

COUNCIL AGENDA

Ordinary Council Meeting

6:00pm, 13 September 2022
Council Chamber (Level 1), Civic Centre,
23 Dundebur Road, Wanneroo

wanneroo.wa.gov.au

PROCEDURE FOR ORDINARY COUNCIL MEETING

PUBLIC QUESTION AND STATEMENT TIME

The City encourages any members of the public who wish to raise a question to Council to submit this information via the **City's online forms** and/or contact **Council Support on 9405 5027**.

- [Public Question online form](#)

The City will make every endeavour to provide a response to any submissions at the meeting. All submissions will form part of the electronic meeting and will be recorded in the Minutes of the Council meeting.

1. Time Permitted

A minimum of 15 minutes is permitted for Public Question Time at Council Meetings. If there are not sufficient questions to fill the allocated time, the Presiding Member will move to the next item. If there are more questions to be considered within 15 minutes, the Presiding Member will determine whether to extend Public Question Time. Each person seeking to ask questions during Public Question Time may address the Council for a maximum of three minutes each.

2. Protocols

No member of the public may interrupt the Council Meeting proceedings or enter into conversation.

Members of the public wishing to participate in Public Question Time at the Council Meeting are to register on the night at the main reception desk located outside of Council Chambers. Members of the public wishing to submit written questions are encouraged to lodge them with the Chief Executive Officer at least 30 hours prior to the start of the meeting (that is, by 12noon on the day before the meeting).

The Presiding Member will control Public Question Time and ensure that each person wishing to ask a question is given a fair and equal opportunity to do so. Members of the public wishing to ask a question must state his or her name and address before asking a question. If the question relates to an item on the Agenda, the item number and title should be stated.

3. General Rules

The following general rules apply to Public Question and Statement Time:

- Public Questions and Statements should only relate to the business of the local government and should not be a personal statement or opinion;
- Only questions relating to matters affecting the local government will be considered at a Council Meeting, and only questions that relate to the purpose of the meeting will be considered at a Special Council Meeting;
- Questions may be taken on notice and responded to after the meeting;
- Questions may not be directed at specific Council Members or City Employee;
- Questions are not to be framed in such a way as to reflect adversely on a particular Council Member or City Employee;
- First priority will be given to persons who are asking questions relating to items on the current Council Meeting Agenda; and
- Second priority will be given to Public Statements. Only Public Statements regarding items on the Council Agenda under consideration will be heard.

**Please ensure mobile phones are switched off before entering the Council Chamber.
For further information, please contact Council Support on 9405 5000.**

AUDIO OF COUNCIL PROCEEDINGS

The audio proceedings of this meeting will be live broadcast online with the exception of matters discussed behind closed doors. That broadcast will remain available following the conclusion of the meeting.

To access a live stream of Council Proceedings please click below. The live stream will commence at the scheduled time and date of the meeting.

- [Live stream audio of Council Proceedings](#)

To access audio recording of previous meetings, please click below:

- [Audio recordings](#)

RECORDING AND ACCESS TO RECORDINGS OF COUNCIL MEETINGS POLICY

Objective

- To ensure there is a process in place to outline the access to recorded Council Meetings.
- To emphasise that the reason for recording of Council Meetings is to ensure the accuracy of Council Meeting Minutes and that any reproduction of these Minutes are for the sole purpose of Council business.

Implementation

This Policy shall be printed within the Agenda of all Council Meetings which include:

- Ordinary Council Meeting;
- Special Council Meeting;
- Annual General Meeting of Electors;
- Special Electors Meeting; and
- Briefing Sessions.

To advise the public that the proceedings of the meeting are recorded.

Evaluation and Review Provisions

Recording of Proceedings

1. Proceedings for Meetings detailed in this policy; as well as Deputations and Public Question Time during these meetings shall be recorded by the City on sound recording equipment, except in the case of a meeting where Council closes the meeting to the public.
2. Notwithstanding subclause 1, proceedings of a Meeting, which is closed to the public, shall be recorded where the Council resolves to do so.
3. No member of the public is to use any audio visual technology or devices to record the proceedings of a Meeting, without the written permission of the Mayor or the Mayors Delegate.

Access to Recordings

4. Members of the public may purchase a copy of the recorded proceedings or alternatively, listen to the recorded proceedings at the Civic Centre online if the recording is published on the City of Wanneroo website. Costs of providing a copy of the recorded proceedings to members of the public will include staff time to make the copy of the proceedings; as well as the cost of the digital copy for the recording to be placed on. The cost of staff time will be set in the City's Schedule of Fees and Charges each financial year.
5. Council Members may request a copy of the recording of the Council proceedings at no charge.
6. All Council Members are to be notified when recordings are requested by members of the public, and of Council.
7. COVID-19 Pandemic Situation
During the COVID-19 pandemic situation, Briefing Sessions and Council Meetings that are conducted electronically, will be recorded. The CEO is authorised to make a broadcast of the audio recording of such meetings accessible to the public, as soon as practicable after the meeting.
8. Briefing Sessions and Council Meetings that are recorded. The CEO is authorised to make a broadcast of the audio recording of such meetings accessible to the public, as soon as practicable after the meeting.

COMMONLY USED ACRONYMS AND THEIR MEANING

Acronym	Meaning
ABN	Australian Business Number
ACN	Australian Company Number
Act	<i>Local Government Act 1995</i>
CBP	City of Wanneroo Corporate Business Plan
CHRMAP	Coastal Hazard Risk Management & Adaption Plan
City	City of Wanneroo
CPI	Consumer Price Index
DBCA	Department of Biodiversity Conservation and Attractions
DFES	Department of Fire and Emergency Services
DOE	Department of Education Western Australia
DOH	Department of Health
DPLH	Department of Planning Lands and Heritage
DPS2	District Planning Scheme No. 2
DLGSCI	Department of Local Government, Sport and Cultural Industries
DWER	Department of Water and Environmental Regulation
EPA	Environmental Protection Authority
GST	Goods and Services Tax
JDAP	Joint Development Assessment Panel
LTFP	Long Term Financial Plan
MRS	Metropolitan Region Scheme
MRWA	Main Roads Western Australia
POS	Public Open Space
PTA	Public Transport Authority of Western Australia
SAT	State Administrative Tribunal
SCP	City of Wanneroo Strategic Community Plan
WALGA	Western Australian Local Government Association
WAPC	Western Australian Planning Commission



Notice is given that the next Ordinary Council Meeting will be held in the Council Chamber
(Level 1), Civic Centre,
23 Dundobar Road, Wanneroo on **Tuesday 13 September 2022** commencing at **6:00pm**.

D Simms
Chief Executive Officer
8 September, 2022

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A G E N D A

Good evening Councillors, staff, ladies and gentlemen, we wish to acknowledge the traditional custodians of the land we are meeting on, the Whadjuk people. We would like to pay respect to the Elders of the Nyoongar nation, past and present, who have walked and cared for the land and we acknowledge and respect their continuing culture and the contributions made to the life of this city and this region and I invite you to bow your head in prayer:

Lord, We ask for your blessing upon our City, our community and our Council. Guide us in our decision making to act fairly, without fear or favour and with compassion, integrity and honesty. May we show true leadership, be inclusive of all, and guide the City of Wanneroo to a prosperous future that all may share. We ask this in your name. Amen

Item 1 Attendances

Item 2 Apologies and Leave of Absence

Item 3 Public Question and StatementTime

Item 4 Confirmation of Minutes

OC01-09/22 Minutes of Ordinary Council Meeting held on 9 August 2022

That the minutes of Ordinary Council Meeting held on 9 August 2022 be confirmed.

Item 5 Announcements by the Mayor without Discussion

Item 6 Questions from Council Members

Item 7 Petitions

New Petitions Received

Update on Petitions

UP01-09/22 Request that the City of Wanneroo Install Speed Humps on Beachside Parade between Zamia Rise and Templetonia Boulevard (PT01-08/22)

Cr Coetzee presented a petition of 29 signatories requesting that the City of Wanneroo install speed humps on Beachside Parade between Zamia Rise and Templetonia Boulevard.

