

CITY OF COCKBURN

SUMMARY OF MINUTES OF SPECIAL COUNCIL MEETING HELD ON TUESDAY, 25 NOVEMBER 2003 AT 6:00 PM

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CITY OF COCKBURN

MINUTES OF SPECIAL COUNCIL MEETING HELD ON TUESDAY, 25 NOVEMBER 2003 AT 6:00 PM

PRESENT:

ELECTED MEMBERS

Mr S Lee	-	Mayor
Mr R Graham	-	Deputy Mayor
Ms A Tilbury	-	Councillor
Mr I Whitfield	-	Councillor
Mr K Allen	-	Councillor
Mrs S Limbert	-	Councillor
Mr M Reeve-Fowkes	-	Councillor
Mrs V Oliver	-	Councillor

IN ATTENDANCE

Mr D. Green	-	Acting Chief Executive Officer
Mr R. Avard	-	Acting Director, Community Services
Mrs S. Ellis	-	Secretary to Chief Executive Officer
Mr C. Ellis	-	Communications Manager

1. DECLARATION OF MEETING

The Presiding Member declared the meeting open at 6.00pm.

2. APPOINTMENT OF PRESIDING MEMBER (If required)

3. DISCLAIMER (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 (by Presiding Member)



Nil

5 (SCM 25/11/2003) - APOLOGIES & LEAVE OF ABSENCE

Mr R. Brown - Apology
Clr A. Edwards - Apology
Clr L. Goncalves - Apology

6. PUBLIC QUESTION TIME

Nil

7. DECLARATION BY COUNCILLORS WHO HAVE NOT GIVEN DUE CONSIDERATION TO MATTERS CONTAINED IN THE BUSINESS

Nil

8 (SCM 25/11/2003) - PURPOSE OF MEETING

To consider approving additional budget funds to enable the Atwell South (Harvest Lakes) Community Centre to proceed to construction in accord with the building contract for the Atwell South Primary School.

9. COUNCIL MATTERS

9.1 (MINUTE NO 2140) (SCM 25/11/2003) - ATWELL SOUTH/HARVEST LAKES COMMUNITY CENTRE (RA) (4620)

RECOMMENDATION

That Council allocate additional funds of \$100,000 towards the construction of the Atwell South Community Facilities with the funds to be drawn from the Community Facilities Reserve Fund and the budget be amended accordingly.

TO BE CARRIED BY ABSOLUTE MAJORITY OF COUNCIL

COUNCIL DECISION

MOVED Deputy Mayor R GRAHAM SECONDED Clr S LIMBERT that the recommendation be adopted.



CARRIED BY ABSOLUTE MAJORITY OF COUNCIL 8/0**Background**

Council, at its meeting of 19 November 2002, resolved to provide the sum of \$420,000 in its 2003/04 Municipal Budget as a contribution towards the construction of the Atwell South Community Centre, with the funds to be drawn from the Community Facilities Reserve Fund.

An adjustment was made to the 2003/04 Municipal Budget in response to advice received on the outcome of the grant applications to the Lotteries Commission and the Department of Sport and Recreation. The result was that an adjusted anticipated total project cost of \$1,316,955 which would be funded as follows:-

• Landcorp	\$478,971
• City of Cockburn	\$337,984
• MSR	\$300,000
• Lotteries	<u>\$200,000</u>
	\$1,316,955

Submission

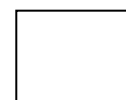
N/A

Report

The Harvest Lakes (Atwell South) Community Centre design has been developed utilising environmentally sustainable development principles. There is external use of passive energy design principles and the utilisation of low embedded energy and recyclable building materials. The Centre design is similar to that of the adjoining primary school with a number of architectural techniques to differentiate the centre from the adjoining school.

The opportunity has been taken to jointly share an oval with the primary school.

Development of the joint use oval has been substantially paid for by Landcorp which has resulted in capital savings to the City. The opportunity to cost share with the Education Department for the ongoing maintenance of the oval, has also been achieved.



The building contract for the South Atwell Primary School incorporated a provisional sum for the construction of the Community Centre, in accordance with Local Government (Functions and General) Regulations 1996 section 11(2)(e). As indicated in the advice previously provided, the opportunity for Council to attain savings in the building contract was created by an economy of scale due to its being part of a larger building contract for the school. The school and the Community Centre both incorporate environmentally sustainable design principles which are not currently common in the building industry and hence, more expensive than traditional construction methods. The incorporation of the community centre in South Atwell Primary School Development would also be expected to provide savings to the City.

Included in the consultancy team for the project Architects Taglar Robertson B & N, are Quantity Surveyors Ralph Beattie Bosworth Pty Ltd, who have meticulously scrutinised the tender for the Community Centre presented by Esslemont Geo A & Son. Whilst substantial savings have been identified, the final negotiated tender price is above that originally estimated. The advice for this overrun is due in part to the unique building design as described above and an escalation in costs due to the building industry boom.

The revised budget for the Harvest Lakes Community Centre and Reserve are as follows :-

EXPENDITURE

Building

Construction Cost	\$ 1,257,909
Fill	\$ 51,000
Contingency	\$ 30,000
Loose Furniture	\$ 45,000
Fees	\$ 95,000
Ovals	\$ 150,000
TOTAL	\$ 1,628,910

Funded By :

Landcorp (includes ovals)	\$ 692,824
City of Cockburn	\$ 436,086
Lotterywest	\$ 200,000
Sport and Recreation	\$ 300,000
	\$ 1,628,910

It ought to be noted that the Council contribution to the total project will be 27% of the cost, whereas Landcorp's contribution is 42% of the total cost.



For the project to proceed as envisaged, the Council contribution will be required to increase from the budgeted \$337,984 to \$436,086 (a further \$98,102 rounded to \$100,000).

Strategic Plan/Policy Implications

To facilitate and provide an optimum range of community services.

Budget/Financial Implications

Funds are available in the Community Facilities Reserve Fund.

Legal Implications

Nil

Community Consultation

Plans were available for public comment.

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

Nil

10 (MINUTE NO 2141) (SCM 25/11/2003) - 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:-

- (a) integrated and coordinated, so far as practicable, with any provided by the Commonwealth, the State or any public body;
- (b) 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
- (c) managed efficiently and effectively.

COUNCIL DECISION

MOVED Cllr A TILBURY SECONDED Cllr I WHITFIELD that the



recommendation be adopted.

CARRIED 8/0

11 (SCM 25/11/2003) - CLOSURE OF MEETING

Meeting closed at 6.10pm.

CONFIRMATION OF MINUTES

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

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

