agenda;
- (2) amend the materiality threshold from \$100,000 to \$200,000 for 2014/15 financial year in accordance with Local Government (Financial Management) Regulations 1996 as amended – Regulation 34 (5);
- (3) amend the 2013/14 Municipal Budget by:
 1. Increase LG Reform OP 9710 from \$288,000 to \$428,000 (+exp \$140,000)
 2. Reduce Community Consultation OP 9761 from \$40,000 to \$0 (-exp \$40,000)
 3. Increase LG Reform OP 9710 Grant income from \$0 to \$50,000 (+inc \$50,000)
 4. Reduce EA Provision OP 8245 from \$98,000 to \$48,000 (-exp \$50,000)

5. Add new OP project for \$11,000 to fund the design of a standby generator (+exp \$11,000)
6. Reduce Business Plan Exp OP 9714 from \$20,000 to \$9,000 (-exp \$11,000); and

(4) advertise the use of the following monies in the identified Reserve for another purpose as provided for in section 6.11 (2)(b) of the Local Government Act 1995:

1. Use of \$4.6m in the Land Development Reserve for the construction of the CCW Project
2. Use of \$5.4m in the Major Buildings Reserve for the construction of the CCW Project
3. Use of \$9.6m in the DCA 13 Reserve for the construction of the CCW Project
4. Use of \$8.3m in the Waste and Recycling Reserve for the construction of the CCW Project
5. Use of \$7.0m in the Community Infrastructure Reserve for the construction of the CCW Project
6. Use of \$2,518,882 in the Contaminated Sites Reserve for the Waste & Recycling Reserve

TO BE CARRIED BY AN ABSOLUTE MAJORITY OF COUNCIL

COUNCIL DECISION

Background

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

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. Council adopted a materiality threshold of \$100,000 five years ago. After due consideration, it is thought appropriate to review the threshold level given the growth of the council over the last five years. The new recommended level is \$200,000. The accounting standard does refer to a guide of 5% to 10% as the base for establishing a threshold level. This would mean for the City a figure from \$50 to \$2.2m (the size of relative budgets at 5%). It is open for Council to adopt a flat figure which is the recommendation of the this report. Monthly budget reviews as instigated during 2013/14 and the mid-year budget review will report all variances. This threshold only applies to the monthly reporting contained in the detailed attachments provided in this report.

Submission

N/A

Report

Due to ongoing end of financial year (EOFY) processing, the June financial statement being presented to Council is an interim one and subject to final audit. Whilst the current closing budget position is showing a surplus of \$14.1M, this includes the municipal funded

portion for carried forward projects (currently estimated at \$8.7M) and will be further impacted by EOFY processing.

The final budget position for 2013/14 is expected to be reported to the October Council meeting, along with the associated list of carried forward projects and a final June statement of financial activity.

Closing Funds

The City's closing funds of \$14.1M are \$13.3M higher than the budget forecast. This comprises net favourable cash flow variances across the operating and capital programs as detailed later in this report.

The revised budget shows end of year closing funds of \$0.80M. This has predominantly resulted from several upwards adjustments to revenue throughout the year and a \$0.16M balancing item in the mid-year review.

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

Operating Revenue

Consolidated operating revenue of \$119.39M is ahead of the full year budget forecast by \$1.22M. Several significant variances fall within this amount:

- Revenue from property rates is \$0.60M higher than the budget target.
- Underground power charges collected are \$0.13M ahead of budget.
- Interest on investments exceed budget by \$0.80M.
- Grants and subsidies for the Human Services business unit are \$0.30M higher than budget.
- Received unbudgeted liveable cities grant for CCW of \$0.19M unbudgeted (\$87k unspent at year end).
- Fees & charges across the Human Services business unit are 0.17M behind budget, mainly due to the out of school care and family day care programs.
- Workers compensation reimbursements are \$0.15M greater than the budget setting.
- Development application fees are up by \$0.27M against budget, however building permits revenue is short \$0.14M.

- Revenue from HWRP waste disposal operations is down \$1.75M against the budget due to continuing low tonnages through the gate.
- Income for the SLLC is down \$0.18M compared to budget with lower membership fees a prime contributor to this result.
- Revenue from dog registration fees is \$0.17M greater than the full year budget due to the impact of changes made to the Dog Act.

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

Operating Expenditure

Operating expenditure (including asset depreciation) of \$108.31M was under the YTD budget by \$2.2M and comprised the following significant items:

- Material and Contracts (\$1.04M under budget)
- Other Expenses (\$0.82M under budget)
- Salaries & Direct On Costs (\$0.38M over budget)
- Indirect Employee On Costs (\$0.26M under budget)
- Utilities (\$0.22M under budget)
- Depreciation (\$0.32M under budget)

A more detailed explanation of the variances within each business unit is included in the attached financial report.

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

Nature or Type Classification	Actual \$M	Amended Budget \$M	Variance to Budget \$M
Employee Costs - Direct	40.95	40.56	(0.38)
Employee Costs - Indirect	0.69	0.96	0.26
Materials and Contracts	34.87	35.91	1.04
Utilities	4.18	4.40	0.22
Interest Expenses	0.18	0.17	(0.01)
Insurances	2.25	2.24	(0.01)
Other Expenses	6.34	7.17	0.82
Depreciation (non-cash)	21.88	22.21	0.32

Capital Expenditure

The City's actual capital spend to the end of June was \$43.31M, representing an underspend of \$25.78M against the full year budget of \$69.08M.

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

Asset Class	YTD Actuals \$M	YTD Budget \$M	YTD Variance \$M	Annual Budget \$M	Commit Orders \$M
Roads Infrastructure	6.84	15.28	8.44	8.84	1.04
Drainage	0.82	1.29	0.47	1.01	0.02
Footpaths	1.46	2.10	0.64	1.31	0.17
Parks Hard Infrastructure	2.17	5.29	3.11	4.38	0.66
Parks Soft Infrastructure	1.08	1.20	0.12	0.76	0.15
Landfill Infrastructure	0.30	1.70	1.40	1.31	0.05
Freehold Land	0.59	2.13	1.54	0.40	0.01
Buildings	26.77	34.04	7.27	25.11	3.67
Furniture & Equipment	0.02	0.14	0.12	0.14	0.00
Computers	0.73	1.52	0.79	0.54	0.30
Plant & Machinery	2.51	4.39	1.88	3.90	1.37
Total	43.31	69.08	25.78	47.68	7.44

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

Capital Funding

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

Significant variances for June include:

- Transfers from financial reserves were \$13.80M behind budget.
- Road grants received were \$0.55M below the budget.
- Balance of GP Super Clinic grant funding for \$0.33M not yet received
- Developer contributions received under the Community Infrastructure plan are \$4.67M ahead of the YTD budget.
- Developer contributions for roads infrastructure was collectively \$0.75M ahead of the full year budget forecast across all DCP areas.

- Unbudgeted POS cash in lieu contribution received of \$0.69M (restricted funds).
- Proceeds from the sale of plant were \$0.35M behind YTD budget targets, mainly due to outstanding trades on waste and other trucks.
- Proceeds from the sale of various land holdings are collectively \$4.0M below full year budget. These include the Quarimor Road industrial land development, lot 40 Cervantes Loop, lot 23 Russell Road and the development of lot 702 Bellier Pl & lot 65 Erpingham Rd.

Cash & Investments

Council's cash and financial investments holding at June month end totalled \$109.2M down from \$117.0M the previous month.

\$85.4M represents the balance held in the cash backed reserves, up from \$64.2M the previous month due to EOFY reserve transfers. Another \$2.8M represents funds held for other restricted purposes such as deposit and bond liabilities. The remaining \$21.0M represents the cash and financial investment component of the City's working capital, available to fund current operations, liabilities and commitments.

The City's investment portfolio made a weighted annualised return of 3.97% in June, unchanged from the previous month. Whilst this compares favourably against the BBSW 6 month annualised rate of 2.66%, the return is trending downwards due to the low official cash rate of 2.50% impacting renegotiated terms on investment.

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

The RBA has reduced rates over the current round of quantitative easing by a total of 2.25%. However, the City's recent investment strategy of investing in terms nearer to the extent of statutory limits (12 months) has served to temper the negative impact on the City's total interest earnings.

Given we are now at the bottom of the current interest rate cutting cycle (consensus view of the market) the strategy is now to shorten the average duration for the investment portfolio. TD investments offering value over the shorter terms (3 to 6 months) are now preferred, subject to cash flow planning requirements. This will reduce risks associated with a potential increase in interest rates over the medium term. The City's investment portfolio currently has an average duration of 91 days.

Budget Revisions

Self-funding budget revisions have been made to several operational projects, resulting in increased funding of \$140k for LG reform activities undertaken during 2013/14. Legal Fees associated with LG Reform were increased by \$40k, whilst the State Government Grant for LG Reform of \$50k was matched by a City allocation of equal amount. The resultant \$100k was allocated to undertake a range of reports for the Local Implementation Committee on Finance, Human Resource and Information Technology issues. These reports have now been completed and will be presented to the next LIC meeting. \$11k has also been found to fund initial design work for a standby generator for the administration centre, due to the high frequency of power outages experienced recently.

Reserves

The adoption of the 2014/15 Municipal Budget provided for the establishment of the Reserve Fund to undertake the construction of the Regional Aquatic and Community Recreation Facility at Cockburn Central West, (CCW Project).

Now that the Reserve has been established funds need to be allocated to the reserve to ensure sufficient funds present to provide assurance to prospective Tenderers. In addition to the \$40m required from the Municipal Fund (Reserves), the Council has authorised the raising of loans directly and indirectly to fund the project.

As funds have been disbursed across a number of current reserves, the City will have to advertise the re-allocation of reserves to the new reserve as required by section 6.11 (2) of the Local Government Act.

6.11. *Reserve accounts*

- (1) *Subject to subsection (5), where a local government wishes to set aside money for use for a purpose in a future financial year, it is to establish and maintain a reserve account for each such purpose.*
- (2) *Subject to subsection (3), before a local government —*

- (a) *changes* the purpose of a reserve account; or*
- (b) *uses* the money in a reserve account for another purpose,*
- it must give one month's local public notice of the proposed change of purpose or proposed use.*

The following funds will be used for another purpose:

From Reserve	To Reserve	Amount
Land Development Reserve	CCW Reserve	\$4,600,000
Major Buildings Reserve	CCW Reserve	\$5,400,000
DCA 13 Reserve	CCW Reserve	\$9,600,000
Waste & Recycling Reserve	CCW Reserve	\$8,300,000
Community Infrastructure Reserve	CCW Reserve	\$7,000,000
		\$0
Contaminated Sites Reserve	Waste & Recycling Reserve	\$2,518,882

The first five, identified above will be used to build the CCW Project with the sixth reserve being transferred back to the origination of the funds, being the Waste and Recycling Reserve

As such the CCW funds will be as follows:

CCW Reserve	\$34.90m
Loan funds	\$25.00m
Municipal Fund 2014/15	\$ 2.90m
Funds already spent	\$ 2.20m
Total COC funds	\$65.00m

Description of Graphs and Charts

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

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

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

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

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

Strategic Plan/Policy Implications

Leading & Listening

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

Budget/Financial Implications

Budget amendment included in the recommendation has no net impact on the City's closing Municipal budget position.

Legal Implications

N/A

Community Consultation

N/A

Attachment(s)

Statement of Financial Activity and associated reports – June 2014.

Advice to Proponent(s)/Submissioners

N/A

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

Nil.

16. ENGINEERING AND WORKS DIVISION ISSUES

17. COMMUNITY SERVICES DIVISION ISSUES

17.1 (OCM 14/8/2014) - CITY OF COCKBURN DRAFT BUSHFIRE RISK MANAGEMENT PLAN 2014-2019 (027/007; 028/027) (R AVARD) (ATTACH)

RECOMMENDATION

That Council seek public comment as part of the public consultation process on the Draft Bushfire Risk Management Plan 2014-2019, as shown in the attachment to the Agenda.

COUNCIL DECISION

Background

Under the State Emergency Management Plan for bushfire (*Westplan - Fire*), Local Government have responsibility for the prevention, preparedness and response to bushfire, within their district.

As part the prevention and mitigation component of *section 2.1.1 Westplan – Fire*, it is a requirement on Local Government to facilitate the commencement of a Bushfire Risk Management Plan (BRMP) (attachment 1) using the AS/NZS ISO 3100:2009 risk management framework outlined by SEMP 2.9 – Management of Risk.

Submission

N/A

Report

As part of the City's obligations under the *Emergency Management Act 2005* and *Westplan – Fire* it is a requirement for the City to have a comprehensive risk management plan in place covering all land tenures including unmanaged reserves (UMR) and unallocated crown land (UCL).

Under *Westplan – Fire* it is a requirement to use the templates and methodology supplied by the Department of Fire and Emergency Services – Office of Bushfire Risk Management.

Risk assessments were carried out on number of different land tenures to determine the risk of bushfire, consequence and likelihood for individual assets. All assets identified during this process were categorised into four groups:

- Human Assets (property and homes);
- Economic Assets (rail lines, gas pipelines etc);
- Environmental Assets (Council managed reserves and DPaW regional parks); and
- Cultural assets (registered aboriginal sites and assets from the Local Government Inventory as adopted by Council on 14 July 2011).

During the consultation phase of the draft BRMP the City's officers sought extensive collaboration from the following agencies;

- Department of Fire and Emergency Services (DFES);
- Office of Bushfire Risk Management (OBRM);
- Department of Parks and Wildlife (DPaW);
- Department of Lands;
- WA Planning Commission;
- LandCorp;
- Main Roads WA;
- Jandakot Airport Holdings;
- Western Power; and
- Department of Education.

Mitigation strategies assigned within the *Treatment Schedule* of the draft BRMP are currently restricted to a recommendation on all crown land due to the limitations of *Section 33* of the *Bush Fires Act 1954 (as amended)*.

It is anticipated that the new Emergency Services Act will require Government Agencies to proactively reduce fire risk on land manage by them. The City of Cockburn BRMP will in the first instance be a voluntary guide on what the City sees as required to reduce fire risk on crown and other government land.

Should the BFMP be adopted there are some mitigation strategies that may be difficult to achieve such as hazard reduction burns. The experience from DPAW for example has been that it is difficult to get suitable experienced personnel to carry out the work when the weather conditions are suitable.

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.

Leading & Listening

- Effective and constructive dialogue with all City stakeholders.
- 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

Endorsement of a BRMP by Council will require additional bushfire mitigation works be carried out on lands managed by the City. The cost of these works will be identified on the completion of the Community Consultation period for consideration by Council.

Legal Implications

Bush Fires Act 1954 (as amended)
Emergency Management Act 2005

Community Consultation

Community engagement was conducted during the consultation phase of the draft BRMP. This engagement was carried out through two workshops to gain the residents views, on a range of topics relating to bushfire risk and gauging the residents level of acceptance of risk associated with mitigation strategies. The workshops were extensively promoted within the community to ensure a diverse group of residents attended.

Residents that attended the workshops showed a strong desire to have a BRMP incorporated into the City's management of reserves and other land owned by the State. Salient findings of the community engagement workshops were added as appendix 6 within the draft BRMP.

The draft BRMP adopted by Council will be advertised for public comment in the Local newspaper, website and social media for comment.

Those groups who participated in the initial consultation process will be advised that the draft is available for review and public comment.

Attachment(s)

Draft Bushfire Risk Management Plan (BRMP)

Advice to Proponent(s)/Submissioners

The Proponent(s) have been advised that this matter is to be considered at the 14 August 2014 Council Meeting.

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

24 (OCM 14/8/2014) - RESOLUTION OF COMPLIANCE (SECTION 3.18(3), LOCAL GOVERNMENT ACT 1995)

RECOMMENDATION

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

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

COUNCIL DECISION

25. CLOSURE OF MEETING

CITY OF COCKBURN

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

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CITY OF COCKBURN

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

PRESENT:

Mr L. Howlett	-	Mayor
Mrs C. Reeve-Fowkes	-	Deputy Mayor
Mr S. Portelli	-	Councillor
Mr S. Pratt	-	Councillor
Mr L. Wetton	-	Councillor
Mr Y. Mubarakai	-	Councillor
Mr P. Eva	-	Councillor

IN ATTENDANCE:

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

1. DECLARATION OF MEETING

The Presiding Member declared the meeting open at 6:02pm.

2. APPOINTMENT OF PRESIDING MEMBER (If required)

Nil

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

Nil

4. APOLOGIES & LEAVE OF ABSENCE

Nil



5. CONFIRMATION OF MINUTES

5.1 (MINUTE NO 75) (GAD 15/7/2014) - MINUTES OF THE GRANTS AND DONATIONS COMMITTEE MEETING - 15/4/2014 (ATTACH)

RECOMMENDATION

That the minutes of the Grants and Donations Committee meeting held on 15 April 2014 be adopted as a true and accurate record.

COMMITTEE DECISION

MOVED Mayor L Howlett SECONDED Cllr Y Mubarakai that Council adopt the Minutes of the Grants and Donations Committee Meeting held 15 April 2014 as a true and accurate record.

CARRIED 7/0

6. DEPUTATIONS & PETITIONS

Nil

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

Nil

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

Nil

9. COUNCIL MATTERS

9.1 (MINUTE NO 76) (GAD 15/7/2014) - COCKBURN WETLANDS EDUCATION CENTRE AND NATIVE ARC FUNDING SUBMISSIONS AND WETLAND PRECINCT KEY PERFORMANCE INDICATORS (064/027) (C BEATON) (ATTACH)



RECOMMENDATION

That Council:

- (1) approve the contribution sponsorship request from both the Cockburn Wetlands Education Centre and Native ARC for funding towards the annual administration costs for each organisation (Cockburn Wetlands Education Centre \$86,708 and Native ARC \$86,708) for a period of four years indexed annually according to Perth consumer price index, and coinciding with the terms of their leases and also being subject to:
 1. The Cockburn Wetlands Precinct members providing an annual report detailing their progress in meeting designated joint Key Performance Indicators as endorsed previously by Council.
 2. The Cockburn Wetlands Education Centre and Native ARC each providing a separate annual report which summarises the previous 12 months activities and their progress in meeting designated individual key performance indicators previously endorsed by Council.

COMMITTEE RECOMMENDATION

MOVED Deputy Mayor C Reeve-Fowkes SECONDED Mayor L Howlett that the recommendation be adopted.

CARRIED 7/0

COUNCIL DECISION**Background**

In July 2013 the Wetlands Precinct (being Cockburn Wetlands Education Centre (CWEC) and Native ARC) submitted an application to the Grants and Donations Committee for funding towards the annual administration costs of the CWEC and Native ARC to the value of



\$83,918.50 for each organisation. The funding was approved by Council subject to a number of conditions, these being:

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

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

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

This condition was satisfied and the terms of the lease agreement were approved by Council at its meeting on 13 February 2014.

The KPI's were developed and the funding submission for 2013 was subsequently approved by Council on 8 May 2014.

Funding submissions towards annual administration costs for each of the organisations for the 2014/15 have recently been received. These submissions include joint and individual KPI reports and annual reports for each of the organisations. Each organisation is seeking individual funding of \$86,708.

The two organisations are concerned about their futures due to the local government amalgamations. Linking the funding to each group to the length of the existing leases will give surety to each organisation should this part of Cockburn be absorbed into another local government authority.

Incorporation and Future funding.

The Grants and Donations Committee at its meeting of 15 April 2014 acknowledge that although CWEC and Native ARC work closely



together on a number of initiatives, which help to facilitate the development of the site at Bibra Lake due to legal requirements associated with the incorporation of each entity (CWEK and NARC), that future funding submissions will need to be lodged individually.

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

Submission

Submission applications and reports are attached to the agenda.

Report

Funding submissions, annual reports and KPI reports have recently been submitted to the Grants and Donations Committee from CWEK and Native ARC. Each organisation is seeking individual funding of \$86,708 to allow each to continue to provide unique services to the City that protect and enhance the natural environment, care for sick and injured wildlife, while also providing education, training and volunteering opportunities for the community and large corporations.

With the lodgement of this year's funding submissions and annual reports, all of the conditions attached to last year's funding have been met.

- The lease for the Cockburn Wetlands Education Centre has been finalised and signed.
- Numerous invitations have been sent to the City of Cockburn Elected Members inviting them to join the Cockburn Wetlands Precinct Committee but the offer has not been taken up.
- City Officers have worked with the two organisations and 4 KPI's were developed for each organisation and 4 KPI's were also developed for joint programs conducted by the Wetland Precinct members.

Following is a list of the KPI's that were developed and a summary of the progress. The groups have included a more detailed report on these KPI's with their funding submissions and annual reports for consideration by the Grants and Donations Committee at their 2014/15 Budget Allocation meeting in July 2014.

All of the KPI's were achieved with the exception of the last Wetland Precinct KPI which is still a work in progress.



Cockburn Wetlands Education Centre

- (1) Financial Performance Indicator
Aim to achieve a 5% growth in income per annum, from sources other than the City of Cockburn Grants and Donations Program, averaged over the preceding 5 years.

Achieved: A 7.5% growth in income based on the preceding 5 year average (including two late deposits).

- (2) Education Performance Indicator
Aim to exceed the education program participation rate of the preceding 12 months.

Achieved: Participation rate exceeded previous year by 242 hours.

- (3) Landcare Performance Indicator
Plant a minimum of 5,000 seedlings per annum.

Achieved: 13,804 seedlings planted

- (4) Volunteering Performance Indicator
Aim to exceed the number of volunteer hours of the preceding 12 months.

Achieved: Volunteer hours exceeded previous year by 135 hours

Native ARC

- (1) Service Delivery Performance Indicator
Achieve industry standard for outcomes and maintain minimum standards of animal care based on Department of Parks and Wildlife requirements.

Achieved: Granted a 64% success rate from the Department of Parks and Wildlife. The highest of any wildlife centre in the Perth metro area.

- (2) Finance Performance Indicator
Aim to achieve a growth in income per annum of at least 10%, from sources other than the City of Cockburn Grants and Donations Program, over the preceding 12 months.

Achieved: A 35% growth in income over the preceding 12 months.



- (3) Investment and Development Performance Indicator
Aim to achieve a 10% growth in education/training programs income over the preceding 12 months.

Achieved: Income for education and training increased by 72% over the preceding 12 months.

- (4) Strong Corporate Partnerships Performance Indicator
At least one corporate involvement/partnership developed annually.

Achieved: 8 corporate involvement/partnerships held in 2013/14.

Wetland Precinct (Joint KPI's)

- (1) Financial Performance Indicator
Undertake at least one joint fundraising activity annually to raise funds for the Precinct.

Achieved: 5 joint grant funding applications lodged in 2013/14 as well as holding a joint quiz night.

- (2) Community Education Performance Indicator
Deliver a minimum of two programs annually:
- One community education program in partnership with the City of Cockburn.

Achieved: Delivered 5 joint community education programs.

- Attend and host an Information and Education display at a minimum of one Cockburn Community Event.

Achieved: Precinct members shared a tent display at the Harvest Hoo Haa festival.

- (3) Corporate Performance Indicator
Deliver a minimum of one corporate volunteering event annually.

Achieved: Jointly delivered the Bankwest/Volunteer WA Corporate Day with 90 Bankwest participants.

- (4) Communications/Marketing Performance Indicator
Develop an appropriate electronic delivery system to highlight the events offered within the Precinct. Deliver an events calendar updated at least quarterly highlighting events within the Precinct.



In progress: Further work required on individual organisation websites to ensure joint corporate events are adequately advertised.

The submissions and reports lodged by both CWEC and Native ARC indicate that they have met their KPI's and also continue to bring benefits to the City that are of a very high standard, are keenly sought after and appreciated by the community as well as large corporations.

Although exceeding the financial KPI's via alternative funding sources and sponsorship, the funding from Council is still necessary if each organisation is to maintain and expand the existing high and valued level of service.

Both the Cockburn Wetlands Education Centre and Native ARC are also concerned about their future given the uncertainty around the proposed local government amalgamations. Each organisation would like to remain within the City of Cockburn and has strongly supported the Unite Cockburn-Kwinana Campaign. Linking future funding allocations to the length of the lease for each organisation would give them surety and ensure that funding would be available up until June 2018 no matter what the outcome of the amalgamations. Each lease is due to expire on 14 June 2018.

Strategic Plan/Policy Implications

Growing City

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

Community & Lifestyle

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

Leading & Listening

- Effective and constructive dialogue with all City stakeholders.

Environment & Sustainability

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

Budget/Financial Implications

This report recommends that \$86,708 per annum, per organisation, for a period of four years, indexed annually according to Perth consumer price index, and coinciding with the terms of their leases, be recorded against the Grants and Donations Budget Project Accounts 9239 and 9310.



Legal Implications

N/A

Community Consultation

N/A

Attachment(s)

1. CWEC and Native ARC 2014 Funding Submissions with KPI Reports.

Advice to Proponent(s)/Submissioners

CWEC and Native ARC have been advised that their submissions will be considered at the 15 July 2014 Grants and Donations Committee Meeting and then the 14 August 2014 Council Meeting.

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

Nil

9.2 (MINUTE NO 77) (GAD 15/7/2014) - BURDIYA ABORIGINAL CORPORATION - RENTAL DONATION REQUEST (162/002) (G BOWMAN) (ATTACH)

RECOMMENDATION

That Council provide a \$3,000 donation to the Burdiya Aboriginal Corporation in the 2014/15 and the 2015/16 financial years.

COMMITTEE RECOMMENDATION

MOVED Mayor L Howlett SECONDED Cllr S Portelli that the recommendation be adopted.

CARRIED 7/0**COUNCIL DECISION**

Background

The Burdiya Aboriginal Corporation (BAC) has had a 16 year history of culturally appropriate provision of Aboriginal focussed youth and community services in Hamilton Hill.

Burdiya previously offered a range of activities from culturally appropriate camps/excursions, mentoring support, recreational activities, Elderships, training and employment assistance and work readiness options. All programs run at Burdiya were aimed at Aboriginal youth and families throughout Cockburn. Burdiya's vital programs are to re-engage young people into doing something positive with their lives while developing new friendships, increasing their knowledge on health and education with a mixture of cultural programs integrated into the programs.

Submission

Please see attached letter from Burdiya Aboriginal Corporation requesting a donation of \$6,000 per annum for two years.

Report

Over 12 months ago Burdiya lost operational grant funding and have since been applying for grants to meet the objectives in their strategic plan for service provision. They are in the process of negotiating a fee for service to deliver a Mentoring Service to long term unemployed Aboriginal job seekers. This initiative forms a part of the Generation One VTEC's in partnership with at Work Australia and Polytechnic West.

In accordance with the terms of their lease of 8 Caffrey Place, Hamilton Hill, Burdiya are required to pay \$6,000 per annum in rent and all outgoing costs for the building. In order to continue to provide benefit to young people in the community prior to gaining new grant funding Burdiya have formed a partnership for shared use of the Burdiya facility on a room hire basis with a not-for-profit organisation called Life Without Barriers. This organisation has an office in Bibra Lake and provides care to Aboriginal Children requiring Out of Home care due to being unable to live with their family, and also provides services and group programs for people with a disability. They are currently hiring the Burdiya facility 3 sessions per week providing Burdiya with an income of \$3,000 per annum. The Street Doctor service also continues to use the premises for 1 day per week which brings the facility utilisation to four days per week.

Due to this room hire income from Life Without Barriers they will now only require a \$3,000 Council donation to assist with their rental costs



and other outgoing costs such as power and water for the facility. The Lease for Burdiya has been extended for a two year period so it is recommended that they receive a \$3,000 donation for the next two years to fall in line with their lease expiry.

Burdiya are the only Aboriginal Corporation currently operating in Cockburn and they have a number of goals for increased services and programs which will benefit the Aboriginal Community of Cockburn. It is therefore recommended that the Council continue to support Burdiya with a \$3,000 donation for the 14/15 financial year and the 15/16 financial year. This will be an internal transfer to pay for part of the rental costs at 8 Caffrey Place, Hamilton Hill.

Strategic Plan/Policy Implications

Community & Lifestyle

- Community environments that are socially cohesive and embrace diversity.
- The significance and richness of our local Indigenous people and diverse multicultural community will be recognised and celebrated.

Leading & Listening

- A responsive, accountable and sustainable organisation.

Budget/Financial Implications

A \$3,000 donation allocated in 2014/15 and a \$3,000 donation allocated in 15/16 financial years from the Grants and Donations budget. These funds would be transferred internally to the rent income account for 8 Caffrey Place, Hamilton Hill.

Legal Implications

Nil

Community Consultation

N/A

Attachment(s)

1. Request from Burdiya Aboriginal Corporation

Advice to Proponent(s)/Submissioners



Burdiya Aboriginal Corporation have been advised that the request will be considered by the Grants and Donations Committee on 15 July 2014 and then by Council on 14 August 2014.

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

Nil

9.3 (MINUTE NO 78) (GAD 15/7/2014) - LEN PACKHAM (BURDIYA) HALL SUBSIDY PROGRAM (162/003) (G BOWMAN)

RECOMMENDATION

That Council financially assist the Aboriginal community and help with access to a variety of facilities (including non-City of Cockburn accommodations) for culturally appropriate activities. It is recommended to increase the hall subsidy allocation to \$5,000 to enable a broad range of culturally appropriate activities.

COMMITTEE RECOMMENDATION

MOVED Mayor L Howlett SECONDED Cllr P Eva that the recommendation be adopted.

CARRIED 7/0

COUNCIL DECISION

Background

Action 15 in the 2013-2016 Reconciliation Action Plan states that: The City's halls and venues are made available where possible for culturally appropriate activities. This includes the current "Burdiya Hall" Policy for Wakes, but also consideration of other venues for activities on request.

Submission

N/A



Report

Currently the Len Packham Hall is regularly used by the Aboriginal Community for alcohol free funeral ceremonies, wakes and memorial ceremonies. The Burdiya Hall Subsidy allows Aboriginal families residing in Cockburn to access funds to assist with associated hall hire costs. This is due to an historical situation whereby the original Burdiya Hall located in Coolbellup, was demolished during renovation of that area, to make way for the new Len Packham Hall. Burdiya Hall had traditionally been used largely by the Aboriginal community for services, activities and wakes.

The Burdiya Hall subsidy of \$3,000 was adopted by Council on 12 August 2010, providing an alternative option for the Aboriginal and Torres Strait Islander community to have access to the Len Packham Hall as a venue for funeral wakes. Due to low uptake the subsidy allocation for 13/14 had been reduced to \$1,500.

Australian research suggests that cultural affiliation and engagement is very important and has positive effects on the wellbeing of participants. Participating in culturally appropriate activities may create bonds between participants, which represents the networks that strengthen communities. The social benefits, such as a sense of national identity or connectedness succeed from culture and this promotes well-being, empowerment, social cohesion, behaviour change and community development.

The Aboriginal Cultural Centre is not proposed to be developed until 2018/19, so this is proposed as an interim solution to enable culturally appropriate activities that are also eligible for the Burdiya Hall Subsidy.

Strategic Plan/Policy Implications

Infrastructure

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

Community & Lifestyle

- Community environments that are socially cohesive and embrace diversity.
- The significance and richness of our local Indigenous people and diverse multicultural community will be recognised and celebrated.

Budget/Financial Implications

An allocation of \$5,000 out of the 2014/15 Grants and Donations Budget Project Account (OP 9241) has been recommended.



Legal Implications

N/A

Community Consultation

N/A

Attachment(s)

N/A

Advice to Proponent(s)/Submissioners

N/A

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

Nil

9.4 (MINUTE NO 79) (GAD 15/7/2014) - GRANTS AND DONATIONS COMMITTEE RECOMMENDED ALLOCATIONS 2014/15 (162/003) (R AVARD) (ATTACH)

RECOMMENDATION

That Council:

- (1) Adopt the grants, donations, and sponsorship recommended allocations for 2014/15 as attached to the agenda.
- (2) Advertise the availability of the grants, donations and sponsorships in two instalments closing 30 September 2014 and 31 March 2015 respectively.

COMMITTEE RECOMMENDATION

MOVED Clr S Portelli SECONDED Clr Y Mubarakai that the recommendation be adopted subject to the amendment as shown in the attachment to the minutes.

CARRIED 7/0



COUNCIL DECISION

Reason for Decision

The Grants and Donations Committee recommended approving the Cockburn Community and Cultural Council request for a one-off \$1,200 donation to cover catering costs for the 40th anniversary celebrations on 10 June 2014.

Background

Council approved a budget for grants and donations for 2014/15 of \$1,049,591. The Grants and Donations Committee is empowered to recommend to Council how these funds are to be distributed.

Submission

The City received funding requests from:

- Native ARC (Agenda Item 9.1 and Attachment)
- Cockburn Wetlands Education Centre (Agenda Item 9.1 and Attachment)
- Burdiya Aboriginal Corporation (Agenda Item 9.2 and Attachment)
- Cockburn Community and Cultural Council (attached).

The Cockburn Community and Cultural Council request letter dated 5 June 2014 is for a one-off \$1,200 donation to cover catering costs for the 40th anniversary celebrations on 10 June 2014.

Report

Committed/Contractual Donations

As can be seen in the attachment, a number of donations are deemed to be committed by legal agreements, such as leases, or by Council Decision.

There are three new proposed commitments for the 2014/15 financial year:

- A donation to support the administration costs of Native ARC of \$86,708.
- A donation to support the administration costs of Cockburn Wetlands Education Centre of \$86,708.



- A donation of \$3,000 to cover Burdiya Aboriginal Corporation's rental costs at 8 Caffrey Place, Hamilton Hill. The allocated funds will be paid as an internal transfer and no funds will be directly paid to Burdiya Aboriginal Corporation.

The proposed allocation to Pineview Preschool Maintenance has increased from \$933 to \$7,513, and is back in line with previous years funding. They were paid twice their allocation in 2012-13, so in 2013-14 they were just paid the difference between overpayment in 2012-13 and what they were owed for 2013-14, which was \$933.

It is recommended not to support the Cockburn Community and Cultural Council request for a one-off \$1,200 donation to cover catering costs for the 40th anniversary celebrations on 10 June 2014. They have received regular annual donations of \$9,000 for operating costs, and as a general rule for similar projects the City does not provide funding retrospectively or for catering costs.

The total for committed/contractual donations will be \$459,591.

Grants

As can be seen in the attached spread sheet, there are a number of grants for which there are established criteria and processes in place.

The 2014/15 budget includes small increases in the following allocations based on the previous year's expenditure and predicted expenditure for 2014/15:

- Landowner Biodiversity Conservation Program (increased at the last Grants and Donations Committee Meeting by \$10,000 to cater for Banjup residents impacted by fires)
- Junior Travel Assistance (Sports) Program
- Len Packham (Burdiya) Hall Subsidy (increase from \$1,500 to \$5,000 to include use for cultural events)
- Grants Welfare General
- Community Group Newsletter Subsidy
- U Fund
- Security Subsidy for Seniors

The 2014/15 budget includes small decreases in the following allocations based on the previous year's expenditure and predicted expenditure for 2014/15:

- Sustainability Grants Program
- Community Grants Program
- Cultural Grants Program
- Youth Arts Scholarships



- Alcoa Cockburn Community Projects Fund (Proposed amount for 2014/15 only includes City's contribution, and does not include matched contribution by Alcoa)
- Environmental Education Initiatives Program
- Council/Staff Match Donation
- Sport and Recreation Club Grant Program
- Grants to Schools

It is recommended not to continue the following grant programs that have become redundant and have not had any expenditure for the last three years:

- Cost of Health Permits for events – as not-for-profit groups are not charged for health permits for events
- Youth Incentive Program – neither Youth Services nor Community Safety Services run this program anymore

There are no other significant changes from last financial year in the new allocations.

The total proposed for grants is \$350,000.

Donations

It is proposed that Council will seek applications for donations from not-for-profit organisations in two instalments. It is proposed for 2014/15 to have the first round closing on 30 September 2014 and the second closing on 31 March 2015.

Applications for donations will be assessed under policy ACS2, and a report presented to the Committee for its deliberation. The Committee will then consider the requests for donations and make a recommendation to Council.

Due to an increased demand for Donations in 2013/14, it is proposed to increase the allocation for Donations from \$149,600 to \$160,000 for 2014/15.

Sponsorship

It is proposed to allocate \$80,000 of the 2014/15 grants and donations budget to the sponsorship program, to reflect the actual expenditure in 2013/14.

It is proposed to seek applications for sponsorship for groups in line with the other funding opportunities closing on 30 September 2014 and 31 March 2015, other than sponsorship for individuals, where applications are invited all year round.



Strategic Plan/Policy Implications

Community & Lifestyle

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

Leading & Listening

- A responsive, accountable and sustainable organisation.

Budget/Financial Implications

Council approved a budget for Grants and Donations for 2014/15 of \$1,049,591. Following is a summary of the proposed grants, donations and sponsorship allocations.

Summary of Proposed Allocations

Committed/Contractual Donations	\$459,591
Specific Grant Programs	\$350,000
Donations	\$160,000
Sponsorship	\$80,000
Total	\$1,049,591
Total Funds Available	\$1,049,591
Less Total of Proposed Allocations	\$1,049,591
Balance	\$0

Legal Implications

N/A

Community Consultation

Council's grants are advertised widely in the local community through the City's website, local media, Cockburn Soundings, and Council networks. It is recommended that advertising start immediately following the Council decision to ensure a wider representation of applications.

Attachment(s)

1. Request letter from Cockburn Community and Cultural Council.



2. Grants, Donations and Sponsorship Recommended Allocations Budget for 2014/15.

Advice to Proponent(s)/Submissioners

Submissioners have been advised that a decision will be made at the Council Meeting on 14 August 2014 and they will be advised of the outcome following this meeting.

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

Nil

10. MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN

Nil

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

Nil

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

Nil

13. MATTERS TO BE NOTED FOR INVESTIGATION, WITHOUT DEBATE

Nil

14. CONFIDENTIAL BUSINESS

Nil

15. CLOSURE OF MEETING

6:31pm



CONFIRMATION OF MINUTES

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

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



GRANTS, DONATIONS & SPONSORSHIP COMMITTEE RECOMMENDED ALLOCATIONS BUDGET 2014/2015

Activity OP 315 Natural Acc 6810	Description	Allocated 2013/2014	Actual 2013/2014	Proposed 2014/2015	Comments
	Donations				
	Committed/Contractual				
8325	Interim Community Men's Shed	32,500	32,500	0	Donation paid to Rotary Club of Cockburn to fund Part-time employee to Support iterim Community Men's Shed - as per Council Decision on 8 August 2013
9109	Indian Ocean Aus Day Celebrations & Cracker Night	25,000	25,000	25,000	Annual donation towards the Indian Ocean Australia Day Celebrations and Cracker Night (Co-ownership with City of Fremantle for 3 years)
9237	Cockburn Basketball Association - Building Insurance	21,500	21,519	0	Total outstanding building insurance fee contribution for 2011-12, 2012-13 and 2013-14 future fees to be negotiated in lease agreement
9239	Native ARC	83,919	83,919	86,708	Donation to Support the administration cost of Native ARC
9310	Cockburn Wetlands Education Centre	83,919	83,919	86,708	Donation to Support the administration cost of the Cockburn Wetlands Education Centre
9242	Burdiya Aboriginal Corporation - Rental costs	6,000	6,000	3,000	Donation to cover rental costs at 8 Caffrey Place - to be paid as internal transfer
9245	Old Jandakot School Management Committee	3,000	3,000	3,000	Annual contribution to water and electricity charges included in the lease agreement and as to Council decision 8 October 2009
9317	Pineview Preschool Maintenance Contribution	933	933	7,513	Annual contribution for maintenance of grounds and building (plus CPI)
9322	South Lake Leisure Fee Subsidy	107,496	117,029	110,000	Subsidised fees for swimming club
9398	Cockburn Senior Citizens Building Donation	8,945	8,945	9,213	Assists with maintenance costs as per agreement (plus CPI)
9559	Cockburn Cricket Club Insurance	1,500	1,500	1,500	Commitment included in the lease agreement
9574	Spearwood Dalmatinac Club - Rates Reimbursement	10,438	10,438	11,000	Reimbursement of 50% of the annual rates payable by Spearwood Dalmatinac Club for 41 Azelia Road, Spearwood as to Council Decision on 14 May 2009
7812	Spearwood Dalmatinac Club - Solar Panels	27,445	0	27,445	Requested \$54,890 for supply and installation of Solar Panels, Council agreed to 50% contribution, as to Council Decision 8 May 2014
9710	Cockburn Community Steering Committee	50,000	15,000	0	One-off donation as to Council Decision 14/11/2013 for Proposal to Local Government Advisory Board
New	Cockburn Community and Cultural Council	0	0	1,200	Request for \$1200 for catering for 40th Anniversary Celebrations on 10 June 2014
	Future Allocations			87,304	(To be allocated throughout the year)
	Committed/Contractual Sub Total	462,595	409,702	459,591	
	Donations to Organisations				
9196	Donations to Organisations	149,600	149,600	160,000	
	Donations to Organisations Sub Total	149,600	149,600	160,000	
	Sponsorships				
9197	Sponsorships	90,000	77,250	80,000	
	Sponsorships Sub Total	90,000	77,250	80,000	
	Grants				
8040	Landowner Biodiversity Conservation Program	35,000	25,000	35,000	Financial and natural resource management training support program for Cockburn landowners to conserve the natural bushland and wetland areas on their property,
9004	Emergency Severe Personal Hardship Fund	15,000	11,748	15,000	For one off emergency and disaster situations (revised as per Council Decision 10 February 2011)
9015	Youth Academic Grants	500	0	500	Assists young people to attend academic programs as per DA ACS11
9031	Junior Travel Assistance - Sports	40,000	42,800	45,000	Assists young people in Cockburn representing WA or Australia in interstate or international team or individual sports by providing assistance for travel to competitions
9240	Sustainability Grants Program	40,000	28,220	33,900	Grants program to replace Sustainability Awards, in accordance with Council decision on 13 May 2010
9241	Len Packham Hall Subsidy (Burdiya)	1,500	930	5,000	Subsidy program that will allow indigenous and multicultural Cockburn families to access funds to assist with hall hire costs for hosting funerals, memorials and cultural events
9312	Community Grants Program	76,000	40,149	65,000	Formal grant process for local organisations as per DA ACS2
9314	Provide Bins Sporting Events	500	0	1,000	Provide bins to schools for sports carnivals etc
9327	Community Associations Hall Hire Subsidy	750	584	1,500	Assists community groups to conduct monthly meetings and events
9329	Cultural Grants Program	18,000	4,909	6,000	Provide small grants to cultural and artistic groups
9331	Bus Hire Subsidy	1,000	740	1,000	Provides a small allocation towards the bus hire for community organisations
9335	Grants Welfare General	2,500	2,622	3,000	Miscellaneous requests for small donations
9341	Community Group Newsletter Subsidy	1,000	3,294	4,000	Assists community groups to disseminate information
9373	Sustainable Events Grants Program	3,000	3,000	3,000	Grants for community organisations to have events on the understanding that the event will become financially self sustainable over four years
9396	U Fund	500	400	1,000	Grants up to \$600 to youth for cultural/arts initiatives and events
9399	Youth Arts Scholarships	8,000	3,250	4,000	Assist young people to travel in order to participate in performing/arts events and also for further study
9475	Alcoa Cockburn Community Projects Fund	22,482	20,600	9,091	A partnership fund with Alcoa delivering community-driven projects (Allocated/Actual for 2013-14 includes Alcoa Funds carried forward)
9490	Environmental Education Initiatives Program	12,000	10,000	10,000	Support for Environmental Services to assist schools to facilitate environmental education
9517	Cockburn Community Group Volunteer Insurance	8,000	6,866	8,000	Cockburn Community Group Insurance Program
9535	Council/Staff Match Donation	5,000	2,795	4,000	Council to match staff fund raising effort
9536	Cost of Health Permits for Events	500	0	0	To provide free health permits for not-for-profit groups
9596	SLLC Subsidy for Emergency Services Volunteers	500	0	500	South Lake Leisure Centre gym subsidy for Jandakot BFB, South Coogee BFB and SES volunteers
9617	Youth Incentive Program	500	0	0	Awards for youth who report crime and anti social behaviour
9649	Safety House/Walk to School Program	1,000	750	1,000	Support to schools for safety programs for children getting to school (increase by \$500 to support 5 primary schools to attend Safety House shows in Safety House month)
9673	Sport and Recreation Club Grant	38,000	24,360	35,000	Grants matched by local sporting clubs to engage in minor capital works on Council owned facilities and to purchase sporting equipment. New allocation made up from left
9674	Grants to Schools	6,000	4,074	5,000	For small donations to schools for minor items as per DA ACS7 (increase by \$1950 for Graduation Awards specifically for Indigenous Students (\$600 for 6 high schools,
9688	Security Subsidy for Seniors	20,000	21,618	25,000	Subsidy for security devices for seniors
9495	Donation and Grants General Account	182	0	28,509	(Remainder of grant allocations, to be allocated based on expenditure throughout the year)
	Grants Programs Sub Total	357,414	258,709	350,000	
	Totals	1,059,609	895,261	1,049,591	
	Budget	1,013,164		1,049,591	
	Balance	- 46,445		-	

CITY OF COCKBURN

SUMMARY OF MINUTES OF AUDIT & STRATEGIC FINANCE COMMITTEE MEETING HELD ON THURSDAY, 17 JULY 2014 AT 6:00 PM

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CITY OF COCKBURN

MINUTES OF AUDIT & STRATEGIC FINANCE COMMITTEE MEETING HELD ON THURSDAY, 17 JULY 2014 AT 6:00 PM

PRESENT:

ELECTED MEMBERS

Mr Y Mubarakai	-	Councillor (Presiding Member)
Mrs C Reeve-Fowkes	-	Deputy Mayor
Mr K Allen	-	Councillor
Mr P. Eva	-	Councillor

IN ATTENDANCE

Mr D. Arndt	-	Acting Chief Executive Officer
Mr D. Green	-	Director, Governance & Community Services
Mr S. Downing	-	Director, Finance & Corporate Services
Mr M. Littleton	-	Director, Engineering & Works
Mr N. Mauricio	-	Manager, Financial Services
Mr J. Ngoroyemoto	-	Governance & Risk Co-ordinator
Mrs B. Pinto	-	PA to Directors – Fin. & Corp. Services & Admin. & Comm. Services
Mr T. Mason	-	RMRI Australia Pty Ltd

1. DECLARATION OF MEETING

The Presiding Member declared the meeting open at 6.04 pm.

2. APPOINTMENT OF PRESIDING MEMBER (If required)

Nil.

3. ACKNOWLEDGEMENT OF RECEIPT OF WRITTEN DECLARATION

Nil

4. APOLOGIES & LEAVE OF ABSENCE

Nil



5. PUBLIC QUESTION TIME

Nil

6 (ASFC 17/7/2014) - DEPUTATIONS & PETITIONS

The Presiding Member welcomed Tim Mason, RMRI Australia Pty Ltd who provided an update on the Risk Registers and Business Continuity Plan.

Mr Mason provided an outline of the work that had been conducted to date and the process to follow.

Mr Mason thanked the Committee for giving RMRI the opportunity to present and provide the update.

The Presiding Member thanked Mr Mason for the information provided.

7. CONFIRMATION OF MINUTES

7.1 (MINUTE NO 133) (ASFC 17/7/2014) - MINUTES OF THE AUDIT & STRATEGIC FINANCE COMMITTEE MEETING - 20/03/2014

RECOMMENDATION

That Council adopt the Minutes of the Audit and Strategic Finance Committee Meeting held on Thursday, 20 March 2014, as a true and accurate record.

COMMITTEE RECOMMENDATION

MOVED Cllr P Eva SECONDED Deputy Mayor C Reeve-Fowkes that the recommendation be adopted.

CARRIED 4/0

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

Nil

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

Nil



10. COUNCIL MATTERS

Nil

11. PLANNING & DEVELOPMENT DIVISION ISSUES

Nil

12. FINANCE & CORPORATE SERVICES DIVISION ISSUES**12.1 (MINUTE NO 134) (ASFC 17/7/2014) - FRAUD RISK REVIEW (067/004) (N MAURICIO) (ATTACH)****RECOMMENDATION**

That Council receive the Fraud Risk Review Report, Fraud Control Plan and updated Fraud Risk Registers, as shown in the attachments to the Agenda.

COMMITTEE RECOMMENDATION

MOVED Clr P Eva SECONDED Clr K Allen that the recommendation be adopted.

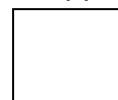
CARRIED 4/0

COUNCIL DECISION**Background**

The City's internal auditor (Deloitte) completed a fraud risk assessment in March 2012 and presented their report to the March 2012 Audit & Strategic Finance Committee meeting.

A key outcome of this process was the development of a fraud risk register, split into top tier and second tier risk areas based on the level of residual risk after factoring in existing controls. The need to develop a fraud control plan was identified and this was to initially focus on the top tier risks identified.

The Committee requested for the internal auditors to present an independent review after two years, on the progress towards improved control in the fraud risk environment. This was to ensure that the outcomes of the Fraud Risk assessment were appropriately



implemented and to make sure there was overall improvement in the Fraud Risk environment at the City of Cockburn.

Submission

N/A

Report

The City has experienced very few instances of fraud in recent history. However, it needs to remain vigilant to the risk of fraud occurring in the future and take appropriate preventative measures. Part of this effort included the initial fraud risk assessment completed in March 2012, which identified three high level areas needing to be further addressed by the City to improve its current level of fraud control maturity. The assessment also found a total of 22 specific fraud risks with moderate levels of risk able to be grouped under the following areas:

- Accounts Payable
- Contract management
- Financial Reporting
- Misuse of authority / position
- Misuse of resources
- Non-compliance with compliance assessments
- Procurement
- Theft / misuse of confidential information
- Theft / Misuse of Tangible Assets
- Theft of cash investments

The City has worked to address the identified high level areas in order to improve its fraud control maturity, as follows:

1. *Implementation of a formal organisation wide framework that clearly addresses the City's current fraud control position, strategies, policies, and accountabilities.*

Actions completed

- The development and adoption by Council of a Fraud Prevention Policy (SC55) in March 2014. This outlines Council's position in respect to fraud and assigns responsibilities across Council, management and staff.
 - A Fraud Control Plan (attached) has been prepared to ensure that key fraud risks are appropriately controlled and mitigated.
 - The fraud risk registers have been reviewed and updated to better align to the City's corporate risk management framework.
2. *Development of an education and awareness program which ensures all employees are aware of their responsibilities, and are able to readily access references and processes for*



dealing with and where necessary, recording and reporting instances of fraud, corruption or misconduct.

Actions completed

- An extensive induction program has been developed for users of the Procurement function that incorporates fraud and misconduct education. Procurement was one of the higher risk areas identified for fraud risk.
- The City's new employee induction program raises awareness of fraud and misconduct and the processes available for reporting (e.g. PID, staff code of conduct etc.)

3. *Development of more sophisticated detective controls, such as exception reports and data analyses. The application of such controls may be specifically considered at the time of the development of the City's Internal Audit programs.*

Actions completed

- Significant work has been completed on detecting Procurement non-compliance and using the data to help reduce the incidence.
- Exception reports and data analyses have been strengthened across the financial management areas identified as exposed to fraud risk.

The City engaged RMRI to complete the follow-up independent review on the progress towards improving control in the fraud risk environment. RMRI are the City's risk management consultants and have been responsible for the implementation and rollout of the City's enterprise wide risk management framework. Part of the overall brief was to incorporate the previously developed fraud risk registers into the Corporate Risk Registers using the City's Risk Management Framework. The following specific objectives were also targeted:

- Summarise progress made by Council regarding the development of a Fraud Control Framework.
- Provide an update on the progress of risk treatment implementation for identified fraud risks.
- Conduct a review on existing controls for fraud risks.
- Review current risk ratings, to ensure that they are reflective of the organisation wide *Enterprise Risk Management Guidelines*.
- Develop a City of Cockburn Fraud Policy and City of Cockburn Fraud Control Plan for approval by Council.
- Provide an update on the thirteen (13) recommendations contained within the Fraud Control and Risk Assessment, March 2012.

Attached to the agenda is the resultant Fraud Risk Review Report completed by RMRI in January 2014. Some of the highlights and key outcomes from the review were:



- 20 managers and senior staff participated in the review.
- 53 fraud risks in total are captured within the risk register, 20 with moderate risk levels and 33 with low risk levels.
- 17 moderate level fraud risks require further mitigating treatments that when implemented, will reduce the City's overall fraud risk profile.
- Three fraud risks have moved to an accepted risk rating as a result of Risk Treatments (Mitigation Plans) being implemented since the development of the Fraud Risk Register in 2011/2012.
- A further six fraud risks previously rated as low in March 2012 have had further mitigation treatments implemented.
- Six recommendations made by Deloitte in the initial fraud risk assessment report have either been implemented or were partially completed as at January and have since been completed.

The RMRI report found several previous recommendations made in the 2012 fraud risk assessment needing to still be further addressed:

- **Code of Conduct** - Conduct a review of the Code of Conduct and when this has been completed implement a program to ensure that all staff has routine and documented awareness training of the Code of Conduct. The awareness program should include fraud awareness with a definition of fraud, misconduct and conflict of interest.
- **Public Information Disclosure (PID) training** - A training and awareness program should be implemented for the role of the Public Information Disclosure (PID) Officer and the procedures for staff to use when wanting to report on misconduct or suspected fraudulent behaviours.
- **Conflict of Interest** - Consolidate a central register of Conflicts of Interest, with the requirement that conflicts are centrally recorded and controlled for all of Council business.
- **Contract management structure and framework** - Conduct a review of the procurement and contract management risks after the new systems have been implemented. This should include a control review to determine whether the new systems adequately address fraud risks within the Council in regard to procurement and contract management.

It is proposed that these specific issues be formally addressed as part of the review into governance, HR and risk management systems in preparation for the imminent LG reform activities.

The Fraud Risk Review has revealed a strengthening of the controls around Fraud Risk for Council and a small reduction in the Fraud Risk Profile of the organisation. Overall, the review found that the level of fraud risk present at the City of Cockburn is well managed and



importantly, fraud risks are currently only rated Moderate and Low (i.e. there are currently no High or Extreme identified risks).

The centralisation of fraud risk management functions ensures that Council can be more confident that all risks will be monitored and scrutinised, therefore reducing the likelihood for risks falling through the gap in the risk management process.

Strategic Plan/Policy Implications

Leading & Listening

- 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)

1. Fraud Risk Review Report
2. Fraud Control Plan
3. Fraud Risk Register – January 2014

Advice to Proponent(s)/Submissioners

N/A

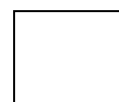
Implications of Section 3.18(3) Local Government Act, 1995

Nil.

12.2 (MINUTE NO 135) (ASFC 17/7/2014) - INTERNAL AUDIT - EMPLOYEE TIMEKEEPING (067/004) (N MAURICIO) (ATTACH)

RECOMMENDATION

That Council receive the Employee Time-keeping Internal Audit Report, as shown in the attachments to the Agenda.



COMMITTEE RECOMMENDATION

MOVED Deputy Mayor C Reeve-Fowkes SECONDED Cllr P Eva that the matter be deferred to the CEO's Performance Review Committee Meeting to be held on 29 July 2014.

MOTION WITHDRAWN

MOVED Cllr K Allen SECONDED Deputy Mayor C REEVE-FOWKES that

- (1) Council receive the Employee Time-keeping Internal Audit Report, as shown in the attachments to the Agenda; and
- (2) an interim report be requested and presented to the November 2014 Audit and Strategic Finance Committee outlining the actions taken addressing the recommendations contained within the Auditors Report.

CARRIED 4/0

COUNCIL DECISION

Reason for Decision

Given the gravity of the findings it is vital that actions are taken immediately to address these findings.

Background

At the meeting held on the 21st November 2013, the Audit & Strategic Finance Committee endorsed the following project for internal audit during 2013/14.

Project 3 - Audit salaried employee timekeeping practices

Time-keeping for permanent administration staff is predominantly self-managed with management oversight. Salaries are mostly paid on an 'autopay' basis with any exceptions to the standard needing to be advised to the payroll team. This area was previously subjected to internal audit in 2009/10 and should be revisited to ensure attendance monitoring systems and processes are still relevant, meeting organisational requirements and being monitored and complied with.



This engagement is broadly aligned with the Payroll Function audit previously planned for 2013/14.

This audit was completed by the City's internal auditor Deloitte during February 2014 and their final report was issued in June 2014.

Submission

N/A

Report

Permanent administration staff self-manage their time-keeping through an Excel based timesheet form, with management sign off required every four weeks. There is no central monitoring function and the HR Service Unit (or any other unit) does not perform an enforcement role.

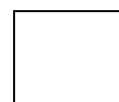
The primary purpose of the timesheet process is to record employees' flexi-time, time-off-in-lieu (TOIL) and RDO entitlements in accordance with the current (August 2013) Enterprise Agreement (EA). As salaries are paid on an 'autopay' basis, timesheets are used to record any exceptions to the standard attendance requirements (ie. leave, additional hours worked). Separate notification to the City's payroll team is required to ensure processing (through online My Leave workflow system or Manager emails).

The purpose of the internal audit was to consider whether controls over the completeness and validity of employee timesheets and associated attendance monitoring systems are adequately designed and implemented and whether those controls have been complied with. More importantly however, is whether the current system and processes are still relevant to the City's organisational requirements.

Testing was performed on a selected sample of employees and supervisors (who are required to manage employee's time records) and focussed on timesheet records for the period 1 October 2013 to 31 January 2014.

A key finding of the report was that the City's control over timesheet keeping practices was not effective, as per the following report extract:

"The City's current control over the completeness and validity of timesheets is reliant on the understanding and diligence of staff to adequately record attendance in accordance with the EA, combined with management oversight and accountability via supervisor review and approval of attendance records. In practice, despite many employees and managers doing many of the right things, this control does not appear to be effectively or consistently applied across the organisation."



Several significant issues observed by audit were:

- Some employees not preparing timesheets at all.
- Long delays (between one and six months) in timesheets being prepared and approved.
- TOIL and rostered-day-off (RDO) accruals being recorded in excess of or in contravention of EA provisions.
- Errors in calculations or balances carried forward between timesheets, which generally appear to favour the employee.
- The current timesheet template is not user-friendly to complete or review and has been inconsistently utilised across the City's functions.
- There is no centrally controlled governance oversight and compliance monitoring.

Although the internal audit did not see evidence of obvious fraud, it suggests that absence of effective supervisor oversight exposes the City to errors and non-compliant accrual of TOIL entitlements.

The audit found the main risk implications of inconsistent adherence to the City's time-keeping requirements were that some employees receive leave benefits in excess of their entitlements. A perception of inequality or favouritism could develop among those employees and supervisors who are doing the right thing. This also leads to increased leave liabilities where employees accrue excessive TOIL balances or use undue TOIL entitlements rather than appropriate leave entitlements.

The audit recommendations were based around two key choices going forward for the City:

- A. Either the City persists with efforts to enforce current time-keeping requirements. In this case, there are a number of opportunities to strengthen internal controls over the completeness and validity of timesheets; or
- B. Implements a less onerous process, which gives supervisors more flexibility in monitoring employee attendance and for overseeing the use of TOIL and other entitlements.

HR and Finance management have determined that pursuing option B will provide the most beneficial outcome for the City. This option includes ending the requirement for permanent Administration Staff (those on Autopay) to complete timesheets on a daily basis and replacing these with a centrally managed, 'exception' reporting system process. It should be noted that most of the City's outside labour workforce already do not complete timesheets.

It is clear from the audit findings that micro-managing staff time-keeping practices is not in the best interests of the City. This approach is not working from both a compliance and accuracy level; and the inaccuracy and non-compliance tends to be skewed in the employees' favour.



Under the preferred option, the administrative burden will be reduced for both managers and staff, leading to greater operational efficiency for the City. All identified risks will be mitigated through a centrally-managed system of 'exceptions' capture, which should increase visibility of non-conformance at an organisational level. This will then enable better monitoring and reporting of the critical items (accrued RDO's and TOIL) resulting in increased accountability.

The underlying benefit from this new approach to time-keeping, is a shift in workplace culture from one that is held back by antiquated practices and small-minded thinking, to one that is more focused on productive work outcomes and values mutual trust, respect and accountability.

Deloitte have indicated their support for the City choosing option B in light of the City's circumstances. A project team will be established to identify HR and system process requirements, develop new system process and work guidelines and formulate the necessary enterprise agreement changes for adoption by a new Council post LG reform.

Strategic Plan/Policy Implications

Leading & Listening

- A responsive, accountable and sustainable organisation.
- A skilled and engaged workforce.
- 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)

Internal Audit Report – Employee Time-Keeping

Advice to Proponent(s)/Submissioners

N/A



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

Nil.

12.3 (MINUTE NO 136) (ASFC 17/7/2014) - VARIOUS DEBTS - WRITE OFF (069/002) (N MAURICIO) (ATTACH)

RECOMMENDATION

That Council write-off bad debts and infringements totalling \$39,618.13 (incl. GST), as shown in the attachments to the Agenda.

TO BE CARRIED BY AN ABSOLUTE MAJORITY OF COUNCIL

COMMITTEE RECOMMENDATION

MOVED Deputy Mayor C Reeve-Fowkes SECONDED Cllr K Allen that the recommendation be adopted.

CARRIED 4/0

TO BE CARRIED BY ABSOLUTE MAJORITY OF COUNCIL

COUNCIL DECISION

Background

Section 6.12 (1)(c) of the Local Government Act allows local governments to write off any amount of money owing to it (other than rates and service charges). This action is required where debts become delinquent.

Council adopted the Debtors Management Policy AFCS9 at its meeting in June 2012. This states that bad debt write offs should only occur where all avenues for recovery have been exhausted or it is unviable to keep pursuing the debt.

The policy provides for unrecoverable debts (other than rates and service charges) up to the individual value of \$200 to be written off under Council delegation. However, those over \$200 are to be brought to Council for write off on an annual basis.



Submission

N/A

Report

The Audit and Strategic Finance Committee previously considered bad debts in July 2013 with Council subsequently writing off sundry debts totalling \$8,429 and bushfire infringements totalling \$14,086. Whilst the City has an excellent track record in managing and collecting its outstanding debts, there are always some that become uncollectible for various reasons.

Typical debtors for the City comprise a mix of landfill trade debtors, community service debtors and other sundry type debtors. Common causes of bad debts in these areas have been failing businesses and untraceable companies and individuals. Some are also too immaterial to apply formal debt recovery procedures.

Attached to the agenda is a detailed listing of the uncollectible debts and infringements recommended for write off by Council this year. These have been categorised by their debt type and include relevant commentary on their status and the recovery efforts made where applicable. A consolidated summary of the write offs requested for a total of \$39,618.13 (incl GST) is provided below:

Debt category	Amount to be written-off (incl gst)	Amount to be written-off (excl gst)
HWRP landfill debtors	\$1,075.36	\$977.60
Commercial debtors	\$20,267.84	\$18,425.31
Hall hire debtors	\$795.81	\$723.46
Community group debtors	\$17,229.12	\$15,662.84
Infringements	\$250.00	\$250.00
Total	\$39618.13	\$36,039.21

It should be noted that the impact on Council's financial position is \$36,039.21 being the GST exclusive value of the debts to be written off.

Commercial Debtors

This includes a disputed amount of \$19,560 relating to the contract for civil works carried out for the surf club at Poore Grove. This is a contractual dispute and legal efforts to date to recover this amount have been unsuccessful. The likelihood of further legal action being successful is considered remote and unwarranted.

Community Group Debtors

Community group debtors include an amount of \$17,229.12 for the Cockburn Bowling Club. This amount comprises \$7,229.12 of



outstanding lease fees from the 2009/10 FY, which the club and management have previously agreed (in 2013) to put to Council for write-off consideration. This was due to financial difficulties being experienced by the club at that time. The balance of \$10,000 represents unpaid power charges, which the City has agreed to waive. This is in view of the club carrying out emergency bore pump repairs at a cost of \$10,000, which the City is ultimately responsible for under the lease.

Infringements

There is only one bushfire infringement for \$250 recommended for write off this year. This reflects improving governance and administration over infringement management processes and the effect of the delegation allowing write offs up to \$100 by the Director Finance & Corporate Services. Write offs under delegation are reported to Council through the monthly financial report when made.

Strategic Plan/Policy Implications

Leading & Listening

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

Budget/Financial Implications

A write off of bad debts totalling \$36,039.21 (excl GST) will be taken directly to the Income Statement in the 2013/14 financial year reducing the EOFY surplus position.

Legal Implications

Debts which are irrecoverable require Council authorisation in order to be written off under the provisions of the Local Government Act, Section 6.12 (1)(c).

Community Consultation

N/A

Attachment(s)

List of Outstanding Debts.



Advice to Proponent(s)/Submissioners

N/A

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

Nil.

12.4 (MINUTE NO 137) (ASFC 17/7/2014) - INTERNAL AUDIT - REVENUE (067/004) (N MAURICIO) (ATTACH)**RECOMMENDATION**

That Council receive the Revenue Internal Audit Report, as shown in the attachments to the Agenda.

COMMITTEE RECOMMENDATION

MOVED Clr P Eva SECONDED Clr K Allen that the recommendation be adopted.

CARRIED 4/0**COUNCIL DECISION****Background**

At the meeting held on the 21st November 2013, the Audit & Strategic Finance Committee endorsed the following project for internal audit during 2013/14.

Project 2 – Revenue Recognition (rates and other sources)

The City raised revenues totalling over \$130M in the 2012/13 FY. The regulatory, information technology, internal control and operating environment are constantly changing around the City's various sources of revenue. This review will look to provide assurances that no leakage of revenue is occurring due to shortcomings in processes, procedures, system controls and staff knowledge and training.

The audit scope will include a high level review of revenue sources in order to identify specific areas for further analysis. Based on materiality, revenue sources expected to be audited include property rates and charges, HWRP landfill revenue and SLLC usage charges.



This audit field work was completed during February-March 2014 by the City's internal auditor Deloitte and their final report was issued in June 2014.

Submission

N/A

Report

The internal audit assessed the design and implementation of controls for the City's revenue activities in the areas of property rates, facility hire, South Lake Leisure Centre (SLLC) and Henderson Waste Recovery Park (HWRP).

The primary objectives of the audit into the City's revenue systems were to consider that the City:

- Recognises all revenue due in a timely manner,
- Accurately calculates revenue due,
- Records all revenue in the financial system,
- Makes only authorised adjustments to revenue records,
- Manages the collection of revenue and has the ability to recover associated debts.

The audit found that there appears to be a culture of continuous improvement. Each of the departments responsible for managing primary revenue activities has recently reviewed processes and/or implemented new processes to improve the respective revenue function and prevent revenue leakage.

Specific key findings of the report include:

- A number of well-established processes and procedures are used to manage standard (business-as-usual) revenue activities and to account for revenue raised and collected,
- revenue recognition and debt collection is facilitated by system-enabled controls, via the respective systems, and
- there appears to be an appropriate segregation of duties between the raising and collection of revenue and accounting for that revenue.
- Rates modelling software was recently used by the City to match land and property data to help identify potentially unrated properties. No material exceptions were noted.
- HWRP – Using the results of an independent risk assessment, cash handling procedures were recently reviewed and strengthened
- Both the SLLC and facilities hiring function will benefit from the implementation of new point of sale systems (Links & Intelligenz).



Whilst these findings are very reassuring for Council, the audit did identify a number of further opportunities for the City to strengthen internal controls over its revenue activities and made specific recommendations in this respect. These primarily relate to the need for further process guidance on the City's requirements when judgement is required, such as when dealing with adjustments or other non-standard transactions for Rates, HWRP, Facilities and SLLC revenue.

Management responses to the audit recommendations have been included in the report and these include action plans for implementing those recommendations seen as value-adding. One particular recommendation that the City consider developing and articulating a strategy for optimising HWRP revenues was not supported. Management is comfortable with the current pliable method for strategizing and making commercial decisions and briefing Council as required.

The City takes great comfort from the fact that it's concerted effort in developing systems, identifying risks, improving internal controls and testing these through regular independent review and audit activity, has yielded an effective and efficient operating environment for revenue management. This places it in good stead to launch into LG reform and handle the challenges to come.

Strategic Plan/Policy Implications

Leading & Listening

- A responsive, accountable and sustainable organisation.
- A skilled and engaged workforce.
- 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)

Revenue Internal Audit Report.



Advice to Proponent(s)/Submissioners

N/A

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

Nil.

12.5 (MINUTE NO 138) (ASFC 17/7/2014) - INTERIM EXTERNAL AUDIT (067/001) (N MAURICIO) (ATTACH)

RECOMMENDATION

That Council receive the Interim Financial External Audit Report for the year ended 30 June 2014, as shown in the attachments to the Agenda.

COMMITTEE RECOMMENDATION

MOVED Cllr K Allen SECONDED Cllr P Eva that the recommendation be adopted.

CARRIED 4/0

COUNCIL DECISION

Background

Council is required to examine the report prepared by the External Auditor and is to determine if any matter raised in the report requires action to be taken.

Council is also required to meet with the Auditor of the Local Government at least once in each year. This will be for the receipt of the final audit report as occurs each financial year.

The Terms of Reference of the Audit Committee were adopted by Council on 8 November 2007.

Submission

N/A



Report

The Interim External Audit Report for the period ending 30 June 2014 was received from Council's Auditors, Macri Partners in July 2014. The Interim Report covered a review of the accounting and internal control procedures in operation, as well as testing of transactions in the following areas:

- Bank Reconciliations
- Investment of Surplus Funds
- Purchases
- Payments and Creditors
- Rate Receipts and Rate Debtors
- Receipts and Sundry Debtors
- Payroll
- General Accounting (Journals, etc.)
- IT Controls
- Registers (Tenders Register, etc.)
- Asset Register
- Minutes Review

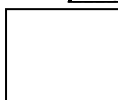
The review also included an examination of certain compliance matters required under the Local Government Act and Financial Management Regulations.

Internal controls were examined primarily for the purpose of expressing an opinion on the financial statements of the City of Cockburn. Generally, the controls surrounding purchases, creditors and payments were found to be appropriate to meet the City's requirements.

Below is a brief summary of the issues raised by the Auditor and the management responses:

<u>Issue</u>	<u>Comment</u>
<u>Purchasing & Payments</u>	
Unpaid penalty interest on unpaid landfill levy owing to DEC.	This matter is currently the subject of dispute and is being handled by the City's solicitors. We have been in dialogue with the DER and hope to bring this matter to a conclusion by the end of this calendar year.
Payment made to a supplier for the supply of events services in excess of \$100,000; however a tender was not called for.	The incumbent contractor (who had been appointed through tender) was terminated at short notice due to contract non-compliance. Given the timing of the termination, a tender was not possible in view of the forthcoming events program. The contract is now scheduled for tendering for the 2014/15 season.

<u>Issue</u>	<u>Comment</u>
<u>Corporate Credit Cards</u>	
The corporate credit card statements were not reconciled to the supporting documentation on a regular basis.	The credit card reconciliation is a monthly process & for the most part is always completed monthly. However the cause of the delay in the past 3 months has been due to high work load on the only trained officer. We are also currently in the process of training another officer in performing the reconciliations which has caused further delays as training has required additional supervision & monitoring to ensure compliance. We anticipate that all future reconciliations will be performed on a monthly basis as eventually there will be a total of 3 officers trained to ensure adequate coverage in future.
It was noted that cardholders were approving expenditure incurred on their own credit cards. There was no independent review and approval of expenditure incurred by the cardholders.	The City has implemented a pilot procedure within the Finance & Corporate Services directorate, requiring all credit card acquittal reports to be countersigned by the cardholder's manager (next manager up concept). Where the cardholder is a Director or CEO, these will be countersigned by another Director or the CEO.
The City's corporate credit cards policy requires the name and position of the card holder, to be included in the credit card register. The review revealed that the register does not specify the position of each credit card holder.	The City will add position titles into the credit card account details within the T1 Financials system. The system user ID is already captured which links back to the systemised organisation structure and the DFA structure. This will control workflow approvals for when the 'next manager up' approval process is systemised.
<u>Sundry Debtors</u>	
A list of ninety day debtors was identified for review and comment.	Management review indicated that all but one of the debts identified has been paid or is being collected through instalment arrangements. One of the debts has been referred to Council for write off in July. The list and management responses are a confidential attachment to the agenda.
<u>Receipting</u>	
Audit recommends that a cancelled/voided receipt listing report be produced from the	Currently there is no system report available of cancelled receipts. We will request IT Business Systems to create



<u>Issue</u>	<u>Comment</u>
system on a daily basis and be reviewed and initialled by a senior officer independent of the receipting function to indicate that all cancelled receipts have been appropriately authorised.	a daily report which would then need to be reviewed and signed off daily/weekly by a senior officer.
<u>Journal Entries</u>	
It was noted that there is no documented policy regarding the use, authorisation and control over journal entries. Recommended that a documented policy be created addressing the use of standard entries, non-routine entries (corrections and adjustments) and unusual or management-requested entries.	The City does not believe a formal Council policy is required for what are essentially financial controls. System controls for the posting of journal entries include restricted access to those officers with appropriate job responsibilities, segregation of duties (journal creators cannot post their own journals) and journals impacting budgets must be initiated by officers with appropriate DFA approval. The City will document these procedures in the Financial Services Procedure Manual.

The interim audit report attached to the agenda provides a more detailed commentary on the findings of the interim audit

Strategic Plan/Policy Implications

Leading & Listening

- A responsive, accountable and sustainable organisation.
- A culture of risk management and compliance with relevant legislation, policy and guidelines

Budget/Financial Implications

The cost for the interim audit is covered by the City's annual budget allocation for external audit activities.

Legal Implications

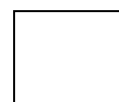
N/A

Community Consultation

N/A

Attachment(s)

1. Interim Audit Report



2. Sundry Debtors (provided under confidential cover)

Advice to Proponent(s)/Submissioners

N/A

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

Nil.

13. ENGINEERING & WORKS DIVISION ISSUES

Nil

14. COMMUNITY SERVICES DIVISION ISSUES

Nil

15. EXECUTIVE SERVICES DIVISION ISSUES

Nil

16. MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN

Nil

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

Nil

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

Nil

19. MATTERS TO BE NOTED FOR INVESTIGATION, WITHOUT DEBATE

Nil

20. CONFIDENTIAL BUSINESS

Nil



21 (ASFC 17/7/2014) - CLOSURE OF MEETING

6.40 pm.

CONFIRMATION OF MINUTES

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

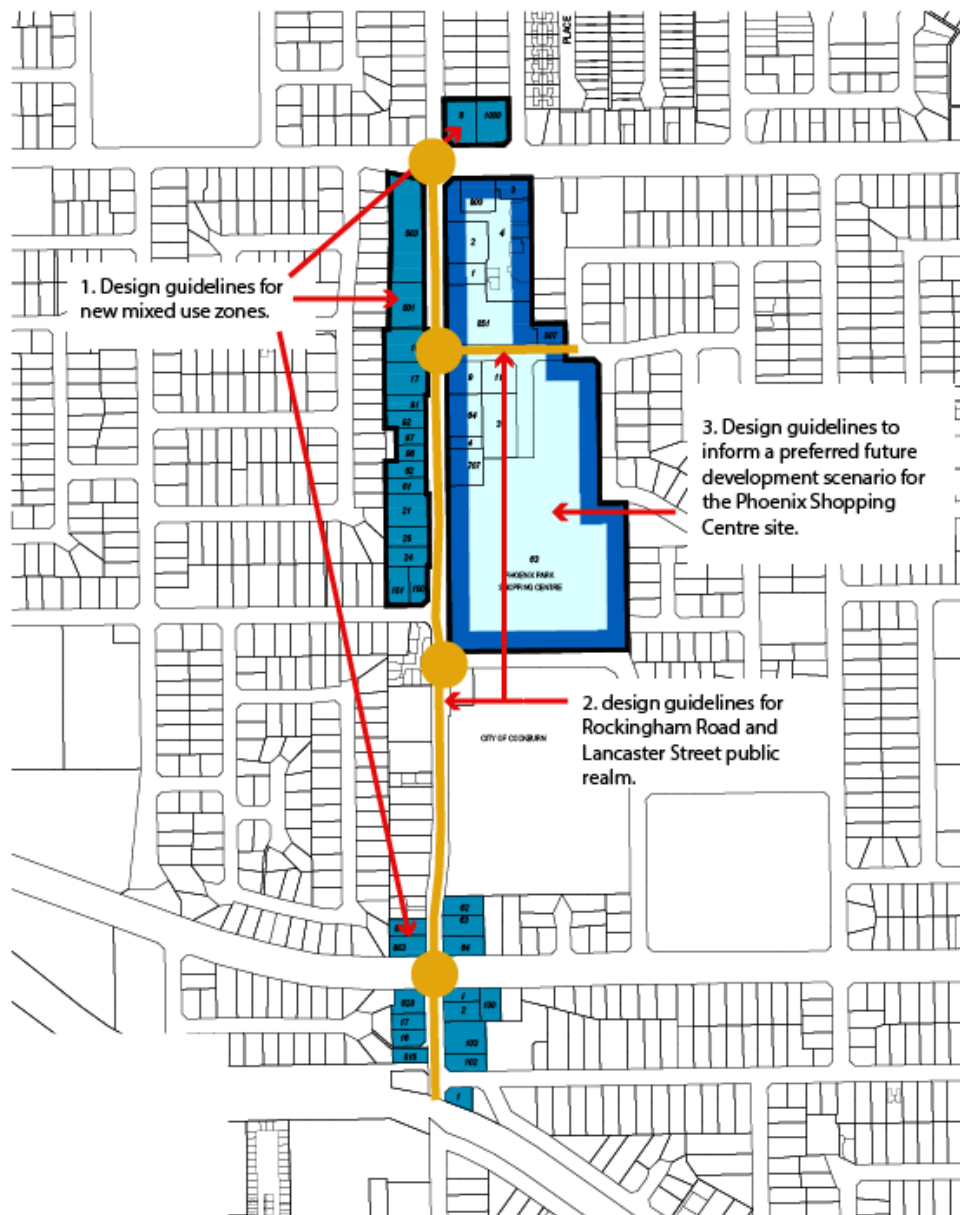
Signed: Date:/...../.....



Phoenix Design Guidelines - PROJECT PLAN

Project scope

1. Design guidelines for the mixed use zones.
2. Preparation of design guidelines for Rockingham Road and Lancaster Street public realm.
3. Design guidelines to inform a preferred future development scenario for the Phoenix Shopping Centre site.



1 Project delivery

Stage	Timing	Project Deliverables/ outcomes
Step 1 – Set up of a multi-disciplinary workgroup		
<p>1.1 Set up a workgroup with representation by Strategic Planning, Engineering and Parks.</p> <p>1.2 Strategic planning to present an updated context analysis given the project deliverables and objectives have changed since the development of the Phoenix Strategy and seek input from the workgroup.</p> <p>1.3 Undertake a site visit.</p> <p>1.4 Based on the extensive information existing internally and gathered to date during the development of the Phoenix Strategy, including several design concepts, undertake a comprehensive review so as to identify and agree on constraints and opportunities.</p>	August 2014	<ul style="list-style-type: none"> - Formulation of a workgroup - Register of all in house information relevant to economic development of the CoC. - Identification of various roles and responsibilities to guide the process. - Elected members will be updated through monthly EMB notices.
Step 2 – Prepare guidelines for the mixed use zones.		
<p>Tasks:</p> <p>2.2 Strategic planning to prepare draft design guidelines for mixed use developments including site specific details for the mixed use precinct west of Rockingham Road.</p> <p>2.3 Report back and present to the workgroup for feedback and comments. In particular receive comments regarding the integration of development with Rockingham Road. (The mixed use design guidelines will need to integrate and incorporate the findings of step 3).</p>	September 2014	Draft design guidelines for mixed use developments.
Step 3 - Preparation of design guidelines for Rockingham Road and Lancaster Street public realm		

<p>Tasks:</p> <p>3.1 Strategic Planning to prepare a draft table of contents for design guidelines for Lancaster Street and Rockingham Road and report back to the workgroup for feedback and comments. The purpose of this is to confirm the scope of the guidelines with the workgroup. An example TOC is provided in section 4 of this project plan.</p> <p>3.2 Agree on project tasks, timing and responsibilities.</p> <p>3.3 Undertake tasks.</p> <p>3.4 Identify concept options/scenarios including costings. (This is likely to take the form of an aspirational option with guidelines and an option and guidelines for small incremental projects in the meanwhile).</p> <p>3.5 Strategic Planning to collate and present a draft back to the workgroup for final comment before reporting back to Council.</p>	<p>Oct – Nov 2014</p> <p>Nov – Dec 2014</p>	<p>Design guidelines scope, roles and milestones.</p>
<p>Step 4 - Design guidelines to inform a preferred future development scenario for the Phoenix Shopping Centre site.</p>		
<p>Tasks:</p> <p>4.1 Strategic Planning to prepare concepts and research precedents. The 'desired' concept and conversation regarding concept options will integrate with the outcomes of the design guidelines for Lancaster and Rockingham Road. Provide illustrative examples to incorporate into the design guidelines.</p>	<p>Jan 2013</p>	<p>Design guidelines for future scenario of the Phoenix Shopping Centre site.</p>
<p>Step 4 – Design guidelines finalisation</p>		
<p>4.1 Report preparation.</p>		
<p>Tasks:</p> <ul style="list-style-type: none"> • Prepare final draft of the design guidelines and incorporation as a Local Planning Policy. • Prepare Council report. • Council consideration of design guidelines • Undertake advertising of the draft LPP • Report back to Council for adoption. 	<p>Report to Council: March 2014</p>	<p>Outcome: Phoenix design guidelines (LPP)</p>

2 Project Timing

The total estimated timeline for the Project is 7 months.

3 Project Governance

The Project will be managed by the Strategic Planning Services section of the City of Cockburn. The Project will be undertaken by the City of Cockburn's Senior Strategic Planning Officer's Rachel Pleasant and Donna Di Renzo.

4 Example table of contents for Local Planning Policy Design Guidelines (Phoenix)

Introduction

- What is the vision for Phoenix? (Policy intent)
- Local context and existing conditions analysis (provided to inform future development applications).
- Guiding development principles and objectives.
- Overall concept plan.
- Other relevant documents and planning policy context.

Part 1 – General mixed use development guidance and principles

- What is mixed use development?
- Principles of mixed use development.
- Affordable housing
- Great examples of mixed use developments.

Part 2 – Phoenix Centre Retail precinct

- Define the area.
- Aim.
- Issues and constraints.
- Objectives.
- Opportunities.
- Design guidelines to inform a preferred future development scenario for the Phoenix Shopping Centre site.
 - o Street frontage and facades
 - o Access and car parking
 - o Pedestrian amenity
 - o Landscaping
 - o Signage

Part 3 – Mixed use precinct

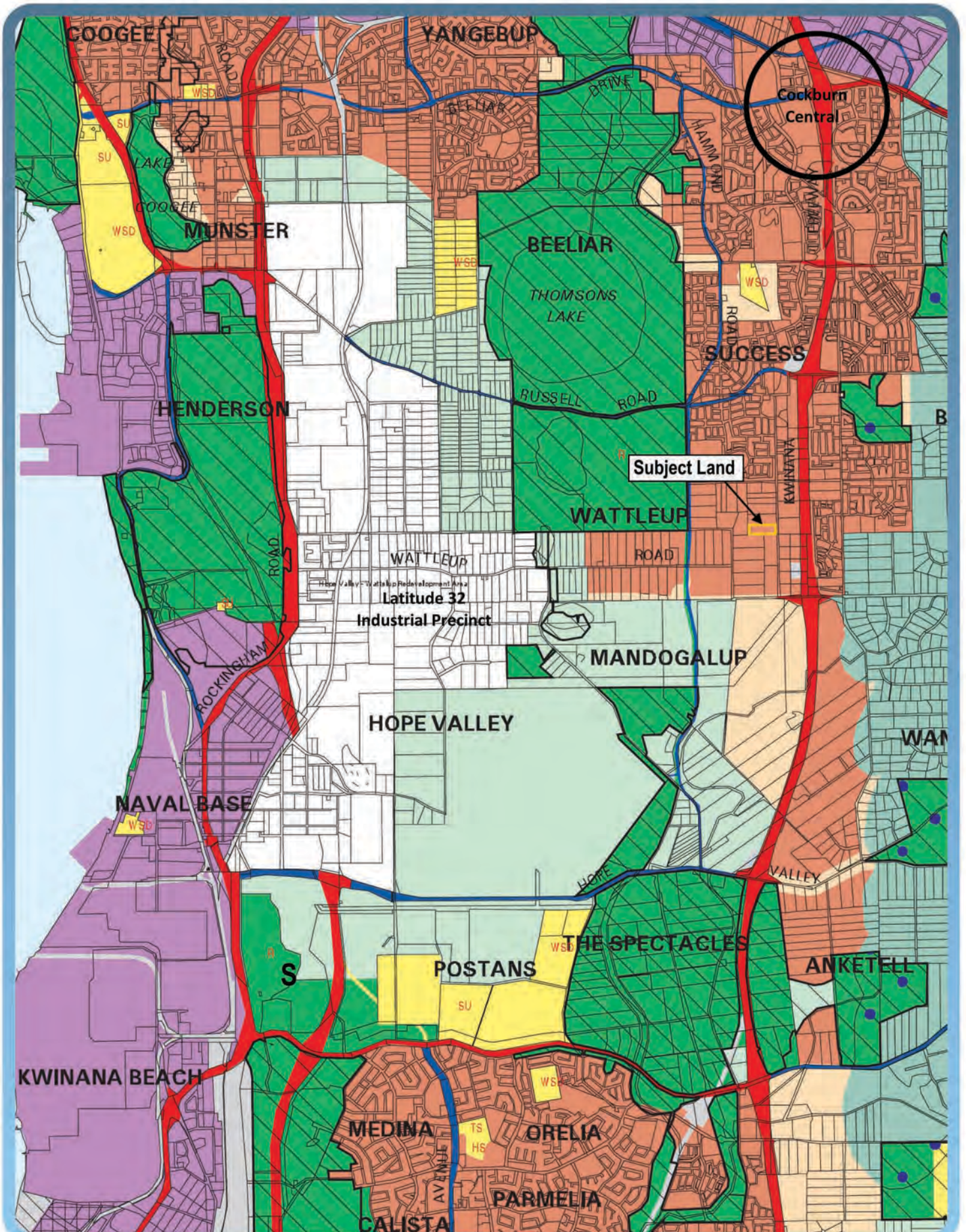
- Define the areas.
- Aim.
- Issues and constraints.
- Objectives.
- Opportunities.
- Design guidelines including integration with guidelines for Rockingham Road and Lancaster Street.

Part 4 – Rockingham Road and Lancaster Street Design Guidelines

- Key principles (including for example - history and local character considerations and visual simplicity)
- The importance of streets
- Road function: typology and Connectivity with the locality
- Provision for cyclists
- Pedestrian routes and crossings
- Trees and planting (connections and landmarks)
- Cross overs and car parking arrangements
- Signage
- Materials
- Dealing with mixed use typologies
- Bus facilities

Part 5 - Implementation

- Prioritised action plan
- Responsibilities
- Timeline of actions including timing and costs



LOCATION & CONTEXT PLAN **Lot 31 Barfield Road HAMMOND PARK**



Harley Dykstra

PLANNING & SURVEY SOLUTIONS

AR	DRAWN 2 April 2014	DRAWING No 131062-AP-F2-F2-131202-A
REV A	DESCRIPTION Original Drawing	DATE 25-11-13
		NTS



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NOTE:

This plan has been prepared for planning purposes. Areas, Contours and Dimensions shown are subject to survey.



Figure 1

PLAN NOTES

1. FUTURE RESIDENTIAL DEVELOPMENT SHALL NOT DIRECTLY ABUT ROWLEY ROAD. FUTURE LOCAL STRUCTURE PLANNING IS TO DEMONSTRATE A SUITABLE INTERFACE TREATMENT (E.G. ENLARGED SERVICE ROAD DESIGN WITH FRONTING RESIDENTIAL DEVELOPMENT AS A MINIMUM) BEING PROVIDED TO THE FUTURE ROWLEY ROAD FREIGHT ACCESS ROUTE.

2. FUTURE ACCESS ROAD TO BE PROVIDED AS A FULL INTERSECTION UNTIL ROWLEY ROAD IS UPGRADED AND CONSTRUCTED TO A REGIONAL ROAD AT WHICH TIME THE INTERSECTION WILL BE CONVERTED AND MAINTAINED AS LEFT IN/LEFT OUT ACCESS ONLY. (SUBJECT TO MAIN ROADS WA APPROVAL).

3. AS PART OF THE UPGRADE OF ROWLEY ROAD, GRADE SEPARATED PEDESTRIAN AND VEHICULAR ACCESS IS TO BE PROVIDED AS A CONTINUATION OF BARFIELD ROAD, IN ORDER TO MAINTAIN CONNECTIVITY BETWEEN FUTURE DEVELOPMENT TO THE SOUTH OF ROWLEY ROAD. THIS MAY BE FURTHER RATIONALISED THROUGH SUBSEQUENT LOCAL STRUCTURE PLANNING TO DETERMINE HOW THIS SPECIFIC ACCESS IS CREATED.

4. FUTURE STRUCTURE PLANNING OF THE CELL SOUTH OF WATTLEUP ROAD MUST PROVIDE AN APPROPRIATE INTERFACE WITH RESIDENTIAL DEVELOPMENT NORTH OF WATTLEUP ROAD. THIS IS TO HAVE PARTICULAR REGARD TO THE POSITION OF THE WESTERN AUSTRALIAN PLANNING COMMISSION IN RESPECT OF ITS POSITION ON THE ACCEPTABILITY (OR OTHERWISE) OF RESIDENTIAL DEVELOPMENT SOUTH OF WATTLEUP ROAD, AND ALTERNATIVE (NON-RESIDENTIAL) LAND USES THAT MAY BE REQUIRED. ANY IMPACTS ASSOCIATED WITH THE FUTURE DEVELOPMENT OF NON-RESIDENTIAL LAND USES IN THE CELL SOUTH OF WATTLEUP ROAD MUST BE FULLY CONTAINED WITHIN THE CELL BOUNDARIES.

5. NEIGHBOURHOOD CENTRE - THE DESIGN AND FUNCTION OF THE PROPOSED NEIGHBOURHOOD CENTRE SHALL BE BASED ON 'MAIN STREET' PRINCIPLES AND RELEVANT PROVISIONS OF LIVEABLE NEIGHBOURHOODS. ANY ASSOCIATED LOCAL STRUCTURE PLAN MUST ADEQUATELY DEMONSTRATE THROUGH CONCEPT PLANS AND/OR DETAILED AREA PLANS THE MANNER IN WHICH THE CENTRE ADDRESSES THE REQUIREMENTS OF THE RELEVANT SECTIONS OF THE SOUTHERN SUBURBS DISTRICT STRUCTURE PLAN - STAGE 3 REPORT, AND PARTICULARLY THE NEIGHBOURHOOD CENTRE CONCEPT PLAN PROVIDED WITHIN THE REPORT DOCUMENT.

6. NEIGHBOURHOOD NODES - THE DESIGN AND FUNCTIONALITY OF THE NEIGHBOURHOOD NODES SHALL BE DISTINCTLY DIFFERENT TO THE PRIMACY OF THE NEIGHBOURHOOD CENTRE. THESE LOCATIONS ARE TO PROVIDE FOR A RANGE OF MORE LOCALLY FOCUSED ACTIVITIES AND FUNCTIONS. WHERE RETAIL IS PROPOSED, THESE ARE TO NOT EXCEED A MAXIMUM RETAIL FUNCTION OF 300SQM, WITH SUCH FUNCTION BASED UPON A 'CONVENIENCE STORE' TYPE USE.

7. CENTRAL PRECINCT - A COMPREHENSIVE LOCAL STRUCTURE PLAN WILL BE REQUIRED FOR THE CENTRAL NEIGHBOURHOOD CENTRE AND ADJACENT DEVELOPMENT. THE CITY WILL NOT CONSIDER INDIVIDUAL STRUCTURE PLANS IN THIS LOCATION DUE TO THE NEED TO ENSURE THE SUITABLE INTEGRATION OF DEVELOPMENT.

GENERAL NOTES

A. ALL LOCAL STRUCTURE PLANS MUST INCLUDE AND BE INFORMED BY:

- I) DETAILED LWMS BASED UPON REGIONAL DRAINAGE STUDY,
- II) DETAILED NOISE MANAGEMENT STRATEGY WHERE LSP ADJOINS ROWLEY ROAD,
- III) FIRE MANAGEMENT PLAN WHERE LSP IS LOCATED NEAR ROS OR SIGNIFICANT POS,
- IV) FLORA AND FAUNA MANAGEMENT PLAN,
- V) TRAFFIC MANAGEMENT PLAN,
- VI) CONTAMINATED SITES & ACID SULPHATE SOILS MANAGEMENT PLAN WHERE REQUIRED,
- VII) HERITAGE STUDY WHERE LSP INCLUDES FORMER HISTORIC TRAMWAY,
- VIII) TRANSITION AND/OR INTERFACE STRATEGY IN RESPECT OF EXISTING RURAL USES,
- IX) NEIGHBOURHOOD CENTRE CONCEPT PLAN AND DETAILED AREA PLAN WHERE INCLUDED WITHIN LSP AREA,
- X) NEIGHBOURHOOD NODE CONCEPT PLAN AND DETAILED AREA PLAN.

B. LOCAL STRUCTURE PLANS SUBDIVISION AND DEVELOPMENT OF THE SUBJECT AREA IS TO BE IN ACCORDANCE WITH AN ENDORSED APPLICABLE LOCAL STRUCTURE PLAN.

C. PUBLIC OPEN SPACE AND DRAINAGE
PUBLIC OPEN SPACE AREAS ARE INDICATIVE ONLY AND SUBJECT TO DETAILED DESIGN AND MODELLING AT THE LOCAL STRUCTURE PLAN STAGE. ALL LOCAL STRUCTURE PLANS MUST ALSO INCORPORATE A LOCAL WATER MANAGEMENT STRATEGY TO DEMONSTRATE THE MANNER IN WHICH DRAINAGE CAN BE SELF CONTAINED WHILST TAKING INTO CONSIDERATION THE DISTRICT/REGIONAL DRAINAGE OBJECTIVES, AND ENSURING BEST PRACTICE WATER SENSITIVE URBAN DESIGN. THE FUNCTIONALITY OF OPEN SPACE FOR INFORMAL ACTIVE RECREATION MUST ALSO BE CONSIDERED AS PART OF FUTURE OPEN SPACE AND DRAINAGE CO-PLANNING.

D. RESIDENTIAL
I) USES WITHIN THE RESIDENTIAL AREAS ARE AS PER THE CITY OF COCKBURN'S TOWN PLANNING SCHEME NO.3 USE CLASS TABLE.
II) RESIDENTIAL DENSITIES ARE INDICATIVE ONLY AND SHALL BE REFINED AT THE LOCAL STRUCTURE PLAN STAGE IN ACCORDANCE WITH THE LOCATIONAL CRITERIA AS DEFINED WITHIN THE ASSOCIATED SOUTHERN SUBURBS DISTRICT STRUCTURE PLAN - STAGE 3 REPORT.
III) THE BASE CODING/MINIMUM DENSITY APPLICABLE TO THE DISTRICT STRUCTURE PLAN AREA IS TO BE CONSISTENT WITH DIRECTIONS 2031 IN REQUIRING GENERALLY 15 DWELLINGS/HA AND 25 DWELLINGS/HA IN AREAS NEAR 'CENTRES' AND AREAS OF 'AMENITY'.

E. DEVELOPMENT CONTRIBUTIONS
DEVELOPMENT IN THIS AREA IS ALSO SUBJECT TO DEVELOPMENT CONTRIBUTIONS. SCHEDULE 12 OF TOWN PLANNING SCHEME NO. 3 DETAILS DEVELOPMENT CONTRIBUTION AREA PROVISIONS. PERSONS OR COMPANIES PROPOSING TO UNDERTAKE SUBDIVISION IN THIS AREA SHOULD REVIEW SCHEDULE 12 AND ALSO CONTACT THE CITY'S STRATEGIC PLANNING TEAM TO ASCERTAIN THERE ARE NO PENDING AMENDMENTS TO THIS SCHEDULE.

Lot 31 Barfield Road (subject LSP August 2014)

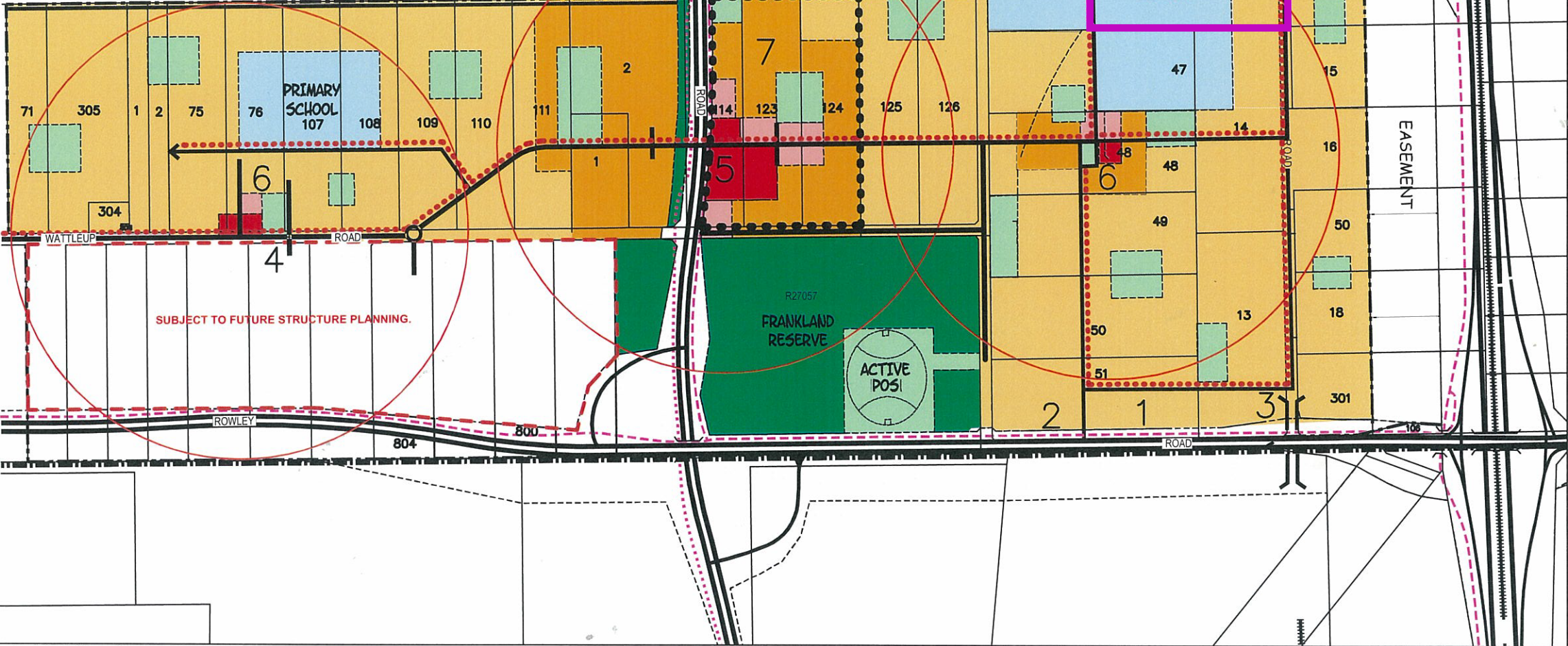


FIGURE 7

City of Cockburn

GNA 2/05

0 250m

SCALE 1:12,500

Residential Density

- High
- Medium

Local Centre (Pedestrian Based Retail)

- Mixed Business / Commercial / Home Based Business
- Community Facilities / Schools etc
- Conservation Category
- Wetland* * In accordance with DEC Geomorphic Wetlands Swan Coastal Plain dataset

Key Open Space Areas:

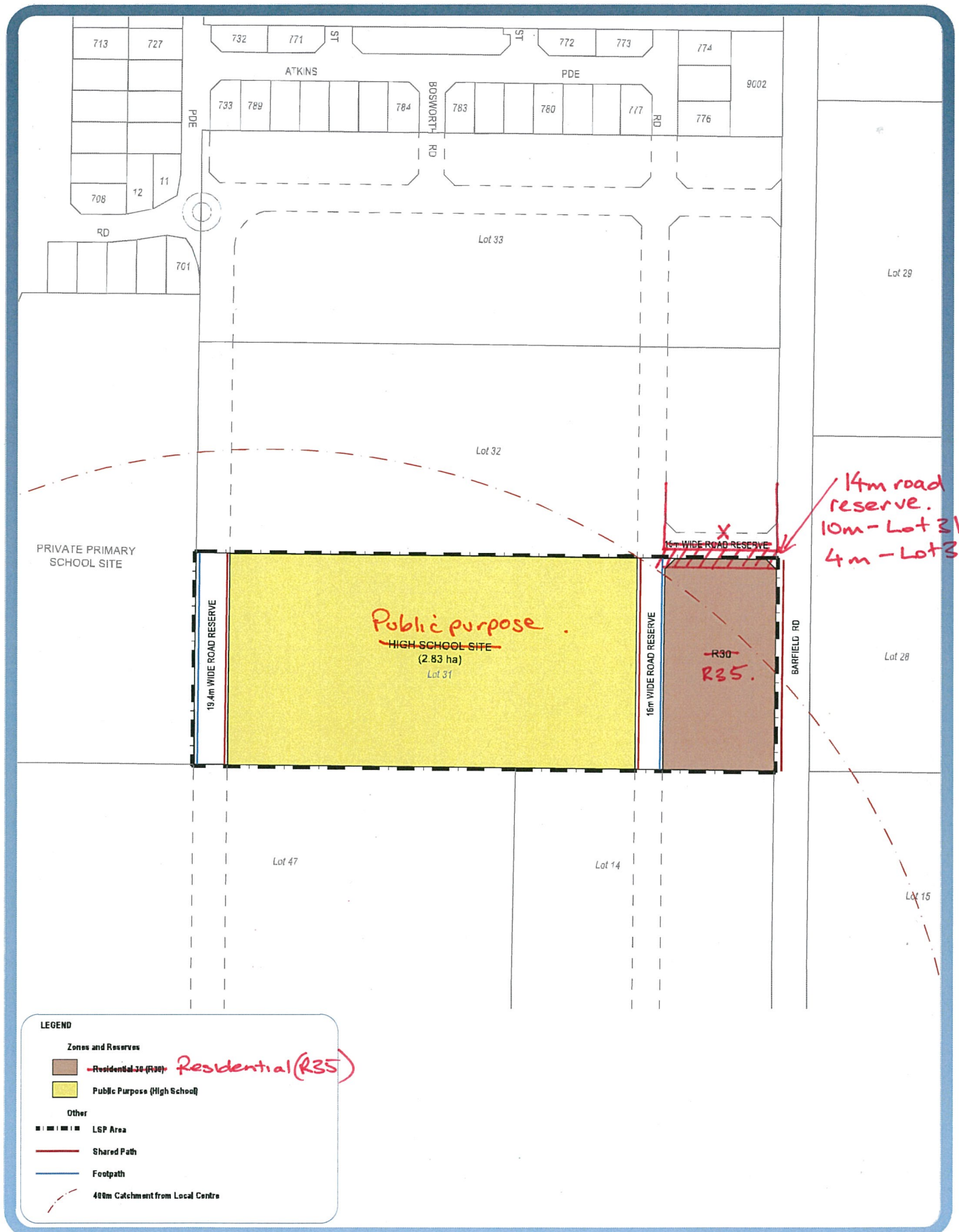
- Public Open Space
- Regional Open Space

Key Road Structure (Existing and Proposed)

- Major Shared Path
- Historic Baldivis Tramway Trail
- 400m Walkable Catchment
- Central Precinct

SOUTHERN SUBURBS DISTRICT STRUCTURE PLAN

- STAGE 3, HAMMOND PARK / WATTLEUP



LOCAL STRUCTURE PLAN Lot 31 Barfield Road HAMMOND PARK

Harley Dykstra

PLANNING & SURVEY SOLUTIONS

REV	DESCRIPTION	DATE	DRAWING No
AR	Original Drawing	25-11-13	131062-LSP-F3-P1-131125-E

SCALE AT A3 1:2000

ALL DISTANCES ARE IN METERS

PERTH OFFICE:
 Level 1, 252 Fitzgerald Street, Perth WA 6000
 Tel: 08 9228 9192
 Email: perth@harleydykstra.com.au
 Web: www.harleydykstra.com.au
 Offices also at Albany, Bunbury, Busselton and Kalbar.

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NOTE:
 This plan has been prepared for planning purposes. Areas, contours and dimensions shown are subject to survey.