Update

A traffic count has been completed and an assessment of the road, using Council's Local Area Traffic Management Policy, is currently underway. A report will be provided to the Council meeting on 11th October 2022.

Item 8 Reports

Declarations of Interest by Council Members, including the nature and extent of the interest. Declaration of Interest forms to be completed and handed to the Chief Executive Officer.

Planning and Sustainability

Strategic Land Use Planning & Environment

PS01-09/22 Consideration of draft Local Planning Policy 4.21: Coastal Assets following advertising

File Ref: 26121 – 22/252849
Responsible Officer: Director Planning and Sustainability
Attachments: 4

Issue

To consider the draft revised Local Planning Policy 4.21: Coastal Assets (LPP 4.21), following public advertising.

Background

At its meeting on 12 July 2022 (Item PS02-07/22), Council resolved to advertise draft LPP 4.21 (**Attachment 1**). The Policy provides guidance on the type and location of temporary and permanent assets within the City's foreshore, in accordance with the State Government's *State Planning Policy 2.6: State Coastal Planning* (SPP 2.6) and the City's Coastal Hazard Risk Management and Adaptation Plan (CHRMAP). It also outlines the processes for delineating beach types, delivering permanent and temporary assets, and asset and foreshore maintenance and handover requirements.

LPP 4.21 has been reviewed to ensure that it is consistent and up to date with local and State policies and guidelines.

Detail

LPP 4.21 remains fit for purpose, continuing to guide the type and location of assets permitted within the City's foreshore reserve. The advertised version of the draft policy included the following proposed changes:

- Inclusion of a new objective to deliver accessible and user friendly facilities and spaces;
- Inclusion of new clauses which consider asset materials, universal access and asset handover requirements to be consistent with existing City standards;
- A new Schedule 3 to provide detailed information about the design and management plan requirements for permanent assets within the foreshore reserve; and
- Minor rewording and reformatting of clauses to improve the overall legibility and functionality of the policy, including the renumbering of subsequent sections.

Consultation

The revised draft LPP 4.21 was advertised for a period of 21 days from 14 July to 4 August 2022; in accordance with the Part 2 Clause 4 of the Deemed Provisions of the *Planning and Development (Local Planning Schemes) Regulations 2015*, including:

- An advertising notification in the local newspaper;
- Display at the Civic Centre and on the City's website; and
- Letter to relevant State agencies and developers.

During public consultation, Administration received two submissions on the draft policy. Administration's response and recommendations to the submissions received during public consultation is included in **Attachment 2**.

Comment

Following public consultation, minor changes are proposed to improve clarity around coastal hazard and adaptation planning requirements (**Attachment 3**).

State Agency Submission

Administration received one submission from a State agency which proposed changes to the below sections of the policy.

- Section 3: Adaptation Planning for Permanent Assets

The submission suggested a new clause be included to emphasise that all assets be delivered with regard to the City's CHRMAP vulnerability lines. In this regard, Administration has made the following changes:

- A new clause (clause 3.1) is included which states all proposed and existing assets within the foreshore reserve must be consistent with the City's CHRMAP to ensure any potential coastal hazard risks are being addressed; and
- Remove existing clause 3.4.3 which states that the City would protect or accommodate an asset that would not have community value beyond its structure lifespan, as this is not considered a sustainable approach for the City as the asset would be affected by coastal hazards.

- Schedule 1: Coastal Node Hierarchy

The submission also suggested a further review of the assets proposed in Schedule 1: Coastal Node Hierarchy to ensure it is consistent with SPP 2.6 Guidelines. In particular, the submission identified that café should be relocated from the acceptable temporary assets category in the table to the acceptable permanent assets located outside of the foreshore parkland category.

The current Schedule 1 provides guidance on the role of each coastal node and outlines acceptable standards for assets delivered for each level of node hierarchy. The table defines the role/function of each coastal node hierarchy as per the SPP 2.6 Guidelines. To ensure that the policy is not too prescriptive, existing clause 2.2 allows for flexibility and innovation in the design of the City's coastal nodes where it can be demonstrated that there is demand for additional assets, it meets the definition of a local, district or regional node, and it has taken into consideration the City's CHRMAP. In line with the new approach followed by the City as part of the review of policies, the policy is not intended to be a checklist for developers to provide infrastructure along the coast.

Additionally, the SPP 2.6 Guidelines for a regional coastal node includes examples such as Hillarys, Scarborough and Cottesloe. Despite the City's Coastal Management Plan (CMP) identifying a number of regional coastal nodes along the coastline, the level of infrastructure may vary to that outlined in the State examples due to much of the City's coastline still being underdeveloped. As the City's coastline continues to develop, a future review of the policy could focus on updating Schedule 1 to ensure that the level of amenities and infrastructure provided at each coastal node hierarchy is meeting the needs of the community.

For the reasons outlined above, it is Administration's recommendation that an extensive review of Schedule 1 not be undertaken at this time.

However, Administration does agree that café should be relocated from the acceptable temporary assets category in the table to the acceptable permanent assets located outside of the foreshore parkland category. While a coastal node is generally located within the foreshore reserve, there are instances where a portion of the adjacent freehold land may be incorporated into the development to improve its interface with abutting urban development. An example of this is Eden Beach, which has been identified as a district level coastal node in the CMP and has the café portion of the development located within freehold land. While Administration agrees that a café should be considered as a permanent asset outside the foreshore reserve, it will still need to take into consideration CHRMAP and all other requirements in the policy.

Community Group Submission

A submission was received on behalf of a local community group, which agreed that assets should be located and designed with regard to protecting ecological values within the foreshore reserve. The submission suggested that protecting natural assets should be the primary consideration in planning and managing the foreshore. This is reflected by the policies objectives, which support the conservation of natural assets and ecological values.

The submission identified concerns that the assets permitted within the coastal node at Lot 211 Quinns Road, Mindarie (Quinns Rocks Caravan Park) should be limited due to the high ecological values of the Bush Forever land surrounding the node. The City's coastal node hierarchy is outlined in the City's recently adopted CMP, in accordance with SPP 2.6, approved local structure plans and foreshore management plans. The purpose of LPP 4.21 is to supplement the strategic intent of the CMP by providing detailed guidance on the level of assets and infrastructure that would be supported within each coastal node hierarchy level.

The City's CMP has identified Quinns as a district level coastal node, and therefore any developed proposed within this node would be required to address the requirements and level of assets identified in this policy. The investigation of the future use of the former Quinns Rocks Caravan Park site on Lot 211 has been identified as a key initiative under the City's Corporate Business Plan 2021/22 – 2024/25.

Administration has progressed with the investigations over a number of years, through the preparation of a multi-stage business case and expression of interest process. Council considered the business case (second stage) in September 2020 (Item CS03-09/20) and the outcome of an expression of interest process in July 2022 (Item CS03-07/22). Further community consultation for the future of the site will proceed (most likely in the second half of 2022), in accordance with the resolution of Council in July 2022. It is noted that the preferred submission from the expression of interest process (which will be the subject of further discussions with the proponent, ahead of a future report to Council) is limited to the original caravan park footprint and does not seek expansion into the native bushland in Lot 211.

Any future development would require further planning and detailed designed approvals before being considered. Additionally, as the State Government protects Bush Forever, any proposal to clear and/or developed within this reserve would require approval under the *Environmental Protection Act 1986* and *Planning and Development Act 2005*.

Conclusion

The updated draft policy reflects current terminology and requirements that relate to coastal node hierarchy and asset management in accordance with the City's CMP and FMP Guidelines. Furthermore, the draft policy ensures the planning and construction of coastal assets will be in line with industry standards and City requirements.

Importantly, the policy continues to require applicants to have regard for the vulnerability timeframes outlined in the City's CHRMAP, and requires them to identify an adaptation plan to protect the asset against coastal processes in accordance with SPP 2.6.

The final version of LPP 4.21 has been included as **Attachment 4**.

Statutory Compliance

The policy review has been undertaken in accordance with the *Planning and Development (Local Planning Scheme) Regulations 2015*, and Clause 4 and 5 of the Deemed Provisions of the DPS 2. The policy is scheduled for the next review in September 2026.

Strategic Implications

The proposal aligns with the following objective within the Strategic Community Plan 2021 – 2031:

- 1 ~ An inclusive and accessible City with places and spaces that embrace all*
 - 1.3 - Facilities and activities for all*
- 4 ~ A sustainable City that balances the relationship between urban growth and the environment*
 - 4.2 – Manage and protect local biodiversity*
 - 4.3 - Manage natural assets and resources*
- 5 ~ A well-planned, safe and resilient City that is easy to travel around and provides a connection between people and places*
 - 5.1 - Develop to meet current need and future growth*
 - 5.2 - Plan for and manage land use*
 - 5.3 - Manage and maintain assets*

Risk Management Considerations

Risk Title	Risk Rating
CO-018 Inherited Asset	Medium
Accountability	Action Planning Option
Director Planning and Sustainability	Manage

Risk Title	Risk Rating
CO-022 Environmental Management	Medium
Accountability	Action Planning Option
Director Planning and Sustainability	Manage

Risk Title	Risk Rating
ST-S06 Climate Change	Medium
Accountability	Action Planning Option
Director Planning and Sustainability	Manage

The above risks relating to the issue contained within this report have been identified and considered within the City's Strategic/Corporate risk register. Action plans have been developed to manage this risk to support existing management systems.

Policy Implications

The LPP 4.2 has been reviewed to ensure it is consistent and up to date with SPP 2.6 and local requirements to guide the delivery of temporary and permanent assets within the foreshore reserve.

Financial Implications

Nil

Voting Requirements





Simple Majority

Recommendation

That Council:-

1. **NOTES** that there were two submissions received in respect to the advertised draft Local Planning Policy 4.21: Coastal Assets, and **ENDORSES** Administration's response to those submissions, and **ADVISES** the submitters of its decision;
2. Pursuant to Clause 4(3)(b)(ii) of the Deemed Provisions of the City of Wanneroo's District Planning Scheme No. 2 **PROCEEDS** with the Local Planning Policy 4.21: Coastal Assets, as provided in Attachment 4;
3. Pursuant to Clause 4(4) of the Deemed Provisions of District Planning Scheme No. 2 **PUBLISHES** notice of the adoption of Local Planning Policy 4.21: Coastal Assets; and
4. **FORWARDS** a copy of the adopted policy to the Department of Planning, Lands and Heritage for information.

Attachments:

1 	Draft Local Planning Policy 4.21 Coastal Assets - Advertised Version	22/150692
2 	Local Planning Policy 4.21: Coastal Assets - Summary of Submissions	22/306048
3 	Draft Local Planning Policy 4.21: Coastal Assets - Tracked changed version following advertising	22/306141
4 	Local Planning Policy 4.21: Coastal Assets - Final Version	22/306159

PART 1 – POLICY OPERATION

Owner	Planning and Sustainability
Implementation	[adoption date]
Next Review	[enter month & year]

Policy Development and Purpose

This Policy has been prepared under Part 2 Division 2 of the Deemed Provisions of the City of Wanneroo's District Planning Scheme No. 2 (DPS 2).

The purpose of this Policy is to:

- Provide guidance to land developers, consultants, the community and contractors as to the type of permanent and temporary assets that the City will consider within the foreshore reserve; and
- Guide the location of proposed assets relative to the projected onset of coastal processes as calculated in accordance with State Planning Policy 2.6 Coastal Planning (SPP 2.6).

This policy applies to all future works proposed within the coastal foreshore reserve, as demarcated in the Metropolitan Region Scheme and in accordance with identified coastal vulnerability timeframes. It is to be considered by applicants, Administration and Council in the assessment and determination of:

- Structure Plans;
- Foreshore Management Plans;
- Asset Management Plans;
- Coastal Hazard Risk Management & Adaptation Plans;
- Development Applications; and
- City of Wanneroo coastal projects, maintenance and infrastructure upgrades.

This policy does not override the requirements under relevant legislation; state planning policies; approved management plans; approved district plans; or approved structure plans unless specifically authorised from the relevant authority.

Policy Objectives

The objectives of this policy are to:

Theme	Objective
Community	<ol style="list-style-type: none"> 1. Maintain a high level of coastal foreshore amenity for current and future residents. 2. Provide coastal foreshore and access points at safe swimming beaches. 3. Deliver accessible and user-friendly facilities and spaces that enable healthy lifestyles.

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Engineering	4. Encourage innovative asset designs through a combination of permanent facilities and temporary, relocatable structures that fulfil a short-term purpose.
Environment	5. Conservation of natural assets and ecological values. 6. Allow for the natural movement of sediment and beach restructuring over the 100 year planning timeframe.
Health & Wellbeing	7. Provide for a range of coastal foreshore uses that encourage physical activity and connectivity with the natural environment.
Climate Change	8. Recognise the impacts of climate change through informed planning. 9. Provide sustainable coastal infrastructure that is designed and located with consideration to sea level rise projections.

Relationship to Other Policies, Guidelines and Documents

This Policy complements SPP 2.6, the State Coastal Planning Policy Guidelines, the Western Australian Planning Commission's (WAPC) Coastal Planning and Management Manual and the WAPC Coastal Hazard Risk Management and Adaptation Planning Guidelines and are to be considered in conjunction with these documents. The following City of Wanneroo policies and documents should also be considered in unison with this policy:

- Coastal Management Plan (2021)
- Coastal Hazard Risk Management and Adaptation Plan
- Foreshore Management Plan Guidelines;
- Environmental Management Plan Guidelines;
- Local Planning Policy 4.2: Structure Planning;
- Local Planning Policy 4.3: Public Open Space;
- Local Planning Policy 4.4: Urban Water Management; and
- WD 13C Land Development Landscape Submission Process and Requirements.

It should be noted that all definitions in this Coastal Assets Policy are as per SPP 2.6 unless stated otherwise.

PART 2 – GENERAL POLICY PROVISIONS

1.0 Delineation of Coastal Nodes

- 1.1 The City will not consider coastal development within the foreshore reserve unless the coastal node has been designated as either a local, district or regional coastal node in:
 - An adopted Coastal Management Plan (CMP);
 - An agreed Structure Plan; or
 - Specified in a Council adopted Foreshore Management Plan (FMP).
- 1.2 Where the coastal node classification has not yet been defined in an endorsed CMP, Local or District Structure Plan or FMP, the City will determine the proposed node classification based on an assessment of the following information to be provided by the applicant:
 - 1.2.1. Population projections for the Local, District and Regional catchment area at the time of handover to the City at full build out;
 - 1.2.2. Assessment of beach safety through a Coastal Aquatic Risk Assessment (CARA) and a beach safety signage audit to be provided at the applicant's cost for their management area to the satisfaction of the City;
 - 1.2.3. Hazard mapping of the subject area illustrating the location of proposed and current assets relative to the projected onset of coastal processes over a 100-year planning timeframe. Vulnerability timeframes to be depicted in increments of 30 years, 50 years, 75 years and 100 years from the foreshore development's estimated date of completion;
 - 1.2.4. Proximity to established coastal nodes within the City and the classification of those nodes; and
 - 1.2.5. Proximity to future coastal node locations endorsed by the City through a CMP, LSP or FMP.
- 1.3 Proposed beaches or foreshore access points that correspond with an Australian Beach Safety and Management Program Rating (ABSAMP Rating) of 'Highly Hazardous' or 'Extremely Hazardous' as determined in the CARA, will not be considered by the City.