Plan 1

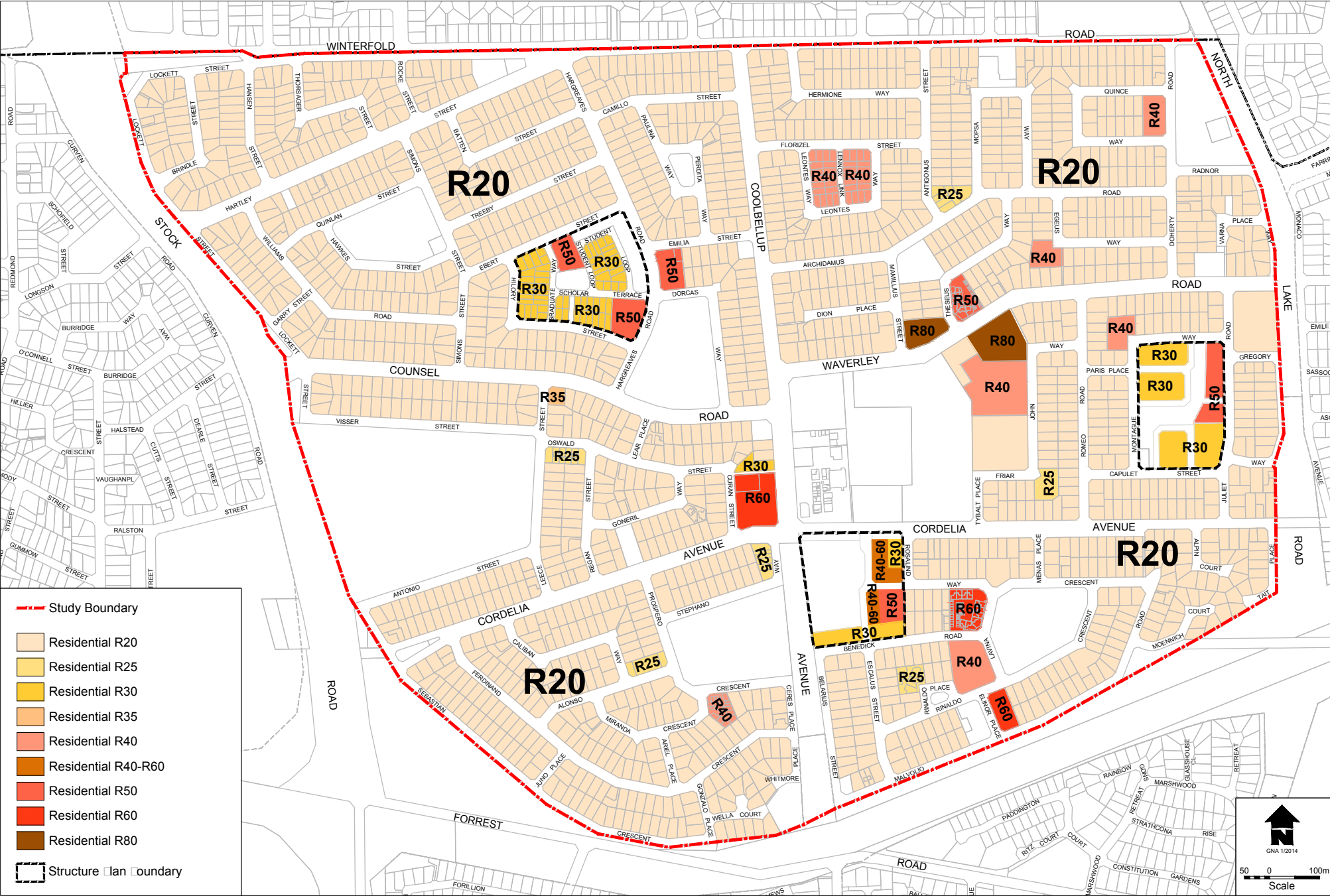
SCHEDULE OF SUBMISSIONS
STRUCTURE PLAN PROPOSAL – LOT 31 BARFIELD ROAD, HAMMOND PARK

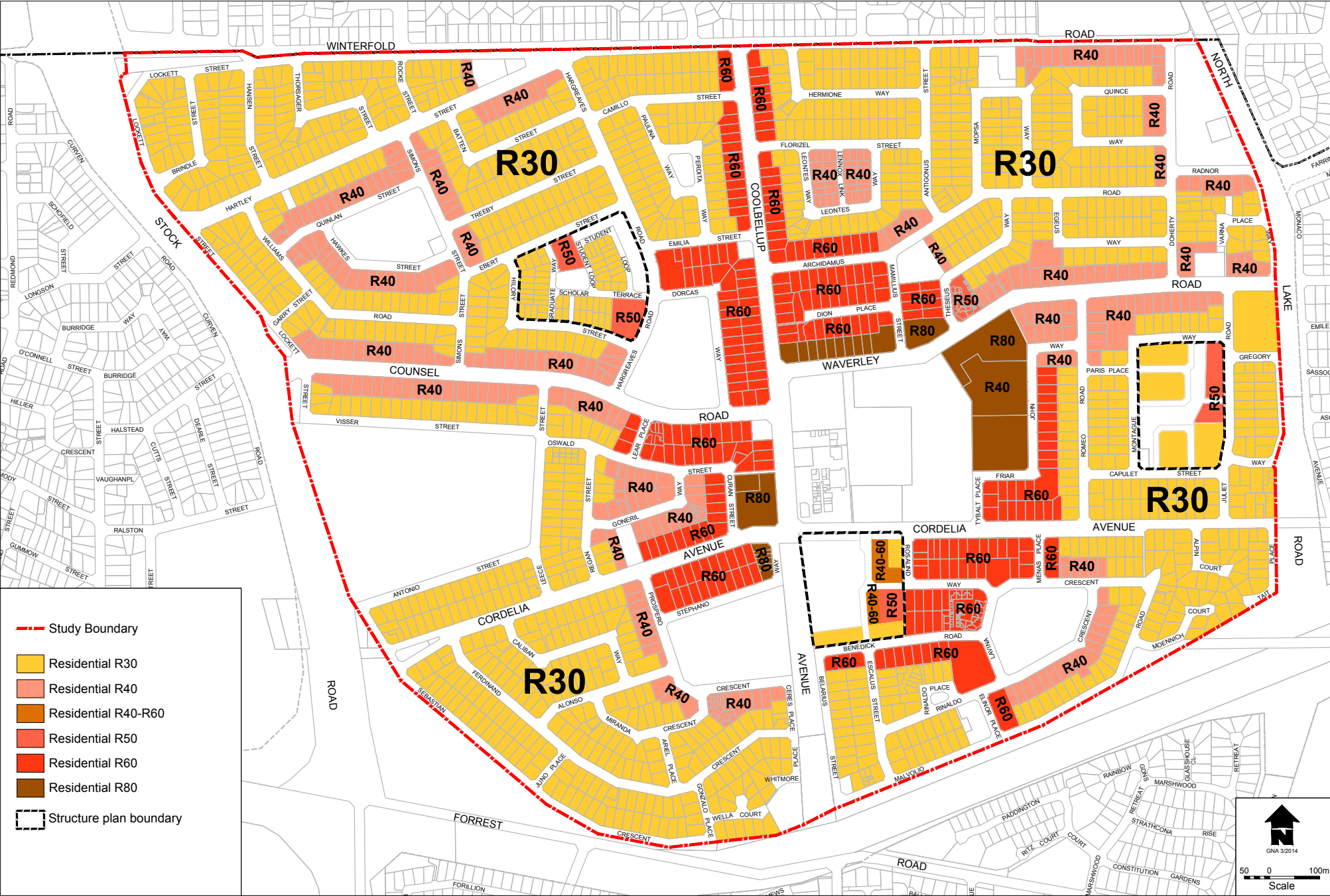
NO.	NAME/ADDRESS	SUBMISSION	COUNCIL'S RECOMMENDATION
1	Department of Water PO BOX 332 MANDURAH WA 6210	<p>ADVICE: Support</p> <p>Thank you for the referral for the proposed Local Structure Plan for Lot 31 Barfield Road, Hammond Park. The Department of Water (DoW) has reviewed the information and offers the following advice:</p> <p>Urban Water Management Consistent with Better Urban Water Management (BUWM) (WAPC, 2008) and policy measures outlined in State Planning Policy 2.9, the proposed Local Structure Plan is supported by the approved Local Water Management Strategy Lot 31 Barfield Road, Hammond Park (Emerge Associates, April 2014) for the final approval of the future Structure Plan.</p> <p>Groundwater The subject area is located within the Jandakot Groundwater Area as proclaimed under the Rights in Water and Irrigation Act 1914. Any groundwater abstraction in this proclaimed area for purposes other than domestic and/or stock watering taken from the superficial aquifer, is subject to licensing by the Department of Water. The issuing of a groundwater licence is not guaranteed but if issued will contain a number of conditions that are binding upon the licensee.</p>	Noted
2	Main Roads Don Aitken Centre, PO Box 6202 East Perth WA 6892	<p>ADVICE: Support</p> <p>Thank you for your letter dated the 1st of July, 2014 requesting Main Roads provide comment on the above proposed Local Structure Plan.</p> <p>Reference is made to between Main Roads and the City of Cockburn officer, dated the 11th of July - 15th of July, 2014. As part of this correspondence the need for a Transport Impact Assessment (TIA) was discussed and it was communicated that the City will require a full and comprehensive TIA upon the submission of the Development Application for the High School which Local Structure Plan application 110/104 sets out to enable.</p> <p>As a consequence of this correspondence Main Roads is of the understanding that a TIA will be conducted at the Development Application stage of land development and that this would be appropriate considering</p>	Noted

NO.	NAME/ADDRESS	SUBMISSION	COUNCIL'S RECOMMENDATION
		<p>that the proposed High School is to be located over several Lots within the Southern Suburb District Structure Plan.</p> <p>Finally, Main Roads would like to provide its support for the proposed Local Structure Plan on the provision that the High School Development Application, and associated TIA, are referred to Main Roads for comment.</p>	
3	Department of Education 151 Royal Street East Perth WA 6004	<p>ADVICE: Support</p> <p>The Department of Education has reviewed the proposal and advises that it has no objection to the amendment.</p>	Noted
4	Department of Planning Locked Bag 2506 PERTH WA 6001	<p>ADVICE: Modifications</p> <p>A preliminary assessment of the proposed SP has been undertaken. In this regard, please be advised that the WAPC is not prepared to endorse the proposed SP (with or without modifications) at this time for the following reasons:</p> <ol style="list-style-type: none"> 1. The WAPC wishes to consider the advice of the government agencies and any public submissions in response to the advertising of the SP. 2. The Part One Statutory Section content is to be consistent with the Part One pro-forma recently agreed to by the City and the Department of Planning. 3. The 'Local Structure Plan' does not have correct zoning classifications. 4. The Part Two Explanatory Section will require modifications including: <ul style="list-style-type: none"> • making reference to the spatial design rationale for the SP and being married to the Southern Suburbs Stage 3 District Structure Plan spatial plan; • providing relevant density calculations; • confirming the approval of the LWMS by the Department of 	<p>Support modifications</p> <ol style="list-style-type: none"> 1. The WAPC will receive a copy of the submissions when referred to the LSP is forward to the WAPC for approval. It is however all submission support the LSP with minor modifications. 2. Part One shall be modified prior to sending to the WAPC and will be a required modification prior to approval. 3. The LSP map shall be modified to ensure consistency with zoning classifications. 4. Part Two Explanatory section will also be a required modification prior to adoption.

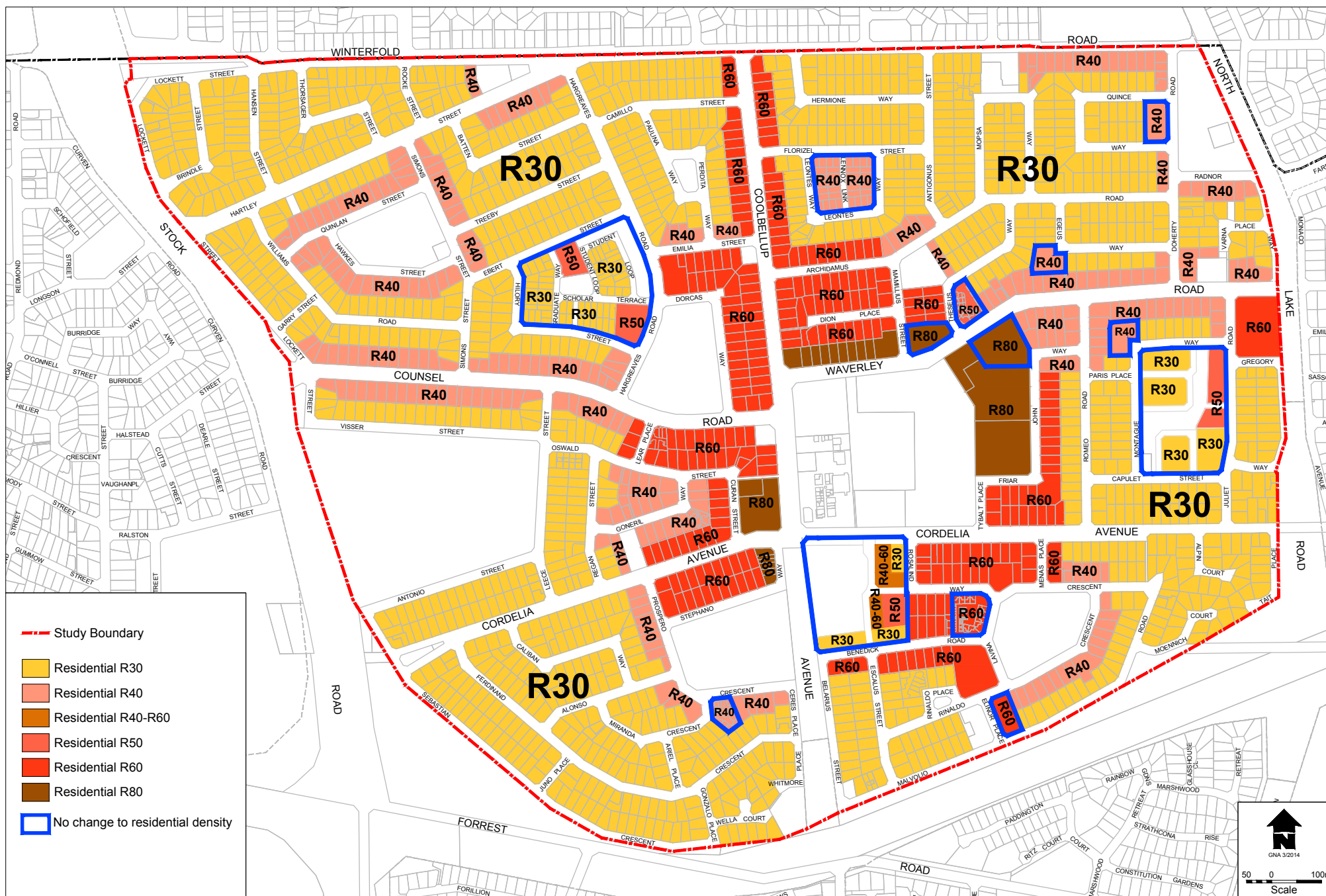
NO.	NAME/ADDRESS	SUBMISSION	COUNCIL'S RECOMMENDATION
		<p>Water; and</p> <ul style="list-style-type: none"> explaining the main principles of the fire management regime for the SP area. 	
5	<p>Mei Tsao</p> <p>144 Barfield Road Hammond Park WA 6164</p>	<p>Object</p> <p>I am the owner of LOT 32 Barfield Road Hammond Park affected by this proposed plan. A road is drawn where our house is situated. Our whole family is living here, with kids going to primary school nearby and we are not planning to move anytime soon. The developer of LOT 31 approached us last year asking to develop with LOT31, the costs were quite expensive. They did mention about sharing the road. And when I saw this plan, the road was quite deliberately drawn on our property. There was another road drawn between the high school and our property. The education department person told us that the road doesn't belong to them. So the developer must have drawn the road there. It is not fair how they are developing the land and making profits on other peoples disabilities. It is not right and don't have the rights to use other peoples land to maximise their benefits. Its discriminating against people that does not have the ability to develop lands. Therefore, we don't believe that the roads should be left on the structure plan.</p>	<p>Support</p> <p>It is inappropriate that the owners of Lot 32, located adjacent to the north, should bear the full costs of the 15m wide road shown indicatively on the LSP running from West to East connecting Barfield Road and the proposed road running North-South between the proposed residential lots and the high school. This small road is required to ensure the future subdivision of residential land on both Lots 31 and 32 can access Barfield Road and ensure good permeability. It is therefore appropriate that both lots contribute towards the costs associated with this road. Additionally it has been identified a reduced road width of 14m can accommodate the necessary infrastructure.</p> <p>As a result, and given Lot 31 has commenced their plans first, it is recommended Lot 31 accommodate 10m of this road and the remaining 4m be located on Lot 32 as and when the owners proceed with a LSP for the land. This will enable the road to be constructed with one verge and function on Lot 31 alongside the proposed residential lots. The remaining 4m on Lot 32 is proposed for the remaining verge and can be included within a future LSP for Lot 32.</p>
6	<p>Department of Aboriginal Affairs PO Box 3153 East Perth WA 6892</p>	<p>Advice: Support</p> <p>Thank you for the opportunity to provide comment on the City of Cockburn's proposed structure plan. The Department of Aboriginal Affairs (DAA) has reviewed your proposed structure plan and can inform you that based on the DAA Heritage Database, there are no known Registered Aboriginal sites, or Other Heritage Places located within the lot subject of the proposed</p>	<p>Noted</p>

NO.	NAME/ADDRESS	SUBMISSION	COUNCIL'S RECOMMENDATION
		<p>structure plan. As such there are no known Aboriginal heritage reasons why the proposed structure plan shouldn't go ahead.</p> <p>DAA recommends the proposed structure plan include reference to the Cultural Heritage Due Diligence Guidelines (the Guidelines) so that prospective developers are informed of their obligations with regards to Aboriginal places. You can find these electronically at: www.daa.wa.gov.au/Documents/ReportsPublications/DDG.pdf.</p>	





Attachment 2 - Draft Residential Densities Coding Plan



File No. 110/019

**SCHEDULE OF SUBMISSIONS
COOLBELLUP DRAFT REVITALISATION STRATEGY**

NO.	NAME/ADDRESS	SUBMISSION	COUNCIL'S RECOMMENDATION
1	Liz Penter 32 Coolbellup Avenue Coolbellup WA 6163	<p>Objection</p> <p>I have great concern about the proposal for high density development surrounding the Coolbellup Hub. The R60 proposed zoning seems incredibly high density for a suburban area with single lane roads leading into and out of the suburb. As a resident who has recently invested into renovating and improving my home, I have real concerns about the increase in road traffic, increase in noise, loss of aesthetics to the area and of course the threat of having multi storey buildings surrounding me. In addition, the R60 rezoning proposal has been confined to the immediate area surrounding the Coolbellup Hub, with the exception of Coolbellup Ave. Although I don't agree with so much land being re-zoned to R60, I also don't understand why all of Coolbellup Avenue to the North has been rezoned R60? It is the only road that the R60 zoning extends and continues out of the immediate Coolbellup Hub area. Why? Is that what council wants as an entrance statement into Coolbellup? Dense housing? Shouldn't the R60 zoning cease on Coolbellup Ave at say Emelia St, and maybe R40 from Emelia St to Winterfold Rd? This way Coolbellup Avenue would be treated the same as other entry roads into Coolbellup, such as Waverley Rd and Counsel Rd, which are zoned R40 as they move further away from the Coolbellup Hub. As a resident of Coolbellup Avenue, this feels very unjust and saddens me to think what my suburb and street is going to turn into, especially after investing so much into improving my property. I don't oppose development per se, but I certainly believe rezoning a significant proportion of Coolbellup into R60 is too dense and will detract from the area rather than improve the feel of the area. As a home owner on Coolbellup Avenue, this concerns me and I feel intensely disappointed in this proposal.</p>	<p>Not supported</p> <p>Increase in traffic</p> <p>The traffic counts and predictions conducted as part of the background analysis found there is capacity within the current road network to accommodate future growth to 2031 in addition to the densities proposed as part of the Strategy. Analysis also recognises the good level of public transport options in addition to the suburbs close proximity to services. Furthermore, as has occurred in the Phoenix Central Revitalisation Strategy area, development within Coolbellup will occur gradually. Therefore the incremental nature of the increase in dwelling numbers and associated increase in traffic will allow the City to plan appropriately for the road upgrades required to accommodate this change. This will include the already identified recommendations listed within the Strategy of which resulted from the Transport and accessibility analysis provided within the Background Report (see page 57). These relate to:</p> <ul style="list-style-type: none"> • The upgrade of cycle ways • Strategies to accommodate an increase of car parking • The beautification of streets, and; • Monitoring public transport provision. <p>Increase in noise</p> <p>Admittedly there will more activity occurring</p>

NO.	NAME/ADDRESS	SUBMISSION	COUNCIL'S RECOMMENDATION
			<p>within the area as a result of increased densities however it is unlikely this will result in an unacceptable level for a residential area.</p> <p>Proposed R60 north of Coolbellup Avenue Land fronting Coolbellup Avenue is to be zoned to a density of R60. The intent of this zone is to create a stronger, more enclosed streetscape. This is due to the existing condition of the street providing poor spatial definition. Potential exists to provide for increased densities due to the large lot sizes, deep verges and the wide street. Furthermore this location is located close to public transport. The extension of the R60 zone is intended to provide consistency in the streetscape given medium density development is already located at the northern end of Coolbellup Avenue. The bulk and scale of buildings resulting from increased densities is viewed as having the potential of contributing to the streetscape rather than detracting from it.</p>
2	Adam Pond 37 Farnley Way DUNCRAIG WA 6023	<p>Support with modification</p> <p>Minimum R40 zoning in Coolbellup due to vicinity of Perth City.</p> <p>Remove or bury (or re-route) high voltage power line running down Cordelia Avenue, this will remove easements and unpleasant noise form powerline buzz and unsightly towers depreciating the surrounding assets.</p>	<p>Not supported</p> <p>An R40 base code is not supported. An R30 code is proposed so as to meet the two core aims of the Strategy – protect the existing character of Coolbellup and provide opportunities for increased housing. A base code of R30 is considered an appropriate base coding for the majority of the suburb in order to retain the character of the area, while providing for infill development potential for most lots.</p> <p>The R30 will allow most people to at least subdivide their properties. It is considered</p>

NO.	NAME/ADDRESS	SUBMISSION	COUNCIL'S RECOMMENDATION
			<p>appropriate R40 codes and upwards be located fronting a good provision of services such as POS, public transport and in close proximity to the Coolbellup Town Centre.</p> <p>The high voltage power lines that run along Cordelia Avenue are infrastructure under the control of Western Power. These power lines are important to the regional power network and unable to be placed underground due to the considerable costs associated. The Strategy, or the City, does not have the ability to influence a change to such important regional level infrastructure.</p>
3	Joanne Montgomery 4 Paulina Way Coolbellup WA 6163	<p>Support with modifications</p> <p>I support the changes, however, reduce the number of multiple dwelling sites to prevent creating hot spots for trouble</p>	<p>Not supported</p> <p>It is not supported that medium density development will encourage anti-social behaviour.</p> <p>Furthermore, the proposed "medium density design guidelines" will assist in promoting quality design outcomes.</p>
4	City of Cockburn Landowner	<p>Support</p> <p>Very happy Coolbellup is finally being redeveloped for the better.</p>	Noted
5	Tanya Newton 136 Cordelia Avenue Coolbellup WA 6163	<p>Support with modifications</p> <p>We fully support these changes but would also like to see: - A makeover of the Coolbellup shopping precinct - An upgrade of intersections to account for the already busy traffic in peak periods. Especially the intersection of Waverley Road and North Lake Road which is already bordering on dangerous. With high density housing the intersections must also be considered.</p>	<p>Noted/not supported</p> <p>The Strategy does not seek to review land in Coolbellup subject to an adopted Local Structure Plan (LSP) including the Coolbellup Town Centre adopted in 2011. This is a result of no established need given the LSP's were prepared quite recently.</p>

NO.	NAME/ADDRESS	SUBMISSION	COUNCIL'S RECOMMENDATION
			<p>While the LSP provides a strong framework to continue to guide the development of the site, the City is limited in its influence on the development of the site given it is ultimately up to the land owners, the City remains committed to supporting the shopping centre owners where it can.</p> <p>The traffic counts and predictions conducted as part of the background analysis found there is capacity within the current road network to accommodate future growth to 2031 in addition to the densities proposed as part of the Strategy. Analysis also recognises the good level of public transport options in addition to the suburbs close proximity to services. Furthermore, as has occurred in the Phoenix Central Revitalisation Strategy area, development within Coolbellup will occur gradually. Therefore the incremental nature of the increase in dwelling numbers and associated increase in traffic will allow the City to plan appropriately for the road upgrades required to accommodate this change. This will include the already identified recommendations listed within the Strategy of which resulted from the Transport and accessibility analysis provided within the Background Report (see page 57). These relate to:</p> <ul style="list-style-type: none"> • The upgrade of cycle ways • Strategies to accommodate an increase of car parking • The beautification of streets, and; • Monitoring public transport provision.

NO.	NAME/ADDRESS	SUBMISSION	COUNCIL'S RECOMMENDATION
6	Nick De'Ceglie 36 Waverley Road COOLBELLUP WA 6163	<p>Support with modifications</p> <p>As the owner of 36 Waverley road Coolbellup I am happy with the revitalization strategy and the planning that has gone into it. I would like my proposed zoning to be reviewed as I think it would benefit from an increased density plan.</p> <p>There are a number of factors that have influenced my thoughts.</p> <ul style="list-style-type: none"> • The main factor would be the positioning of my house. It is positioned next door to a large group dwelling currently zoned as an R50 and across the road from an aged care facility zoned as an R80. • It seems a waste not to utilise the land to its fullest potential. This in turn will not only provide flexibility but affordability in the housing market. • My house is positioned within 150 metres of the newly proposed town centre. • There is a bus stop positioned out the front of my house providing easy access for future occupants. • Waverley Road is the most direct route not only to the fwy via Farrington Road but also Murdoch University and the newly built Fiona Stanley hospital. 	<p>Not supported</p> <p>The adjacent R50 and R80 coded lots are of a sufficient size so as to facilitate an improved design outcome. An increase in the zoning at 36 Waverley is not supported as it falls outside the justifications for higher densities beyond R40 including being more than 400m away from the town centre. It is noted the R40 is already justified through proximity to public transport.</p> <p>The current proposal along Waverley Road will ensure consistency along the streetscape with higher densities punctuating the corner lots.</p>
7.	Paul Wadsworth 5 Hansen Street COOLBELLUP WA 6163	<p>Support with modifications</p> <p>Whilst I have NO OBJECTION to the proposed zoning alterations to the already densely classified residential areas within the central precinct of Coolbellup ("the suburb"), I STRONGLY OBJECT to the 'blanket' re-zoning of the existing R20 classified residential areas to R30 over the remainder of the suburb.</p> <p>The proposed zone change from R20 to R30 will reduce the amenity to the majority of the residents within the suburb destroy the suburb's character whilst reducing it to that of a "battle-axed" precinct typified by such unfortunate examples such as Palmyra.</p> <p>The City of Cockburn's intent to <i>"guide the delivery of future residential development within the suburb and identify improvements and infrastructure required to support this growth"</i> as stated in the correspondence dated 7/5/14 ("DRAFT COOLBELLUP REVITALISATION STRATEGY" REF 110/019) is unfortunate in that its apparent intent is to increase the residential rateable base whilst being anything but beneficial to its existing ratepayers.</p>	<p>Not supported</p> <p>Several recommendations within the Coolbellup Strategy focus on protecting and enhancing the character of Coolbellup. These include:</p> <ul style="list-style-type: none"> • The revitalisation of streets, promotion of tree retention and an increase in the number of street trees. • The preparation of a medium density good design guide is recommended of which will focus on how to provide for medium density develop while protecting local character and amenity. This wil include guidance for battle-axe blocks. • Amendments to local planning policy

NO.	NAME/ADDRESS	SUBMISSION	COUNCIL'S RECOMMENDATION
			<p>APD58 requiring development to submit a design quality statement</p> <p>The City believes local character and amenity can be protected through these initiatives while also accommodating increased densities.</p> <p>The consultation undertaken in 2013 with the Coolbellup community revealed a medium to high appetite for change. Very few residents want to resist change and there was strong support for more medium density housing types, and good support for more medium to high density housing types.</p> <p>With regard to the benefits associated with the increased densities there is a clear benefit for landowners due to providing further opportunities for the development of their land. Furthermore, the Strategy's focus is to revitalise an area in need of attention and therefore it is viewed all stakeholder will benefit.</p> <p>It is noted the rates on land will only rise when land is either subdivided (a vacant land rate will apply), in addition to an increase when dwellings are delivered on the site. No increase (as a result of increased zonings) will occur for landowners that choose to not intensify the use of their site. It is not supported the proposed zone changes have come from a desire to increase rates.</p>
8.	Public Transport Authority of Western Australia PO Box 8125 Perth Business	<p>Support</p> <p>In general the PTA supports the increased density proposed in the strategy.</p> <p>Transperth regularly review bus services based on patronage and makes adjustments</p>	Noted

NO.	NAME/ADDRESS	SUBMISSION	COUNCIL'S RECOMMENDATION
	Centre WA 6849	<p>to the network and service levels as required. Action 1.4 suggests a review of services, but this is a regular process that is undertaken using Transperth's ticketing data.</p> <p>However, the City is welcome to contact Transperth to discuss the future of services within the study area.</p>	
9.	Alan Thompson on behalf of Bare Oaks Pty Ltd 6 Friar John Way COOLBELLUP WA 6163	<p>Support with modifications</p> <p>Thank you for the opportunity to comment on the Draft Coolbellup Revitalisation Strategy (DCRS).</p> <p>The strategy looks to be a well-considered response to the issues facing Coolbellup and is likely to show positive results as soon as the Scheme Amendment is Gazetted. The strategy also represents best practice for infill across wider Perth and should be lauded as such.</p> <p>With regard to the DCRS and our property at 6 Friar John Way, Coolbellup, which is proposed for upcoding to R40, I would like to suggest that the property (and those around it) be further upcoded to R60. Please kindly consider the following in support of our argument for upcoding to R60:</p> <ul style="list-style-type: none"> • Friar John Way is relatively close to the commercial hub of Coolbellup, rather than on the fringe of the suburb, and a higher density code of R60 is justifiable on the basis of maximising the catchment of the neighbourhood centre. • The lower leg of Friar John Way is direct proximity to key public transport routes linking Friar John Way residence to key service such as the new Fiona Stanley Hospital. • 3. The dwellings on the Romeo Road leg of Friar John Way date to the 1960s and are ripe for redevelopment. I have spoken to the fellow owners of the lower leg of Friar John Way and all agree with the idea of increased density as an incentive to redevelop. Our redevelopments will dramatically enhance the quality of our streetscape and play their part in improving the viability of public transport and commercial activity throughout Coolbellup. • The continuous stretch of R60 will offer more incentive to Council to invest in footpaths/verge planting, and will strengthen the case for underground power - all of which will improve the quality of the neighbourhood streets, which is the key objective of the DCRS Program 2. 	<p>Not supported</p> <p>An R40 coding is proposed for lots fronting the northern section of Friar John Way due to:</p> <ul style="list-style-type: none"> • This location is beyond the 400m catchment to the town centre and therefore the R40 zone is proposed as a transition zone between the R60/R80 coding and the R30 to the east. • The R80 coding to the west of Friar John way are seen as acceptable due to the larger size of the lots and the ability for those lots to facilitate a suitable design outcome. • The change in the street alignment at the top of Friar John Way is a suitable location to provide a change in density.

NO.	NAME/ADDRESS	SUBMISSION	COUNCIL'S RECOMMENDATION
		<ul style="list-style-type: none"> Given the proximity of the 3 storey apartments at 16 Friar John Way (coded R80), a continuous sleeve of R60 leading from Romeo Road to Tybalt Place/Cordelia Avenue would be more appropriate than a sleeve which inexplicably includes R40. Concentrating higher densities around the centre makes more planning sense than upcoding low-density areas on the fringe, especially since these would probably be developed with battleaxe subdivisions which would jeopardise the character and natural environment of the suburb. The R60 coding would yield more affordable housing opportunities, which are desperately needed in inner-ring metropolitan areas like Coolbellup. Local seniors will be able to downsize without leaving the suburb and local young couples/singles will be able to enter the housing market without leaving their established support networks <p>Thank you once again for the opportunity to comment on the DCRS. I would much appreciate my comments being given all appropriate consideration. In the meantime I wish you all the best on this worthy exercise in improving Coolbellup.</p>	
10.	Clinton Berry 40 Lockett Street COOLBELLUP WA 6163	<p>Support with modifications</p> <p>Please make Lockett Street into R40. The new plans of making Stock Road into a 6 lane toll highway will drive down our property values. Making it into an R40 will protect any home owners investment in their property.</p> <p>My wife and I brought this house almost a year ago not knowing about a six lane highway going in.</p>	<p>Not supported</p> <p>The submission is not supported. The City is not aware of any plans to widen Stock Road and turn it into a toll road. However, it is understood discussions have been had at a state level regarding such a proposal for the Roe highway and this is not in the immediate vicinity of the subject lot.</p> <p>The R30 zone is proposed as the base code across the suburb, including Lockett Street, to meet the two core aims of the Strategy – protect the existing character of Coolbellup and provide opportunities for increased housing. A base code of R30 is considered an appropriate base coding for the majority of the suburb in order to retain the character of the area, while providing for infill development potential for most lots.</p>

NO.	NAME/ADDRESS	SUBMISSION	COUNCIL'S RECOMMENDATION
			The R30 will allow most people to at least subdivide their properties. It is considered appropriate R40 codes and upwards be located fronting a good provision of services such as POS, public transport and in close proximity to the Coolbellup Town Centre.
11.	Stephen Kidd 117 Buxton Street MOUNT HAWTHORN WA 6163	Support The rezoning as proposed in the revitalisation strategy is a good option. It provides scope for keeping some properties as is and providing ne higher density properties for the future with increasing populations and living costs. Great option – fully supported.	Noted
12.	Li Li Yong 28 Oswald Street COOLBELLUP WA 6163	Support with modifications <ul style="list-style-type: none"> Higher density zoning is a must around the Cooby shops, to ensure the redeveloped shops will be utilised to its full potential and create a sense of community. I am in favour. Also newer, modern housing will be a plus. More frequent buses through Cooby is required, especially route 513 between 5:30 and 9:00pm from Murdoch station. Getting home after work can be quite inconvenient as I have to rush for a certain train otherwise I have to wait ages at Murdoch station for a connecting 513 bus. Underground power for western side of Cooby needs to happen, since east side got it. It looks much neater and modern. Much more desirable. Continue to plant leafy trees on Cooby streets. The entrances to Cooby (Counsel, Waverley, and Coolbellup Ave) are very attractive and would be beneficial to continue this theme throughout Cooby. Hargreaves Park is also very pretty and leafy. Bus stops could do with updating and more covered stands. Especially the one closest to my house, stop 11162. 	Noted The request for increased public transport is supported through the Strategies recommendation Action 1.4 Work with the PTA to undertake a review of services. The Strategy identifies the City will apply for the undergrounding of power lines when the next round of funding through the State Underground Power Program opens. (Action 2.4) The Strategy includes a street tree strategy which will enhance the provision of street trees within Coolbellup. Action 2.5 recommends an audit and review of bus infrastructure and therefore will address the request for more covered stands.
13	Craig Eric Johns 5 Quince Way COOLBELLUP WA 6163	No stated position - query I wish to make a submission on the fact that we were told one thing on Friday night but	Response Visual privacy, solar access, sight lines, and

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		apparently the opposite applies. Can you please advise as to what is the policy exactly. Are people allowed to build overlooking your privacy or not. I have three large upper story windows viewing straight into my backyard and back rooms of my house.	<p>building heights are design elements addressed by the Residential Design Codes of WA at the development assessment stage. Further provision is made within the City's LPP APD58 of which now proposes the submission of a design quality statement with DA's for multiple dwellings. Privacy, amenity and consideration of adjoining uses will be a key consideration for any design quality statement.</p> <p>Privacy of the adjoining landowners is a key planning assessment consideration. Unfortunately existing developments fall outside the scope of the Strategy.</p>
14	Marcos Hadinoto 12 Whitmore Place COOLBELLUP WA 6163	<p>Support with modification</p> <p>Thank you for the invitation to comment on and to have input into the above strategy. Firstly, the timing of this proposal is most opportune and full marks to the Council and planning staff for initiating this proposal.</p> <p>I own a property in Whitmore Place and frankly, this is perhaps the most neglected area in Coolbellup: is in urgent need of re-development as the sad state of some of the properties is quiet depressing.</p> <p>I note from the information the City has provided that is proposed to increase the residential density of this locality to R30. I do not believe this density is sufficient to bring about the compelling redevelopment that this locality so urgently needs. Further, I believe that it is a lost planning opportunity as close inspection has shown it is rather a unique area as:</p> <ul style="list-style-type: none"> • There is a sealed pedestrian path on the east side of Coolbellup Avenue that provides safe off road pedestrian access to from this locality to and from the shopping centre and the Coolbellup Community school; • By accessing this path the walk to school is less than 5 minutes and the shopping centre is a 6 minute walk; • Council has provided a pedestrian crossing of Coolbellup Avenue at the terminus of the walkway that could be upgraded a little cost; 	<p>Not supported</p> <p>The submission to increase densities to an R40 code on lots fronting Whitmore Place is not supported. The R30 zone is proposed as the base code across the suburb to meet the two core aims of the Strategy – protect the existing character of Coolbellup and provide opportunities for increased housing. A base code of R30 is considered an appropriate base coding for the majority of the suburb (particularly for lots located on the outer edge such as Whitmore Place) in order to retain the character of the area, while providing for infill development potential for most lots.</p> <p>Furthermore, it is considered that Whitmore Place being a small cul-de-sac street with limited verge and street space is unlikely to accommodate the needs of R40 developments.</p>

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		<ul style="list-style-type: none"> There are two nearby parks that provide ample recreation areas for the local children. Matilda Burkett Reserve actually abuts Whitmore Place and Tempest Park is a 2 minute walk away ; The bus stop is less than 8 minutes walk away; This locality is approximately the same distance from the Coolbellup Community School and the shopping centre as the proposed R40 zone in Rinaldo Crescent. <p>I am aware that there are difficulties with bus services in the locality, however, it is submitted that a significant increase in residential density is the only solution to this current difficulty. In this regard I believe that it is imperative that the areas proposed to have higher densities should be sufficiently high so that there is a compelling case for redevelopment in the short term.</p> <p>I therefore urge Council's planners to consider increasing the residential density of those lots having a frontage to Ceres Crescent and Whitmore Place and perhaps the eastern most lot facing Wella Court to Residential R40. This would be a relative small area of medium density that would continue the principal of having relative smaller areas of medium density on the fringes of the town centre.</p>	
15	Matt Garrett 31 Montague Way COOLBELLUP WA 6163	<p>Support</p> <p>I think this is a excellent idea. As a property owner I fully support the proposed revitalisation strategy.</p>	Noted
16	Tahnya Wood 7 Capulet Street COOLBELLUP WA 6163	<p>Support</p> <p>I am in full support of the revitalisation strategy. I will attend the community briefing with pertinent questions.</p> <p>My main areas of interest are the rezoning's plans and future planning in regards to the shopping centre.</p>	Noted
17	Ian Loftus 13 Egeus Way COOLBELLUP WA 6163	<p>Support</p> <p>The proposed rezoning is strongly supported. The resulting increase in dwellings will increase the suburbs amenity through:</p>	Noted

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		<ul style="list-style-type: none"> - New construction to augment and replace old housing stock - Increased demand for primary school places, increasing the viability of the school. - Increased demand for local service eg retail, cafes, library etc will enhance shopping centre. 	
18	Saltruscello & Clancey Evans 14 Simons Street COOLBELLUP WA 6163	<p>Objection</p> <p>If the proposed rezoning is approved it appears that the majority of residential dwellings/blocks in the suburb would potentially become subdividable.</p> <p>We would not like to see this occur as we like the suburb because it is low density housing and full blocks mean gardens, greenery and birds. If the proposed plan goes ahead it will mean the amenity of the suburb is diminished by increased traffic and an increase in housing which will not improve the characteristic of the suburb.</p> <p>The primary and the other new development site has provided increased housing availability in the suburb (very small blocks). We don't need any more thanks. Perhaps you could concentrate on improving the shopping centre instead. P.S say 'No to Roe'.</p>	<p>Not supported</p> <p>The consultation undertaken in 2013 with the Coolbellup community revealed a medium to high appetite for change. Very few residents want to resist change and there was strong support for more medium density housing types, and good support for more medium to high density housing types.</p> <p>In regard to resident and visitor parking, the Residential Design Codes of WA require the provision of adequate resident and visitor parking on site for all residential development regardless of the density of the development. Furthermore, the Strategy includes concept plans for car parking to be included within the deep verges in Coolbellup and for the upgrading of streetscapes to try and promote additional quality design outcomes.</p> <p>With regard to reduced private open space, the City is proposing amendments to Local Planning Policy APD58 to ensure a good provision of private open space includes deep soil planting opportunities and green areas. It is recognised the R-Codes currently does not promote this need as well as is required in areas like Coolbellup. Furthermore the suburb is provided with an excellent level and quality of POS.</p>

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			<p>Several recommendations within the Coolbellup Strategy focus on protecting and enhancing the character of Coolbellup. These include:</p> <ul style="list-style-type: none"> • The revitalisation of streets, promotion of tree retention and an increase in the number of street trees. • The preparation of a medium density good design guide is recommended of which will focus on how to provide for medium density develop while protecting local character and amenity. This will include guidance for battle-axe blocks. • Amendments to local planning policy APD58 requiring development to submit a design quality statement <p>The City believes local character and amenity can be protected through these initiatives while also accommodating increased densities and promoting affordable housing opportunities.</p>
19	Larry Gardner 53 Rinaldo Crescent COOLBELLUP WA 6163	<p>Support</p> <p>An excellent proposal bringing good growth to Coolbellup.</p> <p>City of Cockburn is a great place to live, I hope to see it with more multi-cultural residents who appreciate what a lovely area Coolbellup is.</p> <p>This is a great proposal.</p>	Noted
20	Sean Hefferon 30 Wardie Street SOUTH FREMANTLE WA 6162	<p>Support</p> <p>1. Support the proposed rezoning 2. Support he proposed improvements: Program 1,2,3</p>	Noted

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21	Necati & Zeher Sakin 49 Coolbellup Avenue COOLBELLUP WA 6163	Support I think it's a very good idea, Coolbellup is a very nice place.	Noted
22	Adam Munro 69 Coolbellup Avenue COOLBELLUP WA 6163	Support I think it is a great idea.	Noted
23	Marko Jovic 56 Lockett Street COOLBELLUP WA 6163	Support with modifications I am very interested in the residential development of Coolbellup and rezoning of areas. I fully support the revitalisation plan and rezoning of Coolbellup, I have been a resident for 8 years. I own a 790 square metre block and have a large backyard that I do not use. I support the change of zoning to R30 on my street. I would prefer R40 because I have a two street frontage, but R30 is good enough. I would this development to begin as soon as possible.	Not supported The submission to increase densities to an R40 code on lots fronting Lockett Street is not supported. The R30 zone is proposed as the base code across the suburb to meet the two core aims of the Strategy – protect the existing character of Coolbellup and provide opportunities for increased housing. A base code of R30 is considered an appropriate base coding for the majority of the suburb (particularly for lots located on the outer edge such as Lockett Street) in order to retain the character of the area, while providing for infill development potential for most lots.
24	Raeme Goves-Jacka 59 Waverley Road COOLBELLUP WA 6163	Support with questions I'm the owner of 59 Waverley Road and am ecstatic with your proposals. I would just like more information about how we will know if/when the proposals will become actualities. Is it too early to begin making plans and costing's prior to putting plans into Council for building approvals? When will we see the residential design guidelines?	Noted An attempt to contact Ms Goves-Jacka was undertaken to provide answers to these enquiries. The concept plans for Waverley Road are provided on page 26 of the Strategy and have also been brought to Ms Goves-Jacka's

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		<p>I'm 71 and wanting to retire but have been fretting for 5 years over the best way to value add to my property before I retire. Your new proposal means that I can maze the old way service home, and put the business of building a multi-use apartment block into the hands of the people who do it for a living. Hooray!!</p> <p>What is being mooted for action 2.1- revitalisation of Waverley Road - Is there any chance of a fitness centre with pool in the Coolbellup shopping centre?</p> <p>Action 3.3, im interested in the proposed street tree strategy as I'd like the hideous gum tree planted by Council on the verge outside my home almost 6 years ago, replaced by a deciduous tree with upright links.</p> <p>a) It is a safety hazard because its drooping limbs prevent me from seeing oncoming traffic. I keep chopping off lower branches but within a fortnight higher branches have taken their place.</p> <p>b) I want to put in a solar power and homes with passive solar qualities. The gum tree is on my northern boundary; environmentally unviable.</p> <p>c) It drips leaves, sticks and nuts EVERY DAY. At least deciduous trees are only messy for a few weeks a couple of times a year.</p> <p>I have an Illawara flame tree, I could plant there instead.</p>	<p>attention.</p> <p>It is unlikely a fitness centre will be provided on the town centre site. The LSP ultimately guides future development for this site and it does not include a fitness centre.</p>
25	Kristine Forestier 3/5 Doherty Road COOLBELLUP WA 6163	<p>Objection</p> <p>I want Coolbellup to keep the bushland, reserves and native trees it still has as part of any plan and for communal areas like street verge trees be natives, or in the alternative in some suitable areas food-giving e.g. fruit trees (not decorative water uses) and I don't want to see density increase so the area loses it open-spacious character.</p>	<p>Not supported</p> <p>There are no plans to reduce the quality of bushland, reserves or native trees in Coolbellup. It is however recognised some trees will be lost on private land to accommodate new developments. The City recognises this and therefore is proposing to implement the Street tree masterplan and there is no plans to remove any trees from reserves.</p> <p>With regard to concerns over increased</p>

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			<p>densities, the consultation undertaken in 2013 with the Coolbellup community revealed a medium to high appetite for change. Very few residents want to resist change and there was strong support for more medium density housing types, and good support for more medium to high density housing types.</p> <p>Furthermore, several recommendations within the Coolbellup Strategy focus on protecting and enhancing the character of Coolbellup. These include:</p> <ul style="list-style-type: none"> • The revitalisation of streets, promotion of tree retention and an increase in the number of street trees. • The preparation of a medium density good design guide is recommended of which will focus on how to provide for medium density develop while protecting local character and amenity. This will include guidance for battle-axe blocks. • Amendments to local planning policy APD58 requiring development to submit a design quality statement <p>The City believes local character and amenity can be protected through these initiatives while also accommodating increased densities.</p>
26	Vedama Wright 35B Hilory Street COOLBELLUP WA 6163	<p>Support with questions</p> <p>I support the changes to residential zoning in Coolbellup – overall it is a good direction. Coolbellup is currently under developed considering its satellite status to Fremantle and central location in the southern suburbs.</p> <p>The major concern will be traffic increase/impact, noise levels (both during construction</p>	<p>Noted/response</p> <p>Increased traffic The traffic counts and predictions conducted as part of the background analysis found there is capacity within the current road network to accommodate future growth to 2031 in addition</p>

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		<p>phases and later) and lack of communal infrastructure to deal with the increased numbers in the area.</p>	<p>to the densities proposed as part of the Strategy. Analysis also recognises the good level of public transport options in addition to the suburbs close proximity to services. Furthermore, as has occurred in the Phoenix Central Revitalisation Strategy area, development within Coolbellup will occur gradually. Therefore the incremental nature of the increase in dwelling numbers and associated increase in traffic will allow the City to plan appropriately for the road upgrades required to accommodate this change. This will include the already identified recommendations listed within the Strategy of which resulted from the Transport and accessibility analysis provided within the Background Report (see page 57). These relate to:</p> <ul style="list-style-type: none"> • The upgrade of cycle ways • Strategies to accommodate an increase of car parking • The beautification of streets, and; • Monitoring public transport provision. <p>Increase in noise</p> <p>Admittedly there will more activity occurring within the area as a result of increased densities however it is unlikely this will result in an unacceptable level for a residential area. Noise from construction can be addressed at the development stage.</p> <p>Infrastructure</p> <p>The background report details there are sufficient infrastructure to support future growth. Furthermore the Strategy recommends:</p> <ul style="list-style-type: none"> • A drainage study. • The upgrading of cycle and pedestrian ways.

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			<ul style="list-style-type: none"> The upgrading of streetscapes. <p>Additionally, all agencies and utility providers were consulted on the recommendations of the strategy and as a result provided their support with minor recommendations.</p> <p>Analysis and background information suggests there is sufficient infrastructure or opportunities to accommodate the identified future growth.</p>
27	Edward The 23 Hilory Street COOLBELLUP WA 6163	<p>Support</p> <p>I am fully supportive of the revitalization plan City of Cockburn have in place.</p> <p>I believe the proposed residential density will add more liveliness to the suburb. It only makes sense to redevelop a suburb like Coolbellup. The location is very desirable for younger people like myself.</p>	Noted
28	Chris Morris 35 Montague Way COOLBELLUP WA 6163	<p>Support</p> <p>Supporting rezoning to R30/medium density residential in Coolbellup.</p> <p>An increased demographic will improve the desirability of the suburb and also improve the cross section of residents. ie new home buyers, families, low socio-economic.</p>	Noted
29	Louise Hunter 2 Simons Street COOLBELLUP WA 6163	<p>Support</p> <p>This would allow me to subdivide my property and make use of my land.</p> <p>I would support the R40 proposal, my house is on a corner block with a large back yard – the house has no need for this large piece of land and I would be happy to see it developed.</p>	Noted
30	Patricia Goh 9 Abraham Place MURDOCH WA 6150	<p>Support</p> <p>I fully support the draft proposal. We have a brand new hospital and it is excellent to</p>	Noted

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		<p>have more people living in Coolbellup.</p> <p>It makes economic sense to raise the plot ratio and zoning density.</p>	
31	Jeremy Tan 84 Corea Street SYLVANIA NSW 2224	<p>Support</p> <p>As the owner of property, we are in support to Coolbellup revitalisation, a facelift to change the look of the 50 into today's look overall.</p> <p>In this event for the overall Coolbellup revitalisation strategy I am happy and willing to upgrade my property to fit into Coolbellup revitalisation to change the outlook into today 2014 design improvement. The concept of today's design to my property improving the look, the function to enhance the overall environment of Coolbellup and in support to Coolbellup revitalisation strategy.</p>	Noted
32	Rebecca Tubey 10 Hazlett Close SOUTH LAKE WA 6164	<p>Support</p> <p>I am in full support of the revitalisation strategy. I am very happy about the rezoning's of my property as above. I have no objections and think it's great.</p>	Noted
33	Brook and Michael Hobson 14 Belarius Street COOLBELLUP WA 6163	<p>Support</p> <p>We support the draft Coolbellup revitalisation strategy as we believe it will grow the suburb into hopefully a vibrant, family and community orientated area. The shops and surrounding area certainly needs updating/renovating for the suburb to truly succeed.</p>	Noted
34	Karl Phillips PO Box 8 KENSINGTON PARK SA 5068	<p>Support</p> <p>We support higher density rezoning and the revitalisation of Coolbellup. Good on you!</p>	Noted
35	Sandra Gibson 3/79 Waverley Road COOLBELLUP WA 6163	<p>Further information request</p> <p>There is no mention of upgrade to road infrastructure in or around Coolbellup – there is an accident at Waverley Rd and North Lake Rd weekly now. How will the traffic get in</p>	<p>Noted</p> <p>The traffic counts and predictions conducted as part of the background analysis found there is</p>

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		and out of Coolbellup with all the extra vehicles. Will North Lake Rd be widened? More traffic lights?	<p>capacity within the current road network to accommodate future growth to 2031 in addition to the densities proposed as part of the Strategy. Analysis also recognises the good level of public transport options in addition to the suburbs close proximity to services. Furthermore, as has occurred in the Phoenix Central Revitalisation Strategy area, development within Coolbellup will occur gradually. Therefore the incremental nature of the increase in dwelling numbers and associated increase in traffic will allow the City to plan appropriately for the road upgrades required to accommodate this change. This will include the already identified recommendations listed within the Strategy of which resulted from the Transport and accessibility analysis provided within the Background Report (see page 57). These relate to:</p> <ul style="list-style-type: none"> • The upgrade of cycle ways • Strategies to accommodate an increase of car parking • The beautification of streets, and; • Monitoring public transport provision. <p>With regard to the external road network and intersections the City's transport engineers will continue to monitor these areas.</p>
36	Dean Amato 10 Romeo Road Coolbellup WA 6163	<p>Objection</p> <p>Getting out of Coolbellup is hard enough in the morning, especially on the North Lake Road. There are not enough EXITS in the suburb of Cooby.</p> <p>I think by adding more houses is going to make the roads cluttered. Drive through Willagee and look how many cats are parked on verges. People bought in Cooby for the space. Thanks for taking that away!!</p>	<p>Not supported</p> <p>The traffic counts and predictions conducted as part of the background analysis found there is capacity within the current road network to accommodate future growth to 2031 in addition to the densities proposed as part of the Strategy. Analysis also recognises the good level of public transport options in addition to the suburbs close</p>

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		<p>The only part that will benefit from this is the ones in high debt, so you've got there vote. Always twisting the arms of the weak. There's nothing anyone can say to stop it. Land sales will go up, water rates will go up and Cockburn will be making more money than ever, and we won't get bugger all of it (in savings) the people of this suburb have made it what it is. Now do what you do best. Pretend you're helping us and give us f**k all.</p> <p>Good luck in congesting up our suburb hope it all goes well for ya. And stop sending us this s**t, so we think we have a choice.</p>	<p>proximity to services. Furthermore, as has occurred in the Phoenix Central Revitalisation Strategy area, development within Coolbellup will occur gradually. Therefore the incremental nature of the increase in dwelling numbers and associated increase in traffic will allow the City to plan appropriately for the road upgrades required to accommodate this change. This will include the already identified recommendations listed within the Strategy of which resulted from the Transport and accessibility analysis provided within the Background Report (see page 57). These relate to:</p> <ul style="list-style-type: none"> • The upgrade of cycle ways • Strategies to accommodate an increase of car parking • The beautification of streets, and; • Monitoring public transport provision. <p>The consultation undertaken in 2013 with the Coolbellup community revealed a medium to high appetite for change. Very few residents want to resist change and there was strong support for more medium density housing types, and good support for more medium to high density housing types.</p>
37	Carl Vlazny 51 Counsel Rd Coolbellup WA 6163	<p>Support with modifications</p> <p>Program 1 – Rezoning My property overlooks Hargreaves Park. It has been rezoned R40, whilst the property 2 doors down from me has been rezoned R60, as are all the properties on Dorcas Way and Counsel Rd east of Lear place. If we are going to increase zoning to R60 on three sides of the park, we need to make sure that ALL of the three sides should be rezoned R60. It seems ludicrous not to extend the R60 rezoning up to number 51 Counsel Rd. This needs to be achieved.</p>	<p>Not supported</p> <p>The R60 coding in this area was defined through a 400m walkable catchment from the town centre (this is why only half the park is coded R60). The R50 lot fronting Hargreaves Road exists as part of the Primary School development. This coding was justified due to the large lot size, proximity to POS and to</p>

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		<p>Program 2 and Program 3 - Improve the Presentation of Coolbellup Streets with a Street Tree Policy</p> <p>The four streets mentioned, namely:</p> <ul style="list-style-type: none"> • Coolbellup Avenue • Counsel Rd • Waverly Rd • Cordelia Avenue <p>Are targeted for revitalisation. I refer to streetscape upgrades. On the community information night at Len Packham Hall, the community was told that the trees earmarked for this scheme were Jacarandas! This is absolutely unacceptable! Coolbellup, beloved by the locals, is a suburb where the local native flora has been integrated into the suburb. It is a leafy suburb, with many native trees such as grass trees, Jarrah, Red Gum and Tuart. THESE are the trees that should be used for the revitalisation program. Not awful purple Jacarandas!</p> <p>With the density rezoning, a lot of the NATIVE trees in peoples yards will disappear as development gets underway. So essentially what will happen, is that native trees will be removed from residential properties, and then you want to put Jacarandas in the streets? WE ARE NOT HILTON! You will essentially be changing the entire nature of the suburb! You will be removing native trees and introducing Alien trees. Judging by the reaction to this topic at the community forum, a lot of the community agrees with me, this is a very concerning and unacceptable proposal.</p> <p>Coolbellup is what it is because of the integration with the native flora. Please do not ruin one of the most beautiful suburbs in Perth. Action 3.5 states that you will support the development of a local bushland group. This seems very much at odds with the policy to place foreign Jacarandas on all our streets!</p> <p>On another note, the plan to place all power underground in Western Coolbellup is a fantastic idea and a long time coming.</p>	<p>encourage diverse housing options on the former school site.</p> <p>As a result careful decisions have been made regarding where a change in coding should take place, and these decisions were made regarding the abovementioned principles.</p> <p>Furthermore the separation of lots provided by Hilory Street and then Lear place is seen as an appropriate point for change and will provide consistency down the length of Counsel Road. It is however noted the west side of Lear place is coded R60 to ensure consistency with the eastern side of this short street.</p> <p>Tree selection (supported)</p> <p>With regard to the street tree masterplan the City has replaced Jacaranda's with <i>Melaleuca Leucadendra</i> of which has been selected as a result of:</p> <ul style="list-style-type: none"> • It is found within the northern parts of WA and tolerates dry conditions • It grows to an average size of 10m • It has thick and spongy bark and bright green semi weeping foliage that will contrast well against the Angophora's dark foliage. • Its growing habitats are conducive to streets. <p>The City has no intention on removing any 'Australian native' style trees and seeks to provide a balance between the need to provide trees that are attractive to wildlife, such as the Carnaby Cockatoo, and the need to provide street trees that provide a strong aesthetic in the street and have the potential to be a strong</p>

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			healthy tree requiring minimal maintenance and resources to maintain.
38	Caitlin Coylet 31 Hartley Street Coolbellup WA 6163	Support Great idea	Noted
39	Barek Pty Ltd 13 Renton Street MELVILLE WA 6956	Support The submission for increasing the Rezone in Coolbellup area is excellent. Because we have no 1&2 B/R units in the area, and so close to the university is an excellent jule – student they do not pay a higher rent for something they do not need .	Noted
40	Gihan Cooray 11 Gairloch Street APPLECROSS WA 6153	Support I agree with what is proposed in particular regard to base zoning of R30. If rezoning does occur I will be interested in subdividing my property.	Noted
41	John Davison 36 Lockett Street COOLBELLUP WA 6163	Support with modifications With multi residences (R40) being proposed for Counsel Road, I feel there will be an issue with parking – on the verge, road etc. Both main entries to Coolbellup (Counsel & Coolbellup Avenue) being rezoned R40 & R60, the proposal will cause increased traffic.	Not supported The City recognises the increased need for car parking as a result of the intensification of densities in Coolbellup. Specifically, the Strategy has prepared concept plans for key streets to provide a better function including accommodating car parking. This includes a concept plan for Counsel Road (see page 26 of the Strategy). Furthermore the recommended “Medium density good design guide” will address this topic also. The traffic counts and predictions conducted as part of the background analysis found there is capacity within the current road network to

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			<p>accommodate future growth to 2031 in addition to the densities proposed as part of the Strategy. Analysis also recognises the good level of public transport options in addition to the suburbs close proximity to services. Furthermore, as has occurred in the Phoenix Central Revitalisation Strategy area, development within Coolbellup will occur gradually. Therefore the incremental nature of the increase in dwelling numbers and associated increase in traffic will allow the City to plan appropriately for the road upgrades required to accommodate this change. This will include the already identified recommendations listed within the Strategy of which resulted from the Transport and accessibility analysis provided within the Background Report (see page 57). These relate to:</p> <ul style="list-style-type: none"> • The upgrade of cycle ways • Strategies to accommodate an increase of car parking • The beautification of streets, and; • Monitoring public transport provision.
42	Rick & Jasmine Banks 38 Malvolio Road COOLBELLUP WA 6163	<p>Support</p> <p>We are happy with the draft revitalisation strategy.</p>	Noted
43	Annette Macpherson 70/118 Adelaide Terrace EAST PERTH WA 6004	<p>Support with modifications</p> <p>Proposed R60 from Council Avenue, should be extended to Antigonus including my lots located opposite park (good open space to support density) and Mamillius Street (access to Commercial Centre) I would consider developing (propably 4) if R60, but not 3 (R40). I will get increased traffic with R60, and feel I should have the development opportunity. (30 Archidemus road)</p>	<p>Not supported</p> <p>R60 is proposed as a transition zone between R80 and R40 developments. Should the 5 lots in this location change to R60 it will present an unacceptable impact on the adjacent R30 and affect the rhythm of the street. The proposed area for R60 is a result of a 400m walkable</p>

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			<p>catchment to the town centre.</p> <p>As a result careful decisions have been made regarding where a change in coding should take place, and these decisions were made regarding the abovementioned principles.</p> <p>It is not supported that an increase in traffic will impact negatively on developments in this area, this is a result of the traffic counts and predictions conducted as part of the background analysis found there is capacity within the current road network to accommodate future growth to 2031 in addition to the densities proposed as part of the Strategy. Analysis also recognises the good level of public transport options in addition to the suburbs close proximity to services. Furthermore, as has occurred in the Phoenix Central Revitalisation Strategy area, development within Coolbellup will occur gradually. Therefore the incremental nature of the increase in dwelling numbers and associated increase in traffic will allow the City to plan appropriately for the road upgrades required to accommodate this change. This will include the already identified recommendations listed within the Strategy of which resulted from the Transport and accessibility analysis provided within the Background Report (see page 57). These relate to:</p> <ul style="list-style-type: none"> • The upgrade of cycle ways • Strategies to accommodate an increase of car parking • The beautification of streets, and; • Monitoring public transport provision.

NO.	NAME/ADDRESS	SUBMISSION	COUNCIL'S RECOMMENDATION
44	Jane Macey 56 Cordelia Avenue COOLBELLUP WA 6163	Support I fully support the proposed Coolbellup Revitalisation Strategy.	Noted
45	Ana Marinova 25 Marlborough Street PERTH WA 6001	Support I support the submission in suburbs such as Nollamara where an increase in density has been taking place for years. It can be seen how the building of new developments is giving the whole suburb a face lift, removing old, unattractive, unsafe houses. Perth needs increased density, we cannot keep spreading out.	Noted
46	Erwin Niblett 26 Hilory Street COOLBELLUP WA 6163	Objection I write as an investor and resident. Where I stand to benefit from being able to subdivide I will lose any net benefit from the over-redevelopment in the other areas. I believe the R60 and R80 are extreme because: The evidence and appearance of 'ghetto' areas will only add strain on limited resources and add to social issues we see.	Not supported It is not supported that medium density development will reduce the quality of the housing in Coolbellup. There are many examples of high quality medium and high density housing throughout Cockburn and wider Perth.
47	Dixie Markham 3 Montague Way COOLBELLUP WA 6163	Objection I appreciate that the revitalisation strategy is seen as a strategy to reduce the spread of suburban sprawl, increase residential opportunities close to the city etc. But, I'm concerned that in 20 years' time, children will have no access to garden space where they can play safely in their own properties. There does not seem to be an increase in parkland spaces to compensate. We already have a problem with childhood obesity, increased use of electronic devices and poor diet. I cannot see how smaller block sizes is going to promote a healthy lifestyle. Where do children climb trees, have grass to cartwheel on or have a trampoline, and	Not supported Garden space and private open space With regard to reduced private open space, the City is proposing amendments to Local Planning Policy APD58 to ensure a good provision of private open space includes deep soil planting opportunities and green areas. It is recognised the R-Codes currently does not promote this need as well as is required in areas like Coolbellup. Furthermore the suburb is provided with an excellent level and quality of POS.

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		<p>pit and cubby house? Are vegie gardens going to be container bound?</p> <p>I think it's a shame that when planning was made for the 3 school sites (we live opposite 'the playground') there was not more varying lots sizes provided to give greater choices. Maybe that would have meant 6 less dwellings.</p> <p>Our suburb will lose its spacious character. And, that is a disappointment for me.</p>	<p>Loss of character Several recommendations within the Coolbellup Strategy focus on protecting and enhancing the character of Coolbellup. These include:</p> <ul style="list-style-type: none"> • The revitalisation of streets, promotion of tree retention and an increase in the number of street trees. • The preparation of a medium density good design guide is recommended of which will focus on how to provide for medium density develop while protecting local character and amenity. This will include guidance for battle-axe blocks. • Amendments to local planning policy APD58 requiring development to submit a design quality statement <p>The City believes local character and amenity can be protected through these initiatives while also accommodating increased densities and promoting affordable housing opportunities.</p> <p>Provision of public open space The suburb of Coolbellup has an excellent provision of public open space and meets the 10% provision as detailed within State Planning Policy Guidance (Liveable Neighbourhoods).</p> <p>Provision of diverse lot sizes The Strategy does not propose a 'blanket' singular zone, rather it demonstrates diversity through a range of zones from R30 through to R80. This in addition to the three school sites which also present a range of lot sizes including: R30 – R40-R50-R60 and an aged care facility of which are seen as supporting diverse housing options.</p>

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48	Adam & Amy Barrett 1 Radnor Way COOLBELLUP WA 6163	<p>Support</p> <p>We support the draft revitalisation strategy recommendations and the proposed residential density plan. We would like to see Coolbellup develop into a great suburb and believe this new strategy and plan will bring new life to our neighbourhood. We'd love newly built shops to be considered to replace the town centre.</p>	Noted
49	John & June Walker 9 Counsel Road COOLBELLUP WA 6163	<p>Position not stated</p> <p>Clean up all the houses that look like Tips.</p>	<p>Noted</p> <p>The proposed Strategy recommendations will likely encourage the revitalisation and redevelopment of properties within the suburb.</p>
50	Mariam Porwell 3 Ariel Place COOLBELLUP WA 6163	<p>Support</p> <p>The owner of Lot 448 has read and inspected the 'Draft Coolbellup Revitalisation Strategy' and would like to comment on program 1 – action 1.1 Residential Density and Zoning changes – The owner of Lot fully supports the zoning change from R20 to R30.</p>	Noted
51	Thai Ly 21 Caliban Way COOLBELLUP WA 6163	<p>Support</p> <p>I would re-develop the block, upgrade the front house and build a second single story house and build a second single story house at the rear. A new driveway will be added and parking for the front house.</p>	Noted
52	Nathaniel Marks 28 Treeby Street COOLBELLUP WA 6163	<p>Support</p> <p>A great move for the community. Allows for new families to move into affordable land which is close to amenities.</p>	Noted
53	Peter Naylor 26 Frogrock Crescent REEDY CREEK QLD 4227	<p>Support with modifications</p> <p>Zoning increase from proposed R30 to R40</p> <p>We wish to comment on the proposed Coolbellup revitalizations strategy.</p>	<p>Supported</p> <p>It is agreed consistency within the street will be provided by coding 1 and 3 Juliet Road to R40. Recommend change from R30 to R40 for both</p>

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		<p>We are the owners of 1 Montague way Coolbellup.</p> <p>In the outset we wish to broadly express our support for the rezoning of the suburb, it is a well located suburb and there appears to be strong demand to renew the housing stock and create more housing opportunities.</p> <p>Our allotment at 1 Montague way Coolbellup is:</p> <ol style="list-style-type: none"> 1. Located within 200m of high frequency bus routes (Routes 513 and 940). 2. Located within 100m of DeMarchi Park, Public Open Space Park. 3. Is within 20m of the avenue of trees walk forming part of Public open space for the Playground development. 4. Located in a transitional residential zoning interface area with existing 3. 5. Storey multiple dwelling units opposite (R50/R60 approx) on the north eastern part of Juliet Street and a future R50 Multiple dwelling site opposite on the southern side of Montague way corner with western side of Juliet Street. 6. A large corner site with a substantial frontage to two separate streets. (Juliet and Montague). <p>As such we would like to see a zoning of r40 to be extended from the Corner of Waverley road along the western side of Juliet Street up to and including 1 Montague way. This interface would be very similar to the portion of Doherty road (south eastern end) which has been afforded the r40 zoning. The London Plane trees on Waverley road and Juliet street provide a great entrance to the neighbourhood and we feel that a sympathetic r40 development in this portion of Juliet street/Montague would provide the best possible interface between the different zonings as well as good opportunities for its residents to access 2 high frequency bus routes and 2 public open spaces.</p>	of these lots.
54	Cameron Burns 11 Gregory Way COOLBELLUP WA 6163	<p>Support</p> <p>I think this will be fantastic for the suburb of Coolbellup. It will bring in a lot more people into the area, so that the area will thrive economically and the Council will get more money through the annual rates, to plan for more shopping centres, to supply the growing area. It will make Coolbellup a modern suburb with modern houses. Hopefully affordable for young people.</p>	Noted

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55	Bennie Smith PO Box 2243 KARDINYA WA 6163	Support I fully support, it appears to be aligned with improvement of the neighbourhood overall. This is great!! No objections	Noted
56	H & A Scholz 26 Visser Street COOLBELLUP WA 6163	Support	Noted
57	Merle & Bruce Moore 179 Winterfold Road COOLBELLUP WA 6163	Position not stated/query Footpath in Winterfold Road, the road speedway needs humps. But on bus route, trucks that are too big and also to heavy I drove trucks light weights trucks now are semi-trailers all sizes, and the weights are well over the road use children going to school. People in cars and small trucks do U turns., drive up on footpath Hermione way is now cul-de-sac broken cement in driveway ask to fix it foreman said yes never done.	Not supported A footpath exists along the length of Winterfold Road. Further, Winterfold is a district distributor road and therefore is an important connector for the wider district. It is not appropriate this road be slowed down by speed bumps. Rather the 40km school zones assist in slowing traffic at peak school times. The scope of the Strategy does not extend to driveway maintenance. Regardless of these comments, the City will continue to monitor traffic conditions as development emerges.
58	Ivan Dzeba 15 Antigonus Street COOLBELLUP WA 6163	Support I am 100% in support of the draft document for Coolbellup revitalisation strategy. I have a home which was built almost 40 years ago as most of the other in the area. It is around 150m2 sitting in the middle of 780m2 block of land Perth cannot afford any more urban sprawl and this revitalisation of the area will enhance the living standards and appearance of the area as a whole. I am looking forward to making Cooby a better place.	Noted

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59	Kim Gundersen 19 Williams Road COOLBELLUP WA 6163	<p>Support</p> <p>I agree with changing the zoning for my street. I have R40 on the back of my property and the other side of the street. I believe R40 should be given to the whole area not just council Road and the park I have circled the property on the cut out.</p>	<p>Not supported</p> <p>The length of Williams Street, on both sides, proposes a consistent code of R30. The lots to the rear of the subject lot front Counsel Road and are coded R40 as a result of the proximity to good public transport. The R40 coded lots to the rear of the R30 lots on Williams Road are unlikely to have a negative impact.</p> <p>With regard to providing an R40 base code, this is not supported. The proposed R30 is proposed so as to meet the two core aims of the Strategy – protect the existing character of Coolbellup and provide opportunities for increased housing. A base code of R30 is considered an appropriate base coding for the majority of the suburb in order to retain the character of the area, while providing for infill development potential for most lots.</p> <p>The R30 will allow most people to at least subdivide their properties. It is considered appropriate R40 codes and upwards be located fronting a good provision of services such as POS, public transport and in close proximity to the Coolbellup Town Centre.</p>
60	Jana Vuletich Lot 47 Student Loop COOLBELLUP WA 6163	<p>Support</p> <p>In support of the strategy which will bring life into this old and run down area.</p> <p>The strategy will attract private developers into the area and create more homes for Perth's growing population. Up zoning this suburb is appropriate and creates homes for people closer to the City. As opposed to continual greenfield developments which puts pressure on services and infrastructure.</p>	<p>Noted</p>

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61	Peter & Leonie Sewell 25 John Street GOOSEBERRY HILL WA 6076	<p>Support</p> <p>Overall we are in agreement with the revitalisation strategy.</p> <p>One suggestion is for the rezoning of the properties abutting R60 be rezoned to R40 before going to R30. Some areas are already proposed this way and we would prefer this in our area.</p>	<p>Not supported</p> <p>The transition zones are recommended along street frontages to provide a transition in built form.</p> <p>In this instance the R60 lots are orientated towards Benedick Street and are not located on the same street as the subject lot.</p> <p>It is recommended all lots fronting Escalus and Belarius street stay with the R30 coding as it is not considered necessary in this instance to provide an R40 transition zone.</p> <p>It is recognised that the R30 code on the Korilla School site may need to be revisited in the near future to ensure the best utilisation of this land and provide constancy within Benedick Street.</p>
62	Samara Anderson 14 Hargreaves Road COOLBELLUP WA 6163	<p>Objection</p> <p>I believe that dividing blocks – especially the R60 will negatively increase population in Coolbellup it will not encourage families or long term residents, but rather low income earners or dole bludgers, temporary accommodation a higher percentage of rental as opposed to home owners.</p> <p>We moved here for the great block sizes – away from cramped estate. Coolbellup is finally starting to be a great place to live with good community spirit. R60 is just too much – its greedy bottom line. R30 should be the highest in my opinion.</p>	<p>Not supported</p> <p>It is not supported that medium density development will reduce the quality of the housing in Coolbellup. There are many examples of high quality medium and high density housing throughout Cockburn and wider Perth.</p> <p>It is noted the rates on land will only rise when land is either subdivided (a vacant land rate will apply), in addition to an increase when dwellings are delivered on the site. No increase (as a result of increased zonings) will occur for landowners that choose to not intensify the use of their site. It is not supported the proposed</p>

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			zone changes have come from a desire to increase rates.
63	Tim Browne 6 Lockett Street COOLBELLUP WA 6163	Support I think that this rezoning will help to revitalise Coolbellup.	Noted
64	Alan Thomson PO Box 3143 MYAREE WA 6154	Support with modifications Thank you for the opportunity to comment on the Draft Coolbellup Revitalisation Strategy (DCRS). We are in the process of purchasing 42 Malvolio Road and after recent discussion with a number of our neighbours we are concerned that the draft Coolbellup Revitalisation Strategy has not realistically taken into consideration the impact of the Roe Highway bypass. The proposed close proximity of the Roe Highway bypass with the significant noise and heavy vehicle vibration will negatively affect our enjoyment and use of the property. Submission for Draft Coolbellup Revitalisation Strategy There is general concern with our neighbours that dwellings on Malvolio Rd Coolbellup will be significantly impacted by the future Roe Highway bypass resulting in a negative impact in enjoyment and use of properties. With regard to the DCRS and our property in Malvolio Road Coolbellup, which is proposed for coding to R30, we would like to suggest that all property in Malvolio Road facing onto the proposed Roe Highway be upcoded to R60. Please kindly consider the following in support of our argument for upcoding to R60: 1. The R60 coding will provide greater flexibility for to property design and future use and in particular allow flexibility in buildings/carports/fencing closer to the front boundary that could act as a buffer and also allow increased rear of property living, 2. That Malvolio Road with direct access to the proposed bicycle path - walk way adjacent to the planned Roe Highway bypass will have increased access to key service such as the new Fiona Stanley Hospital and train stations,	Not supported The City has taken into account the issues associated with the Roe Highway reservation and remains firmly opposed to this piece of infrastructure, seeing it as completely unnecessary and likely to result in a vast range of negative impacts on the Cockburn community (which includes the natural environment which we are all custodians of). Specific to the issues stated about future impacts <i>if the highway was delivered</i> , it is noted that the State Government will be required to comply with its own State Planning Policy 5.4 (Road and Rail Transport Noise and Freight Considerations in Land Use Planning). In short, this could not permit the State Government to deliver a significant piece of new road infrastructure <u>without</u> ensuring the policy provisions (in terms of limiting noise impacts on residents) set through SPP5.4 are met. This would likely trigger significant noise attenuation measures, like what we see with noise walls and buffers when the Kwinana freeway was recently widened between Row Highway and Leach Highway. While an R60 coding would allow an increased front setback of 2m compared to R30, it does not demonstrate a need alone for the increased density. As stated above the State Government

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		<p>3. Malvilio Road is relatively close to the commercial hub of Coolbellup and a higher density code of R60 is justifiable on the basis of maximising the walkable catchment of the neighbourhood centre,</p> <p>4. The dwellings on Malvolio Road date to the 1960s and are ripe for redevelopment. My neighbours all agree with the idea of increased density as an incentive to redevelop. Our redevelopments will dramatically enhance the quality of our streetscape and play their part in improving the viability of public transport and commercial activity throughout Coolbellup,</p> <p>5. The continuous stretch of R60 will offer more incentive to Council to invest in footpaths/verge planting, and will strengthen the case for underground power - all of which will improve the quality of the neighbourhood streets, which is the key objective of the DCRS Program 2,</p> <p>6. Given the proximity of the multi storey apartments on the corner of Malvolio Road and Elinor Place a continuous sleeve of R60 the length of Malvolio Road would be more appropriate for development and enjoyment of the area, and</p> <p>7. The R60 coding would yield more affordable housing opportunities, which are desperately needed in inner-ring metropolitan areas like Coolbellup. Local seniors will be able to downsize without leaving the suburb or entering care facilities and local young couples/singles will be able to enter the housing market without leaving their established support networks.</p> <p>Thank you once again for the opportunity to comment on the DCRS. I would much appreciate my comments being given all appropriate consideration.</p>	<p>will have to consider noise attenuation.</p> <p>The Strategy provides a clear approach as to where R60 is appropriate:</p> <ul style="list-style-type: none"> • In transition areas between R80 and R40 • Within a 400m catchment of the town centre <p>Neither of these criteria are met for Malvolio Road.</p> <p>Furthermore community engagement results identified strong support for higher densities in targeted areas such as around the shopping centre, community hub and parks.</p> <p>It is also noted that should an R60 code be provided in this location it would suggest the same arguments could be made for the entire suburb. A base code of R60 is not supported as this would be seen as an overdevelopment of the suburb and is not in line with wider community views.</p>
65	N & D Mulligan 8A Varna Place COOLBELLUP WA 6163	<p>Position not stated</p> <p>We have no objection per se; however a lot rests on the quality and standard of the staff within the planning department. We have 1st hand experience of how poor planning can effect quality of life. Planning is not just adhering to building policies but a look at how the proposed new dwelling will impact on existing properties on its boundaries. Our experience is one of lack of forethought.</p>	<p>Noted</p> <p>While the City does pride itself in hiring quality staff it nonetheless has strong policy and processes to guide planning decisions. These will be further complemented by the recommendations of the Strategy of which will see a "medium density good development guide" prepared.</p>

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66	R.E Kendall 25 Paulina Way COOLBELLUP WA 6163	Support I agree with residential density plan April 2014.	Noted
67	Lester Smith 16 Brindle Street COOLBELLUP WA 6163	Support Two submissions received: I think it is a good idea to improve the suburb and revitalise it. I think it is good for the area to revitalise it.	Noted
68	Simon Pearce 45 Waverley Road COOLBELLUP WA 6163	Support As an owner I am in favour of the proposed development & diverse housing option. I originally purchased my property with the intention of one day being an investment property. I am in favour of the development and diverse housing option as it would give me the opportunity to manufacture investment growth to this property with the proposed changes being implemented.	Noted
69	Gregg Clarke 33 Raine Terrace WINTHROP WA	Support Happy with all proposed changes.	Noted
70	Christopher Zac Caporn 35 Archidamus Road COOLBELLUP WA 6163	Support It will be good to see the central hub upgraded, get decent Telstra coverage and be able to build a second storey.	Noted
71	Tony Watson 31 Wolsely Road EAST FREMANTLE WA 6158	Support The City's Strategic Planning team is to be commended on the Draft Strategy for	Noted

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		<p>revitalising Coolbellup. The Strategy is well-conceived, innovative, decisive and very clear. As presented, the Strategy will deliver renewal across the suburb in a location that will assist with housing demand in the broader locality. In this regard, the employment centres of Murdoch, Canning Vale, Bibra Lake and the northern end of the 'Trade Coast' will be served by housing opportunities that will arise in Coolbellup when change takes place. Similarly, Coolbellup is conveniently placed relative to the activity centres of Fremantle, Cockburn Coast and Cockburn Central.</p> <p>At present, Cool bell up is characterised by a considerable percentage of blighted housing stock. In this regard, the location is clearly in need of renewal. The proposed changes to densities across the location will provide a coordinated approach to new housing stock. It is envisaged opportunities across land to be coded R30 will provide for infill housing where the value of land released on the rear part of a site can be used to improve original housing stock at the front of a site. This, however, is just one of several opportunities. Where land is cleared and lots created, the City is well equipped via its Policy base to ensure new development is street engaging and more sustainable.</p> <p>Land proposed to be coded R40 is well founded on its' positioning adjacent to high frequency public transport routes through the suburb and existing public open space. My observation is that public transport through the area is well used. Locating density convenient to public transport is an excellent initiative. The additional density viz a viz R30 across the majority of the suburb is also well suited to the wider road reserves either side of which the R40 density is proposed. This includes Counsel and Waverley Roads, both 30 metres wide. This additional width caters to development of a different type and scale - and the development of promenades through the suburb!</p> <p>Development at the highest densities (R60-R80) will be well positioned around the town centre. This development will support the emergence of the town centre as a genuine mixed-use precinct. One of the great opportunities in this regard is the development of a 'lifestyle' through food and beverage premises. The opportunity for locals to live a more cosmopolitan way of life within their suburb will ultimately provide for a more sustainable suburb.</p> <p>Furthermore, for the same reasons R40 adjacent to public open space is an excellent approach to providing convenient amenity to residents' living in more 'urban' forms of development, the same applies to the proposed positioning of R60/R80 coded land. One of the inherent pluses of the approach is improved surveillance of the public</p>	

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		<p>realm. There are many advantages to the manner in which the City is looking to deliver density to the location.</p> <p>To conclude, the City is again to be congratulated on its approach to renewing Coolbellup. The Strategy is well considered, conclusive and based on sound planning principles and practices.</p>	
72	Charles Batey 5 Friar John Way COOLBELLUP WA 6163	<p>Support with modifications</p> <p>I would like to suggest that the (lower leg) section of Friar John Way between Romeo Road and the apartments at 16 Friar John Way be upcoded from proposed R40 to R60 for the following reasons:</p> <ol style="list-style-type: none"> 1. Friar John Way is relatively close to the commercial hub of Coolbellup, rather than on the fringe of the suburb, and a higher density code of R60 is justifiable on the basis of maximising the walkable catchment of the neighbourhood centre. 2. The lower leg of Friar John Way is direct proximity to key public transport routes linking Friar John Way residence to key service such as the new Fiona Stanley Hospital. 3. The dwellings on the Romeo Road leg of Friar John Way date to the 1960s and are ripe for redevelopment. My neighbours all agree with the idea of increased density as an incentive to redevelop. Our redevelopments will dramatically enhance the quality of our streetscape and play their part in improving the viability of public transport and commercial activity throughout Coolbellup. 4. The continuous stretch of R60 will offer more incentive to Council to invest in footpaths/verge planting, and will strengthen the case for underground power – all of which will improve the quality of the neighbourhood streets, which is the key objective of the DCRS Program 2. 5. Given the proximity of the 3 storey apartments at 16 Friar John Way (coded R80), a continuous sleeve of R60 leading from Romeo Road to Tybalt Place/Cordelia Avenue would be more appropriate than a sleeve which inexplicably includes R40. 6. Concentrating higher densities around the centre makes more planning sense than 	<p>Not supported</p> <p>An R40 coding is proposed for lots fronting the northern section of Friar John Way due to:</p> <ul style="list-style-type: none"> • This location is beyond the 400m catchment to the town centre and therefore the R40 zone is proposed as a transition zone between the R60/R80 coding and the R30 to the east. • The R80 coding to the west of Friar John way are seen as acceptable due to the larger size of the lots and the ability for those lots to facilitate a suitable design outcome. • The change in the street alignment at the top of Friar John Way is a suitable location to provide a change in density.

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		<p>upcoding low-density areas on the fringe, especially since these would probably be developed with battleaxe subdivisions which would compromise the character and natural environment of the suburb.</p> <p>7. The R60 coding would yield more affordable housing opportunities, which are desperately needed' in inner-ring metropolitan areas like Coolbellup. Local seniors will be able to downsize without leaving the suburb or entering care facilities and local young couples/singles will be able to enter the housing market without leaving their established support networks.</p> <p>Thank you once again for the opportunity to comment on the DCRS. I would much appreciate my comments being given all appropriate consideration.</p>	
73	J & JC Larcher 4 Lockett Street COOLBELLUP WA 6163	<p>Objection</p> <p>High density means other surrounding area decreasing in value, personal space-privacy. Not that housing (homeswest) suddenly can put high density living in normal housing blocks.</p> <p>Against high density, height, due to having no private place, high density will cause people annoying – fighting more, no place to move, see overseas Frane all high density housing is controlled one level housing.</p> <p>One – two or 3 dwellings on a ground level no problems.</p>	<p>Not supported</p> <p>It is not supported that medium density development will reduce the quality of the housing in Coolbellup. There are many examples of high quality medium and high density housing throughout Cockburn and wider Perth.</p> <p>Visual privacy, solar access, sight lines, and building heights are design elements addressed by the Residential Design Codes of WA at the development assessment stage. Further provision is made within the City's LPP APD58 of which now proposes the submission of a design quality statement with DA's for multiple dwellings. Privacy, amenity and consideration of adjoining uses will be a key consideration for any design quality statement.</p> <p>The recommendations of the Strategy including the development of a "Medium density development Good Design Guide" will also encourage good design outcomes and assist with quality development approvals.</p>

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74	Ken Lai & Watasha Warnock 1 Emile Court NORTH LAKE WA 6164	<p>Support</p> <p>We fully support the draft Coolbellup revitalisation strategy, it will allow owners to take advantage of the generous lot sizes / redevelopment potential and increase the desirability of the suburb by providing improved public and local community space, services and amenities.</p>	Support noted
75	Warren Lund 38 Quince Way COOLBELLUP WA 6163	<p>Support</p> <p>I agree with the proposed residential density plan. I would like to see it actioned as soon as practicable.</p>	Support noted
76	G J Hoi 155 Winterfold Road COOLBELLUP WA 6163	<p>Objection</p> <p>As private owners we reject the proposed as shown on the attached sheet.</p> <ol style="list-style-type: none"> 1. Having lived in high density accommodation for many years, we feel that a proposed change in the R rating is not in the interests of Coolbellup house owners and rental residents. 2. The effect it would have on the owners and residents would be a reduction in outdoor living space and safe outdoor recreation space for growing children. 3. Children would most likely finish up playing on the streets which will have an increase in local traffic. 4. Increased density results in residences being placed closer together, as we see at the developing former school sites, which in itself will present a greater risk in case of fire. 5. For older residents in particular noise intrusion from one house to the other will affect the quality of life. 6. Most privately owned residences have established gardens in which the owners have spent considerable sums of money and many hours of labour, they have become 	<p>Not supported</p> <p>Community views towards increased densities</p> <p>The consultation undertaken in 2013 with the Coolbellup community revealed a medium to high appetite for change. Very few residents want to resist change and there was strong support for more medium density housing types, and good support for more medium to high density housing types.</p> <p>Outdoor living spaces</p> <p>The proposed increases will see lots that are developed have a reduction in outdoor recreation space however Coolbellup has an excellent provision of quality parks with a range of services. Furthermore, the City is proposing amendments to Local Planning Policy APD58 to ensure a good provision of private open space includes deep soil planting opportunities and green areas. It is recognised the R-Codes currently does not promote this need as well as</p>

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		<p>a source of pride they will lose all this if the revitalisation project is accepted.</p> <p>7. Additions to many houses which were built at considerable expense will all have been in vain.</p> <p>8. Garages, swimming pools and hobby workshops will be doomed by the proposal.</p>	<p>is required in areas like Coolbellup. Furthermore the suburb is provided with an excellent level and quality of POS.</p> <p>Increased fire risks Australian Standards and specific measures under the Building Code of Australia ensure adequate fire and noise control measures are in place in all new developments.</p> <p>Loss of established gardens and structures Only landowners can decide if they wish to develop their land and therefore it will be the landowners choice if they chose to remove/reduce their gardens or how they wish to retain works already completed on the dwellings and if they wish to retain garages, swimming pools and workshops for example.</p>
77	A Valikous & P De Bruin 23 Quince Way COOLBELLUP WA 6163	<p>Support</p> <p>We think it's a positive move as we have the option to subdivide in the future if we wish to.</p> <p>See above regarding subdivision potential, also think that the street tree strategy is an awesome ideas and having better parks/reserves is great.</p>	Support noted
78	Phyllis Stoddard 15 Escalus Street COOLBELLUP WA 6163	<p>Support</p> <p>I agree with being able to subdivide blocks are too big for ageing people who wish to remain in their homes. More people can gain easier access to hospitals.</p>	Support noted
80	Trientte Cameron 3 Hilory Street COOLBELLUP WA 6163	<p>Position not stated</p> <p>I live at the above address and I am sick of all the tradies rubbish coming my way e.g. takeaway lunch boxes, coffee cups, cement bags (empty) cool drink containers, plastic bags. They do have a bin supplied, why let the wind blow it my way?</p>	This issue is outside the scope of the Strategy.

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81	Harry Bergman 17 Montague Way COOLBELLUP WA 6163	<p>Support</p> <p>I have no objections to the proposal, the extra income generates through rezoning will enable the City of Cockburn to regenerate infrastructures, enhancement of the suburb, hopefully revise the upgrade of a very dated shopping precinct.</p>	Noted
82	Margaret-Ann Cutting 63 Ferdinand Crescent COOLBELLUP WA 6163	<p>Support</p> <p>I am supportive of the sub division on blocks 700 square metres. I think it's a great move and will be well received by the residents of Coolbellup.</p>	Noted
83	Margaret Mae Murchie 38 Visser Street COOLBELLUP WA 6163	<p>Support with modification</p> <p>Not sure what it's all about, 38 Visser Street Coolbellup is R30 would like it to be rezoned so I could put on more dwellings 800-900 sqm rezone R50 thankyou.</p>	<p>Not supported</p> <p>The Strategy details clear planning rationale for a base code of R30 in Coolbellup. The proposed R30 was selected so as to meet the two core aims of the Strategy – protect the existing character of Coolbellup and provide opportunities for increased housing. A base code of R30 is considered an appropriate base coding for the majority of the suburb in order to retain the character of the area, while providing for infill development potential for most lots.</p> <p>The R30 will allow most people to at least subdivide their properties.</p> <p>Furthermore community engagement results identified strong support for higher densities in targeted areas such as around the shopping centre, community hub and parks.</p>
84	Alan Thompson 6 Friar John Way COOLBELLUP WA	<p>Support with modification</p>	Not supported

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	6163	<p>Firstly thankyou for your time and consideration I realise you are a busy person.</p> <p>We with our neighbours are concerned that the draft Coolbellup Revitalisation Strategy has not realistically taken into consideration the impact of the Roe Highway bypass. The proposed close proximity of the Roe Highway bypass with the significant noise and heavy vehicle vibration will negatively affect our enjoyment and use of the property. Although we have made a submission on the DCRS I am concerned that limited consideration has been given in the process to the impact of the Roe Highway bypass.</p> <p>There is general concern with our neighbours that dwellings on Malvolio Rd Coolbellup will be significantly impacted by the future Roe Highway bypass resulting in a negative impact in enjoyment and use of properties.</p> <p>With regard to the DCRS and our property in Malvolio Road Coolbellup, which is proposed for upcoding to R30, we would like to suggest that all property in Malvolio Road facing onto the proposed Roe Highway be upcoded to R60. Please kindly consider the following in support of our argument for upcoding to R60:</p> <ol style="list-style-type: none"> 1. The R60 coding will provide greater flexibility for to property design and future use and in particular allow flexibility in buildings/carports/fencing closer to the front boundary that could act as a buffer and also allow increased rear of property living, 2. That Malvolio Road with direct access to the proposed bicycle path - walk way adjacent to the planned Roe Highway bypass will have increased access to key service such as the new Fiona Stanley Hospital and train stations, 3. Malvolio Road is relatively close to the commercial hub of Coolbellup and a higher density code of R60 is justifiable on the basis of maximising the walkable catchment of the neighbourhood centre, 4. The dwellings on Malvolio Road date to the 1960s and are ripe for redevelopment. My neighbours all agree with the idea of increased density as an incentive to redevelop. Our redevelopments will dramatically enhance the quality of our streetscape and play their part in improving the viability of public transport and commercial activity throughout Coolbellup, 5. The continuous stretch of R60 will offer more incentive to Council to invest in footpaths/verge planting, and will strengthen the case for underground power – all of which will improve the quality of the neighbourhood streets, which is the 	<p>The City has taken into account the issues associated with the Roe Highway reservation and remains firmly opposed to this piece of infrastructure, seeing it as completely unnecessary and likely to result in a vast range of negative impacts on the Cockburn community (which includes the natural environment which we are all custodians of). Specific to the issues stated about future impacts <i>if the highway was delivered</i>, it is noted that the State Government will be required to comply with its own State Planning Policy 5.4 (Road and Rail Transport Noise and Freight Considerations in Land Use Planning). In short, this could not permit the State Government to deliver a significant piece of new road infrastructure <u>without</u> ensuring the policy provisions (in terms of limiting noise impacts on residents) set through SPP5.4 are met. This would likely trigger significant noise attenuation measures, like what we see with noise walls and buffers when the Kwinana freeway was recently widened between Row Highway and Leach Highway.</p> <p>While an R60 coding would allow an increased front setback of 2m compared to R30, it does not demonstrate a need alone for the increased density. As stated above the State Government will have to consider noise attenuation.</p> <p>The Strategy provides a clear approach as to where R60 is appropriate:</p> <ul style="list-style-type: none"> • In transition areas between R80 and R40 • Within a 400m catchment of the town centre <p>Neither of these criteria are met for Malvolio Road.</p>

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		<p>key objective of the DCRS Program 2,</p> <p>6. Given the proximity of the multi storey apartments on the corner of Malvolio Road and Elinor Place a continuous sleeve of R60 the length of Malvolio Road would be more appropriate for development and enjoyment of the area, and</p> <p>7. The R60 coding would yield more affordable housing opportunities, which are desperately needed in inner-ring metropolitan areas like Coolbellup. Local seniors will be able to downsize without leaving the suburb or entering care facilities and local young couples/singles will be able to enter the housing market without leaving their established support networks.</p> <p>Thank you for the opportunity to raise our concern over the limited consideration has been given in the process to the impact of the Roe Highway bypass.</p>	<p>Furthermore community engagement results identified strong support for higher densities in targeted areas such as around the shopping centre, community hub and parks.</p> <p>It is also noted that should an R60 code be provided in this location it would suggest the same arguments could be made for the entire suburb. A base code of R60 is not supported as this would be seen as an overdevelopment of the suburb and is not in line with wider community views.</p>
85	Coolbellup resident	<p>Modification</p> <p>I received a verbal request from a resident in Malvolio Road for increased density and infill housing along that road.</p> <p>The justification was: close proximity to public transport and easy walking distance to shops.</p>	<p>Not supported</p> <p>Malvolio Road is proposed to increase from R20 to R30. The Strategy details clear planning rationale for a base code of R30 in Coolbellup. The proposed R30 was selected so as to meet the two core aims of the Strategy – protect the existing character of Coolbellup and provide opportunities for increased housing. A base code of R30 is considered an appropriate base coding for the majority of the suburb in order to retain the character of the area, while providing for infill development potential for most lots.</p> <p>The R30 will allow most people to at least subdivide their properties.</p> <p>Furthermore community engagement results identified strong support for higher densities in targeted areas such as around the shopping centre, community hub and parks.</p>

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86	Annette Cotte 5 Hargreaves Road COOLBELLUP WA 6163	<p>Support with modifications</p> <p>I am waiting to sub-divide my property, when I bought about 8 years ago my house was positioned at the front of the block in 'readiness'.</p> <p>I support the idea of subdivision and would want any new sub-division to 'not disturb native trees' if at all possible. Coolbellup has many parks and beautiful forest trees. I would not wish for this to be changed by 'forest' trees being destroyed by subdivision, if at all possible.</p> <p>Any tree replanting must be 'natives' not jacaranda trees as has happened in areas of Coolbellup.</p>	<p>Tree selection (supported)</p> <p>With regard to the street tree masterplan the City has replaced Jacaranda's with <i>Melaleuca Leucadendra</i> of which has been selected as a result of:</p> <ul style="list-style-type: none"> • It is found within the northern parts of WA and tolerates dry conditions • It grows to an average size of 10m • It has thick and spongy bark and bright green semi weeping foliage that will contrast well against the Angophora's dark foliage. • Its growing habitats are conducive to streets. <p>The City has no intention on removing any 'Australian native' style trees and seeks to provide a balance between the need to provide trees that are attractive to wildlife, such as the Carnaby Cockatoo, and the need to provide street trees that provide a strong aesthetic in the street and have the potential to be a strong healthy tree requiring minimal maintenance and resources to maintain.</p>
87	Tim Lowe 7 Hermione Way COOLBELLUP WA 6163	<p>Objection</p> <p>Concerns for parking and other infrastructure, single bed apartments.</p> <p>1) No provisions shown for additional off street car parking – what obligations shall be placed on developers to provide this? Increase in density will lead to additional parking required off street.</p> <p>2) Not happy with amount of single bedroom dwellings provided, this will impact on the nature of the demographic negatively.</p>	<p>Not supported</p> <p>In addition to car parking provisions on private land in the R-Codes, the Strategy identifies concept plans and initiatives to accommodate additional car parking. Including concept plans for Counsel Road, Coolbellup Avenue and Cordelia Avenue.</p> <p>The Strategy presents a range of densities, including R40-R80 zones of which are likely to</p>

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		<p>3) No mention of cycling facilities, or other transport options. If the density increases does not include a consideration of alternative transport options and provides no off street parking, it will lead to congestion and road safety issues.</p> <p>This is a good opportunity to consider the long term transport and general 'use' of the suburb which needs to be done right.</p>	<p>see a range of unit sizes including 1 bed room apartments. Note that it is not within the scope of the Strategy, nor should it be, to designate building typologies and sizes.</p> <p>The Strategy recommends upgrades to key streets incorporating the upgrade of cycleways.</p>
88	Janice Frater 38 Williams Road COOLBELLUP WA 6163	<p>Objection</p> <p>Planting Eucalyptus and other Endemic Trees in Coolbellup. NO exotics / introduced species.</p> <p>Endemic and indigenous plantings in Coolbellup please. Get rid of the introduced and exotic plantings, replaces them with Eucalyptus and other endemic plants.</p> <p>1) Jacaranda is an introduced species (Americas) who is going to clean up its shed flowers and seed pods and pay compensation claims made when people trip and fall.</p> <p>2) We have a great opportunity to create a cockatoo paradise with tree corridors through the suburb linking to the Beeliar wetlands. The Carnaby cockatoo is declining due to land clearing. So we have a golden opportunity to further enhance the City of Cockburn's reputation, by creating a suburb that champions our natural heritage and conserves both the flora and fauna of the land.</p> <p>Could also be a tourist attraction? Cockatoo capital of WA, Eucalyptus festival – annual event etc etc</p> <p>Set the RIGHT example.</p>	<p>Tree selection (supported)</p> <p>With regard to the street tree masterplan the City has replaced Jacaranda's with <i>Melaleuca Leucadendra</i> of which has been selected as a result of:</p> <ul style="list-style-type: none"> • It is found within the northern parts of WA and tolerates dry conditions • It grows to an average size of 10m • It has thick and spongy bark and bright green semi weeping foliage that will contrast well against the Angophora's dark foliage. • Its growing habitats are conducive to streets. <p>The City has no intention on removing any 'Australian native' style trees and seeks to provide a balance between the need to provide trees that are attractive to wildlife, such as the Carnaby Cockatoo, and the need to provide street trees that provide a strong aesthetic in the street and have the potential to be a strong healthy tree requiring minimal maintenance and resources to maintain.</p>
89	Rodney Ellis 246 Duckpond Road WELLARD WA 6170	<p>Support</p> <p>Supportive of the proposed rezoning of the area and the plans for future changes in Coolbellup.</p>	Noted

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		Opportunity for Coolbellup to develop into a unique community within Perth.	
90	Chris Dodd 11 Wella Court COOLBELLUP WA 6163	<p>Support</p> <p>Very supportive of the re-zoning. Coolbellup badly needs revitalising.</p> <p>Like most residents in Coolbellup my house is too small and my garden too big. Gardens front and back are not being maintained and this is unattractive. My house, like many others, is of a poor low quality design and low quality constructions. Very poor passive solar design gives me big bills and low comfort.</p> <p>I would like to build two, two storey properties on my back block that feature improves aesthetics, passive solar design, a higher quality finish and sound insulation/double glazing to stop noise pollution.</p>	Noted
91	Del Greaves & Gavin Van Diemen 76 Sebastian Crescent COOLBELLUP WA 6163	<p>Support</p> <p>Community improvement and development is a positive for revitalisation of Coolbellup. Coolbellup is in need of a long overdue facelift.</p> <p>We support the proposal/revitalisation strategy on all points.</p>	Noted
92	Elizabeth Mann 35 Williams Road COOLBELLUP WA 6163	<p>Modification</p> <p>To encourage and help feed the local birds and wild life, please plant endemic plants. Give thought to height, especially trees under power lines so that trees don't have to be butchered on a regular basis. We still get some Carnaby black cockatoos, but their numbers are decreasing due to land clearing. Give them some food sources.</p>	<p>Tree selection (supported)</p> <p>With regard to the street tree masterplan the City has replaced Jacaranda's with <i>Melaleuca Leucadendra</i> of which has been selected as a result of:</p> <ul style="list-style-type: none"> • It is found within the northern parts of WA and tolerates dry conditions • It grows to an average size of 10m • It has thick and spongy bark and bright green semi weeping foliage that will contrast well against the Angophora's dark foliage.

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			<ul style="list-style-type: none"> Its growing habitats are conducive to streets. <p>The City has no intention on removing any 'Australian native' style trees and seeks to provide a balance between the need to provide trees that are attractive to wildlife, such as the Carnaby Cockatoo, and the need to provide street trees that provide a strong aesthetic in the street and have the potential to be a strong healthy tree requiring minimal maintenance and resources to maintain.</p>
93	Brieann & Cameron 12 Malvolio Road COOLBELLUP WA 6163	<p>Support with modification</p> <p>We are concerned that dwellings on Malvolio Rd Coolbellup will be significantly impacted by the noise from the future Roe Highway bypass resulting in a negative impact on enjoyment and use of properties.</p> <p>Although the Coolbellup Revitalisation Strategy looks to be a well-considered we suggest that it has not realistically taken into consideration the impact of the Roe Highway bypass. With regard to the DCRS and our property in Malvolio Road Coolbellup, which is proposed for up coding to R30, we would like to- suggest that all properties in Malvolio Road facing onto the proposed Roe Highway be up coded to R60. Please kindly consider the following in support of our argument for up coding to R60:</p> <ol style="list-style-type: none"> 1. The R60 coding will provide greater flexibility for to property design and future use and in particular allow flexibility in buildings/carports/fencing closer to the front boundary that could act as a buffer and also allow increased rear of property living, 2. That Malvolio Road with direct access to the proposed bicycle path - walk way adjacent to the planned Roe Highway bypass will have increased access to key service such as the new Fiona Stanley Hospital and train stations, 3. Malvilio Road is relatively close to the commercial hub of Coolbellup and a higher. density code of R60 is justifiable on the basis of maximising the walkable catchment of 	<p>Not supported</p> <p>The City has taken into account the issues associated with the Roe Highway reservation and remains firmly opposed to this piece of infrastructure, seeing it as completely unnecessary and likely to result in a vast range of negative impacts on the Cockburn community (which includes the natural environment which we are all custodians of). Specific to the issues stated about future impacts <i>if the highway was delivered</i>, it is noted that the State Government will be required to comply with its own State Planning Policy 5.4 (Road and Rail Transport Noise and Freight Considerations in Land Use Planning). In short, this could not permit the State Government to deliver a significant piece of new road infrastructure <u>without</u> ensuring the policy provisions (in terms of limiting noise impacts on residents) set through SPP5.4 are met. This would likely trigger significant noise attenuation measures, like what we see with noise walls and buffers when the Kwinana freeway was recently widened between Row</p>

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		<p>the neighbourhood centre,</p> <p>4. The dwellings on Malvolio Road date to the 1960s and are ripe for redevelopment. My neighbours all agree with the idea of increased density as an incentive to redevelop. Our redevelopments will dramatically enhance the quality of our streetscape and play their part in improving the viability of public transport and commercial activity throughout Coolbellup,</p> <p>5. The continuous stretch of R60 will offer more incentive to Council to invest in footpaths/verge planting, and will strengthen the case for underground power – all of which will improve the quality of the neighbourhood streets, which is the key objective of the DCRS Program 2,</p> <p>6. Given the proximity of the multi storey apartments on the corner of Malvolio Road and Elinor Place a continuous sleeve of R60 the length of Malvolio Road would be more appropriate for development and enjoyment of the area.</p> <p>7. The R60 coding would yield more affordable housing opportunities, which are desperately needed in inner-ring metropolitan areas like Coolbellup. Local seniors will be able to downsize without leaving the suburb or entering care facilities and local young couples/singles will be able to enter the housing market without leaving their established support networks.</p> <p>Thank you once again for the opportunity to comment on the DCRS. I would much appreciate my comments being given all appropriate consideration.</p>	<p>Highway and Leach Highway.</p> <p>While an R60 coding would allow an increased front setback of 2m compared to R30, it does not demonstrate a need alone for the increased density. As stated above the State Government will have to consider noise attenuation.</p> <p>The Strategy provides a clear approach as to where R60 is appropriate:</p> <ul style="list-style-type: none"> • In transition areas between R80 and R40 • Within a 400m catchment of the town centre <p>Neither of these criteria are met for Malvolio Road.</p> <p>Furthermore community engagement results identified strong support for higher densities in targeted areas such as around the shopping centre, community hub and parks.</p> <p>It is also noted that should an R60 code be provided in this location it would suggest the same arguments could be made for the entire suburb. A base code of R60 is not supported as this would be seen as an overdevelopment of the suburb and is not in line with wider community views.</p>
94	Carole De Barre 20 Malvolio Road COOLBELLUP WA 6163	<p>Support with modification</p> <p>We are concerned that dwellings on Malvolio Rd Coolbellup will be significantly impacted by the noise from the future Roe Highway bypass resulting in a negative impact on enjoyment and use of properties.</p>	<p>Not supported</p> <p>The City has taken into account the issues associated with the Roe Highway reservation and remains firmly opposed to this piece of infrastructure, seeing it as completely</p>

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		<p>young couples/singles will be able to enter the housing market without leaving their established support networks.</p> <p>Thank you once again for the opportunity to comment on the DCRS. I would much appreciate my comments being given all appropriate consideration.</p>	<p>centre, community hub and parks.</p> <p>It is also noted that should an R60 code be provided in this location it would suggest the same arguments could be made for the entire suburb. A base code of R60 is not supported as this would be seen as an overdevelopment of the suburb and is not in line with wider community views.</p>
95	Michael & Sara Christie 28 Hartley Street COOLBELLUP WA 6163	<p>Support</p> <p>We wholeheartedly support the proposed revitalisation strategy in particular the re-zoning from R20 to R30, we would like to have the ability to subdivide if the opportunity arose.</p>	Support noted
96	Barry Rawson 65 Malvolio Road COOLBELLUP WA 6163	<p>Supported with modifications</p> <p>We are concerned that dwellings on Malvolio Rd Coolbellup will be significantly impacted by the noise from the future Roe Highway bypass resulting in a negative impact on enjoyment and use of properties.</p> <p>Although the Coolbellup Revitalisation Strategy looks to be a well-considered we suggest that it has not realistically taken into consideration the impact of the Roe Highway bypass. With regard to the DCRS and our property in Malvolio Road Coolbellup, which is proposed for up coding to R30, we would like to- suggest that all properties in Malvolio Road facing onto the proposed Roe Highway be up coded to R60. Please kindly consider the following in support of our argument for up coding to R60:</p> <ol style="list-style-type: none"> 1. The R60 coding will provide greater flexibility for to property design and future use and in particular allow flexibility in buildings/carports/fencing closer to the front boundary that could act as a buffer and also allow increased rear of property living, 2. That Malvolio Road with direct access to the proposed bicycle path - walk way adjacent to the planned Roe Highway bypass will have increased access to key service 	<p>Not supported</p> <p>The City has taken into account the issues associated with the Roe Highway reservation and remains firmly opposed to this piece of infrastructure, seeing it as completely unnecessary and likely to result in a vast range of negative impacts on the Cockburn community (which includes the natural environment which we are all custodians of). Specific to the issues stated about future impacts <i>if the highway was delivered</i>, it is noted that the State Government will be required to comply with its own State Planning Policy 5.4 (Road and Rail Transport Noise and Freight Considerations in Land Use Planning). In short, this could not permit the State Government to deliver a significant piece of new road infrastructure <u>without</u> ensuring the policy provisions (in terms of limiting noise impacts on residents) set through SPP5.4 are</p>

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		<p>such as the new Fiona Stanley Hospital and train stations,</p> <p>3. Malvilio Road is relatively close to the commercial hub of Coolbellup and a higher. density code of R60 is justifiable on the basis of maximising the walkable catchment of the neighbourhood centre,</p> <p>4. .The dwellings on Malvolio Road date to the 1960s and are ripe for redevelopment. My neighbours all agree with the idea of increased density as an incentive to redevelop. Our redevelopments will dramatically enhance the quality of our streetscape and play their part in improving the viability of public transport and commercial activity throughout Coolbellup,</p> <p>5. The continuous stretch of R60 will offer more incentive to Council to invest in footpaths/verge planting, and will strengthen the case for underground power – all of which will improve the quality of the neighbourhood streets, which is the key objective of the DCRS Program 2,</p> <p>6. Given the proximity of the multi storey apartments on the corner of Malvolio Road and Elinor Place a continuous sleeve of R60 the length of Malvolio Road would be more appropriate for development and enjoyment of the area, and</p> <p>7. The R60 coding would yield more affordable housing opportunities, which are desperately needed in inner-ring metropolitan areas like Coolbellup. Local seniors will be able to downsize without leaving the suburb or entering care facilities and local young couples/singles will be able to enter the housing market without leaving their established support networks.</p> <p>Thank you once again for the opportunity to comment on the DCRS. I would much appreciate my comments being given all appropriate consideration.</p>	<p>met. This would likely trigger significant noise attenuation measures, like what we see with noise walls and buffers when the Kwinana freeway was recently widened between Row Highway and Leach Highway.</p> <p>While an R60 coding would allow an increased front setback of 2m compared to R30, it does not demonstrate a need alone for the increased density. As stated above the State Government will have to consider noise attenuation.</p> <p>The Strategy provides a clear approach as to where R60 is appropriate:</p> <ul style="list-style-type: none"> • In transition areas between R80 and R40 • Within a 400m catchment of the town centre <p>Neither of these criteria are met for Malvolio Road.</p> <p>Furthermore community engagement results identified strong support for higher densities in targeted areas such as around the shopping centre, community hub and parks.</p> <p>It is also noted that should an R60 code be provided in this location it would suggest the same arguments could be made for the entire suburb. A base code of R60 is not supported as this would be seen as an overdevelopment of the suburb and is not in line with wider community views.</p>
97	Lynette Bayers 34 Dorces Way COOLBELLUP WA 6163	<p>Position not stated – query</p> <p>Is the infrastructure capable of handling R60/80 redevelopment.</p>	<p>Response</p> <p>The background report details there are</p>

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			<p>sufficient infrastructure to support future growth. Furthermore the Strategy recommends:</p> <ul style="list-style-type: none"> • A drainage study. • The upgrading of cycle and pedestrian ways. • The upgrading of streetscapes. <p>Furthermore, all agencies and utility providers were consulted on the recommendations of the strategy and as a result provided their support with minor recommendations.</p> <p>Analysis and background information suggests there is sufficient infrastructure or opportunities to accommodate the identified future growth.</p>
98	Robert Schrugin 3 Friar John Way COOLBELLUP WA 6163	<p>Supported with modifications</p> <p>I would like to suggest that the (lower leg) section of Friar John Way between Romeo Road and the apartments at 16 Friar John Way be upcoded from proposed R40 to R60 for the following reasons:</p> <ol style="list-style-type: none"> 1. Friar John Way is relatively close to the commercial hub of Coolbellup, rather than on the fringe of the suburb, and a higher density code of R60 is justifiable on the basis of maximising the walkable catchment of the neighbourhood centre. 2. The lower leg of Friar John Way is direct proximity to key public transport routes linking Friar John Way residence to key service such as the new Fiona Stanley Hospital, 3. The dwellings on the Romeo Road leg of Friar John Way date to the 1960s and are ripe for redevelopment. My neighbours all agree with the idea of increased density as an incentive to redevelop. Our redevelopments will dramatically enhance the quality of our streetscape and play their part in improving the viability of public transport and commercial activity throughout Coolbellup. 4. The continuous stretch of R60 will offer more incentive to Council to invest in footpaths/verge planting, and will strengthen the case for underground power – all of 	<p>Not supported</p> <p>An R40 coding is proposed for lots fronting the northern section of Friar John Way due to:</p> <ul style="list-style-type: none"> • This location is beyond the 400m catchment to the town centre and therefore the R40 zone is proposed as a transition zone between the R60/R80 coding and the R30 to the east. • The R80 coding to the west of Friar John way are seen as acceptable due to the larger size of the lots and the ability for those lots to facilitate a suitable design outcome. • The change in the street alignment at the top of Friar John Way is a suitable location to provide a change in density.