2.0 Permanent Assets

- 2.1 The City will approve a proposal for permanent assets at local, district and regional coastal nodes where it is consistent with the list of acceptable assets in Schedule 1, and the City has approved the following information:
 - 2.1.1. List of all proposed and pre-existing natural and built assets within the foreshore reserve;
 - 2.1.2. A detailed design report for each asset in accordance with Schedule 3, as required by the City;
 - 2.1.3. An asset management plan for each proposed asset in accordance with best practice;
 - 2.1.4. Whole-of-life costs for each asset;

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Local Planning Policy 4.21

Coastal Assets



- 2.1.5. A Construction Management Plan, including construction inspection hold points, for each asset as required by the City;
- 2.1.6. Considers the integration and/or retention of natural assets; and
- 2.1.7. Adaptation plan for each asset over a 100 year planning timeframe.
- 2.2 The City encourages innovation and will consider a proposal for an asset that differs from the items set out in Schedule 1, where it satisfies the following criteria:
 - 2.2.1. The proposed location of the asset has a coastal vulnerability timeframe that is equal to or greater than the asset's structural lifespan;
 - 2.2.2. There is demonstrable increased demand for additional infrastructure due to a high density of residential dwellings being proposed within the walkable catchment of the foreshore reserve that is supported by a cost-benefit analysis provided by the proponent;
 - 2.2.3. The City does not consider the asset to be disproportionate for a local, district or regional coastal nodes based on Schedule 1 and SPP 2.6;
 - 2.2.4. A best industry practice asset management plan has been approved by the City; and
 - 2.2.5. The whole of life costs have been approved by the City.
- 2.3 Asset materials must be salt, rust resistant and marine grade and generally restricted to recycled plastics (or similar), concrete and metals (aluminium or stainless steel) and composite materials (fiber reinforced plastic) suitable to the coastal environment, unless otherwise agreed to by the City.
 - 2.3.1. All stainless-steel fixtures and fittings, internal and external should be electropolished to enhance corrosion resistance, unless agreed to by the City.
 - 2.3.2. Make use of local resources and materials that are robust, recycled/recyclable, and environmentally sound.
- 2.3 The provision of universal access and facilities should be supported by an Access Report or as per the advice of an Accessibility Consultant, unless otherwise agreed to by the City, and should be located in areas with regard to the topography of the land.
- 2.4 The requirement for car park lighting will be assessed on a site-by-site basis, as agreed to by the City. Where assessed as required, the provision of car park lighting shall be designed and constructed in accordance with industry best practice (i.e. AS1158).
- 2.5 The requirement to install security gate(s) to control access to car parks located within the foreshore reserve will be assessed on a site-by-site basis, as agreed to by the City. Where assessed as required, the provision of security gate(s) shall be designed and constructed to the City's standards and specifications.

3.0 Adaptation Planning for Permanent Assets

- 3.1 All proposed and pre-existing permanent assets within the foreshore reserve require an adaptation plan over the 100-year planning timeframe. The adaptation plan is calculated

from the estimated date of the foreshore development's completion of works.

- 3.2 The risks associated with the location of each permanent asset are to be sufficiently addressed through the adaptation options of 'Planned or Managed Retreat' or 'Avoid'.
- 3.3 It is the applicant's responsibility to identify viable relocation sites for all proposed permanent assets with an adaptation plan of 'Planned or Managed Retreat';
- 3.4 In instances where the applicant requests consideration of alternative adaptation options such as 'Accommodate' or 'Protect', the City will consider these under the following circumstances:
 - 3.4.1. The foreshore development site is abutting an established residential community or commercial area that may be impacted by coastal processes within 100 years;
 - 3.4.2. The asset is pre-existing and of high community value or heritage significance; and
 - 3.4.3. Where the City determines that the asset will not be of community value beyond its structural lifespan.

4.0 Temporary Assets

- 4.1 Temporary assets will be considered at local, district and regional coastal nodes where applicable in Schedule 1 and to the City's satisfaction, there is sufficient community demand for a temporary asset at the proposed location and the City has been provided the following information:
 - 4.1.1. Proximity to established businesses or temporary assets of a similar function within the local area;
 - 4.1.2. Current population data and demographics of the local catchment;
 - 4.1.3. Population projection for the duration of the asset's proposed period of approval; and
 - 4.1.4. Estimated timeframe for the construction of permanent assets of a similar function within the local area.

5.0 Conditions of Approval for Temporary Asset Proposals

- 5.1 The temporary asset conditions of approval in Schedule 2 are to be determined in consultation with the City on a case by case basis and with due consideration for the following:
 - 5.1.1. The site location of the proposed temporary asset and associated infrastructure has a coastal vulnerability timeframe that is equal to or greater than the duration of the asset's time-limited approval; and
 - 5.1.2. Construction and removal of the proposed asset does not undermine significant environmental values within the foreshore reserve.
- 5.2 It is the applicant's responsibility to ensure that the community is aware of the asset's temporary nature and that the City of Wanneroo does not own or manage the asset. This shall be fulfilled through public signage and additional arrangements to the City's

satisfaction.

- 5.3 Infrastructure associated with temporary assets such as lighting and pathways are to be temporary in nature. It is the applicant's responsibility to remove all supporting infrastructure upon cessation of the asset's use unless otherwise agreed with the City.
- 5.4 It is the applicant's responsibility to remediate the site and install landscaping in accordance with the approved landscaping plans and/or revegetation in accordance with a Revegetation Management Plan for the site upon cessation and removal of the asset. The site must then be maintained by the applicant for a period of two years.

6.0 Surf Life Saving Facilities

- 6.1 Proposed surf lifesaving facilities will be considered by the City in accordance with Schedule 1.
- 6.2 As per Schedule 1, a temporary Surf Life Saving (SLS) outpost may be considered at local and district beaches in lieu of a permanent facility or in locations where short term beach usage is forecast to reach a level that warrants this facility.
- 6.3 All temporary and permanent surf life saving facilities requires the support of both the City and Surf Life Saving Western Australia (SLSWA).

7.0 Playground Equipment

- 7.1 The City will accept a proposal for a playground within foreshore parkland that satisfies the following criteria:
 - 7.1.1. The playground does not exceed the total number of items allowed in accordance with Schedule 1;
 - 7.1.2. The playground provides opportunities for physical and creative play;
 - 7.1.3. The playground accommodates different age groups;
 - 7.1.4. The playground complies with the City's safety requirements;
 - 7.1.5. The playground provides play opportunities for all abilities to participate;
 - 7.1.6. Whole-of-life costs for play equipment items have been approved by the City; and
 - 7.1.7. An asset management plan for play equipment items in accordance with best industry practice have been approved by the City.

8.0 Maintenance and Handover of Foreshore Parkland and Assets

- 8.1 The City will accept handover of the foreshore after 5 years from practical completion, subject to the following:
 - 8.1.1. The City being satisfied that the maturity of vegetation, density of planting, species selection and standard of infrastructure are consistent with that specified in the landscaping plan approved by the City, as being acceptable for handover to the City;

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- 8.1.2. Prior to handover, the developer maintains the parkland to the same standard¹ as it would otherwise be maintained by the City post-handover, including the tapering-off of vegetation from irrigation to ensure long-term survival. This can be demonstrated by proof of watering schedules from water meters;
 - 8.1.3. The developer providing the City with annual metered bore water usage data for any irrigated POS during the term of their maintenance period, to demonstrate compliance with the water licence allocation for that area;
 - 8.1.4. The developer providing the City with as-constructed drawings and asset management data and relevant Structural certification and any testing certificates for the foreshore and any facilities/infrastructure contained therein, in accordance with Schedule 3;
 - 8.1.5. Where there are outstanding conditions imposed under the *Environmental Protection and Biodiversity Conservation Act 1999* that require ongoing maintenance of any component of the foreshore, the developer is to enter into an agreement with the City for access to the site for maintenance purposes; and
 - 8.1.6. The developer engaging an independent playground auditor to undertake a risk assessment audit of playgrounds or play areas and undertaking any remedial work required as a consequence, where in the City's opinion the playground or play area does not fall within the Australian Standards.
- 8.2 Should the conditions of clause 8.1 not be met, the maintenance period will be reviewed and an additional period of developer maintenance may be required until such time as the conditions detailed in clause 8.1 have been met to the satisfaction of the City.
- 8.3 The City may consider the handover of the foreshore in a staged approach, if:
- 8.3.1. Each stage has been managed for a minimum of 5 years from Practical Completion (PC);
 - 8.3.2. The boundary of each stage is clearly delineated, is easily identifiable on site and all infrastructure within the stage is self-contained and not dependent on or connected to other stages;
 - 8.3.3. Each stage has its own bore or where a bore covers multiple stages then all stages connected to that bore must be handed over once all stages have been maintained for a minimum of five years from PC;
 - 8.3.4. The City is satisfied that the maturity of vegetation, density of planting and species selection meets completion criteria or is of a satisfactory standard;
 - 8.3.5. The standard of infrastructure is acceptable to the City; and
 - 8.3.6. All other handover requirements are met in accordance with the City's relevant policies.
- 8.4 The City will not accept handover of foreshore parkland during the months of November to March (inclusive). Where necessary, the developer maintenance term shall be extended to avoid handover dates during this period

9.0 Consultation

- 9.1 Applicants shall consult with the City regarding the planning and development of coastal

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assets at all stages of the planning process to ensure that the requirements of this policy are adequately met.