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		<p>which will improve the quality of the neighbourhood streets, which is the key objective of the DCRS Program 2.</p> <p>5. Given the proximity of the 3 storey apartments at 16 Friar John Way (coded R80). A continuous sleeve of R60 leading from Romeo Road to Tybalt Place/Cordelia Avenue would be more appropriate than a sleeve which inexplicably includes R40.</p> <p>6. Concentrating higher densities around the centre makes more planning sense than upcoding low-density areas on the fringe, especially since these would probably be developed with battleaxe subdivisions which would compromise the character and natural environment of the suburb.</p> <p>7. The R60 coding would yield more affordable housing opportunities, which are desperately needed in inner-ring metropolitan areas like Coolbellup. Local seniors will be able to downsize without leaving the suburb or entering care facilities and local young couples/singles will be able to enter the housing market without leaving their established support networks.</p> <p>Thank you once again for the opportunity to comment on the DCRS. I would much appreciate my comments being given all appropriate consideration.</p>	
99	GJ & SA Ferraz 54 Malvolio Road COOLBELLUP WA 6163	<p>Support with modifications</p> <p>We are concerned that dwellings on Malvolio Rd Coolbellup will be significantly impacted by the noise from the future Roe Highway bypass resulting in a negative impact on enjoyment and use of properties.</p> <p>Although the Coolbellup Revitalisation Strategy looks to be a well-considered we suggest that it has not realistically taken into consideration the impact of the Roe Highway bypass. With regard to the DCRS and our property in Malvolio Road Coolbellup, which is proposed for up coding to R30, we would like to- suggest that all properties in Malvolio Road facing onto the proposed Roe Highway be up coded to R60. Please kindly consider the following in support of our argument for up coding to R60:</p> <p>1. The R60 coding will provide greater flexibility for to property design and future use and in particular allow flexibility in buildings/carports/fencing closer to the front boundary that could act as a buffer and also allow increased rear of property living,</p>	<p>Not supported</p> <p>The City has taken into account the issues associated with the Roe Highway reservation and remains firmly opposed to this piece of infrastructure, seeing it as completely unnecessary and likely to result in a vast range of negative impacts on the Cockburn community (which includes the natural environment which we are all custodians of). Specific to the issues stated about future impacts <i>if the highway was delivered</i>, it is noted that the State Government will be required to comply with its own State Planning Policy 5.4 (Road and Rail Transport Noise and Freight Considerations in Land Use Planning). In short, this could not permit the State Government to deliver a significant piece</p>

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		<p>2. That Malvolio Road with direct access to the proposed bicycle path - walk way adjacent to the planned Roe Highway bypass will have increased access to key service such as the new Fiona Stanley Hospital and train stations,</p> <p>3. Malvilio Road is relatively close to the commercial hub of Coolbellup and a higher. density code of R60 is justifiable on the basis of maximising the walkable catchment of the neighbourhood centre,</p> <p>4. The dwellings on Malvolio Road date to the 1960s and are ripe for redevelopment. My neighbours all agree with the idea of increased density as an incentive to redevelop. Our redevelopments will dramatically enhance the quality of our streetscape and play their part in improving the viability of public transport and commercial activity throughout Coolbellup,</p> <p>5. The continuous stretch of R60 will offer more incentive to Council to invest in footpaths/verge planting, and will strengthen the case for underground power – all of which will improve the quality of the neighbourhood streets, which is the key objective of the DCRS Program 2,</p> <p>6. Given the proximity of the multi storey apartments on the corner of Malvolio Road and Elinor Place a continuous sleeve of R60 the length of Malvolio Road would be more appropriate for development and enjoyment of the area, and</p> <p>7. The R60 coding would yield more affordable housing opportunities, which are desperately needed in inner-ring metropolitan areas like Coolbellup. Local seniors will be able to downsize without leaving the suburb or entering care facilities and local young couples/singles will be able to enter the housing market without leaving their established support networks.</p> <p>Thank you once again for the opportunity to comment on the DCRS. I would much appreciate my comments being given all appropriate consideration.</p>	<p>of new road infrastructure <u>without</u> ensuring the policy provisions (in terms of limiting noise impacts on residents) set through SPP5.4 are met. This would likely trigger significant noise attenuation measures, like what we see with noise walls and buffers when the Kwinana freeway was recently widened between Row Highway and Leach Highway.</p> <p>While an R60 coding would allow an increased front setback of 2m compared to R30, it does not demonstrate a need alone for the increased density. As stated above the State Government will have to consider noise attenuation.</p> <p>The Strategy provides a clear approach as to where R60 is appropriate:</p> <ul style="list-style-type: none"> • In transition areas between R80 and R40 • Within a 400m catchment of the town centre <p>Neither of these criteria are met for Malvolio Road.</p> <p>Furthermore community engagement results identified strong support for higher densities in targeted areas such as around the shopping centre, community hub and parks.</p> <p>It is also noted that should an R60 code be provided in this location it would suggest the same arguments could be made for the entire suburb. A base code of R60 is not supported as this would be seen as an overdevelopment of the suburb and is not in line with wider community views.</p>

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100	Yacob Anthonisarm 72 Sebastian Crescent COOLBELLUP WA 6163	<p>Support with modification</p> <p>Good proposal, it will be boost Coolbellup</p> <p>I think 72 Sebastian Crescent also should proposal to R60/R80 as very near to main road.</p>	<p>Not supported</p> <p>An increased coding of R60/80 based on proximity to a busy road is not supported. Sebastian Crescent is located on the outer edge of the suburb. The R30 zone is proposed as the base code across the suburb, including Sebastian Crescent, to meet the two core aims of the Strategy – protect the existing character of Coolbellup and provide opportunities for increased housing. A base code of R30 is considered an appropriate base coding for the majority of the suburb in order to retain the character of the area, while providing for infill development potential for most lots.</p> <p>The R30 will allow most people to at least subdivide their properties. It is considered appropriate R40 codes and upwards be located fronting a good provision of services such as POS, public transport and in close proximity to the Coolbellup Town Centre.</p> <p>The Strategy provides a clear approach as to where R60 is appropriate:</p> <ul style="list-style-type: none"> • In transition areas between R80 and R40 • Within a 400m catchment of the town centre <p>Neither of these criteria are met for Malvolio Road.</p> <p>Furthermore community engagement results identified strong support for higher densities in targeted areas such as around the shopping centre, community hub and parks.</p>

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101	Marc Morris 68 Archidamus Road COOLBELLUP WA 6163	Support I support the proposed changes. I only hope that the shops are overhauled so that the central hub concept combines new dwellings and development with quality amenities.	Noted
102	Kaye Cooper 56 Malvolio Road COOLBELLUP WA 6163	Support with modifications We are concerned that dwellings on Malvolio Rd Coolbellup will be significantly impacted by the noise from the future Roe Highway bypass resulting in a negative impact on enjoyment and use of properties. Although the Coolbellup Revitalisation Strategy looks to be a well-considered we suggest that it has not realistically taken into consideration the impact of the Roe Highway bypass. With regard to the DCRS and our property in Malvolio Road Coolbellup, which is proposed for up coding to R30, we would like to- suggest that all properties in Malvolio Road facing onto the proposed Roe Highway be up coded to R60. Please kindly consider the following in support of our argument for up coding to R60: 1. The R60 coding will provide greater flexibility for to property design and future use and in particular allow flexibility in buildings/carports/fencing closer to the front boundary that could act as a buffer and also allow increased rear of property living, 2. That Malvolio Road with direct access to the proposed bicycle path - walk way adjacent to the planned Roe Highway bypass will have increased access to key service such as the new Fiona Stanley Hospital and train stations, 3. Malvilio Road is relatively close to the commercial hub of Coolbellup and a higher. density code of R60 is justifiable on the basis of maximising the walkable catchment of	Not supported The City has taken into account the issues associated with the Roe Highway reservation and remains firmly opposed to this piece of infrastructure, seeing it as completely unnecessary and likely to result in a vast range of negative impacts on the Cockburn community (which includes the natural environment which we are all custodians of). Specific to the issues stated about future impacts <i>if the highway was delivered</i> , it is noted that the State Government will be required to comply with its own State Planning Policy 5.4 (Road and Rail Transport Noise and Freight Considerations in Land Use Planning). In short, this could not permit the State Government to deliver a significant piece of new road infrastructure <u>without</u> ensuring the policy provisions (in terms of limiting noise impacts on residents) set through SPP5.4 are met. This would likely trigger significant noise attenuation measures, like what we see with noise walls and buffers when the Kwinana freeway was recently widened between Row

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		<p>the neighbourhood centre,</p> <p>4. The dwellings on Malvolio Road date to the 1960s and are ripe for redevelopment. My neighbours all agree with the idea of increased density as an incentive to redevelop. Our redevelopments will dramatically enhance the quality of our streetscape and play their part in improving the viability of public transport and commercial activity throughout Coolbellup,</p> <p>5. The continuous stretch of R60 will offer more incentive to Council to invest in footpaths/verge planting, and will strengthen the case for underground power – all of which will improve the quality of the neighbourhood streets, which is the key objective of the DCRS Program 2,</p> <p>6. Given the proximity of the multi storey apartments on the corner of Malvolio Road and Elinor Place a continuous sleeve of R60 the length of Malvolio Road would be more appropriate for development and enjoyment of the area, and</p> <p>7. The R60 coding would yield more affordable housing opportunities, which are desperately needed in inner-ring metropolitan areas like Coolbellup. Local seniors will be able to downsize without leaving the suburb or entering care facilities and local young couples/singles will be able to enter the housing market without leaving their established support networks.</p> <p>Thank you once again for the opportunity to comment on the DCRS. I would much appreciate my comments being given all appropriate consideration.</p>	<p>Highway and Leach Highway.</p> <p>While an R60 coding would allow an increased front setback of 2m compared to R30, it does not demonstrate a need alone for the increased density. As stated above the State Government will have to consider noise attenuation.</p> <p>The Strategy provides a clear approach as to where R60 is appropriate:</p> <ul style="list-style-type: none"> • In transition areas between R80 and R40 • Within a 400m catchment of the town centre <p>Neither of these criteria are met for Malvolio Road.</p> <p>Furthermore community engagement results identified strong support for higher densities in targeted areas such as around the shopping centre, community hub and parks.</p> <p>It is also noted that should an R60 code be provided in this location it would suggest the same arguments could be made for the entire suburb. A base code of R60 is not supported as this would be seen as an overdevelopment of the suburb and is not in line with wider community views.</p>
103	Glyn Quatermaine 67 Archidamus Road COOLBELLUP WA 6163	<p>Support</p> <p>We believe the rezoning is vital in enabling Coolbellup to reach its full potential. Growth in property prices, bringing new families into the area and helping Coolbellup lose its stigma can only be beneficial for current and future residents as well as the local government.</p>	<p>Noted</p>

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		Coolbellup has been neglected for so long that it is long overdue for some attention and the rezoning can only help further improve Coolbellup's future.	
104	Marko Bouquey Moss 18 Malvolio Road COOLBELLUP WA 6163	<p>Support with modifications</p> <p>We are concerned that dwellings on Malvolio Rd Coolbellup will be significantly impacted by the noise from the future Roe Highway bypass resulting in a negative impact on enjoyment and use of properties.</p> <p>Although the Coolbellup Revitalisation Strategy looks to be a well-considered we suggest that it has not realistically taken into consideration the impact of the Roe Highway bypass. With regard to the DCRS and our property in Malvolio Road Coolbellup, which is proposed for up coding to R30, we would like to- suggest that all properties in Malvolio Road facing onto the proposed Roe Highway be up coded to R60. Please kindly consider the following in support of our argument for up coding to R60:</p> <ol style="list-style-type: none"> 1. The R60 coding will provide greater flexibility for to property design and future use and in particular allow flexibility in buildings/carports/fencing closer to the front boundary that could act as a buffer and also allow increased rear of property living, 2. That Malvolio Road with direct access to the proposed bicycle path - walk way adjacent to the planned Roe Highway bypass will have increased access to key service such as the new Fiona Stanley Hospital and train stations, 3. Malvilio Road is relatively close to the commercial hub of Coolbellup and a higher. density code of R60 is justifiable on the basis of maximising the walkable catchment of the neighbourhood centre, 4. .The dwellings on Malvolio Road date to the 1960s and are ripe for redevelopment. My neighbours all agree with the idea of increased density as an incentive to redevelop. Our redevelopments will dramatically enhance the quality of our streetscape and play their part in improving the viability of public transport and commercial activity throughout Coolbellup, 5. The continuous stretch of R60 will offer more incentive to Council to invest in footpaths/verge planting, and will strengthen the case for underground power – all of 	<p>Not supported</p> <p>The City has taken into account the issues associated with the Roe Highway reservation and remains firmly opposed to this piece of infrastructure, seeing it as completely unnecessary and likely to result in a vast range of negative impacts on the Cockburn community (which includes the natural environment which we are all custodians of). Specific to the issues stated about future impacts <i>if the highway was delivered</i>, it is noted that the State Government will be required to comply with its own State Planning Policy 5.4 (Road and Rail Transport Noise and Freight Considerations in Land Use Planning). In short, this could not permit the State Government to deliver a significant piece of new road infrastructure <u>without</u> ensuring the policy provisions (in terms of limiting noise impacts on residents) set through SPP5.4 are met. This would likely trigger significant noise attenuation measures, like what we see with noise walls and buffers when the Kwinana freeway was recently widened between Row Highway and Leach Highway.</p> <p>While an R60 coding would allow an increased front setback of 2m compared to R30, it does not demonstrate a need alone for the increased density. As stated above the State Government will have to consider noise attenuation.</p> <p>The Strategy provides a clear approach as to where R60 is appropriate:</p>

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105	Coolbellup landowner	<p>Support with modifications</p> <p>Impressed with the zoning structure.</p> <p>Native street trees in area, shopping centre upgrade, connecting library and Len Packham reserve to shopping centre via a walkway path. Coolbellup Avenue to have kerbing and drainage or landscapes with trees and shrubs. More bus shelters provided in the area</p>	<p>Tree selection (supported)</p> <p>With regard to the street tree masterplan the City has replaced Jacaranda's with <i>Melaleuca Leucadendra</i> of which has been selected as a result of:</p> <ul style="list-style-type: none"> It is found within the northern parts of WA and tolerates dry conditions It grows to an average size of 10m It has thick and spongy bark and bright green semi weeping foliage that will contrast well against the Angophora's dark foliage. Its growing habitats are conducive to streets. <p>The City has no intention on removing any 'Australian native' style trees and seeks to</p>

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			<p>provide a balance between the need to provide trees that are attractive to wildlife, such as the Carnaby Cockatoo, and the need to provide street trees that provide a strong aesthetic in the street and have the potential to be a strong healthy tree requiring minimal maintenance and resources to maintain.</p> <p>With regard to the remaining requests:</p> <ul style="list-style-type: none"> • The Len Packham Reserve landscape and recreation concept plan and the town centre local structure plan both identify the need to link these two important areas. • Coolbellup Avenue upgrades will address drainage as required. The concept plan identifies landscape recommendations including trees and shrubs. • Action 2.5 recommends an audit and review of bus infrastructure and therefore will address the request for more bus shelters.
106	Rich Banks 38 Malvolio Road COOLBELLUP WA 6163	<p>Support with modifications</p> <p>We are concerned that dwellings on Malvolio Rd Coolbellup will be significantly impacted by the noise from the future Roe Highway bypass resulting in a negative impact on enjoyment and use of properties.</p> <p>Although the Coolbellup Revitalisation Strategy looks to be a well-considered we suggest that it has not realistically taken into consideration the impact of the Roe Highway bypass. With regard to the DCRS and our property in Malvolio Road Coolbellup, which is proposed for up coding to R30, we would like to- suggest that all properties in Malvolio Road facing onto the proposed Roe Highway be up coded to R60. Please kindly consider the following in support of our argument for up coding to R60:</p>	<p>Not supported</p> <p>The City has taken into account the issues associated with the Roe Highway reservation and remains firmly opposed to this piece of infrastructure, seeing it as completely unnecessary and likely to result in a vast range of negative impacts on the Cockburn community (which includes the natural environment which we are all custodians of). Specific to the issues stated about future impacts <i>if the highway was delivered</i>, it is noted that the State Government will be required to comply with its own State Planning Policy 5.4 (Road and Rail Transport</p>

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		<p>1. The R60 coding will provide greater flexibility for to property design and future use and in particular allow flexibility in buildings/carports/fencing closer to the front boundary that could act as a buffer and also allow increased rear of property living,</p> <p>2. That Malvolio Road with direct access to the proposed bicycle path - walk way adjacent to the planned Roe Highway bypass will have increased access to key service such as the new Fiona Stanley Hospital and train stations,</p> <p>3. Malvilio Road is relatively close to the commercial hub of Coolbellup and a higher. density code of R60 is justifiable on the basis of maximising the walkable catchment of the neighbourhood centre,</p> <p>4. .The dwellings on Malvolio Road date to the 1960s and are ripe for redevelopment. My neighbours all agree with the idea of increased density as an incentive to redevelop. Our redevelopments will dramatically enhance the quality of our streetscape and play their part in improving the viability of public transport and commercial activity throughout Coolbellup,</p> <p>5. The continuous stretch of R60 will offer more incentive to Council to invest in footpaths/verge planting, and will strengthen the case for underground power – all of which will improve the quality of the neighbourhood streets, which is the key objective of the DCRS Program 2,</p> <p>6. Given the proximity of the multi storey apartments on the corner of Malvolio Road and Elinor Place a continuous sleeve of R60 the length of Malvolio Road would be more appropriate for development and enjoyment of the area, and</p> <p>7. The R60 coding would yield more affordable housing opportunities, which are desperately needed in inner-ring metropolitan areas like Coolbellup. Local seniors will be able to downsize without leaving the suburb or entering care facilities and local young couples/singles will be able to enter the housing market without leaving their established support networks.</p> <p>Thank you once again for the opportunity to comment on the DCRS. I would much appreciate my comments being given all appropriate consideration.</p>	<p>Noise and Freight Considerations in Land Use Planning). In short, this could not permit the State Government to deliver a significant piece of new road infrastructure <u>without</u> ensuring the policy provisions (in terms of limiting noise impacts on residents) set through SPP5.4 are met. This would likely trigger significant noise attenuation measures, like what we see with noise walls and buffers when the Kwinana freeway was recently widened between Row Highway and Leach Highway.</p> <p>While an R60 coding would allow an increased front setback of 2m compared to R30, it does not demonstrate a need alone for the increased density. As stated above the State Government will have to consider noise attenuation.</p> <p>The Strategy provides a clear approach as to where R60 is appropriate:</p> <ul style="list-style-type: none"> • In transition areas between R80 and R40 • Within a 400m catchment of the town centre <p>Neither of these criteria are met for Malvolio Road.</p> <p>Furthermore community engagement results identified strong support for higher densities in targeted areas such as around the shopping centre, community hub and parks.</p> <p>It is also noted that should an R60 code be provided in this location it would suggest the same arguments could be made for the entire suburb. A base code of R60 is not supported as this would be seen as an overdevelopment of the suburb and is not in line with wider</p>

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			community views.
107	Ray Maarssen 50 Malvolio Road COOLBELLUP WA 6163	<p>Support with modifications</p> <p>We are concerned that dwellings on Malvolio Rd Coolbellup will be significantly impacted by the noise from the future Roe Highway bypass resulting in a negative impact on enjoyment and use of properties.</p> <p>Although the Coolbellup Revitalisation Strategy looks to be a well-considered we suggest that it has not realistically taken into consideration the impact of the Roe Highway bypass. With regard to the DCRS and our property in Malvolio Road Coolbellup, which is proposed for up coding to R30, we would like to- suggest that all properties in Malvolio Road facing onto the proposed Roe Highway be up coded to R60. Please kindly consider the following in support of our argument for up coding to R60:</p> <ol style="list-style-type: none"> 1. The R60 coding will provide greater flexibility for to property design and future use and in particular allow flexibility in buildings/carports/fencing closer to the front boundary that could act as a buffer and also allow increased rear of property living, 2. That Malvolio Road with direct access to the proposed bicycle path - walk way adjacent to the planned Roe Highway bypass will have increased access to key service such as the new Fiona Stanley Hospital and train stations, 3. Malvilio Road is relatively close to the commercial hub of Coolbellup and a higher. density code of R60 is justifiable on the basis of maximising the walkable catchment of the neighbourhood centre, 4. .The dwellings on Malvolio Road date to the 1960s and are ripe for redevelopment. My neighbours all agree with the idea of increased density as an incentive to redevelop. Our redevelopments will dramatically enhance the quality of our streetscape and play their part in improving the viability of public transport and commercial activity throughout Coolbellup, 5. The continuous stretch of R60 will offer more incentive to Council to invest in footpaths/verge planting, and will strengthen the case for underground power – all of 	<p>Not supported</p> <p>The City has taken into account the issues associated with the Roe Highway reservation and remains firmly opposed to this piece of infrastructure, seeing it as completely unnecessary and likely to result in a vast range of negative impacts on the Cockburn community (which includes the natural environment which we are all custodians of). Specific to the issues stated about future impacts <i>if the highway was delivered</i>, it is noted that the State Government will be required to comply with its own State Planning Policy 5.4 (Road and Rail Transport Noise and Freight Considerations in Land Use Planning). In short, this could not permit the State Government to deliver a significant piece of new road infrastructure <u>without</u> ensuring the policy provisions (in terms of limiting noise impacts on residents) set through SPP5.4 are met. This would likely trigger significant noise attenuation measures, like what we see with noise walls and buffers when the Kwinana freeway was recently widened between Row Highway and Leach Highway.</p> <p>While an R60 coding would allow an increased front setback of 2m compared to R30, it does not demonstrate a need alone for the increased density. As stated above the State Government will have to consider noise attenuation.</p> <p>The Strategy provides a clear approach as to where R60 is appropriate:</p>

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		<p>which will improve the quality of the neighbourhood streets, which is the key objective of the DCRS Program 2,</p> <p>6. Given the proximity of the multi storey apartments on the corner of Malvolio Road and Elinor Place a continuous sleeve of R60 the length of Malvolio Road would be more appropriate for development and enjoyment of the area, and</p> <p>7. The R60 coding would yield more affordable housing opportunities, which are desperately needed in inner-ring metropolitan areas like Coolbellup. Local seniors will be able to downsize without leaving the suburb or entering care facilities and local young couples/singles will be able to enter the housing market without leaving their established support networks.</p> <p>Thank you once again for the opportunity to comment on the DCRS. I would much appreciate my comments being given all appropriate consideration.</p>	<ul style="list-style-type: none"> • In transition areas between R80 and R40 • Within a 400m catchment of the town centre <p>Neither of these criteria are met for Malvolio Road.</p> <p>Furthermore community engagement results identified strong support for higher densities in targeted areas such as around the shopping centre, community hub and parks.</p> <p>It is also noted that should an R60 code be provided in this location it would suggest the same arguments could be made for the entire suburb. A base code of R60 is not supported as this would be seen as an overdevelopment of the suburb and is not in line with wider community views.</p>
108	Luigi Pittorino 3 Chivers Court SAMSON WA 6163	<p>Support with modifications</p> <p>I am happy with Cockburn Council to change the zoning with the Coolbellup Revitalisation Strategy currently being proposed to home owners. My property however is being zoned R30 which is not in line with other residential properties on our block. (4 blocks have been excluded from the new proposed R40 zoning) I understand in some cases zones are allocate for (a) as a transition zone (b) opposite public open space (c) for street continuity, however none of these criteria would seem to apply to our property. I therefore would request 4 Regan Street be rezoned R40.</p>	<p>Not supported.</p> <p>The proposed R30 zone between 7 Oswald Street and 8 Regan Street is consistent with other properties along Regan Street. The exception of the two corner lots (proposed for R40) fronting the corner of Regan Street and Goneril Way are zoned as such so as to provide consistency in the streetscape for Goneril Way in addition to the larger sizes of these lots with double frontages.</p> <p>The submission is correct in identifying – <i>“in some cases zones are allocated for (a) as a transition zone (b) opposite public open space (c) for street continuity, however none of these criteria would seem to apply to our property”</i>.</p>

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			Therefore it is appropriate that an R30 code be recommended.
109	Ron & Jean Smith 7 Oswald Street COOLBELLUP WA 6163	<p>Support with modifications</p> <p>We are happy with the intentions of the Council to change the zoning to allow higher density living in the area east of us, however we do not understand why our property at 7 Oswald Street Coolbellup (cnr Regan Street) will only be rezoned R30 not R40 as all other residential properties in our block bounded by Oswald, Regan Sts and Goneril Way will be zoned R40.</p> <p>The property at the Cnr of Goneril and Regan (opposite end of block) is proposed to be R40 so therefore we feel our property should be R40 also.</p> <p>We have willed our property to our children and upon our deaths they will inherit, one of our daughters and her husband own the properties either side of us 9 Oswald Street and 4 Regan Street Coolbellup. With a substantial parcel of land they are keen to redevelop the land for multiple dwellings, which is in line with the strategic plan.</p> <p>For this reason we request that our property 7 Oswald Street be rezoned R40 not R30. My daughter and her husband have also lodged a request for 4 Regan Street be zoned R40.</p> <p>We would like you to consider our request as it is of importance to us and our family.</p>	<p>Not supported.</p> <p>Reasons to support consistent codes relate to streetscape impacts rather than reasons relating to the wider block.</p> <p>The proposed R30 zone between 7 Oswald Street and 8 Regan Street is consistent with other properties along Regan Street. The exception of the two corner lots (proposed for R40) fronting the corner of Regan Street and Goneril Way are zoned as such so as to provide consistency in the streetscape for Goneril Way.</p> <p>The proposed R40 zone is selected up to 9 Oswald Street as it provides a transition between the R60 codes. 14 Oswald Street provides an obvious point to make a change in density given the R60 lots in this location front Lear Place.</p> <p>The lots do not meet the criteria justifying a higher coding in that they are not needed as a transition zone, not opposite public open space.</p>
110	Celene Crane 11 Hawkes Street COOLBELLUP WA 6163	<p>Support</p> <p>Support the proposed revitalisation strategy. Will provide better opportunity for infill development to better utilise existing infrastructure and provide more housing without expanding away from the major centres.</p>	Noted
111	Jason Connolly 69 Malvolio Road COOLBELLUP WA	Support with modifications	Not supported

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	6163	<p>We are concerned that dwellings on Malvolio Rd Coolbellup will be significantly impacted by the noise from the future Roe Highway bypass resulting in a negative impact on enjoyment and use of properties.</p> <p>Although the Coolbellup Revitalisation Strategy looks to be a well-considered we suggest that it has not realistically taken into consideration the impact of the Roe Highway bypass. With regard to the DCRS and our property in Malvolio Road Coolbellup, which is proposed for up coding to R30, we would like to- suggest that all properties in Malvolio Road facing onto the proposed Roe Highway be up coded to R60. Please kindly consider the following in support of our argument for up coding to R60:</p> <ol style="list-style-type: none"> 1. The R60 coding will provide greater flexibility for to property design and future use and in particular allow flexibility in buildings/carports/fencing closer to the front boundary that could act as a buffer and also allow increased rear of property living, 2. That Malvolio Road with direct access to the proposed bicycle path - walk way adjacent to the planned Roe Highway bypass will have increased access to key service such as the new Fiona Stanley Hospital and train stations, 3. Malvilio Road is relatively close to the commercial hub of Coolbellup and a higher. density code of R60 is justifiable on the basis of maximising the walkable catchment of the neighbourhood centre, 4. .The dwellings on Malvolio Road date to the 1960s and are ripe for redevelopment. My neighbours all agree with the idea of increased density as an incentive to redevelop. Our redevelopments will dramatically enhance the quality of our streetscape and play their part in improving the viability of public transport and commercial activity throughout Coolbellup, 5. The continuous stretch of R60 will offer more incentive to Council to invest in footpaths/verge planting, and will strengthen the case for underground power – all of which will improve the quality of the neighbourhood streets, which is the key objective of the DCRS Program 2, 6. Given the proximity of the multi storey apartments on the corner of Malvolio Road and Elinor Place a continuous sleeve of R60 the length of Malvolio Road would be more appropriate for development and enjoyment of the area, and 	<p>The City has taken into account the issues associated with the Roe Highway reservation and remains firmly opposed to this piece of infrastructure, seeing it as completely unnecessary and likely to result in a vast range of negative impacts on the Cockburn community (which includes the natural environment which we are all custodians of). Specific to the issues stated about future impacts <i>if the highway was delivered</i>, it is noted that the State Government will be required to comply with its own State Planning Policy 5.4 (Road and Rail Transport Noise and Freight Considerations in Land Use Planning). In short, this could not permit the State Government to deliver a significant piece of new road infrastructure <u>without</u> ensuring the policy provisions (in terms of limiting noise impacts on residents) set through SPP5.4 are met. This would likely trigger significant noise attenuation measures, like what we see with noise walls and buffers when the Kwinana freeway was recently widened between Row Highway and Leach Highway.</p> <p>While an R60 coding would allow an increased front setback of 2m compared to R30, it does not demonstrate a need alone for the increased density. As stated above the State Government will have to consider noise attenuation.</p> <p>The Strategy provides a clear approach as to where R60 is appropriate:</p> <ul style="list-style-type: none"> • In transition areas between R80 and R40 • Within a 400m catchment of the town centre <p>Neither of these criteria are met for Malvolio Road.</p>

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		<p>7. The R60 coding would yield more affordable housing opportunities, which are desperately needed in inner-ring metropolitan areas like Coolbellup. Local seniors will be able to downsize without leaving the suburb or entering care facilities and local young couples/singles will be able to enter the housing market without leaving their established support networks.</p> <p>Thank you once again for the opportunity to comment on the DCRS. I would much appreciate my comments being given all appropriate consideration.</p>	<p>Furthermore community engagement results identified strong support for higher densities in targeted areas such as around the shopping centre, community hub and parks.</p> <p>It is also noted that should an R60 code be provided in this location it would suggest the same arguments could be made for the entire suburb. A base code of R60 is not supported as this would be seen as an overdevelopment of the suburb and is not in line with wider community views.</p>
112	City of Cockburn landowner	<p>Objection</p> <p>I oppose the rezoning of Coolbellup Avenue north, (from Emilia Street and Archidamus Road northwards) for the following reasons:</p> <p>1. I don't believe that the extension of R60 zoning in this area is in keeping with the views expressed by the Coolbellup community, as detailed by the outcomes of the October 2013 forum (in which support for targeted increases in residential densities around the community hub was expressed) and the November 2013 resident survey (in which support for increased density of housing throughout the suburb and in targeted areas was expressed, however with the majority of survey participants expressing a desire for more single detached housing not potentially multi-levelled apartments).</p> <p>2. The section of R60 zoning in question is outside of the "400 m walkable catchment", in which the Draft Coolbellup Revitalisation Strategy - Background Report recommends greatest inclusion and/or consideration of increased housing densities.</p> <p>3. From an environmental and social sustainability point of view, allowing potentially multileveled buildings to abut the western, eastern or northern boundaries of other properties which are zoned for single level dwellings is far from ideal. These single level dwellings are potentially going to be exposed to significantly less sun, particularly in winter when sunlight is already limited for properties with east, west or southern orientations. Having an outdoor space, and home, which is shaded for most hours of</p>	<p>Not supported</p> <p>Land fronting Coolbellup Avenue is to be zoned to a density of R60. The intent of this zone is to create a stronger, more enclosed streetscape. This is due to the existing condition of the street providing poor spatial definition. Potential exists to provide for increased densities due to the large lot sizes, deep verges and the wide street. Furthermore this location is located close to public transport. The extension of the R60 zone is intended to provide consistency in the streetscape given medium density development is already located at the northern end of Coolbellup Avenue.</p> <p>The bulk and scale of buildings resulting from increased densities is viewed as having the potential of contributing to the streetscape rather than detracting from it.</p> <p>Visual privacy, solar access, sight lines, and building heights are design elements addressed</p>

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		<p>the day in winter renders it almost useless; it's difficult to sustain a garden and grow fruit and vegetables, it allows no heating of thermal mass therefore increasing heating costs, it limits the ability to install (and the functionality of) PC cells, and it influences the physiological and psychological well-being of residents.</p> <p>4. It has the potential to greatly reduce the privacy and "personal space" of residents whose properties adjoin the R60 zoning.</p> <p>5. It has the potential to decrease property values of properties that adjoin the R60 zoning.</p>	<p>by the Residential Design Codes of WA at the development assessment stage. Further provision is made within the City's LPP APD58 of which now proposes the submission of a design quality statement with DA's for multiple dwellings. Privacy, amenity and consideration of adjoining uses will be a key consideration for any design quality statement.</p> <p>Privacy of the adjoining landowners is a key planning assessment consideration.</p>
113	Sophia Gocios 2 Tybalt Place COOLBELLUP WA 6163	<p>Support</p> <p>I fully support zone change to my property.</p>	Support noted
114	City of Cockburn landowner	<p>Objection</p> <p>Given that the owner of 3 properties next to us does not even live in Australia shouldn't have the right to build extra houses on these blocks and the basis we have been in this neighbourhood for 31 years, why should you change the quiet structure of Coolbellup, plus the extra housing will cause extra traffic and noise. If the Council feels the need to build more units/housing to maximise lot space then build them on the 2 School sites!!</p> <p>Considering you want to be an only Council which we support 100% decisions like these make it hard for us to trust you and your decisions.</p>	<p>Not supported</p> <p>Land owners have the right to undertake development on their land, subject to planning provisions, regardless of where they reside.</p> <p>The School sites are already being developed for additional housing opportunities.</p> <p>The results of the community engagement work undertaken in October/November 2014 overwhelmingly identified support for increased densities. (See page 72 of the Background report for details).</p>
115	City of Cockburn landowner	<p>Support subject to modifications</p> <p>The above property (17 Doherty Road) should be zoned as R40 considering condition on site and the fact that the block is corner block in the area where some size and type</p>	<p>Not supported</p> <p>The corner blocks with a proposed coding of R40 are as a result of:</p>

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		<p>of blocks are proposed for R40 zoning. Please refer to my letter attached for more details:</p> <p>In regards to the above proposed Revitalization Strategy I wish to thank City of Cockburn for an opportunity given to me to provide comments on the above Draft Strategy.</p> <p>In general I wish to congratulate the City for embarking on the proposed revitalization and changes of residential property zoning in Coolbellup. It is a positive action by the City in following up on the State Government's 'Vision 2031' for Perth metro area in creating more sustainable property development outcome, more economical use of land and in matching demographic changes and market demand for smaller type of units based on higher density residential zoning. Significant increase of Perth population for the next 15-30 years will be a challenge and providing an opportunity for higher density housing is one of the ways to resolve the accommodation crisis in Perth in a more affordable way for many younger people who are priced out of inner city housing. The proposed changes to established residential area as Coolbellup, being relatively close to the Perth City Centre and Fremantle, will to my opinion have a positive outcome by providing an opportunity to build more units on the same available land in the future and as such to provide more affordable housing and better used and maintained local urban environment.</p> <p>In regard to specific property affected by the Draft Strategy I change of Zoning Code, I wish to provide comments as Custodian of the above residential Estate in Coolbellup, located at Lot 410, HN 17 Doherty Road. I support the proposed rezoning from R20 to R30 for that property as shown on your Draft Zoning Plan. However, I am of the opinion that proposed change still is NOT quite adequate for that block of land being quite large CORNER block (980 m2) and In terms of matching the future market demand and affordability R30 zoning for that block would not provide best outcome and I will try briefly to explain why.</p> <p>The cost of the established residential land in inner to median circle around Perth City went up significantly in the past 10 years. R30 Zoning as proposed by the Draft Strategy is certainly better than R20 in terms of the final development outcomes, but R30 zoning does not provide enough confidence for future landowner to commence development based on R30 zoning as the block size of 980 m2 is just 60 m2 short of 1040 m2 which in accordance to R30 zoning would be sufficient to build 4 houses. Being a CORNER block on secondary road with R30 Zoning the opportunity to create</p>	<ul style="list-style-type: none"> • Being located opposite public open space • Located on a street with good public transport. <p>While affordability and sustainable development arguments are valid, these nonetheless could be argued for every lot however the proposed R30 as a base code is proposed so as to meet the two core aims of the Strategy – protect the existing character of Coolbellup and provide opportunities for increased housing. A base code of R30 is considered an appropriate base coding for the majority of the suburb in order to retain the character of the area, while providing for infill development potential for most lots. A base code of R40 is not supported as this would be seen as an overdevelopment of the suburb and is not in line with wider community views.</p> <p>The R30 will allow most people to at least subdivide their properties and in some cases build 3 dwellings or 4-6 multiple dwellings. It is considered appropriate R40 codes and upwards be located fronting a good provision of services such as POS, public transport and in close proximity to the Coolbellup Town Centre.</p>

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		<p>really good and affordable design outcome would be missed and so the use of the land as such will not be quite economical.</p> <p>Secondly, I have noticed that same size or similar blocks in the same street just in the close neighbourhood and at the corner locations are rezoned to R40. I wonder why the HN 17 Doherty block being as large as other blocks cannot become R40 as well? That will provide much better opportunity to utilize the land and built economically 4 or even 5 houses/units on 196m2 to 245 m2 land area per house/ unit, depending on specific number of units and design. Having 196m2 per unit would be much more affordable proposition and more feasible to build than building just 3 houses on relatively large land. The size and cost of such housing would not match market demand and affordability for people who will be interested to buy or rent in that area. You will provide much better sustainable, economical and affordability outcome by allowing this block to become R40.</p> <p>I therefore suggest City Planning Team to consider changing the proposed R30 zoning to R40 for the Lot 410, HN17 Doherty Road, COOLBELLUP. I would appreciate this suggestion to be seriously considered as R40 zoning for this block is more sustainable option, technically possible, reasonable and justifiable as I outlined above. Thank you and I would appreciate that my private contact details remain confidential for general public.</p>	
116	Luke Matthews 6 Williams Road COOLBELLUP WA 6163	<p>Support with modification</p> <p>Currently proposed as a R30 site, as Quinlan Street is all R40 and my rear fence is in line with all properties facing Quinlan Street, can my property also be zoned R40? It is 990m2 and would satisfy the averaging required on an R40 lot/ the property next door is also an R40 zoned lot. There are also 4 lots located facing Simons Street positioned in the same location as my block that are also zoned R40, these lots do not appear to be the same size as my lot and seem to be smaller.</p>	<p>Not supported</p> <p>Quinlan street is coded R40 as a result of the majority of lots on this street fronting Jarvis Park. The subject lot fronts Williams Road where the majority of lots are coded R30 with the exception of the corner lots that front Quinlan street.</p> <p>It is noted the lots located on the corner of Quinlan and Williams Road are strata lots and therefore this is why the additional two houses are coded R40.</p>

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117	Department of Housing 169 Hay Street EAST PERTH WA 6004	<p>Support</p> <p>The Department of Housing welcomes the opportunity to make this submission on the draft Coolbellup Revitalisation Strategy.</p> <p>The Department supports the emphasis on higher density living, diversity of housing options and protection and enhancement of the suburb's character as outlined in the draft Coolbellup Revitalisation Strategy. The proposed approach is consistent with the State Affordable Housing Strategy which seeks to deliver greater diversity of housing product and increased supply of affordable housing throughout Western Australia.</p> <p>The Department would like to affirm its willingness to contribute future input, advice and knowledge to help inform the preparation of a Local Housing Strategy for the City.</p> <p>Thank you for the opportunity to provide comment on the draft Coolbellup Revitalisation Strategy and we look forward to working together with you in the future.</p>	Noted
118	James and Anna Best 13 Rinaldo Crescent COOLBELLUP WA 6163	<p>Support with modifications</p> <p>I support the proposed revitalisation strategy however I would like to make a submission proposing the inclusion of houses adjacent to the Rinaldo Place POS in the change to an R40 zoning. The current proposal is for R30.</p> <p>Following review of the proposed rezoning's it is clear that in most cases houses adjacent to Public Open Space are proposed to move to a R40 zoning. I am currently the owner of 13 and 15 Rinaldo crescent (adjacent properties) which are located opposite the Rinaldo Place reserve and also adjacent to the Elinor Place park.</p> <p>I have lived at 13 Rinaldo Crescent for the past 7 years and have been fortunate to have both of these POS areas in close proximity to my home. The parks have a small number of regular users however there is certainly scope for these areas to support an increase in the number of users. Especially given the proximity to additional much larger areas of POS such as the Rinaldo Reserve. Although the Rinaldo Place POS is smaller than the Rinaldo Reserve where an R40 zoning has been proposed for the surrounding houses, there is an abundance of open areas in the Rinaldo Crescent/Place vicinity and i see no reason why the R40 zoning should not be</p>	<p>Not supported</p> <p>An R40 coding is proposed for lots fronting POS only if the POS is of a sufficient size to accommodate increased densities. The lots fronting Rinaldo Place are relatively constrained by the narrow road and the verges due to the small turning circle and the steep topography. This is in addition to the small size of the POS. Therefore a coding of R40 for lots fronting Rinaldo Place Reserve is not supported.</p>

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		<p>proposed more widely to include houses adjacent to the Rinaldo Place reserve. In addition Rinaldo Place is already in close proximity to three higher density developments which include the (R60) retirement home at the corner of Lavina and Rinaldo, the R60 Flats at the corner of Rinaldo and Elinor and the converted flats at the North Eastern corner of Rinaldo Place. When looking at my properties in isolation there is also a case for an R40 zoning for these properties. 13 and 15 Rinaldo crescent are adjacent to POS on two sides there is great potential for these two properties with an R40 zoning to really maximise the potential of the open areas by allowing a greater number of homes to make use of these areas.</p> <p>15 Rinaldo crescent has potential for the development of cottage apartments with an access to the Elinor Place POS and the development of these two properties in particular would be entirely in keeping given that the other properties adjacent to Elinor are already zoned R60. In addition given that we own both of these properties the total size of these two properties is almost 1500 sq metres which significant development potential, particularly when combined with the increased flexibility an R40 zoning would offer. I request that council please takes consideration of the issues I have presented as I feel there is an opportunity for this wonderful little pocket of Coolbellup (Rinaldo Place) to benefit more broadly from the proposed revitalisation strategy.</p>	
119	Wendy Woodard and Ken Holmes 3 Pauline Way COOLBELLUP WA 6163	<p>Objection</p> <p>As the owners of 3 Paulina Way, we are supportive of subdivision for Coolbellup, however, in looking at your submission feel it is possibly well over the top.</p> <p>In a low socio economic area, this sort of redevelopment has seen the creation of ghettos.</p>	<p>Not supported</p> <p>It is not supported that medium density development will reduce the quality of the housing in Coolbellup. There are many examples of high quality medium and high density housing throughout Cockburn and wider Perth.</p> <p>Furthermore, the concentration of low socio economic households in Coolbellup is changing towards a more diverse range of households and therefore the issues experienced in the past are unlikely to occur again. The resident population and the housing market in Coolbellup are now very different.</p>

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120	City of Cockburn landowner	<p>Objection</p> <p>While I accept that increasing housing density is necessary to combat urban sprawl, I am concerned about the rezoning of my property and the neighbouring Department of Housing land to R40. The Department of Housing currently has a duplex on this land, however as R40 this could be demolished and potentially up to 9 dwellings built on this site. The current tenants are great neighbours, however I am concerned at the potential for anti-social behaviour and loss of amenity if more tenants are moved in.</p> <p>There are also mature trees and grass trees in the backyards of the duplex which would be demolished in any density increase. At the community forum, the speaker said the DOH had not indicated any 'current plans' to increase density in Coolbellup, however this is not reassuring at all, since their plans can change dramatically with changes in government.</p> <p>I believe the council is naive if they presume land owners will preserve mature trees and vegetation in any subdivision or redevelopment of their land. There are numerous examples in Coolbellup already where blocks have been subdivided and the whole site razed of all vegetation before a house that takes up the whole block is built. The subdivision of Hilton shows many other examples – in fact I cannot think of one example where mature trees have been preserved. The prevailing mindset of building the largest house possible on a small block precludes any trees or large shrubs. Driving south on the Kwinana Freeway there is plenty of evidence of new developments where almost all existing trees have been bulldozed, and there are no trees or greenery evident in yards. Not only has vital habitat and food for native fauna been removed, the lack of trees and shrubs has been shown to increase the temperature around homes. In Hamilton Hill / Spearwood, the infill in previous market gardens along Stock Road is further evidence of the 'small block, huge house' trend, with no space for gardens or trees. This is what I fear with the increase in density in Coolbellup.</p> <p>I support the increased density on the old tavern site as this is already developed land and should not negatively affect the amenity of local residents. Action 3.3 Deliver a suburb wide Street Tree Strategy.</p> <p>I agree that planting more trees in Coolbellup is a good idea, however I do not agree with most of the suggested trees, or the idea of single tree species plantings. -I strongly</p>	<p>Not supported</p> <p>It is not supported that medium density development will reduce the quality of the housing in Coolbellup. There are many examples of high quality medium and high density housing throughout Cockburn and wider Perth.</p> <p>Furthermore, the concentration of low socio economic households in Coolbellup is changing towards a more diverse range of households and therefore the issues experienced in the past are unlikely to occur again. The resident population and the housing market in Coolbellup are now very different.</p> <p>It is recognised that trees will be lost on private land as a result of increased densities. As a result the Strategy includes the following:</p> <ul style="list-style-type: none"> • A street tree strategy to provide for more trees in between lots. • Maintaining all trees in parks • A verge maintenance program • The development of a bushland regeneration group • Tree planting program <p>Tree selection (supported)</p> <p>With regard to the street tree masterplan the City has replaced Jacaranda's with <i>Melaleuca Leucadendra</i> of which has been selected as a result of:</p> <ul style="list-style-type: none"> • It is found within the northern parts of WA and tolerates dry conditions • It grows to an average size of 10m • It has thick and spongy bark and bright

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		<p>oppose the planting of jacaranda trees. These trees are not native, and are totally out of character for Coolbellup. Very few Australian birds feed on jacarandas, so they are not providing any benefit to local birds. Further, when their leaves and flowers drop they smother any plants below.</p> <p>Native, and preferably indigenous trees should be planted as street trees. One of the main attractions of Coolbellup is its 'bushland' parks and proliferation of native plants in private gardens and backyards. Indigenous trees and shrubs are of course suited to our environment, and are an important food source and habitat for local wildlife.</p> <p>I do not agree with single species plantings along streets. At least two species should be used – this would be more visually appealing as well as providing a variety of food and habitat for wildlife. In summary, while I agree that some increase in density is inevitable, my major concern is that the 'revitalisation' will destroy the character and green nature of Coolbellup. I do not want to see my community become another suburban wasteland of black roofs and few trees. The current parks and green spaces (verges, roadsides, drainage sumps etc) should be maintained and improved, with wildlife corridors developed between green spaces.</p>	<p>green semi weeping foliage that will contrast well against the Angophora's dark foliage.</p> <ul style="list-style-type: none"> • Its growing habitats are conducive to streets. <p>The City has no intention on removing any 'Australian native' style trees and seeks to provide a balance between the need to provide trees that are attractive to wildlife, such as the Carnaby Cockatoo, and the need to provide street trees that provide a strong aesthetic in the street and have the potential to be a strong healthy tree requiring minimal maintenance and resources to maintain.</p>
121	City of Cockburn landowner	<p>Support</p> <p>I support the proposal as it will lead to an increase in the value of the land in the area.</p> <p>By changing the zoning the council is looking at creating wealth for the residents of Coolbellup which can only lead to good things in the future.</p> <p>The change would make it possible for some of the older properties to be redeveloped or create duplex and triplex housing on some land making home ownership more affordable and bring new and young families to the area. With the proposed changes I can only see a multitude of benefits to the residents of Coolbellup and it is one I welcome with open arms.</p>	Noted
122	City of Cockburn landowner	<p>Support with modifications</p> <p>We welcome the opportunity to comment on the proposed strategy for Coolbellup. We currently have a cash unconditional offer to purchase 12 Theseus Way Coolbellup. All</p>	<p>Not supported</p> <p>The base code of R30 is proposed on Theseus Street with the exception of:</p>

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		<p>is in place for the transfer of land ownership, however as settlement is only a week after the closing date for comment, we appreciate you taking our comments briefly in advance of ownership. We also own another property within the City of Cockburn, which can be confirmed by way of Rates details.</p> <p>We appreciate and support many aspects being considered by you in the Revitalisation Proposal including; rezoning and the guidelines to protect the quality of developments in the area; upgrade of central facilities (shopping centre); and protection of open spaces.</p> <p>Further to the Draft Residential Densities Coding Plan provided, we would appreciate you consideration of a R40 in lieu of R30 density at our property at 12 Theseus Way and possibly neighbouring properties on the same side of the street.</p> <p>12 Theseus Way is approximately:</p> <ul style="list-style-type: none"> • 300 meters from high frequency bus routes 513 and 940 • 80 meters from Marmillius park • 280 meters from Len Packham reserve • 400 meters from Coolbellup Shopping Centre • It is also a transitional residential density code street <p>Our suggestion for R40 coding is due to several factors being:</p> <ul style="list-style-type: none"> • Primarily its proximity to shops and transport as outlined as targeted areas in your strategy. • The above point is also a key factor in the City's Housing and Affordability Strategy. A higher density code in Theseus Way would provide the option for additional and more affordable housing in a location that is highly accessible for those relying on transport or easy foot access to services. The option of smaller and more affordable housing is in line with current and future demographic predictions for the area, as well as giving younger people more chance to purchase. • Our allotment is 1034Sqm which would cause no fear of any development encroaching on the Average or Minimum site area per dwelling afforded by R40 coding. • A further suggestion would be for house numbers 8-20 (one side of the road) to all be considered for R40 zoning which would provide a gradual interface 	<ul style="list-style-type: none"> • An R40 coded lot due to its frontage to POS; • 4 X R60 lots as a result of them being within the 400m catchment. <p>The R50 lot on the corner of Theseus and Waverley Road is existing with the Strategy not proposing a change on this lot.</p> <p>The proposed R30 is proposed so as to meet the two core aims of the Strategy – protect the existing character of Coolbellup and provide opportunities for increased housing. A base code of R30 is considered an appropriate base coding for the majority of the suburb in order to retain the character of the area, while providing for infill development potential for most lots.</p> <p>The R30 will allow most people to at least subdivide their properties. It is considered appropriate R40 codes and upwards be located fronting a good provision of services such as POS, public transport and in close proximity to the Coolbellup Town Centre. The subject lot does not fit these criteria and therefore the R40 code is not supported for lots along Theseus Way.</p>

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		<p>between the higher density developments on Waverly Road / West entrance of Theseus Way. This would enhance the potential development of the properties in walking proximity to the above- mentioned facilities, without compromising the identity and street outlook.</p> <ul style="list-style-type: none"> • It will create a transitional R40 pocket from the multi development on Egeus Way (West) and protect the lower density R30 as you move North towards Archidamus Road. • This proposal is similar to that at Friar John Way and Romeo Road on the opposite side of Waverly Road (comparable distance from facilities). As well as that at Goneril Way and Oswald Street. • We believe a one sided R40 transition in Thesues Way (a street that starts with high density R60 and R80) would also be more aesthetic, providing interest in the street- scape. <p>We very much look forward to hearing your feedback on the above as well as the progress of the City's plans pertaining to both this Coolbellup Revitalisation Strategy as well as the Housing and Affordability Strategy.</p>	
123	City of Cockburn landowner	<p>Objection</p> <p>In the past I have submitted ideas and suggestions regarding various developments in Coolbellup. Some of these suggestions have been glossed over and not addressed as any part of community consultation processes. I sincerely hope that the voice of the community is considered during this consultation period and is not simply another box to tick. It is the community that will have to live with the decisions that are made in the long term, and not the local and state government policy makers, nor subsequently the developers.</p> <p>PART 2 Program 1 – Encourage and support appropriate development and diverse housing options - Action 1.1 Residential Density and Zoning Changes</p> <p>I strongly oppose the implementation of R30 zoning across the entire suburb of Coolbellup. The analysis findings suggested that there was “some support” (p.6) for accommodating two dwellings on each lot. The outcomes of the survey suggested that only 15 responses out of the 158 responses declared that all residential lots should be subdivided. On the basis of these statistics and the visioning workshops which involved</p>	<p>Not supported</p> <p>1. Loss of habitat The City is limited in its ability to prevent landowners from removing vegetation including trees on private land and recognises trees will be lost as a result of increased densities. However the Strategy provides actions to balance the desire to accommodate diverse, sustainable housing options in addition to protecting the character of Coolbellup. These actions include:</p> <ul style="list-style-type: none"> • A street tree strategy to provide for more trees in between lots. • Maintaining all trees in parks • A verge maintenance program • The development of a bushland regeneration group • Tree planting program

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		<p>even fewer respondents than the survey, there is very little support for across the board increase in R codes. The support has come for increasing densities in strategic locations near the shopping centre and major transport routes, which I support. Why then after all this feedback that has been received by the community, has it been decided to increase R codes over the whole suburb?</p> <p>These are the reasons I oppose the increase across the board:</p> <p>1. Loss of Habitat: there are many backyards in Coolbellup that contain the original native trees marri, jarrah, and tuarts, as well as the occasional grass tree or zamia palm. For example in Archidamus Rd there is almost a continuous belt in backyards of marri, jarrah, and Allocasuarina fraseriana, that then extends to the fabulous reserve at the bottom of the hill that contains many marri and grass trees of Doherty Reserve. These provide an important source of food for the critically endangered Carnaby's Cockatoo and the endangered Red Tailed Cockatoo. If this urban infill is to continue in the manner suggested combined with the loss of habitat from developments such as Jandakot Airport, Fiona Stanley, and various road building projects, we can expect to lose the Carnaby's from our skies completely. We have a diversity of animals who have visited our garden over the years including bandicoots, banjo frogs, birds of prey, and boobook owls. I expect once urban infill begins, so will the loss of these species. Could the most significant backyard trees be entered on a register to prevent any loss during infill?</p> <p>2. Loss of Amenity/Safe Play space. With an increase in density, comes the ability to look in and over backyards from two storey residences, a lack of private space, being able to hear conversations/dogs barking, smell cigarette smoke and noise from neighbours. Also, the loss of safe play spaces for children. A space where they can play, garden, sing, create, invent and be themselves in the outdoors. This is an experience that cannot be recreated at any public park or nature play area that you need to get into the car to visit, and the health benefits have not been valued. Unless setbacks are maintained the visual amenity of the classic 60's streetscape will also go.</p> <p>3. Increased levels of stormwater pollution/flooding: An increase in impervious surfaces from more sealed driveways and roofs will prevent stormwater from soaking in the ground at the source and will encourage a greater risk of flooding and pollution. A higher level of stormwater runoff could contribute to higher levels of phosphorous in the groundwater affecting our neighboring wetlands with increased nutrient levels and associated algal blooms. It will be very important to ensure that Development</p>	<p>2. Loss of amenity/play space</p> <p>Visual privacy, solar access, sight lines, and building heights are design elements addressed by the Residential Design Codes of WA at the development assessment stage. Further provision is made within the City's LPP APD58 of which now proposes the submission of a design quality statement with DA's for multiple dwellings. Privacy, amenity and consideration of adjoining uses will be a key consideration for any design quality statement. Further, privacy of the adjoining landowners is a key planning assessment consideration.</p> <p>With regards to preserving the streetscape it is suggested a number of opportunities exist to improve the streetscapes across the suburb. The proposed streetscape concept plans are seen as improving the street and in many cases a more enclosed street from reduced setbacks is also seen as contributing to an improved design outcome.</p> <p>3. Increased levels of stormwater/polluting</p> <p>It is not supported that flooding and drainage problems will occur as a result of the proposed rezoning. While a drainage study is required it is to understand the actions/measures required rather than a study to identify if the strategy can proceed at all. Given the wide open spaces and wide roads there are sufficient opportunities to incorporate the required drainage infrastructure to support growth. The development application stage also promotes opportunities for sustainable drainage proposals.</p>

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		<p>Guidelines will allow for permeable surfaces in areas such as driveways to prevent these problems. Best practice "Low Impact Development" approaches to stormwater should be utilized.</p> <p>4. Transport: Currently Coolbellup is a very walkable pedestrian friendly suburb built in the 60's when there were fewer cars and more people had to walk to services. The problems will arise when the population through increased R codes across the suburb will at its minimum double the number of people and cars in Coolbellup. This is reflected in your "Hypothetical Development Illustrations" with most subdivided properties including a driveway, assuming each individual new dwelling will have an additional car, at least, with the possibility of two or three cars depending on the number of occupants. If the outcome of increased density is to encourage sustainable practices and reduce the traffic congestion one would suggest that something like bicycle storage facilities could be included instead of the illustrated driveways. Could council investigate the options of supporting facilities such as "GreenShareCar" and solar powered electric car recharge stations at central locations in Coolbellup to encourage more individuals to ditch their cars? As I expect by 2031 many of us will be driving electric cars, and so will be required to be planned for. Also, investigate with transperth more direct bus routes during peak times.</p> <p>5. Change in community dynamic of the area. Whilst there are a number of potential mum and dad owner occupiers of property who could potentially benefit from a change in the R codes, there is always the potential for outside investors to come in buy up land, develop the land as cheaply as possible, make a quick buck, and get out. These investors would have no community investment in the local area, in the local habitat and in the change in amenity of the area. In this circumstance it is important that guidelines be bolstered so that any habitat loss will be required to be replaced within the landscape plan or in external public open space, and contributions made to maintain existing infrastructure and services.</p> <p>Action 1.2 Undertake a drainage review</p> <p>Refer to comments made in reference to groundwater above in 1.1.</p> <p>Action 1.3 Proposed changes to local planning policy APD58 – Residential Design Guidelines</p> <p>1.3.1 As per point on groundwater, accessways to additional dwellings should be able</p>	<p>4. Transport</p> <p>Encouraging alternative transport modes are discussed within the City's recently adopted Integrated Transport Plan. The idea of encouraging walking, investigating alternate sustainable travel modes are all supported by the City and this planning aim is a core aspiration of the Strategy – to locate new development in close proximity to services so as to reduce the need for further infrastructure and minimise car use.</p> <p>Coolbellup has good transport links and the strategy incorporates designs to enhance the walkability and cycle routes for residents.</p> <p>The proposed R30 is proposed so as to meet the two core aims of the Strategy – protect the existing character of Coolbellup and provide opportunities for increased housing. A base code of R30 is considered an appropriate base coding for the majority of the suburb in order to retain the character of the area, while providing for infill development potential for most lots.</p> <p>5. Change in community dynamic of the area.</p> <p>There will always be a chance that people who do not reside in the area may purchase in Coolbellup to develop. This is not a reason to prevent change and remove the opportunity to revitalise the suburb and increase housing choice. The R-Codes and the proposed medium density design guide will provide planning policy to guide the quality of development applications regardless of who submits the application.</p> <p>Design quality statement to incorporate a</p>

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		<p>permeable to groundwater recharge on site and reduce flooding and pollution. (This has been illustrated beautifully in development by "Josh's House" in Hilton). Of course in many new developments installation of greywater and rainwater tanks for toilet/laundry use is becoming more common place and should be incorporated in the City's good development guide.</p> <p>1.3.2 In addition to "functionality and convenience" and "amenity" the statement of sustainability should also be a corner stone for the "design quality statement".</p> <p>Action 1.4 Work with the Public Transport Authority to undertake a review of bus services and routes.</p> <p>Refer to comments made in reference to transport in 1.1. Program 2 – Improve the function and presentation of Coolbellup streets - Action 2.1 Revitalise Coolbellup's key streets:</p> <p>Figure 11 Indicates "Town centre Gateway" small deciduous flowering trees??? Throughout the process of consultation it has been very clear, that the residents of Coolbellup enjoy the natural surroundings, the native trees and the bush, which is why many people have chosen to live in this area. To suggest that the entry statement should be some exotic fruit tree/orchard is absurd, please find a suitable native alternative, even a king's park special would be better than this. The native walkway near the Koorilla site is to be commended, please consult the knowledgeable people in environment for appropriate local native plant selections, please no Olearia, Eremophilla, or eastern states native species (eg. lemon scented gums- these are well known for dropping limbs) !!! For native trees, the local natives in this area include Eucalyptus marginanta, Corymbia callophylla, and Eucalyptus gomphocephala. The many beautiful banksias which are also available in advanced form include Banksia grandis, Banksia marginata and Banksia attenuata (check out Fiona Stanley Hospital for effective landscaping with advanced local natives). The Town Centre Park could potentially be a good meeting area, it is surrounded by car parks, and there is not a lot of active surveillance other than the library. It needs a bit of activation, table tennis, pop up café maybe, a bit of art.</p> <p>Figure 13 Plane trees are not an appropriate street tree for Coolbellup, where the community support the planting of native trees. Many Councils are now starting to move away from planting new Plane trees because of the huge amount of leaf litter they produce which block stormwater drainage systems in winter time and contribute</p>	<p>Sustainability guidelines When the Local Planning Policy (APD58) is revised and the design guidelines are developed, the City will review the relevant options to promote sustainability.</p> <p>Tree selection (supported) With regard to the street tree masterplan the City has replaced Jacaranda's with <i>Melaleuca Leucadendra</i> of which has been selected as a result of:</p> <ul style="list-style-type: none"> • It is found within the northern parts of WA and tolerates dry conditions • It grows to an average size of 10m • It has thick and spongy bark and bright green semi weeping foliage that will contrast well against the Angophora's dark foliage. • Its growing habitats are conducive to streets. <p>The City has no intention on removing any 'Australian native' style trees and seeks to provide a balance between the need to provide trees that are attractive to wildlife, such as the Carnaby Cockatoo, and the need to provide street trees that provide a strong aesthetic in the street and have the potential to be a strong healthy tree requiring minimal maintenance and resources to maintain.</p> <p>An example of how the City proposes to do this is through:</p> <ol style="list-style-type: none"> 1. Maintaining and enhancing Australian style planting species along the southern portion of Coolbellup Avenue, alongside;

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		<p>further nutrient loading to our wetlands and waterways. Instead, more jarrahs, or agonis would fit in beautifully with the existing bushland backdrop.</p> <p>Figure 15 Once again the use of non-native trees as street trees in Coolbellup is not supported by the community. I cannot see how a Jacaranda tree provides cohesion in a suburb with a backdrop of native trees.</p> <p>Their flowers are pretty, but they provide shade at the completely wrong time of year to be of any use, and once again their leaves as a street tree contribute to the blocking of stormwater and increased nutrient loads in our waterways. There are no Jacaranda street trees currently in Coolbellup, so there is no established theme to follow. They are a poorly considered choice.</p> <p>Program 3 Protect and enhance the character and natural environment of Coolbellup - Action 3.2 Continue to upgrade Len Packham Reserve and maintain the high quality public open spaces in Coolbellup.</p> <p>Figure 18 indicates at 2 pedestrian access through the soccer pitch. It is extremely unlikely that pedestrian access can be accommodated with accompanying trees on the pitch. During proposals to develop the school site, suggestions of a path linking the library and Waverley road that did not go uphill were proposed but ignored. There was a very good pedestrian link prior to the development of the school.</p> <p>Fringing vegetation to the north east and east should be bolstered with a "successional" local native planting program. A successional program should be developed and implement throughout all Coolbellup reserves, to preserve the quality and quantity of local native trees (jarrahs, marris, tuarts, banksias and allocasuarina). As many reserves throughout Coolbellup have trees that are ageing it is important that a successional program be commenced as soon as possible, so that we don't lose all our native shade and habitat trees in a short space of time. As suggested through Gardening Australian good Tree Successional Management may look like this "An ideal aim would be to plant trees successionally like any other crop. If we consider that trees might live for a hundred years, we ought to aim to have ten percent of them in each of the following age groups - nought to ten, ten to twenty, twenty to thirty etc, so that around ten percent of the trees will be recently planted, and ten percent of the trees will be coming towards the end of their lives (Patrick,2009)." This should be a fundamental consideration of any increase in R-codes to maintain and bolster our stock of local native trees in parkland areas.</p>	<p>2. Providing interest in the street and signalling the entrance to the town centre through contrast planting (ornamental trees) It is hoped this will also assist in slowing traffic.</p> <p>Len Packham Reserve upgrades</p> <p>The concept plan identifies the requirement for a footpath running north-south through Len Packham Reserve. The City is of the opinion the footpath can be incorporated as illustrated however should it not then further options can start to be identified when the design is further refined. Historical photographs indicate the old footpath mentioned by the submissioner as going through the existing primary school and therefore this is not an option.</p> <p>Justification for increased densities in general</p> <p>With regard to community views, the consultation undertaken in 2013 with the Coolbellup community revealed a medium to high appetite for change. Very few residents want to resist change and there was strong support for more medium density housing types, and good support for more medium to high density housing types.</p> <p>As has occurred in Spearwood, change will occur incrementally and not all landowners will choose to develop their land. The City has identified there is sufficient infrastructure to support this growth including an excellent provision POS and verges to accommodate recreational needs and opportunities to increase</p>

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		<p>Action 3.3 Develop a suburb wide Street Tree Strategy</p> <p>Given that if the changes to R codes go ahead, there will be a subsequent massive loss of local native habitat trees from backyards of private residences, street trees should reflect these losses, and not be replaced by weird and wonderful species from around the planet, including eastern states and northern territory melaleucas. We have very suitable, highly evolved local (ie. the Swan Coastal Plain) native species that are suitable as street trees. Please refer to comments above regarding species selection of London Plane Trees and Jacarandas (which do not shed their leaves in autumn...it is July, and they still have leaves). There is one overall themeTHE COMMUNITY OF COOLBELLUP LIKE NATIVE TREES AND BUSHLAND.....not a theme of jacarandas, London plane trees and Chinese elms. Please amend your Street Tree Masterplan to reflect the community sentiment. The Street Tree Strategy should be complement with a Successional Tree Management Plan for all reserves in Coolbellup (please refer to 3.2 for further explanation).</p> <p>3.4 Prepare a City wide Medium Density Good Development Guide The guide should also consider how to support sustainable development. Whilst some aspects have been included such as solar passive design, other important considerations include "future proofing" with rainwater tanks linked in to toilets and laundry, grey water recycling. No black/dark coloured roofs. Permeable driveways for groundwater recharge.</p> <p>Action 3.5 Support the development of a local bushland group. The development of a bushland group is a great initiative.</p>	the number of trees in the suburb.
124	RPB on behalf of Lend Lease & LandCorp Communities PO Box 465 SUBIACO WA 6904	<p>Support with modifications</p> <p>Further to the City's letter dated 27 May 2014, and on behalf of LandCorp and Lend Lease Communities, we thank you for the opportunity to comment on the draft Coolbellup Revitalisation Strategy.</p> <p>As the City is aware, LandCorp in partnership with Lend Lease Communities have been responsible for the delivery of the redevelopment of three former primary school sites in Coolbellup. This redevelopment project, undertaken in close collaboration with the City of Cockburn, has substantially contributed to the revitalisation of Coolbellup. The City's draft Coolbellup Revitalisation Strategy will continue to encourage and</p>	<p>Not supported</p> <p>1. Scope There is no need to change the statement - <i>"The LSPs provide guidance on the future development of these sites and there is no demonstrated need to review these documents at this point in time."</i> As this is the current view. Should a time come when it is justified then a modification can occur. There is no clear reason why this statement</p>

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		<p>facilitate further investment and improvement across the locality, and in this regard we express our support for this strategic initiative.</p> <p>The purpose of this submission is to provide the City with an overview of the background and status of the redevelopment of the three former primary school sites, whilst also providing comments on the content and recommendations of the draft Coolbellup Revitalisation Strategy.</p> <p>Background and Project Status</p> <p>In 2008, LandCorp sought Expressions of Interest (EOI) from development companies to enter into a Partnering Agreement for the redevelopment of the three former school sites. Subsequently, Lend Lease Communities were nominated as the preferred proponent and in partnership with LandCorp, have since been responsible for the progression of community consultation, rezoning, structure planning and subdivision (incl. remediation) of the three former primary school sites, being the former Coolbellup, North Lake and Koorilla primary school sites.</p> <p>The redevelopment of the former primary school sites was originally led by a review of schools in Coolbellup in 2002 by the then Department of Education and Training (DET). The review led to the closure of the three primary schools mentioned above and the construction of one new primary school on Len Packham Reserve. LandCorp, as the State Government's property developer, has an acquisition arrangement with the DET, facilitating the delivery of the redevelopment project across the three former primary school sites.</p> <p>The objectives of the school sites project have centred on the principles of affordability, housing diversity and sustainability. Community engagement has also been a key focus in the planning, design and delivery of the redevelopment and review of the draft Coolbellup Revitalisation Strategy demonstrates that these key principles and consultation outcomes are consistent with the objectives of the school sites project.</p> <p>The following provides a summary of the current status of the three former primary school sites:</p> <p>Table 1: Project Status Summary Site Project Status Coolbellup Primary School: Project civil construction completed in 2013, with new</p>	<p>should restrict the normal process as it is purely explaining why the City does not wish to review at this particular point in time.</p> <p>Not supported</p> <p>2. Residential density - noted</p> <p>3. Streetscape upgrades and developer contributions The concept plans around the Korilla school site illustrate an aspirational concept for this area. It is agreed contribution from developers will be required based on the principles of fairness and reasonableness, and it is confirmed there is an expectation for developers of sites of the size of the size of the Korilla school site to upgrade verge areas. This is particularly relevant for the Korilla school site as the POS is located fronting the town centre and immediately adjacent to the verge.</p> <p>It is noted the upgrades are not proposed to be delivered through developer contributions and it is agreed additional funding mechanisms should be explored and as a result attention is drawn to recommendation: <i>2.2 Investigate and prepare a City wide local planning policy to require new developments in revitalisation areas to contribute to streetscape upgrades.</i> Additionally, the City will continue to apply for grant funding of and when opportunities arise.</p> <p>It should be recognised that the City is extremely limited in funding options to deliver streetscape revitalisation works and</p>

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		<p>dwelling now under construction.</p> <p>North Lake Primary School: Subdivision works completed in mid-2014 with lots sold in May 2014.</p> <p>Koorilla Primary School: Local Structure Plan adopted in September 2011. Subdivision still to be undertaken.</p> <p>The subdivision and redevelopment of the former Koorilla Primary School site represents the final site to be developed, with subdivision and development of the former Coolbellup and North Lake Primary School sites now largely completed.</p> <p>In relation to the former Koorilla Primary School site, investigations are currently underway with regards to the future subdivision of this site, including the overall remediation strategy. The subdivision design and remediation strategy will continue to be further refined and developed in collaboration with the City, acknowledging also that the former Koorilla Primary School site includes the 2.0ha future Aged Care site that will be acquired by the City.</p> <p>Comments on draft Coolbellup Revitalisation Strategy</p> <p>RPS, on behalf of LandCorp and Lend Lease Communities, has undertaken a review of the draft Coolbellup Revitalisation Strategy prepared by the City of Cockburn.</p> <p>The revitalisation strategy is considered to be consistent with the State Government's latest strategic plan for Perth and Peel (Directions 2031) and builds upon the successful outcomes achieved to date by the LandCorp and Lend Lease Communities partnership. For these reasons, LandCorp and Lend Lease Communities congratulate the City for progressing this strategy and wish to express their general support for its strategic intent.</p> <p>As part of the collaborative approach undertaken with the City of Cockburn in the revitalisation of Coolbellup, LandCorp and Lend Lease Communities respectfully request the following comments be considered in the refinement and progression of this strategy and the related implementation mechanisms:</p> <p>1. Scope</p>	<p>believe it has identified upgrades that are relatively conservative while still meeting the aims of the Strategy.</p>

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		<p>The draft Coolbellup Revitalisation Strategy makes comment that it does not seek to review land in Coolbellup subject to a recently adopted Local Structure Plan, stating: "The LSPs provide guidance on the future development of these sites and there is no demonstrated need to review these documents at this point in time."</p> <p>It is acknowledged that it is generally beyond the scope of the revitalisation strategy to critically review the existing Local Structure Plans that have been recently adopted. However, on behalf of LandCorp and Lend Lease Communities, the right to review the adopted Local Structure Plan(s) for the former school sites should be maintained, including the provision of any supporting justification. It is therefore requested that the statement referring to 'no demonstrated need' be deleted, and that the strategy simply comment that the critical review of the existing Local Structure Plans is beyond the scope of the strategy.</p> <p>2. Residential Density</p> <p>The proposed changes to residential density under the revitalisation strategy are supported by LandCorp and Lend Lease Communities. The increase in residential density to R60 around the former Koorilla Primary School site and Coolbellup Town Centre is supported. Residential development at this density and in this location will encourage increased investment in this area and also supports the principles of housing diversity and affordability.</p> <p>3. Streetscape upgrades and developer contributions</p> <p>The draft Coolbellup Revitalisation Strategy identifies the need to revitalise the main streets of Coolbellup Avenue, Counsel Road, Waverley Road and Cordelia Avenue as part of an overall streetscape improvement program to enhance the character of Coolbellup and encouraging pedestrian and cycle use. The intent of this strategy to upgrade and improve existing streetscapes is generally supported, however on behalf of LandCorp and Lend Lease Communities, the following comments are provided in relation to the future implementation and potential funding arrangements to facilitate these improvement strategies:</p> <ul style="list-style-type: none"> • Landscaping design, costs and responsibilities for the upgrade of Cordelia Avenue and Coolbellup Avenue relevant to the subdivision and development of the former Koorilla Primary School site need to be subject to further 	

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		<p>discussions and agreements between the City of Cockburn and LandCorp and Lend Lease Communities.</p> <ul style="list-style-type: none"> Any monetary contribution towards the cost of the identified streetscape upgrades required by developers should be based on the principles of fairness and reasonableness. Subject to the proposed preparation of a local planning policy to coordinate the delivery of street upgrades, LandCorp and Lend Lease Communities review the right to comment on any recommendations regarding proposed developer contributions. To attract and encourage private investment in the suburb of Coolbellup, it is recommended that the City explore alternative funding mechanisms (i.e. not impose additional developer contributions) to implement the strategy's recommendations in relation to streetscape upgrades. <p>Summary and Conclusion</p> <p>LandCorp and Lend Lease Communities support the strategic intent of the City's draft Coolbellup Revitalisation Strategy and thank the City for the invitation to review and provide comment.</p> <p>We respectfully request that the comments raised in this letter be considered in refinement of the strategy and its implementation through future scheme amendments and the preparation of local planning policy.</p>	
125	Megeun Donald 1 Ariel Place COOLBELLUP WA 6163	<p>Support</p> <p>1.1 – I fully support the proposed zone density plan because I believe Perth need to consider a growing population and rather than cleansing more land, greater density makes use of what is already here.</p> <p>2.4 – I also support underground power for several reasons</p> <ol style="list-style-type: none"> it beautifies the area it reduces the risk of fire it reduces the need for tree removal/cutting back. <p>3.1 – I support upgrade/development of current shopping district. The current shopping centre is deplorable. It is unattractive and uninviting. The car park is in poor condition.</p>	Noted

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		3.5 – Local bushland group is a great idea. We have beautiful and significant bushland in Coolbellup and nearby area. We should be aiming to preserve it for current and future generations, wildlife and it has environmental significance. It is one on the reason I moved to the area.	
126	Francis Kotai 14 Oswald Street COOLBELLUP WA 6163	<p>Support with modifications</p> <p>I am a Coolbellup resident and have been following the development of the Revitalisation Strategy with interest. I was unable to attend the June Consultation but was in attendance at the previous one and provided comment at the table there. I'd like to take this opportunity to outline my concerns with the initiative and potential impact on the suburb.</p> <p>My family and I have lived in Coolbellup for 2 years. We were attracted to the area by the closeness to the coast, Fremantle and CBD train line. Since living here we have made lots of friends and appreciate the suburb's character- in particular the undulating topography, significant trees, existing buildings and parks. We have no plans to subdivide at this stage and would prefer to retain our block at its current size. The following points are presented with a brief outline of the issue followed by suggestions of ways to mitigate the possible impacts.</p> <p>1. Topography The character of Coolbellup is largely dependent on the topography that was preserved when the suburb was built. The introduction of subdivision may result in levelling of individual blocks and benched sites that detract from this. The benching of sites in individual lots with significant slope results in high retaining and fences, and leftover spaces next to existing fence lines. These can be reduced by site planning with the existing grades and split-level buildings if required. Historically in Coolbellup, foundation blocks at the perimeter of the building have been used to negotiate level changes with the site which allows conservation of the exiting landscape, avoids large retaining walls on lot boundaries and creates a generally more unified neighbourhood. Preserving the topography also creates more variety and interest that encourages people to use the street for walking rather than driving.</p> <p><i>Suggestion</i> Encourage new buildings that work with the topography and minimise the need for benching, levelling and retaining at lots boundaries.</p>	<p>1. Topography (Noted) There are no proposals to alter topography however it is recognised level changes will occur at the development stage in some instances. The City manages these impacts at the development assessment stage and believes the height changes will be minimal in Coolbellup. It is completely agreed that all new buildings should be encouraged to work with the existing topography and minimise the need for benching, levelling and retaining at lots boundaries. The City will incorporate these considerations within the proposed "medium density good development guide".</p> <p>Trees (not supported) The City is very limited in its ability to instruct land owners as to what trees they should plant in their private lots. It is the intention of the street tree masterplan that when the strategy is adopted the City will implement the plan as illustrated and it is agreed that should consistent streetscapes be delivered then this is the recommended approach.</p> <p>Cottages (supported) The idea to research historical photos of the cottages is a great idea. The City's approach to being cognisant of the character of Coolbellup and ensuring good design helps to address this point particularly. When the City develops the</p>

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		<p>2. Tree Loss Subdivision will result in loss of trees, habitat and the tree lines currently present in the suburb. The trees are an important asset to the neighbourhood and the loss will exacerbate negative aspects of subdivision if compensatory planting is not implemented</p> <p><i>Suggestion</i> The street tree strategy is a good start and major tree plantings will be necessary to compensate for the loss of trees in consolidation. This should go further in terms of prescribing the tree species and requirements to plant wherever development occurs so it is not left in the hands of individual homeowners. It should include the local streets where shade and traffic calming are required due to their broad width. The City has done fantastic tree plantings throughout other suburbs and it would be good to have these continued in Coolbellup. With approximately 50 % of surveyed residents planning to subdivide in the next 5 years extensive tree planting should be undertaken in the next planting season to ensure sufficient canopy is achieved in this timeframe.</p> <p>3. Building Stock The Coolbellup cottages have architectural merit. They are well built from strong materials and awareness of this should be circulated in the community with the aim of encouraging their conservation. With simple layouts and they are good examples of how smaller buildings can provide great domestic settings. They also provide a great basis for modification, extension and potential for reuse and increasing density without subdivision. They also address the streetscape with generous porches (rather than porticoes) which should be encouraged in new buildings.</p> <p><i>Suggestion</i> The City could collate historical and architectural information about the suburb's development. Among other historic elements this should include canvassing of building types, the suburb's urban design and interviews with original owners. This would provide awareness of the unique quality of the cottages and highlight their retention value. Newcomers to the suburb that I have met have a genuine interest in the origin of the suburb and a desire to build the community here. It's worth fostering this and seeing that some of the original stock building stock is preserved.</p> <p>4. Road design The increase in traffic and likely road upgrades will impact on streetscape significantly. The revitalisation concept designs emphasise existing and proposed vegetation however the future demands on the Coolbellup road network and impacts on the streetscape is not well understood. The reality of road upgrades is that</p>	<p>medium density design guidelines we will incorporate this information.</p> <p>Road design (not supported) There is no demonstrated need to change road typologies within the suburb of Coolbellup beyond the concept plan which seek to revitalise verges and upgrade cycle routes.</p> <p>House design and lot treatments In addition to planning policy which already exists such as the R-Codes and Local Planning Policy APD58. The City is proposing to prepare a "medium density good development guide" which is hoped will assist in promoting high quality designs in Coolbellup.</p>

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		<p>they involve flaring, slip lanes, new roundabouts and associated traffic calming that leads to car dominated environments. This compromises pedestrian and cycle use and can result in residential development with high fences intended to minimise the impact of traffic on the dwelling.</p> <p><i>Suggestion</i> In all road upgrades the civil design should be weighed against the impacts to streetscape. These could be outlined in urban design guidelines that are adopted for future road works. The guidelines should promote conservation of the existing streetscape ensure that landscape elements are conserved and/or incorporated in all street design- particularly where roads, crossovers and underground services are concerned. Provision for on-road cycling also needs to be taken into account. Recent lane demarcation in the City of Fremantle is a good example of how bike infrastructure can be integrated within working streets to allowing cyclists to use the streets safely.</p> <p>5. House design and lot treatments Subdividers are usually motivated by financial returns and build as cheaply as possible to avoiding over-capitalisation. Much of the recent subdivision in places like Spearwood, Beaconsfield and Palmyra has resulted in poor built outcomes with damage to streetscapes and low-rise building that has limited potential to increase density. They are defined by low quality materials, high colourbond fences (notably on corners) cheap retaining walls and minimal investment in front gardens. The potential for planning policy to control these aspects appears limited and discretionary so it's worth noting that these practices will be damaging to the suburb, amenity and land values.</p> <p><i>Suggestion</i> Whilst it's understood that landowners have the freedom to develop their land within the planning framework, the planning policy should be enforced with the intent of protecting the overall vision for Coolbellup. Developers need to be made aware of their civic responsibility as well as the opportunities their land presents when planning to build.</p> <p>The revitalisation puts Coolbellup at a crossroads It could become an even better place than it currently is or it could fall prey to ill-considered development and suffer negative consequences. Whilst increasing density and land prices may seem desirable it needs to be effectively managed to minimise the adverse effects. I thank you for the opportunity to comment and look forward to participating in the upcoming steps of the revitalisation process.</p>	

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127	Western Power GPO Box L921 PERTH WA 6842	<p>Support</p> <p>I refer to your correspondence dated 15 May 2014 regarding the Draft Coolbellup Revitalisation Strategy. Western Power provides the following comments:</p> <p>Existing infrastructure WP has existing transmission and distribution assets within the proposed Coolbellup Revitalisation Strategy area (refer Attachment A and Attachment B).</p> <p>Transmission assets Transmission assets are critical to the overall Western Power network. There are two (2) 66 kV lines traversing or abutting the area and one (1) 132 kV line running through the area. A 66 kV transmission line runs along the centre of the road reserve on Hartley Street west to Stock Road. A second 66 kV transmission line runs east - west along the boundary of the road reserve in Winterfeld Road, and north - south along the boundary of the road reserve in Coolbellup Avenue. The 132 kV transmission line runs along the central road reserve on Cordelia Avenue from North Lake Road to Stock Road.</p> <p>Distribution Assets Western Power has a broad distribution network comprising 22 kV overhead and underground assets in the proposed Draft Coolbellup Revitalisation Strategy area.</p> <p>Restriction Zones Western Power does not have any registered easements for its Transmission lines over private property within the Coolbellup Revitalisation Strategy area. Western Power relies on "Restriction Zones" to ensure appropriate development occurs in the vicinity of its assets. This includes appropriate setbacks of buildings, vegetation and use of land in the vicinity of power line assets. Western Power is able to apply conditions with respect to restriction zones under the Energy Operators (Powers) Act 1979.</p> <p>Restriction zones have been developed based on the relevant Australian Standards and OHS compliance requirements for power lines. Western Power applies AS 7000 Overhead line design</p> <ul style="list-style-type: none"> - Detailed procedures and Western Australian Occupational Safety and Health Regulation 1996 - Specifically Reg 3.64 in establishing minimum restriction zone setback 	<p>Transmission line located on Coolbellup Avenue</p> <p>Western Powers suggestion to utilise the development assessment stage to ensure sufficient setbacks are provided for a Western Power asset is not supported. If there is a requirement to place a restriction on private property then Western Power should seek to obtain an easement to protect their asset. Furthermore it is not supported that private land owners should have a restriction over their land (an additional 2m setback) as a result of a future desire to upgrade the system of which a need has not yet been demonstrated.</p> <p>The City recognises the road reserve of Coolbellup Avenue is considerably wide and that there is sufficient space to move the lines closer to the road. In the first instance the City would like to see Western Power explore the opportunity to accommodate the lines within the road reserve without further impacting on private landowners.</p> <p>It is recognised the concept plans for Coolbellup Avenue South illustrate a desire to provide avenue planting along the western edge of the former Korilla school site. This is also the location of the subject transmission line. While the concept plans are required to undergo a more detailed design process in order to identify any further constraints and opportunities, the verge and the trees located towards the north, adjacent to the town centre, illustrate how there is likely to be sufficient room for the desired concept. An alternative for the large tree planting</p>

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		<p>requirements.</p> <p>Table 1: Restriction Zone Clearance Clearance (from centre of line) <i>Transmission</i> 66kV a.om, 132kV 10.0m <i>Distribution</i> :5 33kV 3.0m</p> <p>Proposed Network Upgrades</p> <p><i>Transmission Assets</i> Drawing on the outputs of demand modelling as part of the Long-Term Network Development Plan for the broader region, including the Coolbellup area, Western Power has identified the need to upgrade the 66 kV transmission line running along Coolbellup Avenue to a dual circuit 132 kV line (refer Attachment C). These works are planned to occur in a 10-25 year time frame, with exact timing to be dictated by demand growth on the network. The upgraded transmission line will adhere to the same route within the road reserve; however, it will require a wider restriction zone, increasing building clearance requirements from a.om to 1 a.om from the centre line. Western Power will also require the application of development conditions to ensure access to maintain the line. These conditions are detailed below.</p> <p><i>Distribution Assets</i> The distribution assets within the proposed Coolbellup Revitalisation Strategy area currently manage the demand for the area. Based on current modelling, WP is of the view that these assets are capable of meeting the additional demand load that will be generated by the increase in density through this strategy. From a restriction zone clearance perspective, future developments/buildings are to have a minimum offset of 3.0m (horizontal and vertical) from the centre line of any overhead distribution line. Based on a preliminary review of existing offsets, Western Power overhead distribution lines within the road reserves are currently offset 3.0m from property boundaries.</p> <p><i>Undergrounding of Assets</i> Western Power generally does not support the undergrounding of its transmission lines.</p> <p>Any proposed undergrounding of distribution lines as part of the revitalisation strategy will need to be managed in accordance with the State Underground Power Program (SUPP).</p>	<p>may also reside in planting a singular strand of trees down the centre line of the road should problems occur with the transmission lines. Nonetheless the concept plans provide one suggestion to announce an entryway into the town centre.</p>

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		<p>Conditions</p> <ul style="list-style-type: none"> • Western Power requires that the City of Cockburn apply the minimum clearance requirements for transmission lines and overhead distribution lines for any new development / subdivision applications within the Coolbellup Revitalisation Strategy area to ensure appropriate protection of the asset. For distribution lines this is 3.0m from the centre line (horizontal and vertical). For transmission lines this is a.om for 66kV lines and 10.0m for 132kV lines. • Where subdivision/development applications directly adjoin or affect Western Power interests they should be referred for comment prior to approval by the local authority. • All subdivision and development shall be designed and constructed to protect Western Power infrastructure and interests from any potential land use conflict. • Works associated with new distribution lines and the upgrading of existing lines (including increasing capacity and undergrounding) will be at the developer's cost. Electrical design will be to the satisfaction of Western Power (refer to http://www.westernpower.com.au/ldd/Underground distribution schemes.html and http://www.westernpower.com.au/documents/WA Distribution Connections Manual.pdf) • No development (including drainage, fill, fencing, storage or parking) or subdivision will be permitted within Western Power easements or zone restrictions without prior written approval of Western Power or the relevant Network Operator (refer to http://www.westernpower.com.au/networkprojects/Easements.html). • Western Power recommends that relevant planning policy and documentation be updated at the local government level to reflect future transmission line upgrade plans as discussed earlier for public awareness to allow proper consideration during any future development or subdivision. • Western Power is to be consulted as part of any shared cost contribution plan. • Western Power is to be provided with data and other information to a suitable standard prior to subdivision and development to update load demand forecasting and subsequent detailed infrastructure planning. Please liaise with the Network Forecasting team in this regard on 13 10 87 or enquiry@westernpower.com.au. <p>Map attachment enclosed in submission.</p>	

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128	Judith & Beven Godsell 7 Friar John Way COOLBELLUP WA 6163	<p>Support with modification</p> <p>I would like to suggest that the (lower leg) section 'of Friar John Way between Romeo Road and the apartments at 16 Friar John Way be upcoded from proposed R40 to R60 for the following reasons:</p> <ol style="list-style-type: none"> 1. Friar John Way is relatively close to the commercial hub of Coolbellup, rather than on the fringe of the suburb, and a higher density code of R60 is justifiable on the basis of maximising the walkable catchment of the neighbourhood centre. 2. The lower leg of Friar John Way is direct proximity to key public transport routes linking Friar John Way residence to key service such as the new Fiona Stanley Hospital, 3. The dwellings on the Romeo Road leg of Friar John Way date to the 1960s and are ripe for redevelopment. My neighbours all agree with the idea of increased density as an incentive to redevelop. Our redevelopments will dramatically enhance the quality of our streetscape and play their part in improving the viability of public transport and commercial activity throughout Coolbellup. 4. The continuous stretch of R60 will offer more incentive to Council to invest in footpaths/verge planting, and will strengthen the case for underground power – all of which will improve the quality of the neighbourhood streets, which is the key objective of the DCRS Program 2. 5. Given the proximity of the 3 storey apartments at 16 Friar John Way (coded R80), a continuous sleeve of R60 leading from Romeo Road to Tybalt Place/Cordelia Avenue would be more appropriate than a sleeve which inexplicably includes R40. 6. Concentrating higher densities around the centre makes more planning sense than upcoding low-density areas on the fringe, especially since these would probably be developed with battleaxe subdivisions which would compromise the character and natural environment of the suburb. 7. The R60 coding would yield more affordable housing opportunities, which are desperately needed' in inner-ring metropolitan areas like Coolbellup. Local seniors will be able to downsize without leaving the suburb or entering care facilities and local 	<p>Not supported</p> <p>An R40 coding is proposed for lots fronting the northern section of Friar John Way due to:</p> <ul style="list-style-type: none"> • This location is beyond the 400m catchment to the town centre and therefore the R40 zone is proposed as a transition zone between the R60/R80 coding and the R30 to the east. • The R80 coding to the west of Friar John way are seen as acceptable due to the larger size of the lots and the ability for those lots to facilitate a suitable design outcome. • The change in the street alignment at the top of Friar John Way is a suitable location to provide a change in density.

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		<p>young couples/singles will be able to enter the housing market without leaving their established support networks.</p> <p>Thank you once again for the opportunity to comment on the DCRS. I would much appreciate my comments being given all appropriate consideration.</p>	
129	Department of Education	<p>Support</p> <p>Thank you for your letter dated 15 May 2014 regarding the Draft Coolbellup Revitalisation Strategy.</p> <p>The Department of Education has reviewed the Draft document and advises that the potential student yield from within the structure plan boundary will be accommodated at the local Coolbellup Community School.</p> <p>The Department notes the proposed increase to the R Code within the Study Boundary and has no objection to this strategy.</p>	Noted
130	Main Road Western Australia PO Box 6202 EAST PERTH WA 6892	<p>Support with suggested modification</p> <p>Thank you for your letter dated 15 May 2014 requesting Main Roads comments on the abovementioned document. Main Roads has no objection to the overarching objective of residential density code increases outlined for the strategy area. Notwithstanding this, the following comments and advice is provided:</p> <ol style="list-style-type: none"> 1. As a result of the recently announced Perth Freight Link project, the overall concepts for Stock Road and Roe Highway are currently under review. This is inclusive of plans for the Winterfold Road interchange and Coolbellup Avenue overpass being key access points to the strategy area. 2. Stock Road forms part of the planned freeway network and as such, local road intersections which currently intersect with Stock Road will be removed. Future access within the strategy area will therefore be restricted to local roads. In considering the implications of the above, the City may wish to review the merits of an R40 density code along Counsel Road. 3. Infill development resulting from residential density increases in areas adjacent to 	<p>Not supported</p> <ol style="list-style-type: none"> 1. Noted. The City does not support the Roe Highway extension and therefore has identified concept plans for the streetscape upgrade of the southern portion of Coolbellup Avenue. When the Roe Highway proposal is resolved then a more detailed design process can consider the implication at that time. In the meanwhile the City has illustrated its desire for the southern portion of Coolbellup Avenue in line with the view of not supporting the Roe Highway proposal. 2. Not supported. It is unlikely access will be restricted entirely from Counsel Road onto Stock Road. The City suggests a

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		<p>the major transport corridors (i.e. Stock Road and Roe Highway) will require the consideration of transport noise implications. In this regard, a noise assessment report and/or noise management plan in accordance with the guidelines outlined within the WAPC's State Planning Policy 5.4 Road and Rail Transport Noise and Freight Considerations in Land Use Planning is to be prepared to determine the relevant noise mitigation measures, where required.</p> <p>4. A traffic impact assessment is to be undertaken for the strategy area in accordance with the WAPC's Transport Assessment Guidelines for Developments to ascertain the effect on the existing surrounding transport network resulting from the residential density increases.</p>	<p>left in left out type of modification may be suitable. Counsel Road is nonetheless an important connector road in and out of Coolbellup. The R40 coding remains supported.</p> <p>3. Not supported. Residents should not be expected to bear the costs associated with a road upgrade such as the Stock Road and Roe Highway proposal. Rather attention is drawn to SPP 5.4 clause 5.4.1 which requires proponents of major road upgrades to undertake such things as screening noise assessments, the implementation of noise management and mitigation measures and noise management plans.</p> <p>4. Not supported. The surrounding road network is capable of accommodating the increased densities and there is no demonstrated need to undertake further studies. The suburb has excellent connections and is well serviced by public transport.</p>
131	Department of Water PO Box 332 Mandurah WA 6210	<p>Support</p> <p>Thank you for the referral for the draft Coolbellup Revitalisation Strategy, dated 11 June 2014. The Department of Water (DoW) has reviewed the information and offers the following advice:</p> <p>Groundwater</p> <p>The subject area is located within the Perth Groundwater Area as proclaimed under the Rights in Water and Irrigation Act 1914. Any groundwater abstraction in this proclaimed area for purposes other than domestic and/or stock watering taken from the superficial</p>	Noted

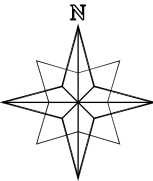
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		<p>aquifer, is subject to licensing by the Department of Water.</p> <p>The issuing of a groundwater licence is not guaranteed but if issued will contain a number of conditions that are binding upon the licensee. It is important to note, there may be difficulties securing groundwater in the Perth Groundwater Area. Please contact the licensing section at the DoW's Swan Avon office on 6250 8000 for further advice. Water trading options, innovative water reuse and recycling strategies may need to be developed if groundwater is unavailable.</p>	
132	Jill Tabram 22 Ebert Street COOLBELLUP WA 6163	<p>Support</p> <p>I can't wait, I intend to put as many properties on here as I can.</p>	Noted
133	E Hamilton & PA Bailey 26 Hartley Street COOLBELLUP WA 6163	<p>Support</p> <p>We support the new proposed R Code.</p> <p>We support high density living for the whole of Perth/Fremantle. Including keeping existing houses to accommodate more families.</p>	Noted
134	P Goodman 5 Hermione Way Coolbellup	<p>Objection</p> <p>1. I have serious concerns regarding the proposed rezoning of coolbellup. Coolbellup has become a great community since the demolition of much of the high density flats in the area. I cannot understand why the council is now looking at putting in so much high density housing back into the area. In addition, behind me on coolbellup avenue is slated to be rezoned r60, which will mean that I will possibly have two story townhouses/apartments directly behind my property, overlooking my garden, and increasing the amount of neighbours I have by 5times!!! I find this totally unacceptable, especially as my property is proposed to only be rezoned to R30! If my quality of life is to be diminished in the area, for the financial gain of my neighbours, I should also be entitled to the same financial gain. In addition the lack of parking facilities on coolbelup avenue will make this a logistical nightmare! Ideally I would prefer to maintain the quality of life I now enjoy in coolbellup with a small amount of neighbours. I suggest that a more widely spread overall rezoning of r40 across the suburb would be more</p>	<p>Density</p> <p>A key aim of the Strategy is in addressing housing diversity within the suburb. Having a mix of residential densities will provide for more diverse housing types to be delivered, addressing broader objectives such as providing options for local residents to consider downsizing and to also address issues of housing affordability. Currently development of 2 storeys is permitted on residential lots, and accordingly it is not correct that 2 storey development is only now going to take place as a result of this Strategy. The Residential Design</p>

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		<p>equitable and make more sense in view of the increased need for housing, while striking a balance with the integrity of the area and to maintain the current quality of life of the residents. I have owned and resided in my coolbellup property in Hermione Way since 2000. My children attend the local schools and I am an active member in community events in the area.</p>	<p>Codes are a design based document which have a variety of controls built in to them to address issues such as visual privacy, overshadowing, bulk and scale.</p> <p>Loss of character Several recommendations within the Coolbellup Strategy focus on protecting and enhancing the character of Coolbellup. These include:</p> <ul style="list-style-type: none"> • The revitalisation of streets, promotion of tree retention and an increase in the number of street trees. • The preparation of a medium density good design guide is recommended of which will focus on how to provide for medium density develop while protecting local character and amenity. This will include guidance for battle-axe blocks. • Amendments to local planning policy APD58 requiring development to submit a design quality statement <p>Increase in traffic and parking The traffic counts and predictions conducted as part of the background analysis found there is capacity within the current road network to accommodate future growth to 2031 in addition to the densities proposed as part of the Strategy. Analysis also recognises the good level of public transport options in addition to the suburbs close proximity to services. Furthermore, as has occurred in the Phoenix Central Revitalisation Strategy area, development within Coolbellup will occur gradually. Therefore the incremental nature of the increase in dwelling numbers and associated increase in traffic will allow the City to plan appropriately for the road upgrades required to accommodate this change. This will</p>

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			<p>include the already identified recommendations listed within the Strategy of which resulted from the Transport and accessibility analysis provided within the Background Report (see page 57). These relate to:</p> <ul style="list-style-type: none"> • The upgrade of cycle ways • Strategies to accommodate an increase of car parking • The beautification of streets, and; • Monitoring public transport provision.



NOTE : ALL EXISTING BUILDING
& STRUCTURE TO BE RETAINED



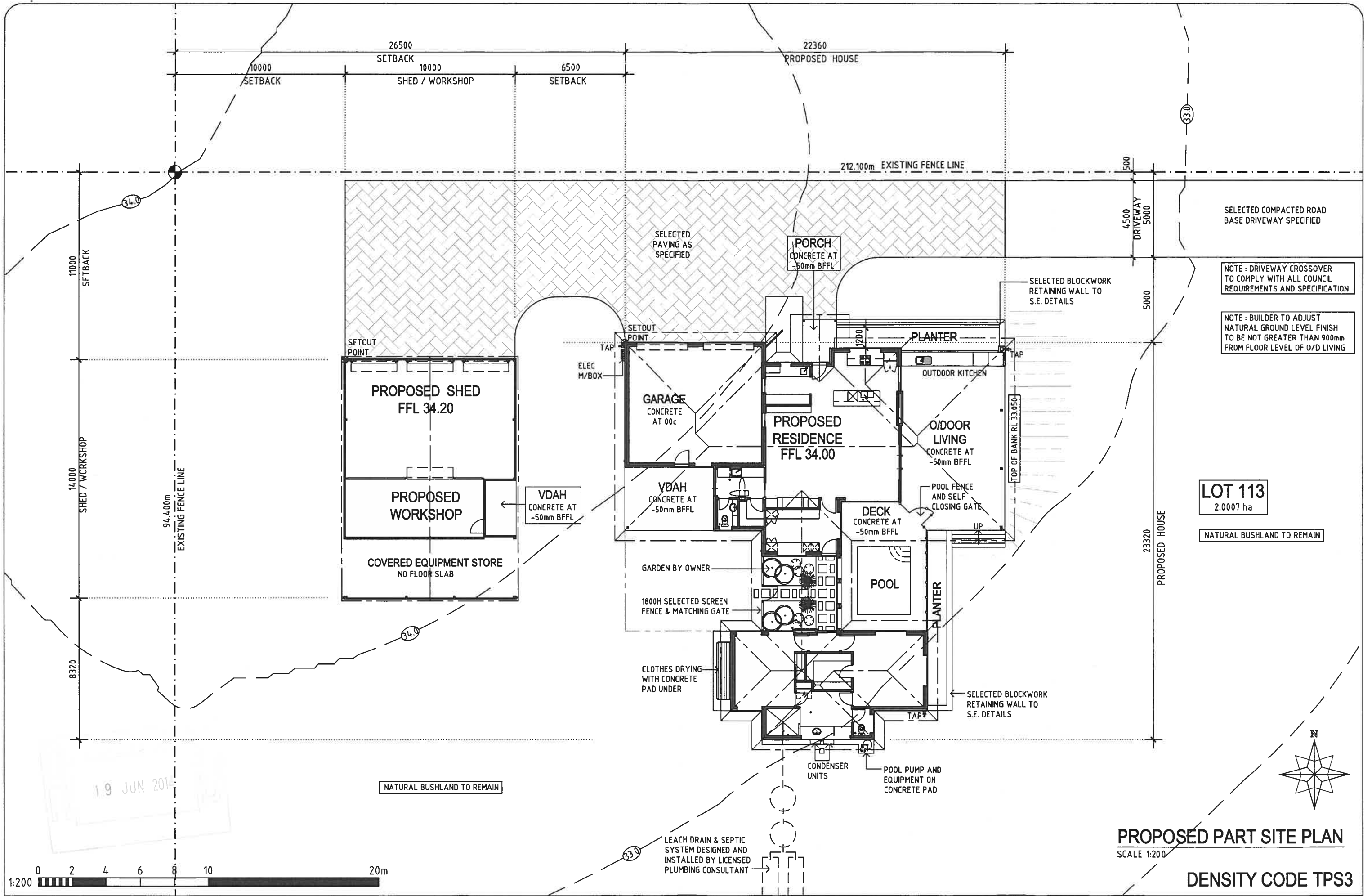
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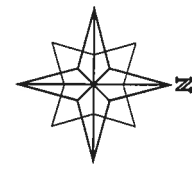
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ISSUE		
PLANNING APPLICAITON		
DWG TITLE		
SITE PLAN		
PROJECT No	DRAWING No	REV
1401/1117	A02	A



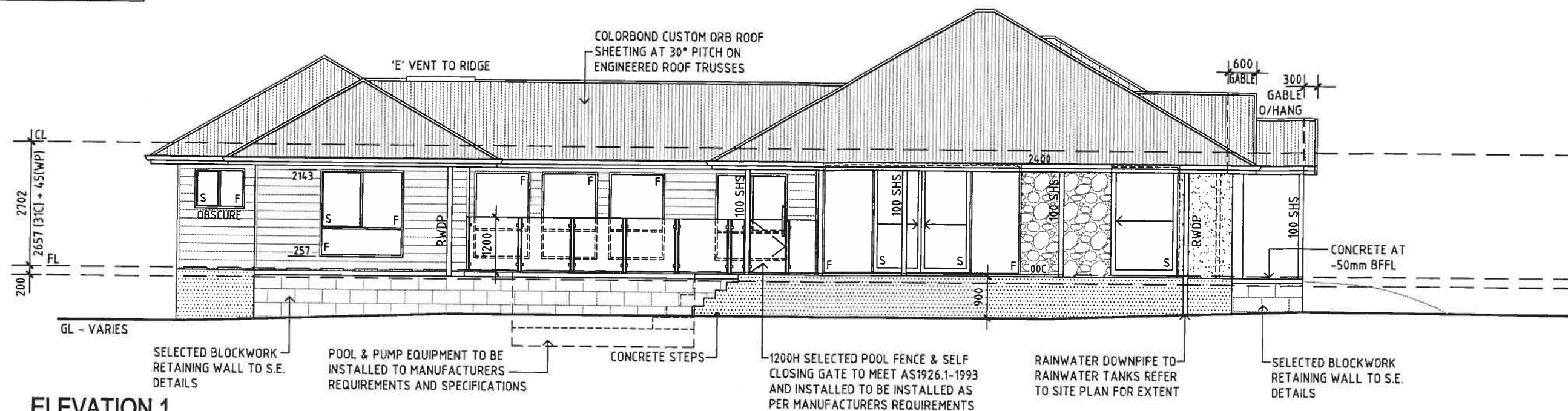


BACK YARD
8080x5900

**SOLAR HWU WITH
GAS BOOSTER TO
BE INSTALLED TO
MANUFACTURERS
REQUIREMENTS**

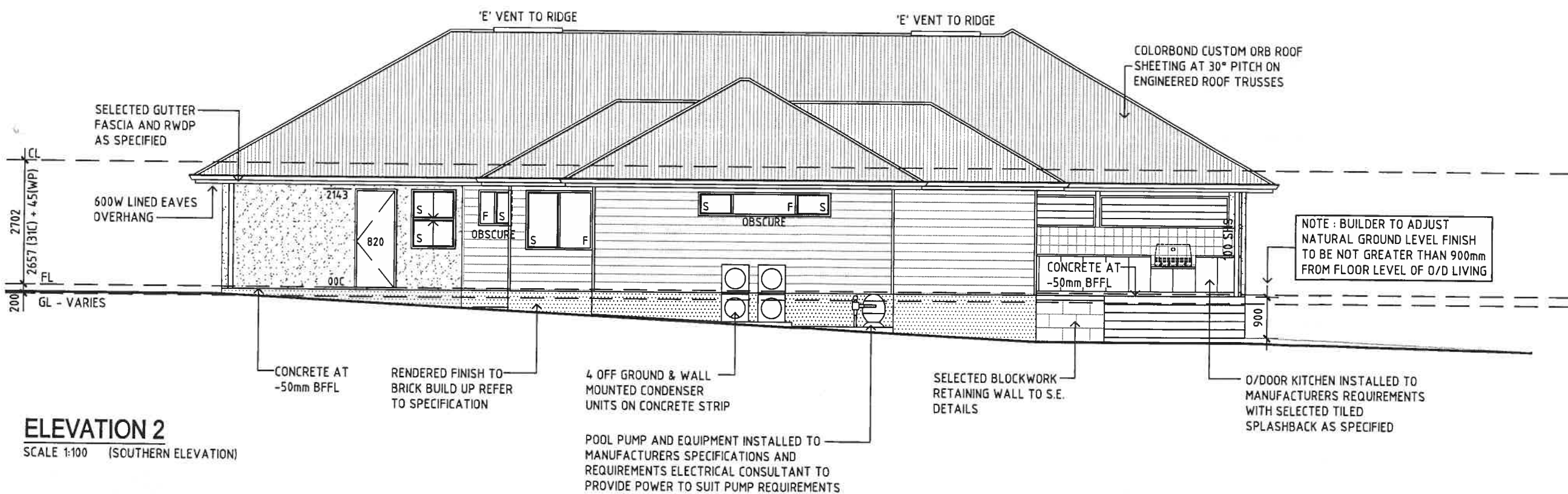
[illegible]

NOTE: BUILDER TO INSTALL REFLECTIVE SISALATION UNDER ALL ROOF SHEETING INCLUDING OUTDOOR LIVING AND ALFRESCO AREAS.



ELEVATION 1

SCALE 1:100 (EASTERN ELEVATION)



ELEVATION 2

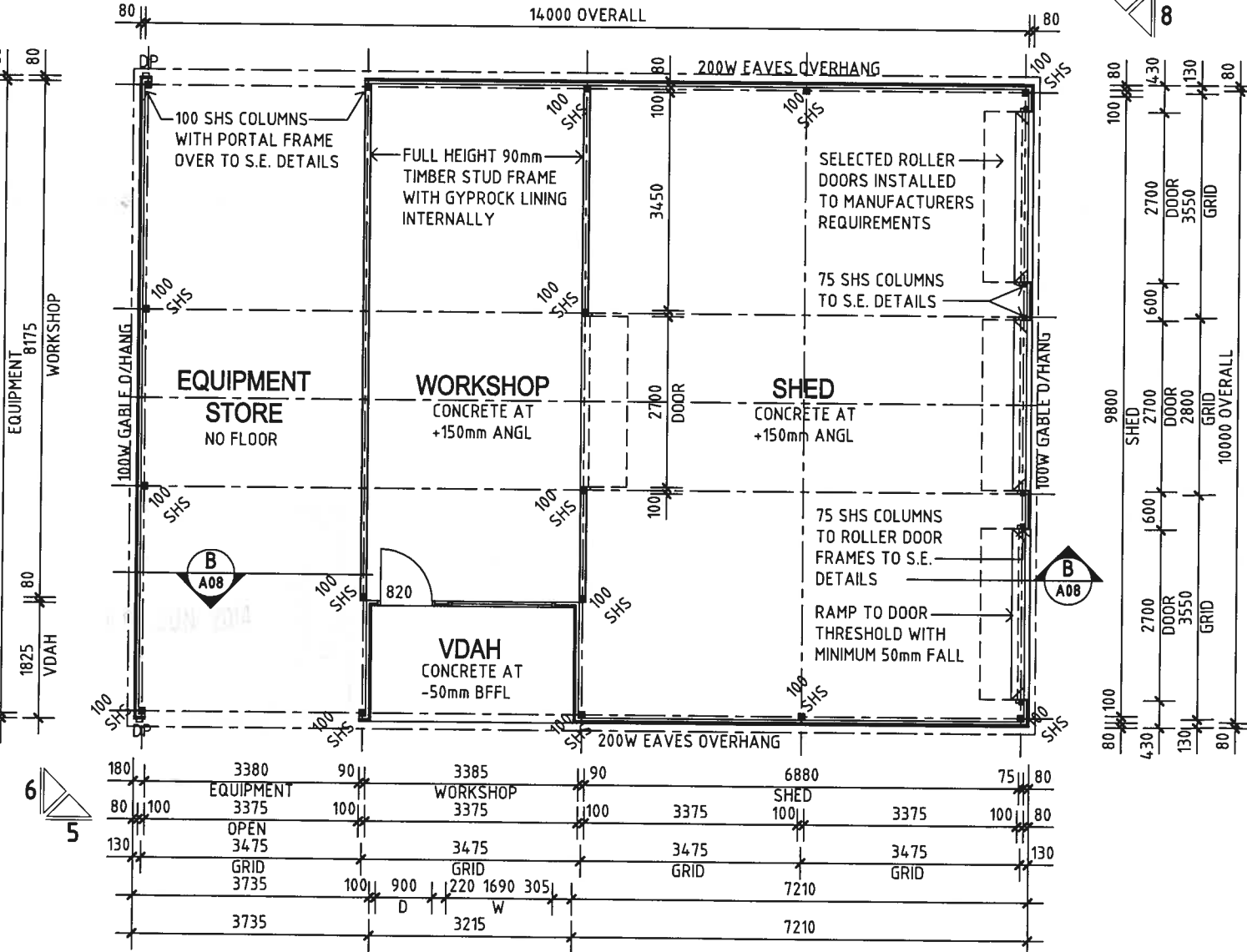
SCALE 1:100 (SOUTHERN ELEVATION)

	90mm TIMBER WALL FRAMING WITH SELECTED FEATURE WALL CLADDING OVER INSULBREAK65 WITH R1.5 INSULATION TO CAVITY AND FEATURE TRIM AS SPECIFIED
	90mm TIMBER WALL FRAMING WITH SELECTED NATURAL STONE CLADDING OVER INSULBREAK65 WITH R1.5 INSULATION TO CAVITY AND FEATURE TRIM AS SPECIFIED
	90mm TIMBER WALL FRAMING WITH HARDITEX SHEETING AND SELECTED ACRYLIC RENDER INSTALLED TO MANUFACTURERS RECOMMENDATION OVER INSULBREAK65 WITH R1.5 INSULATION TO CAVITY..

- MINIMUM FLANGE WIDTH AT SHEET JOINTS MUST BE 38mm.
- INSTALL DOUBLE STUDS AT VERTICAL MOVEMENT JOINTS.
- STUD AND FASTENERS TO COMPLY WITH AS4055

ISSUE	PLANNING APPLICATION	DWG TITLE	PROPOSED ELEVATIONS	PROJECT No	DRAWING No	REV	A
1	LOT 113 (HN79) PEARSE ROAD	ELLEMENT RESIDENCE	WATTLEUP	1401/117	A05		A
DATE	JUNE 2014	SCALE	1:100 AT A3	DRAWN	PTR	CHECKED	KPH
<p>scribe DESIGN GROUP</p> <p>100/110 North Lake Road Wattleup, WA 6160 08 9417 1999 info@scribedesign.com.au</p>							
<p>THIS DRAWING IS COPYRIGHT AND THE PROPERTY OF SCRIBE DESIGN GROUP PTY LTD. THIS DRAWING MUST NOT BE USED, REPRODUCED OR ANERED, IN PART OR WHOLE, WITHOUT WRITTEN AUTHORIZATION FROM SCRIBE DESIGN GROUP PTY LTD. SCALE THE DRAWING. ALL DIMENSIONS ARE TO BE VERIFIED ON SITE AND ANY DISCREPANCIES REPORTED BEFORE ANY WORK OR SHOP DRAWINGS ARE UNDERTAKEN.</p>							
ISSUED FOR PLANNING APPROVAL							
A	19.06.14						

19 JUN 2014



SCALE 1:100

AREA	
SHED	70.50 m ²
WORKSHOP	28.40 m ²
VERANDAH	6.16 m ²
EQUIPMENT	34.94 m ²
TOTAL	140.00 m²
ROOF AREA	149.34 m ²
(MEASURED ON FLAT)	

19 JUN 2014

Gary and Denise Ellement
456 Wattleup Road
Hammond Park WA 6164
Phone 0417 975 444

Mr Daniel Arndt
Director Planning and Development
PO Box 1215
Bibra Lake DC WA 6965

Dear Mr Arndt

We are writing to request consideration to an amendment of the policy provisions of the Ancillary Accommodation of rural lots. Our circumstances are as follows. We are currently living at 456 Wattleup Road, Hammond Park. Our 39 year old son, David and his wife, Monique and two children (aged 10 and 8 years) live next door, at 444 Wattleup Road. After operating as vegetable growers in the Cockburn district for over 50 years our land (and our son's) is under offer from a land developer. David and Monique, with our assistance, are planning to move to an established home on 5 acres at 79 Pearce Road. They have requested that we consider living on their property to be close to their family. This request is predicated on their concerns for their future.

David had three strokes in 2012 and was diagnosed with a haemorrhaging cavernoma. He underwent brain surgery in September 2012 and while the surgery was successful he has been diagnosed with epilepsy and assessed as suffering significant cognitive deficits. We have supported David and his family emotionally and financially during this difficult time and continue to provide practical and emotional support as required. David now works with his brother in our vegetable farm. We are uncertain what the future holds for David and so have agreed to explore the option of building Ancillary accommodation on his property.

We approached the council and were provided with a copy of the Ancillary accommodation provisions from a planning officer after being advised that subdivision of David's property would not be approved under current planning conditions. Subdivision would be our preferred option because it would give us independence and allow us to provide financial security for our daughter. Our daughter Jodie was diagnosed with epilepsy when she was 12 years old and despite aggressive treatment her seizures have never been controlled. Jodie currently lives alone although she has seizures most days. During particularly bad clusters of seizures Jodie stays with us. Her neurologist, Dr Peter Silbert, has advised that her condition will continue to deteriorate. Our dilemma is how do we support David and his family, and plan for the very real prospect that we will also be providing full-time care for Jodie. The maximum floor area of 100 square metres is adequate for our purposes but does not provide enough space to accommodate Jodie's needs.

This is not what we planned to be doing in our retirement years but our children's health problems give us limited options. We would prefer to be able to subdivide David's property and build a suitable house to accommodate our needs but this seems unlikely.

These issues were raised with a member of the Planning Department who advised us to submit a plan for approval which includes the additional space that caring for Jodie will require. However, this would incur considerable design costs with little assurance that the plans would be approved. Consequently as stated above we are writing to request consideration be given to provisionally extending the maximum internal floor plan so we can design our home with a degree of certainty. Supporting evidence re the above can be provided on request. We would be happy to meet with you to discuss this matter further.

Kind Regards

A handwritten signature in blue ink, appearing to be 'Gary and Denise Ellement', written over a light blue circular stamp.

Gary and Denise Ellement

15th September 2013

19 JUN 2014

Peter L. Silbert
M.B.,B.S (Hons), F.R.A.C.P.

Neurologist
ABN: 75 861 783 991
Provider N°: 0131067L

56 Churchill Ave
Subiaco, W.A. 6008

Tel: 9388 0600
Fax: 9388 0699

10 June 2014

To Whom It May Concern,

RE: Jodie ELLEMENT DOB: 14 MAR 1975
19A Millstream Place SUCCESS WA 6164 Tel: 94146700

Jodie has been under my neurological care since 2002 for the management of her severe right frontal epilepsy.


Her epilepsy has been difficult to control, and she has daily seizures. Despite her daily seizures, she lives independently with carer input. There are periods of time where she needs to receive additional family support by moving back into live with her parents, primarily if she has a cluster of seizures or becomes very sedated by the additional medications that she takes.

It is important that Jodie lives independently for her own wellbeing, but at the same time provision needs to be made in the future for her to receive additional support from her parents.

I am aware that Jodie's parents (Denise and Gary Ellement) are constructing an ancillary dwelling on their son and daughter-in-law's property, and I would be grateful if that could be taken into account in terms of the need for additional floorspace to accommodate Jodie, both in terms of an additional bedroom but also in terms of additional space to give her some privacy when she needs to move back in with her parents.

Please contact me if you require any further information.

Yours faithfully,



DR PETER L. SILBERT
NEUROLOGIST



LOCATION PLAN

234 (LOT 197) BERRIGAN DRIVE JANDAKOT



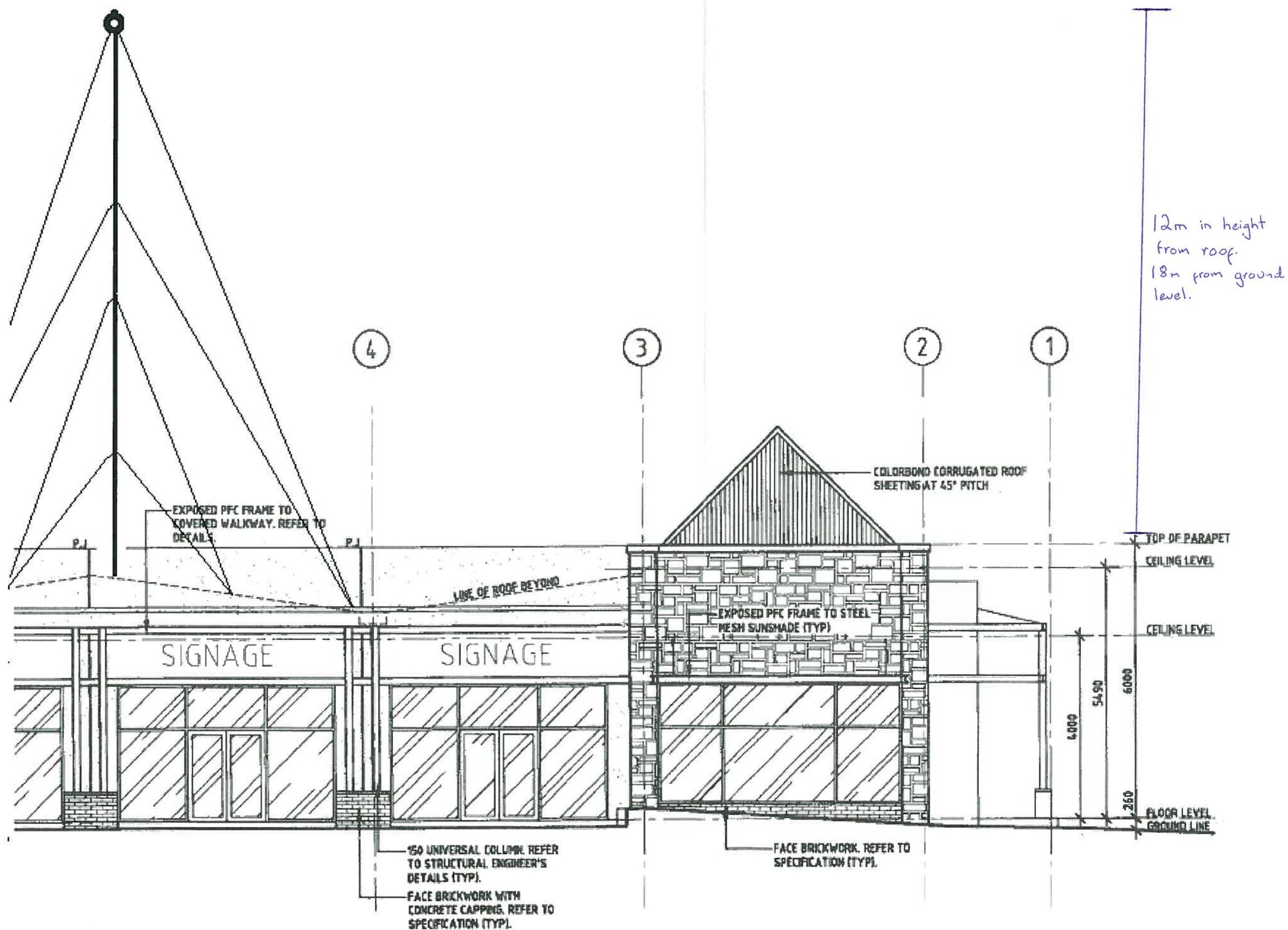


SITE PLAN

**Proposed Wireless Mast Location at
No. 234 Berrigan Drive, Jandakot**

234 (LOT 197) BERRIGAN DRIVE JANDAKOT

NORTH



3





3



INDICATIVE STAND-ALONE OCCUPATIONAL AND GENERAL PUBLIC EXCLUSION ZONE ANALYSIS

Ubiquiti Antennas

Kordia EME Services

September 2011

1 INTRODUCTION

1.1 SUMMARY OF WORK

Kordia EME Services was requested to perform an Exclusion Zone Analysis for several Ubiquiti antennas to determine the boundaries of the Occupational and General Public exclusion zones. This assessment was conducted using the supplied information from Cirrus Communications and the antenna manufacturer's specification sheets. The antenna input powers were based on the maximum Tx output powers allowable under the existing ACMA licencing.

The assessment was conducted within the limits of the EME Modelling Software, IXUS and was based on the information supplied by Cirrus Communications and the Antenna Manufacturer specification sheet.

2 EXPOSURE LIMITS

2.1 AUSTRALIAN REGULATORY EME STANDARDS

The Australian Radiation Protection and Nuclear Safety Agency (ARPANSA), an agency of the Commonwealth Department of Health has established a Radiation Protection Standard specifying limits (Table 1) for continuous exposure of the general public and occupational workers to Radio frequency transmissions. Further information on the safety standard can be gained from the ARPANSA web site at www.arpansa.gov.au

The Australian Communications and Media Authority (ACMA) have a Licence Condition Determination (LCD) that requires that the general public is not exposed to RF transmission levels exceeding the general public limits specified in the ARPANSA Standard. Further information can be found on the ACMA website at www.acma.gov.au

3 ANTENNA ASSESSMENT

3.1 ANTENNA DETAILS

Manufacturer	Model	Type	Frequency Range
Ubiquiti	5G-120-19	Panel	5.15 – 5.85 GHz
Ubiquiti	RD-5G-30	Parabolic	5.10 – 5.80 GHz
Ubiquiti	Nanostation	Integrated	4.90 – 5.90 GHz
Ubiquiti	Powerbridge	Integrated	4.90 – 6.00 GHz

3.2 ASSESSMENT PARAMETERS

Antenna	Assessment Frequency	Antenna Gain (dBi)	Electrical Tilt	Mechanical Tilt	Transmit Power
Ubiquiti 5G-120-19	5.8 GHz	19.1	0	0	0.05W (17dBm)
Ubiquiti 5G-120-19	5.4 GHz	19.1	0	0	0.01W (11dBm)

Antenna	Assessment Frequency	Antenna Gain (dBi)	Electrical Tilt	Mechanical Tilt	Transmit Power
Ubiquiti RD-5G-30	5.8 GHz	30	0	0	0.004W (6dBm)
Ubiquiti RD-5G-30	5.4 GHz	30	0	0	0.001W (1dBm)

Antenna	Assessment Frequency	Antenna Gain (dBi)	Electrical Tilt	Mechanical Tilt	Transmit Power
Ubiquiti Nanostation	5.8 GHz	16.1	0	0	0.10W (20dBm)
Ubiquiti Nanostation	5.4 GHz	16.1	0	0	0.025W (14dBm)

INDICATIVE STAND-ALONE OCCUPATIONAL AND GENERAL PUBLIC EXCLUSION ZONE ANALYSIS

Antenna	Distance to Exclusion zone boundaries (m)	
	Occupational	General Public
Nanostation @ 20dBm/5.8GHz	0.02 x 0.04	0.07 x 0.2
Antenna	Distance to Exclusion zone boundaries (m)	
	Occupational	General Public
Nanostation @ 14dBm/5.4GHz	N/A	0.01 x 0.02

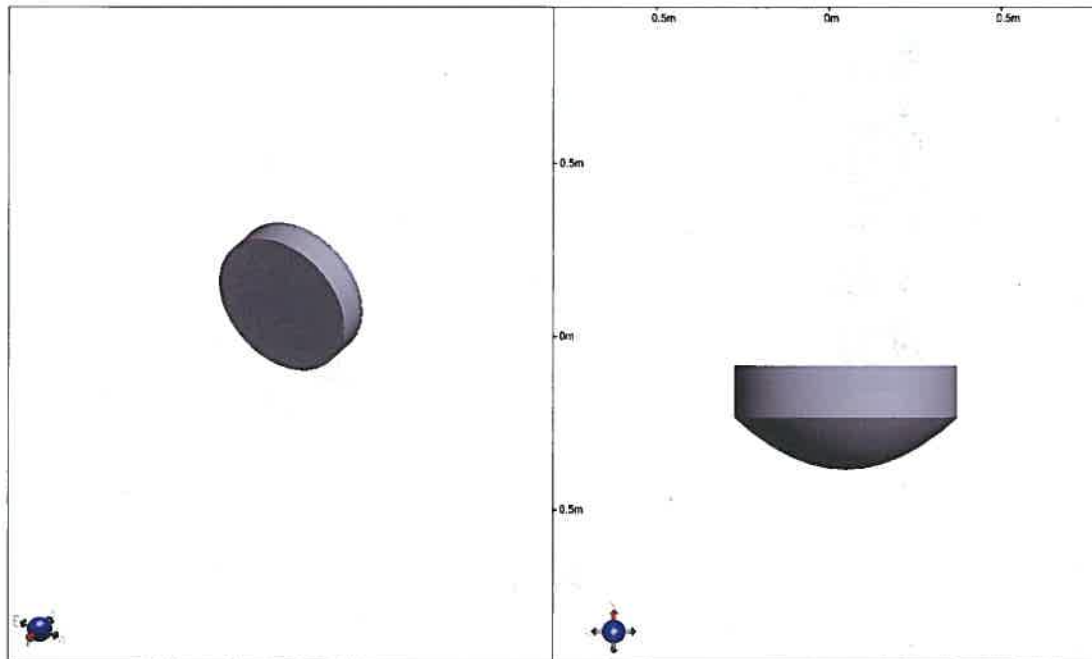
Antenna	Distance to Exclusion zone boundaries (m)	
	Occupational	General Public
Powerbridge @ 10dBm/5.8GHz	Nil	Nil
Antenna	Distance to Exclusion zone boundaries (m)	
	Occupational	General Public
Powerbridge @ 4dBm/5.4GHz	Nil	Nil

Notes:

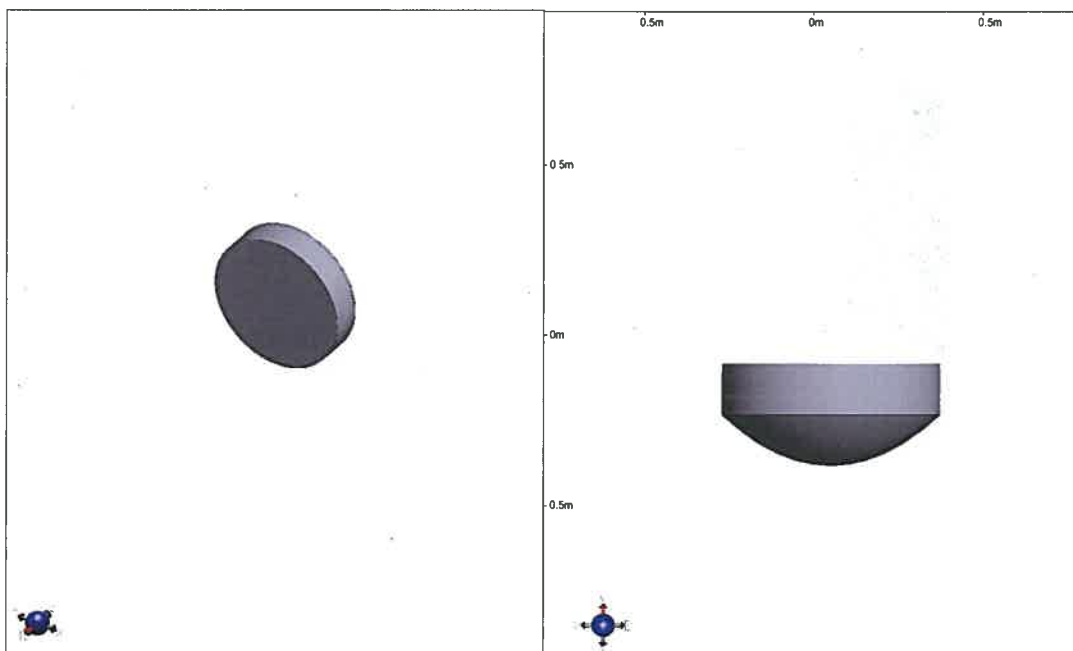
It is important to note that the safe work areas for a given facility must be determined when one considers all of the transmitters located on the particular site. Such analysis produces a 'Cumulative' exposure result. The assessment results above only contain a single transmitting antenna and do not include a cumulative analysis.

INDICATIVE STAND-ALONE OCCUPATIONAL AND GENERAL PUBLIC EXCLUSION ZONE ANALYSIS

RD-5G-30 @ 6DBM



RD-5G-30 @ 1DBM

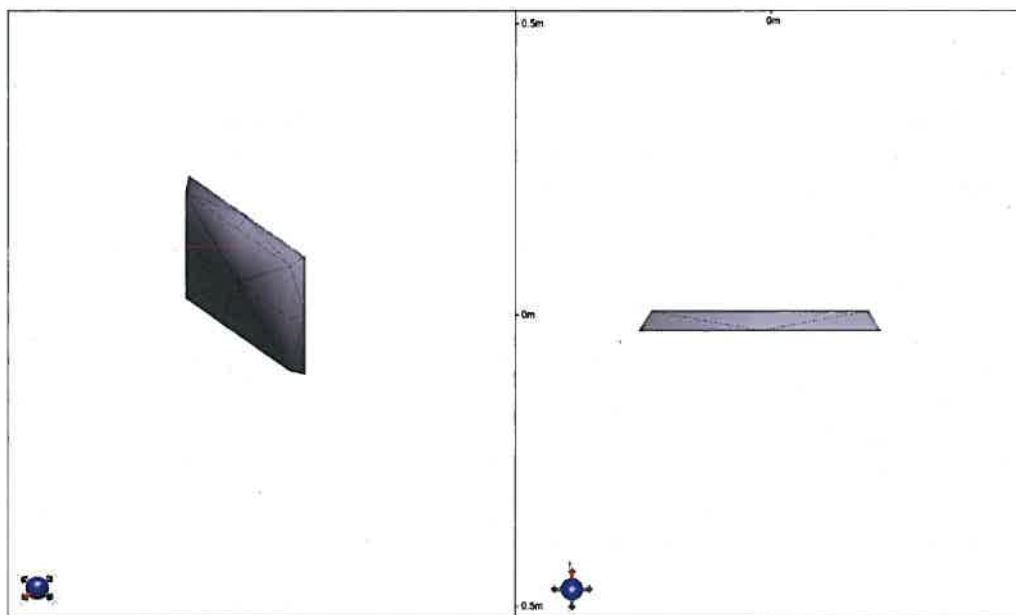


Exclusion zone Legend

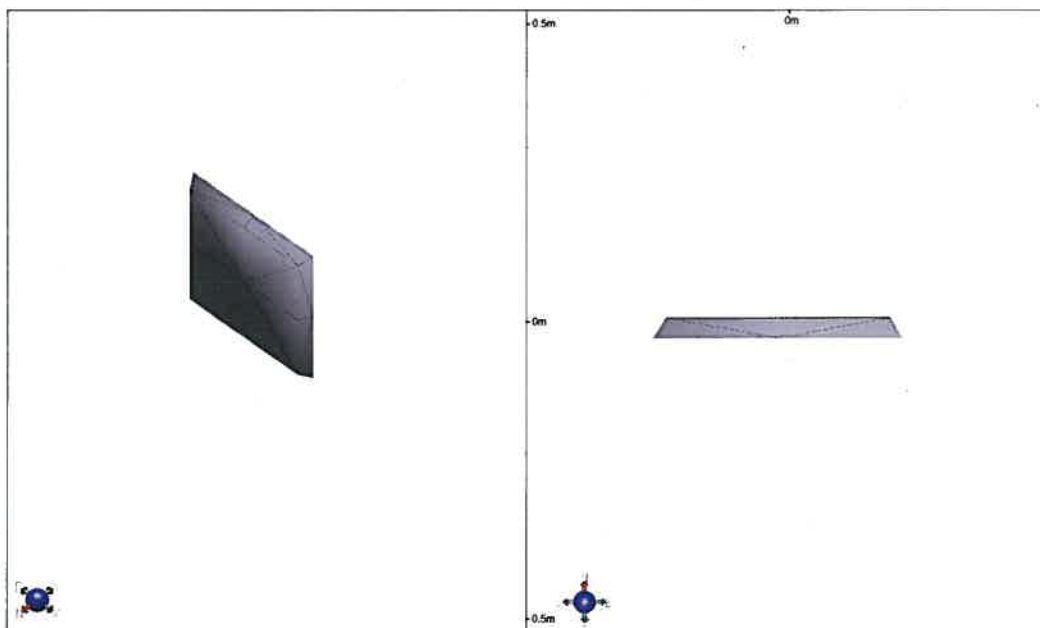
- Areas above RPS3 public limits
- Areas above RPS3 occupational limits

INDICATIVE STAND-ALONE OCCUPATIONAL AND GENERAL PUBLIC EXCLUSION ZONE ANALYSIS

POWERBRIDGE @ 10DBM



POWERBRIDGE @ 4DBM



Exclusion zone Legend

- Areas above RPS3 public limits
- Areas above RPS3 occupational limits

The diagrams above illustrate the RadHaz areas for a standalone source. For a true cumulative analysis the respective safe work area distances are quite likely to be larger.

File Ref: DA14/0318

Attachment 5

SCHEDULE OF SUBMISSIONS**USE NOT LISTED – HIGH IMPACT TELECOMMUNICATIONS INFRASTRUCTURE (WIRELESS MAST)**

NO.	NAME/ADDRESS	SUBMISSION	COUNCIL'S RECOMMENDATION
1	Deliah Management Pty Ltd 34 Prinsep Road JANDAKOT WA 6164	OBJECTION No comments.	Noted.
2	NAME TO BE WITHHELD AT REQUEST OF RESPONDENT	OBJECTION 1. Unsightly. 2. Too high – dangerous for birds and wildlife. 3. Will devalue our property.	Supported in Part. In regards to the structure being unsightly, this is noted. Views of the wireless mast from nearby residential properties will not be obscured from any existing native vegetation or buildings. In addition, the structure is not colour matched in with its surrounds so will be visible from adjoining properties at a similar height to existing power poles in the area. In regards to height, the height of the proposed structure complies with the Jandakot Airport height requirements of 48m AHD and is therefore acceptable at the proposed height of 18m AHD. In regards to property values, they are speculative and are not a valid town planning considerations.

5	Helga & Steve Reczek 8 Par Court JANDAKOT WA 6164	OBJECTION <ol style="list-style-type: none"> 1. Will be very visual from the front of our property. 2. Implication on our health. 	Supported in Part. Response provided under submission number 2, paragraph 1. Response provided under submission number 4, paragraph 1.
6	Vince Gerasolo 11 Robin Gardens STIRLING WA 6021	OBJECTION No comments.	Noted.
7	Mr & Mrs Peters 16 Par Court JANDAKOT WA 6164	OBJECTION <ol style="list-style-type: none"> 1. 20 metres high from the road and will look unsightly and over powering. 2. Major health issues regarding these types of towers. 3. Already eight (8) wireless in the area, feel strongly that there is no need for further towers in the area. 	Supported in Part. Proposed structure will be 18m AHD in height above ground level (12m above existing 6m high commercial building). Therefore, as noted in response provided under submission number 2, paragraph 2, does comply with Jandakot Airport maximum height requirements. Response provided under submission number 4, paragraph 1. The proposed structure is a wireless mast for the subject unit within the building at No. 234 Berrigan Drive Jandakot. It has been proposed in order for the building to have wireless network connectivity as a backup to their existing cable data network.

		<p>2. Health risks.</p> <p>3. Visually unappealing – eye sore.</p>	<p>Response provided under submission 4, paragraph 1.</p> <p>Response provide under submission number 2, paragraph 1.</p>
12	<p>Claire Sciarretta 80 Dean Road JANDAKOT WA 6164</p>	<p>OBJECTION</p> <p>1. Lack of information on proposal.</p> <p>2. The use of Wi-Fi is very common these days and therefore is a tower required and/or whether other alternatives were investigated and why were they dismissed.</p> <p>3. The height of the tower is higher than a normal building.</p>	<p>Supported in Part.</p> <p>The proposal has provided sufficient information in order for an assessment to be undertaken.</p> <p>Noted. The proposed 18m AHD wireless mast for the purpose of wireless network connectivity, solely for the use of the subject unit, not of community benefit is seen as being excessive in this instance. In addition, the City does not want to set a precedence regarding such structures being allowed in the future for the purpose of individual business needs unless they do not pose any undue amenity impact issues on the surrounding locality. The proposed structure is seen as being out of character for the specific purpose it is required for.</p> <p>Response provided under submission number 7, paragraph 1.</p>

PROPOSED DEVELOPMENT

RESIDENTIAL
DEVELOPMENT

THIS SITE IS ZONED R40 RESIDENTIAL.
IT IS PROPOSED THAT THE SITE BE DEVELOPED
R40 RESIDENTIAL, AS PER THE PROVISIONS OF
THE CITY OF COCKBURN TPS3 FOR MULTI UNIT
HOUSING CODES.

REQUIREMENTS

LOT SIZE 1,879m² - ZONED R40
PLOT RATIO 60% / 1,127.40m²
OPEN SPACE 45% / 845.50m²

ACHIEVED

PLOT RATIO 66%
PLOT RATIO AREA 1,239m²
OPEN SPACE 807.63m² / 43%
RESIDENT PARKING 1 PER UNIT
VISITOR PARKING ON SITE & ON STREET
STORE ROOMS 1 PER UNIT
BINS: 2 EVERY 3 UNITS = 14
BICYCLE PARKING 6 RACKS

YIELD

TOTAL APARTMENTS: 19
2x2 BEDS 13
2X1 BEDS 1
1x1 BED 5
PARKING: 19 CARS
VISITOR PARKING: 7 IN TOTAL
3 ON SITE & 4 ON THE VERGE
STORE ROOMS: 19
BINS: 14 BINS
BICYCLE PARKING: 6 RACKS

SETBACKS

FRONT: 3.40m
SIDE: VARIES
REAR: 1.0m GROUND FLOOR STORES -
2.3m UPPER FLOOR

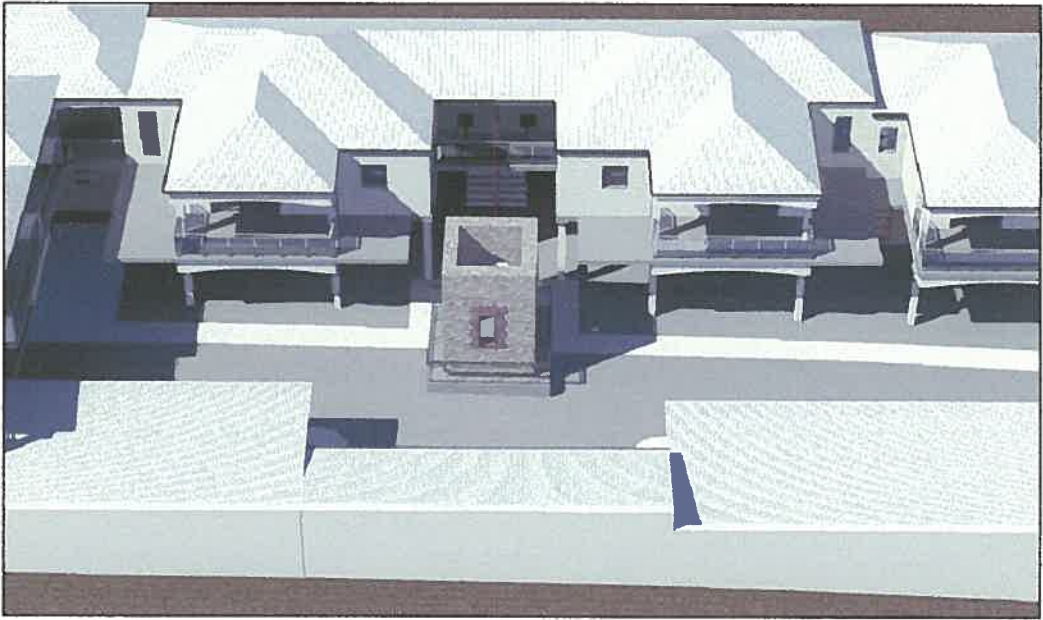
BINS WILL BE COLLECTED FROM THE STREET.
STRATA WILL EMPLOY A CARETAKER /
CLEANER TO DELIVER BINS TO THE STREET
AND RETURN THEM ONCE A WEEK.

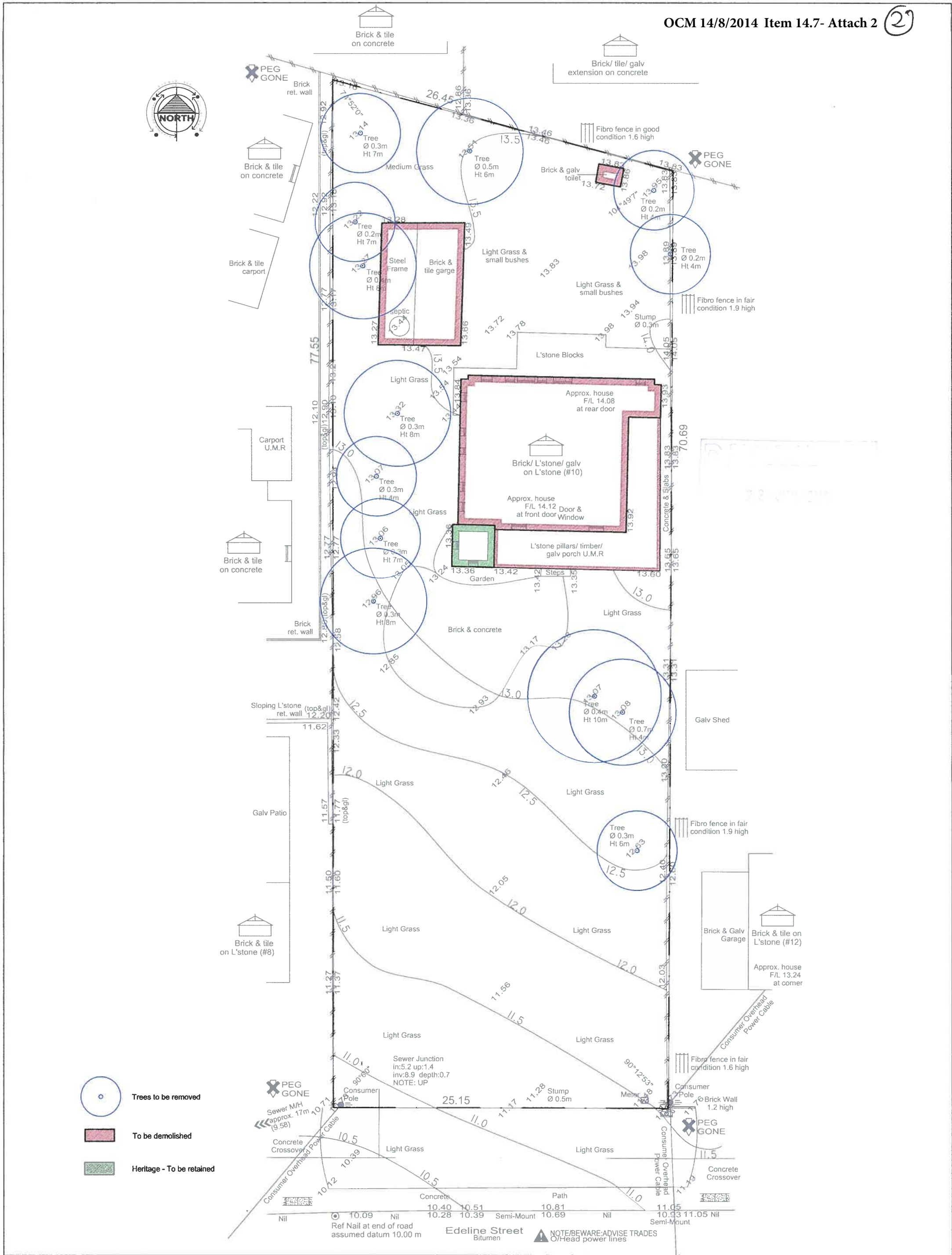
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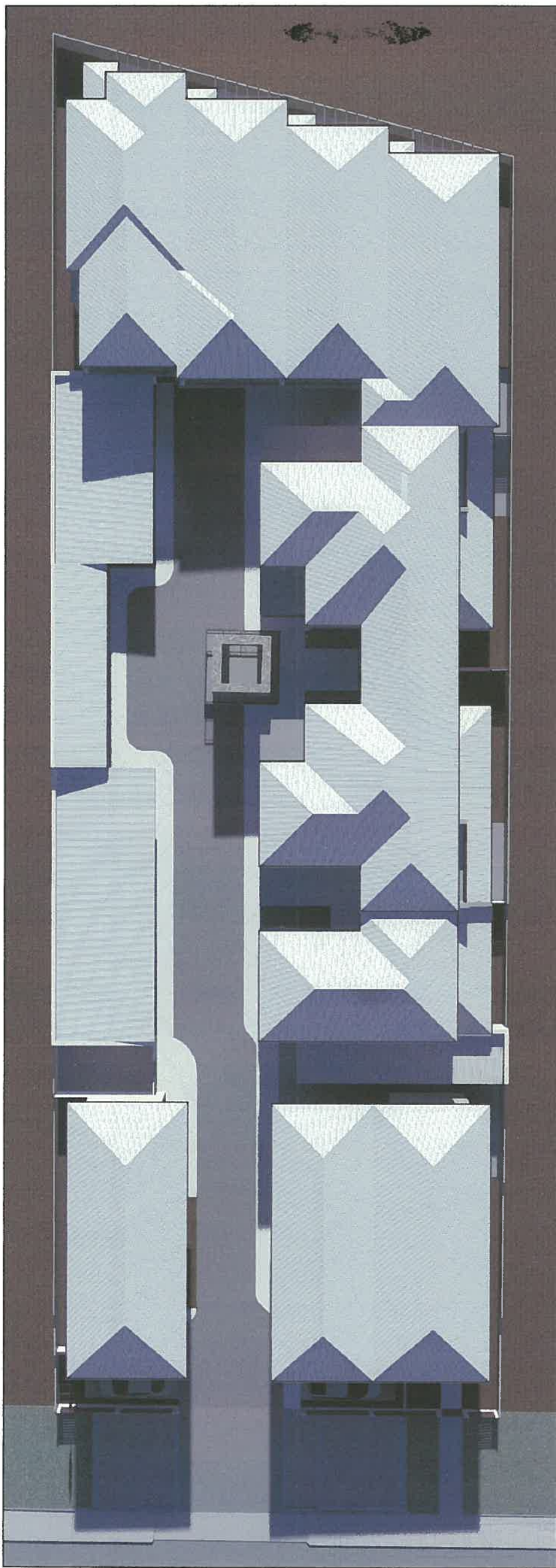
- 01 TITLE PAGE
- 02 SURVEY
- 03 SITE PLAN - LANDSCAPING
- 04 FLOOR PLANS 1:200
- 05 GOUND FLOOR PLANS 1:100 GROUP (A)
- 06 GOUND FLOOR PLANS 1:100 GROUP (B)
- 07 GOUND FLOOR PLANS 1:100 GROUP (C)
- 08 UPPER FLOOR PLANS 1:100 GROUP (A)
- 09 UPPER FLOOR PLANS 1:100 GROUP (B)
- 10 UPPER FLOOR PLANS 1:100 GROUP (C)
- 11 ELEVATIONS 1:200
- 12 INSIDE ELEVATIONS 1:200
- 13 STREET ELEVATION 1:100 - 3D RENDERINGS
- 14 VERGE PARKING DETAIL 1:100

Unit	Beds	Baths	sqm ext (m ²)	Alfresco / Balcony (m ²)	Courtyard / Outdoor (m ²)	Storage Room (m ²)	Car Parking (m ²)	Total sqm (m ²)
1	2	2	67	10	19	4	15	115
2	1	1	50	12		4	13	80
3	2	2	68	14	30	4	15	131
4	2	2	89	24	8	4	13	138
5	2	2	65	11	16	4	13	109
6	2	2	65	11	16	4	13	110
7	2	2	67	6	35	4	13	126
8	1	1	53	5	10	4	13	85
9	1	1	50	5	10	4	13	82
10	2	2	70	5	41	4	13	133
11	2	2	67	10		4	13	94
12	1	1	51	12		4	13	80
13	2	2	67	14		4	13	98
14	2	2	73	13	10	4	15	115
15	2	2	73	13	10	4	15	115
16	2	2	70	12		4	13	100
17	1	1	58	10		4	13	85
18	2	1	66	13		4	13	96
19	2	2	69	13		4	15	101
total	33	32	1239	215	203	77	257	1991

23 JUN 2014

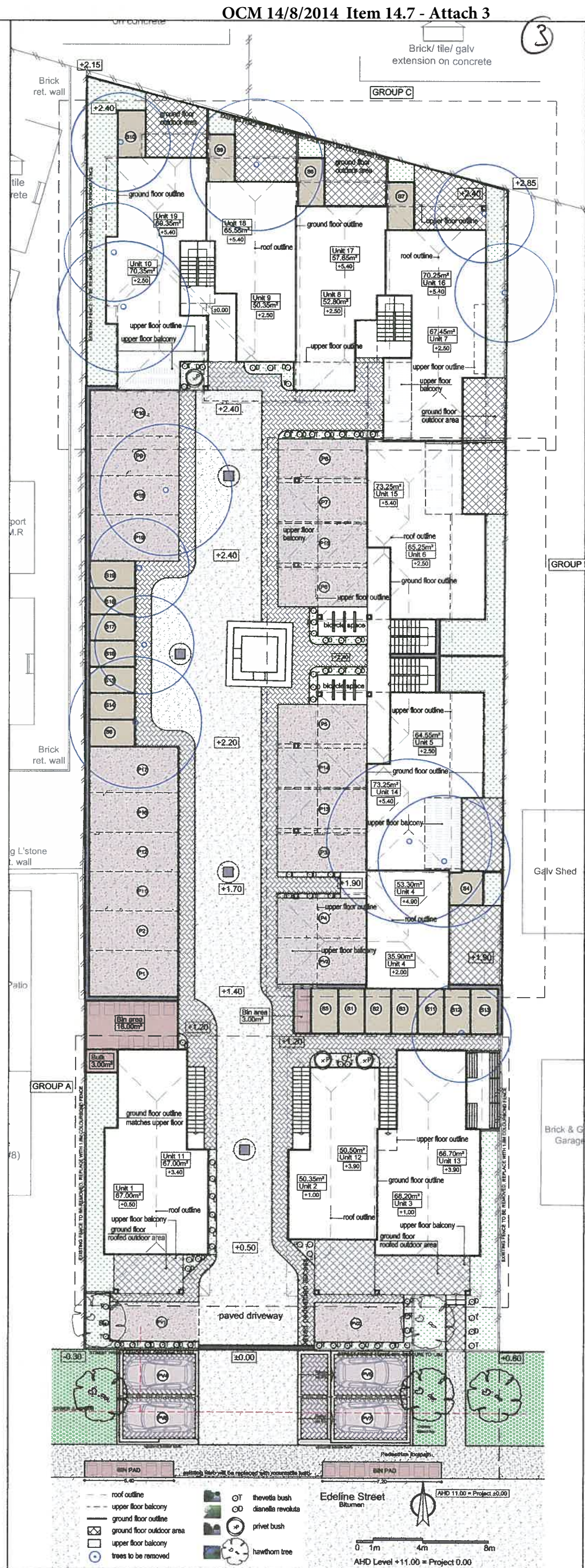


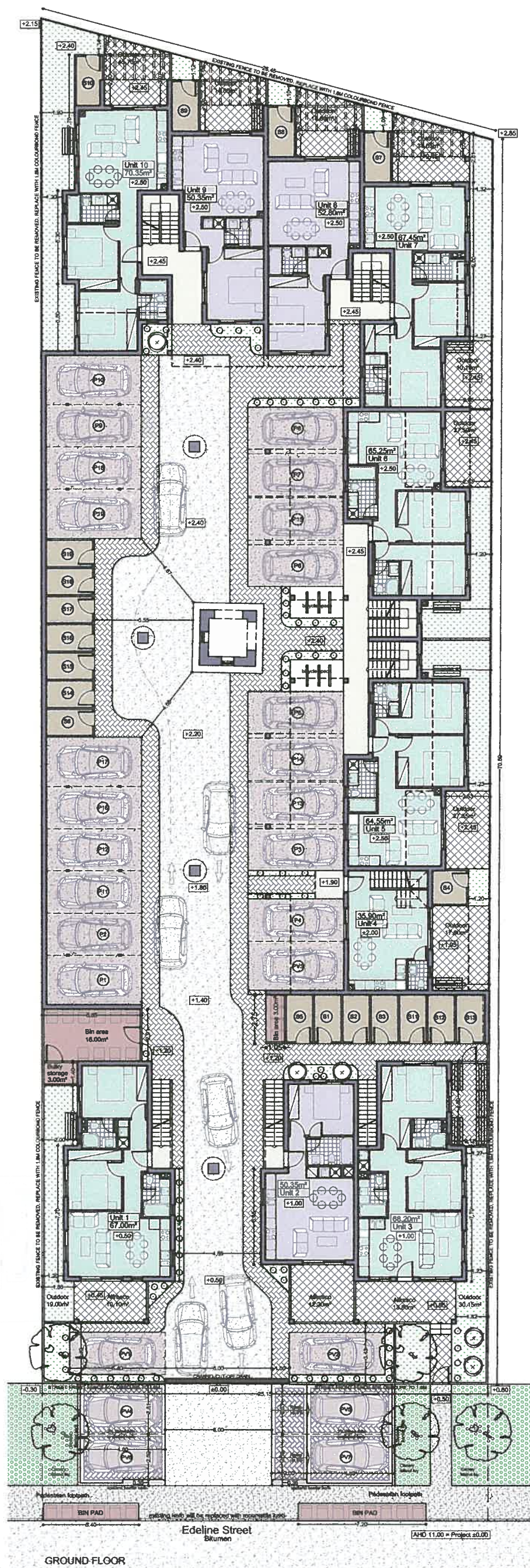
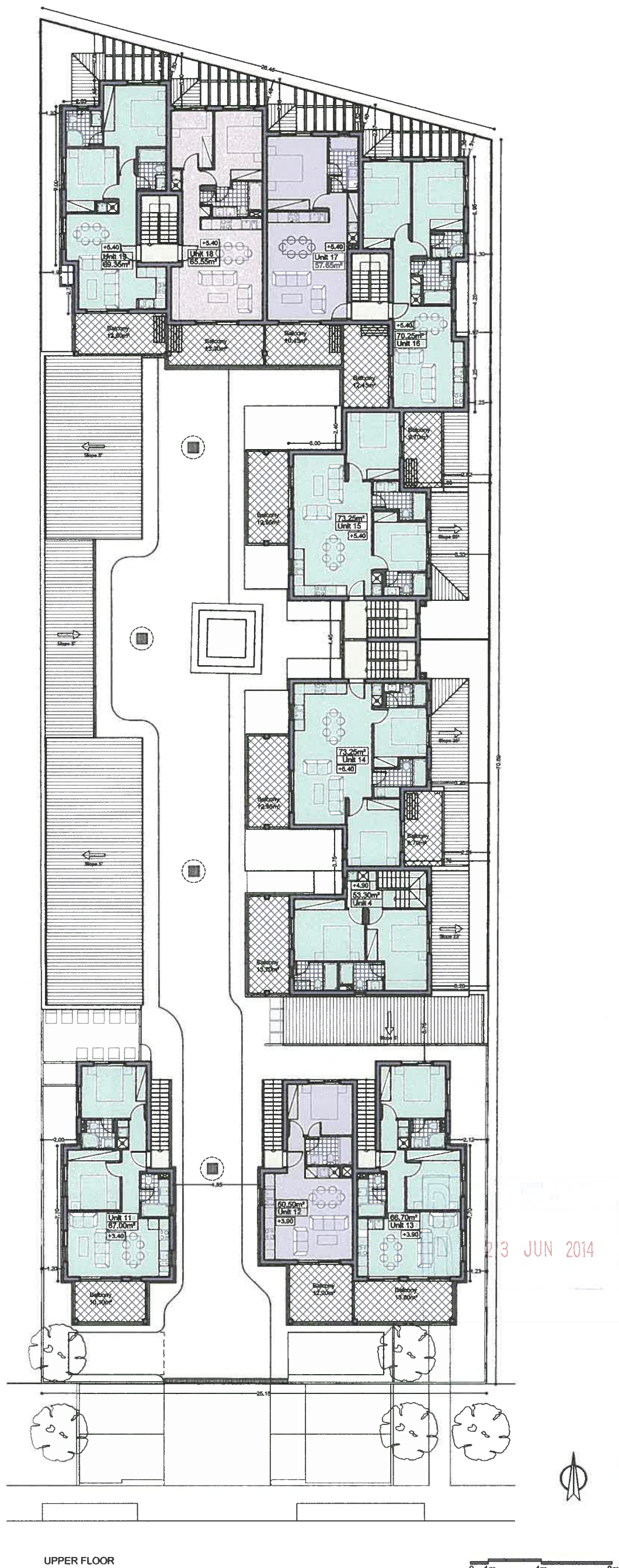


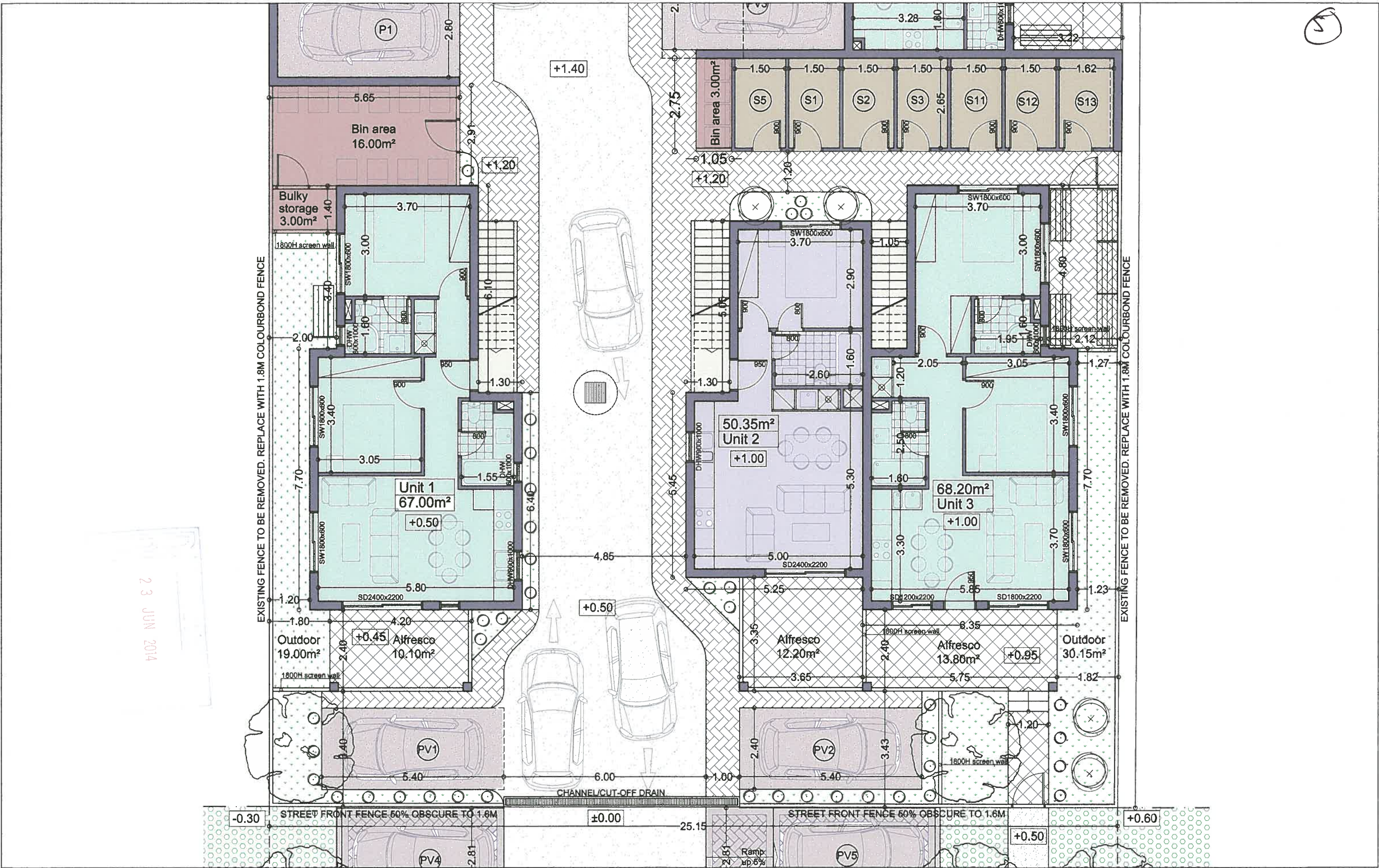


OVERSHADOWING

23 JUN 2014







propertywizards

T: (08) 9381 7450
F: (08) 9381 7490
www.propertywizards.com.au

A: 121 Churchill Avenue, Subiaco WA 6008
PO Box 256 Subiaco WA 6904 Australia
E: liz@propertywizards.com.au
Property Wizards Pty Ltd atf
the Streets Ahead Unit Trust

site address

Proposed Multiple Unit Development at
10 Edeline Street, Spearwood, WA 6163

GROUND FLOOR PLAN GROUP (A)

designed by:

Dimitrios Troumpetaris
architectural designer

scale

1:100 (A3)

date

16/06/2014

Issued for

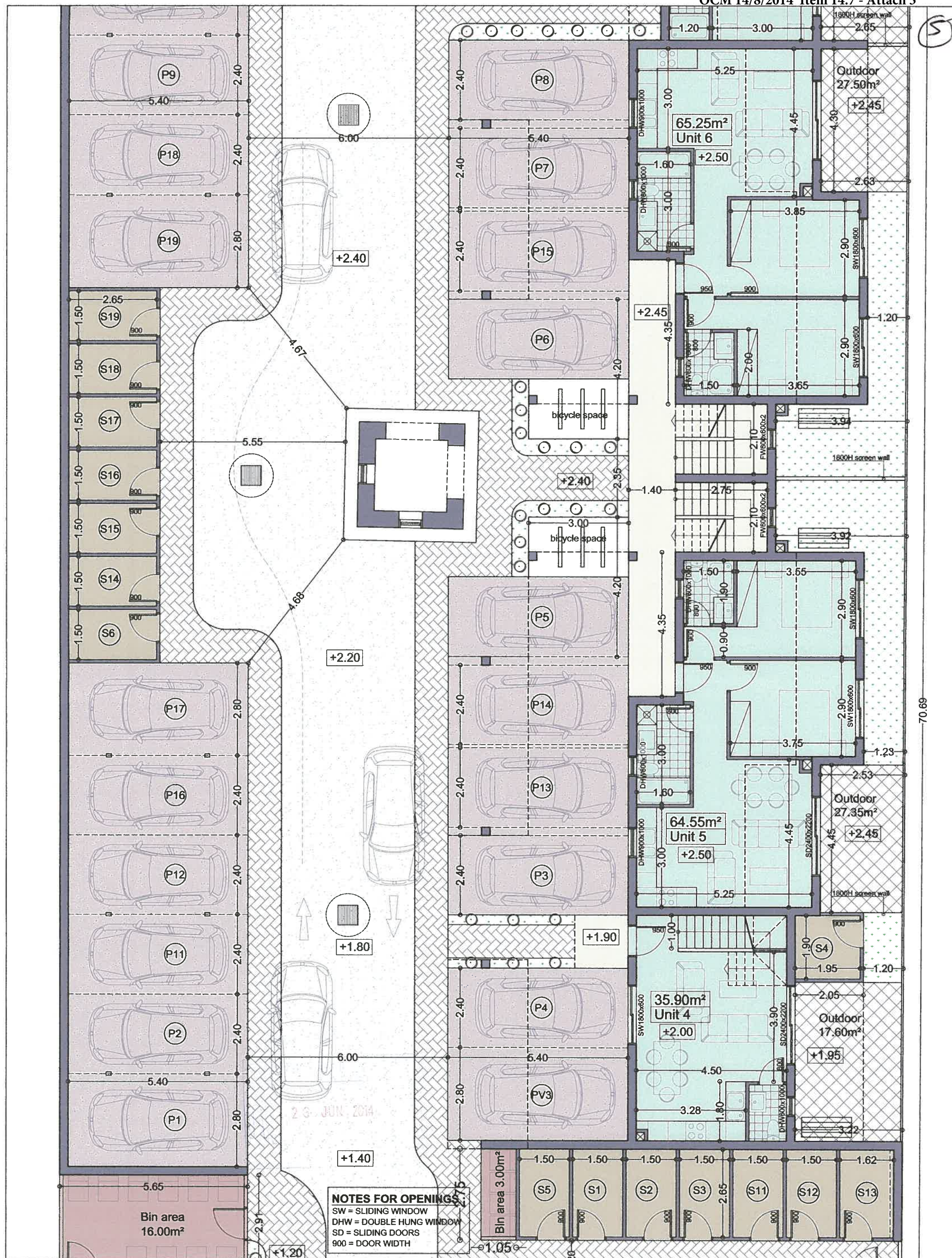
planning approval

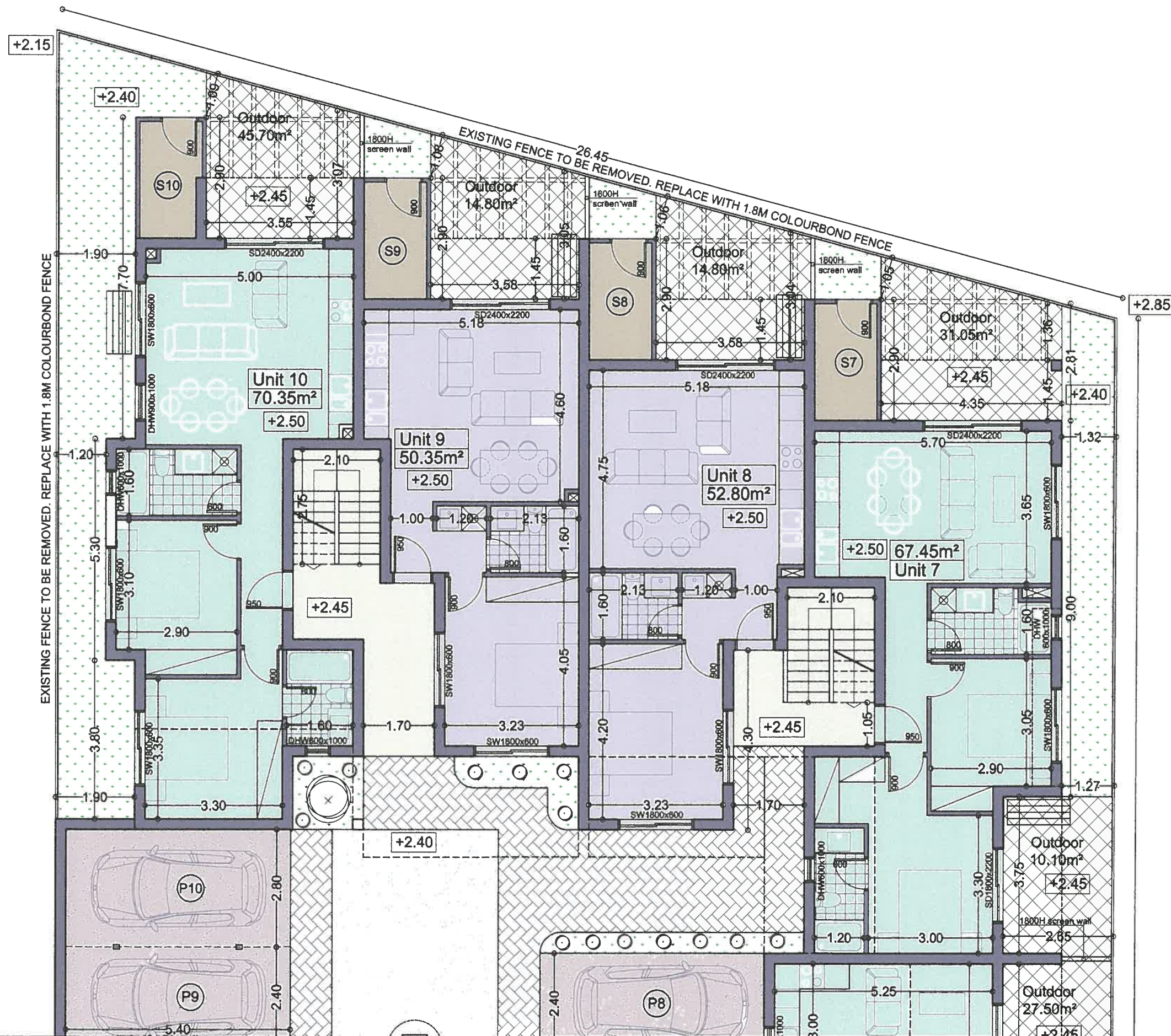
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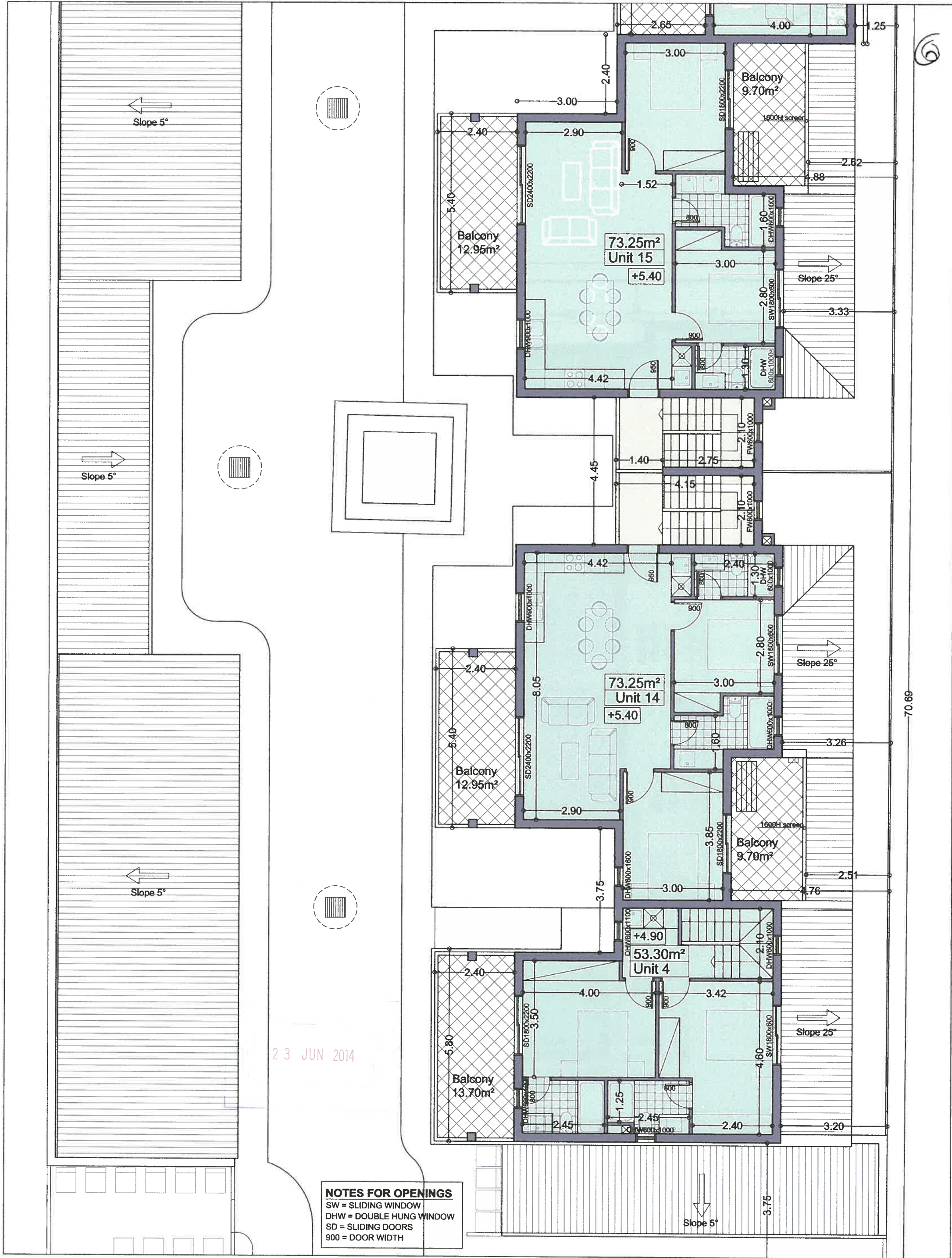
05 of 14

NOTES FOR OPENINGS

SW = SLIDING WINDOW
DHW = DOUBLE HUNG WINDOW
SD = SLIDING DOORS
900 = DOOR WIDTH







NOTES FOR OPENINGS

SW = SLIDING WINDOW
DHW = DOUBLE HUNG WINDOW
SD = SLIDING DOORS
900 = DOOR WIDTH

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the Streets Ahead Unit Trust

site address

Proposed Multiple Unit Development at
10 Edeline Street, Spearwood, WA 6163

UPPER FLOOR PLAN GROUP (B)

designed by:

Dimitrios Troumpetaris
architectural designer

scale

1:100 (A3)

date

16/06/2014

Issued for

planning approval

Sheet Number

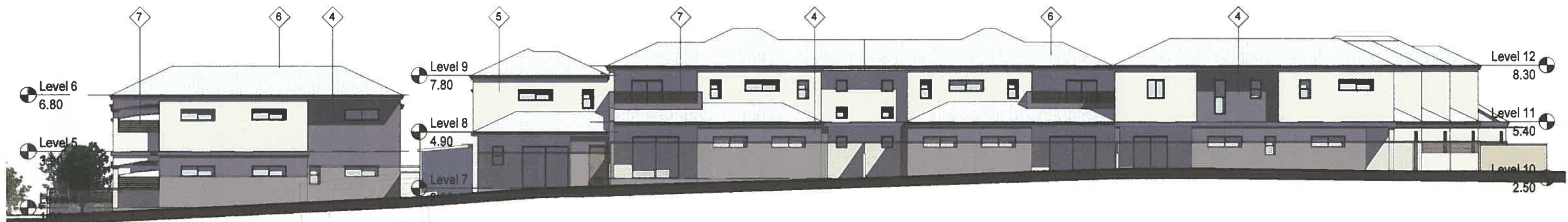
09 of 14



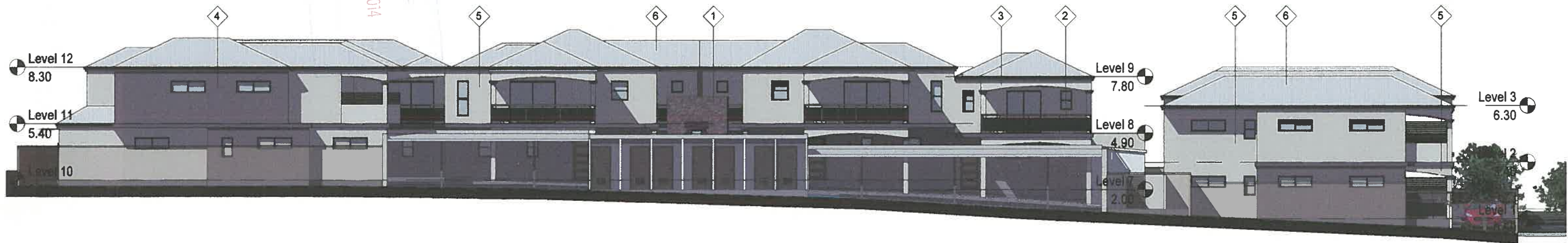
① South
1 : 200



② North
1 : 200



③ East
1 : 200



④ West
1 : 200

AHD Level +11.00m = Project 0.00m

Material Legend

- 1. Retained old Tower
- 2. Steel and glass balustrade
- 3. Rendered brickwork colour light grey
- 4. Rendered brickwork colour dark beige - brown
- 5. Rendered brickwork colour light beige
- 6. Colourbond Roof 25 degrees colour Shale Gray
- 7. Screening 1m wall and horizontal timber strips to 1.6m height
- 8. Front Fence 0.40m brickwork with columns colour light grey and timber strips 50mm 50% transparent to 1.6m height

propertywizards

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Property Wizards Pty Ltd aff
the Streets Ahead Unit Trust

site address:
Proposed Multiple Unit Development at
10 Edeline Street, Spearwood, WA 6163
Elevations

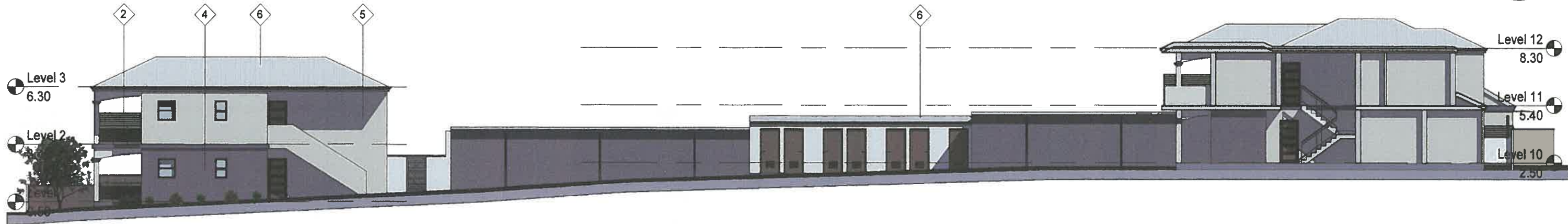
Designed by:
Dimitrios Troumpetaris
Architectural Designer

Scale
1 : 200
Date
16/06/2014
Issued for
Planning Approval

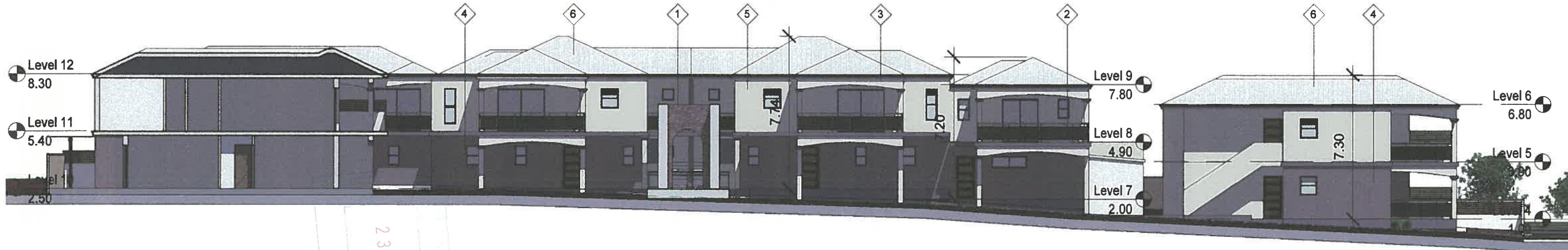
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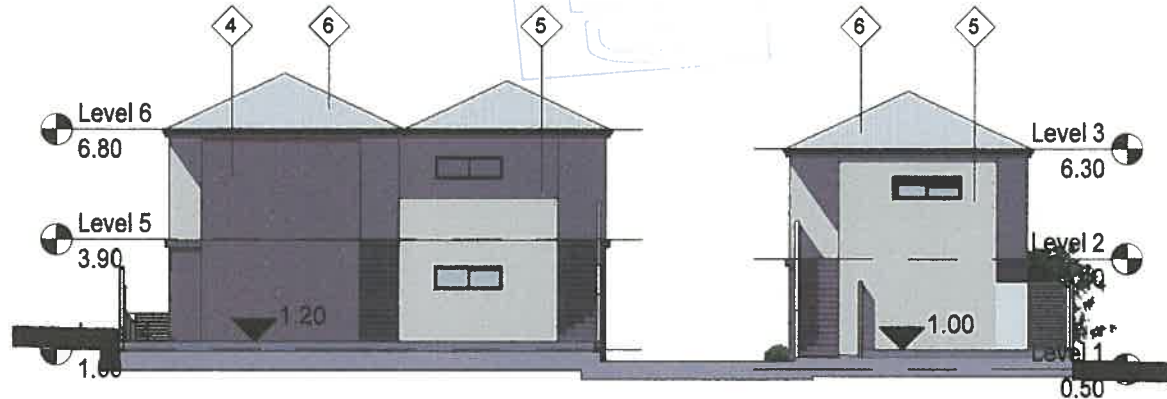
8



1 Driveway East
1 : 200



2 Driveway West
1 : 200



3 Inside North
1 : 200

AHD Level +11.00m = Project 0.00m



4 Inside South
1 : 200

Material Legend

- 1. Retained old Tower
- 2. Steel and glass balustrade
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- 8. Front Fence 0.40m brickwork with columns colour light grey and timber strips 50mm 50% transparent to 1.6m height



1 Street front elevation
1 : 100



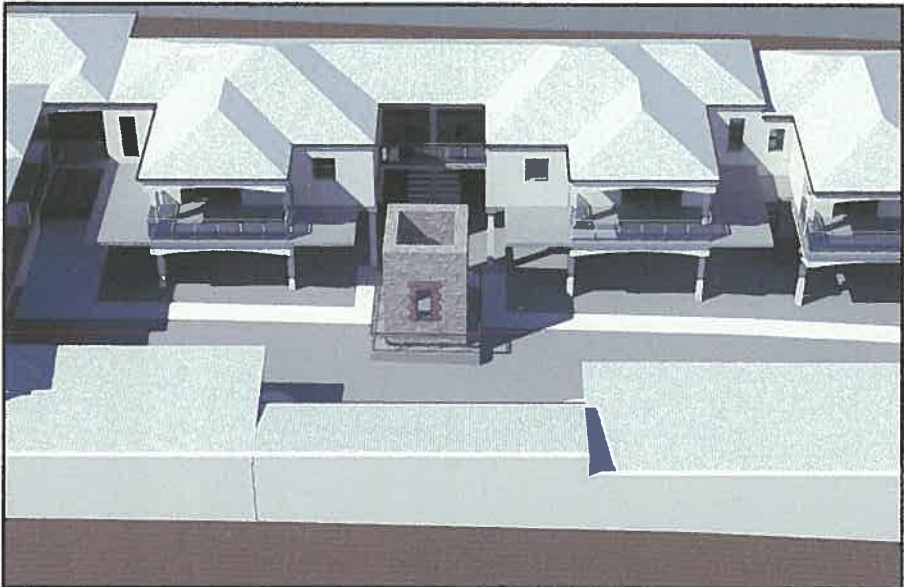
4 Inside 3D View 1
1 : 1



5 Inside 3D View 2
1 : 1



2 Street 3D View
1 : 1

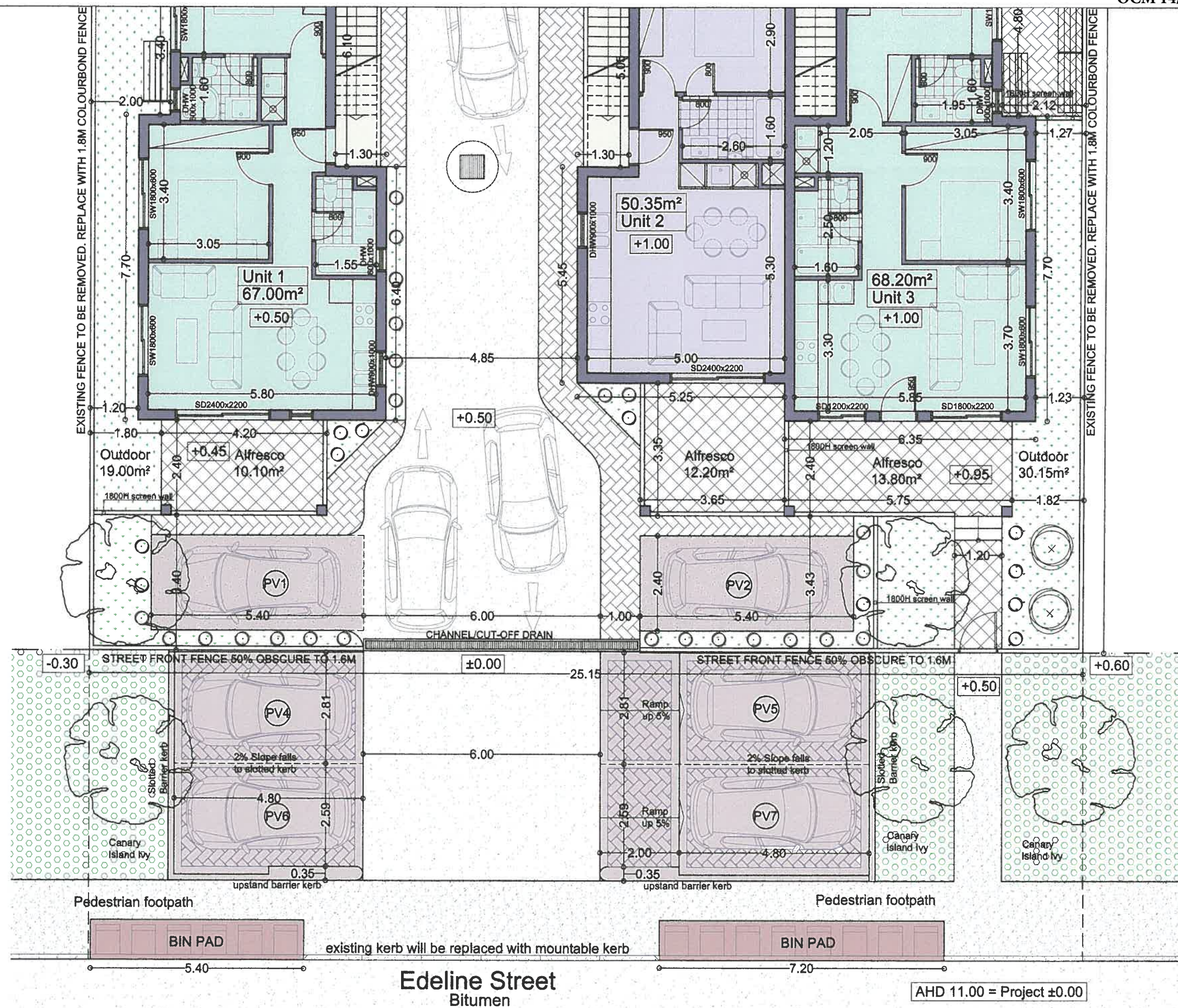


3 West side Tower 3D View
1 : 1



6 Inside 3D View 3
1 : 1

- Material Legend**
- 1. Retained old Tower
 - 2. Steel and glass balustrade
 - 3. Rendered brickwork colour light grey
 - 4. Rendered brickwork colour dark beige - brown
 - 5. Rendered brickwork colour light beige
 - 6. Colourbond Roof 25 degrees colour Shale Gray
 - 7. Screening 1m wall and horizontal timber strips to 1.6m height
 - 8. Front Fence 0.40m brickwork with columns colour light grey and timber strips 50mm 50% transparent to 1.6m height



Location Plan:

No. 10 (Lot 4) Edeline Street, Spearwood



The City of Cockburn does not warrant the accuracy of information in this publication and any person using or relying upon such information does so on the basis that the City of Cockburn shall bear no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information.

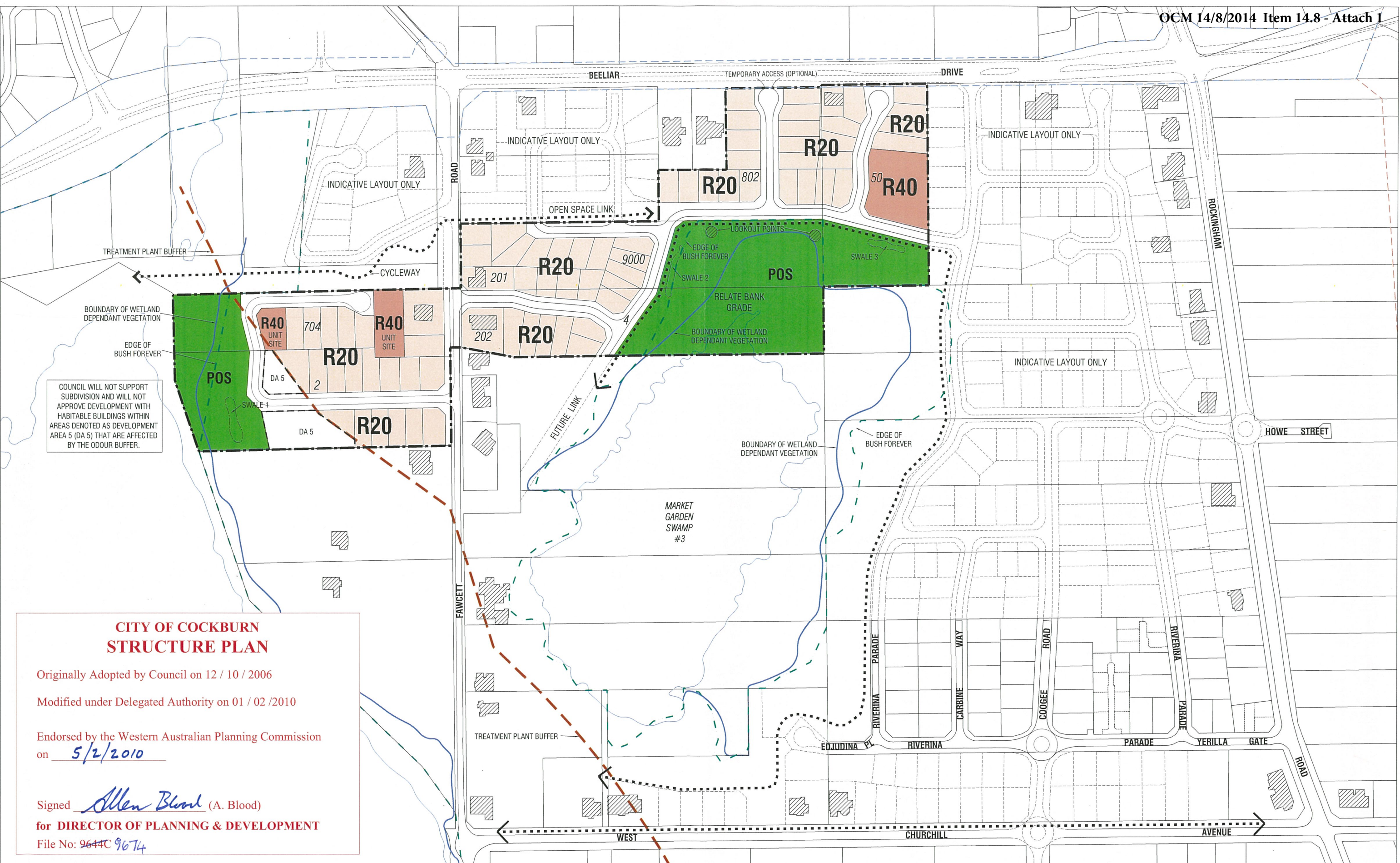
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SCHEDULE OF SUBMISSIONS**DEMOLITION OF HERITAGE DWELLING AND CONSTRUCTION OF 19 MULTIPLE DWELLINGS – REQUEST FROM STATE ADMINISTRATIVE TRIBUNAL (SAT) TO RECONSIDER DECISION – REVIEW MATTER DR 407 OF 2013**

No.	Name/address	Submission	Council's recommendation
1	Rosemary Fielder PO Box 277 FREMANTLE WA 6959	OBJECTION <ul style="list-style-type: none"> - Total reversal to previous submissions to retain the dwelling and not demolish it; 	<p>Noted.</p> <p>The original application lodged for the site was to demolish the existing heritage dwelling on-site. As that application was refused by Council in October 2013, the applicants have lodged an appeal to the State Administrative Tribunal (SAT).</p> <p>As part of these proceedings, it was determined that the demolition proposal needs to be assessed and determined in conjunction with a planning application for the future development of the site.</p> <p>Palassis Architects who were engaged by the City during SAT proceedings are of the opinion that retention of the tower element is better than complete demolition however that retention of just the tower is not an ideal heritage outcome but may be an acceptable compromise given the site's R40 coding making it suitable for medium density development.</p> <p>Overall, the City's officers are supportive of using the tower as part of retaining the heritage significance of the site as discussed during the SAT process.</p>

No.	Name/address	Submission	Council's recommendation
		<ul style="list-style-type: none"> - Plans have one car bay per unit and 3 visitor bays in total which is not enough and extra cars will park out on the street verge; - No private playground facilities for children; and - 19 units are too crowded and do not retain the dwelling which is preference. 	<p>Car parking on-site complies with car parking requirements as per the R-Codes so no issue.</p> <p>Not required as each dwelling has adequate sized outdoor living areas which meet the requirements of the R-Codes.</p> <p>Edeline Street provides an eclectic mix of dwellings including single houses, grouped dwellings and multiple dwellings built over the last century. The recoding that occurred as part of the Phoenix Revitalisation Strategy to a medium density R40 code anticipated replacement of older-style single detached residences with medium density infill development which is close to established infrastructure, services and amenities. The proposed development of two levels is consistent with other dwellings in the vicinity and accords with Council's planning framework. The street includes many other examples of existing grouped dwellings and some multiple dwellings. Given the relatively large lot sizes in the street is there have been recent approvals for other multiple dwelling developments in the street of a similar bulk and scale to what is being proposed on this site. As such, the proposed plot ratio is considered to meet the design principle in relation to Building Size.</p> <p>While noted that the application does propose a plot ratio variation, by the proposal retaining the tower element of the site and designing the dwellings in order to ensure the tower is visible</p>

No.	Name/address	Submission	Council's recommendation
			from the street, the minor reduction to the overall development
2	Betty Shadlust 15/6 Edeline Street SPEARWOOD WA 6163	OBJECTION - Concern with limited number of parking bays, in particular small number of visitor bays which will result in car parking on verge areas along Edeline Street.	Not Supported. Response provided under submission number 1, paragraph 2.
3	Rosemary Shepherd 30B Edeline Street SPEARWOOD WA 6163	OBJECTION - Object to demolishing 10 Edeline Street as should be retained in order to be dedicated to the pioneers of the Spearwood area.	Noted. Response provided under submission number 1, paragraph 1.
4	Maria De Violas 4/16 Edeline Street SPEARWOOD WA 6163	SUPPORT No comments provided.	Noted.
5	Anthony Svilicich 26 Edeline Street SPEARWOOD WA 6163	OBJECTION - Does not comply with plot ratio and therefore does not complement the current streetscape and traffic will not compliment the immediate area; - Would be happy with a grouped dwelling development instead.	Noted. Response provided under submission number 1, paragraphs 1 and 4. Noted.
6	Patricia Hickey 10/4 Edeline Street SPEARWOOD WA 6163	OBJECTION - Would like the heritage dwelling to remain.	Noted. Response provided under submission number 1, paragraph 1.
7	Nikola Svilicich 13A Edeline Street SPEARWOOD WA 6163	OBJECTION - The density of the proposal exceeds what is allowed.	Noted. Response provided under submission 1, paragraph 4.



CITY OF COCKBURN STRUCTURE PLAN

Originally Adopted by Council on 12 / 10 / 2006

Modified under Delegated Authority on 01 / 02 / 2010

Endorsed by the Western Australian Planning Commission
on 5/2/2010

Signed Allen Blood (A. Blood)
for **DIRECTOR OF PLANNING & DEVELOPMENT**
File No: 9644C 9674



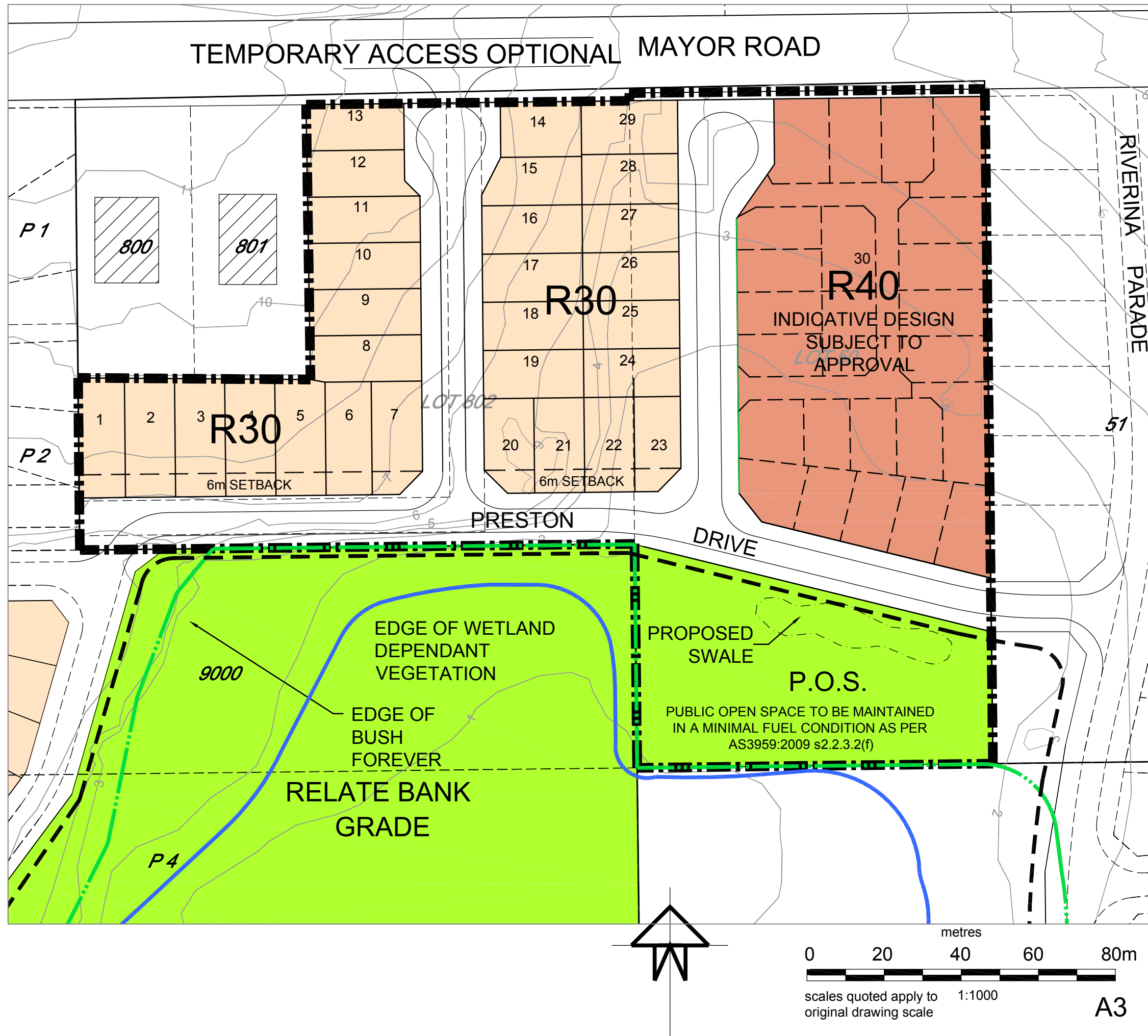
0 60m
SCALE 1:3,000

- Structure Plan Boundary
- Residential R20
- Residential R40
- Public Open Space
- Existing Dwelling









- Pedestrian/Cycle Links
- Woodman Point Treatment Plant Buffer
- Limit of Wetland Dependant Vegetation Boundary
- Bush Forever Boundary

LOCAL STRUCTURE PLAN MUNSTER - PHASE 3

LOTS 2, 4, 201, 202, 704, 9000 FAWCETT ROAD
& LOTS 50, 802 MAYOR ROAD, MUNSTER



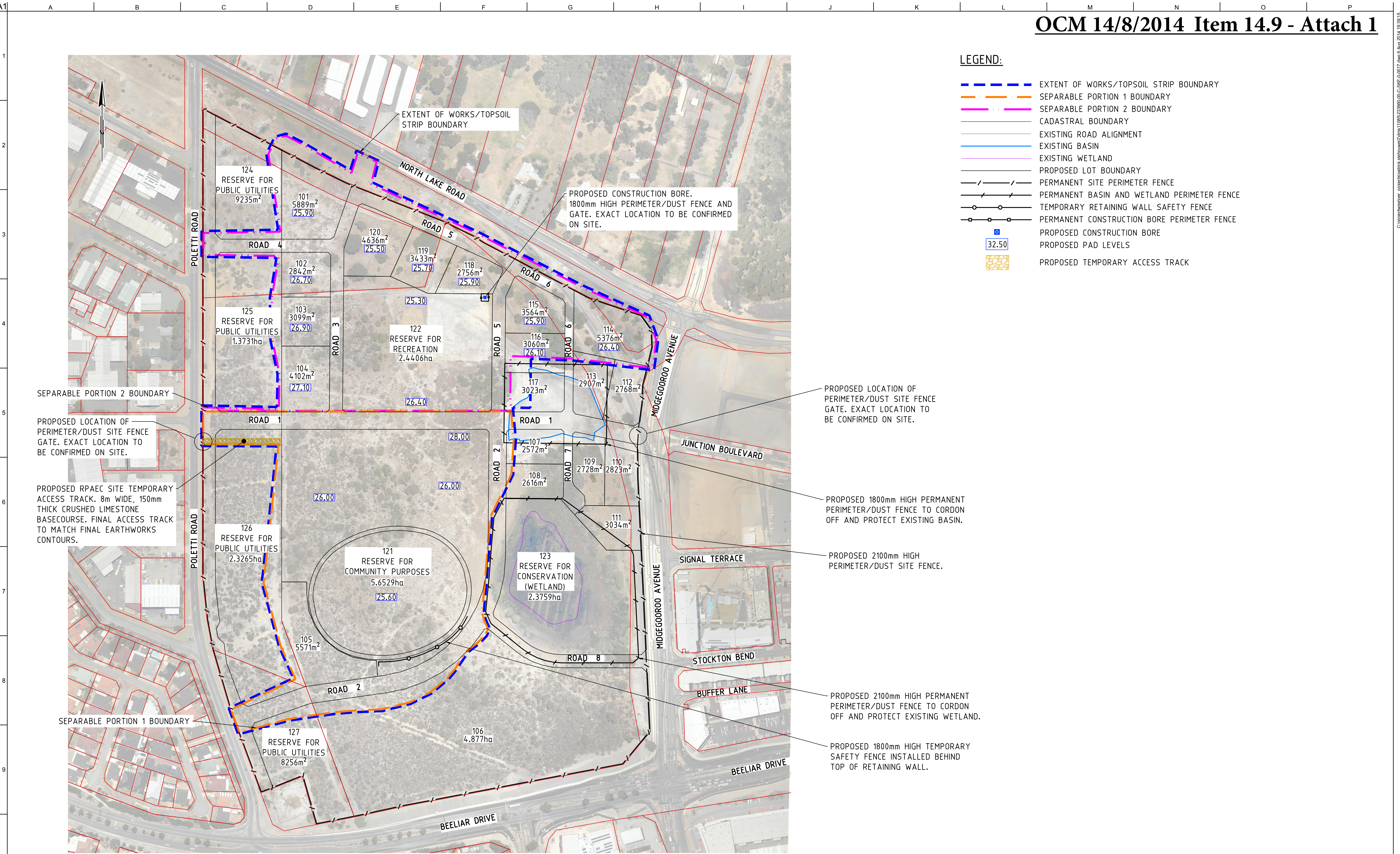
LEGEND:

-  Boundary of Modified LSP
-  Residential R20/R30
-  Residential R40
-  Public Open Space
-  Pedestrian / Cycle Links
-  Limit of Wetland Dependant Vegetation
-  Bush Forever Boundary
-  6m Setback for Fire Risk Minimisation

THIS PLAN FOR DISCUSSION PURPOSES ONLY.
SUBJECT TO APPROVALS AND SURVEY

**MUNSTER -
SUBDIVISION PLAN**

LOTS 50 & 802 MAYOR ROAD, MUNSTER
DWG NAME: MUNSTER-BASE-A3-SUBD4
Date: 19.6.06 Revised: 08.05.14



SITE PLAN
SCALE 1:2000

A	Issued For Approval	06/08/14	PS	SS	MP
Issue	Description	Date	By	Chkd	Appd

ARUP
Level 7, Wellington Central, 838 Wellington Street
PO Box 629 West Perth WA 6872 Australia
Tel +61 (08) 9327 8300 Fax +61 (08) 9481 1334
www.arup.com.au



Client



Job Title

Cockburn Central West

Overall Site Dust Management
Layout

Scale at A1 1:2000

Discipline Civil

Job No

233960-00

Drawing Status

Approval

Drawing No

C-SKE-0-0017

Issue

A

MUNICIPAL BANK ACCOUNT

Cheque/ EFT	Account No.	Account/Payee	Date	Value
EF078633	10305	CHILD SUPPORT AGENCY PAYROLL DEDUCTIONS	4/06/2014	7,289.55
EF078634	11741	WATC LOAN REPAYMENTS	4/06/2014	748,327.95
EF078635	11867	KEVIN JOHN ALLEN MONTHLY COUNCILLOR ALLOWANCE	6/06/2014	2,500.00
EF078636	12740	MAYOR LOGAN HOWLETT MONTHLY COUNCILLOR ALLOWANCE	6/06/2014	10,833.33
EF078637	19059	CAROL REEVE-FOWKES MONTHLY COUNCILLOR ALLOWANCE	6/06/2014	4,270.83
EF078638	20634	LEE-ANNE SMITH MONTHLY COUNCILLOR ALLOWANCE	6/06/2014	2,500.00
EF078639	21185	BART HOUWEN MONTHLY COUNCILLOR ALLOWANCE	6/06/2014	2,500.00
EF078640	23338	STEVE PORTELLI MONTHLY COUNCILLOR ALLOWANCE	6/06/2014	2,500.00
EF078641	23339	STEPHEN PRATT MONTHLY COUNCILLOR ALLOWANCE	6/06/2014	2,500.00
EF078642	23340	SHAHYAZ MUBARAKAI MONTHLY COUNCILLOR ALLOWANCE	6/06/2014	2,500.00
EF078643	25352	LYNDSEY WETTON MONTHLY COUNCILLOR ALLOWANCE	6/06/2014	2,500.00
EF078644	25353	PHILIP EVA MONTHLY COUNCILLOR ALLOWANCE	6/06/2014	2,500.00
EF078645	10152	AUST SERVICES UNION PAYROLL DEDUCTIONS	4/06/2014	3,107.24
EF078646	10733	HOSPITAL BENEFIT FUND PAYROLL DEDUCTIONS	4/06/2014	1,729.11
EF078647	11001	MUNICIPAL EMPLOYEES UNION PAYROLL DEDUCTIONS	4/06/2014	533.50
EF078648	11856	WA LOCAL GOVERNMENT SUPER PLAN PAYROLL DEDUCTIONS	4/06/2014	326,750.58
EF078649	11857	CHAMPAGNE SOCIAL CLUB PAYROLL DEDUCTIONS	4/06/2014	1,096.80
EF078650	11859	STAFF SOCIAL CLUB PAYROLL DEDUCTIONS	4/06/2014	50.60
EF078651	11860	45S CLUB PAYROLL DEDUCTIONS	4/06/2014	48.00
EF078652	18005	COLONIAL FIRST STATE PAYROLL DEDUCTIONS	4/06/2014	291.06
EF078653	18247	ELLIOTT SUPERANNUATION FUND PAYROLL DEDUCTIONS	4/06/2014	309.25
EF078654	18432	HESTA SUPER FUND PAYROLL DEDUCTIONS	4/06/2014	3,357.57
EF078655	18718	FIRST STATE SUPER PAYROLL DEDUCTIONS	4/06/2014	1,036.11
EF078656	19010	SUMMIT PERSONAL SUPER PLAN PAYROLL DEDUCTIONS	4/06/2014	430.47
EF078657	19193	REST SUPERANNUATION PAYROLL DEDUCTIONS	4/06/2014	34.57
EF078658	19726	HEALTH INSURANCE FUND OF WA PAYROLL DEDUCTIONS	4/06/2014	3,255.96
EF078659	19727	MTAA SUPER FUND PAYROLL DEDUCTIONS	4/06/2014	277.02
EF078660	19997	AUSTRALIANSUPER PAYROLL DEDUCTIONS	4/06/2014	14,902.16

EF078661	20056	CBUS PAYROLL DEDUCTIONS	4/06/2014	1,870.47
EF078662	20217	DOWNING SUPERANNUATION FUND PAYROLL DEDUCTIONS	4/06/2014	3,606.71
EF078663	20300	CATHOLIC SUPER & RETIREMENT FUND PAYROLL DEDUCTIONS	4/06/2014	683.03
EF078664	20406	HOSTPLUS SUPERANNUATION FUND PAYROLL DEDUCTIONS	4/06/2014	466.60
EF078665	21299	DUFFIELD SUPERANNUATION FUND PAYROLL DEDUCTIONS	4/06/2014	117.50
EF078666	21365	ING LIFE - ONEANSWER PERSONAL SUPER PAYROLL DEDUCTIONS	4/06/2014	107.62
EF078667	21921	MAURICIO FAMILY PAYROLL DEDUCTIONS	4/06/2014	1,846.95
EF078668	21996	ANZ ONEANSWER PERSONAL SUPER PAYROLL DEDUCTIONS	4/06/2014	294.02
EF078669	22067	STEPHENS SUPERANNUATION FUND PAYROLL DEDUCTIONS	4/06/2014	232.66
EF078670	22901	FONTANA SUPER PLAN PAYROLL DEDUCTIONS	4/06/2014	1,245.61
EF078671	23695	NETWEALTH INVESTMENT & SUPERANNUATION PAYROLL DEDUCTIONS	4/06/2014	1,083.12
EF078672	23993	ONEPATH LIFE LIMITED PAYROLL DEDUCTIONS	4/06/2014	485.08
EF078673	24620	E & B PINTO SUPERANNUATION FUND PAYROLL DEDUCTIONS	4/06/2014	1,108.61
EF078674	24642	TWUSUPER PAYROLL DEDUCTIONS	4/06/2014	851.19
EF078675	24813	KINETIC SUPER PAYROLL DEDUCTIONS	4/06/2014	253.93
EF078676	25043	COLONIAL FIRST STATE – KERRY MARGARET ROBERTS PAYROLL DEDUCTIONS	4/06/2014	156.51
EF078677	25051	ANZ SMART CHOICE SUPER (ONEPATH MASTERFUND) ROAN BA PAYROLL DEDUCTIONS	4/06/2014	1,177.37
EF078678	25394	CONCEPT ONE THE PAYROLL DEDUCTIONS	4/06/2014	5.60
EF078679	25495	ONEPATH CUSTODI PAYROLL DEDUCTIONS	4/06/2014	472.26
EF078680	25538	NORTH PERSONAL SUPERANNUATION PLAN PAYROLL DEDUCTIONS	4/06/2014	162.98
EF078681	25590	FIRST CHOICE WHOLESALE PERSONAL SUPER - MATHEW SAPS' PAYROLL DEDUCTIONS	4/06/2014	698.29
EF078682	25649	COMMONWEALTH BANK GROUP SUPER PAYROLL DEDUCTIONS	4/06/2014	412.10
EF078683	25820	COLONIAL FIRST STATE – THOMAS HAN PAYROLL DEDUCTIONS	4/06/2014	206.45
EF078684	25873	GOEDECKE SUPERANNUATION FUND PAYROLL DEDUCTIONS	4/06/2014	318.43
EF078685	25963	ONEPATH SUPER - RACHEL PLEASANT PAYROLL DEDUCTIONS	4/06/2014	572.35
EF078686	10071	AUSTRALASIAN PERFORMING RIGHT ASSOC. LTD LICENCE - PERFORMING RIGHTS	6/06/2014	349.33
EF078687	10154	AUST TAXATION DEPT PAYROLL DEDUCTIONS	6/06/2014	283,338.00
EF078688	10177	BEELIAR RESIDENTS ADVANCEMENT GROUP PRINTING COSTS CONTRIBUTION	6/06/2014	2,000.00
EF078689	10788	JANDAKOT VOLUNTEER BUSH FIRE BRIGADE EXPENSE REIMBURSEMENTS	6/06/2014	110.00
EF078690	10859	LAKELAND SENIOR HIGH SCHOOL ELECTRICAL CONSUMPTION REIMBURSEMENT	6/06/2014	300.00
EF078691	10888	LJ CATERERS	6/06/2014	3,157.55