- 9.2 Where applicable, the proponent should provide evidence of consultation with end users (the community) to ensure that demand for the coastal assets being proposed is reflected in the demographics of the surrounding community.

¹ The standard acceptable to the City at handover shall be specified in the landscape plans lodged as a condition of subdivision and subsequently agreed by the City at the time of approving the landscape plans for the parkland.

Definitions

Accommodate: Identified risks are suitably addressed through asset design and/or management strategies that render the risks from the identified coastal hazards acceptable.

Avoid: Means that the asset is not proposed within an area identified to be affected by coastal hazards over the 100 year planning timeframe.

Foreshore parkland: Land within the foreshore reserve, used or intended for use for recreational purposes by the public and includes parks, public gardens and playgrounds

Foreshore reserve (coastal foreshore reserve) : is the area of land on the coast set aside in public ownership to allow for likely impacts of coastal hazards and provide protection of public access, recreation and safety, biodiversity and ecosystem integrity, landscape, visual landscape, indigenous and cultural heritage (WAPC, 2013a)

Planned or Managed Retreat: The location of the proposed asset may be impacted by erosion and/or inundation during its structural lifespan. A relocation site is proposed to manage the retreat of the asset prior to the physical impact of coastal processes.

Overprovision: A proposed asset that is deemed excessive to its associated beach type.

Permanent asset: A tangible piece of infrastructure that is constructed in a location that will not be impacted by projected coastal processes for the duration of its structural lifespan. A permanent asset has a long term community demand.

Protect: Works are implemented for areas where there is a need to preserve the foreshore reserve, public access and public safety, property and infrastructure that is not expendable. Protection works are to be considered when all other adaptation options are deemed unfeasible.

Temporary asset: An asset that fulfils a short-term community demand and as such has a predefined timeframe for relocation or removal.

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Schedule 1
COASTAL NODE HIERARCHY

Main Role/Function		Acceptable Permanent assets within foreshore parkland	Location of Parkland and Permanent Assets	Acceptable Permanent assets located outside of foreshore parkland	Location of permanent assets outside of foreshore parkland	Acceptable temporary assets
Local Coastal Node	Local coastal nodes are utilised by people living close by and are often accessed by foot or bicycle, as well as by car. Local beaches usually have very few facilities and infrastructure, and generally record relatively low rates of use (WAPC, 2020).	<ul style="list-style-type: none"> • 2x bench seating • 1x outdoor shower • 1x drinking fountain • 1x picnic table • 1x lookout shelter • 2-3x beach access points • 1x barbecue • 1x bike rack • 4x play equipment items or nature play with sand or mulch soft fall where applicable 	<ul style="list-style-type: none"> • Foreshore parkland and permanent assets at local beach to be placed at 50 year vulnerability line or landward of this location 	<ul style="list-style-type: none"> • Car park (30 - 70 bays) • Dual use pathway • Emergency vehicle access 	<ul style="list-style-type: none"> • Car park: 50 year vulnerability line or landward of this location. • Dual use pathway: 30 year vulnerability line or landward of this location. 	<ul style="list-style-type: none"> • Cafe • SLS Outpost (as per section 7)

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Main Role/Function		Acceptable Permanent assets within foreshore parkland	Location of Parkland and Permanent Assets	Acceptable Permanent assets located outside of foreshore parkland	Location of permanent assets outside of foreshore parkland	Acceptable temporary assets
District Coastal Node	District coastal nodes are used by people living within the vicinity and are generally accessed by foot, bicycle and car. They may have some recreational attractions in addition to the natural beach. Appropriate facilities include car parks, cycle racks, toilets, showers and a kiosk. District beaches usually have a range of basic facilities, commercial activities and uses. (WAPC, 2020).	<ul style="list-style-type: none"> • 4x bench seating • 2x outdoor shower • 2x drinking fountain • 2x picnic table • 2x lookout shelter • 1x playground • 1x public ablutions • 1x change room • 3-4x beach access points • 3x barbecues • 2x bike rack • 6x play equipment items or nature play with sand or mulch soft fall where applicable 	Foreshore parkland at district beach to be placed at 50 year vulnerability line or landward of this location.	<ul style="list-style-type: none"> • Car park (100 bays) • Dual use pathway • SLS Outpost • Emergency vehicle access 	<ul style="list-style-type: none"> • Car park: 50 year vulnerability line or landward of this location. • Dual use pathway: 30 year vulnerability line or landward of this location. 	<ul style="list-style-type: none"> • Cafe • Community facility • SLS Outpost (as per section 7)

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Main Role/Function		Acceptable Permanent assets within foreshore parkland	Location of Parkland and Permanent Assets	Acceptable Permanent assets located outside of foreshore parkland	Location of permanent assets outside of foreshore parkland	Acceptable temporary assets
Regional Coastal Nodes	Regional coastal nodes attract numbers of people from the local area and region. They should provide large capacity car parks, cycle tracks, toilets, showers, a cafe, parkland, lifesaving facilities and shade. Regional beaches have a relatively high level of facilities, infrastructure, commercial development and use (WAPC, 2020).	<ul style="list-style-type: none"> • 6x bench seating • 4x outdoor showers • 3x drinking fountain • 4x picnic table • 4x lookout shelter • 2x public ablutions • 2x change rooms • 4-5x beach access points • 5x barbecues • 4x bike racks • 8x play equipment items or nature play with sand or mulch soft fall where applicable • Adult changing facility where applicable 	Foreshore parkland at regional beach to be placed at 30 year vulnerability line or landward of this location.	<ul style="list-style-type: none"> • Car park (250 bays) • Dual use pathway • Emergency vehicle access • Cafe • Community facility • Surf life saving club 	<ul style="list-style-type: none"> • Car park: 50 year vulnerability line or landward of this location. • Dual use pathway: 30 year vulnerability line or landward of this location. • Cafe: 60 year vulnerability line or landward of this location. 	<ul style="list-style-type: none"> • Nil

Schedule 2

TEMPORARY ASSET CONDITIONS OF APPROVAL

1.	This approval is valid from the date of this approval until (<i>insert date</i>). Any subsequent application for approval of an Unlisted Use shall be submitted at least 4 weeks prior to the expiry of this approval. If a new application is not made by this time then the Unlisted Use shall immediately cease operation on (<i>insert date</i>).
2.	Upon cessation of the Unlisted Use as referred to in Condition 3, the proponent is required to remove all materials associated with the development within 30 days, to the satisfaction of the City of Wanneroo.
3.	Upon cessation of the Unlisted Use as referred to in Condition 3, the proponent is required to remediate the site and install landscaping in accordance with the approved landscaping plans and/or revegetation in accordance with a revegetation management plan for the proposed site, to the satisfaction of the City of Wanneroo. The site must then be maintained for a period of 2 years.
4.	Installation of any lighting shall be temporary in nature, shall not spill on to adjoining properties and shall be removed upon cessation of the approval as referred to in Condition 3, to the satisfaction of the City of Wanneroo.
5.	The applicant shall make arrangements, in the form of a sign on site or other arrangements to the satisfaction of the City of Wanneroo, to ensure that surrounding residents and users of the Unlisted Use are advised that the approval is temporary in nature and is not owned or operated by the City of Wanneroo.