		CATERING SERVICES		
EF078692	10944	MCLEODS	6/06/2014	3,331.83
		LEGAL SERVICES		
EF078693	10953	MELVILLE-COCKBURN CHAMBER OF COMMERCE	6/06/2014	22,000.00
		SPONSORSHIP		
EF078694	11598	PERTH WALDORF SCHOOL	6/06/2014	7,700.00
		GRANTS & DONATIONS		
EF078695	11787	DEPT OF TRANSPORT	6/06/2014	300.80
		WA GOVT DEPARTMENT		
EF078696	11794	SYNERGY	6/06/2014	444.55
		ELECTRICITY USAGE/SUPPLIES		
EF078697	11867	KEVIN JOHN ALLEN	6/06/2014	135.56
		COUNCILLOR EXPENSE REIMBURSEMENT		
EF078698	12511	WASTE MANAGEMENT ASSOC OF AUSTRALIA	6/06/2014	1,210.00
		CONTRIBUTION		
EF078699	14273	THE PLAY FACTORY PLAYGROUP	6/06/2014	1,000.00
		COMMUNITY GRANT		
EF078700	14426	HARMONY PRIMARY SCHOOL	6/06/2014	362.70
		SAND EXPENSES REIMBURSEMENT		
EF078701	15363	JONES LANG LASALLE (WA) PTY LTD	6/06/2014	24,203.03
		SHOP RENT - GATEWAY SHOPPING CENTRE		
EF078702	15402	ZURICH AUSTRALIA	6/06/2014	1,000.00
		MOTOR VEHICLE INSURANCE CLAIM		
EF078703	17270	COCKBURN LAKES AMATEUR FOOTBALL CLUB	6/06/2014	1,000.00
		REIMBURSEMENT/DONATIONS		
EF078704	17301	GOOD READING MAGAZINE	6/06/2014	1,353.00
		SUBSCRIPTION		
EF078705	18173	COOGEE BEACH CARAVAN RESORT SOCIAL CLUB	6/06/2014	60.00
		BUS HIRE SUBSIDY		
EF078706	18553	SELECTUS PTY LTD	6/06/2014	10,993.67
		PAYROLL DEDUCTIONS		
EF078707	19794	THE SOUTHERN LIONS RUGBY UNION CLUB	6/06/2014	1,100.00
		SPORTS CLUB		
EF078708	20464	THE SALVATION ARMY	6/06/2014	3,300.00
		COMMUNITY GRANT		
EF078709	21403	ROBERTA BUNCE	6/06/2014	78.45
		COMMUNITY CARE VOLUNTEER REIMBURSEMENTS		
EF078710	23527	SAM SEYMOUR-EYLES	6/06/2014	35.00
		STUDY FEES REIMBURSEMENT		
EF078711	24047	FLORA YING JIA	6/06/2014	267.50
		CPA FEES CONTRBUTION		
EF078712	24676	JASON HOGGAN	6/06/2014	110.00
		EXPENSES REIMBURSEMENT		
EF078713	24892	ANNA LUCY RALFE	6/06/2014	1,890.00
		SUSTAINABILITY GRANT		
EF078714	24975	PIZZA QUEENS	6/06/2014	260.00
		CATERING SERVICES		
EF078715	25651	CURTAIN WORLD 2002 PTY LTD	6/06/2014	933.00
		SUPPLY OF CURTAINS		
EF078716	25652	JUST A BUNCH	6/06/2014	1,467.00
		FLOWER ARRANGEMENTS		
EF078717	25659	JANET WELLS	6/06/2014	268.50
		VOLUNTEER MILEAGE CLAIM REIMBURSEMENT		
EF078718	25875	COOGEE PLUMBING SERVICES	6/06/2014	4,539.70
		PLUMBING SERVICES		
EF078719	25881	TWO QUEENS	6/06/2014	2,139.00
		CATERING SERVICES		
EF078720	25888	JENNIFER HARRISON	6/06/2014	200.00
		PURCHASE OF ARTWORK		
EF078721	25964	PAUL HEMMINGSON	6/06/2014	300.00
		PRESCRIPTION SAFETY GLASSES CONTRIBUTION		

EF078722	25965	SUSAN HILLYER REFUND - LEGAL PROSECUTION CHARGE	6/06/2014	193.60
EF078723	25966	BEN VALE COUNCIL SPONSORSHIP	6/06/2014	500.00
EF078724	25967	EMILY ROONEY YOUTH ART SCHOLARSHIP	6/06/2014	500.00
EF078725	25969	BIOMORPHOSIS SUSTAINABILITY GRANT	6/06/2014	2,270.00
EF078726	25970	TRADE ALLSTARS JULIE KLOBAS SUSTAINABILITY GRANT	6/06/2014	3,967.00
EF078727	25971	HANDY LANE BRIA SUTHERLAND SUSTAINABILITY GRANT	6/06/2014	3,160.00
EF078728	25974	KATHERINE VALLENTINE RATES REFUND	6/06/2014	791.43
EF078729	10590	DEPARTMENT OF FIRE AND EMERGENCY SERVICES COST SHARING - COMMUNITY FIRE MANAGER	20/06/2014	1,125,580.21
EF078730	12565	SOUTHERN METRO REGIONAL COUNCIL - LOANS LOAN REPAYMENT	20/06/2014	394,027.81
EF078731	10154	AUST TAXATION DEPT PAYROLL DEDUCTIONS	24/06/2014	314,677.00
EF078732	10244	BUILDING & CONS LEVY PAYMENT	24/06/2014	140,058.42
EF078733	10305	CHILD SUPPORT AGENCY PAYROLL DEDUCTIONS	24/06/2014	8,006.35
EF078734	10351	COCKBURN BMX STADIUM SPORTING EQUIPMENT GRANT	24/06/2014	952.00
EF078735	10701	HARVEY NORMAN COMMERCIAL ELECTRICAL EQUIPMENT & SUPPLIES	24/06/2014	1,235.30
EF078736	10788	JANDAKOT VOLUNTEER BUSH FIRE BRIGADE EXPENSE REIMBURSEMENTS	24/06/2014	1,074.00
EF078737	10859	LAKELAND SENIOR HIGH SCHOOL ELECTRICAL CONSUMPTION REIMBURSEMENT	24/06/2014	2,200.00
EF078738	10888	LJ CATERERS CATERING SERVICES	24/06/2014	4,134.90
EF078739	10944	MCLEODS LEGAL SERVICES	24/06/2014	27,193.98
EF078740	11455	SPEARWOOD PRIMARY P & C ANNUAL CHRISTMAS RAFFLE CONTRIBUTION	24/06/2014	200.00
EF078741	13476	THE HISTORICAL SOCIETY OF COCKBURN EXPENSES REIMBURSEMENT	24/06/2014	1,870.00
EF078742	13910	ATO - DEPUTY COMMISSIONER OF TAXATION FBT PAYMENT	24/06/2014	62,743.94
EF078743	15482	PHARMAUST MANUFACTURING PTY LTD CHEMICAL SUPPLIES	24/06/2014	168.99
EF078744	16858	PHOENIX THEATRE GROUP COMMUNITY GRANT	24/06/2014	10,150.00
EF078745	17309	THE ENVIRONMENTAL PRINTING COMPANY PRINTING SERVICES	24/06/2014	1,430.00
EF078746	18017	INSTANT PRODUCTS GROUP HIRE OF PORTABLE TOILETS	24/06/2014	1,345.74
EF078747	18040	CONSTABLE CARE CHILD SAFETY FOUNDATION GRANTS & DONATIONS	24/06/2014	12,000.00
EF078748	18553	SELECTUS PTY LTD PAYROLL DEDUCTIONS	24/06/2014	11,325.59
EF078749	19503	SHOLA PENDERGRAST SHOW OFF 10 EXHIBITION - ARTWORK	24/06/2014	140.00
EF078750	20152	TATTOOADS TEMPORARY TATTOOS	24/06/2014	1,188.00
EF078751	20154	SANDRA EDGAR EXPENSES REIMBURSEMENT	24/06/2014	150.00
EF078752	20719	NATASHA DAKIN	24/06/2014	450.00

		YOUTH ART STUDY SCHOLARSHIP		
EF078753	21544	ALEISHA TSALLIS	24/06/2014	500.00
		YOUTH ART SCHOLARSHIP		
EF078754	21723	COOGEE PRIMARY SCHOOL P&C ASSOCIATION INC.	24/06/2014	3,500.00
		COMMUNITY GRANT		
EF078755	23351	COCKBURN GP SUPER CLINIC PTY LTD	24/06/2014	55,000.00
		OPERATING FUNDS		
EF078756	23831	HAZEL WILLIAMS	24/06/2014	550.00
		SHOW OFF EXHIBITION - SALE OF ARTWORK		
EF078757	24806	REUBEN DIAS	24/06/2014	1,912.50
		STUDY EXPENSES CONTRIBUTION		
EF078758	24890	EUNICE MITUSSIS	24/06/2014	500.00
		SHOW OFF EXHIBITION - SALE OF ARTWORK		
EF078759	25240	ELWYN PARKER	24/06/2014	15.00
		DOG REGISTRATION REFUND		
EF078760	25474	ROBERT MARTIN	24/06/2014	13.50
		VOLUNTEER REIMBURSEMENT		
EF078761	25497	SEARLE CONSULTING PTY LTD	24/06/2014	880.00
		CONSULTANCY SERVICES		
EF078762	25650	MEWS AUTO GAS SERVICES	24/06/2014	110.00
		GAS SUPPLIES		
EF078763	25657	LOCK JOINT AUSTRALIA	24/06/2014	4,345.00
		LOCKSMITH SERVICES		
EF078764	25806	TS COCKBURN NAVY CADETS	24/06/2014	200.00
		REGISTRATION FEES		
EF078765	25987	TOYOTA FLEET MANAGEMENT	24/06/2014	567.62
		PAYROLL DEDUCTIONS - NOVATED LEASE		
EF078766	25989	CULTURAL LEARNING CENTRE MOSAICA INC.	24/06/2014	1,000.00
		CULTURAL GRANT		
EF078767	26021	KARLI BARNES	24/06/2014	247.00
		INSURANCE CLAIM REIMBURSEMENT		
EF078768	25748	PEACE LOVE & ALL THAT STUFF	25/06/2014	2,750.00
		ENTERTAINMENT SERVICES		
EF078769	10032	ADVANCED TRAFFIC MANAGEMENT (WA) PTY LTD	30/06/2014	1,116.78
		CONTROLLERS AND SIGNS		
EF078770	10058	ALSCO PTY LTD	30/06/2014	1,944.71
		HYGIENE SERVICES/SUPPLIES		
EF078771	10071	AUSTRALASIAN PERFORMING RIGHT ASSOC. LTD	30/06/2014	855.39
		LICENCE - PERFORMING RIGHTS		
EF078772	10082	ARMANDOS SPORTS	30/06/2014	1,020.00
		SPORTING GOODS		
EF078773	10086	ARTEIL WA PTY LTD	30/06/2014	1,904.10
		ERGONOMIC CHAIRS		
EF078774	10091	ASLAB PTY LTD	30/06/2014	2,646.30
		ASPHALTING SERVICES/SUPPLIES		
EF078775	10110	AUSRECORD	30/06/2014	157.50
		STATIONERY SUPPLIES		
EF078776	10118	AUSTRALIA POST	30/06/2014	19,218.00
		POSTAGE CHARGES		
EF078777	10143	AUST LIBRARY & INFORMATION ASSOC	30/06/2014	1,125.00
		SUBSCRIPTION		
EF078778	10160	DORMA AUTOMATICS	30/06/2014	4,879.38
		AUTOMATIC DOOR SERVICES		
EF078779	10170	MACRI PARTNERS	30/06/2014	6,740.80
		AUDITING SERVICES		
EF078780	10171	BATEMAN ARCHITECTS	30/06/2014	1,155.00
		ARCHITECTURAL SERVICES		
EF078781	10184	BENARA NURSERIES	30/06/2014	9,083.11
		PLANTS		
EF078782	10189	BERNARD SEEBER PTY LTD	30/06/2014	1,320.00
		ARCHITECTURAL SERVICES		

EF078783	10190	BETTA TURF TURFING SERVICES	30/06/2014	4,780.60
EF078784	10207	BOC GASES GAS SUPPLIES	30/06/2014	1,824.85
EF078785	10212	BOSS BOLLARDS SECURITY PRODUCTS	30/06/2014	214.50
EF078786	10219	BOUSFIELDS MENSWEAR CLOTHING SUPPLIES	30/06/2014	609.85
EF078787	10221	BP AUSTRALIA LIMITED DIESEL/PETROL SUPPLIES	30/06/2014	12,445.58
EF078788	10226	BRIDGESTONE AUSTRALIA LTD TYRE SERVICES	30/06/2014	10,601.06
EF078789	10236	BG & E PTY LTD CONSULTANCY SERVICES	30/06/2014	1,595.00
EF078790	10239	BUDGET RENT A CAR - PERTH MOTOR VEHICLE HIRE	30/06/2014	1,068.89
EF078791	10246	BUNNINGS BUILDING SUPPLIES PTY LTD HARDWARE SUPPLIES	30/06/2014	1,064.12
EF078792	10247	BUNZL AUSTRALIA LTD PAPER/PLASTIC/CLEANING SUPPLIES	30/06/2014	1,782.57
EF078793	10255	CABCHARGE AUSTRALIA PTY LTD CABCHARGES	30/06/2014	207.02
EF078794	10280	CCH AUSTRALIA LIMITED REPORTING SERVICES	30/06/2014	2,684.00
EF078795	10287	CENTRELINE MARKINGS LINEMARKING SERVICES	30/06/2014	1,144.00
EF078796	10333	CJD EQUIPMENT PTY LTD HARDWARE SUPPLIES	30/06/2014	1,470.77
EF078797	10346	COATES HIRE OPERATIONS PTY LTD EQUIPMENT HIRING SERVICES	30/06/2014	9,926.68
EF078798	10348	COCA COLA AMATIL SOFT DRINK SUPPLIES	30/06/2014	1,037.23
EF078799	10349	COCKBURN BASKETBALL ASSOC INC ELECTRICITY REIMBURSEMENTS	30/06/2014	2,800.00
EF078800	10358	COCKBURN LIQUOR CENTRE LIQUOR SUPPLIES	30/06/2014	2,084.42
EF078801	10359	COCKBURN PAINTING SERVICE PAINTING SUPPLIES/SERVICES	30/06/2014	1,320.00
EF078802	10360	COCKBURN PARTY HIRE OF PARTY EQUIPMENT	30/06/2014	680.40
EF078803	10368	COCKBURN WETLANDS EDUCATION CENTRE COMMUNITY GRANT	30/06/2014	132.00
EF078804	10375	VEOLIA ENVIRONM WASTE SERVICES	30/06/2014	6,396.46
EF078805	10384	PROGILITY PTY LTD COMMUNICATIONS AUSTRALIA PTY LTD COMMUNICATION SERVICES	30/06/2014	10,912.00
EF078806	10386	COMMUNITY NEWSPAPER GROUP ADVERTISING SERVICES	30/06/2014	13,694.97
EF078807	10394	CD'S CONFECTIONERY WHOLESALERS CONFECTIONERY	30/06/2014	839.83
EF078808	10459	DAVID GRAY & CO MOBILE GARBAGE BINS	30/06/2014	1,021.90
EF078809	10460	DAVID WILLS & ASSOCIATES CONSULTANCY SERVICES	30/06/2014	2,904.00
EF078810	10483	LANDGATE MAPPING/LAND TITLE SEARCHES	30/06/2014	426,181.17
EF078811	10526	E & MJ ROSHER PTY LTD MOWER PARTS	30/06/2014	12,685.50
EF078812	10527	EAGLE SPORTS SPORTING GOODS	30/06/2014	275.00
EF078813	10535	WORKPOWER INCORPORATED T/AS ECOSYSTEM MANAGEMEN	30/06/2014	8,145.17

PLANTS

EF078814	10537	EDUCATIONAL ART SUPPLIES CO ART/CRAFT SUPPLIES	30/06/2014	1,050.84
EF078815	10550	EMERALD PEST CONTROL PEST CONTROL SERVICES	30/06/2014	3,410.00
EF078816	10580	FC COURIERS COURIER SERVICES	30/06/2014	1,679.43
EF078817	10609	FORESTVALE TREES P/L PLANTS - TREES/SHRUBS	30/06/2014	2,337.50
EF078818	10611	FORPARK AUSTRALIA PLAYGROUND EQUIPMENT	30/06/2014	2,538.80
EF078819	10623	FREMANTLE PA HIRE PA HIRE	30/06/2014	550.00
EF078820	10636	FUJI XEROX AUSTRALIA PTY LTD PHOTOCOPY CHARGES	30/06/2014	15,842.17
EF078821	10641	GALVINS PLUMBING SUPPLIES PLUMBING SERVICES	30/06/2014	7,922.09
EF078822	10655	GHD PTY LTD CONSULTANCY SERVICES	30/06/2014	6,468.00
EF078823	10666	GOLDNET SECURITY SECURITY SERVICES/PRODUCTS	30/06/2014	200.00
EF078824	10679	GRASSTREES AUSTRALIA PLANTS & PLANTING SERVICES	30/06/2014	105,600.00
EF078825	10683	GRONBEK SECURITY LOCKSMITH SERVICES	30/06/2014	703.62
EF078826	10692	AECOM AUSTRALIA PTY LTD CONSULTANCY SERVICES	30/06/2014	119,951.70
EF078827	10709	HECS FIRE FIRE SYSTEM MAINTENANCE	30/06/2014	14,719.65
EF078828	10743	ICON-SEPTECH PTY LTD DRAINAGE PRODUCTS	30/06/2014	18,325.35
EF078829	10767	INST OF PUBLIC WORKS ENG AUST - NSW TRAINING SERVICES	30/06/2014	4,785.00
EF078830	10768	INST OF PUBLIC WORKS ENG AUST - WA MEMBERSHIP FEES	30/06/2014	1,950.00
EF078831	10778	IWF FENCING FENCING REPAIRS/MAINTENANCE	30/06/2014	849.20
EF078832	10779	J F COVICH & CO PTY LTD ELECTRICAL SERVICES	30/06/2014	26,460.37
EF078833	10780	JACKSONS DRAWING SUPPLIES PTY LTD DRAWING SUPPLIES	30/06/2014	1,268.71
EF078834	10783	JANDAKOT METAL INDUSTRIES METAL SUPPLIES	30/06/2014	715.00
EF078835	10787	JANDAKOT ACCIDENT REPAIR CENTRE PANEL BEATING SERVICES	30/06/2014	1,000.00
EF078836	10794	JASON SIGNMAKERS SIGNS	30/06/2014	108,592.00
EF078837	10803	GECKO CONTRACT MOWING/LANDSCAPING SERVICES	30/06/2014	7,837.50
EF078838	10814	JR & A HERSEY PTY LTD SAFETY CLOTHING SUPPLIES	30/06/2014	3,115.03
EF078839	10824	KCI INDUSTRIES PTY LTD REPAIRS/MAINTENANCE SERVICES	30/06/2014	231.50
EF078840	10836	KERB DOCTOR CONCRETE KERBING - SUPPLY & LAYING	30/06/2014	8,588.25
EF078841	10879	LES MILLS AEROBICS INSTRUCTION/TRAINING SERVICES	30/06/2014	1,073.63
EF078842	10913	MACDONALD JOHNSTON ENGINEERING CORP REPAIR SERVICES	30/06/2014	20,374.26
EF078843	10918	MAIN ROADS WA REPAIRS/MAINTENANCE SERVICES	30/06/2014	200,619.06

EF078844	10923	MAJOR MOTORS PTY LTD REPAIRS/MAINTENANCE SERVICES	30/06/2014	97,018.52
EF078845	10931	MARLBROH BINGO ENTERPRISES BINGO EQUIPMENT	30/06/2014	61.45
EF078846	10938	MAXWELL ROBINSON & PHELPS PEST & WEED MANAGEMENT	30/06/2014	1,650.00
EF078847	10939	LINFOX ARMAGUAR BANKING SECURITY SERVICES	30/06/2014	1,078.64
EF078848	10942	MCGEES PROPERTY PROPERTY CONSULTANCY SERVICES	30/06/2014	12,650.00
EF078849	10944	MCLEODS LEGAL SERVICES	30/06/2014	33,771.13
EF078850	10950	MELVILLE MITSUBISHI MOTOR VEHICLES & PARTS	30/06/2014	1,221.90
EF078851	10960	METRO FILTERS FILTER SUPPLIES	30/06/2014	22.50
EF078852	10981	MOBILE MASTERS COMMUNICATIONS EQUIPMENT/SERVICES	30/06/2014	788.70
EF078853	10990	MOWER CITY SALES & SERVICES PTY LTD LAWN MOWING EQUIPMENT	30/06/2014	1,573.80
EF078854	10991	BEACON EQUIPMENT MOWING EQUIPMENT	30/06/2014	3,811.08
EF078855	10997	WILSON PARKING AUSTRALIA SECURITY SERVICES	30/06/2014	154,833.89
EF078856	11002	LGIS LIABILITY INSURANCE PREMIUMS	30/06/2014	491.36
EF078857	11004	MURDOCH UNIVERSITY OFFICE OF FINANCE, PLANNING & REPO ANALYSING SERVICES	30/06/2014	528.00
EF078858	11022	NATIVE ARC DONATION	30/06/2014	3,390.00
EF078859	11026	NESTLE FOOD SERVICES CATERING SUPPLIES	30/06/2014	378.00
EF078860	11028	NEVERFAIL SPRINGWATER LIMITED BOTTLED WATER SUPPLIES	30/06/2014	984.40
EF078861	11036	NORTH LAKE ELECTRICAL ELECTRICAL SERVICES	30/06/2014	35,623.29
EF078862	11068	VODAFONE HUTCHISON AUSTRALIA PTY LTD PAGING SERVICES	30/06/2014	665.74
EF078863	11070	OTIS ELEVATOR COMPANY ELEVATOR REPAIRS/MAINTENANCE	30/06/2014	1,905.19
EF078864	11077	P & G BODY BUILDERS PTY LTD PLANT BODY BUILDING SERVICES	30/06/2014	399.85
EF078865	11112	PERTH AIRPORT MUNICIPALITIES GROUP MEMBERSHIP RENEWAL	30/06/2014	500.00
EF078866	11136	DONEGAN ENTERPRISES FENCING REPAIRS/MAINTENANCE	30/06/2014	9,168.50
EF078867	11152	FULTON HOGAN INDUSTRIES PTY LTD ROAD MAINTENANCE	30/06/2014	6,314.00
EF078868	11182	PREMIUM BRAKE & CLUTCH SERVICE BRAKE SERVICES	30/06/2014	1,116.50
EF078869	11205	QUALITY TRAFFIC MANAGEMENT PTY LTD TRAFFIC CONTROL SERVICES	30/06/2014	11,038.77
EF078870	11208	QUICK CORPORATE AUSTRALIA PTY LTD STATIONERY/CONSUMABLES	30/06/2014	13,561.24
EF078871	11210	SOUNDPACK SOLUTIONS AUDIO SUPPLIES/SERVICES	30/06/2014	183.70
EF078872	11235	REINFORCED CONCRETE PIPES PTY LTD CONCRETE PIPE SUPPLIES	30/06/2014	1,987.70
EF078873	11240	INITIAL HYGIENE RENTOKIL INITIAL PRT LTD SANITARY SERVICES	30/06/2014	516.53
EF078874	11264	ROCLA PIPELINE PRODUCTS	30/06/2014	63,234.16

CONCRETE LINER SUPPLIES

EF078875	11284	ROYAL LIFE SAVING SOCIETY AUSTRALIA TRAINING SERVICES	30/06/2014	350.00
EF078876	11294	SAFEMAN (WA) PTY LTD PROTECTIVE CLOTHING/EQUIPMENT	30/06/2014	2,293.99
EF078877	11307	SATELLITE SECURITY SERVICES PTY LTD SECURITY SERVICES	30/06/2014	7,848.78
EF078878	11308	SBA SUPPLIES HARDWARE SUPPLIES	30/06/2014	3,568.97
EF078879	11311	SCITECH DISCOVERY CENTRE ENTERTAINMENT SERVICES	30/06/2014	250.00
EF078880	11318	SELECT SECURITY WA PTY LTD SECURITY SERVICES	30/06/2014	293.70
EF078881	11337	SHERIDANS FOR BADGES NAME BADGES & ENGRAVING	30/06/2014	642.90
EF078882	11361	SIGMA CHEMICALS PTY LTD CHEMICAL SUPPLIES	30/06/2014	1,874.05
EF078883	11373	SKIPPER TRUCK PARTS SPARE PARTS & MAINTENANCE SERVICES	30/06/2014	958.67
EF078884	11380	SNAP PRINTING FREMANTLE PRINTING SERVICES	30/06/2014	1,180.00
EF078885	11425	SOUTHERN METROPOLITAN REGIONAL COUNCIL WASTE DISPOSAL GATE FEES	30/06/2014	964,021.65
EF078886	11453	SPEARWOOD NEWSROUND NEWSPAPER SUPPLIES	30/06/2014	1,126.73
EF078887	11459	SPEARWOOD VETERINARY HOSPITAL VETERINARY SERVICES	30/06/2014	873.00
EF078888	11469	SPORTS TURF TECHNOLOGY TURF CONSULTANCY SERVICES	30/06/2014	13,447.50
EF078889	11471	SPOTLIGHT PTY LTD FABRIC SUPPLIES	30/06/2014	1,224.78
EF078890	11483	ST JOHN AMBULAN FIRST AID COURSES	30/06/2014	597.00
EF078891	11511	STATEWIDE BEARINGS BEARING SUPPLIES	30/06/2014	53.92
EF078892	11531	SUNNY INDUSTRIAL BRUSHWARE PTY LTD BRUSH/ROAD BROOM SUPPLIES	30/06/2014	2,439.80
EF078893	11546	T FAULKNER & CO INSTALLATIONS/SUPPLY OF HAND RAILS	30/06/2014	3,610.20
EF078894	11557	TECHNOLOGY ONE LTD IT CONSULTANCY SERVICES	30/06/2014	4,213.00
EF078895	11609	THOMSON REUTERS (PROFESSIONAL) AUSTRALIA LIMITED LEGAL SERVICES	30/06/2014	19,734.00
EF078896	11619	TITAN FORD AUTOMOTIVE SERVICES	30/06/2014	24,848.50
EF078897	11625	TOTAL EDEN PTY LTD RETICULATION SUPPLIES	30/06/2014	57,621.17
EF078898	11629	TOUCAN DISPLAY SYSTEMS DISPLAY SYSTEMS	30/06/2014	6,325.00
EF078899	11651	TREE WATERING SERVICES TREE WATERING SERVICES	30/06/2014	43,547.00
EF078900	11655	TRISLEYS HYDRAULIC SERVICES PTY LTD POOL EQUIPMENT/REPAIRS	30/06/2014	841.50
EF078901	11657	TRUCKLINE PARTS CENTRES AUTOMOTIVE SPARE PARTS	30/06/2014	2,855.83
EF078902	11667	TURFMASTER FACILITY MANAGEMENT TURFING SERVICES	30/06/2014	37,841.86
EF078903	11669	TYCO SERVICES FIRE ALARM SYSTEM REPAIRS	30/06/2014	737.20
EF078904	11690	URBAN DEVELOPMENT INSTITUTE OF AUSTRALIA WA CONSULTANCY SERVICES - PLANNING	30/06/2014	1,540.00

EF078905	11697	VAT MAN-FAT FILTERING SYSTEMS FILTER CLEANING SERVICES	30/06/2014	446.80
EF078906	11699	VERNON DESIGN GROUP ARCHITECTURAL SERVICES	30/06/2014	8,251.46
EF078907	11701	VIBRA INDUSTRIA FILTER SUPPLIES	30/06/2014	578.05
EF078908	11708	VITAL PACKAGING PTY LTD PACKAGING SUPPLIES	30/06/2014	4,136.00
EF078909	11722	WA HINO SALES & SERVICE REPAIRS/MAINTENANCE SERVICES	30/06/2014	721.85
EF078910	11726	WA LIMESTONE LIMESTONE SUPPLIES	30/06/2014	20,039.79
EF078911	11749	WARRENS EARTHMOVING CONTRACTORS EARTHMOVING SERVICES	30/06/2014	1,100.00
EF078912	11773	WESFARMERS DALG CHEMICAL SUPPLIES	30/06/2014	4,252.25
EF078913	11789	WALGA ADVERTISING/TRAINING SERVICES	30/06/2014	495.00
EF078914	11793	WESTERN IRRIGATION PTY LTD IRRIGATION SERVICES/SUPPLIES	30/06/2014	83,987.17
EF078915	11795	WESTERN POWER ELECTRICAL SERVICES	30/06/2014	528,677.00
EF078916	11806	WESTRAC PTY LTD REPAIRS/MTNCE - EARTHMOVING EQUIPMENT	30/06/2014	2,235.22
EF078917	11822	WOOD & GRIEVE ENGINEERS ENGINEERING CONSULTANCY SERVICES	30/06/2014	18,920.00
EF078918	11824	WORK CLOBBER SAFETY CLOTHING	30/06/2014	115.00
EF078919	11828	WORLDWIDE ONLINE PRINTING - O'CONNOR PRINTING SERVICES	30/06/2014	259.88
EF078920	11835	WURTH AUSTRALIA PTY LTD HARDWARE SUPPLIES	30/06/2014	44.34
EF078921	11841	YANGEBUP FAMILY CENTRE INC DONATION / GRANT	30/06/2014	1,925.00
EF078922	11854	ZIPFORM PRINTING SERVICES	30/06/2014	2,443.23
EF078923	11972	COBEY MAINTENANCE SERVICES TURF MANAGEMENT	30/06/2014	7,628.58
EF078924	11974	GREENWASTE SERVICES MULCHING/SHREDDING SERVICES	30/06/2014	12,900.00
EF078925	11987	SAFETY ZONE AUSTRALIA PTY LTD SAFETY EQUIPMENT	30/06/2014	732.61
EF078926	11990	EARTHCARE (AUSTRALIA) P/L LANDSCAPING SERVICES	30/06/2014	2,415.60
EF078927	11994	HALLMARK EDITIONS PTY LTD COMMSTRAT ADVERTISING SERVICES - JOBS	30/06/2014	55.00
EF078928	12007	SHANE MCMASTER SURVEYS SURVEYING SERVICES	30/06/2014	13,585.00
EF078929	12014	TUTT BRYANT EQUIPMENT BT EQUIPMENT PTY LTD T/AS EXCAVATING/EARTHMOVING EQUIPMENT	30/06/2014	6,712.59
EF078930	12018	O'CONNOR LAWMOWER & CHAINSAW CENTRE MOWING EQUIPMENT/PARTS/SERVICES	30/06/2014	849.80
EF078931	12028	CITY OF ARMADALE ANIMAL DISPOSAL SERVICES	30/06/2014	5,121.02
EF078932	12193	SAGE CONSULTING ENGINEERS P/L CONSULTANCY SERVICES - LIGHTING	30/06/2014	825.00
EF078933	12194	MOMAR AUSTRALIA PTY LTD HARDWARE SUPPLIES	30/06/2014	2,429.90
EF078934	12207	CIVICA PTY LTD SOFTWARE SUPPORT/LICENCE FEES	30/06/2014	65,302.95
EF078935	12249	FAMILY DAY CARE WA	30/06/2014	605.00

MEMBERSHIP RENEWAL

EF078936	12320	MUNDARING GARDEN CENTRE PLANT SUPPLIES	30/06/2014	20,575.50
EF078937	12415	FACE PAINTING FUN AND GAMES ENTERTAINMENT SERVICES	30/06/2014	1,900.00
EF078938	12497	TROPHY CHOICE TROPHY SUPPLIES	30/06/2014	19.50
EF078939	12542	SEALIN GARLETT CEREMONIAL SERVICES	30/06/2014	400.00
EF078940	12589	AUSTRALIAN INSTITUTE OF MANAGEMENT TRAINING SERVICES	30/06/2014	9,876.90
EF078941	12621	SETON AUSTRALIA SIGN SUPPLIES	30/06/2014	55.00
EF078942	12672	NORMAN DISNEY & YOUNG CONSULTANCY SERVICES	30/06/2014	69,731.20
EF078943	12712	MISS MAUD CATERING SERVICES	30/06/2014	644.75
EF078944	12779	WESTERN RESOURCE RECOVERY PTY LTD WASTE DISPOSAL SERVICES	30/06/2014	723.44
EF078945	12811	SPORTS CIRCUIT LINEMARKING SPORTS LINE MARKING SERVICES	30/06/2014	14,168.00
EF078946	12820	MONTELEONE FENCING FENCING SERVICES/MAINTENANCE	30/06/2014	5,901.00
EF078947	12882	ALLFLOW INDUSTRIAL WASTE DISPOSAL SERVICES	30/06/2014	423.45
EF078948	12883	CONSERVATION VOLUNTEERS AUSTRALIA ENVIRONMENTAL SERVICES	30/06/2014	12,375.00
EF078949	12983	IFAP- INDUSTRIAL FOUNDATION FOR ACCIDENT PREVENTION SAFETY COURSES	30/06/2014	3,885.00
EF078950	13000	BORAL ASPHALT WA SUPPLY OF ASPHALT	30/06/2014	170,994.21
EF078951	13037	PPCA LTD LICENCE FEE - SOUND & MUSIC	30/06/2014	495.83
EF078952	13373	THE HIRE GUYS HIRING SERVICES	30/06/2014	1,160.00
EF078953	13409	KLEENIT CLEANING SERVICES	30/06/2014	21,375.50
EF078954	13462	ATI-MIRAGE PTY LTD TRAINING SERVICES	30/06/2014	4,255.00
EF078955	13670	HISCO PTY LTD HOSPITALITY SUPPLIES	30/06/2014	1,165.80
EF078956	13690	PORT COMMUNITY HIGH SCHOOL DONATION	30/06/2014	500.00
EF078957	13764	DIMENSION DATA LEARNING SOLUTIONS COMPUTER SOFTWARE	30/06/2014	6,710.00
EF078958	13767	ELLIOTTS IRRIGATION PTY LTD IRRIGATION SERVICES	30/06/2014	1,812.53
EF078959	13779	PORTER CONSULTING ENGINEERS ENGINEERING CONSULTANCY SERVICES	30/06/2014	9,350.00
EF078960	13825	JACKSON MCDONALD LEGAL SERVICES	30/06/2014	6,883.62
EF078961	13832	INSIGHT CALL CENTRE SERVICES COMMUNICATION SERVICES	30/06/2014	4,459.55
EF078962	13860	KRS CONTRACTING VERGE COLLECTION SERVICES	30/06/2014	25,400.40
EF078963	14028	ABC BLINDS & CURTAINS BLINDS & CURTAINS	30/06/2014	1,140.00
EF078964	14034	ADECCO EMPLOYMENT SERVICES	30/06/2014	24,135.28
EF078965	14405	LANDSCAPE AUSTRALIA PTY LTD LANDSCAPE MAINTENANCE SERVICES	30/06/2014	3,560.59

EF078966	14435	LAKES JUNIOR FOOTBALL CLUB YOUTH ACTIVE PROGRAM REGISTRATION FEES	30/06/2014	3,400.00
EF078967	14447	ANDOVER DETAILERS DETAILING SERVICES	30/06/2014	784.00
EF078968	14459	BIDVEST (WA) FOOD/CATERING SUPPLIES	30/06/2014	954.08
EF078969	14476	COCKBURN PLEASURE BOAT STORAGE STORAGE SERVICES	30/06/2014	1,782.00
EF078970	14593	AUSTREND INTERNATIONAL PTY LTD ALUMINIUM SUPPLIES	30/06/2014	8,429.30
EF078971	14631	WASTE GAS RESOURCES PTY LTD POWER GENERATION	30/06/2014	9,680.00
EF078972	14667	APPEALING SIGNS SIGNS	30/06/2014	1,085.70
EF078973	15072	DRUM PRINT & PUBLICATIONS PRINTING SERVICES	30/06/2014	462.00
EF078974	15274	CHARITY LINK MEMBERSHIP FEE	30/06/2014	88.00
EF078975	15326	DATA DICTION PTY LTD COMPUTER SOFTWARE	30/06/2014	4,400.00
EF078976	15363	JONES LANG LASALLE (WA) PTY LTD SHOP RENT - GATEWAY SHOPPING CENTRE	30/06/2014	24,203.03
EF078977	15393	GREENWAY ENTERPRISES HARDWARE SUPPLIES	30/06/2014	474.08
EF078978	15541	JANDAKOT NEWS NEWSPAPER SUPPLIERS	30/06/2014	203.00
EF078979	15550	APACE AID PLANTS & LANDSCAPING SERVICES	30/06/2014	29,264.85
EF078980	15588	NATURAL AREA MANAGEMENT & SERVICES WEED SPRAYING	30/06/2014	638.00
EF078981	15609	CATALYSE PTY LTD CONSULTANCY SERVICES	30/06/2014	5,775.00
EF078982	15625	OPUS INTERNATIONAL CONSULTANTS (PCA) LTD CONSULTANCY SERVICES	30/06/2014	8,525.00
EF078983	15678	A2Z PEST CONTROL PEST CONTROL	30/06/2014	398.00
EF078984	15744	VISTA VISUALS AUSTRALIA P/L DISPLAY EQUIPMENT	30/06/2014	508.20
EF078985	15850	ECOSCAPE ENVIRONMENTAL CONSULTANCY	30/06/2014	1,870.00
EF078986	15862	FREMANTLE MILK DISTRIBUTORS MILK DELIVERY	30/06/2014	1,759.85
EF078987	15914	T-QUIP MOWING EQUIPMENT	30/06/2014	678.65
EF078988	15916	1SPATIAL AUSTRALIA ANNUAL SOFTWARE SUBSCRIPTION	30/06/2014	6,600.00
EF078989	16058	SHOP-A-DOCKET PTY LTD ADVERTISING SERVICES	30/06/2014	814.00
EF078990	16064	CMS ENGINEERING PTY LTD AIRCONDITIONING SERVICES	30/06/2014	103,068.95
EF078991	16291	WA PROFILING ROAD PROFILING SERVICES	30/06/2014	29,882.26
EF078992	16396	MAYDAY EARTHMOVING GRADER HIRE	30/06/2014	92,707.95
EF078993	16403	ROBINSON BUILDTECH BUILDING SERVICES - ALTERATIONS	30/06/2014	61,381.65
EF078994	16675	FREMANTLE PLUMBING SERVICE PTY LTD PLUMBING SERVICES	30/06/2014	121.00
EF078995	16704	ACCIDENTAL FIRST AID SUPPLIES MEDICAL SUPPLIES	30/06/2014	1,201.96
EF078996	16858	PHOENIX THEATRE GROUP	30/06/2014	7,500.00

		COMMUNITY GRANT		
EF078997	16894	TREBLEX INDUSTRIAL PTY LTD CHEMICALS - AUTOMOTIVE	30/06/2014	1,318.90
EF078998	16985	WA PREMIX CONCRETE SUPPLIES	30/06/2014	23,705.88
EF078999	16996	NEIGHBOURHOOD S SECURITY SERVICES	30/06/2014	400.00
EF079000	16997	AUS SECURE SECURITY SERVICES/PRODUCTS	30/06/2014	400.00
EF079001	17092	CENTRAL SCREENS SECURITY SYSTEMS/PRODUCTS	30/06/2014	240.00
EF079002	17097	VALUE TISSUE PAPER PRODUCTS	30/06/2014	568.70
EF079003	17178	THE CLEAN UP COMPANY WASTE DISPOSAL SERVICES	30/06/2014	6,951.45
EF079004	17213	COCKBURN CITY SOCCER CLUB INC SPORT EQUIPMENT GRANT	30/06/2014	1,600.00
EF079005	17279	AUSSIE COOL SHADES SHADE SAILS & AWNINGS	30/06/2014	9,702.00
EF079006	17345	KENNARDS HIRE - MYAREE EQUIPMENT HIRE	30/06/2014	168.00
EF079007	17362	JOHN EARLEY TRAINING	30/06/2014	240.00
EF079008	17471	PIRTEK (FREMANTLE) PTY LTD HOSES & FITTINGS	30/06/2014	4,663.61
EF079009	17553	ALTUS TRAFFIC TRAFFIC CONTROL SERVICES	30/06/2014	3,053.75
EF079010	17555	ALLEASING PTY LTD LEASE REPAYMENTS	30/06/2014	65,490.47
EF079011	17587	WEST COAST SHADE SHADE STRUCTURES	30/06/2014	14,410.00
EF079012	17608	NU-TRAC RURAL CONTRACTING BEACH CLEANING/FIREBREAK CONSTRUCTION	30/06/2014	363.00
EF079013	17740	CAPTAIN CLEANUP PTY LTD ENTERTAINMENT SERVICES	30/06/2014	1,000.00
EF079014	17798	WESTERN DIAGNOSTIC PATHOLOGY ANALYTICAL SERVICES	30/06/2014	315.32
EF079015	17887	RED SAND SUPPLIES PTY LTD MACHINERY HIRE	30/06/2014	1,485.00
EF079016	17927	SHARYN EGAN ARTISTIC SERVICES	30/06/2014	1,800.00
EF079017	17942	MRS MAC'S FOOD SUPPLIES	30/06/2014	283.20
EF079018	18017	INSTANT PRODUCTS GROUP HIRE OF PORTABLE TOILETS	30/06/2014	292.88
EF079019	18203	NATSYNC ENVIRONMENTAL PEST CONTROL	30/06/2014	214.50
EF079020	18217	METROPOLITAN OMNIBUS COMPANY BUS HIRE	30/06/2014	858.00
EF079021	18272	AUSTRACLEAR LIMITED INVESTMENT SERVICES	30/06/2014	26.44
EF079022	18293	EASTERN PRESS PRINTING	30/06/2014	1,343.00
EF079023	18303	BIBRA LAKE JUNIOR FOOTBALL CLUB REGISTRATION FEES	30/06/2014	200.00
EF079024	18427	ATWELL NETBALL CLUB REGISTRATION FEES	30/06/2014	600.00
EF079025	18436	JCS PLUMBING SERVICES PLUMBING SERVICES	30/06/2014	200.00
EF079026	18508	JOHN TURNER BRICK LAYING SERVICES	30/06/2014	4,895.00

EF079027	18533	FRIENDS OF THE COMMUNITY INC. DONATION	30/06/2014	600.00
EF079028	18613	ECO-HIRE EQUIPMENT HIRE	30/06/2014	36,834.40
EF079029	18639	HAMILTON HILL DELIVERY ROUND NEWSPAPER DELIVERY SERVICE	30/06/2014	51.80
EF079030	18681	MARILYN HOPKINS LEGAL SERVICES	30/06/2014	495.00
EF079031	18695	MYAREE CRANE HIRE CRANE HIRE	30/06/2014	1,138.50
EF079032	18734	P & R EDWARDS ENTERTAINMENT SERVICES	30/06/2014	650.00
EF079033	18799	DOWN TO EARTH TRAINING & ASSESSING TRAINING SERVICES	30/06/2014	1,980.00
EF079034	18884	SILICH ENTERPRI BOLLARDS	30/06/2014	9,394.00
EF079035	18941	ALLSTAMPS STATIONERY	30/06/2014	67.93
EF079036	18962	SEALANES (1985) P/L CATERING SUPPLIES	30/06/2014	2,424.42
EF079037	19038	DOWSING CONCRETE CONCRETING SERVICES	30/06/2014	1,320.00
EF079038	19066	DVA FABRICATIONS LIBRARY SUPPLIES	30/06/2014	2,566.00
EF079039	19288	ROTARY CLUB OF DONATION	30/06/2014	4,500.00
EF079040	19306	ZIP HEATERS (AUST) PTY LTD HEATERS	30/06/2014	1,193.94
EF079041	19349	WRIGHTWAY ROAD TRAINING PTY LTD DRIVER TRAINING	30/06/2014	720.00
EF079042	19402	FOOD FOR ME CATERING SERVICES	30/06/2014	283.00
EF079043	19436	WHITCHURCH REFRIGERATION & AIRCONDITIONING AIR CONDITIONING SERVICES	30/06/2014	605.00
EF079044	19446	ENVISIONWARE PTY LTD SOFTWARE	30/06/2014	797.50
EF079045	19533	WOOLWORTHS LTD GROCERIES	30/06/2014	1,639.77
EF079046	19541	TURF CARE WA PTY LTD TURF SERVICES	30/06/2014	396.00
EF079047	19545	GRASSWEST BUILDING & GARDEN MAINTENANCE	30/06/2014	4,032.00
EF079048	19558	COMPLETE FIRE DESIGN FIRE CONSULTANCY SERVICES	30/06/2014	8,421.60
EF079049	19623	ERGOLINK OFFICE FURNITURE	30/06/2014	345.12
EF079050	19628	PAPERBARK TECHNOLOGIES ARBORICULTURAL CONSULTANCY SERVICES	30/06/2014	16,361.00
EF079051	19629	MAIT INDUSTRIES IRRIGATION SERVICES	30/06/2014	2,772.00
EF079052	19652	TMS SERVICES SECURITY SERVICES	30/06/2014	15,365.83
EF079053	19657	BIGMATE MONITORING SERVICES PTY LTD COMPUTER HARDWARE/SOFTWARE	30/06/2014	1,786.40
EF079054	19715	TONY JONES ART PROJECTS ARTWORK MATERIALS	30/06/2014	3,850.00
EF079055	19755	EMBROIDME MYAREE EMBROIDERY	30/06/2014	1,501.67
EF079056	19794	THE SOUTHERN LIONS RUGBY UNION CLUB SPORTS CLUB	30/06/2014	2,800.00
EF079057	19795	FREMANTLE RUGBY LEAGUE CLUB INC	30/06/2014	520.00

REGISTRATION FEES

EF079058	19818	DIVERSE TANK ENGINEERING P/L FUEL STORAGE TANKS	30/06/2014	363.00
EF079059	19847	PFD FOOD SERVICES PTY LTD CATERING SERVICES	30/06/2014	1,689.00
EF079060	19885	SAFEGUARD INDUSTRIES SECURITY SCREENS/DOORS	30/06/2014	800.00
EF079061	19967	FINGER FOOD CATERING CATERING SERVICES	30/06/2014	1,187.00
EF079062	20000	AUST WEST AUTO ELECTRICAL P/L AUTO ELECTRICAL SERVICES	30/06/2014	19,931.12
EF079063	20082	RAPTOR PRESENTATIONS EDUCATIONAL SERVICES - WILDLIFE	30/06/2014	730.00
EF079064	20112	PENNANT HOUSE FLAGS AND BANNERS	30/06/2014	174.90
EF079065	20146	DATA#3 LIMITED CONTRACT IT PERSONNEL & SOFTWARE	30/06/2014	65,353.93
EF079066	20215	POWERVAC CLEANING EQUIPMENT	30/06/2014	1,094.85
EF079067	20313	FUSION BUILDING SURVEYING CONSULTANCY SERVICES - BUILDING	30/06/2014	660.00
EF079068	20341	WILHELMINA MARIA HOUWEN GARDENING SERVICES	30/06/2014	2,520.00
EF079069	20535	HOME-GROWN THEATRE DRAMA CLASSES	30/06/2014	2,100.00
EF079070	20584	UNITED STATES OF MUSIC WORKSHOP - HIP HOP	30/06/2014	550.00
EF079071	20693	RENTOKIL INITIAL PTY LTD PEST CONTROL SERVICES	30/06/2014	835.73
EF079072	20748	CRANWORKS AUSTRALASIA HYDRAULIC REPAIR SERVICES	30/06/2014	740.00
EF079073	20786	THE BUTCHER SHOP ARTISTIC SUPPLIES	30/06/2014	999.10
EF079074	20857	DOCKSIDE SIGNS SIGN MAKERS	30/06/2014	275.00
EF079075	20882	BELL-VISTA FRUIT & VEGETABLE FRUIT & VEGETABLE	30/06/2014	1,107.38
EF079076	20934	GREENLINE AG AGRICULTURAL EQUIPMENT	30/06/2014	125.18
EF079077	20943	EDWARD MARCUS CONSULTANCY SERVICES - HERITAGE	30/06/2014	984.50
EF079078	20951	ELECTROFEN PTY LTD FENCING SERVICES	30/06/2014	1,567.50
EF079079	21005	BRAIN TEASERS OZ PTY LTD EDUCATIONAL PRODUCTS	30/06/2014	132.00
EF079080	21120	SHOREWATER MARINE PTY LTD MARINE CONSTRUCTION SERVICES	30/06/2014	5,597.50
EF079081	21127	JOANNA AYCKBOURN INSTRUCTION - SINGING	30/06/2014	600.00
EF079082	21131	STATE WIDE TURF SERVICES TURF RENOVATION	30/06/2014	33,792.00
EF079083	21132	ACAPPELLA WEST ENTERTAINMENT SERVICES	30/06/2014	150.00
EF079084	21139	AUSTRAFFIC WA PTY LTD TRAFFIC SURVEYS	30/06/2014	5,390.00
EF079085	21151	DIGITAL MONOPOLY PERTH WEB DESIGN WEB DESIGN SERVICES	30/06/2014	660.00
EF079086	21287	T.J.DEPIAZZI & SONS SOIL & MULCH SUPPLIES	30/06/2014	5,386.70
EF079087	21291	CHITTERING VALLEY WORM FARM ENVIRONMENTAL EDUCATION	30/06/2014	1,584.00

EF079088	21294	CAT HAVEN ANIMAL SERVICES	30/06/2014	1,943.50
EF079089	21363	TENDERLINK.COM PTY LTD COMPUTER SOFTWARE	30/06/2014	550.00
EF079090	21364	OFFICINO OFFICE FURNITURE OFFICE FURNITURE	30/06/2014	599.50
EF079091	21371	SANPOINT PTY LTD LD TOTAL KERBING SERVICES	30/06/2014	105,914.47
EF079092	21397	THE PLAYROOM O'CONNOR TOYS AND GAMES	30/06/2014	700.88
EF079093	21469	JOHN HUGHES VOLKSWAGON PURCHASE OF NEW VEHICLE	30/06/2014	149.60
EF079094	21527	TOUCHWOOD NURSERY PLANT SUPPLIES	30/06/2014	3,221.57
EF079095	21529	BRAND SUCCESS PROMOTIONAL PRODUCTS	30/06/2014	2,791.80
EF079096	21594	GREENSENSE PTY LTD CONSULTANCY - CLIMATE	30/06/2014	211.20
EF079097	21627	MANHEIM PTY LTD IMPOUNDED VEHICLES	30/06/2014	3,977.60
EF079098	21644	NATURAL PLAY ENVIRONMENTS PTY LTD PLAYGROUND DESIGN SERVICES	30/06/2014	20,020.00
EF079099	21674	MCLERNS SUPPLY AND DEMAND OFFICE FURNITURE	30/06/2014	3,722.60
EF079100	21678	IANNELLO DESIGNS GRAPHIC DESIGN	30/06/2014	990.00
EF079101	21726	JUNE BENNETT ARTWORK - SHOW OFF EXHIBITION	30/06/2014	550.00
EF079102	21796	GREEN LEAF GARDENS LANDSCAPING SERVICES	30/06/2014	4,300.00
EF079103	21879	SPOTLESS SERVIC CLEANING SERVICES	30/06/2014	54,703.04
EF079104	21915	ECOWATER SERVICES PTY LTD MAINTENANCE SERVICES - WASTE SYSTEMS	30/06/2014	393.10
EF079105	21946	RYAN'S QUALITY MEATS MEAT SUPPLIES	30/06/2014	1,481.96
EF079106	21990	MEDIBANK HEALTH SOLUTIONS PTY LTD MEDICAL SERVICES	30/06/2014	1,563.65
EF079107	22012	ELEGANT GLOVES EVENTS AND SERVICES CATERING SERVICES	30/06/2014	2,300.00
EF079108	22169	GREENSTAR GROUP WA PTY LTD GREENSTAR GROUP WA AIR CONDITIONING SERVICES	30/06/2014	2,142.29
EF079109	22177	ADVERTISING DESIGN SERVICES (WA) PTY LTD ADVERTISING DESIGN SERVICES	30/06/2014	4,323.00
EF079110	22182	KALAMUNDA FENCING & GATEMAKERS FENCING SERVICES	30/06/2014	1,966.80
EF079111	22242	ASPHALT SURFACES PTY LTD ASPHALTING SERVICES	30/06/2014	65,710.17
EF079112	22258	WATERLOGIC AUSTRALIA PTY LTD COOL CLEAR WATER GROU WATER SUPPLY EQUIPMENT	30/06/2014	247.50
EF079113	22260	SOUTHERN STAR TRAMPOLINE ACADEMY SPORT & RECREATION	30/06/2014	550.00
EF079114	22264	PAUL MCCARTHY-SWITCH ENTERTAIN-BAND	30/06/2014	600.00
EF079115	22308	DEPARTMENT OF AGRICULTURE & FOOD WEED CONTROL SERVICES/LAB ANALYSIS	30/06/2014	8,151.60
EF079116	22332	MACQUARIE EQUIP LEASE RENTAL	30/06/2014	14,514.57
EF079117	22343	COMMUNITYWEST INCORPORATED TRAINING SERVICES	30/06/2014	100.00
EF079118	22349	FREMANTLE TRAIL	30/06/2014	3,300.00

		TRAILERS - BOAT AND BOX		
EF079119	22388	CARRINGTON'S TRAFFIC SERVICES TRAFFIC MANAGEMENT SERVICES	30/06/2014	18,124.45
EF079120	22448	CAKES WEST PTY LTD CATERING	30/06/2014	58.39
EF079121	22511	JOHNNY'S TILING TILING SERVICES	30/06/2014	700.00
EF079122	22541	SURFING WESTERN AUSTRALIA INC. TRAINING SERVICES - SURFING	30/06/2014	275.00
EF079123	22553	BROWNES FOOD OPERATIONS CATERING SUPPLIES	30/06/2014	1,105.83
EF079124	22569	SONIC HEALTH PLUS PTY LTD MEDICAL SERVICES	30/06/2014	869.00
EF079125	22619	KSC TRAINING TRAINING SERVICES	30/06/2014	1,318.00
EF079126	22624	AUSSIE EARTHWORKS PTY LTD EARTHWORKS	30/06/2014	56,430.00
EF079127	22637	JANDAKOT EAGLES SOFTBALL CLUB INC SPORT - SOFTBALL	30/06/2014	400.00
EF079128	22639	SHATISH CHAUHAN TRAINING SERVICES - YOGA	30/06/2014	320.00
EF079129	22653	PCYC FREMANTLE SPONSORSHIP	30/06/2014	1,600.00
EF079130	22680	LEONARD THORN CULTURAL PRESENTATION SERVICES	30/06/2014	900.00
EF079131	22681	ABBEY BLINDS PTY LTD BLINDS	30/06/2014	460.00
EF079132	22682	BEAVER TREE SERVICES PTY LTD TREE PRUNING SERVICES	30/06/2014	90,075.09
EF079133	22697	LANDCARE SOLUTIONS SUSTAINABILITY GRANTS 2011	30/06/2014	3,789.50
EF079134	22737	CJS LIMESTONE CONTRACTORS PTY LTD LIMESTONE WORKS	30/06/2014	9,900.00
EF079135	22805	COVS PARTS PTY LTD MOTOR PARTS	30/06/2014	1,405.22
EF079136	22806	AUSTRALIAN FUEL DISTRIBUTORS PTY LTD FUEL SUPPLIES	30/06/2014	69,266.63
EF079137	22854	LGISWA INSURANCE POLICIES	30/06/2014	700.00
EF079138	22859	TOP OF THE LADDER GUTTER CLEANING GUTTER CLEANING SERVICES	30/06/2014	1,290.00
EF079139	22903	UNIQUE INTERNATIONAL RECOVERIES LLC DEBT COLLECTORS	30/06/2014	217.60
EF079140	22953	EAST FREMANTLE TRICOLORE SOCCER CLUB INC. TRAINING SERVICES - SOCCER	30/06/2014	167.50
EF079141	23253	KOTT GUNNING LEGAL SERVICES	30/06/2014	9,379.64
EF079142	23254	IBIS INFORMATION SYSTEMS PTY LTD COMPUTER SOFTWARE	30/06/2014	5,302.00
EF079143	23309	FUN IN TRAINING AUSTRALIA PTY LTD FITNESS CLASSES-INSTRUCTIONS	30/06/2014	1,149.50
EF079144	23348	ZUMBA WITH HONEY FITNESS CLASSES	30/06/2014	352.00
EF079145	23442	PRICEWATERHOUSECOOPERS LEGAL PROFESSIONAL/LEGAL SERVICES	30/06/2014	23,961.17
EF079146	23473	MAX FAIRCLOUGH PHOTOGRAPHY PHOTOGRAPHY SERVICES	30/06/2014	390.00
EF079147	23507	LOCAL GEOTECHNICS GEOTECHNICAL/ANALYTICAL SERVICES	30/06/2014	6,206.20
EF079148	23511	TWIST ENGINEERING IRRIGATION DESIGN & SPECIFICATIONS	30/06/2014	16,238.20

EF079149	23570	A PROUD LANDMARK PTY LTD LANDSCAPE CONTRUCTION SERVICES	30/06/2014	99,188.56
EF079150	23579	DAIMLER TRUCKS PERTH PURCHASE OF NEW TRUCK	30/06/2014	109,893.30
EF079151	23600	IRONBARK SUSTAINABILITY CONSULTANCY SERVICES - ENVIRONMENTAL	30/06/2014	7,176.40
EF079152	23603	AUSTRALIAN CIVIL HAULAGE SOIL/SAND SUPPLIES	30/06/2014	15,414.96
EF079153	23669	WA IVECO PURCHASE OF NEW TRUCKS	30/06/2014	3,399.90
EF079154	23670	LIEBHERR AUSTRALIA PTY LTD SPARE PARTS	30/06/2014	213.40
EF079155	23685	ASTRO SYNTHETIC TURF PTY LTD SITE INSPECTIONS	30/06/2014	5,346.00
EF079156	23730	DELOITTE TOUCHE TOHMATSU AUDITING SERVICES - INTERNAL	30/06/2014	17,773.25
EF079157	23774	CREATIVE WELDING PTY LTD ARTISTIC SUPPLY	30/06/2014	14,960.00
EF079158	23777	WOW WILDERNESS BOOT CLEANING STATION	30/06/2014	185.50
EF079159	23818	AM & IE MUTCH ENGINEERING CONSULTANTS CONSULTANCY SERVICES	30/06/2014	30,800.00
EF079160	23821	TOM HASTE MUSICAL SERVICES	30/06/2014	600.00
EF079161	23822	URIMAT AUSTRALIA PLUMBING SUPPLIES	30/06/2014	547.80
EF079162	23825	PALMYRA REBELS NETBALL CLUB REGISTRATION FEES	30/06/2014	195.00
EF079163	23849	JCB CONSTRUCTION EQUIPMENT AUSTRALIA PLANT/MACHINERY	30/06/2014	745.04
EF079164	23858	SPECIALISED SECURITY SHREDDING DOCUMENT DESTRUCTION SERVICES	30/06/2014	21.68
EF079165	23929	ANTIQUITEA HIRE-FUNCTION EQUIPMENT	30/06/2014	1,570.00
EF079166	23971	FIND WISE LOCATION SERVICES LOCATING SERVICES - UNDERGROUND	30/06/2014	10,227.25
EF079167	24035	NEXT POWER RENEWABLE ENERGY	30/06/2014	1,320.00
EF079168	24036	MULTI SWEEP PTY LTD (WA) SWEEPING SERVICES	30/06/2014	2,408.20
EF079169	24038	ASHLEY GROUP PTY LTD CCTV	30/06/2014	10,602.57
EF079170	24056	KATHERINE DONEGAN EXERCISE PHYSIOLOGY	30/06/2014	400.00
EF079171	24160	WILDTHINGS ANIMAL CONTROL SOLUTIONS FERAL ANIMAL CONTROL SERVICES	30/06/2014	3,120.22
EF079172	24161	THE HIDDEN PANTRY CATERING SERVICES	30/06/2014	590.93
EF079173	24183	WELLARD GLASS GLASS REPAIR SERVICES	30/06/2014	1,057.10
EF079174	24185	HIPPY BELLY DANCE TRAINING SERVICES - DANCE CLASSES	30/06/2014	260.00
EF079175	24186	ELAN ENERGY MANAGEMENT PTY LTD RECYCLING SERVICES - TYRES	30/06/2014	362.56
EF079176	24195	PAYNE'S WINDOW CLEANING AND SERVICES WINDOW CLEANING SERVICES	30/06/2014	7,374.24
EF079177	24298	TANKS FOR HIRE EQUIPMENT HIRE	30/06/2014	544.50
EF079178	24432	TERRA WINES PTY LTD LIQUOR SUPPLIES	30/06/2014	1,051.48
EF079179	24444	ROSEMARY ALLAN	30/06/2014	360.00

WORKSHOPS

EF079180	24506	AMARANTI'S PERSONAL TRAINING PERSONAL TRAINING SERVICES	30/06/2014	300.00
EF079181	24513	FREMANTLE MEDICARE LOCAL LTD REIMBURSEMENT	30/06/2014	1,851.00
EF079182	24524	CALO HEALTH HEARTMOVE CLASSES	30/06/2014	1,785.00
EF079183	24527	AUSTRALIAN ASSOCIATION FOR ENVIRONMENTAL EDUCATION COURSE REGISTRATION	30/06/2014	12,499.99
EF079184	24557	AVELING CONSULTANCY SERVICES	30/06/2014	1,105.00
EF079185	24558	MACQUARIE BANK LIMITED LEASE REPAYMENT	30/06/2014	9,083.27
EF079186	24594	THE GREEN ROOM CREATIVE PTY LTD GRAPHIC DESIGN SERVICES	30/06/2014	308.00
EF079187	24595	CONTEMPORARY IMAGE PHOTOGRAPHY PTY LTD PHOTOGRAPHY SERVICES	30/06/2014	1,331.00
EF079188	24599	POOLWERX SPEARWOOD ANALYTICAL SERVICES	30/06/2014	1,500.95
EF079189	24643	BIBLIOTHECA RFID LIBRARY SYSTEMS AUSTRALIA PTY LTD PURCHASE OF LIBRARY TAGS	30/06/2014	2,398.00
EF079190	24655	AUTOMASTERS SPEARWOOD VEHICLE SERVICING	30/06/2014	195.00
EF079191	24665	IRON MOUNTAIN AUSTRALIA DATA STORAGE SERVICES	30/06/2014	493.85
EF079192	24717	DOWN UNDER SIGNS SIGNAGE SERVICES	30/06/2014	2,915.00
EF079193	24734	MYRIAD IMAGES PHOTOGRAPHY SERVICES	30/06/2014	852.50
EF079194	24748	PEARMANS ELECTRICAL & MECHANICAL SERVICES P/L ELECTRICAL SERVICES	30/06/2014	7,007.04
EF079195	24805	KAREN WOOLHEAD DANCING CLASSES	30/06/2014	800.00
EF079196	24860	BREAKERS NETBALL CLUB REGISTRATION FEES	30/06/2014	400.00
EF079197	24880	SIMON MARCHMENT SALE OF ART WORK - SHOW OFF EXHIBITION	30/06/2014	200.00
EF079198	24886	A NATURAL SELF ENTERTAINMENT SUPPLIES	30/06/2014	432.00
EF079199	24889	PEEL RDA KIDSPORT	30/06/2014	600.00
EF079200	24945	NS PROJECTS PTY LTD PROJECT MANAGEMENT SERVICES	30/06/2014	16,500.00
EF079201	24946	WT PARTNERSHIP QUANTITY SURVEYING SERVICES	30/06/2014	38,500.00
EF079202	24949	BITUMEN SURFACING BITUMEN SUPPLIES	30/06/2014	1,023.00
EF079203	24954	FREMANTLE FURY NETBALL CLUB REGISTRATION FEES	30/06/2014	200.00
EF079204	24959	PERTH TEMPORARY AIRBRUSH TATTOOS ENTERTAINMENT SERVICES	30/06/2014	1,300.00
EF079205	24973	BLUESTONE RECRUITMENT TEMPORARY PERSONNEL SERVICES	30/06/2014	83,513.36
EF079206	24974	SCOTT PRINT PRINTING SERVICES	30/06/2014	21,222.30
EF079207	24976	SNAP PRINTING - COCKBURN CENTRAL PRINTING SERVICES	30/06/2014	2,706.50
EF079208	24981	DALMATINAC NETBALL CLUB REGISTRATION FEES	30/06/2014	200.00
EF079209	25002	BRAIN AMBULANCE MENTAL HEALTH EDUCATION EDUCATION SERVICES	30/06/2014	1,150.00

EF079210	25061	RMRI AUSTRALIA PTY LTD CONSULTANCY SERVICES	30/06/2014	8,882.50
EF079211	25063	SUPERIOR PAK PTY LTD VEHICLE MAINTENANCE	30/06/2014	249.45
EF079212	25072	SANPRO CONSTRUCTION PTY LTD CONSTRUCTION SERVICES	30/06/2014	73,946.11
EF079213	25074	BMT OCEANICA PTY LTD CONSULTANCY SERVICES - ENVIRONMENTAL	30/06/2014	14,786.48
EF079214	25102	FREMANTLE MOBILE WELDING WELDING SERVICES	30/06/2014	462.00
EF079215	25115	FIIG INVESTMENT MANAGEMENT SERVICES	30/06/2014	2,750.00
EF079216	25121	IMAGESOURCE DIGITAL SOLUTIONS BILLBOARDS	30/06/2014	2,902.35
EF079217	25128	HORIZON WEST LANDSCAPE & IRRIGATION P/L LANDSCAPING SERVICES	30/06/2014	2,472.13
EF079218	25158	MPIRE SECURITY SECURITY SERVICES	30/06/2014	5,588.30
EF079219	25190	GARBOLOGIE MATTRESS RECYCLING	30/06/2014	3,168.88
EF079220	25262	SANDOVER PINDER ARCHITECTS ARCHITECTURAL SERVICES	30/06/2014	222,535.94
EF079221	25263	SYSTEM MAINTENANCE SEWERAGE PUMP MAINTENANCE	30/06/2014	388.33
EF079222	25290	KENNEDYS TREE S TREE MAINTENANCE	30/06/2014	14,520.00
EF079223	25291	STARWEST PARTY HIRE PARTY HIRE	30/06/2014	404.00
EF079224	25324	MOVE SAFE TRAINING SERVICES	30/06/2014	726.00
EF079225	25325	NATSALES ADVERTISING PTY LTD ADVERTISING RESKIN OF STREET BINS	30/06/2014	2,310.00
EF079226	25335	JAXON PTY LTD BUILDING CONSTRUCTION SERVICES	30/06/2014	2,650,254.20
EF079227	25350	SILVERFERN IT CONSULTANCY SERVICES	30/06/2014	20,361.00
EF079228	25372	WEST CYCLE BIKE SKILLS	30/06/2014	5,990.00
EF079229	25406	GRIFFITH GREEN ELECTRICS ELECTRICAL SERVICES	30/06/2014	1,600.00
EF079230	25415	JANDAKOT STOCK & PET SUPPLIES PET SUPPLIES	30/06/2014	148.95
EF079231	25418	CS LEGAL LEGAL SERVICES	30/06/2014	19,146.84
EF079232	25539	BROWN CONSULTING (VIC) PTY LTD CONSULTANCY SERVICES	30/06/2014	24,508.00
EF079233	25540	JOHN MASSEY GROUP PTY LTD BUILDING SURVEYING SERVICES	30/06/2014	7,700.00
EF079234	25573	BLUE NUDE ANIMATION DESIGN SERVICES	30/06/2014	6,556.00
EF079235	25575	ROUGHCOPY GRAPHIC DESIGN SERVICES	30/06/2014	3,400.00
EF079236	25588	CIVCO MINING SERVICES PTY LTD PLANT / EQUIPMENT HIRE	30/06/2014	14,228.50
EF079237	25644	DYMOCKS GARDEN CITY PURCHASE OF BOOKS	30/06/2014	13,407.11
EF079238	25645	YELAKITJ MOORT NYUNGAR ASSOCIATION INC WELCOME TO THE COUNTRY PERFORMANCES	30/06/2014	300.00
EF079239	25652	JUST A BUNCH FLOWER ARRANGEMENTS	30/06/2014	2,397.00
EF079240	25670	WARREN GREEN CONSULTING	30/06/2014	5,456.00

		CONSULTANCY SERVICES		
EF079241	25672	SOUTH AFRICAN GOSPEL CHOIR	30/06/2014	500.00
		ENTERTAINMENT SERVICES		
EF079242	25675	SOCIAL SAY	30/06/2014	1,210.00
		CONSULTANCY SERVICES		
EF079243	25708	AMGROW PTY LTD	30/06/2014	231.00
		BLACK UREA 20KG		
EF079244	25710	DIVALICIOUS OPERA	30/06/2014	3,000.00
		ENTERTAINMENT SERVICES		
EF079245	25713	DISCUS ON DEMAND	30/06/2014	913.00
		PRINTING SERVICES		
EF079246	25720	SOUTH WESTERN SYDNEY MEDICARE LOCAL	30/06/2014	913.00
		PURCHASE OF MANUALS		
EF079247	25733	MIRACLE RECREATION EQUIPMENT	30/06/2014	33,473.00
		PLAYGROUND REPAIRS		
EF079248	25736	EMERGE ASSOCIATES	30/06/2014	18,744.00
		CONSULTANCY SERVICES		
EF079249	25737	DATABASE CONSULTANTS AUSTRALIA	30/06/2014	14,795.00
		CONSULTANCY SERVICES		
EF079250	25747	JONATHAN LAKE ARCHITECTS	30/06/2014	5,000.00
		ARCHITECT		
EF079251	25805	3103 COMMUNICATIONS	30/06/2014	246.00
		COMMUNICATION SERVICES		
EF079252	25822	MERCURY SEARCH AND SELECTION PTY LTD	30/06/2014	76.78
		EMPLOYEE CHECK		
EF079253	25823	ENIGIN WESTERN AUSTRALIA	30/06/2014	23,111.00
		ELECTRICITY SUPPLY		
EF079254	25833	POST	30/06/2014	15,674.00
		DESIGN CONSULTANCY		
EF079255	25869	GOSNELLS CITY FOOTBALL, SPORTING & SOCIAL CLUB INC	30/06/2014	200.00
		REGISTRATION FEES - KIDSPORT		
EF079256	25874	BRIGHTSKY AUSTRALIA	30/06/2014	2,171.40
		HEALTHCARE PRODUCTS		
EF079257	25875	COOGEE PLUMBING SERVICES	30/06/2014	16,931.31
		PLUMBING SERVICES		
EF079258	25880	BRIANDY SERVICES PTY LTD	30/06/2014	3,850.00
		NERO CELL SYSTEM INSTALLATION		
EF079259	25886	MARK PARKINSON	30/06/2014	450.00
		ARTWORK		
EF079260	25890	PAULA SILBERT ARTS CONSULTANCY	30/06/2014	5,500.00
		ARTS CONSULTANCY		
EF079261	25896	MERCHANDISING LIBRARIES	30/06/2014	1,492.37
		SHELF DIVIDING SIGNS		
EF079262	25897	COMMON GROUND TRAILS PTY LTD	30/06/2014	5,390.00
		MASTER PLANNING BIKE STRATERGY		
EF079263	25898	SAFE4KIDS	30/06/2014	847.00
		PARENT WORKSHOP		
EF079264	25952	CUTTING EDGES	30/06/2014	3,673.23
		PARTS - NUTS & BOLTS		
EF079265	25973	MRGTV	30/06/2014	5,500.00
		VIDEO FOOTAGE - SPONSORSHIP		
EF079266	11794	SYNERGY	30/06/2014	302,152.58
		ELECTRICITY USAGE/SUPPLIES		
EF079267	12025	TELSTRA CORPORATION	30/06/2014	27,891.47
		COMMUNICATIONS SERVICES		
EF079268	25096	TECHNICAL RECIPES LTD	30/06/2014	2,500.00
		CONSULTANCY SERVICES		
EF079269	11436	SOUTHWELL PRIMARY SCHOOL	30/06/2014	550.00
		GRANTS & DONATIONS		
EF079270	22778	DYLAN HUTCHINS	30/06/2014	400.00
		JUNIOR TRAVEL ASSISTANCE		

EF079271	23540	JAXON EWE-EDMONDS JUNIOR TRAVEL ASSISTANCE	30/06/2014	400.00
EF079272	23950	LARA ZIMDAHL JUNIOR SPORT TRAVEL ASSISTANCE	30/06/2014	400.00
EF079273	23953	JOHN CHEGWIDDEN JUNIOR TRAVEL ASSISTANCE	30/06/2014	400.00
EF079274	24397	JACOB DRAGOVICH JUNIOR TRAVEL ASSISTANCE	30/06/2014	400.00
EF079275	24988	RAFAEL CIPRIANO JUNIOR TRAVEL ASSISTANCE	30/06/2014	400.00
EF079276	24989	HARRY HAFFENDEN JUNIOR TRAVEL ASSISTANCE	30/06/2014	400.00
EF079277	24991	RHYS PELLICCIONE JUNIOR TRAVEL ASSISTANCE	30/06/2014	400.00
EF079278	25082	KATRINA TINSON JUNIOR TRAVEL ASSISTANCE	30/06/2014	400.00
EF079279	25300	ZACHARY NEWTON JUNIOR SPORT TRAVEL ASSISTANCE	30/06/2014	400.00
EF079280	25976	CHRISTINE ENRIGHT DOG REGISTRATION REFUND	30/06/2014	57.00
EF079281	25977	GLENN SMITH CROSS OVER CONTRIBUTION	30/06/2014	300.00
EF079282	25978	JENNIFER MEYERS-SLUGGETT BIRD BATH REBATE	30/06/2014	37.50
EF079283	25979	TEREENA GOODWIN BIRD BATH REBATE	30/06/2014	49.50
EF079284	25980	SONDRA NOONAN BIRD BATH REBATE	30/06/2014	37.50
EF079285	25982	J & T BOYCE CAT STERILISATION REFUND	30/06/2014	100.00
EF079286	25984	MEGAN MUNNS DOG REGISTRATION REFUND	30/06/2014	57.00
EF079287	25985	AMANDA PAHL DOG REGISTRATION REFUND	30/06/2014	20.00
EF079288	25986	RUSHDIEN ROSS DOG REGISTRATION REFUND	30/06/2014	77.50
EF079289	25990	MEGAN EVERITT JUNIOR SPORT TRAVEL ASSISTANCE	30/06/2014	400.00
EF079290	25991	TAYLA RICETTI JUNIOR SPORT TRAVEL ASSISTANCE	30/06/2014	400.00
EF079291	25992	SCOTT GASKIN JUNIOR SPORT TRAVEL ASSISTANCE	30/06/2014	400.00
EF079292	25993	ISOBELLE MCCRAKAN JUNIOR SPORT TRAVEL ASSISTANCE	30/06/2014	400.00
EF079293	25994	JAMAL YUSOF JUNIOR SPORT TRAVEL ASSISTANCE	30/06/2014	400.00
EF079294	25995	THOMAS HARVEY JUNIOR SPORT TRAVEL ASSISTANCE	30/06/2014	400.00
EF079295	25996	ISABEL LONGBOTTOM JUNIOR SPORT TRAVEL ASSISTANCE	30/06/2014	400.00
EF079296	25997	DAVID JOHN JUNIOR SPORT TRAVEL ASSISTANCE	30/06/2014	400.00
EF079297	25998	ROBERT KERR JUNIOR SPORT TRAVEL ASSISTANCE	30/06/2014	400.00
EF079298	25999	JAYDEN CLARK JUNIOR SPORT TRAVEL ASSISTANCE	30/06/2014	400.00
EF079299	26000	JAYDEN MITCHELL JUNIOR SPORT TRAVEL ASSISTANCE	30/06/2014	400.00
EF079300	26001	BENJAMIN DREW JUNIOR SPORT TRAVEL ASSISTANCE	30/06/2014	400.00
EF079301	26002	RUBY BENN	30/06/2014	400.00

		JUNIOR SPORT TRAVEL ASSISTANCE		
EF079302	26003	MADISON LEARMONT	30/06/2014	400.00
		JUNIOR SPORT TRAVEL ASSISTANCE		
EF079303	26004	REGAN WARD	30/06/2014	400.00
		JUNIOR SPORT TRAVEL ASSISTANCE		
EF079304	26005	JACINTA & EYLSE AINSWORTH	30/06/2014	800.00
		JUNIOR SPORT TRAVEL ASSISTANCE		
EF079305	26006	JADE BERGAMASCHI	30/06/2014	400.00
		JUNIOR SPORT TRAVEL ASSISTANCE		
EF079306	26007	TRAVIS ZIMDAHL	30/06/2014	400.00
		JUNIOR SPORT TRAVEL ASSISTANCE		
EF079307	26008	TREY PENI	30/06/2014	400.00
		JUNIOR SPORT TRAVEL ASSISTANCE		
EF079308	26013	DAMIEN MCDOWALL	30/06/2014	1,421.35
		SUMMONS OVERPAYMENT		
EF079309	26014	V F HODGES	30/06/2014	1,281.85
		INTERIM ADJUSTMENT		
EF079310	26015	C F HOU	30/06/2014	1,027.61
		INTERIM ADJUSTMENT		
EF079311	26016	LEANNE ODGERS	30/06/2014	24.99
		BIRD BATH REBATE		
EF079312	26017	GREG HARPER	30/06/2014	50.00
		COMPOST BIN REBATE		
EF079313	26036	XIAO DU & XINRUI LI	30/06/2014	300.00
		CROSSOVER CONTRIBUTION		
EF079314	26037	MICHAEL & JEMMA VAN DONGEN	30/06/2014	300.00
		CROSSOVER CONTRIBUTION		
EF079315	26038	ANDRE IRIKS	30/06/2014	300.00
		CROSSOVER CONTRIBUTION		
EF079316	26039	CARMELA & CALOGERO CANCIGLIA	30/06/2014	300.00
		CROSSOVER CONTRIBUTION		
EF079317	26040	ZHENGLIN JIA	30/06/2014	300.00
		CROSSOVER CONTRIBUTION		
EF079318	26042	CARLA PRIEST	30/06/2014	6,544.63
		RATE REFUND		
EF079319	26044	CHRIS & ANNELIESE STALLEY	30/06/2014	37.50
		BIRD BATH REBATE		
EF079320	26045	KEITH HOLLAND	30/06/2014	17.49
		BIRD BATH REFUND		
026005	13932	ARMAGUARD	4/06/2014	3,178.10
		BANKING SERVICES		
026006	13932	ARMAGUARD	12/06/2014	2,212.40
		BANKING SERVICES		
026007	13932	ARMAGUARD	19/06/2014	3,888.40
		BANKING SERVICES		
026008	10589	FINES ENFORCEMENT REGISTRY	17/06/2014	1,591.00
		FINES ENFORCEMENT FEES		
026009	13932	ARMAGUARD	25/06/2014	3,066.55
		BANKING SERVICES		
026010	10747	IINET LIMITED	30/06/2014	499.65
		INTERNET SERVICES		
026011	19543	THE PLANT SUPPLY COMPANY	30/06/2014	572.00
		PLANTS		
026012	25586	ENVIROVAP	30/06/2014	15,702.50
		HIRE OF LEACHATE UNITS		
026013	25730	KIM POTTER	30/06/2014	1,000.00
		GARDENING SERVICES		
026014	10047	ALINTA ENERGY	30/06/2014	75.65
		GAS SUPPLIES		
026015	11758	WATER CORP	30/06/2014	7,584.58
		WATER USAGE SUPPLIES		

026016	17885	MTJ & RC ANDRES RATES REFUND	30/06/2014	397.15
026017	22788	B & L WRIGHT RATES REFUND	30/06/2014	637.40
026018	25701	TOKAY DEVELOPMENTS PTY LTD SETTLEMENT	30/06/2014	379.58
026019	25908	JGQ DEVELOPMENTS INTERIM ADJUSTMENT	30/06/2014	1,718.78
026020	26009	VALERIE HENDRICKS SETTLEMENT	30/06/2014	118.08
026021	26010	JOHN WILLIAM ARMISTEAD SETTLEMENT	30/06/2014	325.06
026022	26011	CHERYL & ANDREW MARTIN PENSION REBATE	30/06/2014	58.28
026023	26012	A SCOTHERN SETTLEMENT	30/06/2014	389.89
026024	26043	TL BROWN & MK CHURCHMAN RATES REFUND	30/06/2014	447.00

ADD RETENTION HELD

NIL

LESS PRIOR PERIOD CANCELLED CHEQUES/EFTS

025438	Catanzaro Crescenzo	-610.00
026000	Helen Van Der Wielen & Kyle J Flugge	-802.27
EF077114	The Environmental Printing Company	-1,430.00
EF077679	PharmAust Manufacturing Pty Ltd	-168.99
EF077754	TattooAds	-1,188.00
EF077982	Trainingship Cockburn Navy Cadets	-200.00
EF078077	Constable Care Child Safety Foundation	-12,000.00
EF078135	Osborne Park Commercial	-1,235.30
EF078273	Harvey Norman O'Connor	-1,437.00
EF078304	Accidental First Aid Supplies	-455.83
EF078326	Instant Products Group	-1,345.74
EF078403	Air Receiver Inspection Services	-805.75
EF078539	Searle Consulting Pty Ltd	-880.00
EF078577	Elwyn Parker	-15.00

TOTAL

13,633,420.4

TOTAL AS PER AP SOURCE 14GLACT9991000

- 13,633,420.40

TOTAL AS PER TR SOURCE 14GLACT9991000

- 13,633,420.40

ADDITIONAL DIRECT PAYMENTS

BANK FEES

MERCHANT FEES COC	-
MERCHANT FEES SLIC	-
MERCHANT FEES VARIOUS OUT CENTRES	-
NATIONAL BPAY CHARGE	1,127.84
RTGS/ACLR FEE	2.50
NAB TRANSACT FEE	462.55
	1,592.89

FAMILY DAY CARE AND IN HOME CARE PAYMENTS

FDC PAYMENTS	24,473.73
IHC PAYMENTS	56,357.46
	80,831.19

PAYROLL TRANSACTIONS

COC 11/06/14	CITY OF COCKBURN 042958	619.34
COC 05/06/14	CITY OF COCKBURN 042958	651.14
COC 10/06/14	CITY OF COCKBURN 042958	2,575.66
COC 13/06/14	CITY OF COCKBURN 042958	5,253.31

COC 06/06/14	CITY OF COCKBURN 042958	5,481.05
COC 17/06/14	CITY OF COCKBURN 042958	1,047,145.04
COC 22/05/14	CITY OF COCKBURN 042958	263.19
COC 03/06/14	CITY OF COCKBURN 042958	1,377.27
COC 03/06/14	CITY OF COCKBURN 042958	2,239.56
COC 30/05/14	CITY OF COCKBURN 042958	1,377.27
COC 30/05/14	CITY OF COCKBURN 042958	2,239.56
COC 03/06/14	CITY OF COCKBURN 042958	1,009,413.81

2,078,636.20

CREDIT CARD PAYMENTS

CBA CREDIT CARD PAYMENT	48,324.65
	48,324.65

TOTAL PAYMENTS FOR JUNE

2,209,384.93

PAYMENT SUMMARY

CHEQUE PAYMENTS

CHQ026005 – CHQ026024

CANCELLED PAYMENTS

025438, 026000

ELECTRONIC FUNDS TRANSFER PAYMENT

EF078633 – EF079320

STATEMENT OF FINANCIAL ACTIVITY

OCM 14/8/2014 Item 15.2 - Attach 1

for the period ended 30 June 2014

	Actuals	YTD Revised Budget	Variance to YTD Budget	\$ Variance to YTD Budget		Revised Budget	Adopted Budget
	\$	\$	%	\$		\$	\$
Operating Revenue							
Governance	67,953,974	66,374,953	2%	1,579,022 ✓		66,374,953	67,587,336
Financial Services	928,597	908,954	2%	19,643		908,954	684,954
Information Services	9,200	3,706	148%	5,494		3,706	3,706
Human Resource Management	328,005	133,789	145%	194,216 ✓		133,789	133,789
Library Services	48,670	49,532	-2%	(862)		49,532	49,532
Community Services	7,381,136	7,067,161	4%	313,976 ✓		7,067,161	6,898,253
Human Services	6,724,161	6,550,099	3%	174,062 ✓		6,550,099	6,414,360
Corporate Communications	39,648	32,736	21%	6,912		32,736	12,736
Development Services	3,905,873	3,607,880	8%	297,993 ✓		3,607,880	3,310,270
Planning Services	1,482,239	1,329,514	11%	152,725 ✓		1,329,514	1,279,514
Waste Services	29,903,875	31,710,988	-6%	(1,807,113) ✗		31,710,988	36,102,121
Parks & Environmental Services	95,303	27,963	241%	67,340		27,963	6,963
Engineering Services	387,256	208,988	85%	178,268 ✓		208,988	208,988
Infrastructure Services	199,341	158,304	26%	41,037		158,304	8,304
	119,387,278	118,164,566	1%	1,222,712		118,164,566	122,700,826
Less: Restricted Grants & Contributions b/fwd	-	-	0%	-		-	-
Total Operating Revenue	119,387,278	118,164,566	1%	1,222,712		118,164,566	122,700,826
Operating Expenditure							
Governance	(4,252,711)	(4,920,221)	-14%	667,510 ✓		(4,920,221)	(4,942,112)
Financial Services	(5,734,039)	(5,810,194)	-1%	76,155		(5,810,194)	(5,287,789)
Information Services	(4,189,892)	(4,538,217)	-8%	348,325 ✓		(4,538,217)	(4,126,942)
Human Resource Management	(2,204,429)	(2,253,541)	-2%	49,112		(2,253,541)	(2,221,344)
Library Services	(2,691,884)	(2,794,948)	-4%	103,064 ✓		(2,794,948)	(2,778,074)
Community Services	(8,941,364)	(9,499,789)	-6%	558,425 ✓		(9,499,789)	(9,087,564)
Human Services	(7,826,286)	(8,166,557)	-4%	340,272 ✓		(8,166,557)	(7,582,097)
Corporate Communications	(2,513,590)	(2,642,893)	-5%	129,303 ✓		(2,642,893)	(2,592,517)
Development Services	(4,510,225)	(4,928,718)	-8%	418,493 ✓		(4,928,718)	(4,681,677)
Planning Services	(2,341,551)	(1,758,929)	33%	(582,623) ✗		(1,758,929)	(1,454,445)
Waste Services	(17,337,426)	(17,834,246)	-3%	496,820 ✓		(17,834,246)	(19,937,008)
Parks & Environmental Services	(11,274,247)	(10,768,912)	5%	(505,335) ✗		(10,768,912)	(10,482,547)
Engineering Services	(7,302,353)	(7,578,222)	-4%	275,870 ✓		(7,578,222)	(7,578,222)
Infrastructure Services	(8,340,202)	(7,909,357)	5%	(430,845) ✗		(7,909,357)	(7,681,404)
	(89,460,197)	(91,404,742)	-2%	1,944,545		(91,404,742)	(90,433,743)

STATEMENT OF FINANCIAL ACTIVITY

for the period ended 30 June 2014

	Actuals	YTD Revised Budget	Variance to YTD Budget	\$ Variance to YTD Budget	Revised Budget	Adopted Budget
	\$	\$	%	\$	\$	\$
Less: Net Internal Recharging	3,030,168	3,090,592	-2%	(60,423)	3,090,592	3,085,871
Add: Reverse Impairment Charge - Investments	-	-	0%	-	-	-
Add: Depreciation on Non-Current Assets						
Computer & Electronic Equip	(153,966)	(140,256)	10%	(13,710)	(140,256)	(140,256)
Furniture & Equipment	(163,399)	(163,668)	0%	269	(163,668)	(163,668)
Plant & Machinery	(2,956,601)	(3,236,760)	-9%	280,159 ✓	(3,236,760)	(3,236,760)
Buildings	(3,281,453)	(3,943,239)	-17%	661,786 ✓	(3,943,239)	(3,943,239)
Roads	(8,992,388)	(9,283,992)	-3%	291,604 ✓	(9,283,992)	(9,283,992)
Drainage	(2,175,046)	(2,253,252)	-3%	78,206	(2,253,252)	(2,253,252)
Footpaths	(1,103,009)	(1,118,532)	-1%	15,523	(1,118,532)	(1,118,532)
Parks Equipment	(3,058,972)	(2,066,748)	48%	(992,224) ✗	(2,066,748)	(2,066,748)
	(21,884,834)	(22,206,447)	-1%	321,613	(22,206,447)	(22,206,447)
Total Operating Expenditure	(108,314,863)	(110,520,598)	-2%	2,205,735	(110,520,598)	(109,554,318)
Change in Net Assets Resulting from Operations	11,072,415	7,643,969	45%	3,428,447	7,643,969	13,146,507
Non-Operating Activities						
Profit/(Loss) on Assets Disposal						
Plant & Machinery	361,250	(416,641)	-187%	777,891 ✓	(416,641)	(627,141)
Freehold Land	1,205,734	5,146,427	-77%	(3,940,693) ✗	5,146,427	2,783,700
Furniture & Office Equipment	(6,165)	-	0%	(6,165)	-	-
Buildings	-	-	0%	-	-	-
	1,560,819	4,729,786	-67%	(3,168,967)	4,729,786	2,156,559
Less: Movement in Joint Venture	-	-			-	-
Less: Underground Power Infrastructure Contribution	(594,426)	(595,000)	0%	574	(595,000)	(1,040,000)
Asset Acquisitions						
Land and Buildings	(27,358,874)	(36,167,593)	-24%	8,808,718 ✓	(36,167,593)	(25,506,000)
Infrastructure Assets	(12,682,310)	(26,864,889)	-53%	14,182,579 ✓	(26,864,889)	(17,598,224)
Plant and Machinery	(2,511,927)	(4,393,413)	-43%	1,881,486 ✓	(4,393,413)	(3,899,500)
Furniture and Equipment	(20,758)	(137,800)	-85%	117,042 ✓	(137,800)	(139,000)
Computer Equipment	(733,348)	(1,518,915)	-52%	785,567 ✓	(1,518,915)	(540,000)
Note 1.	(43,307,217)	(69,082,610)	-37%	25,775,393	(69,082,610)	(47,682,724)
Add: Transfer to Reserves	(48,650,441)	(45,840,580)	6%	(2,809,861) ✗	(45,840,580)	(33,226,292)
	(79,918,850)	(103,144,436)	-23%	23,225,586	(103,144,436)	(66,645,950)

STATEMENT OF FINANCIAL ACTIVITY

for the period ended 30 June 2014

	Actuals	YTD Revised Budget	Variance to YTD Budget	\$ Variance to YTD Budget	Revised Budget	Adopted Budget
	\$	\$	%	\$	\$	\$
Add Funding from						
Grants & Contributions - Asset Development	14,442,091	9,262,872	56%	5,179,218 ✓	9,262,872	5,629,495
Less: held in restricted funds from prior years	4,939	-	0%	4,939	-	-
Proceeds on Sale of Assets	4,371,494	8,580,727	-49%	(4,209,233) ✗	8,580,727	6,007,500
Reserves	38,615,336	52,416,940	-26%	(13,801,604) ✗	52,416,940	36,284,216
Loan Funds Raised	-	-	0%	-	-	-
Contributed Developer Assets	-	-	0%	-	-	-
	(22,484,990)	(32,883,897)	-32%	10,398,907	(32,883,897)	(18,724,739)
Less: Transfer from Reserves - Impaired Investments	-	-	0%	-	-	-
Non-Cash/Non-Current Item Adjustments						
Depreciation on Assets	21,884,834	22,206,447	-1%	(321,613) ✗	22,206,447	22,206,447
Profit/(Loss) on Assets Disposal	(1,560,819)	(4,729,786)	-67%	3,168,967 ✓	(4,729,786)	(2,156,559)
Loan Repayments	(1,313,314)	(1,325,149)	-1%	11,835	(1,325,149)	(1,325,149)
Joint Venture Investment	-	-	0%	-	-	-
Non-Current Accrued Debtors	-	-	0%	-	-	-
Non-Current Leave Provisions	48,868	-	0%	48,868	-	-
Net Change in Restricted/Committed Cash	6,276,430	6,281,369	0%	(4,939)	6,281,369	-
Deferred Pensioners Adjustment	-	-	0%	-	-	-
	2,851,009	(10,451,016)	-127%	13,302,025	(10,451,016)	0
Opening Funds	11,247,256	11,247,256	0%	(0)	11,247,256	-
Closing Funds	Note 2, 3.	14,098,265	796,241	13,302,024	796,241	-
	-	-		-	-	-

Notes to Statement of Financial Activity

Note 1.

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

	Actuals	Commitments at Month End	Commitments & Actuals YTD	YTD Revised Budget	Full Year Revised Budget	Uncommitted at Month End
Assets Classification	\$	\$			\$	\$
Land and Buildings	(27,358,874)	(5,290,992)	(32,649,866)	(36,167,593)	(36,167,593)	3,517,727
Infrastructure Assets	(12,682,310)	(1,820,738)	(14,503,047)	(26,864,889)	(26,864,889)	12,361,842
Plant and Machinery	(2,511,927)	(1,259,880)	(3,771,807)	(4,393,413)	(4,393,413)	621,607
Furniture and Equipment	(20,758)	-	(20,758)	(137,800)	(137,800)	117,042
Computer Equipment	(733,348)	(260,231)	(993,579)	(1,518,915)	(1,518,915)	525,336
	(43,307,217)	(8,631,840)	(51,939,057)	(69,082,610)	(69,082,610)	17,143,553

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	104,866,748	69,615,407	69,615,407	65,409,779
Rates Outstanding	133,799	-	-	-
Rubbish Charges Outstanding	246,371	-	-	-
Sundry Debtors	3,075,345	-	-	-
GST Receivable	1,138,837	-	-	-
Prepayments	535,746	-	-	-
Accrued Debtors	350,741	-	-	-
Stock on Hand	39,421	-	-	-
	110,387,007	69,615,407	69,615,407	65,409,779
Current Liabilities				
Creditors	(7,593,847)	-	-	-
Income Received in Advance	52,856	-	-	-
GST Payable	(246,405)	-	-	-
Withholding Tax Payable	-	-	-	-
Provision for Annual Leave	(2,601,865)	-	-	-
Provision for Long Service Leave	(2,037,437)	-	-	-
	(12,426,698)	-	-	-
Net Current Assets	97,960,309	69,615,407	69,615,407	65,409,779
Add: Non Current Investments	4,357,037	-	-	-
	102,317,346	69,615,407	69,615,407	65,409,779
Less: Restricted/Committed Assets				
Cash Backed Reserves #	(85,411,850)	(68,819,166)	(68,819,166)	(62,309,778)
Deposits & Bonds Liability *	(2,802,292)	-	-	-
Grants & Contributions Unspent *	(4,939)	-	-	(3,100,000)
	14,098,265	796,241	796,241	0
Closing Funds (as per Financial Activity Statement)	14,098,265	796,241	796,241	0

See attached Reserve Fund Statement
* See attached Restricted Funds Analysis
Version: 1, Version Date: 14/03/2016

Note 3.
Amendments to original budget since budget adoption. Surplus/(Deficit)

Ledger	Project/ Activity	Description	Council Resolution	Classification	Non Change (Non Cash Items) Adjust.	Increase in Available Cash	Decrease in Available Cash	Amended budget Running Balance
					\$	\$	\$	\$
		Budget Adoption		Closing Funds Surplus(Deficit)				0
GL	590 to							
GL	595	Adjust SLLC salaries including fixing error in salary level		Operating Expenditure		75,762		75,762
GL	241	Extra income from activity for the first six months		Operating Income		649		76,411
GL	161, 162,							
GL	175	Balancing FESA budget according to its funding		Operating Expenditure		2,568		78,979
OP	628	Adjusting Summer of Fun events according to OCM	OCM July13 17.3	Operating Expenditure			5,175	73,804
OP	9170	Correcting funding for Offset Surf Life Saving Club		Operating Income		23,000		96,804
CW	2075	Adding owners contribution to Crossover Construction project		Operating Income		30,000		126,804
OP	6818	New commercial lease at Orsino Boulevard, North Coogee		Operating Income		5,000		131,804
GL	105	Extra Financial Assistance Grant received		Operating Income		167,547		299,351
GL	165	New income from Cats Legislation		Operating Income		10,000		309,351
		Adjusting carry forward budget by increasing Council admin charge and						
GL	202	workers compensation insurance		Operating Expenditure		6,841		316,192
GL	323	Increase in hire income - Youth Axis Room		Operating Income		2,250		318,442
OP	9470	Grant for Regional Concert		Operating Income		20,000		338,442
				Operating Expenditure &				
Various		Mid-year budget review	OCM 13 Feb 14	Income		165,114		503,556
GL	105	Signage correction for mid-year budget review adjustment		Operating Income		329,130		832,686
			OCM May14					
OP	Various	Grants and donations budget adjustments	13.2	Operating Expenditure			36,445	796,241
				Closing Funds Surplus (Deficit)	0	837,861	41,620	796,241

Statement of Comprehensive Income *by Nature and Type*

for the period ended 30 June 2014

	Actual	Amended YTD Budget	\$ Variance to YTD Budget	Forecast	Amended Budget	Adopted Budget
	\$	\$	\$	\$	\$	\$
OPERATING REVENUE						
01 Rates	58,521,022	57,916,814	604,209	58,521,022	57,916,814	57,916,814
02 Specified Area Rates	271,464	235,000	36,464	271,464	235,000	235,000
05 Fees and Charges	40,692,753	42,291,054	(1,598,301)	40,692,753	42,291,054	46,273,232
06 Service Charges	3,842,864	3,700,000	142,864	3,842,864	3,700,000	3,700,000
10 Grants and Subsidies	8,648,817	7,956,788	692,029	8,648,817	7,956,788	9,046,274
15 Contributions, Donations and Reimbursements	1,231,629	810,619	421,010	1,231,629	810,619	474,614
20 Interest Earnings	6,159,822	5,244,826	914,996	6,159,822	5,244,826	5,044,826
25 Other revenue and Income	18,907	9,466	9,441	18,907	9,466	10,066
Total Operating Revenue	119,387,278	118,164,566	1,222,712	119,387,278	118,164,566	122,700,826
OPERATING EXPENDITURE						
50 Employee Costs - Salaries & Direct Oncosts	(40,946,739)	(40,562,720)	(384,019)	(40,946,739)	(40,562,720)	(40,783,674)
51 Employee Costs - Indirect Oncosts	(691,786)	(955,938)	264,152	(691,786)	(955,938)	(929,483)
55 Materials and Contracts	(34,864,483)	(35,908,802)	1,044,319	(34,864,483)	(35,908,802)	(33,543,022)
65 Utilities	(4,183,613)	(4,404,779)	221,166	(4,183,613)	(4,404,779)	(4,315,599)
70 Interest Expenses	(183,342)	(171,505)	(11,837)	(183,342)	(171,505)	(171,505)
75 Insurances	(2,245,574)	(2,235,067)	(10,507)	(2,245,574)	(2,235,067)	(2,005,067)
80 Other Expenses	(6,344,662)	(7,165,932)	821,270	(6,344,662)	(7,165,932)	(8,685,393)
85 Depreciation on Non Current Assets	(21,884,834)	(22,206,447)	321,613	(21,884,834)	(22,206,447)	(22,206,447)
Add Back: Indirect Costs Allocated to Capital Works	3,030,168	3,090,592	(60,423)	3,030,168	3,090,592	3,085,871
Total Operating Expenditure	(108,314,863)	(110,520,598)	2,205,735	(108,314,863)	(110,520,598)	(109,554,318)
CHANGE IN NET ASSETS RESULTING FROM OPERATING ACTIVITIES	11,072,415	7,643,969	3,428,447	11,072,415	7,643,969	13,146,507
NON-OPERATING ACTIVITIES						
11 Capital Grants & Subsidies	4,378,384	5,276,828	(898,444)	4,378,384	5,276,828	2,081,658
16 Contributions - Asset Development	10,063,707	3,986,044	6,077,663	10,063,707	3,986,044	3,547,837
95 Profit/(Loss) on Sale of Assets	1,560,819	4,729,786	(3,168,967)	1,560,819	4,729,786	2,156,559
57 Acquisition of Crown Land for Roads	-	-	-	-	-	-
58 Underground Power Scheme	(594,426)	(595,000)	574	(594,426)	(595,000)	(1,040,000)
Total Non-Operating Activities	15,408,484	13,397,658	2,010,826	15,408,484	13,397,658	6,746,054
NET RESULT	26,480,899	21,041,627	5,439,273	26,480,899	21,041,627	19,892,561

Notes to Statement of Comprehensive Income

Note 1.

Additional information on main sources of revenue in fees & charges.

	Actual	Amended YTD Budget	Amended Budget	Adopted Budget
	\$	\$	\$	\$
<u>Community Services:</u>				
Recreational Services	613,365	524,136	524,136	524,136
South Lake Leisure Centre	2,807,131	2,992,450	2,992,450	2,941,890
Law and Public Safety	558,364	399,737	399,737	361,346
	3,978,860	3,916,323	3,916,323	3,827,372
<u>Waste Services:</u>				
Waste Collection Services	17,186,691	17,240,000	17,240,000	16,807,430
Waste Disposal Services	12,699,117	14,451,995	14,451,995	19,256,811
	29,885,808	31,691,995	31,691,995	36,064,241
	33,864,668	35,608,318	35,608,318	39,891,613

Note 2.

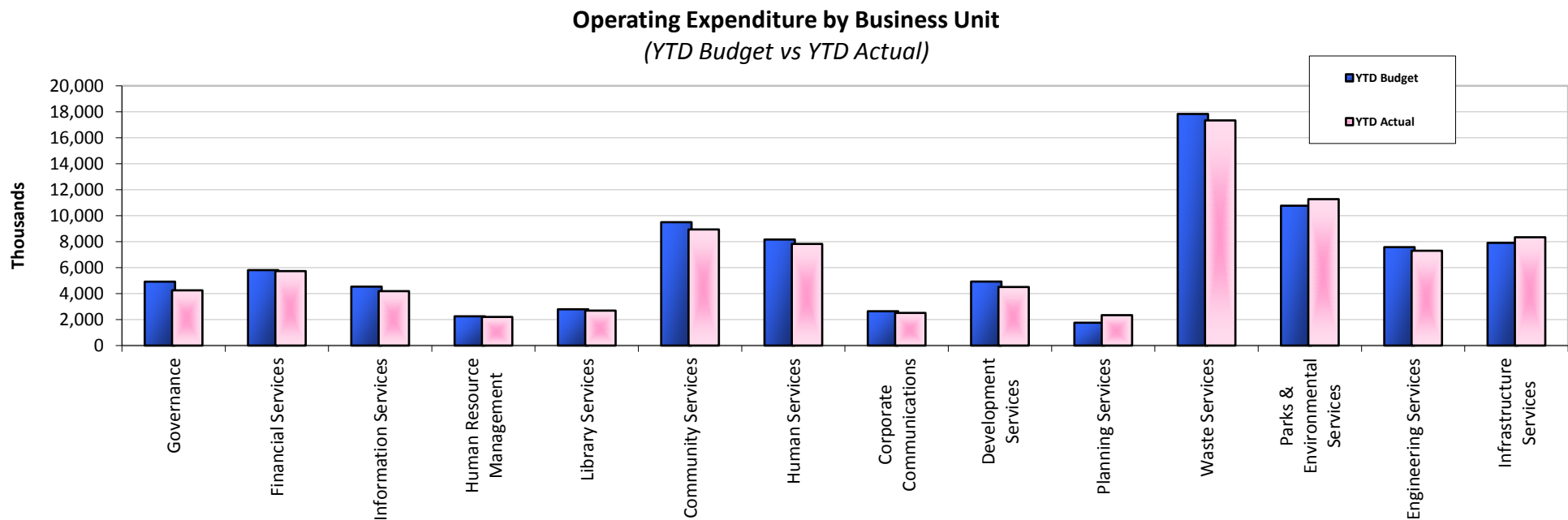
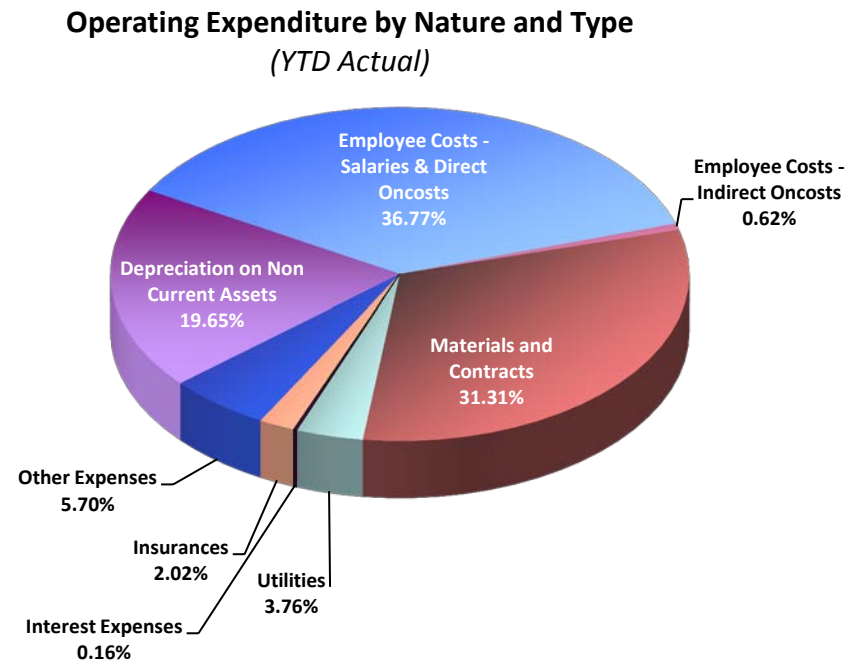
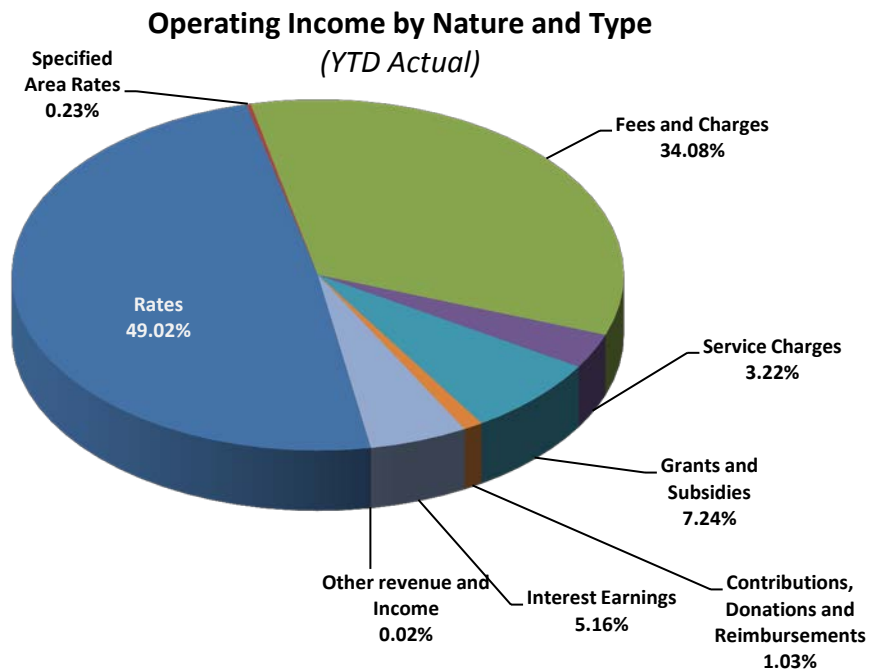
Additional information on Salaries and Direct On-Costs by each Division.

	Actual	Amended YTD Budget	Amended Budget	Adopted Budget
	\$	\$	\$	\$
Executive Division	(1,896,577)	(1,940,610)	(1,940,610)	(2,242,610)
Finance & Corporate Services Division	(6,248,914)	(6,204,163)	(6,204,163)	(6,150,515)
Community Services Division	(12,406,959)	(12,355,981)	(12,355,981)	(12,187,347)
Planning & Development Division	(4,778,994)	(4,602,322)	(4,602,322)	(4,743,558)
Engineering & Works Division	(15,615,295)	(15,459,644)	(15,459,644)	(15,459,644)
	(40,946,739)	(40,562,720)	(40,562,720)	(40,783,674)

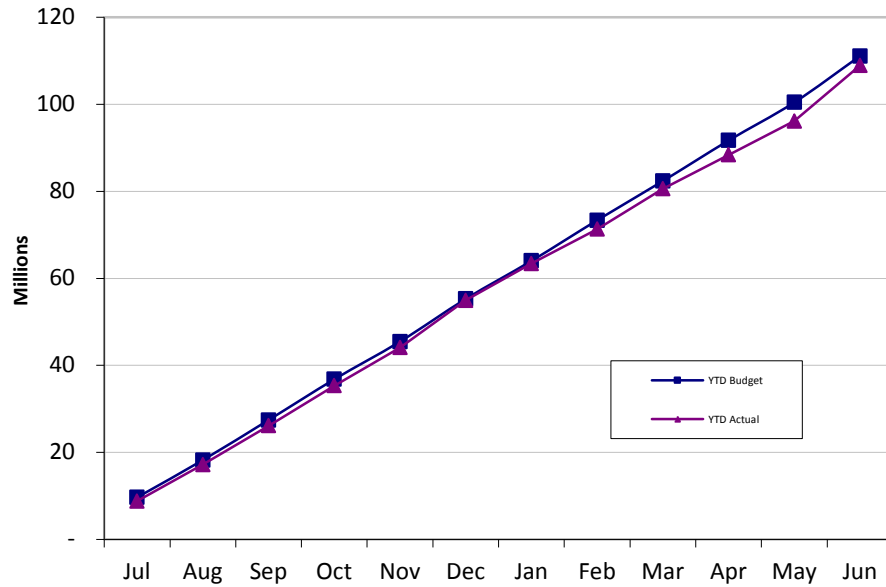
Note 3

Additional information on Materials and Contracts by each Division.