Schedule 3

ASSET CONDITIONS OF APPROVAL

1.	An asset management plan provided by the applicant should include the process for reporting and capturing asset data in accordance with A-SPEC requirements to be included on the City's asset register.
2.	<p>The developer to provide asset management data in accordance with the A SPEC requirements, including:</p> <ul style="list-style-type: none"> • B-SPEC – A common specification outlining the details of building asset data that is to be supplied in a machine readable format; • D-SPEC – A common specification outlining the details of stormwater drainage and Water Sensitive Urban Design (WSUD) asset data that is to be supplied in a machine readable format; • O-SPEC – A common specification outlining the details of assets within open space and recreation reserves that is to be supplied in a machine readable format; and • R-SPEC – A common specification outlining the details of assets within a road reserve that is to be supplied in a machine readable format.
3.	A detailed design report provided by the applicant should include design drawings for each proposed asset, materials used, consideration of coastal processes and vulnerability timeframes, geotechnical reports, and structural design specifications.

Local Planning Policy 4.21: Coastal Assets - Public Consultation Feedback				
No.	Submission Type	Submission Comment	Administration Comment	Recommended Modification
1	State Agency - Comment	Clause 3 - this should also include a clause requiring consistency with the City's CHRMAP	Yes agreed, a new clause will be added to this effect.	<p>New clause 3.1 - "All proposed and existing asset within the foreshore reserve must be delivered in accordance with the vulnerability assessment identified in the City's approved Coastal Hazard Risk Management and Adaptation Plan."</p> <p>New sub-clause 3.2.1 – "The adaptation plan should be consistent with the City's approved Coastal Hazard Risk Management and Adaptation Plan."</p>
		Clause 3.4 - this is confusing. Why would the City consider accommodate or protect if there is no community value beyond its design life?	Yes agreed, this clause should be removed.	Remove clause 3.4.3
		Schedule 1 - Suggest you review Section 6.2 Coastal Node Hierarchy in terms of what facilities you are proposing for each level of coastal node. The SPP 2.6 Guidelines allow for	The purpose of Schedule 1 is to provide guidance on the type and level of assets and infrastructure the City would accept at each coastal node hierarchy, rather than be an exhaustive list of	Relocate café from the 'Acceptable temporary assets' column in the Schedule 2 table - district beach to the

		<p>a much greater range of facilities as you go higher up the hierarchy than you have allowed in this policy.</p> <p>Also, review your permanent and temporary assets, I would have thought things like cafes would have come under the permanent asset category?</p>	<p>every possible asset permitted in the foreshore reserve.</p> <p>Schedule 1 also includes a definition for each of the coastal node hierarchy's in accordance with the SPP 2.6 Guideline definitions.</p> <p>When considering any application for an asset delivered in the foreshore reserve, Administration would need to take into consideration the intended function of each coastal node as outlined in the definition. Additionally, existing clause 2.2 allows applicants to vary the infrastructure outlined in the table where they can demonstrate that there is a demand for it, it meets the definition for a local, district or regional coastal node, and it has addressed the City's CHRMAP.</p> <p>Additionally, the examples provided in SPP 2.6 for a regional node are of a scale similar to Hillarys, Scarborough and Cottesloe. The City's Coastal Management Plan 2021 identifies six regional coastal node locations to be delivered along the coast. While these nodes are identified as regional, not all of these nodes will be developed to the same scale due to a number of factors, including site topography constraints, existing infrastructure (i.e. marinas) and the development of land adjacent to the foreshore not yet completed.</p> <p>As the coastline continues to develop, the provisions in Schedule 1 will be further reviewed to ensure the right level of infrastructure is being provided at each node hierarchy.</p>	<p>'Acceptable permanent assets outside of foreshore parkland' column.</p>
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2	Community Group - Comment	<p>We agree with focusing recreational activity and appropriate assets in coastal nodes at suitable locations. Ecological values should be a priority in determining the location and design of coastal nodes.</p> <p>We agree that significant assets should be located outside of the coastal reserve, including car parking and commercial activity such as restaurants and cafes.</p> <p>As the policy notes, the coastal foreshore is important for environmental and community health. Wanneroo's coastal environment faces a 'squeeze' from growing urban populations on one side and physical processes, including storm events and sea level rise associated with climate change, on the other. The location, design and management of coastal assets should be cognisant of these pressures.</p> <p>State Planning Policy on 2.1 provides important guidance, though the potential for greater or more rapid sea level increase or more significant storm impacts on the local coastline should be considered (noting that emissions reductions are not tracking in line with the Paris Agreement target and the rate of major ice cover loss is uncertain).</p>	<p>Administration notes the comments raised that growing population and impacts from climate change and coastal hazards will have a significant impact on the natural environment.</p> <p>The intent of the policy is to provide guidance on the type and location of permanent and temporary assets within the foreshore reserve with regard for coastal processes.</p> <p>Administration notes the comment that protecting natural assets should be a primary consideration, however, the intent of this policy is not to identify and protect important habitats and maintain ecological connectivity. Rather, a number of the City's existing policies and plans such as the Local Biodiversity Plan and Environmental Management Plan covers this.</p> <p>Additionally, the development of a coastal node within the foreshore reserve should be undertaken in accordance with an approved Foreshore Management Plan to address how the development will impact the natural environment and identify how significant or threatened species and habitats will be protected.</p> <p>Lot 211 is identified as a 'district' level coastal node and should be developed in accordance with the level of assets and infrastructure identified in this policy. Additionally, the bushland located on this site is Bush Forever. Bush Forever has been identified and protected by the State Government and any approval to clear and/or develop would require approval under the</p>	No modification
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	<p>We argue that protecting natural assets should be a primary consideration in planning and managing the coastal foreshore. This should include identifying and protecting important habitats and maintaining ecological connectivity.</p> <p>Lot 211 Quinns Road, Mindarie, is an area of concern given proposed tourist development, existing recreational activity and car parking demand and high ecological values - a coastal node where further coastal assets should be limited to keep activity at a level that protects public amenity and conserves regionally significant bushland.</p> <p>The proposed extension of Marmion Marine Park along the City's coastline is another important factor.</p>	Environmental Protection Act 1986, and Planning and Development Act 2005.	
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PART 1 – POLICY OPERATION

Policy Development and Purpose

Owner	Planning and Sustainability
Implementation	September 2022
Next Review	September 2026

This Policy has been prepared under Part 2 Division 2 of the Deemed Provisions of the City of Wanneroo's District Planning Scheme No. 2 (DPS 2).

The purpose of this Policy is to:

- Provide guidance to land developers, consultants, the community and contractors as to the type of permanent and temporary assets that the City will consider within the foreshore reserve; and
- Guide the location of proposed assets relative to the projected onset of coastal processes as calculated in accordance with State Planning Policy 2.6 Coastal Planning (SPP 2.6).

This policy applies to all future works proposed within the coastal foreshore reserve, as demarcated in the Metropolitan Region Scheme and in accordance with identified coastal vulnerability timeframes. It is to be considered by applicants, Administration and Council in the assessment and determination of:

- Structure Plans;
- Foreshore Management Plans;
- Asset Management Plans;
- Coastal Hazard Risk Management & Adaptation Plans;
- Development Applications; and
- City of Wanneroo coastal projects, maintenance and infrastructure upgrades.

This policy does not override the requirements under relevant legislation; state planning policies; approved management plans; approved district plans; or approved structure plans unless specifically authorised from the relevant authority.

Policy Objectives

The objectives of this policy are to:

Theme	Objective
Community	<ol style="list-style-type: none"> 1. Maintain a high level of coastal foreshore amenity for current and future residents. 2. Provide coastal foreshore and access points at safe swimming beaches. 3. Deliver accessible and user-friendly facilities and spaces that enable healthy lifestyles.

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Engineering	4. Encourage innovative asset designs through a combination of permanent facilities and temporary, relocatable structures that fulfil a short-term purpose.
Environment	5. Conservation of natural assets and ecological values. 6. Allow for the natural movement of sediment and beach restructuring over the 100 year planning timeframe.
Health & Wellbeing	7. Provide for a range of coastal foreshore uses that encourage physical activity and connectivity with the natural environment.
Climate Change	8. Recognise the impacts of climate change through informed planning. 9. Provide sustainable coastal infrastructure that is designed and located with consideration to sea level rise projections.

Relationship to Other Policies, Guidelines and Documents

This Policy complements SPP 2.6, the State Coastal Planning Policy Guidelines, the Western Australian Planning Commission's (WAPC) Coastal Planning and Management Manual and the WAPC Coastal Hazard Risk Management and Adaptation Planning Guidelines and are to be considered in conjunction with these documents. The following City of Wanneroo policies and documents should also be considered in unison with this policy:

- Coastal Management Plan (2021)
- Coastal Hazard Risk Management and Adaptation Plan
- Foreshore Management Plan Guidelines;
- Environmental Management Plan Guidelines;
- Local Planning Policy 4.2: Structure Planning;
- Local Planning Policy 4.3: Public Open Space;
- Local Planning Policy 4.4: Urban Water Management; and
- WD 13C Land Development Landscape Submission Process and Requirements.

It should be noted that all definitions in this Coastal Assets Policy are as per SPP 2.6 unless stated otherwise.

PART 2 – GENERAL POLICY PROVISIONS

1.0 Delineation of Coastal Nodes

- 1.1 The City will not consider coastal development within the foreshore reserve unless the coastal node has been designated as either a local, district or regional coastal node in:
 - An adopted Coastal Management Plan (CMP);
 - An agreed Structure Plan; or
 - Specified in a Council adopted Foreshore Management Plan (FMP).
- 1.2 Where the coastal node classification has not yet been defined in an endorsed CMP, Local or District Structure Plan or FMP, the City will determine the proposed node classification based on an assessment of the following information to be provided by the applicant:
 - 1.2.1. Population projections for the Local, District and Regional catchment area at the time of handover to the City at full build out;
 - 1.2.2. Assessment of beach safety through a Coastal Aquatic Risk Assessment (CARA) and a beach safety signage audit to be provided at the applicant's cost for their management area to the satisfaction of the City;
 - 1.2.3. Hazard mapping of the subject area illustrating the location of proposed and current assets relative to the projected onset of coastal processes over a 100-year planning timeframe. Vulnerability timeframes to be depicted in increments of 30 years, 50 years, 75 years and 100 years from the foreshore development's estimated date of completion;
 - 1.2.4. Proximity to established coastal nodes within the City and the classification of those nodes; and
 - 1.2.5. Proximity to future coastal node locations endorsed by the City through a CMP, LSP or FMP.
- 1.3 Proposed beaches or foreshore access points that correspond with an Australian Beach Safety and Management Program Rating (ABSAMP Rating) of 'Highly Hazardous' or 'Extremely Hazardous' as determined in the CARA, will not be considered by the City.

2.0 Permanent Assets

- 2.1 The City will approve a proposal for permanent assets at local, district and regional coastal nodes where it is consistent with the list of acceptable assets in Schedule 1, and the City has approved the following information:
 - 2.1.1. List of all proposed and pre-existing natural and built assets within the foreshore reserve;
 - 2.1.2. A detailed design report for each asset in accordance with Schedule 3, as required by the City;
 - 2.1.3. An asset management plan for each proposed asset in accordance with best practice;
 - 2.1.4. Whole-of-life costs for each asset;

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- 2.1.5. A Construction Management Plan, including construction inspection hold points, for each asset as required by the City;
- 2.1.6. Considers the integration and/or retention of natural assets; and
- 2.1.7. Adaptation plan for each asset over a 100 year planning timeframe.
- 2.2 The City encourages innovation and will consider a proposal for an asset that differs from the items set out in Schedule 1, where it satisfies the following criteria:
 - 2.2.1. The proposed location of the asset has a coastal vulnerability timeframe that is equal to or greater than the asset's structural lifespan;
 - 2.2.2. There is demonstrable increased demand for additional infrastructure due to a high density of residential dwellings being proposed within the walkable catchment of the foreshore reserve that is supported by a cost-benefit analysis provided by the proponent;
 - 2.2.3. The City does not consider the asset to be disproportionate for a local, district or regional coastal nodes based on Schedule 1 and SPP 2.6;
 - 2.2.4. A best industry practice asset management plan has been approved by the City; and
 - 2.2.5. The whole of life costs have been approved by the City.
- 2.3 Asset materials must be salt, rust resistant and marine grade and generally restricted to recycled plastics (or similar), concrete and metals (aluminium or stainless steel) and composite materials (fiber reinforced plastic) suitable to the coastal environment, unless otherwise agreed to by the City.
 - 2.3.1. All stainless-steel fixtures and fittings, internal and external should be electropolished to enhance corrosion resistance, unless agreed to by the City.
 - 2.3.2. Make use of local resources and materials that are robust, recycled/recyclable, and environmentally sound.
- 2.3 The provision of universal access and facilities should be supported by an Access Report or as per the advice of an Accessibility Consultant, unless otherwise agreed to by the City, and should be located in areas with regard to the topography of the land.
- 2.4 The requirement for car park lighting will be assessed on a site-by-site basis, as agreed to by the City. Where assessed as required, the provision of car park lighting shall be designed and constructed in accordance with industry best practice (i.e. AS1158).
- 2.5 The requirement to install security gate(s) to control access to car parks located within the foreshore reserve will be assessed on a site-by-site basis, as agreed to by the City. Where assessed as required, the provision of security gate(s) shall be designed and constructed to the City's standards and specifications.

3.0 Adaptation Planning for Permanent Assets

- 3.1 [All proposed and existing assets within the foreshore reserve must be delivered in accordance with the vulnerability assessment identified in the City's approved Coastal](#)

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Hazard Risk Management and Adaptation Plan

~~3.13.2~~ All proposed and pre-existing permanent assets within the foreshore reserve require an adaptation plan over the 100-year planning timeframe. The adaptation plan is calculated from the estimated date of the foreshore development's completion of works.

~~3.1.13.2.1~~ The adaptation plan should be consistent with the City's approved Coastal Hazard Risk Management and Adaptation Plan.

~~3.23.3~~ The risks associated with the location of each permanent asset are to be sufficiently addressed through the adaptation options of 'Planned or Managed Retreat' or 'Avoid'.

~~3.33.4~~ It is the applicant's responsibility to identify viable relocation sites for all proposed permanent assets with an adaptation plan of 'Planned or Managed Retreat';

~~3.43.5~~ In instances where the applicant requests consideration of alternative adaptation options such as 'Accommodate' or 'Protect', the City will consider these under the following circumstances:

~~3.45.1~~ The foreshore development site is abutting an established residential community or commercial area that may be impacted by coastal processes within 100 years; and

~~3.54.2~~ The asset is pre-existing and of high community value or heritage significance; and

~~3.4.3. Where the City determines that the asset will not be of community value beyond its structural lifespan.~~

4.0 Temporary Assets

4.1 Temporary assets will be considered at local, district and regional coastal nodes where applicable in Schedule 1 and to the City's satisfaction, there is sufficient community demand for a temporary asset at the proposed location and the City has been provided the following information:

4.1.1. Proximity to established businesses or temporary assets of a similar function within the local area;

4.1.2. Current population data and demographics of the local catchment;

4.1.3. Population projection for the duration of the asset's proposed period of approval; and

4.1.4. Estimated timeframe for the construction of permanent assets of a similar function within the local area.

5.0 Conditions of Approval for Temporary Asset Proposals

5.1 The temporary asset conditions of approval in Schedule 2 are to be determined in consultation with the City on a case by case basis and with due consideration for the following:

- 5.1.1. The site location of the proposed temporary asset and associated infrastructure has a coastal vulnerability timeframe that is equal to or greater than the duration of the asset's time-limited approval; and
- 5.1.2. Construction and removal of the proposed asset does not undermine significant environmental values within the foreshore reserve.
- 5.2 It is the applicant's responsibility to ensure that the community is aware of the asset's temporary nature and that the City of Wanneroo does not own or manage the asset. This shall be fulfilled through public signage and additional arrangements to the City's satisfaction.
- 5.3 Infrastructure associated with temporary assets such as lighting and pathways are to be temporary in nature. It is the applicant's responsibility to remove all supporting infrastructure upon cessation of the asset's use unless otherwise agreed with the City.
- 5.4 It is the applicant's responsibility to remediate the site and install landscaping in accordance with the approved landscaping plans and/or revegetation in accordance with a Revegetation Management Plan for the site upon cessation and removal of the asset. The site must then be maintained by the applicant for a period of two years.