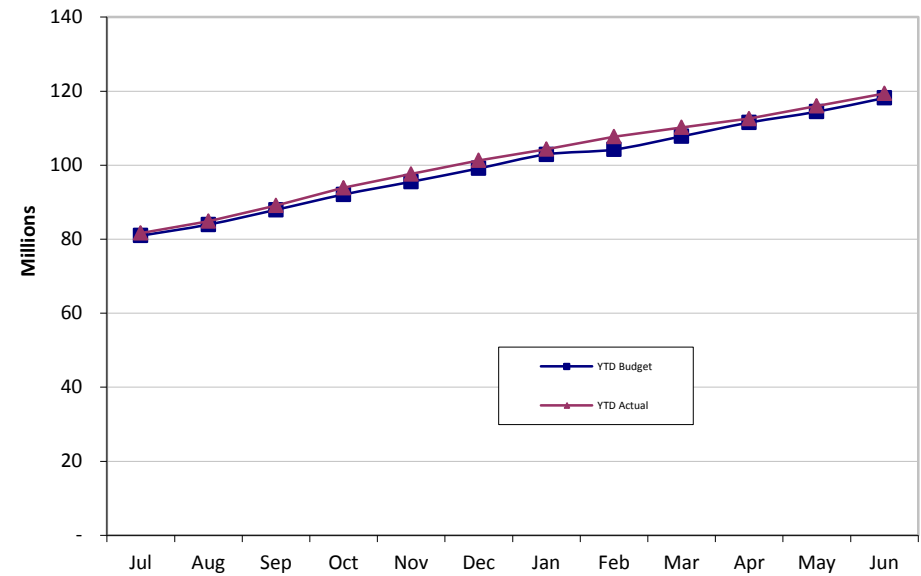
	Actual	Amended YTD Budget	Amended Budget	Adopted Budget
	\$	\$	\$	\$
Executive Division	(1,638,334)	(2,014,625)	(2,014,625)	(1,839,190)
Finance & Corporate Services Division	(2,969,999)	(3,741,486)	(3,741,486)	(3,089,257)
Community Services Division	(7,687,730)	(8,515,090)	(8,515,090)	(7,652,734)
Planning & Development Division	(1,957,553)	(1,974,133)	(1,974,133)	(1,285,508)
Engineering & Works Division	(20,610,867)	(19,663,468)	(19,663,468)	(19,676,332)
Not Applicable	0	0	0	0
	(34,864,483)	(35,908,802)	(35,908,802)	(33,543,022)



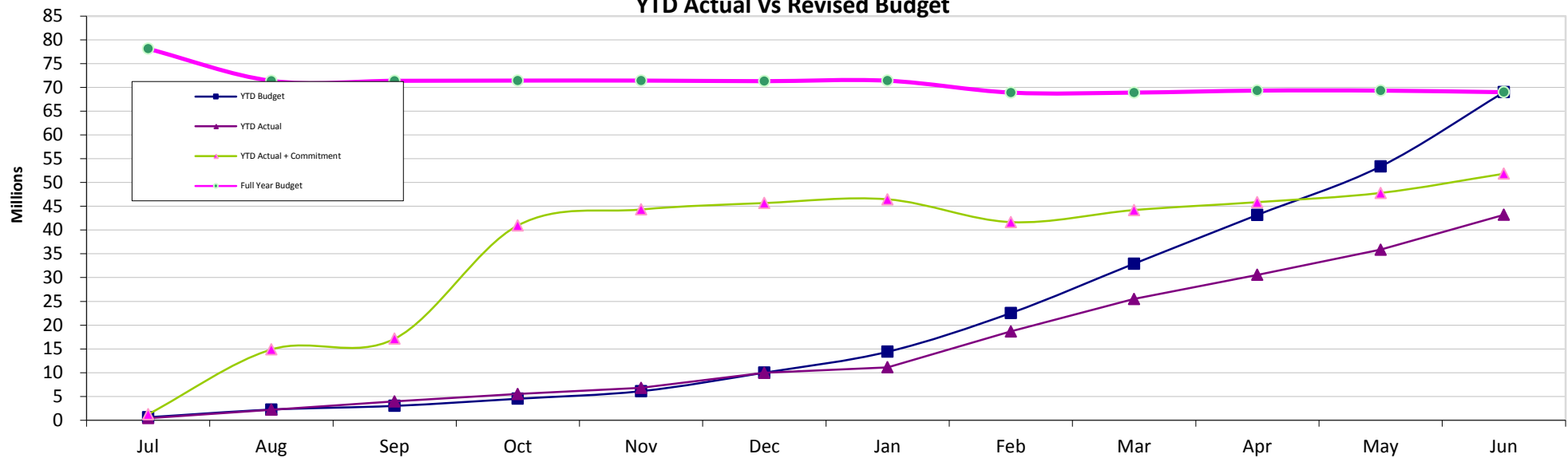
YTD Operating Expenditure Vs YTD Revised Budget



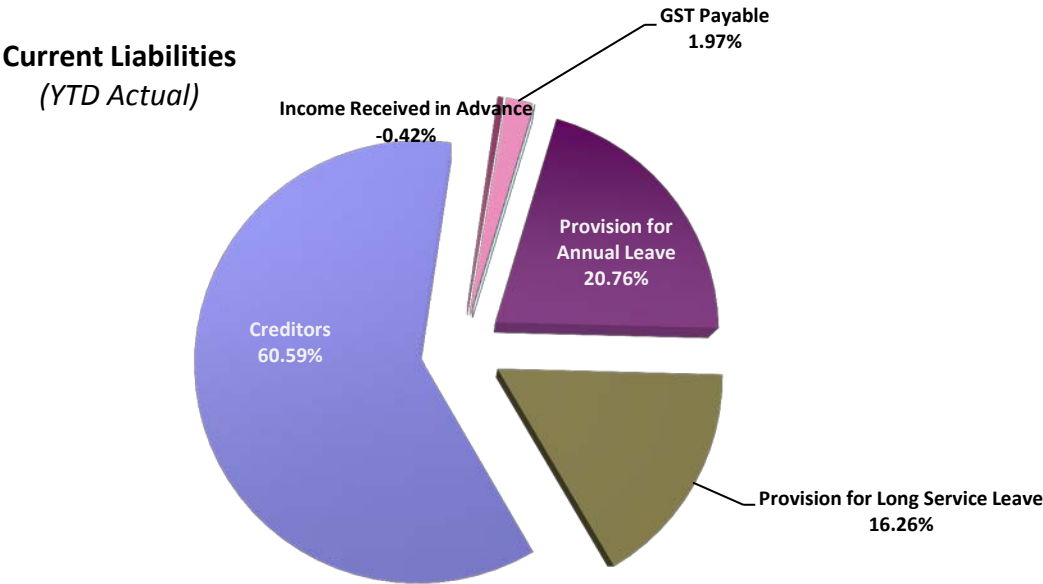
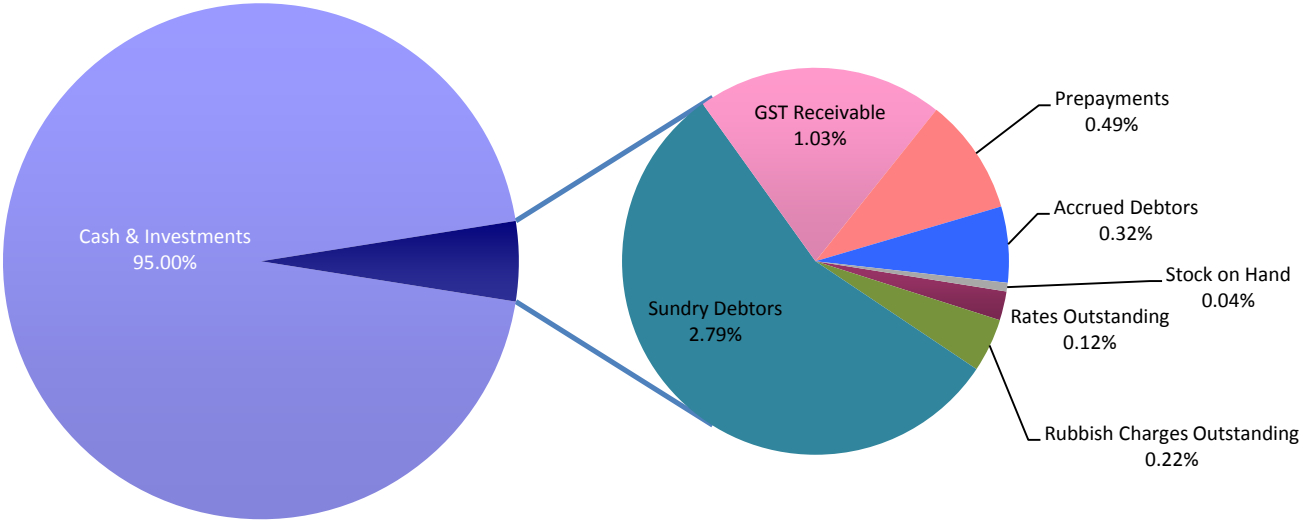
YTD Operating Income Vs YTD Revised Budget



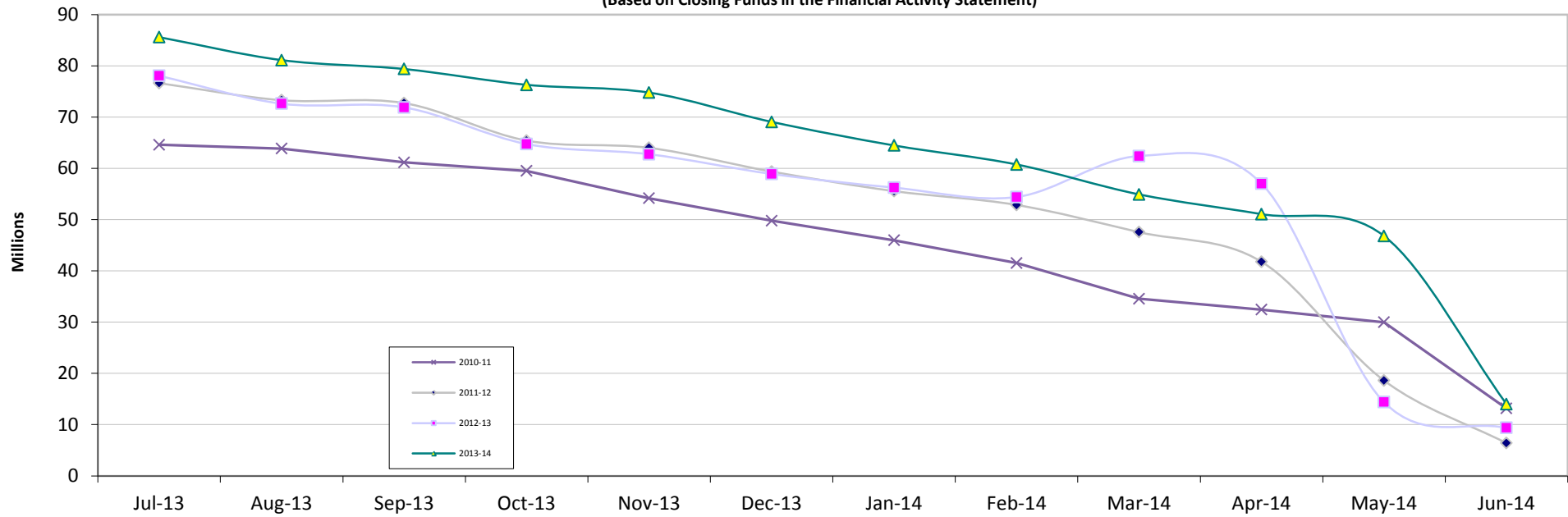
Capital Expenditure YTD Actual Vs Revised Budget



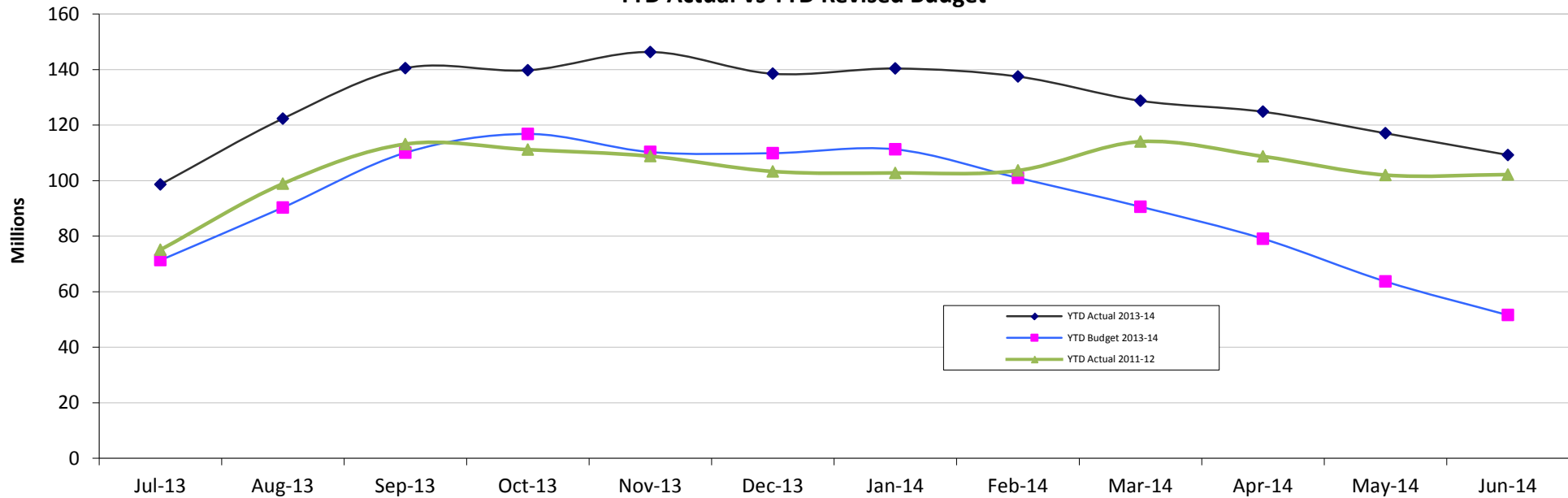
Current Assets
(YTD Actual)



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 30 June 2014

Account Details	Opening Balance		Interest Received		t/f's from Municipal		t/f's to Municipal		Closing Balance	
	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual
Council Funded										
Bibra Lake Management Plan Reserve	1,014,207	1,014,207	-	25,171	-	-	(191,559)	(191,559)	822,648	847,819
Bibra Lake Nutrient Managment	305,625	305,625	10,395	7,823	-	-	-	-	316,020	313,447
Carbon Pollution Reduct Scheme Res CPRS	-	-	-	-	-	-	-	-	-	-
Community Infrastructure	10,890,947	10,890,947	172,410	212,151	8,733,787	8,733,787	(10,684,218)	(9,722,719)	9,112,925	10,114,165
Community Surveillance Levy Reserve	498,556	498,556	25,230	12,136	193,294	259,770	(254,258)	(116,360)	462,822	654,102
Contaminated Sites	1,999,849	1,999,849	43,790	50,759	500,000	500,000	(200,000)	(31,726)	2,343,639	2,518,882
DCD Redundancies Reserve	2,916	2,916	-	75	-	-	-	-	2,916	2,991
Environmental Offset Reserve	357,376	357,376	-	8,486	-	-	(138,591)	(88,494)	218,785	277,368
Green House Emissions Reductions	579,053	579,053	11,792	14,195	200,000	200,000	(507,000)	(140,733)	283,845	652,516
Information Technology	428,166	428,166	31,635	8,953	124,671	124,671	(487,550)	(300,189)	96,922	261,600
Land Development & Investment Fund Reserve	13,933,953	13,933,953	241,058	328,534	7,683,727	3,670,520	(17,506,991)	(13,213,552)	4,351,747	4,719,455
Major Buildings Refurbishment	2,409,325	2,409,325	22,038	61,539	2,998,545	2,998,545	(30,043)	(30,043)	5,399,865	5,439,366
Mobile Rubbish Bins	209,552	209,552	20,773	3,081	-	-	(170,000)	(149,353)	60,325	63,279
Municipal Elections	493,285	493,285	11,274	8,635	-	-	(490,000)	(452,198)	14,559	49,721
Naval Base Shacks	596,438	596,438	13,956	15,573	158,854	158,854	(220,228)	(3,945)	549,020	766,921
Plant & Vehicle Replacement	3,731,633	3,731,633	65,118	84,821	3,469,500	3,377,920	(2,896,600)	(1,263,828)	4,369,651	5,930,546
Port Coogee Special Maintenance Reserve	809,083	809,083	19,595	21,827	235,000	271,464	(96,907)	(96,907)	966,771	1,005,468
Roads & Drainage Infrastructure	2,087,403	2,087,403	86,338	33,059	1,250,000	1,250,000	(2,984,325)	(1,344,311)	439,415	2,026,150
Staff Payments & Entitlements	2,261,717	2,261,717	133,904	54,883	105,000	105,000	(186,000)	(150,500)	2,314,621	2,271,100
Waste & Recycling	13,772,203	13,772,203	532,326	346,920	6,737,224	5,154,498	(2,963,818)	(602,721)	18,077,935	18,670,901
Waste Collection Levy	132,072	132,072	1,306	3,380	310,732	396,018	-	-	444,110	531,471
Workers Compensation	399,501	399,501	13,154	9,994	-	-	(30,000)	(30,000)	382,655	379,495
POS Cash in Lieu (Restricted Funds)	4,031,593	4,031,593	112,890	98,237	-	547,000	(436,364)	(436,364)	3,708,119	4,240,466
	60,944,452	60,944,452	1,568,982	1,410,234	32,700,334	27,748,047	(40,474,452)	(28,365,503)	54,739,316	61,737,230
Grant Funded										
Aged & Disabled Vehicle Expenses	424,948	424,948	9,170	10,200	68,496	68,496	(211,568)	(172,220)	291,046	331,424
Cockburn Super Clinic Reserve	4,242,180	4,242,180	121,679	80,055	-	-	(4,371,016)	(2,636,532)	(7,156)	1,685,703
Family Day Care Accumulation Fund	64,233	64,233	2,500	1,644	-	-	(2,800)	(2,496)	63,933	63,381
Naval Base Shack Removal Reserve	272,408	272,408	3,624	7,536	54,000	54,000	-	-	330,032	333,945
Restricted Grants & Contributions Reserv	-	-	-	12,145	6,287,369	8,329,615	(3,398,671)	(2,976,621)	2,888,699	5,365,140
UNDERGROUND POWER	1,301,740	1,301,740	-	36,691	1,200,000	1,328,699	(1,967,063)	(1,912,905)	534,677	754,224
Welfare Projects Employee Entitlements	452,182	452,182	16,911	10,711	106,568	494,929	(109,110)	(492,477)	466,551	465,344
	6,757,691	6,757,691	153,884	158,982	7,716,433	10,275,739	(10,060,227)	(8,193,251)	4,567,781	8,999,160
Development Cont. Plans										
Aubin Grove DCA	167,325	167,325	21,604	4,280	-	-	(730)	(907)	188,199	170,698
Community Infrastructure DCA 13	3,361,786	3,361,786	105,715	159,648	2,000,000	6,586,862	(129,496)	(80,001)	5,338,005	10,028,295
Gaebler Rd Development Cont. Plans	760,607	760,607	4,944	19,465	-	204,472	(8,610)	(306)	756,941	984,238
Hammond Park DCA	(9,371)	(9,371)	-	(240)	383,540	-	-	(4,569)	374,169	(14,180)
Munster Development	724,330	724,330	8,498	14,405	8,753	176,710	(15,700)	(482,920)	725,881	432,526
Muriel Court Development Contribution	(43,595)	(43,595)	-	(3,746)	206,000	139,499	(162,472)	(140,262)	(67)	(48,104)
Packham North - DCA 12	(18,720)	(18,720)	-	(1,758)	515,000	-	(75,131)	(85,314)	421,149	(105,792)

Solomon Road DCA	97,272	97,272	-	5,583	257,500	264,547	(15,060)	(7,212)	339,712	360,190
Success Lakes Development	1,582,041	1,582,041	-	40,490	-	438,437	(1,429,357)	(1,172,915)	152,684	888,053
Success Nth Development Cont. Plans	601,206	601,206	10,661	17,229	10,981	567,421	(10,410)	(306)	612,438	1,185,550
Thomas St Development Cont. Plans	11,778	11,778	-	301	-	-	-	-	11,778	12,079
Wattleup DCA 10	(4,674)	(4,674)	-	(120)	-	-	(13,010)	(4,569)	(17,684)	(9,363)
Yangebup East Development Cont. Plans	188,928	188,928	3,986	5,364	57,150	299,869	(9,010)	(57,296)	241,054	436,865
Yangebup West Development Cont. Plans	268,405	268,405	10,712	9,191	95,903	109,533	(7,210)	(32,723)	367,810	354,406
	7,687,318	7,687,318	166,120	270,091	3,534,827	8,787,349	(1,876,196)	(2,069,298)	9,512,069	14,675,460
<i>Total Reserves</i>	75,389,461	75,389,461	1,888,986	1,839,307	43,951,594	46,811,134	(52,410,875)	(38,628,052)	68,819,166	85,411,850

Variance Analysis						
Municipal Financial Activity Statement for the period ended 30 June 2014						
	YTD Actuals	YTD Revised Budget	Full Year Revised Budget	YTD Variance	√ = Favourable X = Unfavourable	Jun-14
	\$	\$	\$	\$		
OPERATING REVENUE						
Governance	67,953,974	66,374,953	66,374,953	1,579,022	√	GRV Industrial Rates and GRV Commercial Rates received are \$130k and \$592k ahead from ytd budget respectively. Interest earnings from Municipal are \$950k over ytd budget. Income received from Underground Power Service Charges are \$129k over ytd budget. Interest earnings from Reserve are \$153k under ytd budget.
Human Resource Management	328,005	133,789	133,789	194,216	√	Income received from insurance claim revenue - Workers Compensation is ahead of ytd budget by \$153k .
Community Services	7,381,136	7,067,161	7,067,161	313,976	√	Dog Registration Fees received and Income received from Recreation Services are over ytd budget by \$169k and \$138k over ytd budget respectively . However, income received from SLLC Fitness are under ytd budget by \$100k . Grant received for liveable cities program for Cockburn Central is ahead of ytd budget by \$194.4k .
Human Services	6,724,161	6,550,099	6,550,099	174,062	√	Income received from In-Home Care Subsidies(Federal)is \$396k over ytd budget. However, Income received from Family Day Care Scheme is \$106k under ytd budget.
Development Services	3,905,873	3,607,880	3,607,880	297,993	√	Income received from development application fees are over ytd budget by \$268k . However, income received from building permits are under ytd budget by \$136k .
Planning Services	1,482,239	1,329,514	1,329,514	152,725	√	Income received from Strategic planning and Development Contribution Plans are over ytd budget by \$114k and \$110k respectively.
Waste Services	29,903,875	31,710,988	31,710,988	(1,807,113)	X	Landfill fees received are \$1.8m under ytd budget. Income received from sale of Salvaged Recyclable Materials are over ytd budget by \$106k .
Engineering Services	387,256	208,988	208,988	178,268	√	The total income received from Supervision Fees and Non-recurrent operating grant(state)are over ytd budget by \$170k .
OPERATING EXPENDITURE						
Governance	4,252,711	4,920,221	4,920,221	667,510	√	Contract expenses of Corporate Governance operating projects are \$137k under ytd budget. However, Consultancy expenses are \$99k over ytd budget. Contract expenses for Council functions/receptions operation projects and expenses for Executive Support Services are \$207k and \$121k under ytd budget respectively.
Information Services	4,189,892	4,538,217	4,538,217	348,325	√	Materials & contract expenses are under ytd budget by \$372k .
Library Services	2,691,884	2,794,948	2,794,948	103,064	√	Operating expenditure of Library Services are \$103k under ytd budget.
Community Services	8,941,364	9,499,789	9,499,789	558,425	√	Salaries for Law Public Safety are \$136k over ytd budget, however, Contract expenses are \$102k under ytd budget. Materials & contract expenses of SLLC are \$125k under ytd budget. Contract expenses for Recreation Services are \$119k under ytd budget.
Human Services	7,826,286	8,166,557	8,166,557	340,272	√	Expenses in Caregiver payments of In-Home care subsidies are \$411k over ytd budget. expenses in Family Day Care Scheme and CACP are \$111k and \$100K under ytd budget respectively. Materials & contracts expenses of Family Services and Youth Services are under ytd budget by \$268k and \$144k .
Development Services	4,510,225	4,928,718	4,928,718	418,493	√	Materials & contract expenses of Health Services Operating Projects are \$521k under ytd budget. Direct employee costs are \$103k over ytd budget.
Planning Services	2,341,551	1,758,929	1,758,929	(582,623)	X	This unfavourable variance is mainly from the payment to the landowner for reimbursement of land provided for Beeliar Drive for \$496k .

Variance Analysis						
Municipal Financial Activity Statement for the period ended 30 June 2014						
	YTD Actuals	YTD Revised Budget	Full Year Revised Budget	YTD Variance	√ = Favourable X = Unfavourable	Jun-14
	\$	\$	\$	\$		
Waste Services	17,337,426	17,834,246	17,834,246	496,820	√	Expenses in landfill levy are over ytd budget by \$1.1m .
Parks & Environmental Services	11,274,247	10,768,912	10,768,912	(505,335)	X	Materials & contract expenses of Parks & Play ground and SAR Parks are over ytd budget by \$179k and \$192k respectively. Direct employee costs are \$183k over ytd budget. Contract expenses of Verge Mowing-Priority One Roads are underspent by \$144k ,however, Contract expenses of Street Trees are over ytd budget by \$400k . Materials & contract expenses of Operating Projects for Environmental Works, Special Projects & Offsets and Environmental Sustainability Initiatives are underspent by \$102k , \$132k and \$140k respectively.
Engineering Services	7,302,353	7,578,222	7,578,222	275,870	√	Power expenses in Street Lighting Operation are \$280k under ytd budget. expenses in Graffiti Removal are over ytd budget by \$102k .
Infrastructure Services	8,340,202	7,909,357	7,909,357	(430,845)	X	Materials & contract expenses of Facilities Maintenance are \$380k over ytd budget. Direct employee costs \$109k under ytd budget. Expenses in Plant Operation Control are \$178k under ytd budget.
ADDITIONAL FUNDING RECEIVED						
Grants & Contributions - Asset Development	14,442,091	9,262,872	9,262,872	5,179,218	√	Owner Contribution received for DCA1, DCA2, DCA3, DCA5, DCA6 and DCA13 are ahead of its ytd budget by \$562k , \$694k , \$208k , \$276k , \$193k and \$4.7m respectively. Owner Contribution for DCA12 and DCA9 have not been received resulting unfavourable variance of \$912k . Grant for MRD Blackspot program of Beeliar Drive received is \$330k ahead of its ytd budget. Capital Grant-Federal of GP Super Clinic Post Gavin and Regional Road Grant-Projects for North Lake Road have not been received resulting unfavourable variance of \$333k and \$216k respectively. Council Funded Regional Road Grant-Projects received for Road Construction Council Funded are \$213k under ytd budget. Developer Contribution Received for DCA2 are \$251k under ytd budget. Grant Funded Regional Road Grant-Projects for Road Construction are \$440k under ytd budget. Regional Road Grant-Direct received for MRRG Road Rehabilitation are under ytd budget by \$103k . Bike Network Grant received for North Lake Road is \$104k over ytd budget. Contribution received from POS Cash in Lieu of Lot91 Howe Street Beeliar and Lot35 Tindal Ave are ahead of its ytd budget by \$547k .
Proceeds on Sale of Assets	4,371,494	8,580,727	8,580,727	(4,209,233)	X	Subdivision and development of Lot1, 4218 and 4219 Quarimor sold behind of its budget by \$720k . Lot40 Cervantes Loop, Lot23 Russell Road and Subdivision Lot 702 Bellier Pl & Lot 65 Erpingham Rd have not been sold, resulting in unfavourable variance of \$900k , \$1m and \$1.4m respectively.

Capital Expenditure

#REF!

	Actuals	YTD Revised Budget	Full Year Revised Budget	\$ Variance to YTD Budget	v = Favourable x = Unfavourable	Explanation
	\$	\$	\$	\$		
SUMMARY						
Purchase of Land and Buildings	25,749,789	36,217,591	44,042,673	10,467,803	√	
Acquisition & Development of Infrastructure Assets	12,375,836	26,864,889	23,558,540	14,489,053	√	
Purchase of Plant and Machinery	2,465,087	4,393,413	5,543,561	1,928,326	√	
Purchase of Furniture and Equipment	85,480	137,800	11,736	52,320	√	
Purchase of Computer Equipment	724,940	1,518,915	2,974,879	793,975	√	
	41,401,131	69,132,609	76,131,390	27,731,478		
Material Variances Identified:						
Works in Progress - Roads Infrastructure						
2952 - Beeliar Drive (The Grange to Spearwood)	226,140	93,428	0	(132,712)	x	Completed both westbound and eastbound lanes reallocated funded projects not required. High Asphalt expense from Boral construction.
2375 - TRAFFIC SAFETY MANAGEMENT - Traffic calming & minor works	75,152	191,146	150,000	115,994	√	Committed order of \$15k. In progress approx. 35% complete. Carry forward of the remaining budget.
3548 - Russell Power and Henderson Intersection	38,238	200,000	0	161,762	√	In the design stage. \$165k to be carried forward with project to be completed next financial year.
3523 - WELLARD ST (Quarimor Rd to 260m south of Quarimor Rd	1,559	182,475	132,720	180,916	√	Projected completed last year. Cashflow issue may have carry forward the funds from last into this year.
2365 - HAMMOND RD [Russell/Bartram] - Construct 2nd cwy/ upgrade ve	1,372,609	1,624,047	4,341,351	251,438	√	Water main relocation started October 2013. Approx. \$276k carry forward. Currently \$251k in committed orders.
2436 - Intersection of North Lake Road/Gwilliam Dr/Forrest Rd	61,247	322,973	290,000	261,726	√	Blackspot project. Traffic signal to be placed. In progress, 23% complete.
2442 - Frankland Avenue construction Single carriaway Roper Bouleva	1,346,633	1,886,311	1,432,000	539,678	√	Major works completed October 2013, minor street lighting project commenced. Approx. \$793k to be carried forward.
2471 - Beeliar Drive [Wentworth Pde to Kwinana Fwy]	37,003	733,333	0	696,330	√	The project will be complete September 2014. Waiting to begin after winter and to be done in conjunction with the Poletti Road work project. Carry forward of \$661k
2989 - Berrigan Dr – [Kwinana Fwy to Jandakot] Construct 2nd cwy	2,700	1,066,667	0	1,063,967	√	Expected to begin the project next financial year, with the \$1.06 million full year budget to be carried forward. The construction design has not been issued and other projects have been given priority.
3545 - Beeliar Drive Hammond Road North and South	728,460	2,063,094	0	1,334,634	√	Western Power causing delays as street lighting issues are present. Kerbing and slip lane to be done on the project. Carry Forward of \$700k.
3544 - North Lake Road (Hammond to Kentucky)	707,242	4,100,000	0	3,392,758	√	Committed order of \$385k. Design caused the initial delay but has been completed. Construction underway. \$3.7 million to be carried forward.
Sub Total	4,596,985	12,463,474	6,346,071	7,866,490		
Works in Progress - Drainage						
2939 - Mala Wy/Sutton Dr - Drainage Upgrade	18,978	175,000	69,500	156,022	√	Design issues with this project. Begun major works March 2014. Carry forward of \$156k.
Sub Total	18,978	175,000	69,500	156,022		
Works in Progress - Footpaths						
3539 - North lake road (Forrest rd to Tait pl)	113,898	215,882	0	101,984	√	To be complete in July 14. Carry forward to pay the remaining invoice.
2448 - Banjup - Footpath	33,405	305,720	350,000	272,315	√	In the design stage. Construction to begin before end of financial year and completed July 14. Carry forward of the remaining budget.
Sub Total	147,303	521,602	350,000	374,299		
Works in Progress - Parks Hard Infrastuc						
009 - Bibra Lake Management Plan	41,313	2,286,061	1,426,776	2,244,748	√	Cashflow issue. Another \$1m to be added to the budget next year. Project not expected to be finished in the 2014/15 financial year. Carry forward this remaining budget.
5443 - Formalise path to lookout from Manning Carpark. (Wooden Step	18,217	118,456	119,603	100,239	√	Waiting upon approval and grants. Carry forward remaining amount.
5407 - Park Development - Coogee Beach Master Plan	18,211	150,806	50,000	132,595	√	\$20k in committed orders. Committee is consulting on the project. Carry forward of \$147k.
Sub Total	77,741	2,555,322	1,596,378	2,477,582		
Works in Progress - Landfill Site Infras						

Capital Expenditure

#REF!

	Actuals	YTD Revised Budget	Full Year Revised Budget	\$ Variance to YTD Budget	v = Favourable x = Unfavourable	Explanation
1935 - Remediation & landfill leachate management	\$ 39,125	\$ 143,255	\$ 147,170	\$ 104,130	√	Unnecessary to spend funds as a cheaper way was found to reduce leachate.
1954 - Household Hazardous Waste Shed	20,065	150,000	0	129,936	√	The project estimated to cost \$300k not \$150k budgeted for. The project in the consultancy stage and the remaining \$140k budget to be carried forward.
1929 - Henderson Waste Recovery Park Commercial Transfer Station	7,555	188,750	200,000	181,195	√	No design has been submitted. Project going to tender. Carry forward of the remaining budget.
1955 - Landfill Capping	0	850,000	0	850,000	√	Needed to put additional waste into cell 6 and capping the cells would have been unnecessary.
Sub Total	66,745	1,332,005	347,170	1,265,260		
<u>Freehold Land</u>						
1554 - Purchase of portion of Koorilla School Site aged persons lan	0	150,000	150,000	150,000	√	Project held up by Department of contracts and development.
1584 - Subdivision and development of Lot 1, 4218 and 4219 Quarimor	25,100	200,000	0	174,900	√	In the design stage with Porter consultants to provide suitable pavement and drainage.
1585 - Lot 23 Russell Road, Hammond Park	15,173	200,000	0	184,827	√	Committed order of \$12k for architect design work done March 14
1553 - Subdivision and development of Lot 915 and Reserve 38537	13,029	390,164	400,000	377,135	√	Approval from department of housing needed to progress.
1539 - Subdivision Lot 702 Bellier Pl & Lot 65 Erpingham Rd	2,455	586,795	604,700	584,340	√	Project has been delayed due to accessing potential joint ventures. Expected carry forward of \$500k.
Sub Total	55,757	1,526,959	1,154,700	1,471,202		
<u>Works in Progress - Buildings</u>						
006 - Coogee Surf Life Saving Club	924,626	784,821	5,235,144	(139,805)	x	Project completed December 2013 on time. \$350k to received in mid year budget review.
026 - Cockburn Central Aquatic Recreation Ctr	2,101,150	3,384,950	0	1,283,800	√	Currently \$2.43 million in committed orders. Includes the Cockburn Aquatic and Recreation center. Consultancy underway.
005 - Cockburn Integrated Health Facilities	20,973,321	26,897,298	29,269,466	5,923,978	√	Initial delay due to change of construction methodology and changing builders from Gavin construction to Jaxon. Currently \$11. 3 million in committed orders.
4464 - Coogee Toilet Upgrade sewerage from domestic system	11,940	211,320	70,000	199,380	√	Design stage in progress, 25% complete. Possible carry forward of \$200k.
4472 - Naval Base Reserve Improvements (drainage, lighting, beach a	800	210,228	100,000	209,428	√	Preliminary work design stage only.
4471 - Civic Bldg Energy Reduction Initiative	0	262,000	1,106,900	262,000	√	Full year budget amended to 262k. Project still in the scoping stage. Expected to being major works May/June, with no carry forward expected at this stage.
4504 - Manning Southern Toilet Block Replacement	141,963	414,859	0	272,896	√	In Progress. Approximately 35% complete with expected c/fwd of \$100k. Currently \$247k committed orders. Had to wait on design, tendering and approval.
4473 - Coogee Holiday Park Electrical Supply Upgrade	110	468,067	380,000	467,957	√	Further consultation required. Carry forward of the entire \$468 budget.
Sub Total	24,153,910	32,633,542	36,161,510	8,479,632		
<u>Computers</u>						
010 - CCTV	138,686	292,798	908,575	154,112	√	Project held up by Department of contracts and development.
1366 - EDMS	150,049	355,000	771,700	204,951	√	Project initially delayed by tender for the content management systems. Committed order of \$10k.
Sub Total	288,734	647,798	1,680,275	359,064		
<u>Plant & Machinery</u>						
7757 - Isuzu FVZ 1400 Water Truck - Roads	0	280,000	0	280,000	√	Expected delivery July 14. Carry Forward of the \$280k budget.
7756 - New Waste Collection Truck PL756-1	0	340,000	0	340,000	√	Currently \$325k in committed orders. Expected delivery August-14 with the budget to be carried forward.
7783 - Heavy Fleet Side Loader Recycling Waste Truck	0	340,000	0	340,000	√	Expected delivery July 14. Carry Forward of the \$340k budget.
7755 - Heavy Fleet-Waste Iveco F2350G/260 Rubbish Truck PL7551	0	350,000	0	350,000	√	Currently \$343k in committed orders. Expected delivery August 14 with the budget to be carried forward.
Sub Total	0	1,310,000	0	1,310,000		

City of Cockburn

BUSHFIRE RISK MANAGEMENT PLAN

2014 – 2019



Document Control

Document History

Version	Date	Author	Section
1.0	2013	OBRM	Template sections as per WESTPLAN Fire 2.1.1
1.2	01/2014	M. Emery/T. Wegwermer	Project Framework / section 3.1.6
1.3	07/2014	M. Emery	Key Findings from Community/stakeholder engagement
1.4	07/2014	C. Beaton/ M. Emery	3.1.3 and 7.5
1.5	07/2014	Review panel	Various amendments and grammar
1.6	07/2014	M. Emery	Asset Risk Register, Treatment Schedule and Maps added
1.7	07/2014	M. Emery	Final Draft for August OCM council meeting

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Glossary

Asset	A term used to describe anything valued by the community that may be adversely impacted by bushfire. This may include residential houses, infrastructure, agriculture, industry, environmental, cultural and heritage sites.
Bushfire	Unplanned vegetation fire. A generic term which includes grass fires, forest fires and scrub fires both with and without a suppression objective.
Bushfire hazard	The potential or expected behaviour of a bushfire burning under a particular set of conditions, i.e. the type, arrangement and quantity of fuel, the fuel moisture content, wind speed, topography, relative humidity, temperature and atmospheric stability.
Bushfire Risk	The chance of a bushfire igniting, spreading and causing damage to the community or the asset/s they value.
Bushfire risk management	A systematic process to coordinate, direct and control activities relating to bushfire risk; with the aim of limiting the adverse effects of bushfire on the community.
Bushfire Threat	The threat posed by the hazard vegetation. Based on the vegetation category, slope and separation distance.
Consequence	The outcome or impact of a bushfire event.
Likelihood	The chance of something occurring. In this instance, the chance of a bushfire igniting, spreading and reaching the asset.
Recovery Cost	The capacity of an asset to recover from the impacts of a bushfire.
Risk acceptance	The informed decision to accept a risk, based on the knowledge gained during the risk assessment process.
Risk analysis	The application of consequence and likelihood to an event in order to determine the level of risk.
Risk assessment	The systematic process of identifying, analysing and evaluating risk.
Risk evaluation	The process of comparing the outcomes of risk analysis to the risk criteria in order to determine whether a risk is acceptable or tolerable.

Risk identification	The process of recognising, identifying and describing risks.
Risk treatment	A process to select and implement appropriate measures undertaken to modify risk.
Treatment	An activity undertaken in order to modify risk, e.g. conducting a prescribed burn.
Treatment Strategy	The broad approach assigned to an asset which specifies the type to treatment activities that will be implemented to modify risk, e.g. fuel management.
Vulnerability	The susceptibility of an asset to the impacts of bushfire.
Hazard Management Agency	A public authority which, because of legislative responsibility or specialised knowledge, expertise and resources. Such organisations are detailed in State-level emergency management plans.
Prescribed Burning	.Is low level cool and control fire within bushland for purposes of clearing ground fuel loads. These burns are conducted generally during the winter period to reduce any potential risks of the fire becoming out of control. Within WA prescribed burns are conducted by Bush Fire Brigades and the Department of Parks and Wildlife.
Tenure Blind	A term used to encompass all different land ownerships, whether government or private.

1

¹ Australasian Fire and Emergency Service Authorities Council 2012, AFEC Bushfire Glossary, AFAC Limited, East Melbourne, Australia

Common Abbreviations

APZ	Asset Protection Zone
BFARG	Bush Fire Advisory Reference Group
BRMP	Bushfire Risk Management Plan
BoM	Bureau of Meteorology
BFTA	Bushfire Threat Analysis
CBFCO	Chief Bush Fire Control Officer
CBD	Central Business District
DEMC	District Emergency Management Committee
DFES	Department of Fire and Emergency Services
DPaW	Department of Parks and Wildlife
FMP	Fire Management Plan
HSZ	Hazard Separation Zone
LEMA	Local Emergency Management Arrangements
LEMC	Local Emergency Management Committee
LG	Local Government
LMZ	Land Management Zone
OBRM	Office of Bushfire Risk Management
SEMC	State Emergency Management Committee
UCL	Unallocated Crown Lands
UMR	Unmanaged Reserves
WAPC	Western Australian Planning Commission

Chapter 1 Introduction

The City of Cockburn is located in the South West Land Division, which is weathered by wet winters creating ground vegetation growth, and hot, dry summers which dries this growth and subsequently turning it into a ground fire fuel commonly referred to as a fuel load. Management of these fuel loads needs to be implemented with an understanding of the risk fire plays to the possible threat to life, property and the environment.

The combination of reduced rainfall and warmer temperatures brought about by climate change and increasingly high fuel loads indicate an unprecedented bushfire risk, which within the last decade has seen a significant increase in the number, size and severity of bushfires in Western Australia. (Department of the Environment)

1.1 Background

Under the State Emergency Management Plan for bushfire (*Westplan - Fire*) an integrated Bushfire Risk Management Plan (BRMP) is to be developed for each local government area. The BRMP should detail the treatment of bushfire related risk across all land tenures (State Emergency Management Committee, 2013). This BRMP has been prepared by the City of Cockburn in accordance with the requirements of *Westplan – Fire* and the Bushfire Risk Management Planning - Guidelines for preparing a Bushfire Risk Management Plan developed by the Office of Bushfire Risk Management (OBRM). The risk management process that underpins this Plan is based on the *AS/NZS ISO 31000:2009 Risk management – Principle and guidelines*. Such an approach is consistent with the policies of the State Emergency Management Committee (SEMC).

The BRMP is a strategic document that identifies assets valued by the community that are at risk of bushfire and details a recommended five (5) year program of coordinated multi-agency treatments to address this risk. A suite of treatment strategies and actions have been incorporated (Appendix 1) into the BRMP to ensure that bushfire related risks are reduced across the City of Cockburn district.

The works programs identified within the BRMP *Treatment Schedule* (Appendix 3) should be undertaken by the land owner or relevant land manager(s). Whilst developing this BRMP, extensive consultation was undertaken with landowners and key agencies responsible for the implementation of the treatment strategies.

The City did not seek endorsement from individual agencies at the time of writing the BRMP. All treatment strategies related to crown land are a recommendation due to the limits of the current *Bush Fires Act of 1954 (as amended)*.

1.2 Aim and Objectives

The aim of the BRMP is to document a coordinated and efficient approach towards the identification and treatment of assets exposed to bushfire related risk within the City of Cockburn.

The objective of the BRMP is to effectively reduce bushfire related risk within the City of Cockburn in order to protect people and asset. Specifically, the objectives of this plan are to:

- Guide and coordinate a (tenure blind) bushfire risk management/mitigation program over a five (5) year period;
- Document the process used to identify, analyse and evaluate risk, determine priorities and develop a plan to systematically treat risk;
- Facilitate the effective use of the financial and physical resources available for bushfire risk management activities;
- Integrate bushfire risk management into the business processes of the City of Cockburn, land managers and other agencies;
- Facilitate interaction between stakeholders in relation to bushfire mitigation;
- Clearly and concisely communicate risk in a format that is meaningful to stakeholders and the community; and
- Monitor and review the implementation of the BRMP, to ensure enhancements are made on an on-going basis.

1.3 Limits of Authority

Enforcement of the BRMP *Treatment Schedule* (Appendix 3) is limited by the *Bushfires Act of 1954 (as amended)*. Current limitations within the act do not allow the City of Cockburn to enforce mitigation works on Crown Land owned by non-prescribed Departments of Public Service.

During the implementation of the BRMP, the City of Cockburn worked with State Agencies and relevant interested party's listed within the *Stakeholders List* (Appendix 4) to ensure all treatment strategies recommended were achievable without the need for compliance with enforcement.

At time of writing the BRMP, Department of Fire and Emergency Services is reviewing a possible amalgamation of the *Fire Brigades Act 1942*, *Bush Fires Act 1954* and the *Fire and Emergency Services Act 1998*. As part of this review the new *Emergency Services Act* may give Local Governments' the power to ensure land owners comply with mitigation works prescribed by the relevant Local Government Authority.

1.4 Authority to Develop a Bushfire Risk Management Plan

The authority for the development of the BRMP is detailed within *Westplan – Fire*, which details that the development of the BRMP for a Local Government Authority. During the planning process of the BRMP, advice was provided by the Department of Fire and Emergency Services – Office of Bush Fire Risk Management.

The City of Cockburn maintains a Bush Fire Advisory Reference Group (BFARG) to provide technical knowledge to the City's Elected Members and Officers. The BFARG will provide advice on the effectiveness and opportunities of improvement for the BRMP on a continuing basis.

The City of Cockburn Local Emergency Management Committee (LEMC) is established under Section 38 of the *Emergency Management Act 2005*. The LEMC is to advise and assist the Local Government with emergency management activities, reducing risks within the community and ensure that Local Emergency Management Arrangements (LEMA) are established for the Local Government area. The BRMP is considered a support plan which compliments the LEMA. Members of the City of Cockburn LEMC were given the opportunity to contribute where relevant.

1.5 Scope of the Bushfire Risk Management Plan

The BRMP strategically addresses bushfire related risk within the City of Cockburn. The outcome of the Strategic Risk Assessment provided in chapter 4 sets the context for the Bushfire Risk Planning Area Risk assessments. The area covered by this BRMP encompasses all areas within the municipal boundaries of the City of Cockburn, exclusive of Carnac and Rottnest Island on recommendation by the Office of Bushfire Risk Management (Department of Fire & Emergency Services - Office of Bushfire Risk Management, 2014). Any assets identified during the Bushfire Risk Planning Area Risk Assessments and the subsequent treatment strategies developed are detailed within the *Asset Risk Register* (Appendix 2), *Treatment Schedule* (Appendix 3) and *Maps* (Appendix 7).

1.6 The Project Framework

A *Project Framework* was created to provide guidance during the conception of the BRMP. The *Project Framework* outlines the responsibility for development and key milestones to be achieved. The *Project Framework* is attached in Appendix 5.

1.7 Policy, Standards and Legislation

The following policy, standards and legislation were considered to be applicable to the development and implementation of the BMRP.

1.7.1 Policies

- *State Emergency Management Policy 2.5 – Emergency Management in Local Government Districts*
- *State Emergency Management Policy 2.9 – Management of Risks*
- *State Emergency Management Plan - Fire (WESTPLAN - Fire)*
- *State Planning Policy*
- *Planning for Bushfire Protection Guidelines - Edition 2*
- *City of Cockburn Community Engagement Framework*

- *City of Cockburn Local Emergency Management Arrangements 2011*
- *City of Cockburn Community Emergency Management Risk Management Plan 2009*
- *City of Cockburn Fire Control order (as amended)*
- *City of Cockburn Permit To Set Fire To The Bush (Fire Permit) (as amended)*
- *Local Planning Policy Bushfire Prone Areas (yet to be endorsed by council)*

1.7.2 Standards

- *AS/NZS ISO 31000:2009 - Risk Management – Principles and Guidelines*
- *AS 3959-2009 Construction of buildings in bushfire-prone areas*
- *City of Cockburn Town Planning Scheme No.3 (as amended)*
- *Bushfire Risk Management Planning – Guidelines for preparing a Bushfire Risk Management Plan (2014)*

1.7.3 Legislation

- *Bush Fires Act 1954*
- *Conservation and Land Management Act 1984*
- *Emergency Management Act 2005*
- *Environmental Protection Act 1986*
- *Fire Brigades Act 1942*
- *Fire and Emergency Service Act 1998*
- *Local Government Act 1995*
- *Wildlife Conservation Act 1950*
- *Bush Fires Regulations 1954*
- *Emergency Management Regulations 2006*
- *Land Administration Act 1997*
- *Rottnest Island Authority Act 1987*
- *Aboriginal Heritage Act 1972*

Chapter 2 Risk Management Process

The risk management processes followed in the development of the BRMP are in accordance with the international standard for risk management, AS/NZS ISO 31000:2009. This process is outlined in Figure 1.

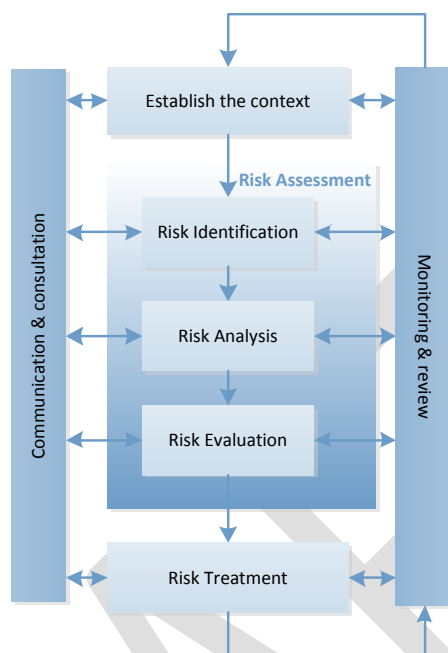


Figure 1 - An overview of the risk management process (AS/NZS ISO 31000:2009).

2.1 Communication & Consultation

As indicated in Figure 1, communication and consultation throughout the risk management process are fundamental to the preparation of an effective BRMP. The City's BRMP has been developed in consultation with the stakeholders identified in Appendix 4.

Stakeholder consultation with land owners and the community was facilitated through workshops and individual meetings with major land owners and managers within the City of Cockburn.

Public workshops were carried out for residents to provide feedback on how they perceive the City's mitigation strategies should be implemented. Key findings from the public workshops were documented and provided as Appendix 6 of the BRMP.

2.1.1 Communication Strategy

To ensure that appropriate and effective engagement and communication occurred with relevant stakeholders, the following overarching strategies' were implement for the development of the BRMP:

- Ensure that specific and targeted communications occurs between the City of Cockburn, internal departments, land owners/managers and the community throughout the development of the BRMP;
- Ensure that relevant stakeholders who are essential to the BRMP process, or can supply the information required for the risk assessment process are identified, engaged and have a clear understanding of the BRMP;
- Ensure prominent stakeholders and land managers do not make judgements on the acceptability of a risk based on their own individual perception;
- Provide opportunity for the local Volunteer Bush Fire Brigades to provide input into the BRMP process;
- Improve the community's understanding of bushfire risk, the BRMP process and their appreciation of the way bushfire is managed across the City of Cockburn; and
- Ensure that the community's concerns and perception of bushfire risk are identified, understood and documented.

The views, concerns and issues expressed during the development of this BRMP, along with the subsequent actions taken, have been documented in an *Issues Register*. Any significant issues that remain unresolved have also been noted in the *Issues Register* for the City's officers to address as and when appropriate. The *Issues Register* was not released within the BRMP on advice from the Office of Bushfire Risk Management (Department of Fire & Emergency Services - Office of Bushfire Risk Management, 2014).

Chapter 3 Establishing the Context

3.1 Description of the Bushfire Risk Management Plan Area

3.1.1 Location, Boundaries and Land Tenure

The City of Cockburn is located in Perth's outer southern suburbs approximately 15 kilometres from the Perth CBD. The City of Cockburn is bounded by the Cities of Fremantle, Melville to the north and the Cities of Canning and Armadale to the east, the City of Kwinana to the south and the Indian Ocean to the west. The City of Cockburn Local Government boundaries includes Rottnest Island and Carnac Island, located 18 and 10 kilometres retrospectively off shore to the west.

The Rottnest Island Authority is a statutory non-government agency established by the Western Australian State Government to maintain day to day operation of the island. Carnac Island is an un-inhabited island and is principally managed by Department of Parks and Wildlife.

The City of Cockburn comprises of the suburbs of Atwell, Aubin Grove, Banjup, Beeliar, Bibra Lake, Cockburn Central, Coogee, Coolbellup, Hamilton Hill, Hammond Park, Henderson, Jandakot, Leeming (part of), Munster, Port Coogee, North Coogee, North Lake, South Lake, Spearwood, Success, Wattleup and Yangebup.

The City of Cockburn land ownership by State Agencies makes up a total of approximately 41.84 per cent of the total land holdings within the City of Cockburn, the balance remaining is made up of private and corporate freehold land. Table 1 lists the top seven agencies by land holding size. The Department of Parks and Wildlife manage land on behalf of the Conservation Commission of WA.

Relevant Agency	Percentile of Land Managed within the BRMP Area
City of Cockburn	9.83 (approximately)
Conservation Commission of WA (DPaW)	8.80
WA Planning Commission	6.52
Commonwealth of Australia (Jandakot Airport)	4.18
WA Land Authority	2.40
Department of Lands	2.37
Water Corporation	1.62

Table 1 - Overview of government Agency Land Tenure within the City of Cockburn

3.1.2 Climate and Bushfire Season

Perth is characterised as having a mediterranean climate as it experiences warm dry summers and cool wet winters. Table 2 shows the monthly rainfall for the past 4 years and clearly shows the pattern of wet winters and dry summers. Chart 1 shows the historical average (1900 – 2013) of rainfall within the Perth metropolitan district. The predominant winds in the summer months are generally easterly to north easterly changing to south-westerly in the afternoon (Bureau of Meteorology, 2014).

In Perth and surrounding coastal areas, the fire risk is greatest from summer through autumn, when the moisture content in vegetation is low. Summer and autumn days with high temperatures, low humidity and strong winds are especially conducive to the spread of fire

(Blanchi, 2010). This risk of bushfires is enhanced if thunderstorms develop, accompanied by lightning with little or no rain.

The Bureau of Meteorology (BoM) states that extreme fire weather conditions in the Perth region typically occur with strong easterly or north easterly winds associated with a strong high to the south of the state and a trough offshore. Easterly winds represent about 60 per cent of extreme fire weather days, compared to less than 5 per cent associated with southerly winds (Bureau of Meteorology, 2014).

Extreme weather conditions often follow a sequence of hot days and easterly winds that culminate when the trough deepens near the coast and moves inland. Winds can change from easterly to northerly and then to westerly during this sequence of climatic events (Blanchi, 2010).

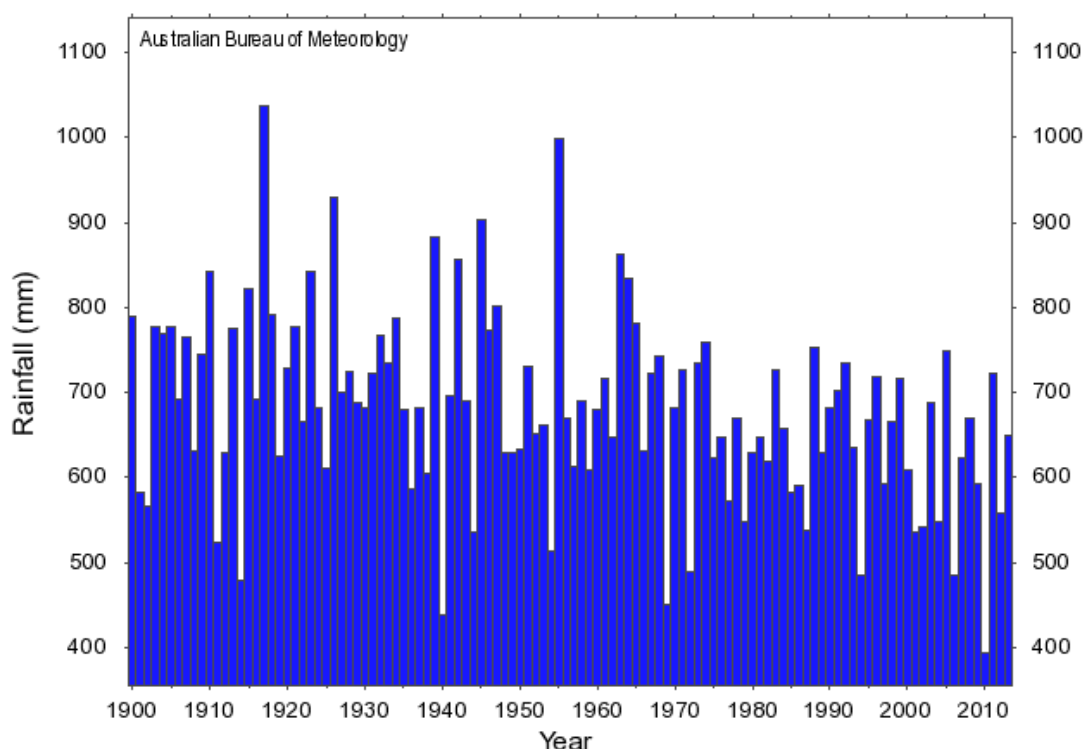
Table 2 - Rainfall average within the City of Cockburn

Year	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Annual
2010	0.2	0.0	36.6	49.8	91.0	65.6	106.8	74.6	32.4	21.4	6.6	10.8	495.8
2011	31.4	0.0	0.0	34.2	85.6	203.2	181.0	136.2	114.4	59.0	31.6	39.0	915.6
2012	12.8	16.6	0.2	69.4	53.6	168.4	34.6	100.6	114.2	17.4	67.8	28.8	684.4
2013	6.4	1.6	61.6	19.2	164.2	51.2	165.2	194.6	173.2	40.4	9.4	2.0	889.0

(Bureau of Meteorology, 2014)

Chart 1 - Annual rainfall - South West Land Division - Western Australia

Annual rainfall - Southwestern Australia (1900-2013)



(Bureau of Meteorology, 2014)

3.1.3 Vegetation

The City of Cockburn is located within the South West Botanical Province of Western Australia which is recognised as one of the world's top 25 biodiversity hotspots (Natural Heritage Trust, 2003). Biodiversity hotspots are areas that support natural ecosystems that are largely intact and where native species and communities associated with these ecosystems are well represented. They are also areas with a high diversity of locally endemic species, which are species that are not found or are rarely found outside the hotspot (Department of Environment, 2014).

South West Botanical Province of Western Australia has been recognised as globally significant not only because of the wide diversity of plants, animals and habitat types that are highly endemic but because of the multiple threats they are exposed to. (Natural Heritage Trust, 2003)

Within the City, contains a population of *Caladenia huegelii* (a rare orchid), in addition of nine species considered to be 'significant flora' by the Department of Parks and Wildlife. Significant flora is defined as species at varying risks of extinction, depending on their classification. (City of Cockburn, 2000)

There is a range of vegetation types and floristic communities within the City's boundaries. Within the City six different vegetation complexes are represented. The most western section supports coastal vegetation and coastal heath underlain by limestone outcrops. (City of Cockburn, 2012)

Numerous wetlands are found throughout the City and support *Melaleuca* (Paperbark) and native sedge vegetation communities. The eastern districts support predominantly *Banksia Eucalypt* Woodlands which are highly diverse in their floristic makeup and an example of a Priority Ecological Community. Vegetation which supports several threatened flora and fauna species, such as *Carnaby Black Cockatoos*, are also located within the City's reserves. Thomson and Banganup Lakes are in very good condition with an intact vegetation structure, more than 80 per cent native vegetation coverage and limited signs of disturbance. Smaller remnants with greater boundary to area ratios are generally more disturbed. (City of Cockburn, 2012)

See Map 0:02 for site specific overview of environmental areas activity managed by the City of Cockburn.

3.1.4 Population and Demographics

Between 2011 and 2031, the population for the City of Cockburn is forecast to increase by 36,000 persons (27.48 per cent growth), at an average change of 1.62 per cent per annum (Forecast Id, 2014).

The City of Cockburn has as an aging population, 14.1 per cent of residents are over 60 years of age. The City's younger residents of 14 years and under represent 21.4 per cent (Australian Bureau of Statistics Census 2011). Combining these figures indicate the ratio of at risk residents that may be more likely to fall susceptible to smoke related illness during bushfires or controlled burns (Department of Health (Victoria), 2012). At risk populations have also been noted to need special consideration during emergency events similar to that of bushfires (Cornell, 2014).

The City of Cockburn includes residents from Cultural and Linguistically Diverse (CALD) backgrounds, of which over 18 per cent of all residents living within the City of Cockburn were born in countries where English is not their first language (Forecast Id, 2014).

Table 3 - Population by suburb Table 4 - Population by suburb

Area	2011	2016	2021	2026	2031	Total change	Avg. annual % change
City of Cockburn	95,315	109,173	119,840	126,856	131,428	+36,113	1.6
Atwell	9,146	9,196	8,686	8,358	8,151	-995	-0.6
Aubin Grove - Banjup	5,875	8,015	9,002	8,847	8,570	+2,695	1.9
Beeliar	6,266	8,336	8,749	8,674	8,502	+2,236	1.5
Bibra Lake	6,370	6,449	6,448	6,455	6,519	+149	0.1
Coogee/ North Coogee	4,973	6,914	9,524	11,509	13,206	+8,233	5.0
Coolbellup	5,246	5,322	5,310	5,363	5,421	+175	0.2
Hamilton Hill	10,519	10,756	10,918	11,173	11,843	+1,324	0.6
Hammond Park - Wattleup - Henderson	3,133	5,597	8,338	9,414	9,253	+6,120	5.6
Jandakot	2,895	2,874	2,930	2,972	3,008	+113	0.2
Leeming (part)	2,284	2,167	2,133	2,097	2,105	-179	-0.4
Munster	3,711	4,504	5,132	5,535	5,667	+1,956	2.1
North Lake	1,345	1,428	1,520	1,527	1,531	+186	0.6
South Lake - Cockburn Central	7,129	7,862	9,551	12,205	14,605	+7,476	3.7
Spearwood	9,678	10,084	10,660	11,113	11,278	+1,600	0.8
Success	9,033	11,116	12,019	12,659	12,877	+3,844	1.8
Yangebup	7,589	8,416	8,785	8,822	8,764	+1,175	0.7

(Australian Bureau of Statistics, 2012)

3.1.5 Economic Activities and Industry

The City of Cockburn is a growing residential area, with substantial rural-residential areas, significant industrial and commercial areas. Most rural land is used for market gardening and hobby farming, much of which is located over the Jandakot Ground Water Mound (Map 0:04).

State Planning Policy 2.3 stipulates the types of protection, usage and clearing that can be undertaken within the Jandakot Ground Water Mound.

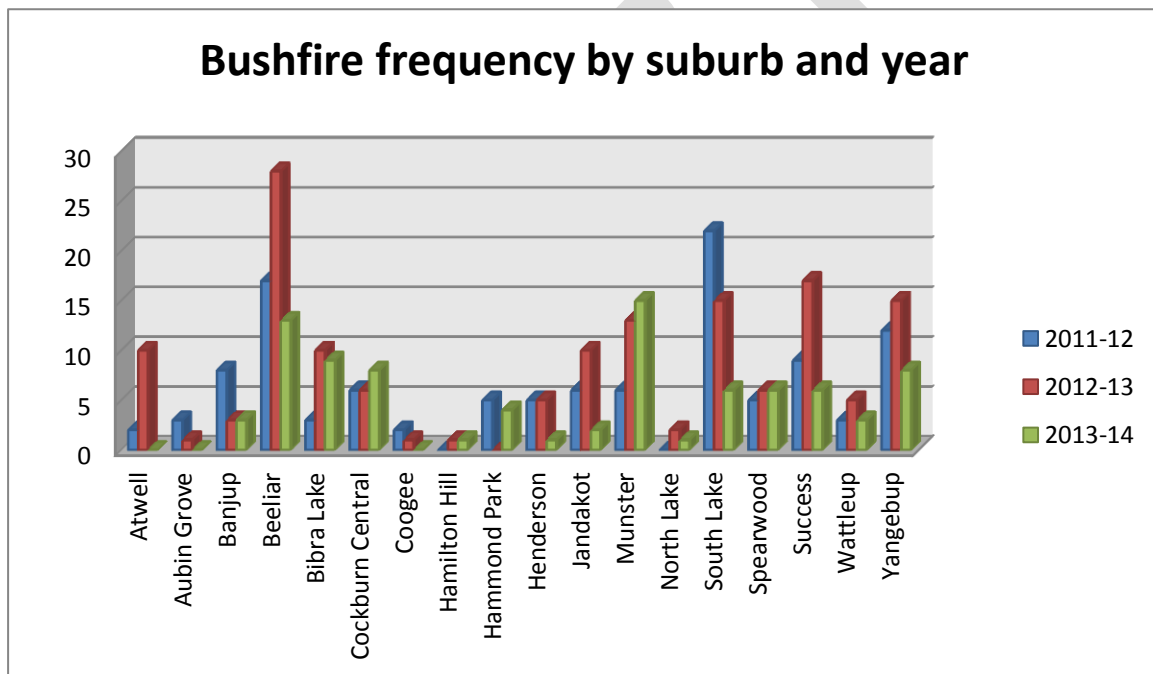
Key employment sectors within the City of Cockburn, are manufacturing, retail and education. Ship building and limestone quarrying are other important industries, with major industrial areas located in Bibra Lake, Cockburn Central, Henderson, Jandakot Airport and North Coogee. . The suburb of Henderson is home to the Australian Marine Complex, one of the largest ship building precincts in Australia. The City has three main retail centres (Cockburn Gateway, Lakelands and Phoenix shopping centres) and one tertiary institution (Challenger TAFE) located in Henderson.

3.1.6 Bushfire Frequency and Causes of Ignition

The City of Cockburn contains a variety of native vegetation types. The majority of which is *banksia eucalypt* woodland. Much of this vegetation has become degraded due to past land uses resulting in weed invasion by non-native species. The majority of the non-native species are grasses which significantly increase the bushfire risk. These grasses increase the risk of fast moving and intense bushfires that threaten life, property and the environment. (Dr. D Simberloff, 2011)

The presence of grasses in bush land areas, road reserves and public open spaces also adds to the likelihood of fires being started by accidental, deliberate or through natural causes. There is an on-going need to effectively manage grass fuels to help minimise the risk of fire. (Attorney-General's Department, 2014)

Chart 2 – Bushfire Frequency by suburb and year



Chapter 4 Strategic Risk Assessment

A Strategic Risk Assessment has been undertaken across the entire City of Cockburn. This assessment was used to identify the order of which the bushfire risk planning areas were prioritised for a treatment strategy to be implemented.

4.1 Strategic Risk Assessment

In order to undertake the Strategic Risk Assessment, the City of Cockburn was divided into six bushfire risk planning areas. These areas are identified as being vulnerable to bushfire and require more detailed assessment using the bushfire risk assessment process.

The *Strategic Risk Assessment Table* (table 4) was used to conduct a broad scale assessment of each bushfire risk planning area to determine their priority for further assessment.

Table 4 – Strategic Risk Assessment Table

	Low	Minor	Moderate	Major	Catastrophic
BFTA: Combined Layer Fire Behaviour Layer Ignition Risk Layer Response Times Values at Risk	Average is LOW Average is LOW Average is LOW Average is LOW Average is LOW	Average is MINOR Average is MINOR Average is MINOR Average is MINOR Average is MINOR	Average is MODERATE Average is MODERATE Average is MODERATE Average is MODERATE Average is MODERATE	Average is MAJOR Average is MAJOR Average is MAJOR Average is MAJOR Average is MAJOR	Average is CATASTROPHIC Average is CATASTROPHIC Average is CATASTROPHIC Average is CATASTROPHIC Average is CATASTROPHIC
Previous Bushfire Risk Planning	Final plan in place Coordinated treatment works have been completed	Final plan in place Coordinated treatment works progressively being implemented	Draft plan Uncoordinated treatment works undertaken	No plan of any type Uncoordinated treatment works undertaken	No plan of any type No treatment works implemented
Population vulnerable to Fire	1 - 100	101 – 1,000	1,001 – 10,000	10,001 – 100,000	>100,000
Topography	Flat Dry terrain No vehicle access issues	Gentle slope or undulation No issues for 4WDs or machinery	Moderate slope or undulation Minor access issues for 4WDs	Significant slope or undulation Severe issues for 4WDs Some machinery limited or impeded	Steep terrain or large wet, boggy areas No access for 4WDs Machinery severely impeded
Access	Multiple access roads All sealed roads, dual carriageways	2 or more access roads that are sealed, dual carriageways	Single access road that is a sealed dual carriageway	Single lane sealed road/s only access to and from community	Limited or no access.
Water Supply	Reliable reticulated water supply	Reticulated water supply, limited pressure or feed issues	Alternative water supply located in close proximity	Alternative water supply located a some distance away	No emergency water supply
Fuel Loads	Low fuel loads	Moderate fuel loads Good APZs and HSZs implemented	Moderate fuel loads	High fuel loads Limited APZs or HSZs implemented	High fuel loads No APZs or HSZs implemented

Bushfire risk has been identified using a combination of the State-wide Bushfire Threat Analysis (BFTA) - February 2013 maps provided by the Department of Fire and Emergency Services and using accredited physical fuel load assessment techniques. The Fuel loading results are available in Appendix 8 & 9 of the BRMP. The risk ratings have been developed in accordance with AS/NZS ISO 31000:2009 Risk Management Principles and Guidelines (Figure 1).

The following analyses from the DFES BFTA assessments were taken into consideration:

- Combined Likelihood and Consequences
- Fire Behaviour

- Ignition Risk
- Response Times
- Values at Risk

The BFTA defines risk in terms of the likelihood of occurrence of a bushfire, and the subsequent consequences should the event of bushfire occur. The analysis applies both quantitative and qualitative assessments based on the best available data.

Using the results of the Strategic Risk Assessment outlined in table 4 the bushfire planning areas were organised into a list of priority areas, these areas are listed within Table 5 below.

Table 5 – Bushfire Planning Area Order of Priority

Bushfire Risk Planning Area	Priority Assigned
Banjup/Atwell (Planning area 1)	1
North Lake – Yangebup Lake (Planning area 6)	2
Jandakot / Banjup north (Planning area 2)	3
Beeliar Regional Park (Planning area 4)	4
Southern Coast to Hammond Park (Planning area 3)	5
Coastal strip (planning area 5)	6
Indiscriminate Pocketed Hazards (planning area 7)	7

Map (0:01) indicates the boundaries of those bushfire risk planning areas identified within the City of Cockburn.

Chapter 5 Bushfire Risk Planning Area Risk Assessment

5.1 Bushfire Risk Planning Area Risk Assessment

The results of the Bushfire Planning Area Risk Assessments undertaken to date are shown in the *Asset Risk Register* and *Treatment Schedule*, attached as Appendix 2 and 3 retrospectively. Further assets and treatments may be added to the Asset Risk Register and Treatment Schedule as the BRMP progresses.

5.2 Asset Identification

All assets identified during the BRMP planning process have been added to the City's Geographic Information System (GIS) - Emergency Management Layer to support the City's Emergency Management staff provide key information to Hazard Management Agencies in the event of a bushfire or other emergency events within the planning area of the BRMP.

5.2.1 Human Settlement

Human settlement assets have been identified, mapped and listed in the *Asset Risk Register* including:

- **Residential areas**, including rural properties and urban interface areas;
- **Places of temporary inhabitants** including commercial and industrial areas locations.
- **Special risk and critical facilities** such as aged care facilities, schools and childcare facilities, tourist accommodation and facilities, designated evacuation centres, fire stations and police stations.

5.2.2 Economic

Economic assets have been identified, mapped and listed in the *Asset Risk Register*, including:

- **Agricultural** including pasture, livestock, and other farming;
- **Commercial and industrial** sites including major industries, waste treatment plants, mills and processing/manufacturing facilities;
- **Critical infrastructure** including power lines and substations, water and gas pipelines, telecommunications infrastructure, railway lines,
- **Tourist and recreational sites;**
- **Drinking water catchments.**

5.2.3 Environmental

Environmental assets have been identified, mapped and listed in the *Asset Risk Register*, including:

- **Endangered**, Rare and threatened flora and fauna, ecological communities and protected wetlands;
- **Vulnerable**, fire sensitive species and ecological communities; and

- **Locally important**, nature conservation and research sites, habitats, species and communities considered to be of local importance.

5.2.4 Cultural

Cultural assets have been identified, mapped and listed in the *Asset Risk Register*, including:

- **Aboriginal heritage**, places of indigenous significance;
- **Non-indigenous heritage**, places of non-indigenous significance; and
- **Other cultural assets**, community cultural assets such as halls, community centres, clubs, places of worship and recreation facilities.

5.3 Assessment of Bushfire Risk

A risk assessment using the methodology described in the BRMP Guidelines (Department of Fire & Emergency Services - Office of Bushfire Risk Management, 2014) has been undertaken for each asset identified during the Bushfire Risk Planning Area Risk Assessments. For each asset, the consequence and likelihood ratings have been determined and the subsequent risk rating calculated. *The Asset Risk Register* (Appendix 2) shows the consequence and likelihood ratings assigned to each asset identified.

Chapter 6 Risk Evaluation

6.1 Evaluating Bushfire Risk

The risk ratings determined for each asset have been evaluated to confirm that the:

- Rating reflects the relative consequences of the bush fire risk to each asset;
- Likelihood and consequence ratings assigned to each asset are appropriate; and
- Local issues have been considered.

6.2 Treatment Priorities

The treatment priority for an asset is linked to the risk rating the asset receives during assessment. The consequence and likelihood ratings assigned to each asset have been used to determine the treatment priority for all the associated treatments linked to the asset. The treatment priority for each asset identified has been recorded in the *Asset Risk Register* (Appendix 3).

6.3 Risk Acceptability

Risks of Medium and Low level were not considered to require specific treatment during the life of this plan, treatments were assigned as a best practice. These assets will be managed by routine local government wide controls and monitored in case of any significant change in risk. The annual review of this BRMP will take into account all factors that may change the risk outcome. Any asset that has a risk rating change during this review will be assigned a relevant treatment priority and mitigation strategy in consultation with the appropriate state land owner.

In most circumstances risk acceptability and treatment will be determined and/or carried out by the agency or agencies responsible for managing the land. However, as a general rule, the following courses of action have been adopted.

Table 6 - Risk Acceptability

Risk Rating	Course of Action
Extreme	Immediate attention required (priority action required before the BRMP first annual review). Community at risk must be warned of the risk.
Very High	Action will be required during the period of this document (5 yrs.). Community at risk should be warned of the risk.
High	Actions may be required during the life of this document (5 yrs.).
Medium	Action may not be required during the life of this document (5 yrs.)
Low	Need for action is unlikely. Treatment solution to be provided as an option

The Risk acceptance noted in Table 6 was based on evidence of stakeholders' ability to reduce the risk across the City within their individual capacities of staffing and financial constraints.

Community feedback was sought through workshops. Residents attended and provided feedback based on their individual views of risk acceptability. The consensus appears that most residents would like risk treated within acceptable financial, environmental and resource constraints of private land owners, City of Cockburn and State agency owned land.

Members of the City of Cockburn Bush Fire Advisory Reference Group agreed with the risk determined by the community consultation workshops were appropriate to the overall risk and resources.

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Chapter 7 Bushfire Risk Treatment

7.1 Local Government Wide Controls

The following controls are currently in place across the City of Cockburn to assist in the strategic management of bushfire related risk:

- Enforcement of the *Bush Fires Act 1954*, including applicable fuel management measurement regimes, firebreak standards and annual inspection programs;
- Declaration of Prohibited Burn Times, Restricted Burn Times and Total Fire Bans for all land within the City of Cockburn;
- Public education campaigns including those developed by the City of Cockburn, DPAW and DFES state-wide programs tailored to suit local needs;
- Supporting a state-wide arson prevention programs developed in conjunction with WA Police and DFES;
- Setting of appropriate land subdivision and building standards in line with DFES, Planning Commission (WAPC) and Building Commission policies and standards;
- Performance monitoring and reporting of BRMP outcomes to the City of Cockburn Council and the Office of Bushfire Risk Management (OBRM) as required by *Westplan - Bushfire* and the BRMP Guidelines;
- Effective management of bush land reserves vested with the City of Cockburn utilising a balance of treatment strategies to complement public safety and the environment where ever possible; and
- Undertaking audits on road reserves and other lands not strategic to the environment but reserved for other unspecified purposes under the management of the City of Cockburn.

7.2 Asset Specific Treatment Strategies

There are four tiers specific treatment strategies that have been used to manage the bushfire risks identified in the Bushfire Risk Planning Area Risk Assessments. They include:

Tier 1 Treatments

- Preparedness - Treatments focus on providing suitable access and water supply arrangements that will assist the fire fighting operations.
- Community Engagement – Treatments that seek to build relationships, raise awareness and change behaviours relating to the management of bushfire related risks within the community.
- Planning – Treatments relate to the development of plans that will improve the ability of fire fighters and the community to respond to bushfire

Tier 2 Treatments

- Tier 1 treatments plus:
- Controlled Access – Restricting unauthorised vehicle access by fencing, earth bunds or other control measures.
- Firebreak maintenance – Installation of firebreaks to relevant standards including the use of limestone and bitumen.
- Chemical Weed Control – Using approved herbicides to control weeds including Veldt Grass to reduce fuel loads.

Tier 3 Treatments

- Tier 1 & 2 Treatments plus:
- Mechanical Weed Control – Using mechanical means such as chainsaws, brushcutters, mowers and other appropriate equipment to control weeds and reduce fuel loads.

Tier 4 Treatments

- Tier 1, 2 & 3 treatments plus:
- Prescribed mosaic burning – Slow, cool burns in appropriate seasons to reduce fuel loads while maintaining ecological function. Sites are generally re-burnt every 10-12 years.

Prescribed burning will only be undertaken if other measures to control fuel loads are deemed to be unsatisfactory by the City's Chief Bushfire Control Officer and Environmental Manager.

Smoke from prescribed burns can cause local air pollution and which has the potential to impact surrounding residents particularly those that suffer from respiratory problems.

7.3 Treatment Selection and Priorities

The Order of works recommended by the BRMP is the highest risk ratings identified within the *Asset Risk Register*, not by geographical area. Individual assets identified by the BRMP have been assigned appropriate treatment strategies taking into account the basic criteria set out in table 7 to ensure all treatment strategies' have assigned with a holistic view beyond personal perception.

Table 7 Treatment criteria

Criteria	Consideration
Acceptability	The strategy is accepted by relevant stakeholders.
Administrative efficiency	The strategy easy to implement or will its application be neglected because of difficulty to administrate due to lack of expertise.
Capacity to undertake	The treatment option selected is achievable within the life span of the BRMP.
Compatibility	How compatible is the treatment strategy with others adopted by the BRMP.
Continuity of effects	Will the effects be continuous or short term and will the effects of this option be sustainable and if so at what cost.
Cost effectiveness	Will the treatment strategy be the most cost effective or could the same result be archived in a more cost effective manner by other means.
Economic and social effects	Ensuring the economic and social impacts of the treatment option is considered.
Effects on cultural assets	Assess the impacts on cultural assets.
Effects on the Environment	Will there be impacts on the environment. If so then alternative methods that will have less impact on the environment.
Judicial Authority	Do the stakeholders engaged have the authority to implement the treatment strategies.
Regulatory	Does the treatment strategy (or lack of) breach any regulatory requirements.
Political acceptability	Will the proposed treatment strategies be endorsed and acted upon by the relevant government authority
Public and relevant community groups reaction	Are there likely to be any reactions to the treatment strategies proposed.
Risk creation	Will the treatment strategy introduce new risks.
Timing	Will the beneficial effects be realised quickly.

Treatments itemised within the *treatment schedule* (Appendix 3) are listed as the highest priority treatment to be used for each asset. Assets with the risk rating of very high and above must be used in conjunction with additional treatment as specified in 7.2 - *Asset Specific Treatment Strategies*. This multiple treatment approach will allow for the risk to be reduced with consideration to resources available and budgetary constraints.

The City's environmental managed reserves (Map 0:02) have the following additional treatment options to assist in reducing risk of bushfire in areas that require more than one treatment solution:

- Reserve specific fire responses plan;
- Chemical control - Using herbicides to control and minimise weed growth;
- Mechanical Control – Removal of fuel loads such as weeds and other vegetation by pruning, thinning and cutting back using equipment such as brush cutters, chainsaws and by hand. Vegetation may either be left to breakdown or be removed; and
- Prescribed burning – Using slow cool burns to reduce fuel loads.

7.4 Annual Works Programs

The annual program of works is identified within the *Treatment Schedule* (Appendix 3). Responsible organisations are accountable for completing the treatments identified within the *Treatment Schedule* and will incorporate the works into their respective business plans, annual works programs and budgets.

As highlighted in section 1.3 of the BRMP the limitations of the *Bush Fires Act 1954 (as amended)*, the City of Cockburn cannot enforce compliance of the recommend treatment strategies proscribed within the *Treatment Schedule* (appendix 3) on crown land owned by non-prescribed Departments of Public Service.

7.5 Ecological consideration to prescribed burning

The *Banksia Eucalypt* Forests are made up of two different types of plants, obligate seeders and resprouters. Obligate seeders are plants that are killed by fire and new individuals can only return to the environment by germination of seed buried in the seed bank in the soil or held in the canopy in fire-resistant cones (e.g. *Banksia* sp and Rottenest Island Pine - *Callitris preissii*). Very hot fires can cause *Banksia* and Rottenest Island Pine populations to die. Resprouters can survive fire, they often lose some or all of their aboveground leafy biomass but they can regrow this biomass after the fire. Such plants have rootstocks, lignotubers, burls, thick trunks or branches containing heat-resistant buds which are not destroyed by fire. There is also a considerable store of energy reserves such as starch in these structures.

The time to first flowering after fire is relatively fast for seeders, usually within 1 to 4 years. For resprouters it is much slower, taking at least 8 to 10 years for many species. Once a seedling is fully mature it has been found that reproductive success of seeder species is much greater than resprouters. Seeder species relies on fast growth to reach early maturity to produce flowers and seed before the next fire is likely to pass through the area. For the resprouter species it is not such a high priority to ensure a good seed crop before the next fire as individuals are not killed by the fire. It must however produce some seed within its lifetime to ensure successful replacement for the time it dies of old age or one fire too many (Bell, n.d.).

The Fire ecology of many vegetation complexes within the bushland in the Perth area has not yet been studied sufficiently to determine the appropriate fire regime. However, in most areas of urban bushland, the fire regime has, in recent years, been of too frequent fires. Therefore minimisation of fires may be appropriate for some areas. Repeated fires may

completely remove that plant species from the community (Thomas, 1999). It is important that fires, particularly within *Banksia Eucalypt* woodland, are not too frequent and ideally should occur at intervals of not less than 10 -12 years.

The *Treatment Schedule* (Appendix 3) indicates the use of hazard reduction burning, the City's environmental impact of this needs to be considered on an on-going basis prior to any works being carried out.

7.6 Implementation

When the treatments identified in the *Treatment Schedule* (Appendix 3) are implemented there are a number of issues that need to be considered by the responsible organisation. Depending on the treatment, issues may include off target damage from herbicide, environmental damage, loss of vegetation and habitat through clearing, loss of amenity and the impacts of smoke on surrounding residents if prescribing burning is the chosen option.

Any decision to undertake any treatment strategies within the City's managed reserves (map 0:02) will be made in conjunction with the approval of the City's Environmental Manager.

Any hazard reduction burns described within the *Treatment Schedule* (appendix 3) will be made in conjunction with the City's Chief Bushfire Control Officer. A Permit To Set Fire To The Bush (Fire Permit) will be required to be issued for any prescribed burns undertaken within the City. All Local and State Laws relevant to the issuing of a fire permit will be met.

The Department of Parks and Wildlife will be responsible to ensure all fauna and flora environmental impact assessments are carried out on land owned or managed by the Department.

Chapter 8 Monitoring and Review

Monitoring and review processes are in place to ensure that the BRMP remains current and valid. These processes are detailed below to ensure outcomes are achieved in accordance with the *Treatment Schedule* (appendix 3) and *Project Framework* (appendix 5).

8.1 Review

A comprehensive review of this BRMP, including the Strategic and Bushfire Risk Planning Area Risk Assessments, must be undertaken at least once every five (5) years, from the date of endorsement by council. Significant circumstances that may warrant an earlier review of the BRMP would include:

- Changes to the BRMP area, organisational responsibilities or legislation;
- Changes to the bushfire risk in the area; or
- Following a major fire event.

Bushfire Risk Planning Area Risk Assessments will be undertaken and reviewed in accordance with the timeframes set in the *Project Framework* at Appendix 5.

8.2 Monitoring

The *Treatment Schedule* (Appendix 3) is a living document and progression towards completion of the annual works program will be monitored and reviewed annually. The *Treatment Schedule* will be updated as treatments are progressed and completed.

Departments and organisations listed in Table 1 will be requested to submit a report to the City of Cockburn on an annual basis, updating progress towards implementation of the annual works program on all lands within their responsibility.

8.3 Reporting

On-going correspondence will be submitted to all organisations responsible for land that holds a high and above risk rating.

Where applicable a post bushfire review may be undertaken to assess the effectiveness of the Bush Fire Risk *treatment Schedule* (Appendix 3). This report will be made available to relevant agencies for review.

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Appendices

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Appendix 1 – Treatment Strategies list

Treatment Strategy	Treatments
Fuel Management	Maintain HSZ - Prescribed Burn
	Install APZ – mechanical works
	Install APZ – prescribed burn
	Install HSZ – chemical works
	Install HSZ – mechanical works
	Install HSZ – prescribed burns
	Maintain APZ – mechanical works
	Maintain APZ – prescribed burn
	Maintain HSZ – chemical works
	Maintain HSZ – mechanical works
	Maintain HSZ – prescribed burns
	Install APZ – chemical works
	Conduct chemical works
	Conduct mechanical works
	Conduct prescribed works
	Undertake burn edging
	Undertake weed management
	Undertake chemical works along road verge
	Undertake mechanical works along road verge
	undertake burning along road verge
	Undertake general site vegetation maintenance annually
	Undertake vegetation management around electrical infrastructure
Ignition Management	Lock gates at all times
	Lock gates on days where a Total Fire Ban is in place
	Lock gates on days where a fire danger is severe or above
	Install locks on gates
	Inspect locks monthly during the fire season
	Implement an arson prevention program
	Conduct inspections prior to issuing a permit to set fire to the bush (fire Permit)
	Perform patrols on Total Fire Ban days
	Implement a Fire Control Officer duty foster of Volunteer Bush Fire Brigade members
	Install fire risk danger signage on roadsides
Preparedness	Inspect APZ and maintain as required
	Inspect HSZ and maintain as required
	Install firebreak(s)
	Upgrade firebreak(s) with limestone road base
	Inspect firebreak(s)
	Maintain firebreak(s)
	Install fire access track(s)
	Inspect fire access track(s)
	Maintain fire access track(s)
	Widen firebreak(s)
	Widen fire access track(s)
	Implement emergency preparedness strategy/plan
	Conduct site inspections for fire crews
	Recruit additional volunteer bush fire brigade members
	Repair appliance/equipment of Volunteer Bush Fire Brigade
	Replace appliance/equipment of Volunteer Bush Fire Brigade

Planning	Upgrade appliance/equipment of Volunteer Bush Fire Brigade
	Document fire access track location within the LGA area
	Develop Emergency Management Arrangements
	Review Emergency Management Arrangements
	Implement a Fire Control Officer duty foster of Volunteer Bush Fire Brigade members
Community Engagement	Develop reserve fire management plans
	Conduct street meeting for areas of bushfire risk
	Install signage with targeted bushfire messages
	Attend community groups/residents association meeting
	Attend community events and shopping centres
	Conduct school visits
	Hold open day events at fire stations
	Conducted target community campaigns
	Publish media release(s)
	Publish joint media release
	Promote arson reward scheme in locations of arson risk
	Promote penalties for cigarette butt littering
	Promote Prepare Act Survive campaign
	Promote evaporative air conditioner factsheets

Definition of abbreviations

Asset Protection Zone

An Asset Protection Zone (APZ) is a fuel reduced area (of ideally 2 t/ha) surrounding a built asset or structure. This can include any residential building or major building such as sheds, or industrial, commercial or heritage buildings. An APZ provides: a buffer zone between a bush fire hazard and an undefended asset.

Hazard Separation Zone

A Hazard Separation Zone is an area between the asset protection zone and natural hazard, generally the hazard separation zone will have a reduced fuel load of 5 -15 T/Ha for bushland commonly seen within the City of Cockburn. Generally the distance is up to 80 metres. The Hazard separation zone will assist in reducing the intensity and rate of spread of a bushfire.

(Department of Fire & Emergency Services - Office of Bushfire Risk Management, 2014)

Appendix 2 – Asset risk Register

Appendix 2 comprises of the following tables.

- Human Assets
- Economic Assets
- Environmental Assets
- Cultural Assets

Map ID	Planning Area	Asset ID	Asset Name	Asset Location	Likelihood Inputs	Consequence			Risk Rating	Comments/Notes
						Likelihood Rating	Threat	Vulnerability		
1.03	Banjup / Atwell (Planning area 1)	CKBBAP1	urban interface 1	Lydon Blvd / Mosedale Retreat	Possible	Very High	Moderate	Catastrophic	Very High (2B)	Increased awareness to residents will reduce risk rating
1.03	Banjup / Atwell (Planning area 1)	CKBO2	Atwell Primary School	160 Lydon Boulevard ATWELL	Possible	Very High	Moderate	Catastrophic	Very High (2B)	
1.03	Banjup / Atwell (Planning area 1)	CKBL3	Atwell Community Centre	129 Lydon Boulevard ATWELL	Unlikely	Very High	Low	Major	Medium (4B)	Welfare Centre
1.03	Banjup / Atwell (Planning area 1)	CKBP4	Urban interface 2	Lydon Blvd / Lydon Rd	Possible	Very High	Moderate	Catastrophic	Very High (2B)	Increased awareness to residents will reduce risk rating
1.03	Banjup / Atwell (Planning area 1)	CKBP5	Lydon Rd Shopping Centre	80 Lydon Rd	Unlikely	Very High	Moderate	Catastrophic	High (3C)	Increased awareness to residents will reduce risk rating
1.03	Banjup / Atwell (Planning area 1)	CKBP6	urban interface 3	Twilight Mews	Unlikely	Very High	Moderate	Catastrophic	High (3C)	Increased awareness to residents will reduce risk rating
1.03	Banjup / Atwell (Planning area 1)	CKBP7	urban interface 4	Aubin Grove Bush Fire Interface	Possible	Very High	Moderate	Catastrophic	Very High (2B)	Increased awareness to residents will reduce risk rating
1.03	Banjup / Atwell (Planning area 1)	CKBL8	Aubin Grove Community Centre	71 Camden Boulevard	Unlikely	Very High	Moderate	Catastrophic	High (3C)	
1.03	Banjup / Atwell (Planning area 1)	CKBO9	Aubin Grove Primary School	85 Camden Boulevard AUBIN GROVE	Unlikely	Very High	Moderate	Catastrophic	High (3C)	
1.03	Banjup / Atwell (Planning area 1)	CKBP10	Rural Living	Armada Rd / Gibbs Rd	Almost Certain	Very High	Moderate	Catastrophic	Extreme (1A)	
1.03	Banjup / Atwell (Planning area 1)	CKBBA011	DCP Home	275 Liddell Road BANJUP	Almost Certain	Very High	Moderate	Catastrophic	Extreme (1A)	
1.03	Banjup / Atwell (Planning area 1)	CKBBAL12	Jandakot Fire Station	41 Odey Rd BANJUP	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	Very Prepared (OBRM prohibits as low vulnerability)
1.03	Banjup / Atwell (Planning area 1)	CKBBAL13	Banjup Community Centre	41 Odey Rd BANJUP	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	Very Prepared (OBRM prohibits as low vulnerability)
1.03	Banjup / Atwell (Planning area 1)	CKBBAP14	Rural Living	Southern Part of Banjup	Almost Certain	Very High	Moderate	Catastrophic	Extreme (1A)	
2.01	Jandakot / Banjup North (Planning area 2)	CKBJKP15	Rural Living	Jandakot Rd / Owen Court	Almost Certain	Very High	Moderate	Catastrophic	Extreme (1A)	
2.01	Jandakot / Banjup North (Planning area 2)	CKBJKP16	Rural Living	Jandakot Rd (ish of airport)	Almost Certain	Very High	Moderate	Catastrophic	Extreme (1A)	
2.01	Jandakot / Banjup North (Planning area 2)	CKBJKP17	Industrial complex interface	Armadale Rd next to Kwn Freeway	Unlikely	High	Moderate	Major	Medium (4B)	
2.01	Jandakot / Banjup North (Planning area 2)	CKBJKO18	Western Power Site (Jandakot)	85 Pinssop Road JANDAKOT	Unlikely	Very High	Low	Major	Medium (4B)	
2.01	Jandakot / Banjup North (Planning area 2)	CKBJKP19	Schaffer Corporation	27 Jandakot Road JANDAKOT	Possible	Very High	Low	Major	High (3B)	Large Clearing around building with good access
2.01	Jandakot / Banjup North (Planning area 2)	CKBJKP20	Glendale Crest rural interface	Glendale Crescent	Almost Certain	Very High	Moderate	Catastrophic	Extreme (1A)	
2.01	Jandakot / Banjup North (Planning area 2)	CKBJKP21	Berrigan Dr urban interface	Berrigan Dr	Likely	High	Moderate	Major	Very High (2A)	
2.01	Jandakot / Banjup North (Planning area 2)	CKBJKP22	Merril Loop Industrial area	Merril Loop	Unlikely	Very High	Moderate	Catastrophic	High (3C)	
2.01	Jandakot / Banjup North (Planning area 2)	CKBJKO23	Jandakot Airport - North of Eagle Dr	North Eagle Dr	Unlikely	Very High	Moderate	Catastrophic	High (3C)	Jandakot Airport Bush Fire Management Plan in place
2.01	Jandakot / Banjup North (Planning area 2)	CKBJKO24	Jandakot Airport - South of Eagle Dr	South - Eagle Dr	Unlikely	Very High	Moderate	Catastrophic	High (3C)	Jandakot Airport Bush Fire Management Plan in place
2.01	Jandakot / Banjup North (Planning area 2)	CKBJKO25	Western Power Site 2 (Jandakot)	450 Hope Rd Jandakot	Unlikely	Very High	High	Catastrophic	High (3C)	Access to site is limited by rail lines
3.01	Southern Coast to Hammond Park (Planning area 3)	CKBSOP26	Hammond Park Urban Interface	Hammond Park	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	
3.01	Southern Coast to Hammond Park (Planning area 3)	CKBSOC27	Hammond Park Catholic Primary School	25 Woodrow Avenue HAMMOND PARK	Possible	Very High	Moderate	Catastrophic	Very High (2B)	
3.01	Southern Coast to Hammond Park (Planning area 3)	CKBSOP28	Wattleup rural living area (along Wattleup Rd - south of Russell Rd)	Wattleup Rd	Possible	Very High	Moderate	Catastrophic	Very High (2B)	
3.01	Southern Coast to Hammond Park (Planning area 3)	CKBSOP29	Industrial complex interface (Wattleup Rd)	Wattleup Rd	Unlikely	Low	Moderate	Minor	Low (3C)	
3.01	Southern Coast to Hammond Park (Planning area 3)	CKBSOL30	Wattleup Community Centre	25 Marban Way WATTLEUP	Unlikely	Low	Moderate	Minor	Low (3C)	Welfare Centre
3.01	Southern Coast to Hammond Park (Planning area 3)	CKBSOC31	Telstra exchange (Wattleup)	1022 Rockingham Road WATTLEUP	Likely	High	Moderate	Major	Very High (2A)	
3.01	Southern Coast to Hammond Park (Planning area 3)	CKBSOP32	Ten Mile Well (Wattleup Tevern)	1048 Rockingham Rd WATTLEUP	Likely	High	Moderate	Major	Very High (2A)	
3.01	Southern Coast to Hammond Park (Planning area 3)	CKBSOP33	53 Hurst Rd - industrial complex interface	53 Hurst Road WATTLEUP	Likely	High	Moderate	Major	Very High (2A)	
3.01	Southern Coast to Hammond Park (Planning area 3)	CKBSOP34	Henderson Industrial Complex interface	Cookburn Rd interfacing with bushland	Almost Certain	Very High	Moderate	Catastrophic	Extreme (1A)	
4.01	Beellar Regional Park (Planning area 4)	CKBBEP35	Emmanuel Catholic College	122 Hammond Road SUCCESS	Unlikely	Medium	Moderate	Moderate	Low (5B)	
4.01	Beellar Regional Park (Planning area 4)	CKBBEP36	Beellar Dr light industrial shopping complex	1/640 Beellar Drive SUCCESS	Possible	High	Moderate	Major	High (3B)	
4.01	Beellar Regional Park (Planning area 4)	CKBBEP37	Success (North) Urban Interface	Hammond Rd - Wentworth Prole	Unlikely	Very High	Moderate	Catastrophic	High (3C)	
4.01	Beellar Regional Park (Planning area 4)	CKBBEP38	Hammond Rd rural interface	210-222, 255, 272 - 304 Hammond Rd	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	
4.01	Beellar Regional Park (Planning area 4)	CKBBEP39	Success (South) urban interface	North - Davieses Turn / South - Mariposa Gdns	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	
4.01	Beellar Regional Park (Planning area 4)	CKBBEP40	Success (East) urban interface	Follow Wentworth Prole	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	
4.01	Beellar Regional Park (Planning area 4)	CKBBEP41	Water Corp Site - Success	35271R Bartram Road SUCCESS	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	
4.01	Beellar Regional Park (Planning area 4)	CKBBEP42	Success Fire & Rescue Station	365 Hammond Road SUCCESS	Unlikely	Very High	Moderate	Catastrophic	High (3C)	
4.01	Beellar Regional Park (Planning area 4)	CKBBEL43	Success Regional Sports Complex	Hammond Road SUCCESS	Unlikely	Very High	Moderate	Catastrophic	High (3C)	Welfare Centre
4.01	Beellar Regional Park (Planning area 4)	CKBBEP44	Success Primary School	60 Wentworth Parade SUCCESS	Likely	High	Moderate	Major	Very High (2A)	
4.01	Beellar Regional Park (Planning area 4)	CKBBEP45	Boronia Park urban interface	Wentworth Prole / Oak Ridge Meander SUCCESS	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	
4.01	Beellar Regional Park (Planning area 4)	CKBBEP46	Beellar Reserve urban interface (North)	North of Russell Road	Likely	Medium	Moderate	Moderate	High (3A)	
4.01	Beellar Regional Park (Planning area 4)	CKBBEP47	Beellar (suburb) Regional Park Urban Interface (East of rail line)	West of Beellar Regional Park to Rail Line East	Almost Certain	High	High	Catastrophic	Extreme (1A)	
4.01	Beellar Regional Park (Planning area 4)	CKBBEP48	Beellar Village Urban Interface	Beellar Village Urban Interface (west of rail line)	Unlikely	Very High	Moderate	Catastrophic	High (3C)	
4.01	Beellar Regional Park (Planning area 4)	CKBBEP49	Beellar Market Gardens	west of Spearwood Ave / south of Beellar Dr	Unlikely	Very High	Moderate	Catastrophic	High (3C)	
4.01	Beellar Regional Park (Planning area 4)	CKBBEP50	Cookburn Cement (Mill)	Cement Works Quarry MUNSTER	Unlikely	Very High	Moderate	Catastrophic	High (3C)	
4.01	Beellar Regional Park (Planning area 4)	CKBBEP51	Water Corp Site - MUNSTER	Lot 17 Lorimer Rd	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	
4.01	Beellar Regional Park (Planning area 4)	CKBBEP52	MUNSTER rural residential area	North of Russell Rd / south of Beellar Dr	Almost Certain	Very High	Moderate	Catastrophic	Extreme (1A)	
5.01	North Lake - Yangepup Lake (Planning area 5)	CKBNLP63	Mater Christi Catholic Primary School	340 Yangepup Rd YANGEPUP	Likely	Very High	High	Catastrophic	Extreme (1B)	
5.01	North Lake - Yangepup Lake (Planning area 5)	CKBNLP64	Divine Mercy College	326 Yangepup Rd YANGEPUP	Unlikely	Very High	High	Catastrophic	High (3C)	
5.01	North Lake - Yangepup Lake (Planning area 5)	CKBNLP65	Yangepup Lake Urban Interface (west)	West of Yangepup Lake	Likely	High	Moderate	Major	Very High (2A)	
5.01	North Lake - Yangepup Lake (Planning area 5)	CKBNLP66	Argyle Place Urban Interface	Argyle Place Yangepup	Likely	High	Moderate	Major	Very High (2A)	
5.01	North Lake - Yangepup Lake (Planning area 5)	CKBNLP67	Levy Park Urban Interface	North of Plover Dr / South of Dottersall Way YANGEPUP	Likely	High	Moderate	Major	Very High (2A)	
5.01	North Lake - Yangepup Lake (Planning area 5)	CKBNLP68	Bibra Lake Industrial Interface (east)	West of North Lake Road / North of Rail Line	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	

5.01	North Lake – Yangebup Lake (Planning area 5)	CKBNLP59	Adventure World - ice skating arena	Lot 26 Progress Dr BIBRA LAKE	Unlikely	Medium	Moderate	Moderate	Low (5B)	
5.01	North Lake – Yangebup Lake (Planning area 5)	CKBNLP60	Bibra Lake Retirement Village	Lewington Gardens	Unlikely	Medium	High	Major	Medium (4B)	
5.01	North Lake – Yangebup Lake (Planning area 5)	CKBNLP61	Tamera Dr Industrial Interface	Tamera Dr COCKBURN CENTRAL	Unlikely	Medium	Moderate	Moderate	Low (5B)	
5.01	North Lake – Yangebup Lake (Planning area 5)	CKBNLP62	Lakes Shopping Centre	620 North Lake Rd SOUTH LAKE	Unlikely	High	Moderate	Major	Medium (4B)	
5.01	North Lake – Yangebup Lake (Planning area 5)	CKBNLP63	South Lake Urban Interface	Urban Interface with Blackburn Park / Yangebup Lake	Unlikely	High	Moderate	Major	Medium (4B)	
5.01	North Lake – Yangebup Lake (Planning area 5)	CKBNLL64	south lake leisure centre	100 South Lake Dr SOUTH LAKE	Unlikely	Medium	Low	Minor	Low (5C)	
5.01	North Lake – Yangebup Lake (Planning area 5)	CKBNLO65	Lakelands Senior High School	106 South Lake Dr SOUTH LAKE	Unlikely	Very High	Moderate	Catastrophic	High (3C)	
5.01	North Lake – Yangebup Lake (Planning area 5)	CKBNLP66	South Lake Urban Interface	North Lake Dr / Bibra Dr BIBRA LAKE	Unlikely	High	Moderate	Major	Medium (4B)	
5.01	North Lake – Yangebup Lake (Planning area 5)	CKBNLP67	CVES Building Industrial Interface	Buckley St / Poletti Rd COCKBURN CENTRAL	Unlikely	High	Low	Moderate	Low (5B)	
5.01	North Lake – Yangebup Lake (Planning area 5)	CKBNLP68	Cockburn Central residential acreage lots	Muniel Court COCKBURN CENTRAL	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	
5.01	North Lake – Yangebup Lake (Planning area 5)	CKBNLP69	South Lake Urban Interface (South)	Berrigan Dr (South) Thomas St (North) SOUTH LAKE	Unlikely	Very High	Moderate	Catastrophic	High (3C)	
5.01	North Lake – Yangebup Lake (Planning area 5)	CKBNLP70	South Lake Urban Interface (West)	Berrigan Dr (South) / Impson Garden (North) SOUTH LAKE	Unlikely	Very High	Low	Major	Medium (4B)	
5.01	North Lake – Yangebup Lake (Planning area 5)	CKBNLP71	Poletti Rd (South) Urban Interface	West of Poletti Rd Cockburn central	Unlikely	High	Moderate	Major	Medium (4B)	
5.01	North Lake – Yangebup Lake (Planning area 5)	CKBNLP72	South Lake / Bibra Lake Urban Interface (West of Power lines)	South Lake / Bibra Lake (West of Power Lines and Roe Hwy on-ramp)	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	
5.01	North Lake – Yangebup Lake (Planning area 5)	CKBNLO73	Bibra Lake Primary School	29 Annos Rd BIBRA LAKE	Unlikely	Medium	Moderate	Moderate	Low (5B)	
5.01	North Lake – Yangebup Lake (Planning area 5)	CKBNLP74	Bibra Lake Urban Interface	Bibra Dr BIBRA LAKE	Unlikely	Medium	Moderate	Moderate	Low (5B)	
5.01	North Lake – Yangebup Lake (Planning area 5)	CKBNLO75	Farrington Rd / Baker Court Industrial Complex	Lot 551 Baker Court BIBRA LAKE	Unlikely	Medium	Low	Minor	Low (5C)	
5.01	North Lake – Yangebup Lake (Planning area 5)	CKBNLP76	Murdoch Pines urban interface	East of Baker Crt / Along Peterborough Circle BIBRA LAKE	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	
5.01	North Lake – Yangebup Lake (Planning area 5)	CKBNLP77	IFAP Facility	128 Farrington Rd BIBRA LAKE	Likely	High	Low	Moderate	High (3A)	IFAP Training Ground
5.01	North Lake – Yangebup Lake (Planning area 5)	CKBNLP78	Progress Dr / Malvolio Rd Urban Interface	Progress Dr / Malvolio Rd BIBRA LAKE	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	
5.01	North Lake – Yangebup Lake (Planning area 5)	CKBNLP79	Deller Rd (South) Urban Interface	Daller Rd (North) / Phoenix Rd (South) BIBRA LAKE	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	
5.01	North Lake – Yangebup Lake (Planning area 5)	CKBNLP80	Coolbellup (South) Urban Interface (Forrest Rd)	Forrest Rd (Coolbellup) BIBRA LAKE/COOLBELLUP	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	
5.01	North Lake – Yangebup Lake (Planning area 5)	CKBNLP81	Good life Health Club	402 North Lake Rd BIBRA LAKE	Likely	High	Low	Moderate	High (3A)	
5.01	North Lake – Yangebup Lake (Planning area 5)	CKBNLP82	Perth Waldorf School	14 Gwilliam Dr BIBRA LAKE	Likely	Very High	High	Catastrophic	Extreme (1B)	Little Separation from Buildings to vegetation
5.01	North Lake – Yangebup Lake (Planning area 5)	CKBNLP83	Adventure World	351 Progress Dr BIBRA LAKE	Unlikely	Very High	Moderate	Catastrophic	High (3C)	
6.01	Coastal Strip (planning area 6)	CKBCSO84	Water Corp Site - Mt. Brown	837 Cockburn Rd MUNSTER	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	
6.01	Coastal Strip (planning area 6)	CKBCSP85	Austal Ship Yard	Lot 100 Clearance Beach Rd MUNSTER	Likely	Medium	Moderate	Moderate	High (3A)	
6.01	Coastal Strip (planning area 6)	CKBCSO86	Woodman Point Caravan Park	Woodman Point - Cockburn Road - MUNSTER	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	
6.01	Coastal Strip (planning area 6)	CKBCSO87	Woodman Point - Recreation Camp	Woodman Point - Cockburn Road - MUNSTER	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	One entry/exit point
6.01	Coastal Strip (planning area 6)	CKBCSL88	Integrated Beach Facility (Coogee Surf Club)	4 Powell Rd - COOGEE	Unlikely	High	Moderate	Major	Medium (4B)	One entry/exit point
6.01	Coastal Strip (planning area 6)	CKBCSL89	Coogee Caravan Park	Powell Rd - COOGEE	Unlikely	Very High	Moderate	Catastrophic	High (3C)	
6.01	Coastal Strip (planning area 6)	CKBCSO90	John Graham Recreational Reserve	Woodman Point - Cockburn Road - MUNSTER	Unlikely	Very High	Moderate	Catastrophic	High (3C)	
6.01	Coastal Strip (planning area 6)	CKBCSP91	Port Coogee Urban Interface	Perlinite View / Cockburn Rd	Unlikely	Medium	Low	Minor	Low (5C)	
6.01	Coastal Strip (planning area 6)	CKBCSO92	Old Power Station - Coogee	Lot 3 Robb Rd COOGEE	Unlikely	Medium	Moderate	Moderate	Low (5B)	Asbestos / Homeless Peron Site
6.01	Coastal Strip (planning area 6)	CKBCSP93	South East Industrial Complex	Ulidia Cove	Unlikely	High	Moderate	Major	Medium (4B)	
6.01	Coastal Strip (planning area 6)	CKBCSP94	Troode St Urban Interface	485 Rockingham Rd MUNSTER	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	
6.01	Coastal Strip (planning area 6)	CKBCSP95	Market Garden Swamp Urban Interface	West of Pennlake Dr / East of Garden Rd MUNSTER	Likely	High	Moderate	Major	Very High (2A)	
6.01	Coastal Strip (planning area 6)	CKBCSO96	Coogee Primary School	22 Mayor Rd COOGEE	Unlikely	Very High	Moderate	Catastrophic	High (3C)	
6.01	Coastal Strip (planning area 6)	CKBCSP97	Market Grande South East Urban Interface	East of Hamilton Rd COOGEE	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	
6.01	Coastal Strip (planning area 6)	CKBCSP98	Coogee Urban interface (west)	East of Cockburn Rd COOGEE	Unlikely	Medium	Low	Minor	Low (5C)	
6.01	Coastal Strip (planning area 6)	CKBCSO99	Telestra exchange - Spearwood	89 Mell Rd SPEARWOOD	Unlikely	Medium	Moderate	Moderate	Low (5B)	
6.01	Coastal Strip (planning area 6)	CKBCSP100	Mell Rd Development (North)	Mell Rd SPEARWOOD	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	
6.01	Coastal Strip (planning area 6)	CKBCSP101	Amberley Aged Care	30 Mell Rd SPEARWOOD	Unlikely	High	High	Catastrophic	High (3C)	
6.01	Coastal Strip (planning area 6)	CKBCSP102	Pennlake Dr Urban Interface	Pennlake Dr MUNSTER	Likely	High	Moderate	Major	Very High (2A)	
6.01	Coastal Strip (planning area 6)	CKBCSP103	Munster Market Gardens	South Munster (West of Stook Rd)	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	
6.01	Coastal Strip (planning area 6)	CKBCSP104	140 Cockburn Rd Industrial Interface	140 Cockburn Rd NORHT COOGEE	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	
6.01	Coastal Strip (planning area 6)	CKBCSP105	Employment Crescent Industrial Interface	Along Employment Crt NORTH COOGEE	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	
6.01	Coastal Strip (planning area 6)	CKBCSL106	Manning Park Homestead	Azella Rd HAMILTON HILL	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	
6.01	Coastal Strip (planning area 6)	CKBCSP107	Delmatnac Cub	41 Azella Rd HAMILTON HILL	Unlikely	Medium	Low	Minor	Low (5C)	
6.01	Coastal Strip (planning area 6)	CKBCSO108	Hamilton Hill Senior High School	8 Punvis St HAMILTON HILL	Unlikely	Medium	Moderate	Moderate	Low (5B)	
6.01	Coastal Strip (planning area 6)	CKBCSP109	Angus Ave - Blackwood Ave Urban Interface	Angus Ave to Blackwood Ave HAMILTON HILL	Likely	Very High	Moderate	Catastrophic	Extreme (1B)	
6.01	Coastal Strip (planning area 6)	CKBCSP110	Wheeler Rd - Punvis St Urban Interface	Wheeler Rd - Punvis St HAMILTON HILL	Unlikely	Very High	Moderate	Catastrophic	High (3C)	
6.01	Coastal Strip (planning area 6)	CKBCSP111	Hamilton Hill and Spearwood (West) Urban Interface	Omanney St - Ferns Way HAMILTON HILL / SPEARWOOD	Unlikely	High	Moderate	Major	Medium (4B)	

Map ID	Planning Area	Land Owner	Asset ID	Asset Name	Asset Location	Asset Sub Cat.	Likelihood Rating	Consequence Inputs			Risk Rating	Comments/Notes
								Level of Impact	Recovery Costs	Consequence		
1:04	Banjup / Atwell (Planning area 1)	Other Government Agency	Q121	Perth - Bunbury Gas Pipeline	Banjup (south eastern side)	Critical Infrastructure	Almost Certain	State	Low	Moderate	Very High (2C)	
0:04	Banjup / Atwell (Planning area 1)	Other Government Agency	Q122	Jandakot Water Catchment	Banjup	Drinking Water Catchments	Almost Certain	State	Low	Moderate	Very High (2C)	
1:04	Banjup / Atwell (Planning area 1)	Other Government Agency	Q123	Water Pump 1	Hebble Loop BANJUP	Drinking Water Catchments	Possible	State	Low	Moderate	Medium (4A)	
1:04	Banjup / Atwell (Planning area 1)	Other Government Agency	Q124	Water Pump 2	Lot 465 Bartrum Rd BANJUP	Drinking Water Catchments	Possible	State	Low	Moderate	Medium (4A)	
1:04	Banjup / Atwell (Planning area 1)	Other Government Agency	Q125	Water Pump 3	Lot 464 Boronia Road BANJUP	Drinking Water Catchments	Possible	State	Low	Moderate	Medium (4A)	
1:04	Banjup / Atwell (Planning area 1)	Other Government Agency	Q126	Water Pump 4	Denis De Young Reserve (LGA) Boundary	Drinking Water Catchments	Possible	State	Low	Moderate	Medium (4A)	
1:04	Banjup / Atwell (Planning area 1)	Local Government	L127	Denis De Young Race Track	Denis De Young Reserve	Tourist and Recreational	Almost Certain	Local	Low	Minor	High (3D)	
1:04	Banjup / Atwell (Planning area 1)	Private	P128	Lyon Blvd Shopping Village	80 Lyon Blvd ATWELL	Commercial/Industrial	Unlikely	Local	Low	Minor	Low (5C)	
2:02	Jandakot/Banjup North	Other Government Agency	Q129	Jandakot Airport (airside)	Jandakot Airport	Critical Infrastructure	Unlikely	State	Moderate	Major	Medium (4B)	
2:02	Jandakot/Banjup North	Other Government Agency	Q130	Jandakot Airport (Hangars)	Jandakot Airport	Critical Infrastructure	Unlikely	State	High	Catastrophic	High (3C)	
2:02	Jandakot/Banjup North	Other Government Agency	Q131	Western Power (Jandakot)	85 Prinsep Road JANDAKOT	Critical Infrastructure	Unlikely	Regional	Moderate	Major	Medium (4B)	
2:02	Jandakot/Banjup North	Private	P132	Atco Gas Depot	81 Prinsep Road JANDAKOT	Commercial/Industrial	Unlikely	Regional	Moderate	Major	Medium (4B)	
2:02	Jandakot/Banjup North	Private	P133	Cockburn Central Industrial Complex	Armada Rd JANDAKOT	Commercial/Industrial	Unlikely	Regional	High	Major	Medium (4B)	
2:02	Jandakot/Banjup North	Other Government Agency	Q134	Jandakot Water Pumps	As Per Map 2:02	Drinking Water Catchments	Unlikely	State	Low	Moderate	Low (5B)	
3:02	South Coast to Hammond Park	Other Government Agency	Q135	Western Power High tension lines	West of Kwinana FWY	Critical Infrastructure	Unlikely	Regional	Moderate	Major	Medium (4B)	
3:02	South Coast to Hammond Park	Other Government Agency	Q136	Industrial Rail Line	West of Moylan Rd WATTLEUP	Critical Infrastructure	Unlikely	State	Moderate	Major	Medium (4B)	
3:02	South Coast to Hammond Park	Private	P137	Henderson Go-Cart Track	Gemma Rd HENDERSON	Tourist and Recreational	Unlikely	Local	Moderate	Moderate	Low (5B)	
3:02	South Coast to Hammond Park	Private	P138	Henderson Industrial Interface (EAST)	West of Cockburn Rd HENDERSON	Commercial/Industrial	Unlikely	Regional	Moderate	Major	Medium (4B)	
3:02	South Coast to Hammond Park	Other Government Agency	Q139	Telstra exchange - Wattleup	1022 Rockingham Rd WATTLEUP	Critical Infrastructure	Unlikely	Regional	Moderate	Major	Medium (4B)	
3:02	South Coast to Hammond Park	Private	P140	Cockburn Cement quarry	Lot 241 Rockingham Rd WATTLEUP	Commercial/Industrial	Unlikely	Regional	Low	Moderate	Low (5B)	
3:02	South Coast to Hammond Park	Private	P141	Hurst Rd Industrial Complex	53 Hurst Rd WATTLEUP	Commercial/Industrial	Unlikely	Local	Low	Minor	Low (5C)	
3:02	South Coast to Hammond Park	Private	P142	Wattleup Market Gardens	Wattleup - WATTLEUP	Agricultural	Possible	Local	Low	Minor	Low (5A)	
3:02	South Coast to Hammond Park	Other Government Agency	Q143	Model Car Club/Race tract	Gemma Rd HENDERSON	Tourist and Recreational	Almost Certain	Local	Low	Minor	High (3D)	
4:02	Beeliar Regional Park	Other Government Agency	Q144	Industrial Rail Line	East of Cockburn Cement Mill	Critical Infrastructure	Unlikely	State	Moderate	Major	Medium (4B)	
4:02	Beeliar Regional Park	Private	P145	Cockburn Cement Mill	Lot 88 Holmes Rd MUNSTER	Commercial/Industrial	Unlikely	Regional	Moderate	Major	Medium (4B)	
4:02	Beeliar Regional Park	Other Government Agency	Q146	Water Corp Site - MUNSTER	HENDERSON RD MUNSTER	Critical Infrastructure	Unlikely	Regional	Moderate	Major	Medium (4B)	
4:02	Beeliar Regional Park	Private	P147	Cockburn Cement quarry 2	lot 888 Holmes Rd MUNSTER	Commercial/Industrial	Unlikely	Regional	Low	Moderate	Low (5B)	
4:02	Beeliar Regional Park	Other Government Agency	Q148	Western Power High tension lines	West of Kwinana FWY - Success	Critical Infrastructure	Unlikely	Regional	Moderate	Major	Medium (4B)	
4:02	Beeliar Regional Park	Other Government Agency	Q149	Water Corp Site - SUCCESS	Bartrum Rd - SUCCESS	Critical Infrastructure	Unlikely	Regional	Moderate	Major	Medium (4B)	
4:02	Beeliar Regional Park	Other Government Agency	Q150	Stock Rd - WATTLEUP/MUNSTER	Stock Rd - WATTLEUP/MUNSTER	Critical Infrastructure	Unlikely	Regional	Low	Moderate	Low (5B)	
5:02	North Lake / Yangbup Lake	Other Government Agency	Q151	Western Power Jandakot Station and Power Lines	As Per Map 5:02	Critical Infrastructure	Unlikely	Regional	High	Major	Medium (4B)	
5:02	North Lake / Yangbup Lake	Private	P152	IFAP Training Facility	128 Farrington Rd NORTH LAKE	Commercial/Industrial	Unlikely	Regional	Moderate	Major	Medium (4B)	
5:02	North Lake / Yangbup Lake	Private	P153	North Lake Industrial Complex	Farrington Rd NORTH LAKE	Commercial/Industrial	Unlikely	Local	Moderate	Moderate	Low (5B)	
5:02	North Lake / Yangbup Lake	Private	P154	Good Life Fitness Gym	402 North Lake Rd NORTH LAKE	Tourist and Recreational	Unlikely	Local	Moderate	Moderate	Low (5B)	
5:02	North Lake / Yangbup Lake	Private	P155	Adventure World	351 Progress Dr BIBRA LAKE	Tourist and Recreational	Unlikely	Regional	Moderate	Major	Medium (4B)	
5:02	North Lake / Yangbup Lake	Private	P156	Bibra Lake Industrial interface	As Per Map 5:02	Commercial/Industrial	Unlikely	Regional	Moderate	Major	Medium (4B)	
5:02	North Lake / Yangbup Lake	Other Government Agency	Q157	Industrial Rail Line	As Per Map 5:02	Critical Infrastructure	Unlikely	State	Moderate	Major	Medium (4B)	
6:02	Coastal Strip	Other Government Agency	Q158	Water Corp Site - Mt Brown	837 Cockburn Rd MUNSTER	Critical Infrastructure	Unlikely	State	Moderate	Major	Medium (4B)	
6:02	Coastal Strip	Private	P159	Henderson Industrial interface (Northern)	South of Cockburn Rd HENDERSON	Commercial/Industrial	Unlikely	State	Moderate	Major	Medium (4B)	
6:02	Coastal Strip	Other Government Agency	Q160	Woodman Point Caravan Park	Woodman Point - MUNSTER	Tourist and Recreational	Unlikely	Local	Low	Minor	Low (5C)	
6:02	Coastal Strip	Local Government	L161	Coogee Caravan Park	POWELL Rd - COOGEE	Tourist and Recreational	Unlikely	Local	Low	Minor	Low (5C)	
6:02	Coastal Strip	Other Government Agency	Q162	Stock Rd - WATTLEUP/MUNSTER	As Per Map 6:02	Critical Infrastructure	Unlikely	Regional	Low	Moderate	Low (5B)	
6:02	Coastal Strip	Other Government Agency	Q163	Western Power C Y O'Conner	Lot 1 Robb Rd NORTH COOGEE	Critical Infrastructure	Unlikely	Regional	Moderate	Major	Medium (4B)	

Map ID	Planning Area	Asset ID	Asset Name	Asset Location	Likelihood Inputs	Consequence			Potential Impact of Fire	Consequence Rating	Risk Rating	Comments/Notes
					Likelihood Rating	Conservation Status	Geographic Extent	Vulnerability				
1.03	Banjup / Atwell (Planning area 1)	CKBBAL170	Emma Tree by Reserve	Armadale Rd / Gutter Ridge Rd BANJUP	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
1.03	Banjup / Atwell (Planning area 1)	CKBBAL171	Bosworth Reserve	Harper Rd BANJUP	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
1.03	Banjup / Atwell (Planning area 1)	CKBBAL172	Mather Reserve	Bartram Rd BANJUP	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
1.03	Banjup / Atwell (Planning area 1)	CKBBAL173	Kraemer Reserve	Bartrum Rd / Hebble Loop BANJUP	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
1.03	Banjup / Atwell (Planning area 1)	CKBBADPaW174	Shirley Bella Swamp	Gibbs Rd / Liddellw Rd / Tapper Rd BANJUP	Likely	Endangered	Restricted	High	Restrict	Moderate	High (3A)	
1.03	Banjup / Atwell (Planning area 1)	CKBBAL175	Gil Chalwel Reserve	Boronia Rd BANJUP	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
1.03	Banjup / Atwell (Planning area 1)	CKBBAL176	Banksia Eucalypt Woodland Park (North)	Gibbs Rd AUBIN GROVE	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
1.03	Banjup / Atwell (Planning area 1)	CKBBAL177	Buckingham Reserve	Gibbs Rd BANJUP	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
1.03	Banjup / Atwell (Planning area 1)	CKBBAL178	Denis De Yung Reserve	Liddelow Rd BANJUP	Likely	Endangered	Restricted	High	Restrict	Moderate	High (3A)	
1.03	Banjup / Atwell (Planning area 1)	CKBBAL179	Triandra Reserve	Triandra Court BANJUP	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
1.03	Banjup / Atwell (Planning area 1)	CKBBAL180	Eco Park	Aurora Dr ATWELL	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
1.03	Banjup / Atwell (Planning area 1)	CKBBAL181	Kurrajong Park	Kurrajong Approach ATWELL	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
1.03	Banjup / Atwell (Planning area 1)	CKBBAL182	Freshwater Reserve	Hawkesbury Retreat ATWELL	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
2.03	Jandakot / Banjup North (Planning area 2)	CKBJKL183	Bandicoot Reserve	Berrigan Dr. JANDAKOT	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
2.03	Jandakot / Banjup North (Planning area 2)	CKBJKL184	Brandwood Reserve	Brandwood Gardens LEEMING	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
2.03	Jandakot / Banjup North (Planning area 2)	CKBJKL185	Classon Park	Cassery Dr LEEMING	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
2.03	Jandakot / Banjup North (Planning area 2)	CKBJKL186	Heatherlea Reserve	Heatherlea Parkway LEEMING	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
2.03	Jandakot / Banjup North (Planning area 2)	CKBJKL187	Lukin Swamp Reserve	Merrit Loop JANDAKOT	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
2.03	Jandakot / Banjup North (Planning area 2)	CKBJKL188	Rose Shanks Reserve	Armadale / Warton Rd JANDAKOT	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
2.03	Jandakot / Banjup North (Planning area 2)	CKBJKL189	Verdi Reserve	Cutler Rd JANDAKOT	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
2.03	Jandakot / Banjup North (Planning area 2)	CKBJKDPaW190	Fraser Rd Bushland	Fraser Rd JANDAKOT	Likely	Endangered	Restricted	High	Restrict	Moderate	High (3A)	
2.03	Jandakot / Banjup North (Planning area 2)	CKBJKO191	Jandakot Airport Bushland (airside)	Jandakot Airport JANDAKOT	Likely	Endangered	Restricted	High	Restrict	Moderate	High (3A)	
2.03	Jandakot / Banjup North (Planning area 2)	CKBJKDPaW192	Account Reserve	Account Rd JANDAKOT	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
3.03	Southern Coast to Hammond Park (Planning area 3)	CKBSCL193	Baler Reserve	Russell Rd HAMMOND PARK	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
3.03	Southern Coast to Hammond Park (Planning area 3)	CKBSCL194	Barfield Reserve	Barfield Rd HAMMOND PARK	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
3.03	Southern Coast to Hammond Park (Planning area 3)	CKBSCL195	Christmas Tree Park	Serenity Parkway HAMMOND PARK	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
3.03	Southern Coast to Hammond Park (Planning area 3)	CKBSCL196	Frankland Park	Wattleup Rd WATTLEUP	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
3.03	Southern Coast to Hammond Park (Planning area 3)	CKBSCL197	Holdsworth Reserve	Pearse / Mortimer Rd WATTLEUP	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
3.03	Southern Coast to Hammond Park (Planning area 3)	CKBSCL198	Mohan Park	Mohan Loop HAMMOND PARK	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
3.03	Southern Coast to Hammond Park (Planning area 3)	CKBSCL199	Redemptora Reserve	Redemptora Rd HENDERSON	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
3.03	Southern Coast to Hammond Park (Planning area 3)	CKBSCL200	Roper Reserve	Roper BLVD HAMMOND PARK	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
3.03	Southern Coast to Hammond Park (Planning area 3)	CKBSCDPaW201	Henderson Cliffs	Cockburn Rd HENDERSON	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
3.03	Southern Coast to Hammond Park (Planning area 3)	CKBSCDPaW202	Harry Waring Marsupial Reserve		Likely	Endangered	Restricted	High	Restrict	Moderate	High (3A)	
4.03	Beeliar Regional Park (Planning area 4)	CKBBEL203	Banbar Park	Astroloma Dr SUCCESS	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
4.03	Beeliar Regional Park (Planning area 4)	CKBBEL204	Beeliar Oval Reserve	The Grange BEELIAR	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
4.03	Beeliar Regional Park (Planning area 4)	CKBBEL205	Cooolong Park	Cooolong Link SUCCESS	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
4.03	Beeliar Regional Park (Planning area 4)	CKBBEL206	Fancote Reserve	Henderson Rd MUNSTER	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
4.03	Beeliar Regional Park (Planning area 4)	CKBBEL207	Success Reserve Bushland	Hammond Rd / Columbus Loop SUCCESS	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
4.03	Beeliar Regional Park (Planning area 4)	CKBBEL208	Skaife Park	Henderson Rd / Holmes Rd MUNSTER	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
4.03	Beeliar Regional Park (Planning area 4)	CKBBEDPaW209	Thompson Lake	North of Russell Rd BEELIAR	Likely	Endangered	Restricted	High	Restrict	Moderate	High (3A)	
4.03	Beeliar Regional Park (Planning area 4)	CKBBEDPaW210	Kogalup Lake	South of Beeliar Dr BEELIAR	Likely	Endangered	Restricted	High	Restrict	Moderate	High (3A)	
4.03	Beeliar Regional Park (Planning area 4)	CKBBEO211	Branch Circus Bushland	Hammond Rd SUCCESS	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
4.03	Beeliar Regional Park (Planning area 4)	CKBBEO212	Lot 9001 Hammond Rd Bushland	lot 9001 Hammond Rs SUCCESS	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
4.03	Beeliar Regional Park (Planning area 4)	CKBBEO213	Water Corp Site - Munster	Henderson Rd MUNSTER	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
4.03	Beeliar Regional Park (Planning area 4)	CKBBEO214	Twin Bartram Swamps	Wentworth Parade SUCCESS	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
5.03	North Lake – Yangebup Lake (Planning area 5)	CKBNLL215	Bibra Lake Reserve	Bibra Dr BIBRA LAKE	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
5.03	North Lake – Yangebup Lake (Planning area 5)	CKBNLL216	Cocos Park Reserve	Cocos Dr BIBRA LAKE	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
5.03	North Lake – Yangebup Lake (Planning area 5)	CKBNLL217	Cockburn Central Bushland	North Lake Rd COCKBURN CENTRAL	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
5.03	North Lake – Yangebup Lake (Planning area 5)	CKBNLL218	Levi Park	Plover Dr YANGEBUP	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
5.03	North Lake – Yangebup Lake (Planning area 5)	CKBNLL219	Little Rush Lake Reserve	Osprey Dr YANGEBUP	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
5.03	North Lake – Yangebup Lake (Planning area 5)	CKBNLL220	Lot 27 Progress Dr	Lot 27 Progress Dr BIBRA LAKE	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
5.03	North Lake – Yangebup Lake (Planning area 5)	CKBNLL221	Nola Waters Reserve	Annois Rd BIBRA LAKE	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
5.03	North Lake – Yangebup Lake (Planning area 5)	CKBNLL222	Yangebup Lake Reserve	Osprey Dr YANGEBUP	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
6.03	Coastal Strip (planning area 6)	CKBCSL223	Coogee Beach Reserve	Cockburn rd. COOGEE	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
6.03	Coastal Strip (planning area 6)	CKBCSL224	C Y O'Conner Reserve	Robb Rd NORTH COOGEE	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
6.03	Coastal Strip (planning area 6)	CKBCSL225	Katsura Reserve	Katsura Gardens MUNSTER	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
6.03	Coastal Strip (planning area 6)	CKBCSL226	Lake Coogee Reserve	Fawcett Rd MUNSTER	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
6.03	Coastal Strip (planning area 6)	CKBCSL227	Manning Park	Azella Rd HAMILTON HILL	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
6.03	Coastal Strip (planning area 6)	CKBCSL228	Market Garden Swamp #3	Preston Dr MUNSTER	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
6.03	Coastal Strip (planning area 6)	CKBCSL229	Market Garden Swamp #1	Garden Rd MUNSTER	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
6.03	Coastal Strip (planning area 6)	CKBCSL230	Market Garden Swamp # 2		Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
6.03	Coastal Strip (planning area 6)	CKBCSL231	Mc Neil Field	Mayor Rd MUNSTER	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
6.03	Coastal Strip (planning area 6)	CKBCSDPaW232	Woodman Point Regional Park	O'Kane Court COOGEE	Likely	Endangered	Restricted	High	Exclude	Major	Very High (2A)	
6.03	Coastal Strip (planning area 6)	CKBCSDPaW233	Mt Brown	Gemma Rd HENDERSON	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
6.03	Coastal Strip (planning area 6)	CKBCSQ234	Cmr of Spearwood Ave / Cockburn Rd	Cmr of Spearwood Ave / Cockburn Rd	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	
6.03	Coastal Strip (planning area 6)	CKBCSQ235	20 King St	20 King St Coogee	Likely	Locally Important	Widespread	Low	Restrict	Minor	Medium (4C)	

Map ID	Planning Area	Asset ID	Asset Name	Asset Location	Asset Sub Cat.	Likelihood	Consequence			Risk Rating	Comments/Notes
						Likelihood Rating	Threat	Vulnerability	Consequence Rating		
1:04	Banjup / Atwell (Planning area 1)	CKBBAL246	Paperbark Tree (Traffic Island)	Tapper Rd	Other Cultural Assets	Unlikely	Medium	Low	Minor	Low (5C)	
1:04	Banjup / Atwell (Planning area 1)	CKBBAL247	Mather Reserve	Mather Reserve BANJUP	Aboriginal	Likely	Very High	Low	Moderate	High (3A)	
1:04	Banjup / Atwell (Planning area 1)	CKBBAL248	Kraemer Reserve	Bartram Rd BANJUP	Aboriginal	Likely	Very High	Low	Moderate	High (3A)	
1:04	Banjup / Atwell (Planning area 1)	CKBBAP249	Ready Mix Sandpit 2	Armada Rd	Other Cultural Assets	Unlikely	Medium	Low	Minor	Low (5C)	
1:04	Banjup / Atwell (Planning area 1)	CKBBAP250	Ready Mix Sandpit 1	Armada Rd	Other Cultural Assets	Unlikely	Medium	Low	Minor	Low (5C)	
2:04	Jandakot / Banjup North (Planning area 2)	CKBJKP251	Prinsep Rd	Prinsep Rd	Other Cultural Assets	Unlikely	High	Low	Moderate	Low (5B)	
2:04	Jandakot / Banjup North (Planning area 2)	CKBJKP252	Warton Rd BANJUP	Warton Rd	Other Cultural Assets	Unlikely	Very High	Low	Moderate	Low (5B)	
2:04	Jandakot / Banjup North (Planning area 2)	CKBJKO253	Hope Rd JANDAKOT	Hope Rd JANDAKOT	Other Cultural Assets	Unlikely	High	Low	Moderate	Low (5B)	
2:04	Jandakot / Banjup North (Planning area 2)	CKBJKO254	Lukin Swamp	Eastern end of Jandakot Airport	Aboriginal	Likely	Very High	Low	Moderate	High (3A)	
2:04	Jandakot / Banjup North (Planning area 2)	CKBJKP255	Acourt Rd	Acourt Rd Jandakot	Aboriginal	Unlikely	Very High	Low	Moderate	Low (5B)	
2:04	Jandakot / Banjup North (Planning area 2)	CKBJKL256	Banjup Memorial Park	Armada Rd	Non-indigenous Heritage	Likely	Very High	Moderate	Major	Very High (2A)	
3:04	Southern Coast to Hammond Park (Planning area 3)	CKBSCP257	Wattleup Road Swamp	290 Wattleup Rd	Aboriginal	Almost Certain	Very High	Low	Moderate	Very High (2C)	
3:04	Southern Coast to Hammond Park (Planning area 3)	CKBSCP258	Gemma Road asset	Gemma Road HENDERSON	Non-indigenous Heritage	Possible	Very High	Low	Moderate	Medium (4A)	
3:04	Southern Coast to Hammond Park (Planning area 3)	CKBSCP259	Naval Base Shacks	1136 Cockburn Rd HENDERSON	Non-indigenous Heritage	Unlikely	Very High	Moderate	Major	Medium (4B)	
4:04	Beeliar Regional Park (Planning area 4)	CKBBEO260	Kogolup Lake	764L Branch Circus BEELIAR	Aboriginal	Almost Certain	Very High	Low	Moderate	Very High (2C)	
4:04	Beeliar Regional Park (Planning area 4)	CKBBEPaW261	Thompson Lake	1555R Pearse Road BEELIAR	Aboriginal	Likely	Very High	Low	Moderate	High (3A)	
4:04	Beeliar Regional Park (Planning area 4)	CKBBEP262	Hammond Road Swamp	Hammond Rd Success	Aboriginal	Likely	High	Low	Moderate	High (3A)	
4:04	Beeliar Regional Park (Planning area 4)	CKBBEP263	Bartram Road Swamp	Bartram Rd Success	Aboriginal	Likely	Very High	Low	Moderate	High (3A)	
4:04	Beeliar Regional Park (Planning area 4)	CKBBEL264	Thompson Lake 01	63 Beaumont Parkway SUCCESS	Aboriginal	Likely	Very High	Low	Moderate	High (3A)	
4:04	Beeliar Regional Park (Planning area 4)	CKBBEPaW265	Thompson Lake	1555R Pearse Road BEELIAR	Aboriginal	Possible	Very High	Low	Moderate	Medium (4A)	
4:04	Beeliar Regional Park (Planning area 4)	CKBBEO266	Thompson Reservoir 1	18L Lorimer Road MUNSTER	Aboriginal	Unlikely	Very High	Low	Moderate	Low (5B)	
4:04	Beeliar Regional Park (Planning area 4)	CKBBEO267	Thompson Reservoir 2	18L Lorimer Road MUNSTER	Aboriginal	Unlikely	Very High	Low	Moderate	Low (5B)	
4:04	Beeliar Regional Park (Planning area 4)	CKBBEO268	Beeliar Regional Park 4	755L Lorimer Road BEELIAR	Aboriginal	Likely	Very High	Low	Moderate	High (3A)	
5:04	North Lake – Yangebup Lake (Planning area 5)	CKBNLO269	North Lake (North)	North Lake Rd Bibra Lake	Aboriginal	Likely	Very High	Low	Moderate	High (3A)	
5:04	North Lake – Yangebup Lake (Planning area 5)	CKBNLO270	North Lake (Coolbellup)	North Lake Rd Bibra Lake	Aboriginal	Likely	Very High	Low	Moderate	High (3A)	
5:04	North Lake – Yangebup Lake (Planning area 5)	CKBNLO271	North Lake and Bibra Lake	North Lake Dr Bibra Lake	Aboriginal	Likely	Very High	Low	Moderate	High (3A)	
5:04	North Lake – Yangebup Lake (Planning area 5)	CKBNLO272	Swamp 81	South of Adventure World on North Lake Rd	Aboriginal	Likely	Very High	Low	Moderate	High (3A)	
5:04	North Lake – Yangebup Lake (Planning area 5)	CKBNLO273	North Lake SW	North Lake Rd Bibra Lake	Aboriginal	Likely	Very High	Low	Moderate	High (3A)	
5:04	North Lake – Yangebup Lake (Planning area 5)	CKBNLO274	Bibra Lake North	North Lake Rd Bibra Lake	Aboriginal	Likely	Very High	Low	Moderate	High (3A)	
6:04	Coastal Strip (planning area 6)	CKBCSO275	Cockburn Lighthouse	Cockburn Rd HENDERSON	Aboriginal	Unlikely	Very High	Low	Moderate	Low (5B)	
6:04	Coastal Strip (planning area 6)	CKBCSL276	Robb Jetty Camp	Rob Rd NORTH COOGEE	Aboriginal	Likely	Very High	Low	Moderate	High (3A)	
6:04	Coastal Strip (planning area 6)	CKBCSL277	Lake Coogee 1	Cockburn Rd HENDERSON	Aboriginal	Likely	Very High	Low	Moderate	High (3A)	
6:04	Coastal Strip (planning area 6)	CKBCSL278	Lake Coogee 2	East of Cockburn Rd HENDERSON	Aboriginal	Likely	Very High	Low	Moderate	High (3A)	
6:04	Coastal Strip (planning area 6)	CKBCSO279	Cockburn Rd - Henderson	Cockburn Rd HENDERSON	Aboriginal	Likely	Very High	Low	Moderate	High (3A)	
6:04	Coastal Strip (planning area 6)	CKBCSO280	Woodman Point	Cockburn Rd HENDERSON	Aboriginal	Likely	Very High	Low	Moderate	High (3A)	
6:04	Coastal Strip (planning area 6)	CKBCSL281	Lake Coogee	Cockburn Rd HENDERSON	Aboriginal	Likely	Very High	Low	Moderate	High (3A)	
6:04	Coastal Strip (planning area 6)	CKBCSO282	Cockburn Rd Buildings and Rail	Cockburn Rd HENDERSON	Other Cultural Assets	Likely	High	Moderate	Moderate	High (3A)	

Appendix 3 – Treatment Schedule

Appendix 3 comprises of the following A3 tables.

- Human Assets Treatment Schedule
- Economic Assets Treatment Schedule
- Environmental Assets Treatment Schedule
- Cultural Assets Treatment Schedule

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Asset ID	Planning Area	Asset Name	Treatment Priority	Treatment Type	Land Owner
CKBBAP1	Banjup / Atwell (Planning area 1)	urban interface 1	2B	Tier 1 Treatments	Private
CKBO2	Banjup / Atwell (Planning area 1)	Atwell Primary School	2B	Tier 1 Treatments	Other Government Agency
CKBL3	Banjup / Atwell (Planning area 1)	Atwell Community Centre	4B	Tier 1 Treatments	Local Government
CKBP4	Banjup / Atwell (Planning area 1)	Urban interface 2	2B	Tier 1 Treatments	Private
CKBP5	Banjup / Atwell (Planning area 1)	Lyon Rd Shopping Centre	3C	Tier 1 Treatments	Private
CKBP6	Banjup / Atwell (Planning area 1)	urban interface 3	3C	Tier 2 Treatments	Private
CKBP7	Banjup / Atwell (Planning area 1)	urban interface 4	2B	Tier 4 Treatments	Private
CKBL8	Banjup / Atwell (Planning area 1)	Aubin Grove Community Centre	3C	Tier 1 Treatments	Local Government
CKBO9	Banjup / Atwell (Planning area 1)	Aubin Grove Primary School	3C	Tier 1 Treatments	Other Government Agency
CKBP10	Banjup / Atwell (Planning area 1)	Rural Living	1A	Tier 4 Treatments	Private
CKBBAO11	Banjup / Atwell (Planning area 1)	DCP Home	1A	Tier 4 Treatments	Other Government Agency
CKBBAL12	Banjup / Atwell (Planning area 1)	Jandakot Fire Station	1B	Tier 4 Treatments	Local Government
CKBBAL13	Banjup / Atwell (Planning area 1)	Banjup Community Centre	1B	Tier 4 Treatments	Local Government
CKBBAP14	Banjup / Atwell (Planning area 1)	Rural Living 2	1A	Tier 4 Treatments	Private
CKBJKP15	Jandakot / Banjup North (Planning area 2)	Rural Living	1A	Tier 4 Treatments	Private
CKBJKP16	Jandakot / Banjup North (Planning area 2)	Rural Living	1A	Tier 4 Treatments	Private
CKBJKP17	Jandakot / Banjup North (Planning area 2)	Industrial complex interface	4B	Tier 1 Treatments	Private
CKBJKO18	Jandakot / Banjup North (Planning area 2)	Western Power Site (Jandakot)	4B	Tier 1 Treatments	Other Government Agency
CKBJKP19	Jandakot / Banjup North (Planning area 2)	Schaffer Corporation	3B	Tier 1 Treatments	Private
CKBJKP20	Jandakot / Banjup North (Planning area 2)	Glendale Crest rural interface	1A	Tier 4 Treatments	Private
CKBJKP21	Jandakot / Banjup North (Planning area 2)	Berrigan Dr urban interface	2A	Tier 1 Treatments	Private
CKBJKP22	Jandakot / Banjup North (Planning area 2)	Merrit Loop Industrial area	3C	Tier 1 Treatments	Private
CKBJKO23	Jandakot / Banjup North (Planning area 2)	Jandakot Airport - North of Eagle Dr	3C	Tier 4 Treatments	Other Government Agency
CKBJKO24	Jandakot / Banjup North (Planning area 2)	Jandakot Airport - South of Eagle Dr	3C	Tier 3 Treatments	Other Government Agency
CKBJKO25	Jandakot / Banjup North (Planning area 2)	Western Power Site 2 (Jandakot)	3C	Tier 1 Treatments	Other Government Agency
CKBSCP26	Southern Coast to Hammond Park (Planning area 3)	Hammond Park Urban Interface	1B	Tier 3 Treatments	Private
CKBSCO27	Southern Coast to Hammond Park (Planning area 3)	Hammond Park Catholic Primary School	2B	Tier 1 Treatments	Other Government Agency
CKBSCP28	Southern Coast to Hammond Park (Planning area 3)	up rural living area (along Wattleup Rd - south of Russe	2B	Tier 4 Treatments	Private
CKBSCP29	Southern Coast to Hammond Park (Planning area 3)	Industrial complex interface (Wattleup RD)	5C	Treatment Not Possible	Private
CKBSCL30	Southern Coast to Hammond Park (Planning area 3)	Wattleup Community Centre	5C	Tier 3 Treatments	Local Government
CKBSCO31	Southern Coast to Hammond Park (Planning area 3)	Telstra exchange (Wattleup)	2A	Tier 3 Treatments	Other Government Agency
CKBSCP32	Southern Coast to Hammond Park (Planning area 3)	Ten Mile Well (Wattleup Teven)	2A	Tier 1 Treatments	Private
CKBSCP33	Southern Coast to Hammond Park (Planning area 3)	53 Hurst Rd - industrial complex interface	2A	Tier 1 Treatments	Private
CKBSCP34	Southern Coast to Hammond Park (Planning area 3)	Henderson Industrial Complex interface	1A	Tier 4 Treatments	Private
CKBBEP35	Beeliar Regional Park (Planning area 4)	Emmanuel Catholic College	5B	Tier 1 Treatments	Private
CKBBEP36	Beeliar Regional Park (Planning area 4)	Beeliar Dr light industrial shopping complex	3B	Tier 1 Treatments	Private
CKBBEP37	Beeliar Regional Park (Planning area 4)	Success (North) Urban Interface	3C	Tier 1 Treatments	Private
CKBBEP38	Beeliar Regional Park (Planning area 4)	Hammond Rd rural interface	1B	Tier 1 Treatments	Private
CKBBEP39	Beeliar Regional Park (Planning area 4)	Success (South) urban interface	1B	Tier 1 Treatments	Private
CKBBEP40	Beeliar Regional Park (Planning area 4)	Success (East) urban interface	1B	Tier 1 Treatments	Private
CKBBEO41	Beeliar Regional Park (Planning area 4)	Water Corp Site - Success	1B	Tier 2 Treatments	Other Government Agency
CKBBEDFES42	Beeliar Regional Park (Planning area 4)	Success Fire & Rescue Station	3C	Treatment Not Required	Department of Fire and Emergency Services
CKBBEL43	Beeliar Regional Park (Planning area 4)	Success Regional Sports Complex	3C	Tier 1 Treatments	Local Government
CKBBEO44	Beeliar Regional Park (Planning area 4)	Success Primary School	2A	Tier 1 Treatments	Other Government Agency
CKBBEP45	Beeliar Regional Park (Planning area 4)	Boronia Park urban interface	1B	Tier 1 Treatments	Private
CKBBEP46	Beeliar Regional Park (Planning area 4)	Baler Reserve urban interface (North)	3A	Tier 1 Treatments	Private
CKBBEP47	Beeliar Regional Park (Planning area 4)	iar (suburb) Regional Park Urban Interface (East of rail	1A	Tier 1 Treatments	Private
CKBBEP48	Beeliar Regional Park (Planning area 4)	Beeliar Village Urban Interface	3C	Treatment Not Possible	Private
CKBBEP49	Beeliar Regional Park (Planning area 4)	Beeliar Market Gardens	3C	Tier 3 Treatments	Private
CKBBEP50	Beeliar Regional Park (Planning area 4)	Cockburn Cement (Mill)	3C	Tier 1 Treatments	Private
CKBBEO51	Beeliar Regional Park (Planning area 4)	Water Corp Site - MUNSTER	1B	Tier 4 Treatments	Other Government Agency
CKBBEP52	Beeliar Regional Park (Planning area 4)	MUNSTER rural residential area	1A	Tier 4 Treatments	Private
CKBNLP53	North Lake - Yangebup Lake (Planning area 5)	Mater Christi Catholic Primary School	1B	Tier 1 Treatments	Private
CKBNLP54	North Lake - Yangebup Lake (Planning area 5)	Divine Mercy College	3C	Tier 1 Treatments	Private

CKBNLP55	North Lake – Yangebup Lake (Planning area 5)	Yangebup Lake Urban Interface (west)	2A	Tier 1 Treatments	Private
CKBNLP56	North Lake – Yangebup Lake (Planning area 5)	Argyle Place Urban Interface	2A	Tier 1 Treatments	Private
CKBNLP57	North Lake – Yangebup Lake (Planning area 5)	Levi Park Urban Interface	2A	Tier 1 Treatments	Private
CKBNLP58	North Lake – Yangebup Lake (Planning area 5)	Bibra Lake Industrial Interface (east)	1B	Tier 4 Treatments	Private
CKBNLP59	North Lake – Yangebup Lake (Planning area 5)	Adventure World - Ice skating arena	5B	Tier 1 Treatments	Private
CKBNLP60	North Lake – Yangebup Lake (Planning area 5)	Bibra Lake Retirement Village	4B	Tier 1 Treatments	Private
CKBNLP61	North Lake – Yangebup Lake (Planning area 5)	Tamera Dr Industrial Interface	5B	Tier 2 Treatments	Private
CKBNLP62	North Lake – Yangebup Lake (Planning area 5)	Lakes Shopping Centre	4B	Tier 1 Treatments	Private
CKBNLP63	North Lake – Yangebup Lake (Planning area 5)	South Lake Urban Interface	4B	Tier 1 Treatments	Private
CKBNLP64	North Lake – Yangebup Lake (Planning area 5)	South Lake leisure centre	5C	Tier 1 Treatments	Local Government
CKBNLP65	North Lake – Yangebup Lake (Planning area 5)	Lakelands Senior High School	3C	Tier 1 Treatments	Other Government Agency
CKBNLP66	North Lake – Yangebup Lake (Planning area 5)	South Lake Urban Interface	4B	Tier 1 Treatments	Private
CKBNLP67	North Lake – Yangebup Lake (Planning area 5)	CVES Building Industrial Interface	5B	Tier 3 Treatments	Private
CKBNLP68	North Lake – Yangebup Lake (Planning area 5)	Cockburn Central residential acreage lots	1B	Tier 3 Treatments	Private
CKBNLP69	North Lake – Yangebup Lake (Planning area 5)	South Lake Urban Interface (South)	3C	Tier 3 Treatments	Private
CKBNLP70	North Lake – Yangebup Lake (Planning area 5)	South Lake Urban Interface (West)	4B	Tier 3 Treatments	Private
CKBNLP71	North Lake – Yangebup Lake (Planning area 5)	Poletti Rd (South) Urban Interface	4B	Tier 1 Treatments	Private
CKBNLP72	North Lake – Yangebup Lake (Planning area 5)	South Lake / Bibra Lake Urban Interface (West of Power line)	1B	Tier 3 Treatments	Private
CKBNLP73	North Lake – Yangebup Lake (Planning area 5)	Bibra Lake Primary School	5B	Tier 1 Treatments	Other Government Agency
CKBNLP74	North Lake – Yangebup Lake (Planning area 5)	Bibra Lake Urban Interface	5B	Tier 1 Treatments	Private
CKBNLP75	North Lake – Yangebup Lake (Planning area 5)	Farrington Rd / Baker Court Industrial Complex	5C	Tier 1 Treatments	Other Government Agency
CKBNLP76	North Lake – Yangebup Lake (Planning area 5)	Murdoch Pines urban Interface	1B	Tier 1 Treatments	Private
CKBNLP77	North Lake – Yangebup Lake (Planning area 5)	IFAP Facility	3A	Tier 4 Treatments	Private
CKBNLP78	North Lake – Yangebup Lake (Planning area 5)	Progress Dr / Malvolio Rd Urban Interface	1B	Tier 4 Treatments	Private
CKBNLP79	North Lake – Yangebup Lake (Planning area 5)	Deller Rd (South) Urban Interface	1B	Tier 1 Treatments	Private
CKBNLP80	North Lake – Yangebup Lake (Planning area 5)	Coolbellup (South) Urban Interface (Forrest Rd)	1B	Tier 3 Treatments	Private
CKBNLP81	North Lake – Yangebup Lake (Planning area 5)	Good life Health Club	3A	Tier 1 Treatments	Private
CKBNLP82	North Lake – Yangebup Lake (Planning area 5)	Perth Waldorf School	1B	Tier 3 Treatments	Private
CKBNLP83	North Lake – Yangebup Lake (Planning area 5)	Adventure World	3C	Tier 1 Treatments	Private
CKBCSO84	Coastal Strip (planning area 6)	Water Corp Site - Mt. Brown	1B	Tier 1 Treatments	Other Government Agency
CKBCSP85	Coastal Strip (planning area 6)	Austal Ship Yard	3A	Tier 1 Treatments	Private
CKBCSO86	Coastal Strip (planning area 6)	Woodman Point Caravan Park	1B	Tier 1 Treatments	Other Government Agency
CKBCSO87	Coastal Strip (planning area 6)	Woodman Point - Recreation Camp	1B	Tier 1 Treatments	Other Government Agency
CKBCSL88	Coastal Strip (planning area 6)	Integrated Beach Facility (Coogee Surf Club)	4B	Tier 1 Treatments	Local Government
CKBCSL89	Coastal Strip (planning area 6)	Coogee Caravan Park	3C	Tier 1 Treatments	Local Government
CKBCSO90	Coastal Strip (planning area 6)	John Graham Recreational Reserve	3C	Treatment Not Required	Other Government Agency
CKBCSP91	Coastal Strip (planning area 6)	Port Coogee Urban Interface	5C	Tier 1 Treatments	Private
CKBCSO92	Coastal Strip (planning area 6)	Old Power Station - Coogee	5B	Tier 2 Treatments	Other Government Agency
CKBCSP93	Coastal Strip (planning area 6)	South East Industrial Complex	4B	Tier 1 Treatments	Private
CKBCSP94	Coastal Strip (planning area 6)	Troode St Urban Interface	1B	Tier 1 Treatments	Private
CKBCSP95	Coastal Strip (planning area 6)	Market Garden Swamp Urban Interface	2A	Tier 1 Treatments	Private
CKBCSO96	Coastal Strip (planning area 6)	Coogee Primary School	3C	Tier 2 Treatments	Other Government Agency
CKBCSP97	Coastal Strip (planning area 6)	Market Grande South East Urban Interface	1B	Tier 1 Treatments	Private
CKBCSP98	Coastal Strip (planning area 6)	Coogee Urban interface (west)	5C	Tier 3 Treatments	Private
CKBCSO99	Coastal Strip (planning area 6)	Telstra exchange - Spearwood	5B	Tier 2 Treatments	Other Government Agency
CKBCSP100	Coastal Strip (planning area 6)	Mell Rd Development (North)	1B	Treatment Not Possible	Private
CKBCSP101	Coastal Strip (planning area 6)	Amberley Aged Care	3C	Tier 1 Treatments	Private
CKBCSP102	Coastal Strip (planning area 6)	Pennlake Dr Urban Interface	2A	Tier 1 Treatments	Private
CKBCSP103	Coastal Strip (planning area 6)	Munster Market Gardens	1B	Tier 3 Treatments	Private
CKBCSP104	Coastal Strip (planning area 6)	146 Cockburn Rd Industrial Interface	1B	Tier 4 Treatments	Private
CKBCSP105	Coastal Strip (planning area 6)	Emplacement Crescent Industrial Interface	1B	Tier 4 Treatments	Private
CKBCSL106	Coastal Strip (planning area 6)	Manning Park Homestead	1B	Tier 4 Treatments	Local Government
CKBCSP107	Coastal Strip (planning area 6)	Delmatinac Cub	5C	Tier 1 Treatments	Private
CKBCSO108	Coastal Strip (planning area 6)	Hamilton Hill Senior High School	5B	Tier 4 Treatments	Other Government Agency
CKBCSP109	Coastal Strip (planning area 6)	Angus Ave - Blackwood Ave Urban Interface	1B	Tier 1 Treatments	Private
CKBCSP110	Coastal Strip (planning area 6)	Wheeler Rd - Purvis St Urban Interface	3C	Tier 1 Treatments	Private
CKBCSP111	Coastal Strip (planning area 6)	Hamilton Hill and Spearwood (West) Urban Interface	4B	Tier 1 Treatments	Private

Asset ID	Planning Area	Asset Name	Priority	Treatment Type	Land Owner
O121	Banjup / Atwell (Planning area 1)	Perth - Bunbury Gas Pipeline	2C	Tier 3 Treatments	Other Government Agency
O122	Banjup / Atwell (Planning area 1)	Jandakot Water Catchment	2C	Tier 1 Treatments	Other Government Agency
O123	Banjup / Atwell (Planning area 1)	Water Pump 1	4A	Tier 3 Treatments	Other Government Agency
O124	Banjup / Atwell (Planning area 1)	Water Pump 2	4A	Tier 3 Treatments	Other Government Agency
O125	Banjup / Atwell (Planning area 1)	Water Pump 3	4A	Tier 3 Treatments	Other Government Agency
O126	Banjup / Atwell (Planning area 1)	Water Pump 4	4A	Tier 3 Treatments	Other Government Agency
L127	Banjup / Atwell (Planning area 1)	Denis De Young Race Track	3D	Tier 1 Treatments	Local Government
P128	Banjup / Atwell (Planning area 1)	Lyon Blvd Shopping Village	5C	Tier 1 Treatments	Private
O129	Jandakot/Banjup North	Jandakot Airport (airside)	4B	Tier 1 Treatments	Other Government Agency
O130	Jandakot/Banjup North	Jandakot Airport (Hangers)	3C	Tier 1 Treatments	Other Government Agency
O131	Jandakot/Banjup North	Western Power (Jandakot)	4B	Tier 3 Treatments	Other Government Agency
P132	Jandakot/Banjup North	Atco Gas Depot	4B	Tier 3 Treatments	Private
P133	Jandakot/Banjup North	Cockburn Central Industrial Complex	4B	Tier 1 Treatments	Private
O134	Jandakot/Banjup North	Jandakot Water Pumps	5B	Tier 3 Treatments	Other Government Agency
O135	South Coast to Hammond Park	Western Power High tension lines	4B	Tier 3 Treatments	Other Government Agency
O136	South Coast to Hammond Park	Industrial Rail Line	4B	Tier 3 Treatments	Other Government Agency
P137	South Coast to Hammond Park	Henderson Go-Cart Track	5B	Tier 1 Treatments	Private
P138	South Coast to Hammond Park	Henderson Industrial Interface (EAST)	4B	Tier 1 Treatments	Private
O139	South Coast to Hammond Park	Telstra exchange - Wattleup	4B	Tier 1 Treatments	Other Government Agency
P140	South Coast to Hammond Park	Cockburn Cement quarry	5B	Tier 1 Treatments	Private
P141	South Coast to Hammond Park	Hurst Rd Industrial Complex	5C	Tier 1 Treatments	Private
P142	South Coast to Hammond Park	Wattleup Market Gardens	5A	Tier 1 Treatments	Private
O143	South Coast to Hammond Park	Model Car Club/Race tract	3D	Tier 1 Treatments	Other Government Agency
O144	Beeliar Regional Park	Industrial Rail Line	4B	Tier 3 Treatments	Other Government Agency
P145	Beeliar Regional Park	Cockburn Cement Mill	4B	Tier 3 Treatments	Private
O146	Beeliar Regional Park	Water Corp Site - MUNSTER	4B	Tier 3 Treatments	Other Government Agency
P147	Beeliar Regional Park	Cockburn Cement quarry 2	5B	Tier 1 Treatments	Private
O148	Beeliar Regional Park	Western Power High tension lines	4B	Tier 3 Treatments	Other Government Agency
O149	Beeliar Regional Park	Water Corp Site - SUCCESS	4B	Tier 3 Treatments	Other Government Agency
O150	Beeliar Regional Park	Stock Rd - WATTLEUP/MUNSTER	5B	Tier 3 Treatments	Other Government Agency
O151	North Lake / Yangebup Lake	Western Power Jandakot Station and Power Lines	4B	Tier 3 Treatments	Other Government Agency
P152	North Lake / Yangebup Lake	IFAP Training Facility	4B	Tier 1 Treatments	Private
P153	North Lake / Yangebup Lake	North Lake Industrial Complex	5B	Tier 1 Treatments	Private
P154	North Lake / Yangebup Lake	Good Life Fitness Gym	5B	Tier 1 Treatments	Private
P155	North Lake / Yangebup Lake	Adventure World	4B	Tier 1 Treatments	Private
P156	North Lake / Yangebup Lake	Bibra Lake Industrial interface	4B	Tier 1 Treatments	Private
O157	North Lake / Yangebup Lake	Industrial Rail Line	4B	Tier 3 Treatments	Other Government Agency

O158	Coastal Strip	Water Corp Site - Mt Brown	4B	Tier 1 Treatments	Other Government Agency
P159	Coastal Strip	Henderson Industrial interface (Northern)	4B	Tier 1 Treatments	Private
O160	Coastal Strip	Woodman Point Caravan Park	5C	Tier 1 Treatments	Other Government Agency
L161	Coastal Strip	Coogee Caravan Park	5C	Tier 1 Treatments	Local Government
O162	Coastal Strip	Stock Rd - WATTLEUP/MUNSTER	5B	Tier 3 Treatments	Other Government Agency
O163	Coastal Strip	Western Power C Y O'Conner	4B	Tier 3 Treatments	Other Government Agency

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Asset ID	Planning Area	Asset Name	Priority	Treatment Type	Land Owner
CKBBAL170	Banjup / Atwell (Planning area 1)	Emma Tree by Reserve	4C	Tier 2 Treatments	Local Government
CKBBAL171	Banjup / Atwell (Planning area 1)	Bosworth Reserve	4C	Tier 1 Treatments	Local Government
CKBBAL172	Banjup / Atwell (Planning area 1)	Mather Reserve	4C	Tier 1 Treatments	Local Government
CKBBAL173	Banjup / Atwell (Planning area 1)	Kraemer Reserve	4C	Tier 1 Treatments	Local Government
CKBBADPaW174	Banjup / Atwell (Planning area 1)	Shirley Bella Swamp	3A	Tier 2 Treatments	Department of Park and Wildlife
CKBBAL175	Banjup / Atwell (Planning area 1)	Gil Chalwel Reserve	4C	Tier 1 Treatments	Local Government
CKBBAL176	Banjup / Atwell (Planning area 1)	Banksia Eucalypt Woodland Park (North)	4C	Tier 4 Treatments	Local Government
CKBBAL177	Banjup / Atwell (Planning area 1)	Buckingham Reserve	4C	Tier 2 Treatments	Local Government
CKBBAL178	Banjup / Atwell (Planning area 1)	Denis De Yung Reserve	3A	Tier 4 Treatments	Local Government
CKBBAL179	Banjup / Atwell (Planning area 1)	Triandra Reserve	4C	Tier 1 Treatments	Local Government
CKBBAL180	Banjup / Atwell (Planning area 1)	Eco Park	4C	Tier 2 Treatments	Local Government
CKBBAL181	Banjup / Atwell (Planning area 1)	Kurrajong Park	4C	Tier 1 Treatments	Local Government
CKBBAL182	Banjup / Atwell (Planning area 1)	Freshwater Reserve	4C	Tier 3 Treatments	Local Government
CKBJKL183	Jandakot / Banjup North (Planning area 2)	Bandicoot Reserve	4C	Tier 4 Treatments	Local Government
CKBJKL184	Jandakot / Banjup North (Planning area 2)	Brandwood Reserve	4C	Tier 3 Treatments	Local Government
CKBJKL185	Jandakot / Banjup North (Planning area 2)	Classon Park	4C	Tier 3 Treatments	Local Government
CKBJKL186	Jandakot / Banjup North (Planning area 2)	Heatherlea Reserve	4C	Tier 2 Treatments	Local Government
CKBJKL187	Jandakot / Banjup North (Planning area 2)	Lukin Swamp Reserve	4C	Tier 1 Treatments	Local Government
CKBJKL188	Jandakot / Banjup North (Planning area 2)	Rose Shanks Reserve	4C	Tier 1 Treatments	Local Government
CKBJKL189	Jandakot / Banjup North (Planning area 2)	Verdi Reserve	4C	Tier 3 Treatments	Local Government
CKBJKDPaW190	Jandakot / Banjup North (Planning area 2)	Fraser Rd Bushland	3A	Tier 4 Treatments	Department of Park and Wildlife
CKBJKO191	Jandakot / Banjup North (Planning area 2)	Jandakot Airport Bushland (airside)	3A	Tier 4 Treatments	Other Government Agency
CKBJKDPaW192	Jandakot / Banjup North (Planning area 2)	Accourt Reserve	4C	Tier 4 Treatments	Department of Park and Wildlife
CKBSCL193	Southern Coast to Hammond Park (Planning area 3)	Baler Reserve	4C	Tier 1 Treatments	Local Government
CKBSCL194	Southern Coast to Hammond Park (Planning area 3)	Barfield Reserve	4C	Tier 1 Treatments	Local Government
CKBSCL195	Southern Coast to Hammond Park (Planning area 3)	Christmas Tree Park	4C	Tier 1 Treatments	Local Government
CKBSCL196	Southern Coast to Hammond Park (Planning area 3)	Frankland Park	4C	Tier 4 Treatments	Local Government
CKBSCL197	Southern Coast to Hammond Park (Planning area 3)	Holdsworth Reserve	4C	Tier 3 Treatments	Local Government
CKBSCL198	Southern Coast to Hammond Park (Planning area 3)	Mohan Park	4C	Tier 2 Treatments	Local Government
CKBSCL199	Southern Coast to Hammond Park (Planning area 3)	Redemptora Reserve	4C	Tier 4 Treatments	Local Government
CKBSCL200	Southern Coast to Hammond Park (Planning area 3)	Roper Reserve	4C	Tier 2 Treatments	Local Government
CKBSCDPaW201	Southern Coast to Hammond Park (Planning area 3)	Henderson Cliffs	4C	Tier 4 Treatments	Department of Park and Wildlife
CKBSCDPaW202	Southern Coast to Hammond Park (Planning area 3)	Harry Waring Marsupial Reserve	3A	Tier 4 Treatments	Department of Park and Wildlife
CKBBEL203	Beeliar Regional Park (Planning area 4)	Banbar Park	4C	Tier 1 Treatments	Local Government
CKBBEL204	Beeliar Regional Park (Planning area 4)	Beeliar Oval Reserve	4C	Tier 3 Treatments	Local Government
CKBBEL205	Beeliar Regional Park (Planning area 4)	Coojong Park	4C	Tier 3 Treatments	Local Government
CKBBEL206	Beeliar Regional Park (Planning area 4)	Fancote Reserve	4C	Tier 3 Treatments	Local Government
CKBBEL207	Beeliar Regional Park (Planning area 4)	Success Reserve Bushland	4C	Tier 3 Treatments	Local Government
CKBBEL208	Beeliar Regional Park (Planning area 4)	Skaife Park	4C	Tier 3 Treatments	Local Government
CKBBEDPaW209	Beeliar Regional Park (Planning area 4)	Thompson Lake	3A	Tier 4 Treatments	Department of Park and Wildlife
CKBBEDPaW210	Beeliar Regional Park (Planning area 4)	Kogalup Lake	3A	Tier 4 Treatments	Department of Park and Wildlife
CKBBEO211	Beeliar Regional Park (Planning area 4)	Branch Circus Bushland	4C	Tier 3 Treatments	Other Government Agency
CKBBEO212	Beeliar Regional Park (Planning area 4)	Lot 9001 Hammond Rd Bushland	4C	Tier 3 Treatments	Other Government Agency
CKBBEO213	Beeliar Regional Park (Planning area 4)	Water Corp Site - Munster	4C	Tier 4 Treatments	Other Government Agency

CKBBEO214	Beeliar Regional Park (Planning area 4)	Twin Bartram Swamps	4C	Tier 3 Treatments	Other Government Agency
CKBNLL215	North Lake – Yangebup Lake (Planning area 5)	Bibra Lake Reserve	4C	Tier 4 Treatments	Local Government
CKBNLL216	North Lake – Yangebup Lake (Planning area 5)	Cocos Park Reserve	4C	Tier 3 Treatments	Local Government
CKBNLL217	North Lake – Yangebup Lake (Planning area 5)	Cockburn Central Bushland	4C	Tier 1 Treatments	Local Government
CKBNLL218	North Lake – Yangebup Lake (Planning area 5)	Levi Park	4C	Tier 3 Treatments	Local Government
CKBNLL219	North Lake – Yangebup Lake (Planning area 5)	Little Rush Lake Reserve	4C	Tier 3 Treatments	Local Government
CKBNLL220	North Lake – Yangebup Lake (Planning area 5)	Lot 27 Progress Dr	4C	Tier 3 Treatments	Local Government
CKBNLL221	North Lake – Yangebup Lake (Planning area 5)	Nola Waters Reserve	4C	Tier 1 Treatments	Local Government
CKBNLL222	North Lake – Yangebup Lake (Planning area 5)	Yangebup Lake Reserve	4C	Tier 3 Treatments	Local Government
CKBCSL223	Coastal Strip (planning area 6)	Coogee Beach Reserve	4C	Tier 1 Treatments	Local Government
CKBCSL224	Coastal Strip (planning area 6)	C Y O'Conner Reserve	4C	Tier 1 Treatments	Local Government
CKBCSL225	Coastal Strip (planning area 6)	Katsura Reserve	4C	Tier 3 Treatments	Local Government
CKBCSL226	Coastal Strip (planning area 6)	Lake Coogee Reserve	4C	Tier 2 Treatments	Local Government
CKBCSL227	Coastal Strip (planning area 6)	Manning Park	4C	Tier 4 Treatments	Local Government
CKBCSL228	Coastal Strip (planning area 6)	Market Garden Swamp #3	4C	Tier 3 Treatments	Local Government
CKBCSL229	Coastal Strip (planning area 6)	Market Garden Swamp #1	4C	Tier 3 Treatments	Local Government
CKBCSL230	Coastal Strip (planning area 6)	Market Garden Swamp # 2	4C	Tier 3 Treatments	Local Government
CKBCSL231	Coastal Strip (planning area 6)	Mc Neil Field	4C	Tier 2 Treatments	Local Government
CKBCSDPaW232	Coastal Strip (planning area 6)	Woodman Point Regional Park	2A	Tier 4 Treatments	Department of Park and Wildlife
CKBCSDPaW233	Coastal Strip (planning area 6)	Mt Brown	4C	Tier 4 Treatments	Department of Park and Wildlife
CKBCSO234	Coastal Strip (planning area 6)	Cnr of Spearwood Ave / Cockburn Rd	4C	Tier 3 Treatments	Other Government Agency
CKBCSO235	Coastal Strip (planning area 6)	20 King St	4C	Tier 3 Treatments	Other Government Agency

Asset ID	Planning Area	Asset Name	Priority	Treatment Type	Land Owner
CKBBAL246	Banjup / Atwell (Planning area 1)	Paperbark Tree (Traffic Island)	5C	Tier 1 Treatments	Local Government
CKBBAL247	Banjup / Atwell (Planning area 1)	Mather Reserve	3A	Tier 1 Treatments	Local Government
CKBBAL248	Banjup / Atwell (Planning area 1)	Kraemer Reserve	3A	Tier 1 Treatments	Local Government
CKBBAP249	Banjup / Atwell (Planning area 1)	Ready Mix Sandpit 2	5C	Tier 1 Treatments	Private
CKBBAP250	Banjup / Atwell (Planning area 1)	Ready Mix Sandpit 1	5C	Tier 1 Treatments	Private
CKBJKP251	Jandakot / Banjup North (Planning area 2)	Prinsep Rd	5B	Tier 1 Treatments	Private
CKBJKP252	Jandakot / Banjup North (Planning area 2)	Warton Rd BANJUP	5B	Tier 3 Treatments	Private
CKBJKO253	Jandakot / Banjup North (Planning area 2)	Hope Rd JANDAKOT	5B	Tier 1 Treatments	Other Government Agency
CKBJKO254	Jandakot / Banjup North (Planning area 2)	Lukin Swamp	3A	Tier 2 Treatments	Other Government Agency
CKBJKP255	Jandakot / Banjup North (Planning area 2)	Acourt Rd	5B	Tier 3 Treatments	Private
CKBJKL256	Jandakot / Banjup North (Planning area 2)	Banjup Memorial Park	2A	Tier 3 Treatments	Local Government
CKBSCP257	Southern Coast to Hammond Park (Planning area 3)	Wattleup Road Swamp	2C	Tier 3 Treatments	Private
CKBSCP258	Southern Coast to Hammond Park (Planning area 3)	Gemma Road asset	4A	Tier 4 Treatments	Department of Park and Wildlife
CKBSCL259	Southern Coast to Hammond Park (Planning area 3)	Naval Base Shacks	4B	Tier 1 Treatments	Local Government
CKBBEO260	Beeliar Regional Park (Planning area 4)	Kogolup Lake	2C	Tier 4 Treatments	Other Government Agency
CKBBEDPaW261	Beeliar Regional Park (Planning area 4)	Thompson Lake	3A	Tier 4 Treatments	Department of Park and Wildlife
CKBBEP262	Beeliar Regional Park (Planning area 4)	Hammond Road Swamp	3A	Tier 4 Treatments	Private
CKBBEP263	Beeliar Regional Park (Planning area 4)	Bartram Road Swamp	3A	Tier 3 Treatments	Private
CKBBEL264	Beeliar Regional Park (Planning area 4)	Thompson Lake 01	3A	Tier 3 Treatments	Local Government
CKBBEDPaW265	Beeliar Regional Park (Planning area 4)	Thompson Lake	4A	Tier 4 Treatments	Department of Park and Wildlife
CKBBEO266	Beeliar Regional Park (Planning area 4)	Thompson Reservoir 1	5B	Tier 4 Treatments	Other Government Agency
CKBBEO267	Beeliar Regional Park (Planning area 4)	Thompson Reservoir 2	5B	Tier 4 Treatments	Other Government Agency
CKBBEO268	Beeliar Regional Park (Planning area 4)	Beeliar Regional Park 4	3A	Tier 4 Treatments	Other Government Agency
CKBNLO269	North Lake – Yangebup Lake (Planning area 5)	North Lake (North)	3A	Tier 1 Treatments	Other Government Agency
CKBNLO270	North Lake – Yangebup Lake (Planning area 5)	North Lake (Coolbellup)	3A	Tier 1 Treatments	Other Government Agency
CKBNLO271	North Lake – Yangebup Lake (Planning area 5)	North Lake and Bibra Lake	3A	Tier 4 Treatments	Other Government Agency
CKBNLO272	North Lake – Yangebup Lake (Planning area 5)	Swamp 81	3A	Tier 3 Treatments	Other Government Agency
CKBNLO273	North Lake – Yangebup Lake (Planning area 5)	North Lake SW	3A	Tier 3 Treatments	Other Government Agency
CKBNLO274	North Lake – Yangebup Lake (Planning area 5)	Bibra Lake North	3A	Tier 3 Treatments	Other Government Agency
CKBCSO275	Coastal Strip (planning area 6)	Cockburn Lighthouse	5B	Tier 1 Treatments	Other Government Agency
CKBCSL276	Coastal Strip (planning area 6)	Robb Jetty Camp	3A	Tier 1 Treatments	Local Government
CKBCSL277	Coastal Strip (planning area 6)	Lake Coogee 1	3A	Tier 1 Treatments	Local Government
CKBCSL278	Coastal Strip (planning area 6)	Lake Coogee 2	3A	Tier 1 Treatments	Local Government
CKBCSO279	Coastal Strip (planning area 6)	Cockburn Rd - Henderson	3A	Tier 4 Treatments	Other Government Agency
CKBCSO280	Coastal Strip (planning area 6)	Woodman Point	3A	Tier 4 Treatments	Other Government Agency
CKBCSL281	Coastal Strip (planning area 6)	Lake Coogee	3A	Tier 2 Treatments	Local Government
CKBCSO282	Coastal Strip (planning area 6)	Cockburn Rd Buildings and Rail	3A	Tier 3 Treatments	Other Government Agency

Appendix 4 –BRMP Stakeholder List

Agency/Organisation/Group	Area of Interest/ Consultation
Residents of Cockburn	Private freehold lands within the City of Cockburn
City of Cockburn Bush Fire Advisory Reference Group	Provide on-going technical advice on the treatment schedule
City of Cockburn (Community Services)	Development and implementation of the BRMP
City of Cockburn (Parks and Environment)	Land management of the Reserves vested within the City of Cockburn as map 0:03
Department of Planning	Land vested as per Vested Land Holding Map (map I.D. 0:03)
Landcorp	Land vested as per Vested Land Holding Map (map I.D. 0:03)
Water Corporation	Land vested as per Vested Land Holding Map (map I.D. 0:03)
Main Roads Western Australia	Land vested as per Vested Land Holding Map (map I.D. 0:03)
Department of Education	Land vested as per Vested Land Holding Map (map I.D. 0:03)
Western Power	Management of power lines and ancillary equipment on lands and easements of lands identified within the City of Cockburn
Landgate	Land vested as per Vested Land Holding Map (map I.D. 0:03)
Commonwealth of Australia (Jandakot Airport Holdings)	Land vested as per Vested Land Holding Map (map I.D. 0:03)
Department of Lands	Land vested as per Vested Land Holding Map (map I.D. 0:03)
Department of Parks and Wildlife	Land vested as per Vested Land Holding Map (map I.D. 0:03)
Department of Fire and Emergency Services	Consultative technical support of mitigation strategies as outlined within the treatment schedule.
Office of Bushfire Risk Management	Project consultation advice and strategic document direction.

Appendix 5 – Project Framework

Aim

The aim of this project is to document a coordinated and efficient approach towards the identification and treatment of assets exposed to bush fire related risk within the City of Cockburn.

Objectives

The Objective of this project is to develop and implement a BRMP to effectively manage bushfire related risk within the city of Cockburn in order to protect people, assets and other things valuable to the community. Specifically, the objectives of the BRMP are too:

- Guide and coordinate a tenure blind bushfire risk management/mitigation program over a five (5) year period;
- Document the process used to identify, analyse and evaluate risk, determine priorities and develop a plan to systematically treat risk;
- Facilitate the effective use of the financial and physical resources available for bushfire risk management activities;
- Integrate bushfire risk management into the business processes of the City of Cockburn, land managers and other agencies;
- Ensure collaboration between stakeholders for bushfire risk management;
- Clearly and concisely communicate risk in a format that is meaningful to stakeholders and the community; and
- Monitor and review the implementation of the Plan, to ensure enhancements are made on an on-going basis.

Project Scope

The City of Cockburn BRMP will include the following attributes as part the implementation phase of the risk management plan:

- Engaging various City of Cockburn internal departments and external agencies to participate and commit to the project;
- Identify locations of risk, either quantified or perceived by carrying out physical fuel loading inspections by City of Cockburn Staff;
- GIS Mapping completed for City of Cockburn to identify Bushfire risk areas;

- Determine risk assessment of those sites to quantify the risk and determine a prioritised approach according to the determined risk ratings; and
- Determine the ideal treatment strategies for the sites to reduce the risk rating.
- Life of the plan will last five (5) years with annual reviews to be carried out on treatment solutions provided as part of the BRMP

Project Outputs

Output from the process of developing the BRMP will be as follows:

- BRMP asset mapping
- BRMP treatment mapping
- Geospatial data gained during the BRMP mapped within the City's GIS layer
- Comprehensive fuel loading assessments completed
- Implement initial consultation with major State land loading departments on proposed treatment strategies

Project Schedule 2014;

	Task Description	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
1	Establish a scope of works required for updating the existing Bush Fire Management Plan												
2	Prepare a draft brief for, and engage a consultant or suitable person(s) for the purposes of identifying Bushfire Risk across the City of Cockburn municipal boundaries.												
3	BFARG update												
4	Update to extraordinary BFARG meeting												
5	Internal stakeholder meeting												
6	External stake holder meeting												
7	Bush Fire Risk Assessment Officer Start												
8	Bush Fire Risk Assessment Officer Completed												
9	Public Workshop												
10	Review of draft plan (internal)												
12	Internal stakeholder meeting												
13	Seek Council approval for public comment												
14	Advertise for Public comment												
15	finalise changes												
16	September/October OCM for anticipated consideration by Council												
17	Ongoing review												

Budget and Expenditure

The BRMP will be wholly funded by the City of Cockburn within its operational budget approved by Council for the 2013/2014 financial year and remaining funds carried forward for the 2014/2015 financial year. The funding allocated will assist the City in employing staff on a casual basis to carry out a tenure blind fuel loading assessment, advertising community engagement activities and advertising the management plan and assist in any sundry minor expenses that occur during the development of the plan.

The City's staff involved in this project will have their wages absorbed by the relevant service unit. The City's CBFCO assistance during the development phase will be done in agreement with the Department of Fire and Emergency Service District Officer as per the current Fire Managers Memorandum of Understanding.

No additional budget has been allocated for any treatment works beyond what was approved by council for the 2013/2014 and 2014/2015 financial years.

Responsibilities

The below responsibilities have been designated to the following roles within the City of Cockburn as responsible officers in the development process of the BRMP.

Manager of Community Services

- Provide advice on governance to ensure the BRMP is carried out to the City's Policies and guidelines
- Chair External Stakeholder meetings
- Chair meetings reviewing the BRMP draft
- Provide BRMP briefing to Elected Members
- Liaise and inform Directors on major milestones of the project.

Ranger & Community Safety Manager

- Provide technical compliance advice on fuel reduction activities on private land
- Review Superseded Bush Fire Management Plan
- Chair internal stakeholder meetings
- Provide advice and information of the City's Fire Control Order
- Chair individual stakeholder meetings
- Provide comment on proposed solutions for issues highlighted within the planning process
- Member of the draft review group

Environmental Manager

- Assess potential treatment solutions for environmental impact
- Provide environmental advice during the BRMP planning process
- Engage with the community on environmental concerns during community engagement activities
- Ensure treatment strategies' proposed will not pose unnecessary risk on environmental assets
- Assist with ensuring fuel load assessments have been carried out in high risk areas.
- Member of the draft review group

Emergency Management & Projects Coordinator

- Coordinate the assembly of all information retaining to the BRMP
- Initiate contact with all external stakeholders
- Critique information given by internal information sources
- Establish contacts with affected neighbouring Local Governments
- Ensure the BRMP meets internal deadlines in time
- Supervisor casual staff employed for the purpose of completing the BRMP
- Build key relationship with OBRM
- Coordinate community engagement activities during the development of the BRMP
- Coordinate GIS resources to ensure maps are accurate
- Coordinate any public comment requirements are carried out if requested.
- Member of the draft review group

Governance & Risk Coordinator

- Provide advice on risk management process used
- Provide advice on wording and terminology used
- Ensure any liabilities are considered during the BRMP process
- Review draft BRMP

Chief Bush Fire Control Officer/ DFES

- Provide technical advice on fuel loading assessments carried out by the City
- Conduct regular compliance check on fuel loads are complete across the City
- Provide technical advice on treatment solutions during external stakeholder meetings
- Provide technical advice on treatment solutions during internal stakeholder meetings
- Liaise with the City on treatment solutions suggested/ ensure treatment solutions are reflected to the risk
- Review suggested treatment solutions proposed by external stakeholders
- Member of the draft review group

Reporting Requirements

Reporting during the planning process will be as per the City of Cockburn's organisational chart for internal staff. Any salient issues raised during the planning process of this document were added to the *Issues Register* by the City's Emergency Management & Project Coordinator. Issues raised by any external departments will be added into the issues registry and will not be altered by the City in anyway.

DRAFT

Appendix 6 – Public Consultation - Key Findings

Summary:

As part of the Bush Fire Risk Management plan (BRMP) consultation phase, the City conducted two workshops to gauge and understand the following themes;

- Perceptions of Bush Fire
- Environmental Considerations
- Risk Mitigation / Risk Acceptability
- Enhancing Community Knowledge and Safety

The workshops were conducted in grouped round table discussion format and hosted by an independent facilitator. City staff attended the workshops to present key considerations of the BRMP and provide basic answers to queries raised during the discussion phase of the project.

Although a number of views were represented, the key findings were the issues/ideas raised most frequently between all participants. At no stage were specific ideas and views of residents used to alter the risk ratings to suite community perception.

The Workshops were carried out with consideration to the City of Cockburn Community Engagement Framework.

Theme one – Perceptions of bushfire

- Residents are more aware of the risk of bushfire following the Banjup/ Forrestdale Bushfire in February 2014
- Long term residents say they are aware, having been through multiple bushfires before, however they worry about the new residents who move into the area between fires and do not understand the extent of the threat.
- Some residents believe that they are fully prepared to stay and defend their properties, others say they are prepared only to a certain extent, whilst some would evacuate immediately leaving just their sprinklers for their home's protection.
- Residents had limited knowledge of the Fire Danger Index and its meaning. They would like more information about the stages and what each stage represents.

Theme two – Environmental considerations

- Residents are concerned about the decline in biodiversity in the Banjup area, that it is a sensitive natural ecosystem. Stating other methods of fuel reduction should be explored, beyond normal burning and fire breaks.
- Residents believe it is difficult to control fuel loads on their properties due to council imposed burning restrictions.

- Residents would like expert advice on what they are allowed to do with the vegetation on their properties and how to take care of it properly.
- Residents would like a brochure containing pictures and brief understandable descriptions of weeds are distributed to rural land owners so they are aware of what to look out for and remove to reduce their fire risk.
- Residents would like to see a veldt grass removing subsidy set up by council or increase current subsidies available to reduce veldt grass on their properties.

Theme three - Risk Mitigation / Risk Acceptability

- Residents believe fire mitigation is important in rural areas, risk calculated using the risk framework should be treated from the highest risk down.
- Risk identified can be accepted if other more cost effective solutions such as community engagement can be made more readily between the City of Cockburn, Local Volunteer Bush Fire Brigades and the community.
- Assets that face an extreme risk highlighted within the BRMP should have a process to alert nearby residents.
- Residents would like the council and DPaW to burn their land/reserves as much as the other so their land isn't a threat to residential properties.

Theme four - Enhancing Community Knowledge and Safety

- Community information barbeques with DFES, City of Cockburn staff and local fire fighters to provide advice.
- Bushfire related Street parties organised by residents but support by the City of Cockburn/ local volunteer bush fire brigades - for residents to get to know their neighbours including contact details, work details (eg FIFO), and assets that may be affected by fire (horses, cars etc).
- More preparedness/ bushfire prevention displays at community events/meetings.
- Create a 'one stop' website for residents to access all of the information they require to make decisions on minimizing risks.
- Increase the community engagement between schools to ensure children are aware the risk around them and help improve their families knowledge of bushfire prevention. Specific engagement activities should be conducted with high school students to prevent arson in conjunction with WA Police.

Appendix 7 – Maps

Within the Bushfire Risk Management Plan (BRMP) the following maps have been included to assist in identifying assets for readers of this plan. Due to data being sourced from various methods, no accuracy can be guaranteed. Please consult with the City of Cockburn for further clarification.

Map Index

Overarching maps

- 0:01 Bushfire planning areas boundary
- 0:02 Environmentally Managed reserves within the City of Cockburn
- 0:03 Vested Land Holding Map
- 0:04 Jandakot Water Mound

Bushfire planning area 1 - Banjup / Atwell

- 1:01 Human Assets
- 1:02 Economic Assets
- 1:03 Environmental Assets
- 1:04 Cultural Assets

Bushfire Planning Area 2 - Jandakot / Banjup North

- 2:01 Human Assets
- 2:02 Economic Assets
- 2:03 Environmental Assets
- 2:04 Cultural Assets

Bushfire Planning Area 3 - Southern Coast to Hammond Park

- 3:01 Human Assets
- 3:02 Economic Assets
- 3:03 Environmental Assets
- 3:04 Cultural Assets

Bushfire Planning Area 4 - Beeliar Regional Park

- 4:01 Human Assets
- 4:02 Economic Assets
- 4:03 Environmental Assets
- 4:04 Cultural Assets

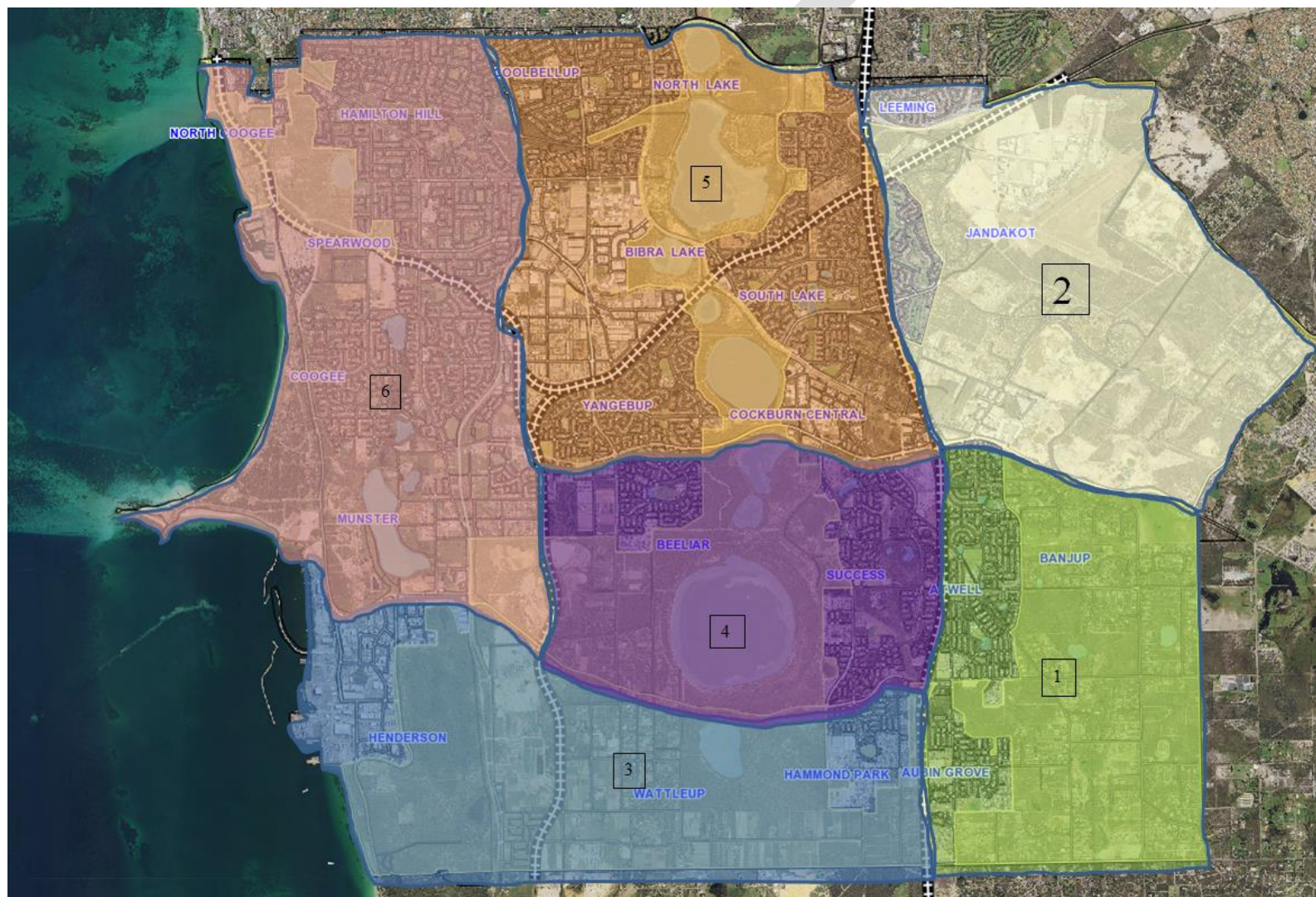
Bushfire Planning Area 5- North Lake – Yangebup Lake (Planning area 5)

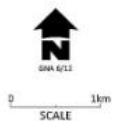
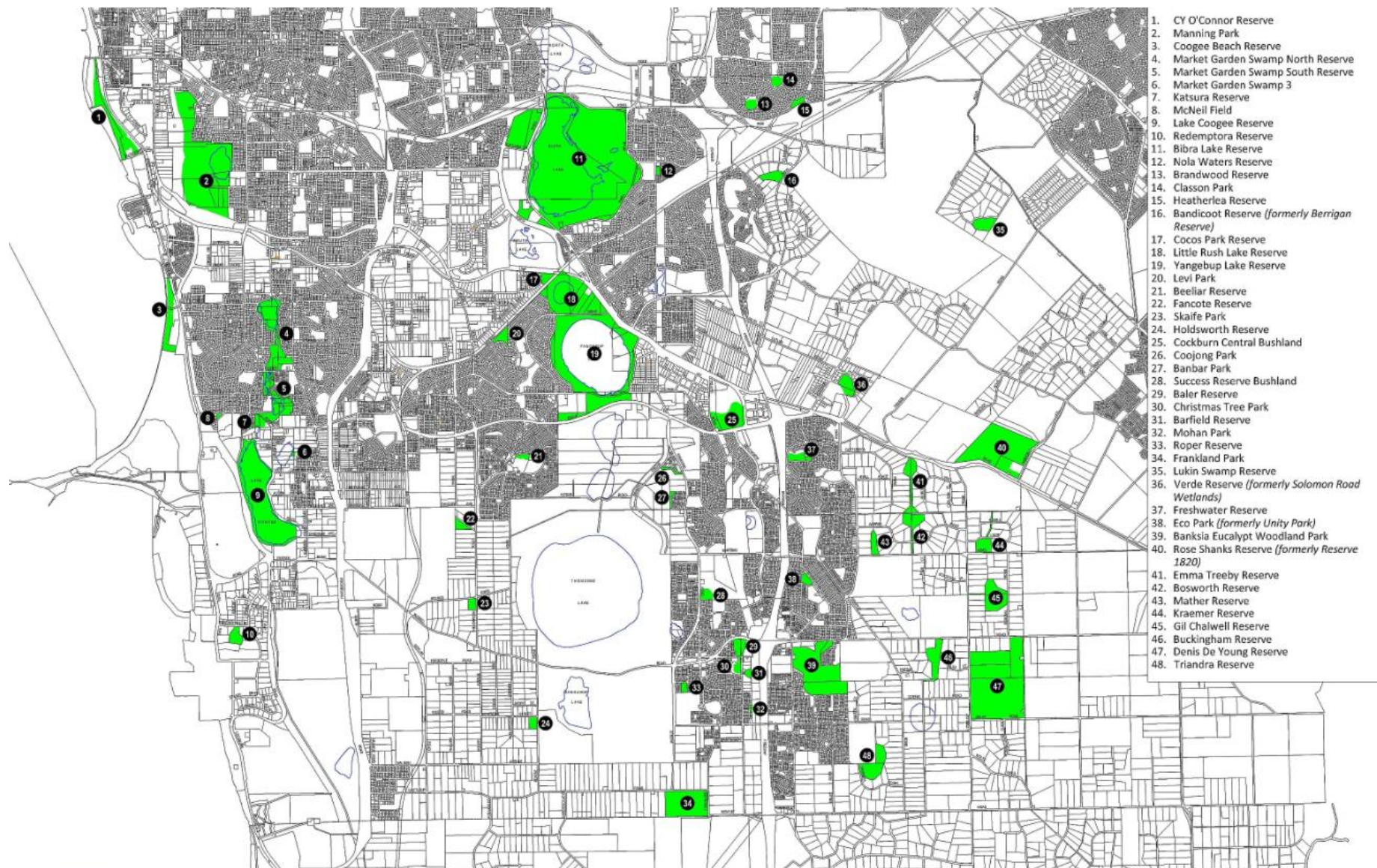
- 5:001 Human Assets
- 5:02 Economic Assets
- 5:03 Environmental Assets
- 5:04 Cultural Assets

Bushfire Planning Area 6 - Coastal Strip

- 6:01 Human Assets
- 6:02 Economic Assets
- 6:03 Environmental Assets
- 6:04 Cultural Assets

Bushfire Planning Area Boundaries (Map ID 0:01)

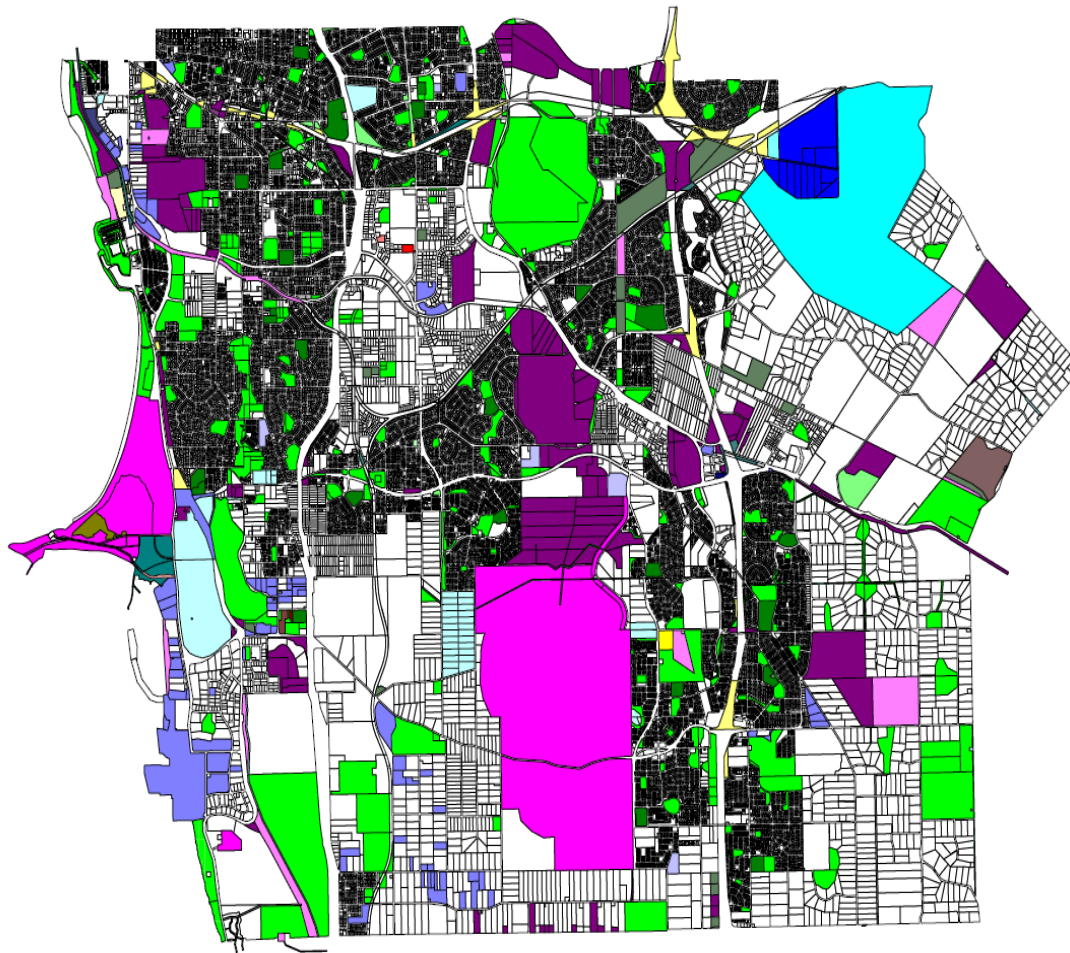




ACTIVELY MANAGED CONSERVATION RESERVES 2012

MAP ID: 0:02

Vested Land Holding Map (MAP ID 0:03)



Government Department / Church Group	
City of Cockburn	(322)
Department of Planning / WAPC	(125)
Landcorp	(91)
Water Corporation	(47)
Main Roads Western Australia	(32)
Department Of Education	(25)
Western Power	(19)
Conservation Commission	(18)
Landgate	(14)
Commonwealth of Australia	(14)
Housing Authority	(13)
Public Transport Authority	(9)
Department of Transport	(5)
State Land Services	(2)
Australian Wool Testing Authority	(1)
Department of Agriculture and Food	(1)
Department of Aviation	(1)
Department Of Commerce	(1)
Department of Fire & Emergency Services	(1)
Department Of Sport And Recreation	(1)
Metropolitan Perth Passenger Transport	(1)
Minister For Science & Innovation	(1)
Minister For State Development	(1)
Minister For Works	(1)
Potato Marketing Corporation Of WA	(1)
Verve Energy	(1)
Western Australia Police	(1)
The Roman Catholic Archbishop of Perth	(5)
Heart City Church International Ltd	(1)
New Life Christian College	(1)
The Baptist Union of WA Inc	(1)
Uniting Church In Australia	(1)

MAP ID: 0:04 Jandakot Water Mound



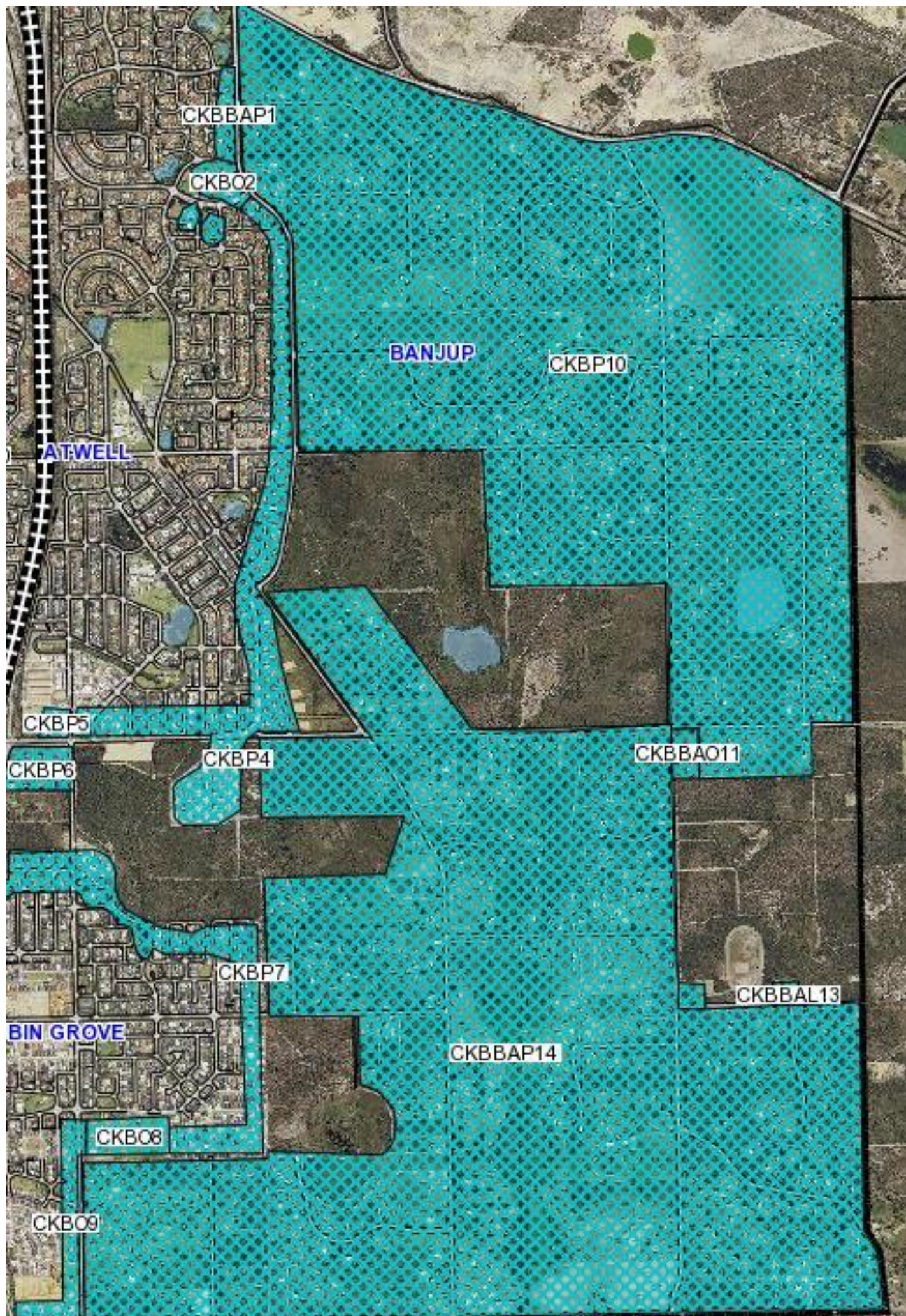
Banjup/ Atwell – Human Assets



Bushfire Risk Management Plan 2014 – 2019

MAP ID: 1:01

Asset Code	Asset Name	Asset Location	Asset Risk Rating
CKBBAP1	urban interface 1	Lydon Blvd./ Mosedale Retreat	Very High (2B)
CKBO2	Atwell Primary School	160 Lydon Boulevard ATWELL	Very High (2B)
CKBL3	Atwell Community Centre	129 Lydon Boulevard ATWELL	Medium (4B)
CKBP4	Urban interface 2	Lydon blvd. / Lyon Rd	Very High (2B)
CKBP5	Lyon Rd Shopping Centre	80 Lyon Rd	High (3C)
CKBP6	urban interface 3	Twilight Mews	High (3C)
CKBP7	urban interface4	Aubin Grove Bush Fire interface	Very High (2B)
CKBL8	Aubin Grove Community Centre	71 Camden Boulevard	High (3C)
CKBO9	Aubin Grove Primary School	85 Camden Boulevard AUBIN GROVE	High (3C)
CKBP10	Rural Living	Armada Rd / Gibbs Rd	Extreme (1A)
CKBBAO11	DCP Home	275 Liddelow Road BANJUP	Extreme (1A)
CKBBAL12	Jandakot Fire Station	41 Oxley Rd BANJUP	Extreme (1B)
CKBBAL13	Banjup Community Centre	41 Oxley Rd BANJUP	Extreme (1B)
CKBBAP14	Rural Living 2	Southern Part of Banjup	Extreme (1A)



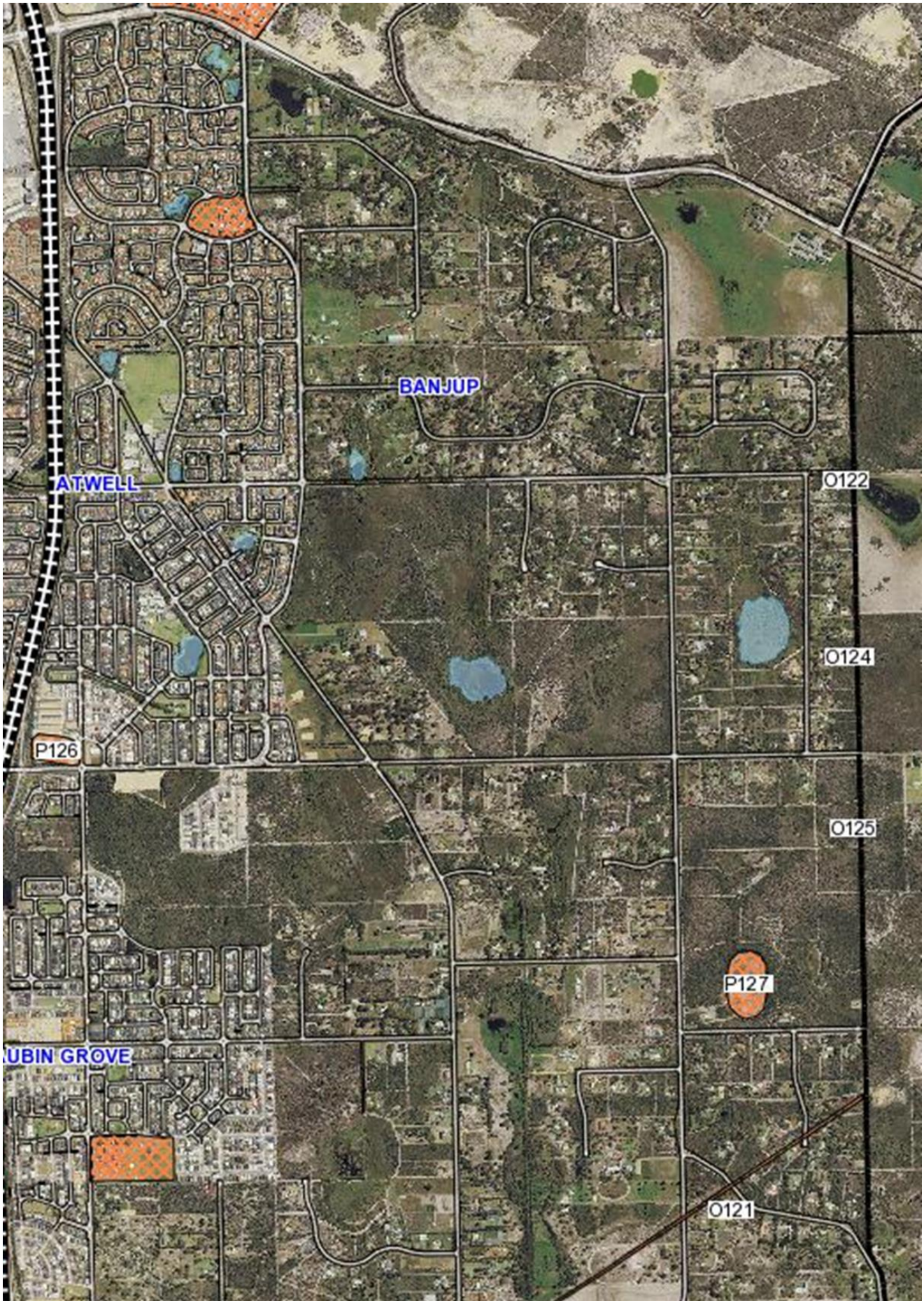
Banjup/ Atwell – Economic Assets



Bushfire Risk Management Plan 2014 – 2019

MAP ID: 1:02

Asset Code	Asset Name	Asset Location	Asset Risk Rating
O121	Perth - Bunbury Gas Pipeline	Banjup (south eastern side)	Very High (2C)
O122	Jandakot Water Catchment	Banjup	Very High (2C)
O123	Water Pump 1	Hebble Loop BANJUP	Medium (4A)
O124	Water Pump 2	Lot 465 Bartrum Rd BANJUP	Medium (4A)
O125	Water Pump 3	Lot 464 Beronia Road BANJUP	Medium (4A)
O126	Water Pump 4	Denis De Young Reserve (LGA) Boundary	Medium (4A)
L127	Denis De Young Race Track	Denis De Young Reserve	High (3D)
P128	Lyon Blvd Shopping Village	80 Lyon Blvd ATWELL	Low (5C)



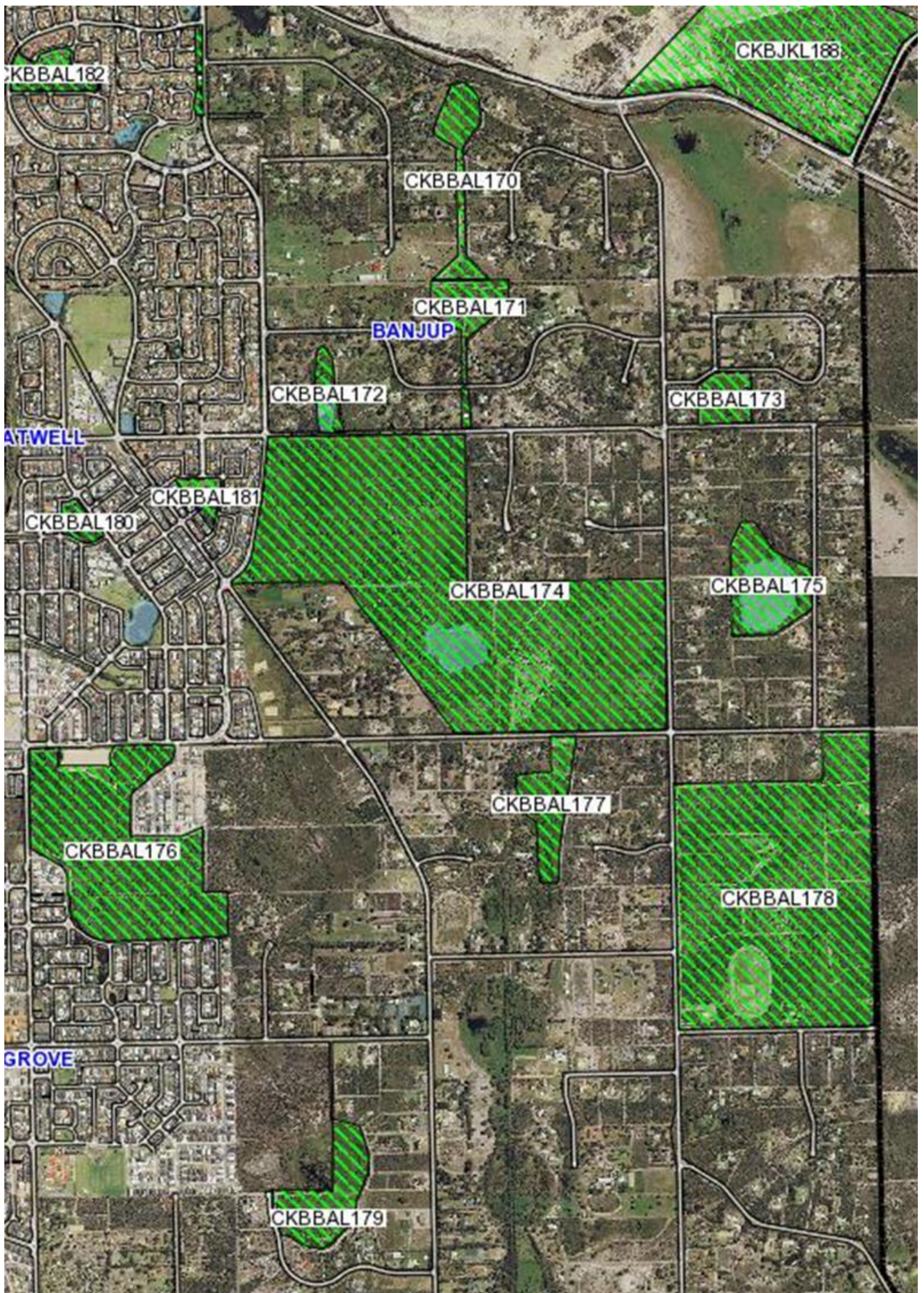
Banjup/ Atwell – Environmental Assets



Bushfire Risk Management Plan 2014 – 2019

MAP ID: 1:03

Asset Code	Asset Name	Asset Location	Asset Risk Rating
CKBBAL170	Emma Treeby Reserve	Armada Rd / Gutter Ridge Rd BANJUP	Medium (4C)
CKBBAL171	Bosworth Reserve	Harper Rd BANJUP	Medium (4C)
CKBBAL172	Mather Reserve	Bartram Rd BANJUP	Medium (4C)
CKBBAL173	Kraemer Reserve	Bartrum Rd / Hebble Loop BANJUP	Medium (4C)
CKBBADPaW174	Shirley Bella Swamp	Gibbs Rd / Liddelw Rd /Tapper Rd BANJUP	High (3A)
CKBBAL175	Gil Chalwel Reserve	Boronia Rd BANJUP	Medium (4C)
CKBBAL176	Banksia Eucalypt Woodland Park (North)	Gibbs Rd AUBIN GROVE	Medium (4C)
CKBBAL177	Buckingham Reserve	Gibbs Rd BANJUP	Medium (4C)
CKBBAL178	Denis De Yung Reserve	Liddelw Rd BANJUP	High (3A)
CKBBAL179	Triandra Reserve	Triandra Court BANJUP	Medium (4C)
CKBBAL180	Eco Park	Aurora Dr ATWELL	Medium (4C)
CKBBAL181	Kurrajong Park	Kurrajong Approach ATWELL	Medium (4C)
CKBBAL182	Freshwater Reserve	Hawkesbury Retreat ATWELL	Medium (4C)



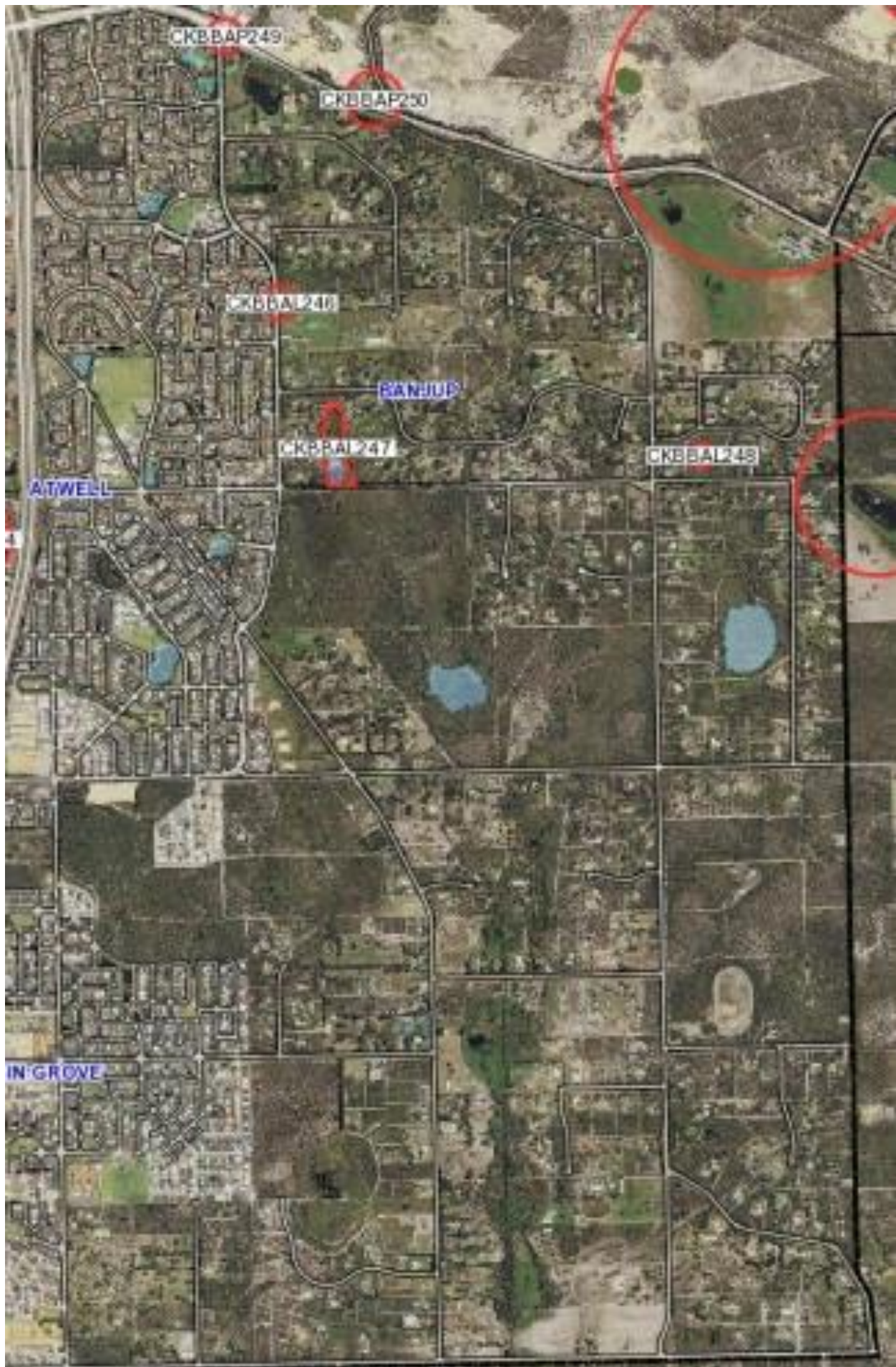
Banjup/ Atwell – Cultural Assets



Bushfire Risk Management Plan 2014 – 2019

MAP ID: 1:04

Asset Code	Asset Name	Asset Location	Asset Risk Rating
CKBBAL2 46	Papperbark Tree (Traffic Island)	Tapper Rd	Low (5C)
CKBBAL2 47	Mather Reserve	Mather Reserve BANJUP	High (3A)
CKBBAL2 48	Kraemer Reserve	Bartram Rd BANJUP	High (3A)
CKBBAP2 49	Ready Mix Sandpit 2	Armadale Rd	Low (5C)
CKBBAP2 50	Ready Mix Sandpit 1	Armadale Rd	Low (5C)



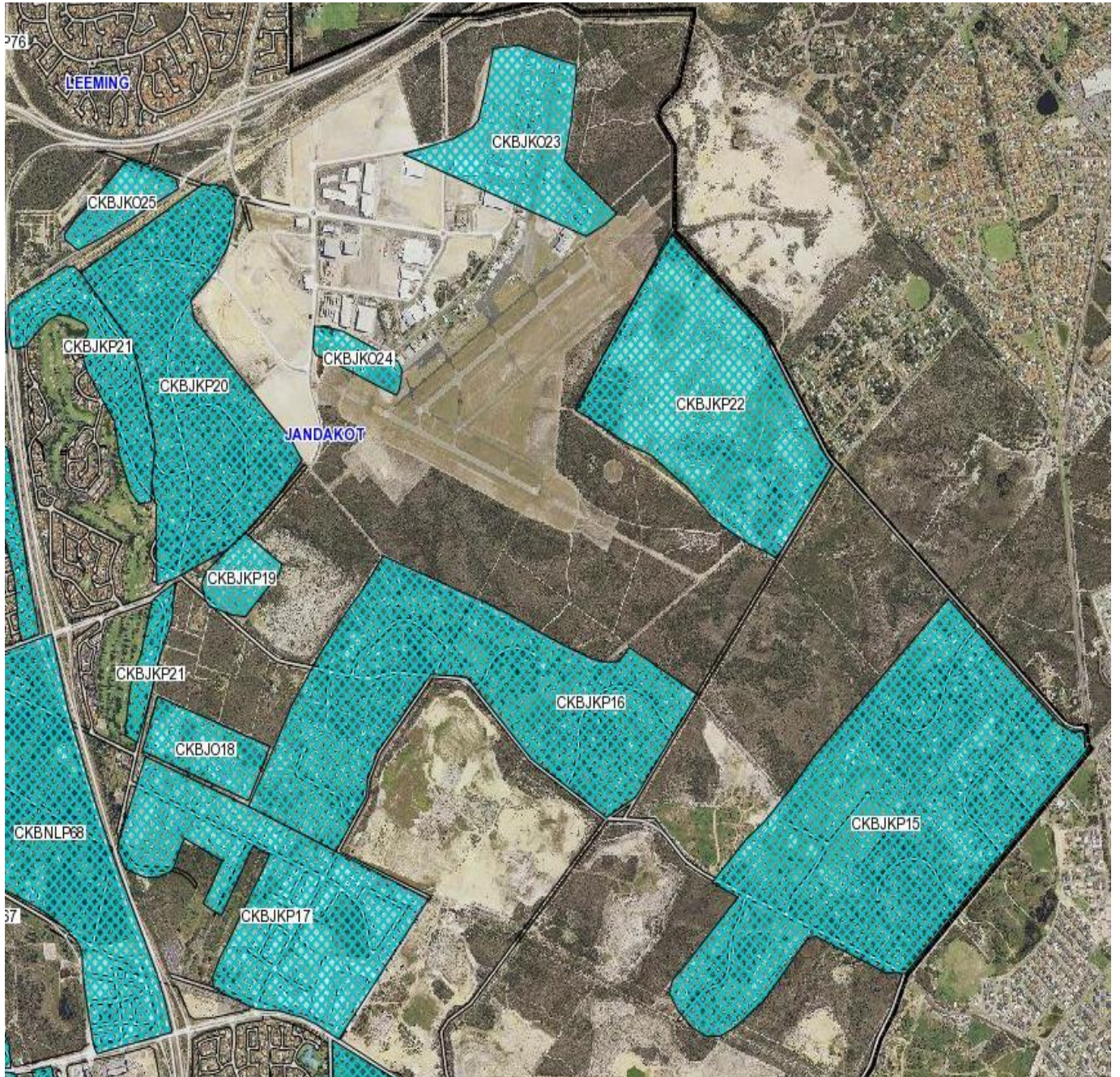
Jandakot / Banjup North – Human Assets



Bushfire Risk Management Plan 2014 – 2019

MAP ID:2:01

Asset Code	Asset Name	Asset Location	Asset Risk Rating
CKBJKP1 5	Rural Living	Jandakot Rd/ Owsten Court	Extreme (1A)
CKBJKP1 6	Rural Living	Jandakot Rd (sth of airport)	Extreme (1A)
CKBJKP1 7	Industrial complex interface	Armadale Rd next to Kwn Freeway	Medium (4B)
CKBJKO 18	Western Power Site (Jandakot)	85 Prinsep Road JANDAKOT	Medium (4B)
CKBJKP1 9	Schaffer Corporation	27 Jandakot Road JANDAKOT	High (3B)
CKBJKP2 0	Glendale Crst rural interface	Glendale Crescent	Extreme (1A)
CKBJKP2 1	Berrigan Dr urban interface	Berrigan Dr	Very High (2A)
CKBJKP2 2	Merrit Loop Industrial area	Merrit Loop	High (3C)
CKBJKO 23	Jandakot Airport - North of Eagle Dr	North Eagle Dr	High (3C)
CKBJKO 24	Jandakot Airport - South of Eagle Dr	South - Eagle Dr	High (3C)
CKBJKO 25	Western Power Site 2 (Jandakot)	450 Hope Rd Jandakot	High (3C)



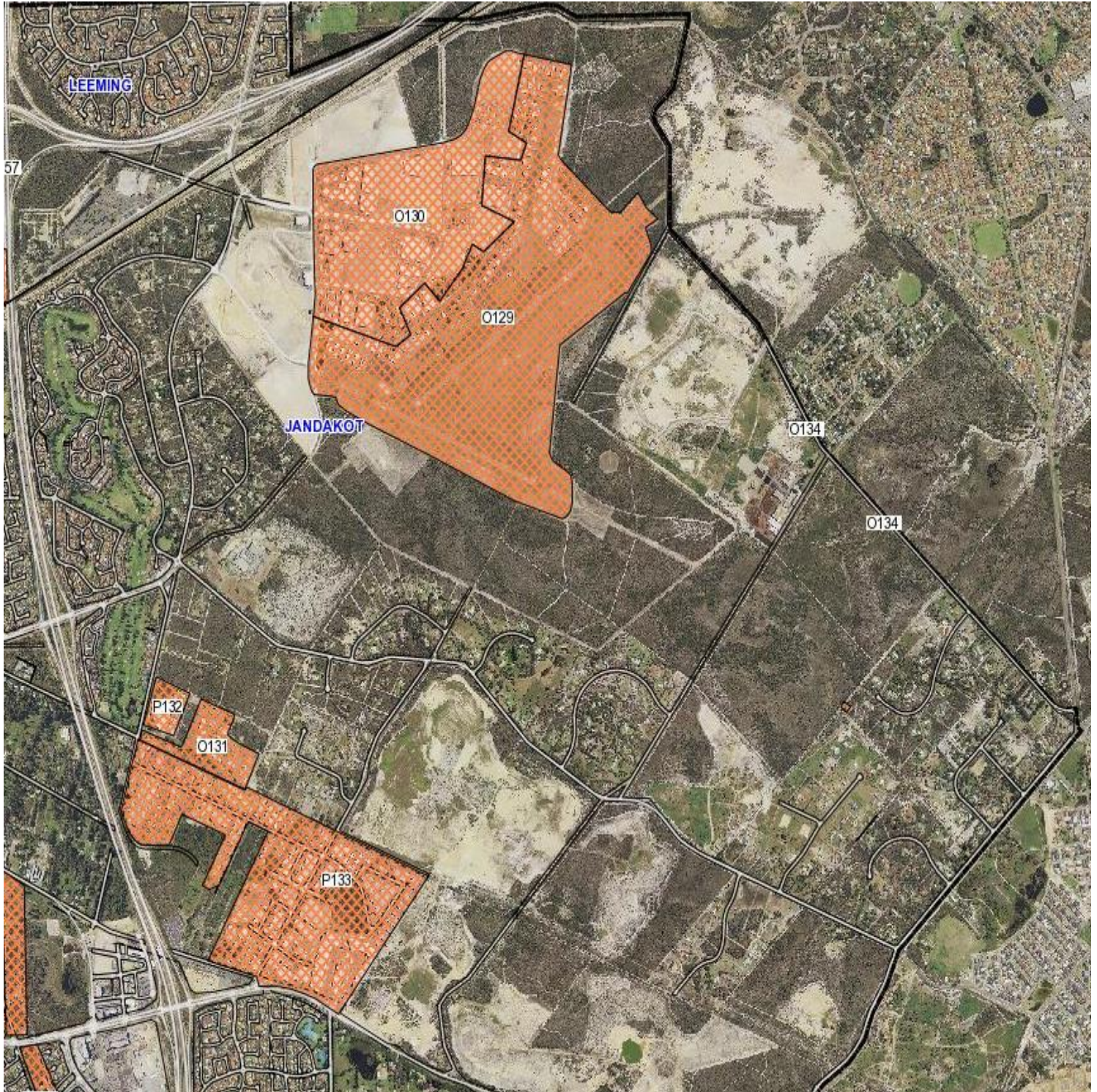
Jandakot / Banjup North – Economic Assets



Bushfire Risk Management Plan 2014 – 2019

MAP ID:2:02

Asset Code	Asset Name	Asset Location	Asset Risk Rating
O129	Jandakot Airport (airside)	Jandakot Airport	Medium (4B)
O130	Jandakot Airport (Hangers)	Jandakot Airport	High (3C)
O131	Western Power (Jandakot)	85 Prinsep Road JANDAKOT	Medium (4B)
P132	Atco Gas Depot	81 Prinsep Road JANDAKOT	Medium (4B)
P133	Cockburn Central Industrial Complex	Armadale Rd JANDAKOT	Medium (4B)
O134	Jandakot Water Pumps	As Per Map 2:02	Low (5B)



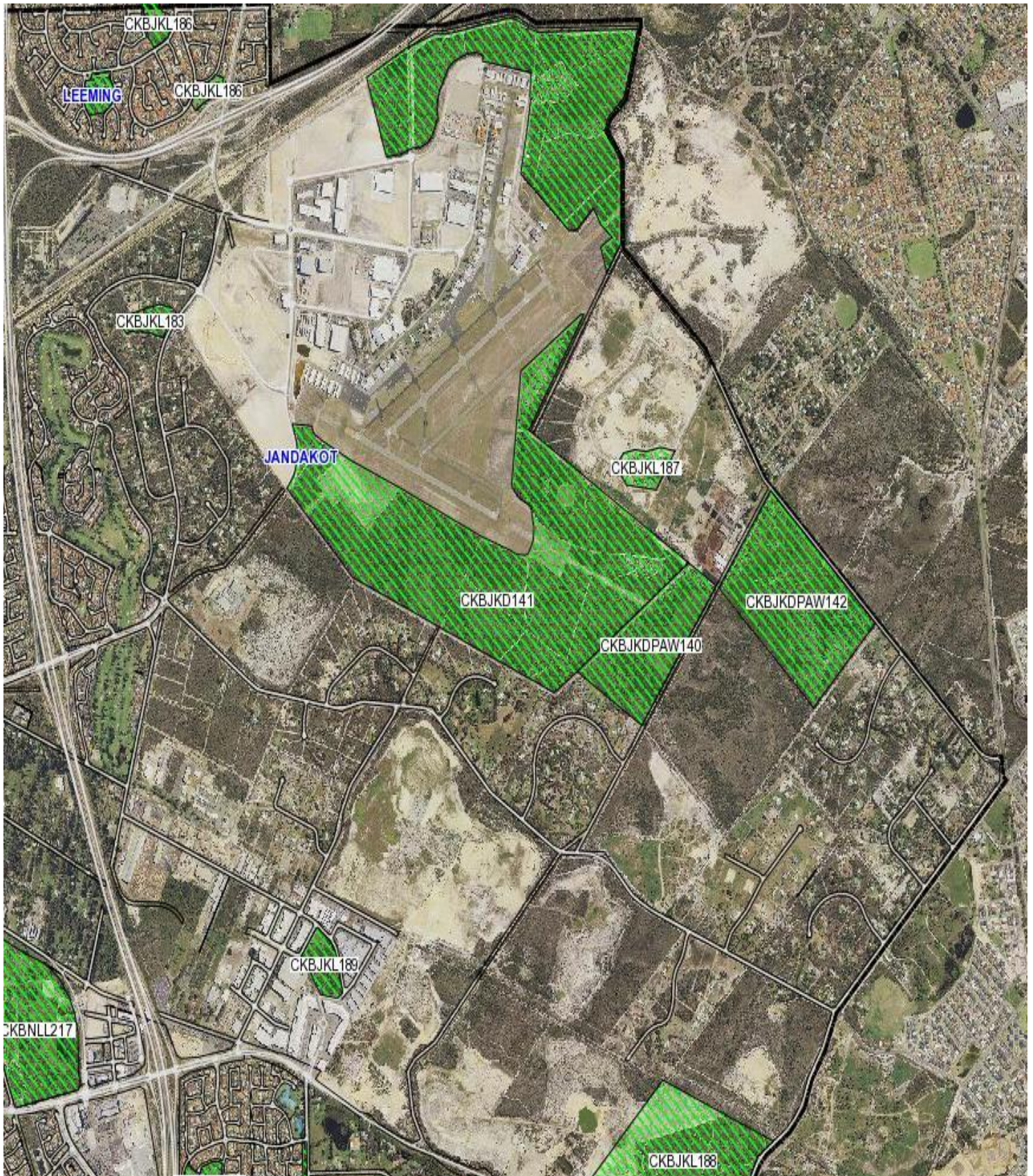
Jandakot / Banjup North – Environmental Assets



Bushfire Risk Management Plan 2014 – 2019

MAP ID: 2:03

Asset Code	Asset Name	Asset Location	Asset Risk Rating
CKBJKL183	Bandicoot Reserve	Berrigan Dr. JANDAKOT	Medium (4C)
CKBJKL184	Brandwood Reserve	Brandwood Grdns LEEMING	Medium (4C)
CKBJKL185	Classon Park	Casserly Dr LEEMING	Medium (4C)
CKBJKL186	Heatherlea Reserve	Heatherlea Parkway LEEMING	Medium (4C)
CKBJKL187	Lukin Swamp Reserve	Merrit Loop JANDAKOT	Medium (4C)
CKBJKL188	Rose Shanks Reserve	Armada / Warton Rd JANDAKOT	Medium (4C)
CKBJKL189	Verdi Reserve	Cutler Rd JANDAKOT	Medium (4C)
CKBJKDPaW190	Fraser Rd Bushland	Fraser Rd JANDAKOT	High (3A)
CKBJKO191	Jandakot Airport Bushland (airside)	Jandakot Airport JANDAKOT	High (3A)
CKBJKDPaW192	Accourt Reserve	Accourt Rd JANDAKOT	Medium (4C)



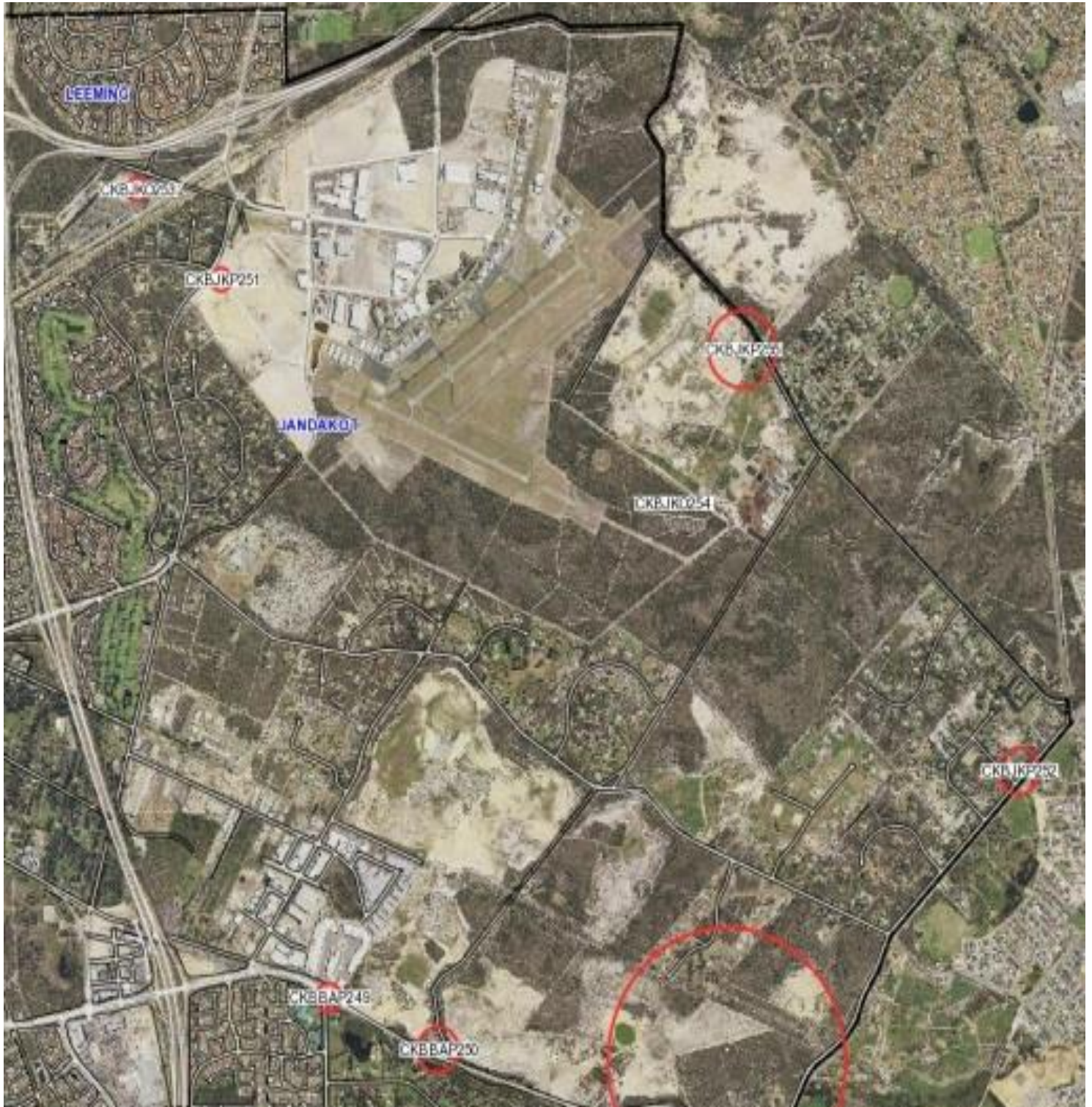
Jandakot / Banjup North – Cultural Assets



Bushfire Risk Management Plan 2014 – 2019

MAP ID:2:04

Asset Code	Asset Name	Asset Location	Asset Risk Rating
CKBJKP251	Prinsep Rd	Prinsep Rd	Low (5B)
CKBJKP252	Warton Rd BANJUP	Warton Rd	Low (5B)
CKBJKO253	Hope Rd JANDAKOT	Hope Rd JANDAKOT	Low (5B)
CKBJKO254	Lukin Swamp	Eastern end of Jandakot Airport	High (3A)
CKBJKP255	Acourt Rd	Acourt Rd Jandakot	Low (5B)
CKBJKL256	Banjup Memorial Park	Armadale Rd	Very High (2A)



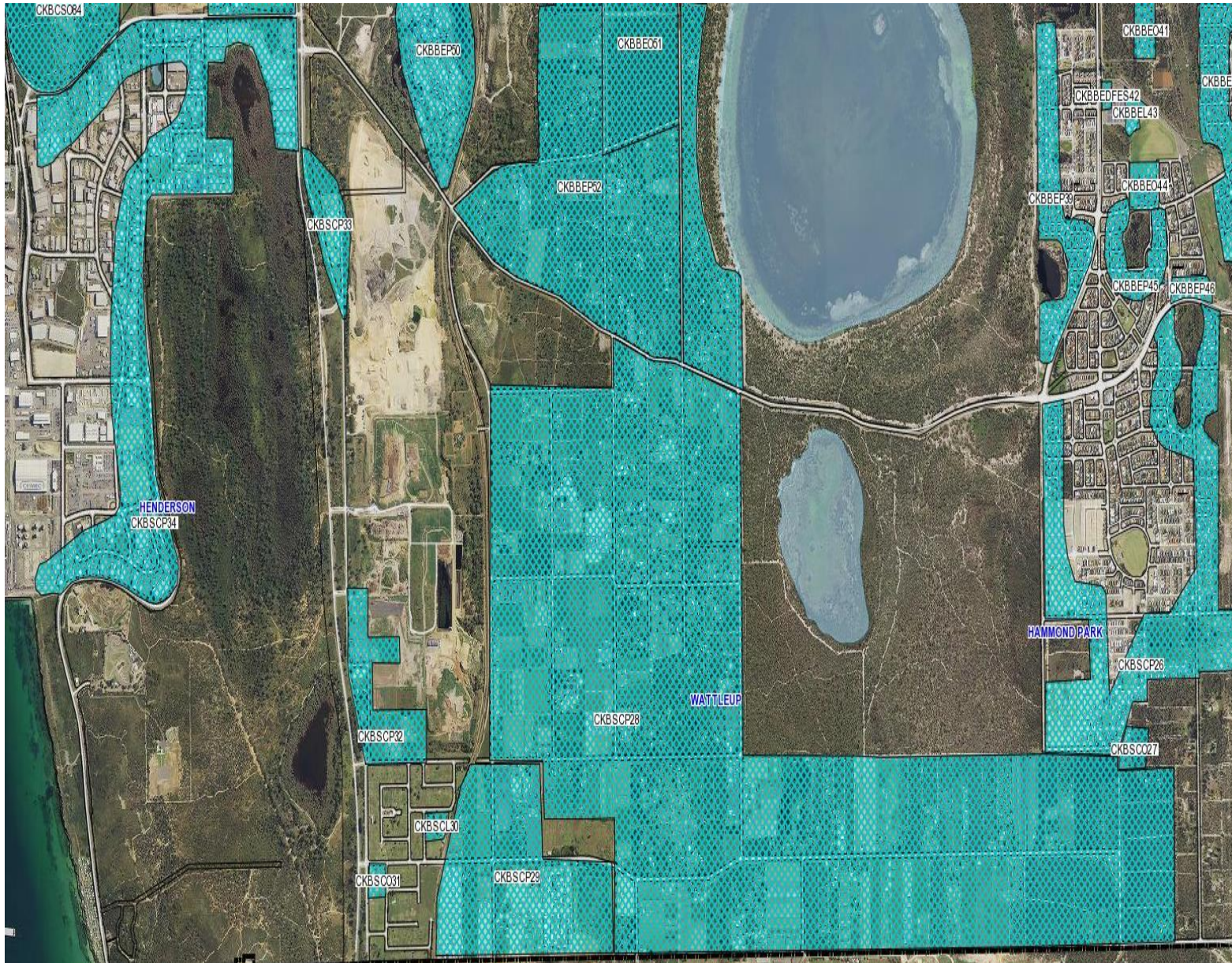
Southern Coast to Hammond Park – Human Assets



Bushfire Risk Management Plan 2014 – 2019

MAP ID: 3:01

Asset Code	Asset Name	Asset Location	Asset Risk Rating
CKBSCO 27	Hammond Park Catholic Primary School	25 Woodrow Avenue HAMMOND PARK	Very High (2B)
CKBSCP 28	Wattleup rural living area (along Wattleup Rd - south of Russell Rd)	Wattleup Rd	Very High (2B)
CKBSCP 29	Industrial complex interface (Wattleup RD)	Wattleup Rd	Low (5C)
CKBSCL 30	Wattleup Community Centre	25 Marban Way WATTLEUP	Low (5C)
CKBSCO 31	Telstra exchange (Wattleup)	1022 Rockingham Road WATTLEUP	Very High (2A)
CKBSCP 32	Ten Mile Well (Wattleup Teven)	1048 Rockingham Rd WATTLEUP	Very High (2A)
CKBSCP 33	53 Hurst Rd - industrial complex interface	53 Hurst Road WATTLEUP	Very High (2A)
CKBSCP 34	Henderson Industrial Complex interface	Cockburn Rd interfacing with bushland	Extreme (1A)
CKBBEP 35	Emmanuel Catholic College	122 Hammond Road SUCCESS	Low (5B)
CKBBEP 36	Beeliar Dr light industrial shopping complex	1/640 Beeliar Drive SUCCESS	High (3B)
CKBBEP 37	Success (North) Urban Interface	Hammond Rd - Wentworth Prde	High (3C)



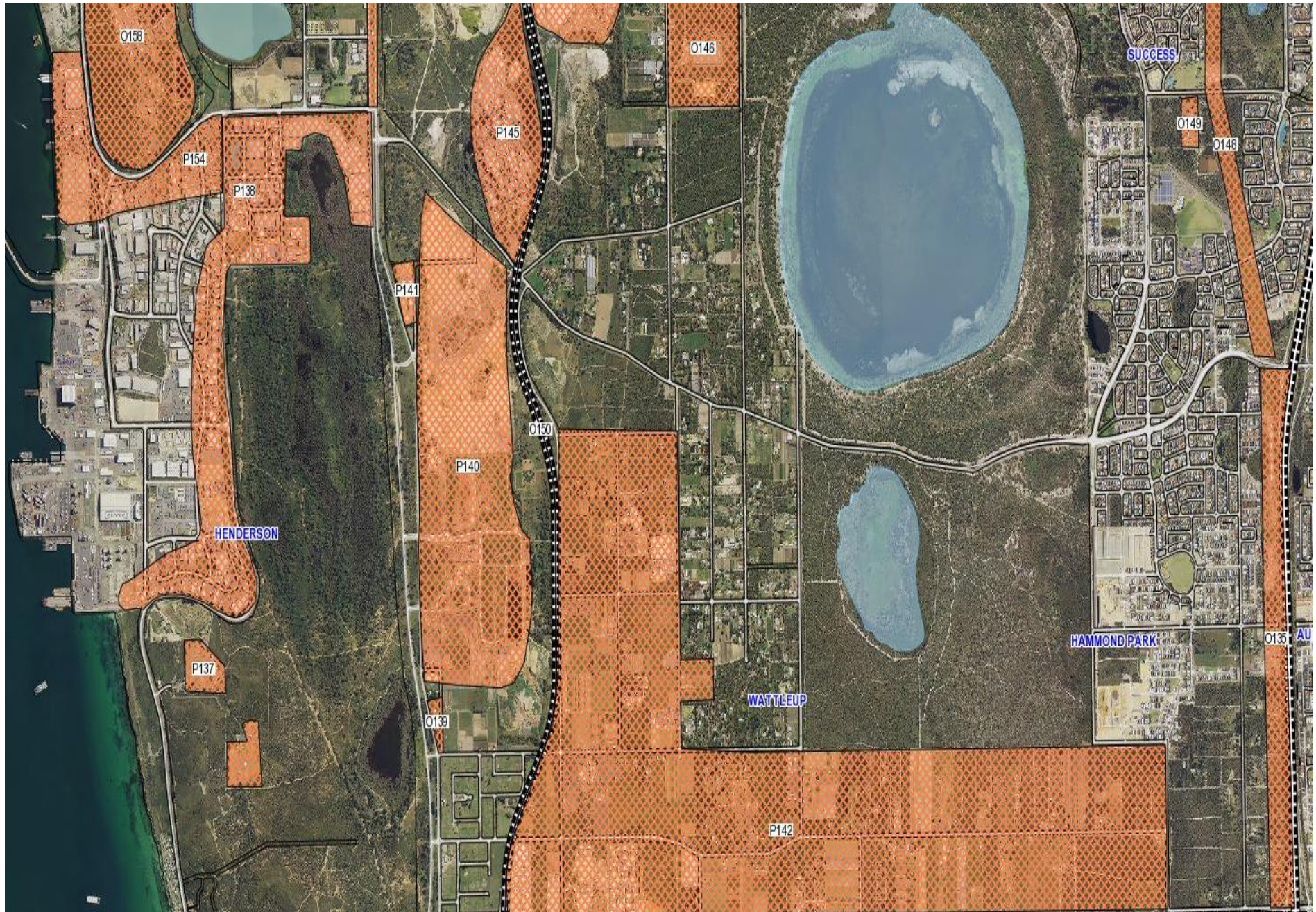
Southern Coast to Hammond Park – Economic Assets



Bushfire Risk Management Plan 2014 – 2019

MAP ID: 3:02

Asset Code	Asset Name	Asset Location	Asset Risk Rating
O135	Western Power High tension lines	West of Kwinana FWY	Medium (4B)
O136	Industrial Rail Line	West of Moylan Rd WATTLEUP	Medium (4B)
P137	Henderson Go-Cart Track	Gemma Rd HENDERSON	Low (5B)
P138	Henderson Industrial Interface (EAST)	West of Cockburn Rd HENDERSON	Medium (4B)
O139	Telstra exchange - Wattleup	1022 Rockingham Rd WATTLEUP	Medium (4B)
P140	Cockburn Cement quarry	Lot 241 Rockingham Rd WATTLEUP	Low (5B)
P141	Hurst Rd Industrial Complex	53 Hurst Rd WATTLEUP	Low (5C)
P142	Wattleup Market Gardens	Wattleup - WATTLEUP	Low (5A)
O143	Model Car Club/Race tract	Gemma Rd HENDERSON	High (3D)



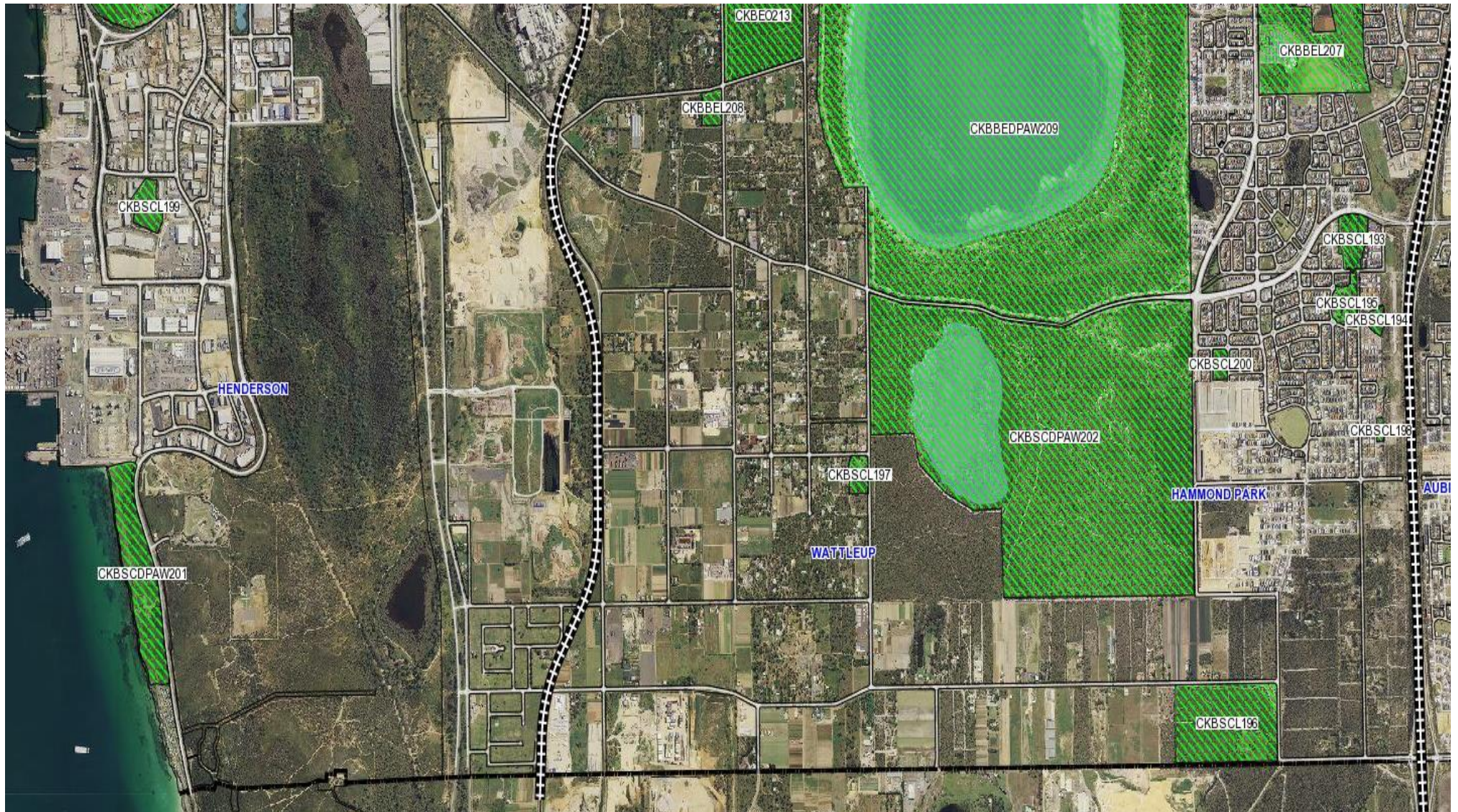
Southern Coast to Hammond Park – Environmental Assets



Bushfire Risk Management Plan 2014 – 2019

MAP ID: 3:03

Asset Code	Asset Name	Asset Location	Asset Risk Rating
CKBSCL193	Baler Reserve	Russell Rd HAMMOND PARK	Medium (4C)
CKBSCL194	Barfield Reserve	Barfiel Rd HAMMOND PARK	Medium (4C)
CKBSCL195	Christmas Tree Park	Serrenity Parkway HAMMOND PARK	Medium (4C)
CKBSCL196	Frankland Park	Wattleup Rd WATTLEUP	Medium (4C)
CKBSCL197	Holdsworth Reserve	Pearse / Mortimer Rd WATTLEUP	Medium (4C)
CKBSCL198	Mohan Park	Mohan Loop HAMMOND PARK	Medium (4C)
CKBSCL199	Redemptora Reserve	Redemptora Rd HENDERSON	Medium (4C)
CKBSCL200	Roper Reserve	Roper BLVD HAMMOND PARK	Medium (4C)
CKBSCDPaW201	Henderson Cliffs	Cockburn Rd HENDERSON	Medium (4C)
CKBSCDPaW202	Harry Waring Marsupial Reserve		High (3A)



Southern Coast to Hammond Park – Cultural Assets

Bushfire Risk Management Plan 2014 – 2019

MAP ID: 3:04

Asset Code	Asset Name	Asset Location	Asset Risk Rating
CKBSCP257	Wattleup Road Swamp	290 Wattleup Rd	Very High (2C)
CKBSCDPaW258	Gemma Road asset	Gemma Road HENDERSON	Medium (4A)
CKBSCL259	Naval Base Shacks	1136 Cockburn Rd HENDERSON	Medium (4B)



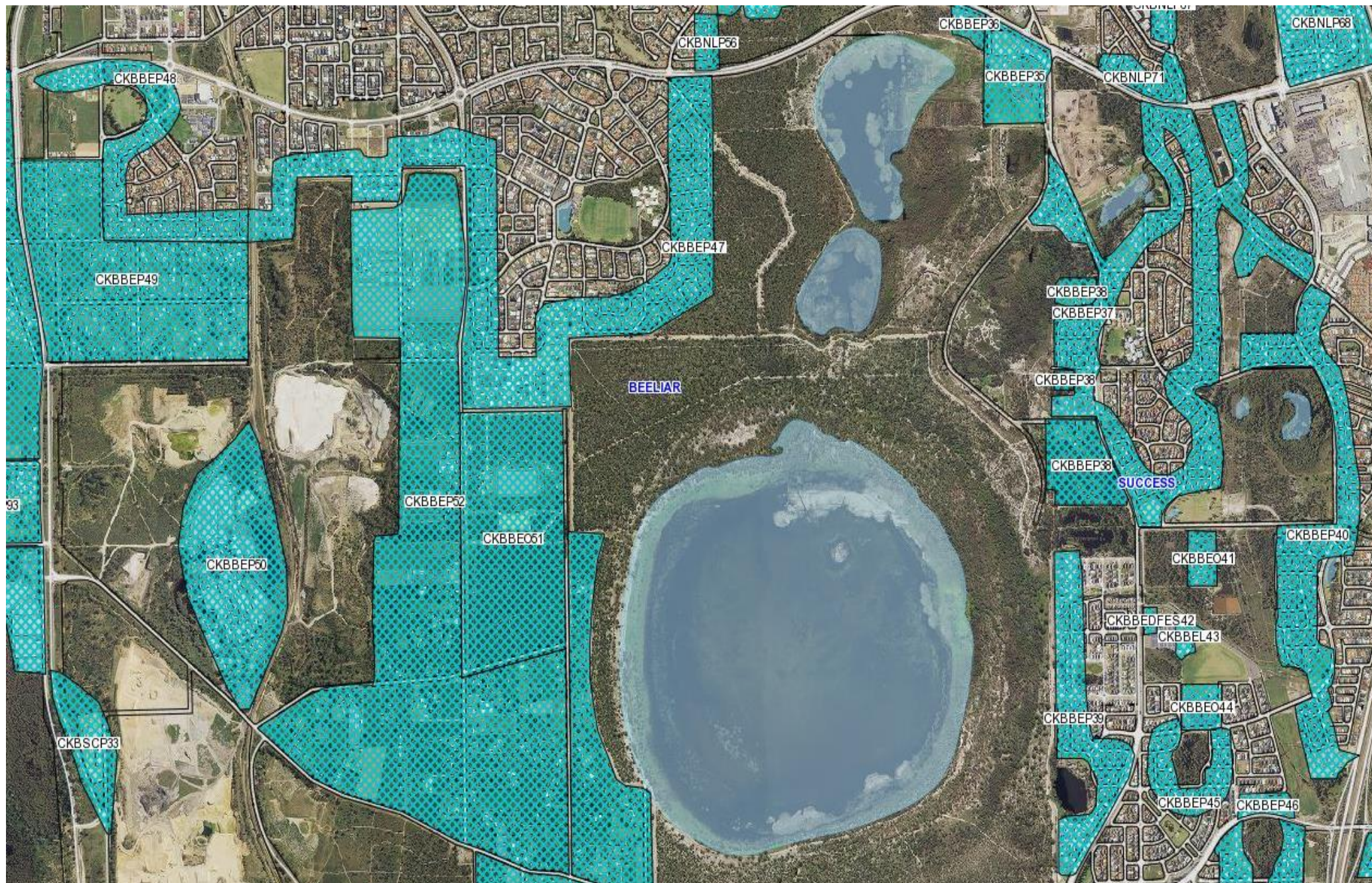
Beeliar Regional Park – Human Assets



Bushfire Risk Management Plan 2014 – 2019

MAP ID: 4:01

Asset Code	Asset Name	Asset Location	Asset Risk Rating
CKBBEP35	Emmanuel Catholic College	122 Hammond Road SUCCESS	Low (5B)
CKBBEP36	Beeliar Dr light industrial shopping complex	1/640 Beeliar Drive SUCCESS	High (3B)
CKBBEP37	Success (North) Urban Interface	Hammond Rd - Wentworth Prde	High (3C)
CKBBEP38	Hammond Rd rural interface	210-222, 256, 272 - 304 Hammond Rd	Extreme (1B)
CKBBEP39	Success (South) urban interface	North - Daviesa Turn / South - Mariposa Gdns	Extreme (1B)
CKBBEP40	Success (East) urban interface	Follow Wentworth Prde	Extreme (1B)
CKBBEO41	Water Corp Site - Success	35271R Bartram Road SUCCESS	Extreme (1B)
CKBBEDFES 42	Success Fire & Rescue Station	365 Hammond Road SUCCESS	High (3C)
CKBBEL43	Success Regional Sports Complex	Hammond Road SUCCESS	High (3C)
CKBBEO44	Success Primary School	90 Wentworth Parade SUCCESS	Very High (2A)
CKBBEP45	Boronia Park urban interface	Wentworth Prde / Oak Ridge Meander SUCCESS	Extreme (1B)
CKBBEP46	Baler Reserve urban interface (North)	North of Russell Road	High (3A)
CKBBEP47	Beeliar (suburb) Regional Park Urban Interface (East of rail line)	West of Beeliar Regional Park to Rail Line East	Extreme (1A)
CKBBEP48	Beeliar Village Urban Interface	Beeliar Village Urban Interface (west of rail line)	High (3C)
CKBBEP49	Beeliar Market Gardens	west of Spearwood Ave / south of Beeliar Dr	High (3C)
CKBBEP50	Cockburn Cement (Mill)	Cement Works Quarry MUNSTER	High (3C)
CKBBEO51	Water Corp Site - MUNSTER	Lot 17 Lorimer Rd	Extreme (1B)
CKBBEP52	MUNSTER rural residential area	North of Russell Rd / south of Beeliar Dr	Extreme (1A)



Beeliar Regional Park – Economic Assets



Bushfire Risk Management Plan 2014 – 2019

MAP ID: 4:02

Asset Code	Asset Name	Asset Location	Asset Risk Rating
O144	Industrial Rail Line	East of Cockburn Cement Mill	Medium (4B)
P145	Cockburn Cement Mill	Lot 88 Holmes Rd MUNSTER	Medium (4B)
O146	Water Corp Site - MUNSTER	HENDERSON RD MUNSTER	Medium (4B)
P147	Cockburn Cement quarry 2	lot 888 Holmes Rd MUNSTER	Low (5B)
O148	Western Power High tension lines	West of Kwinana FWY - Success	Medium (4B)
O149	Water Corp Site - SUCCESS	Bartrum Rd - SUCCESS	Medium (4B)
O150	Stock Rd - WATTLEUP/MUNSTER	Stock Rd - WATTLEUP/MUNSTER	Low (5B)



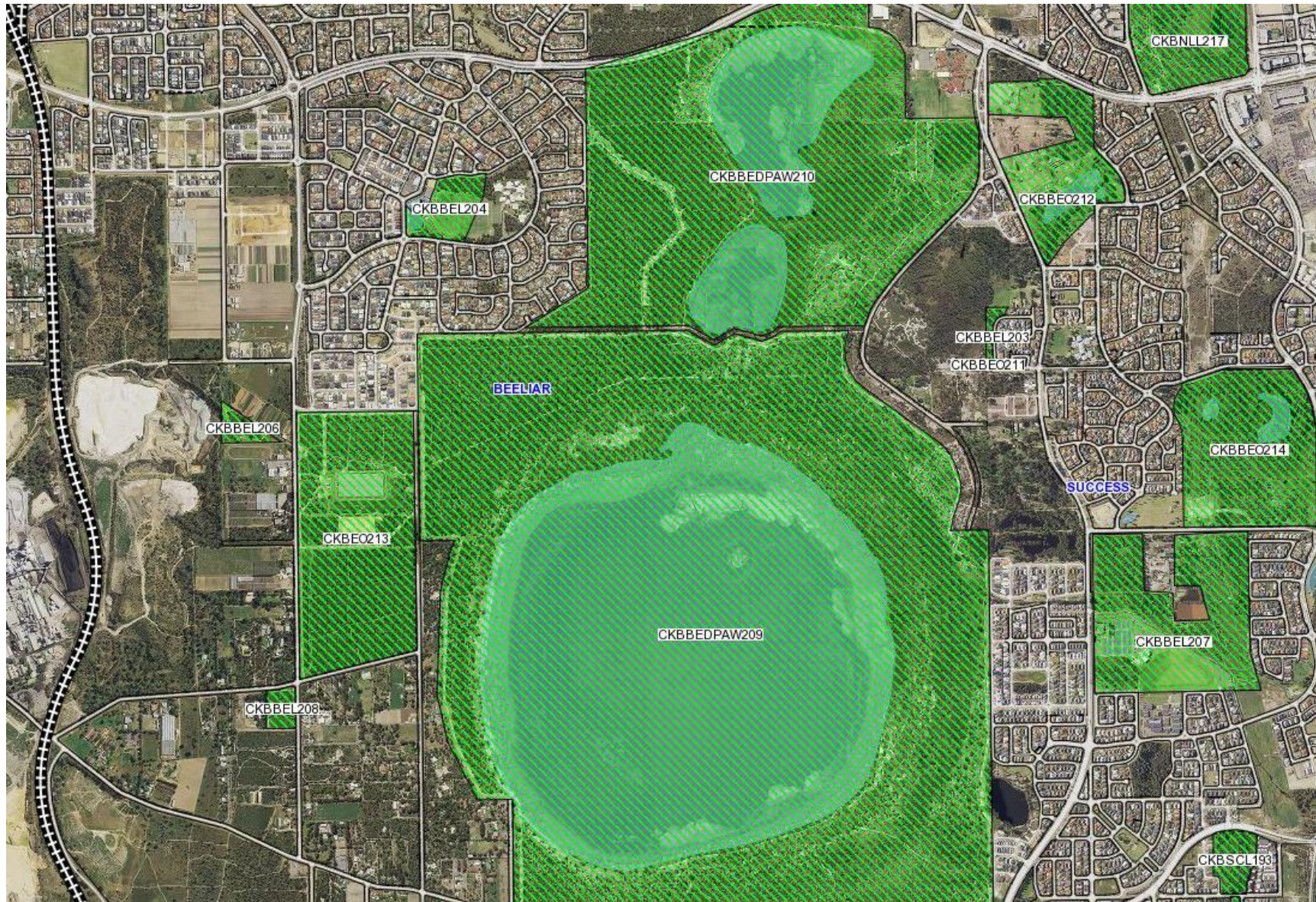
Beeliar Regional Park – Environmental Assets



Bushfire Risk Management Plan 2014 – 2019

MAP ID: 4:03

Asset Code	Asset Name	Asset Location	Asset Risk Rating
CKBBEL203	Banbar Park	Astroloma Dr SUCCESS	Medium (4C)
CKBBEL204	Beeliar Oval Reserve	The Grange BEELIAR	Medium (4C)
CKBBEL205	Coojong Park	Coojong Link SUCCESS	Medium (4C)
CKBBEL206	Fancote Reserve	Henderson Rd MUNSTER	Medium (4C)
CKBBEL207	Success Reserve Bushland	Hammond Rd / Columbus Loop SUCCESS	Medium (4C)
CKBBEL208	Skaife Park	Henderson Rd / Holmes Rd MUNSTER	Medium (4C)
CKBBEDPaW209	Thompson Lake	North of Russell Rd BEELIAR	High (3A)
CKBBEDPaW210	Kogalup Lake	South of Beeliar Dr BEELIAR	High (3A)
CKBBEO211	Branch Circus Bushland	Hammond Rd SUCCESS	Medium (4C)
CKBBEO212	Lot 9001 Hammond Rd Bushland	lot 9001 Hammond Rd SUCCESS	Medium (4C)
CKBBEO213	Water Corp Site - Munster	Henderson Rd MUNSTER	Medium (4C)
CKBBEO214	Twin Bartram Swamps	Wentworth Parade SUCCESS	Medium (4C)



Beeliar Regional Park – Cultural Assets



Bushfire Risk Management Plan 2014 – 2019

MAP ID: 4:04

Asset Code	Asset Name	Asset Location	Asset Risk Rating
CKBBEO260	Kogolup Lake	764L Branch Circus BEELIAR	Very High (2C)
CKBBEDPaW2 61	Thompson Lake	15556R Pearse Road BEELIAR	High (3A)
CKBBEP262	Hammond Road Swamp	Hammond Rd Success	High (3A)
CKBBEP263	Bartram Road Swamp	Bartram Rd Success	High (3A)
CKBBEL264	Thompson Lake 01	63 Beaumont Parkway SUCCESS	High (3A)
CKBBEDPaW2 65	Thompson Lake	15556R Pearse Road BEELIAR	Medium (4A)
CKBBEO266	Thompson Reservior 1	18L Lorimer Road MUNSTER	Low (5B)
CKBBEO267	Thompson Reservior 2	18L Lorimer Road MUNSTER	Low (5B)
CKBBEO268	Beeliar Regional Rark 4	755L Lorimer Road BEELIAR	High (3A)



North Lake / Yangebup Lake – Human Assets



Bushfire Risk Management Plan 2014 – 2019

MAP ID: 5:01

Asset Code	Asset Name	Asset Location	Asset Risk Rating
CKBNLP 53	Mater Christi Catholic Primary School	340 Yangebup Rd YANGEBUP	Extreme (1B)
CKBNLP 54	Divine Mercy College	326 Yangebup Rd YANGEBUP	High (3C)
CKBNLP 55	Yangebup Lake Urban Interface (west)	West of Yangebup Lake	Very High (2A)
CKBNLP 56	Argyle Place Urban Interface	Argyle Place Yangebup	Very High (2A)
CKBNLP 57	Levi Park Urban Interface	North of Plover Dr / South of Dotterel Way YANGEBUP	Very High (2A)
CKBNLP 58	Bibra Lake Industrial Interface (east)	West of North Lake Road / North of Rail Line	Extreme (1B)
CKBNLP 59	Adventure World - Ice skating arena	Lot 26 Progress Dr BIBRA LAKE	Low (5B)
CKBNLP 60	Bibra Lake Retirement Village	Lewington Gardens	Medium (4B)
CKBNLP 61	Tamera Dr Industrial Interface	Tamera Dr COCKBURN CENTRAL	Low (5B)
CKBNLP 62	Lakes Shopping Centre	620 North Lake Rd SOUTH LAKE	Medium (4B)
CKBNLP 63	South Lake Urban Interface	Urban Interface with Blackburn Park / Yangebup Lake	Medium (4B)
CKBNLL 64	south lake leisure centre	106 South Lake Dr SOUTH LAKE	Low (5C)
CKBNLO 65	Lakelands Senior High School	106 South Lake Dr SOUTH LAKE	High (3C)
CKBNLP 66	South Lake Urban Interface	North Lake Dr / Bibra Dr Bibra Lake	Medium (4B)
CKBNLP 67	CVES Building Industrial Interface	Buckley St / Poletti Rd COCKBURN CENTRAL	Low (5B)
CKBNLP 68	Cockburn Central residential acreage lots	Muriel Court COCKBURN CENTRAL	Extreme (1B)
CKBNLP 69	South Lake Urban Interface (South)	Berrigan Dr (South) Thomas St (North) SOUTH LAKE	High (3C)
CKBNLP 70	South Lake Urban Interface (West)	Berrigan Dr (South) / Impson Garden (North) SOUTH LAKE	Medium (4B)
CKBNLP 71	Poletti Rd (South) Urban Interface	West of Poletti Rd Cockburn central	Medium (4B)
CKBNLP 72	South Lake / Bibra lake Urban Interface (West of Power lines)	South Lake / Bibra Lake (West of Power Lines and Roe Hwy on-ramp)	Extreme (1B)
CKBNLO	Bibra Lake Primary School	29 Annois Rd BIBRA LAKE	Low (5B)

73			
CKBNLP 74	Bibra Lake Urban Interface	Bibra Dr BIBRA LAKE	Low (5B)
CKBNLO 75	Farrington Rd / Baker Court Industrial Complex	Lot 551 Baker Court BIBRA LAKE	Low (5C)
CKBNLP 76	Murdoch Pines urban Interface	East of Baker Crt / Along Peterborough Circle BIBRA LAKE	Extreme (1B)
CKBNLP 77	IFAP Facility	128 Farrington Rd BIBRA LAKE	High (3A)
CKBNLP 78	Progress Dr / Malvolio Rd Urban Interface	Progress Dr / Mavolio Rd BIBRA LAKE	Extreme (1B)
CKBNLP 79	Deller Rd (South) Urban Interface	Daller Rd (North) / Phoenix Rd (South) BIBRA LAKE	Extreme (1B)
CKBNLP 80	Coolbellup (South) Urban Interface (Forrest Rd)	Forrest Rd (Coolbellup) BIBRA LAKE/COOLBELLUP	Extreme (1B)
CKBNLP 81	Good life Health Club	402 North Lake Rd BIBRA LAKE	High (3A)
CKBNLP 82	Perth Waldorf School	14 Gwilliam Dr BIBRA LAKE	Extreme (1B)
CKBNLP 83	Adventure World	351 Progress Dr BIBRA LAKE	High (3C)



North Lake / Yangebup Lake – Economic Assets



Bushfire Risk Management Plan 2014 – 2019

MAP ID: 5:02

Asset Code	Asset Name	Asset Location	Asset Risk Rating
O151	Western Power Jandakot Station and Power Lines	As Per Map 5:02	Medium (4B)
P152	IFAP Training Facility	128 Farrington Rd NORTH LAKE	Medium (4B)
P153	North Lake Industrial Complex	Farrington Rd NORTH LAKE	Low (5B)
P154	Good Life Fitness Gym	402 North Lake Rd NORTH LAKE	Low (5B)
P155	Adventure World	351 Progress Dr BIBRA LAKE	Medium (4B)
P156	Bibra Lake Industrial interface	As Per Map 5:02	Medium (4B)
O157	Industrial Rail Line	As Per Map 5:02	Medium (4B)



North Lake / Yangebup Lake – Environmental Assets



Bushfire Risk Management Plan 2014 – 2019

MAP ID: 5:03

Asset Code	Asset Name	Asset Location	Asset Risk Rating
CKBNLL215	Bibra Lake Reserve	Bibra Dr BIBRA LAKE	Medium (4C)
CKBNLL216	Cocos Park Reserve	Cocos Dr BIBRA LAKE	Medium (4C)
CKBNLL217	Cockburn Central Bushland	North Lake Rd COCKBURN CENTRAL	Medium (4C)
CKBNLL218	Levi Park	Plover Dr YANGEBUP	Medium (4C)
CKBNLL219	Little Rush Lake Reserve	Osprey Dr YANGEBUP	Medium (4C)
CKBNLL220	Lot 27 Progress Dr	Lot 27 Progress Dr BIBRA LAKE	Medium (4C)
CKBNLL221	Nola Waters Reserve	Annois Rd BIBRA LAKE	Medium (4C)
CKBNLL222	Yangebup Lake Reserve	Osprey Dr YANGEBUP	Medium (4C)



North Lake / Yangebup Lake – Cultural Assets



Bushfire Risk Management Plan 2014 – 2019

MAP ID: 5:04

Asset Code	Asset Name	Asset Location	Asset Risk Rating
CKBNLO2 69	North Lake (North)	North Lake Rd Bibra Lake	High (3A)
CKBNLO2 70	North Lake (Coolbellup)	North Lake Rd Bibra Lake	High (3A)
CKBNLO2 71	North Lake and Bibra Lake	North Lake Dr Bibra Lake	High (3A)
CKBNLO2 72	Swamp 81	South of Adventure World on North Lake Rd	High (3A)
CKBNLO2 73	North Lake SW	North Lake Rd Bibra Lake	High (3A)
CKBNLO2 74	Bibra Lake North	North Lake Rd Bibra Lake	High (3A)



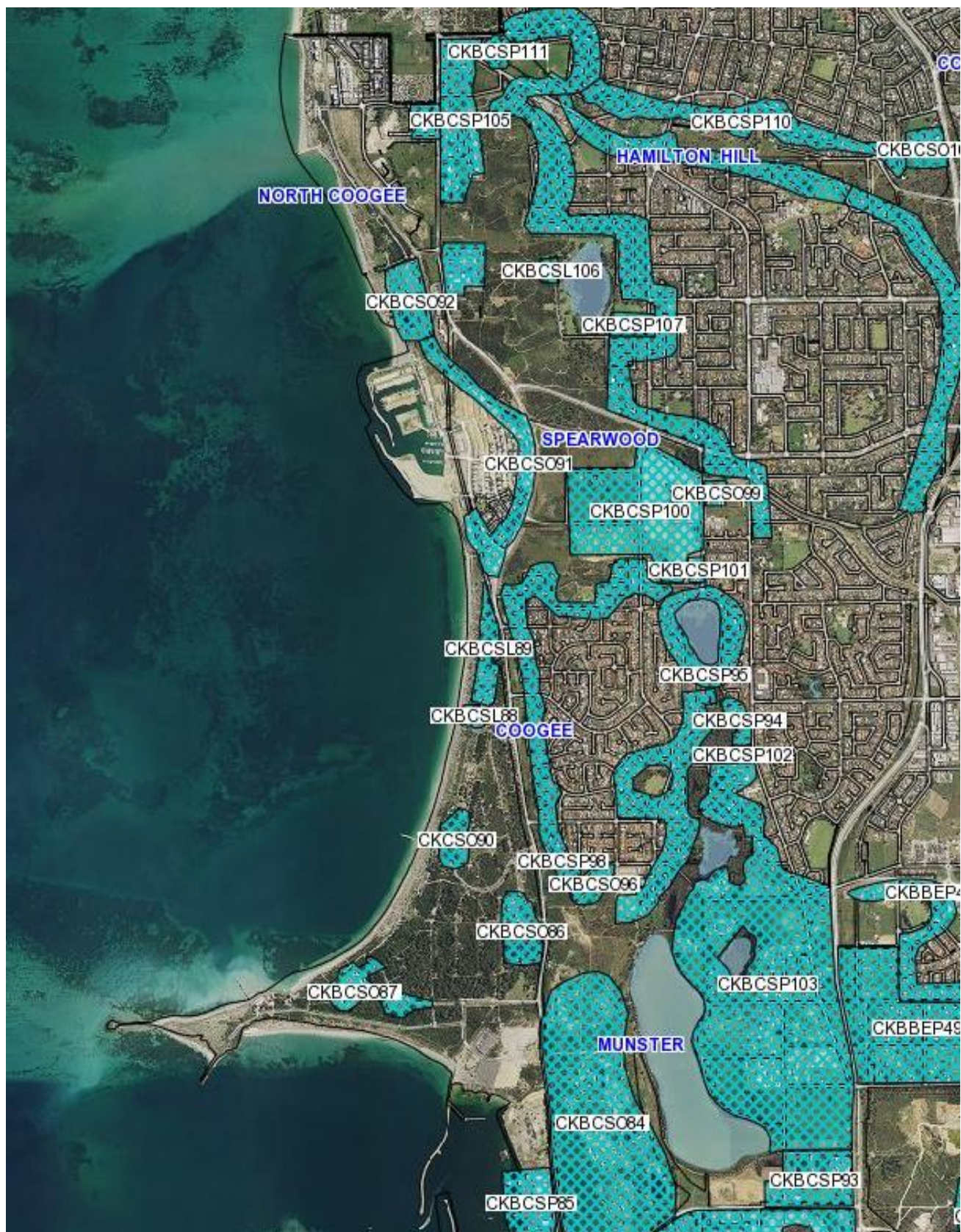
Coastal Strip – Human Assets



Bushfire Risk Management Plan 2014 – 2019

MAP ID: 6:01

Asset Code	Asset Name	Asset Location	Asset Risk Rating
CKBCSO84	Water Corp Site - Mt. Brown	837 Cockburn Rd MUNSTER	Extreme (1B)
CKBCSP85	Austal Ship Yard	Lot 100 Clearance Beach Rd MUNSTER	High (3A)
CKBCSO86	Woodman Point Caravan Park	Woodman Point - Cockburn Road - MUNSTER	Extreme (1B)
CKBCSO87	Woodman Point - Recreation Camp	Woodman Point - Cockburn Road - MUNSTER	Extreme (1B)
CKBCSL88	Integrated Beach Facility (Coogee Surf Club)	4 Powell Rd - COOGEE	Medium (4B)
CKBCSL89	Coogee Caravan Park	Powell Rd -COOGEE	High (3C)
CKBCSO90	John Graham Recreational Reserve	Woodman Point - Cockburn Road - MUNSTER	High (3C)
CKBCSP91	Port Coogee Urban Interface	Perlinite View / Cockburn Rd	Low (5C)
CKBCSO92	Old Power Station - Coogee	Lot 3 Robb Rd COOGEE	Low (5B)
CKBCSP93	South East Industrial Complex	Ulidia Cove	Medium (4B)
CKBCSP94	Troode St Urban Interface	485 Rockingham Rd MUNSTER	Extreme (1B)
CKBCSP95	Market Garden Swamp Urban Interface	West of Pennlake Dr / East of Garden Rd MUNSTER	Very High (2A)
CKBCSO96	Coogee Primary School	22 Mayor Rd COOGEE	High (3C)
CKBCSP97	Market Garnde South East Urban Interface	East of Hamilton Rd COOGEE	Extreme (1B)
CKBCSP98	Coogee Urban interface (west)	East of Cockburn Rd COOGEE	Low (5C)
CKBCSO99	Telstra exchange - Spearwood	89 Mell Rd SPEARWOOD	Low (5B)
CKBCSP100	Mell Rd Development (North)	Mell Rd SPEARWOOD	Extreme (1B)
CKBCSP101	Amberley Aged Care	30 Mell Rd SPEARWOOD	High (3C)
CKBCSP102	Pennlake Dr Urban Interface	Pennlake Dr MUNSTER	Very High (2A)
CKBCSP103	Munster Market Gardens	South Munster (West of Stock Rd)	Extreme (1B)
CKBCSP104	146 Cockburn Rd Industrial Interface	146 Cockburn Rd NORHT COOGEE	Extreme (1B)
CKBCSP105	Emplacement Crescent Industrial Interface	Along Emplacement Crt NORTH COOGEE	Extreme (1B)
CKBCSL106	Manning Park Homestead	Azelia Rd HAMILTION HILL	Extreme (1B)
CKBCSP107	Delmatinac Cub	41 Azelia Rd HAMILTN HILL	Low (5C)
CKBCSO108	Hamilton Hill Senior High School	8 Purvis Rd HAMILTON HILL	Low (5B)
CKBCSP109	Angus Ave - Blackwood Ave Urban Interface	Angus Ave to Blackwood Ave HAMILTON HILL	Extreme (1B)
CKBCSP110	Wheeler Rd - Purvis St Urban Interface	Wheeler Rd - Purvis St HAMILTON HILL	High (3C)
CKBCSP111	Hamilton Hill and Spearwood (West) Urban Interface	Ommanney St - Ferris Way HAMILTON HILL / SPEARWOOD	Medium (4B)



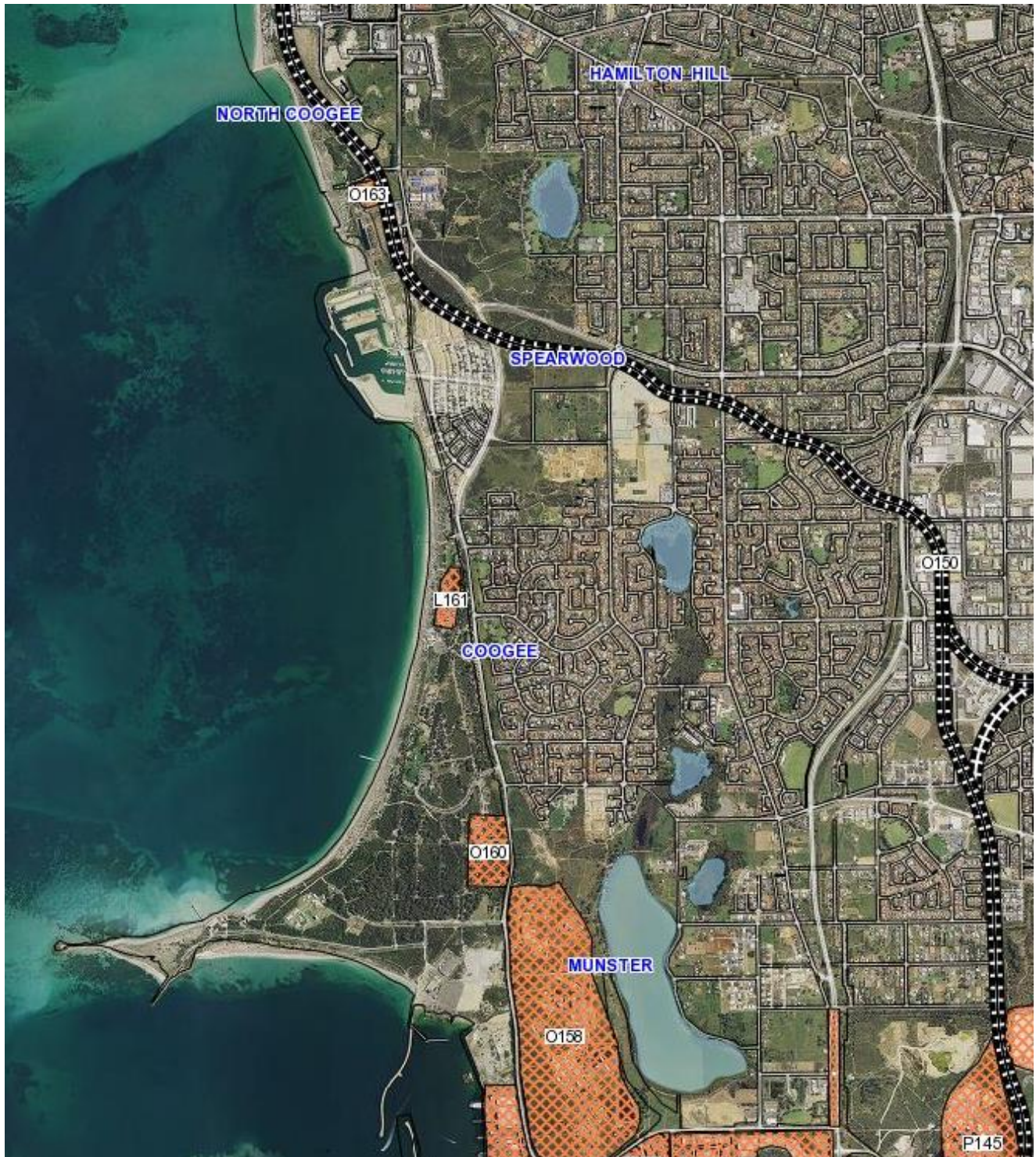
Coastal Strip – Economic Assets



Bushfire Risk Management Plan 2014 – 2019

MAP ID: 6:02

Asset Code	Asset Name	Asset Location	Asset Risk Rating
O158	Water Corp Site - Mt Brown	837 Cockburn Rd MUNSTER	Medium (4B)
P159	Henderson Industrial interface (Northern)	South of Cockburn Rd HENDERSON	Medium (4B)
O160	Woodman Point Caravan Park	Woodman Point - MUNSTER	Low (5C)
L161	Coogee Caravan Park	POWELL Rd - COOGEE	Low (5C)
O162	Stock Rd - WATTLEUP/MUNSTER	As Per Map 6:02	Low (5B)
O163	Western Power C Y O'Conner	Lot 1 Robb Rd NORTH COOGEE	Medium (4B)



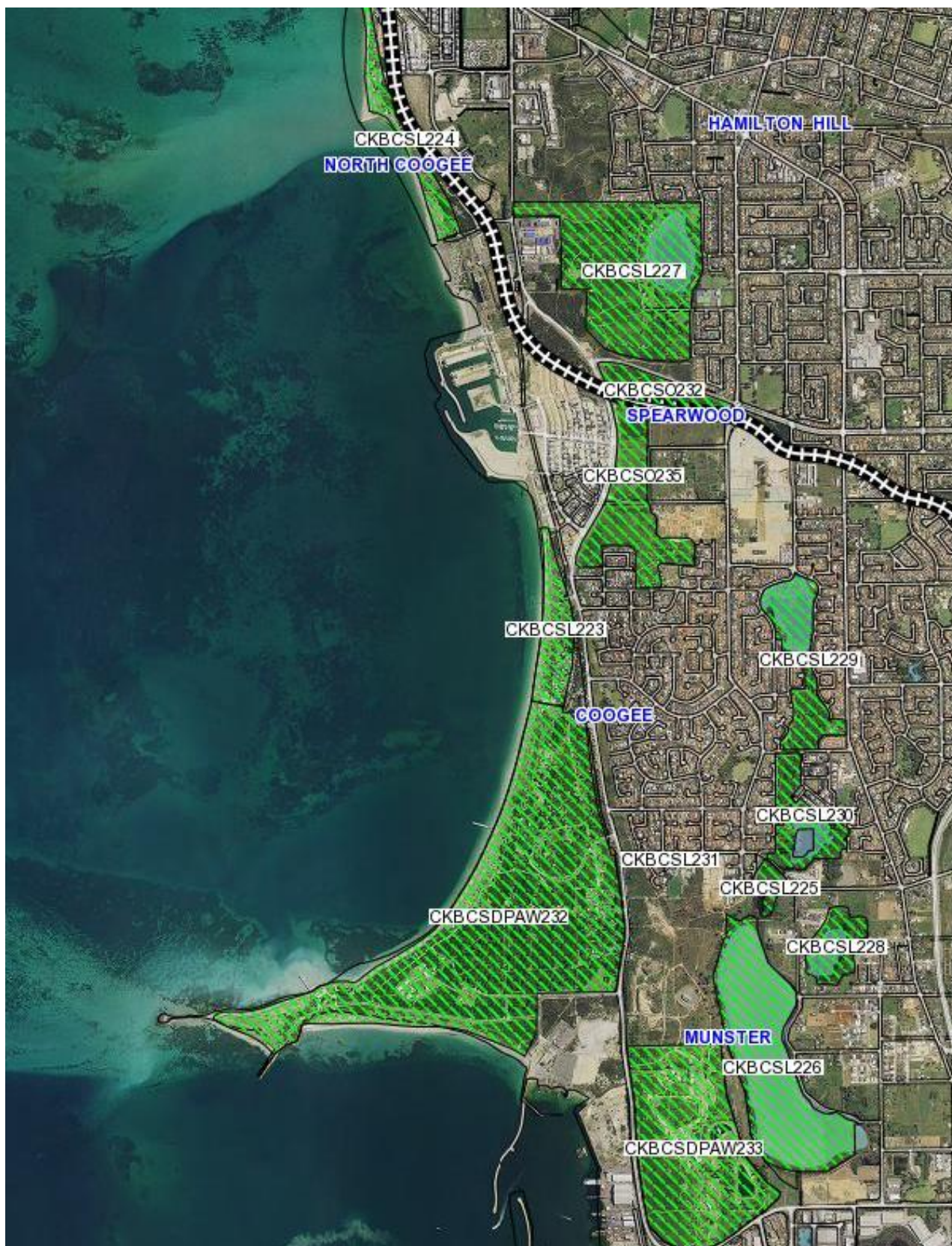
Coastal Strip – Environmental Assets



Bushfire Risk Management Plan 2014 – 2019

MAP ID: 6:03

Asset Code	Asset Name	Asset Location	Asset Risk Rating
CKBCSL223	Coogee Beach Reserve	Cockburn rd. COOGEE	Medium (4C)
CKBCSL224	C Y O'Conner Reserve	Robb Rd NORTH COOGEE	Medium (4C)
CKBCSL225	Katsura Reserve	Katsura Gardens MUNSTER	Medium (4C)
CKBCSL226	Lake Coogee Reserve	Fawcett Rd MUNSTER	Medium (4C)
CKBCSL227	Manning Park	Azelia Rd HAMILTON HILL	Medium (4C)
CKBCSL228	Market Garden Swamp #3	Preston Dr MUNSTER	Medium (4C)
CKBCSL229	Market Garden Swamp #1	Garden Rd MUNSTER	Medium (4C)
CKBCSL230	Market Garden Swamp # 2		Medium (4C)
CKBCSL231	Mc Niel Field	Mayor Rd MUNSTER	Medium (4C)
CKBCSDPaW232	Woodman Point Regional Park	O'Kane Court COOGEE	Very High (2A)
CKBCSDPaW233	Mt Brown	Gemma Rd HENDERSON	Medium (4C)
CKBCSO234	Corner of Spearwood Ave / Cockburn Rd	Corner of Spearwood Ave / Cockburn Rd	Medium (4C)
CKBCSO235	20 King St	20 King St Coogee	Medium (4C)



Coastal Strip – Cultural Assets



Bushfire Risk Management Plan 2014 – 2019

MAP ID: 6:04

Asset Code	Asset Name	Asset Location	Asset Risk Rating
CKBCSO2 75	Cockburn Lighthouse	Cockburn Rd HENDERSON	Low (5B)
CKBCSL2 76	Robb Jetty Camp	Rob Rd NORTH COOGEE	High (3A)
CKBCSL2 77	Lake Coogee 1	Cockburn Rd HENDERSON	High (3A)
CKBCSL2 78	Lake Coogee 2	East of Cockburn Rd HENDERSON	High (3A)
CKBCSO2 79	Cockburn Rd - Henderson	Cockburn Rd HENDERSON	High (3A)
CKBCSO2 80	Woodman Point	Cockburn Rd HENDERSON	High (3A)
CKBCSL2 81	Lake Coogee	Cockburn Rd HENDERSON	High (3A)
CKBCSO2 82	Cockburn Rd Buildings and Rail	Cockburn Rd HENDERSON	High (3A)



City of Cockburn Conservation Reserves Fuel Loading Assessment 2014

Methodology

The fuel load calculations in this document have been made using the conversion tables in the DPaW (formerly DEC) “Red Book” of Forest Fire Behaviour Tables for Western Australia.

Due to the fact that the Red Book deals only with the forest areas in the southern regions of Western Australia, assumptions have been made when calculating the tonnage for the areas observed.

In the Red Book there is no table which deals directly with the Mallee Heath scrub so instead the table 7.2.1 – Litter Depth and Weight ‘Jarrah Dominant’ has been utilised to calculate tonnage from the litter depth.

Litter Depth MM	Forest Type					
	Kerri Dominant	Mixed M.J.K.	Jarrah Dominant	<i>P. pinaster</i> needle	<i>Pradiata</i> needle	Wandoo
	Litter weight (tonnes/Ha)					
5	3.2	2.6	2.7	2.5	2.8	4.4
10	6.4	5.1	5.3	4.9	5.2	8.8
15	9.6	7.7	8.0	7.4	7.2	13.2
20	13.0	10.3	11.0	10.0	9.0	17.6
25	16.0	13.0	13.0	12.4	10.7	22.0
30	19.0	15.0	16.0	15.0	12.0	26.4
35	23.0	17.0	19.0	17.0	14.0	30.0
40	26.0	19.0	21.0	20.0	16.0	
45	29.0	22.0	24.0	22.0	18.0	
50	32.0	25.0	27.0	25.0	20.0	
55	35.0	27.0	29.0	27.0	22.0	
60	39.0			29.0	24.0	
65	42.0			31.0	26.0	
70	45.0			33.0	28.0	
80	51.0			37.0	31.0	
90	58.0			41.0	34.0	
100	64.0			45.0	37.0	

The tonnage assessed is an educated estimate due to the interpretation of the forest tables and whilst these tables are not ideal, they are the only conversion tables currently available. The same methodology was used by the City in its 2011 Fuel Load Assessment. The conversions may not be accurate for some of the smaller Reserves that were assessed.

Another factor to note is that the table 7.2.1 ‘Jarrah Dominant’ only calculates litter to tonnage up to 55mm of litter, therefore any litter readings higher than this 55mm were calculated at the maximum supplied conversion of 55mm = 29 T/Ha.

Litter is not the only consideration when calculating fuel loads and as such, Scrub Structural Type – ‘Type 6’ has been utilised for all calculations.

In Table 7.4.1 – Scrub Fuel Weight (Tonnes/Hectare) it has been assumed that the total live scrub (consumed in intense wildfire) to be worst case scenario and therefore the factor of 7 has been added to the total tonnage calculations.

Scrub Structural Type	Average Scrub Height (MM)	Total Live Scrub (Consumed in intense wildfire)			Total Foliage (Consumed in moderate wildfires)			Low Foliage (Consumed in prescribed burning)		
		Dense	Medium	Sparse	Dense	Medium	Sparse	Dense	Medium	Sparse
1. For example, hazal, netic, kerri wattle	7.0 +	40	35	31	9	8	7	0.5	0.3	0.3
	6.0	35	31	26	8	7	6	0.5	0.3	0.3
	5.5	30	27	23	7	6	5	0.5	0.3	0.2
	5.0-	25	20	17	5	5	4	0.5	0.3	0.2
2. For example, hazel or netic, with <i>Acacia</i> sp, understory	7.0 +	49	43	39	10	9	8	3	2.5	1.5
	6.0	43	38	33	9	8	7	3	2	1.5
	5.5	38	34	29	8	7	6	3	2	1.2
	5.0-	33	29	25	7	6	5	2.5	1.5	1.0
3. For example, hovea, <i>A. pulchella</i> <i>A. strigosa</i> , <i>A. pentadenia</i>	3.5 +	19	13	9	6	5	3.5	2	1.5	1
	3.0	16	11	7	5	4	3	2	1.5	1
	2.5	13	9	6	4	3	2.5	2	1.8	1.2
	2.0	9	7	5	3	2.5	2	2.5	2	1.5
	1.5 -	6	4	3	2.5	2	1.5	2.5	2	1.5
4. For Example, netric, <i>A. urophylla</i> , young hael	5.5 +	32	25	20	6	5	4	1.5	1.2	1
	5.0	26	20	15	5	4	3	1.5	1.2	1
	4.5	23	17	11	4	3	2.5	1.2	1	1
	4.0	20	14	8	4	3	2	1.2	1	1
	3.5 -	16	10	7	3	2.5	2	1	1	0.8
5. For example, netic, <i>A. urophylla</i> , young hazal	5.5 +	35	28	20	6	5	4	2	1.5	1
	5.0	28	22	16	5	4	3	2	1.5	1
	4.5	22	18	14	4	3	2.5	2	1.5	1
	4.0	19	15	11	4	3	2	1.5	1.2	1
	3.5 -	14	12	9	3	2.5	2	1.5	1.2	1
6. For example, young scrub, tall grasses, jarrah scrub	1.5 +	7	5	4	3.5	3	2.5	2.5	2	1.5
	1.2	5	4	3	3	2.5	2	2	1.5	1
	0.9	3	3	2	2.5	2	1.5	2	1.5	1
	0.6 -	3	2	1.5	2	1.5	1	1.5	1	0.8

For the purpose of this analysis the scrub flammability factor has been discounted. If it were to be applied the 'high' factor would be utilised, and at 50% dead, it would provide a multiplying factor of 5.

As such, the tonnage figure supplied for each area has been calculated thus;

Table 7.2.1 – Average Litter Depth to Tonnage – Jarrah Dominant + Scrub Fuel Weight (7) = Total Tonnes per Hectare.

E.g. 30mm (16 T/ha) + 7 = 23 Tonnes/Hha

	Fuel Loading Average by Reserve	T/Ha
1	C Y O'Connor Reserve	28.1
2	Manning Park	29.3
3	Coogee Beach Reserve	12.1
4	Market Gardens Swamps	21.3
5	McNeil Field	N/A
6	Lake Coogee	25.5
7	Redemptora Reserve	17.7
8	Sherbrook Reserve	N/A
9	Bibra Lake Reserve	27.9
10	Nola Waters Reserve	N/A
11	Brandwood Reserve	23.5
12	Classon Park	23.5
13	Bandicoot Reserve	26.0
14	Heatherlea Reserve	26.4
15	Cocos Park Reserve	21.6
16	Little Rush Lake	25.8
17	Yangebup Lake	28.0
18	Beeliar Reserve	23.9
19	Fancote Reserve	24.2
20	Levi Park	20.9
21	Skaife Park	22.2
22	Holdsworth Reserve	27.5
23	Cockburn Central Bushland	33.6
24	Coojong Park	29.3
25	Banbar Park	20.9
26	Success Bushland Reserve	25.8
27	Baler Reserve	24.6
28	Christmas Tree Park	23.5
29	Barfield Reserve	22.2
30	Mohan Park	18.8
31	Roper Reserve	23.5
32	Frankland Park	26.2
33	Lukin Swamp Reserve	12.4
34	Verde Reserve	24.3
35	Freshwater Reserve	15.0
36	Eco Park	17.8
37	Banksia Eucalypt Woodland Park	20.7
38	Rose Shanks Reserve	15.9
39	Emma Treeby Reserve	29.5
40	Bosworth Reserve	18.2
41	Mather Reserve	28
42	Kraemer Reserve	21.0
43	Gil Chalwell Reserve	N/A
44	Buckingham Reserve	N/A
45	Dennis De Young Reserve	29.3
46	Triandra Reserve	25.6
47	Macrozamia Park	14.0
48	Mt Brown Reserve	33.5
49	Brownman Swamps	32.3

N/A Not Assessed

CY O'Connor Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	40	28						
2	15	15						
3	45	31						
4	50	34						
5	90	36						
6	50	34						
7	30	23						
8	30	23						
9	50	34						
10	30	23						
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	28.1
					7	28.1		

Manning Park

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	40	21	1	30	16	1	30	16
2	110	29	2	30	16	2	50	27
3	100	29	3	50	27	3	20	11
4	50	27	4	40	21	4	40	21
5	90	29	5	70	29	5	30	16
6	30	16	6	20	11	6	70	29
7	50	27	7	50	27	7	70	29
8	100	29	8	30	16	8	60	29
9	30	16	9	30	16	9	60	29
10	10	5.3	10	50	27	10	50	27
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	29.3
					7	29.8		
					7	27.6		
					7	30.4		

Coogee Beach Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	10	5.3						
2	10	5.3						
3	5	2.7						
4	5	2.7						
5	10	5.3						
6	10	5.3						
7	0	0						
8	15	8.0						
9	15	8.0						
10	15	8.0						
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	12.06
					7	12.06		

Market Garden Swamps (North, South & 3)

Location # 1 (North)			Location # 2 (South)			Location # 3 (3)		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	10	5.3	1	20	11	1	80	29
2	80	29	2	10	5.3	2	130	29
3	10	5.3	3	10	5.3	3	30	16
4	20	11	4	30	16	4	50	27
5	30	16	5	20	11	5	40	21
6	20	11	6	30	16	6	40	21
7	10	5.3	7	40	21	7	40	21
8	60	29	8	10	5.3	8	50	27
9	50	27	9	20	11	9	130	29
10	10	5.3	10	60	29	10	110	29
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	24.4
					7	21.3		
					7	19.9		
					7	31.9		

Note: 60% of area is underwater for eight to ten months of the year.

Lake Coogee

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	10	5.3	1	20	11	1	40	21
2	20	11	2	60	29	2	30	16
3	20	11	3	110	29	3	30	16
4	40	21	4	50	27	4	30	16
5	60	29	5	60	29	5	20	11
6	60	29	6	10	5.3	6	20	11
7	190	29	7	20	11	7	40	21
8	50	27	8	10	5.3	8	20	11
9	120	29	9	20	11	9	20	11
10	50	27	10	70	29	10	30	16
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	25.5
					7	28.8		
					7	25.7		
					7	22.0		

Redemptora Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	30	16						
2	30	16						
3	40	21						
4	10	5.3						
5	10	5.3						
6	10	5.3						
7	30	16						
8	20	11						
9	10	5.3						
10	10	5.3						
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	17.7
					7	17.7		

Bibra Lake Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	20	11	1	40	21	1	20	11
2	30	16	2	30	16	2	80	29
3	40	21	3	40	21	3	20	11
4	60	29	4	30	16	4	40	21
5	40	21	5	100	29	5	60	29
6	20	11	6	90	29	6	40	21
7	70	29	7	90	29	7	130	29
8	20	11	8	70	29	8	5	2.7
9	40	21	9	70	29	9	20	11
10	70	29	10	50	27	10	30	16
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	27.9
					7	26.9		
					7	31.6		
					7	25.1		

Brandwood Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	30	16						
2	30	16						
3	30	16						
4	40	21						
5	30	16						
6	20	11						
7	40	21						
8	40	21						
9	20	11						
10	30	16						
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	23.5
					7	23.5		

Classon Park

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	10	5.3						
2	30	16						
3	40	21						
4	20	11						
5	30	16						
6	40	21						
7	30	16						
8	50	27						
9	30	16						
10	30	16						
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	23.5
					7	23.5		

Bandicoot Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	30	16						
2	100	29						
3	30	16						
4	70	29						
5	40	21						
6	40	21						
7	50	27						
8	60	29						
9	90	29						
10	80	29						
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	26.0
					7	26.0		

Heatherlea Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	50	34						
2	30	23						
3	20	18						
4	40	28						
5	40	28						
6	30	23						
7	80	29						
8	40	21						
9	30	16						
10	30	16						
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	26.4
					7	26.4		

Cocos Park Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	120	29						
2	40	21						
3	20	11						
4	10	5.3						
5	10	5.3						
6	10	5.3						
7	30	16						
8	40	21						
9	10	5.3						
10	50	27						
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	21.6
					7	21.6		

Little Rush Lake

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	30	16	1	10	5.3	1	60	29
2	10	5.3	2	20	11	2	40	21
3	20	11	3	20	11	3	50	27
4	10	5.3	4	30	16	4	30	16
5	30	16	5	60	29	5	80	29
6	40	21	6	40	21	6	50	27
7	30	16	7	40	21	7	50	27
8	60	29	8	60	29	8	40	21
9	30	16	9	40	21	9	40	21
10	20	11	10	30	16	10	40	21
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	25.8
					7	21.6		
					7	25.0		
					7	30.9		

Yangebup Lake

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	30	16	1	60	29	1	40	21
2	30	16	2	40	21	2	20	11
3	60	29	3	20	11	3	10	5.3
4	60	29	4	80	29	4	40	21
5	80	29	5	60	29	5	50	27
6	80	29	6	40	21	6	60	29
7	30	16	7	60	29	7	30	16
8	90	29	8	50	27	8	20	11
9	80	29	9	10	5.3	9	40	21
10	20	11	10	20	11	10	40	21
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	28.0
					7	30.3		
					7	28.2		
					7	25.3		

Beeliar Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	30	16						
2	30	16						
3	20	11						
4	50	27						
5	20	11						
6	40	21						
7	30	16						
8	70	29						
9	20	11						
10	20	11						
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	23.9
					7	23.9		

Fancote Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	40	21						
2	10	5.3						
3	90	29						
4	40	21						
5	40	21						
6	10	5.3						
7	30	16						
8	30	16						
9	30	16						
10	40	21						
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	24.2
					7	24.2		

Levi Park

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	40	21						
2	20	11						
3	40	21						
4	20	11						
5	20	11						
6	40	21						
7	20	11						
8	20	11						
9	10	5.3						
10	30	16						
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	20.9
					7	20.9		

Skaife Park

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	10	5.3						
2	20	11						
3	30	16						
4	10	5.3						
5	40	21						
6	20	11						
7	30	16						
8	30	16						
9	40	21						
10	60	29						
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	22.2
					7	22.2		

Holdsworth Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	40	21						
2	50	27						
3	40	21						
4	40	21						
5	20	11						
6	120	29						
7	50	27						
8	20	11						
9	40	21						
10	30	16						
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	27.5
					7	27.5		

Cockburn Central Bushland

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	25	13						
2	70	29						
3	40	21						
4	60	29						
5	60	29						
6	80	29						
7	90	29						
8	60	29						
9	80	29						
10	60	29						
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	33.6
					7	33.6		

Note: Samples taken from only unburnt patch in the area.

Coojong Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	20	11						
2	30	16						
3	40	21						
4	60	29						
5	40	21						
6	50	27						
7	70	29						
8	40	21						
9	40	21						
10	50	27						
Summary Location 1 Location 2 Location 3					Factor	TT/ha	Average	29.3
					7	29.3		

Banbar Park

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	20	11						
2	30	16						
3	40	21						
4	20	11						
5	20	11						
6	10	5.3						
7	40	21						
8	30	16						
9	30	16						
10	20	11						
Summary Location 1 Location 2 Location 3					Factor	TT/ha	Average	20.9
					7	20.9		

Success Bushland Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	40	21						
2	50	27						
3	30	16						
4	30	16						
5	20	11						
6	40	21						
7	20	11						
8	50	27						
9	40	21						
10	40	21						
Summary Location 1 Location 2 Location 3					Factor	TT/ha	Average	25.8
					7	25.8		

Baler Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	20	11						
2	30	16						
3	40	21						
4	30	16						
5	40	21						
6	30	16						
7	30	16						
8	30	16						
9	50	27						
10	30	16						
Summary Location 1 Location 2 Location 3					Factor	TT/ha	Average	24.6
					7	24.6		

Christmas Tree Park

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	60	29						
2	80	29						
3	20	11						
4	50	27						
5	30	16						
6	0	0						
7	30	16						
8	140	5.3						
9	20	11						
10	40	21						
Summary Location 1 Location 2 Location 3					Factor	TT/ha	Average	23.5
					7	23.5		

Barfield Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	30	16						
2	40	21						
3	10	5.3						
4	10	5.3						
5	30	16						
6	40	21						
7	60	29						
8	20	11						
9	20	11						
10	30	16						
Summary Location 1 Location 2 Location 3					Factor	TT/ha	Average	22.2
					7	22.2		

Mohan Park

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	40	21						
2	10	5.3						
3	10	5.3						
4	20	11						
5	30	16						
6	20	11						
7	30	16						
8	10	5.3						
9	20	11						
10	30	16						
Summary Location 1 Location 2 Location 3					Factor	TT/Ha	Average	18.8
					7	18.8		

Roper Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	20	11						
2	10	5.3						
3	40	21						
4	30	16						
5	80	29						
6	30	16						
7	20	11						
8	60	29						
9	10	5.3						
10	40	21						
Summary Location 1 Location 2 Location 3					Factor	TT/ha	Average	23.5
					7	23.5		

Frankland Park

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	40	21						
2	20	11						
3	10	5.3						
4	70	29						
5	20	11						
6	10	5.3						
7	50	27						
8	30	16						
9	60	29						
10	50	27						
Summary Location 1 Location 2 Location 3					Factor	TT/ha	Average	26.2
					7	26.2		

Lukin Swamp Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	0	0						
2	0	0						
3	0	0						
4	10	5.3						
5	10	5.3						
6	10	5.3						
7	30	16						
8	20	11						
9	10	5.3						
10	10	5.3						
Summary Location 1 Location 2 Location 3					Factor	TT/ha	Average	12.4
					7	12.4		

Verde Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	40	21						
2	50	27						
3	20	11						
4	10	5.3						
5	20	11						
6	30	16						
7	30	16						
8	30	16						
9	40	21						
10	60	29						
Summary Location 1 Location 2 Location 3					Factor	TT/ha	Average	24.3
					7	24.3		

Freshwater Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	20	11						
2	10	5.3						
3	10	5.3						
4	10	5.3						
5	30	16						
6	10	5.3						
7	10	5.3						
8	10	5.3						
9	30	16						
10	10	5.3						
Summary Location 1 Location 2 Location 3					Factor	TT/ha	Average	15.0
					7	15.0		

Eco Park

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	30	16						
2	1030	16						
3	20	11						
4	20	11						
5	10	5.3						
6	20	11						
7	20	11						
8	0	0						
9	30	16						
10	20	11						
Summary Location 1 Location 2 Location 3					Factor	TT/ha	Average	17.8
					7	17.8		

Banksia Eucalypt Woodland Park

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	30	16	1	20	11	1	0	0
2	30	16	2	20	11	2	0	0
3	10	5.3	3	30	16	3	10	5.3
4	40	21	4	30	16	4	20	11
5	70	29	5	20	11	5	20	11
6	50	27	6	40	21	6	10	5.3
7	80	29	7	50	27	7	20	11
8	60	29	8	20	11	8	30	16
9	10	5.3	9	20	11	9	20	11
10	20	11	10	30	16	10	0	0
Summary Location 1 Location 2 Location 3					Factor	TT/ha	Average	20.7
					7	25.9		
					7	22.1		
					7	14.1		

Rose Shanks Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	40	21	1	20	11	1	20	11
2	20	11	2	30	16	2	10	5.3
3	10	5.3	3	10	5.3	3	20	11
4	10	5.3	4	20	11	4	20	11
5	30	16	5	20	11	5	10	5.3
6	10	5.3	6	20	11	6	20	11
7	0	0	7	40	21	7	10	5.3
8	10	5.3	8	20	11	8	20	11
9	10	5.3	9	0	0	9	20	11
10	10	5.3	10	10	5.3	10	10	5.3
Summary Location 1 Location 2 Location 3					Factor	TT/ha	Average	15.9
					7	14.9		
					7	17.3		
					7	15.7		

Emma Treeby Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	60	29						
2	10	5.3						
3	50	27						
4	10	5.3						
5	40	21						
6	60	29						
7	120	29						
8	70	29						
9	100	29						
10	40	21						
Summary Location 1 Location 2 Location 3					Factor	TT/ha	Average	29.5
					7	29.5		

Bosworth Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	20	11						
2	40	21						
3	20	11						
4	10	5.3						
5	10	5.3						
6	20	11						
7	10	5.3						
8	40	21						
9	10	5.3						
10	30	16						
Summary Location 1 Location 2 Location 3					Factor	TT/ha	Average	18.2
					7	18.2		

Mather Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	50	27						
2	50	27						
3	50	27						
4	30	16						
5	100	29						
6	50	27						
7	10	5.3						
8	50	27						
9	60	29						
10	70	29						
Summary Location 1 Location 2 Location 3					Factor	TT/ha	Average	28.0
					7	28.0		

Kraemer Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	30	16						
2	40	21						
3	30	16						
4	20	11						
5	30	16						
6	30	16						
7	20	11						
8	30	16						
9	30	16						
10	40	21						
Summary Location 1 Location 2 Location 3					Factor	TT/ha		
					7	21.0		
							Average	21.0

Gil Chalwell Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
Summary Location 1 Location 2 Location 3								
							Average	

Note : No fuel loads could be taken due to the reserve being completely burnt from recent fires.

Buckingham Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
Summary Location 1 Location 2 Location 3								
							Average	

Note : No fuel loads could be taken due to the reserve being completely burnt from recent fires.

Dennis De Young Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	20	11						
2	30	16						
3	30	16						
4	90	29						
5	70	29						
6	50	27						
7	90	29						
8	70	29						
9	30	16						
10	40	21						
Summary Location 1 Location 2 Location 3					Factor	TT/ha		
					7	29.3		
							Average	29.3

Triandra Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	20	11						
2	20	11						
3	20	11						
4	40	21						
5	10	5.3						
6	20	11						
7	70	29						
8	70	29						
9	60	29						
10	60	29						
Summary Location 1 Location 2 Location 3					Factor	TT/ha	Average	25.6
					7	25.6		

Macrozamia Park

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	20	11						
2	10	5.3						
3	10	5.3						
4	0	0						
5	10	5.3						
6	0	0						
7	20	11						
8	10	5.3						
9	30	16						
10	20	11						
Summary Location 1 Location 2 Location 3					Factor	TT/ha	Average	14.0
					7	14.0		

Mt Brown Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	30	16						
2	40	21						
3	60	29						
4	120	29						
5	50	27						
6	50	27						
7	70	29						
8	70	29						
9	90	29						
10	60	29						
Summary Location 1 Location 2 Location 3					Factor	TT/ha	Average	33.5
					7	33.5		

Brownman Swamps

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	30	16						
2	60	29						
3	40	21						
4	60	29						
5	100	29						
6	50	27						
7	50	27						
8	50	27						
9	50	27						
10	40	21						
Summary Location 1 Location 2 Location 3					Factor		Average	32.3
					7	32.3		

City of Cockburn Fuel Loading (Non – Council Land) Assessment 2014

Methodology

The fuel load calculations in this document have been made using the conversion tables in the DPaW (formerly DEC) "Red Book" of Forest Fire Behaviour Tables for Western Australia.

Due to the fact that the Red Book deals only with the forest areas in the southern regions of Western Australia, assumptions have been made when calculating the tonnage for the areas observed.

In the Red Book there is no table which deals directly with the Mallee Heath scrub so instead the table 7.2.1 – Litter Depth and Weight 'Jarrah Dominant' has been utilised to calculate tonnage from the litter depth.

Litter Depth MM	Forest Type					
	Kerri Dominant	Mixed M.J.K.	Jarrah Dominant	<i>P. pinaster</i> needle	<i>Pradiata</i> needle	Wandoo
	Litter weight (tonnes/Ha)					
5	3.2	2.6	2.7	2.5	2.8	4.4
10	6.4	5.1	5.3	4.9	5.2	8.8
15	9.6	7.7	8.0	7.4	7.2	13.2
20	13.0	10.3	11.0	10.0	9.0	17.6
25	16.0	13.0	13.0	12.4	10.7	22.0
30	19.0	15.0	16.0	15.0	12.0	26.4
35	23.0	17.0	19.0	17.0	14.0	30.0
40	26.0	19.0	21.0	20.0	16.0	
45	29.0	22.0	24.0	22.0	18.0	
50	32.0	25.0	27.0	25.0	20.0	
55	35.0	27.0	29.0	27.0	22.0	
60	39.0			29.0	24.0	
65	42.0			31.0	26.0	
70	45.0			33.0	28.0	
80	51.0			37.0	31.0	
90	58.0			41.0	34.0	
100	64.0			45.0	37.0	

The tonnage assessed is an educated estimate due to the interpretation of the forest tables and whilst these tables are not ideal, they are the only conversion tables currently available. The same methodology was used by the City in its 2011 Fuel Load Assessment. The conversions may not be accurate for some of the smaller Reserves that were assessed.

Another factor to note is that the table 7.2.1 'Jarrah Dominant' only calculates litter to tonnage up to 55mm of litter, therefore any litter readings higher than this 55mm were calculated at the maximum supplied conversion of 55mm = 29 T/Ha.

Litter is not the only consideration when calculating fuel loads and as such, Scrub Structural Type – 'Type 6' has been utilised for all calculations.

In Table 7.4.1 – Scrub Fuel Weight (Tonnes/Hectare) it has been assumed that the total live scrub (consumed in intense wildfire) to be worst case scenario and therefore the factor of 7 has been added to the total tonnage calculations.

Scrub Structural Type	Average Scrub Height (MM)	Total Live Scrub (Consumed in intense wildfire)			Total Foliage (Consumed in moderate wildfires)			Low Foliage (Consumed in prescribed burning)		
		Dense	Medium	Sparse	Dense	Medium	Sparse	Dense	Medium	Sparse
1. For example, hazal, netic, kerri wattle	7.0 +	40	35	31	9	8	7	0.5	0.3	0.3
	6.0	35	31	26	8	7	6	0.5	0.3	0.3
	5.5	30	27	23	7	6	5	0.5	0.3	0.2
	5.0-	25	20	17	5	5	4	0.5	0.3	0.2
2. For example, hazel or netic, with <i>Acacia</i> sp, understory	7.0 +	49	43	39	10	9	8	3	2.5	1.5
	6.0	43	38	33	9	8	7	3	2	1.5
	5.5	38	34	29	8	7	6	3	2	1.2
	5.0-	33	29	25	7	6	5	2.5	1.5	1.0
3. For example, hovea, <i>A. pulchella</i> , <i>A. strigosa</i> , <i>A. pentadenia</i>	3.5 +	19	13	9	6	5	3.5	2	1.5	1
	3.0	16	11	7	5	4	3	2	1.5	1
	2.5	13	9	6	4	3	2.5	2	1.8	1.2
	2.0	9	7	5	3	2.5	2	2.5	2	1.5
	1.5 -	6	4	3	2.5	2	1.5	2.5	2	1.5
4. For Example, netric, <i>A. urophylla</i> , young hael	5.5 +	32	25	20	6	5	4	1.5	1.2	1
	5.0	26	20	15	5	4	3	1.5	1.2	1
	4.5	23	17	11	4	3	2.5	1.2	1	1
	4.0	20	14	8	4	3	2	1.2	1	1
	3.5 -	16	10	7	3	2.5	2	1	1	0.8
5. For example, netic, <i>A. urophylla</i> , young hazal	5.5 +	35	28	20	6	5	4	2	1.5	1
	5.0	28	22	16	5	4	3	2	1.5	1
	4.5	22	18	14	4	3	2.5	2	1.5	1
	4.0	19	15	11	4	3	2	1.5	1.2	1
	3.5 -	14	12	9	3	2.5	2	1.5	1.2	1
6. For example, young scrub, tall grasses, jarrah scrub	1.5 +	7	5	4	3.5	3	2.5	2.5	2	1.5
	1.2	5	4	3	3	2.5	2	2	1.5	1
	0.9	3	3	2	2.5	2	1.5	2	1.5	1
	0.6 -	3	2	1.5	2	1.5	1	1.5	1	0.8

For the purpose of this analysis the scrub flammability factor has been discounted. If it were to be applied the 'high' factor would be utilised, and at 50% dead, it would provide a multiplying factor of 5.

As such, the tonnage figure supplied for each area has been calculated thus;

Table 7.2.1 – Average Litter Depth to Tonnage – Jarrah Dominant + Scrub Fuel Weight (7) = Total Tonnes per Hectare.

E.g. 30mm (16 T/ha) + 7 = 23 Tonnes/Hha

	Land Area	T/Ha
1	Thompson Lake	32.3
2	Kogalup Lake	34.3
3	Jandakot Airport – Landside	29.9
4	Jandakot Airport – Airside	31.9
5	North Lake	35.5
6	South Lake	30.2
7	Harry Waring Marsupial Reserve – Main Reserve	25.9
8	Harry Waring Marsupial Reserve – (Southwest unfenced corner)	31.1
9	Boldewood Reserve	28.5
10	Torgoyle Reserve	28.6
11	Farrington Bushland	27.3

Thompsons Lake

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	40	21	1	20	11	1	30	16
2	50	27	2	50	27	2	70	29
3	70	29	3	20	11	3	50	27
4	20	11	4	70	29	4	60	29
5	40	21	5	60	29	5	70	29
6	20	11	6	90	29	6	70	29
7	90	29	7	90	29	7	50	27
8	50	27	8	60	29	8	80	29
9	60	29	9	90	29	9	60	29
10	80	29	10	60	29	10	70	29
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	32.3
					7	30.4		
					7	32.2		
					7	34.3		

Kogalup Lake

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	20	11	1	60	29	1	80	29
2	40	21	2	60	29	2	120	29
3	30	16	3	60	29	3	80	29
4	60	29	4	70	29	4	60	29
5	90	29	5	80	29	5	60	29
6	60	29	6	100	29	6	90	29
7	70	29	7	90	29	7	90	29
8	80	29	8	90	29	8	120	29
9	50	27	9	50	27	9	70	29
10	40	21	10	70	29	10	70	29
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	34.3
					7	31.1		
					7	35.8		
					7	36.0		

Jandakot Airport – Landside

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	80	29	1	30	16	1	40	21
2	50	27	2	90	29	2	80	29
3	40	21	3	40	21	3	30	16
4	40	21	4	50	27	4	30	16
5	30	16	5	30	16	5	60	29
6	50	27	6	50	27	6	30	16
7	40	21	7	20	11	7	40	21
8	50	27	8	40	21	8	60	29
9	60	29	9	70	29	9	60	29
10	60	29	10	30	16	10	40	21
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	29.9
					7	31.7		
					7	28.3		
					7	29.7		

Jandakot Airport – Airside

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	30	16	1	60	29	1	40	21
2	30	16	2	40	21	2	50	27
3	50	27	3	90	29	3	60	29
4	40	21	4	80	29	4	50	27
5	40	21	5	80	29	5	50	27
6	60	29	6	20	11	6	30	16
7	50	27	7	40	21	7	30	16
8	90	29	8	50	27	8	40	21
9	60	29	9	80	29	9	60	29
10	50	27	10	60	29	10	70	29
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	31.9
					7	32.2		
					7	32.4		
					7	31.2		

North Lake

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	60	29	1	29	36	1	50	27
2	120	29	2	29	36	2	80	29
3	100	29	3	29	36	3	40	21
4	90	29	4	29	36	4	60	29
5	60	29	5	29	36	5	100	29
6	50	27	6	29	36	6	80	29
7	90	29	7	29	36	7	100	29
8	100	29	8	29	36	8	60	29
9	50	27	9	29	36	9	90	29
10	50	27	10	29	36	10	70	29
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	35.5
					7	35.4		
					7	36.0		
					7	35.0		

South Lake

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	30	16	1	30	16	1	40	21
2	40	21	2	50	27	2	50	27
3	50	27	3	60	29	3	30	16
4	80	29	4	50	27	4	30	16
5	40	21	5	80	29	5	40	21
6	40	21	6	40	21	6	30	16
7	50	27	7	80	29	7	80	29
8	40	21	8	60	29	8	30	16
9	60	29	9	40	21	9	40	21
10	60	29	10	30	16	10	130	29
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	30.2
					7	31.1		
					7	31.4		
					7	28.2		

Harry Waring Marsupial Reserve – Main Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	60	29	1	120	29			
2	60	29	2	50	27			
3	40	21	3	10	5.3			
4	70	29	4	20	11			
5	50	27	5	20	11			
6	60	29	6	30	16			
7	30	16	7	10	5.3			
8	20	11	8	30	16			
9	20	11	9	50	27			
10	0	0	10	60	29			
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	25.9
					7	27.2		
					7	24.7		

Harry Waring Marsupial Reserve – (Southwest unfenced corner)

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	40	21	1	70	29			
2	30	16	2	60	29			
3	20	11	3	80	29			
4	70	29	4	70	29			
5	70	29	5	60	29			
6	80	29	6	70	29			
7	30	16	7	40	21			
8	50	27	8	90	29			
9	10	5.3	9	80	29			
10	30	16	10	100	29			
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	31.1
					7	26.9		
					7	35.2		

Boldewood Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	40	21						
2	20	11						
3	50	27						
4	40	21						
5	60	29						
6	40	21						
7	50	27						
8	40	21						
9	40	21						
10	30	16						
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	28.5
					7	28.5		

Torgoyle Reserve

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	60	29	1	50	27			
2	40	21	2	60	29			
3	40	21	3	60	29			
4	30	16	4	40	21			
5	0	0	5	40	21			
6	20	11	6	40	21			
7	50	27	7	30	16			
8	70	29	8	70	29			
9	40	21	9	30	16			
10	40	21	10	50	27			
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	28.6
					7	26.6		
					7	30.6		

Farrington Bushland

Location # 1			Location # 2			Location # 3		
Reading #1	mm	T/ha	Reading #	mm	T/ha	Reading #	mm	T/ha
1	50	27						
2	30	16						
3	20	11						
4	30	16						
5	60	29						
6	30	16						
7	40	21						
8	70	29						
9	50	27						
10	20	11						
Summary Location 1 Location 2 Location 3					Factor	Total T/ha	Average	27.3
					7	27.3		

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