6.0 Surf Life Saving Facilities

- 6.1 Proposed surf lifesaving facilities will be considered by the City in accordance with Schedule 1.
- 6.2 As per Schedule 1, a temporary Surf Life Saving (SLS) outpost may be considered at local and district beaches in lieu of a permanent facility or in locations where short term beach usage is forecast to reach a level that warrants this facility.
- 6.3 All temporary and permanent surf life saving facilities requires the support of both the City and Surf Life Saving Western Australia (SLSWA).

7.0 Playground Equipment

- 7.1 The City will accept a proposal for a playground within foreshore parkland that satisfies the following criteria:
 - 7.1.1. The playground does not exceed the total number of items allowed in accordance with Schedule 1;
 - 7.1.2. The playground provides opportunities for physical and creative play;
 - 7.1.3. The playground accommodates different age groups;
 - 7.1.4. The playground complies with the City's safety requirements;
 - 7.1.5. The playground provides play opportunities for all abilities to participate;
 - 7.1.6. Whole-of-life costs for play equipment items have been approved by the City; and
 - 7.1.7. An asset management plan for play equipment items in accordance with best industry practice have been approved by the City.

8.0 Maintenance and Handover of Foreshore Parkland and Assets

- 8.1 The City will accept handover of the foreshore after 5 years from practical completion, subject to the following:
- 8.1.1. The City being satisfied that the maturity of vegetation, density of planting, species selection and standard of infrastructure are consistent with that specified in the landscaping plan approved by the City, as being acceptable for handover to the City;
 - 8.1.2. Prior to handover, the developer maintains the parkland to the same standard¹ as it would otherwise be maintained by the City post-handover, including the tapering-off of vegetation from irrigation to ensure long-term survival. This can be demonstrated by proof of watering schedules from water meters;
 - 8.1.3. The developer providing the City with annual metered bore water usage data for any irrigated POS during the term of their maintenance period, to demonstrate compliance with the water licence allocation for that area;
 - 8.1.4. The developer providing the City with as-constructed drawings and asset management data and relevant Structural certification and any testing certificates for the foreshore and any facilities/infrastructure contained therein, in accordance with Schedule 3;
 - 8.1.5. Where there are outstanding conditions imposed under the *Environmental Protection and Biodiversity Conservation Act 1999* that require ongoing maintenance of any component of the foreshore, the developer is to enter into an agreement with the City for access to the site for maintenance purposes; and
 - 8.1.6. The developer engaging an independent playground auditor to undertake a risk assessment audit of playgrounds or play areas and undertaking any remedial work required as a consequence, where in the City's opinion the playground or play area does not fall within the Australian Standards.
- 8.2 Should the conditions of clause 8.1 not be met, the maintenance period will be reviewed and an additional period of developer maintenance may be required until such time as the conditions detailed in clause 8.1 have been met to the satisfaction of the City.
- 8.3 The City may consider the handover of the foreshore in a staged approach, if:
- 8.3.1. Each stage has been managed for a minimum of 5 years from Practical Completion (PC);
 - 8.3.2. The boundary of each stage is clearly delineated, is easily identifiable on site and all infrastructure within the stage is self-contained and not dependent on or connected to other stages;
 - 8.3.3. Each stage has its own bore or where a bore covers multiple stages then all stages connected to that bore must be handed over once all stages have been maintained for a minimum of five years from PC;
 - 8.3.4. The City is satisfied that the maturity of vegetation, density of planting and species selection meets completion criteria or is of a satisfactory standard;
 - 8.3.5. The standard of infrastructure is acceptable to the City; and
 - 8.3.6. All other handover requirements are met in accordance with the City's relevant policies.

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- 8.4 The City will not accept handover of foreshore parkland during the months of November to March (inclusive). Where necessary, the developer maintenance term shall be extended to avoid handover dates during this period.

9.0 Consultation

- 9.1 Applicants shall consult with the City regarding the planning and development of coastal assets at all stages of the planning process to ensure that the requirements of this policy are adequately met.
- 9.2 Where applicable, the proponent should provide evidence of consultation with end users (the community) to ensure that demand for the coastal assets being proposed is reflected in the demographics of the surrounding community.

¹ The standard acceptable to the City at handover shall be specified in the landscape plans lodged as a condition of subdivision and subsequently agreed by the City at the time of approving the landscape plans for the parkland.

Definitions

Accommodate: Identified risks are suitably addressed through asset design and/or management strategies that render the risks from the identified coastal hazards acceptable.

Avoid: Means that the asset is not proposed within an area identified to be affected by coastal hazards over the 100 year planning timeframe.

Foreshore parkland: Land within the foreshore reserve, used or intended for use for recreational purposes by the public and includes parks, public gardens and playgrounds

Foreshore reserve (coastal foreshore reserve) : is the area of land on the coast set aside in public ownership to allow for likely impacts of coastal hazards and provide protection of public access, recreation and safety, biodiversity and ecosystem integrity, landscape, visual landscape, indigenous and cultural heritage (WAPC, 2013a)

Planned or Managed Retreat: The location of the proposed asset may be impacted by erosion and/or inundation during its structural lifespan. A relocation site is proposed to manage the retreat of the asset prior to the physical impact of coastal processes.

Overprovision: A proposed asset that is deemed excessive to its associated beach type.

Permanent asset: A tangible piece of infrastructure that is constructed in a location that will not be impacted by projected coastal processes for the duration of its structural lifespan. A permanent asset has a long term community demand.

Protect: Works are implemented for areas where there is a need to preserve the foreshore reserve, public access and public safety, property and infrastructure that is not expendable. Protection works are to be considered when all other adaptation options are deemed unfeasible.

Temporary asset: An asset that fulfils a short-term community demand and as such has a predefined timeframe for relocation or removal.

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Schedule 1
COASTAL NODE HIERARCHY

Main Role/Function		Acceptable Permanent assets within foreshore parkland	Location of Parkland and Permanent Assets	Acceptable Permanent assets located outside of foreshore parkland	Location of permanent assets outside of foreshore parkland	Acceptable temporary assets
Local Coastal Node	Local coastal nodes are utilised by people living close by and are often accessed by foot or bicycle, as well as by car. Local beaches usually have very few facilities and infrastructure, and generally record relatively low rates of use (WAPC, 2020).	<ul style="list-style-type: none"> • 2x bench seating • 1x outdoor shower • 1x drinking fountain • 1x picnic table • 1x lookout shelter • 2-3x beach access points • 1x barbecue • 1x bike rack • 4x play equipment items or nature play with sand or mulch soft fall where applicable 	<ul style="list-style-type: none"> • Foreshore parkland and permanent assets at local beach to be placed at 50 year vulnerability line or landward of this location 	<ul style="list-style-type: none"> • Car park (30 - 70 bays) • Dual use pathway • Emergency vehicle access 	<ul style="list-style-type: none"> • Car park: 50 year vulnerability line or landward of this location. • Dual use pathway: 30 year vulnerability line or landward of this location. 	<ul style="list-style-type: none"> • Cafe • SLS Outpost (as per section 7)

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Main Role/Function		Acceptable Permanent assets within foreshore parkland	Location of Parkland and Permanent Assets	Acceptable Permanent assets located outside of foreshore parkland	Location of permanent assets outside of foreshore parkland	Acceptable temporary assets
District Coastal Node	District coastal nodes are used by people living within the vicinity and are generally accessed by foot, bicycle and car. They may have some recreational attractions in addition to the natural beach. Appropriate facilities include car parks, cycle racks, toilets, showers and a kiosk. District beaches usually have a range of basic facilities, commercial activities and uses. (WAPC, 2020).	<ul style="list-style-type: none"> • 4x bench seating • 2x outdoor shower • 2x drinking fountain • 2x picnic table • 2x lookout shelter • 1x playground • 1x public ablutions • 1x change room • 3-4x beach access points • 3x barbecues • 2x bike rack • 6x play equipment items or nature play with sand or mulch soft fall where applicable 	Foreshore parkland at district beach to be placed at 50 year vulnerability line or landward of this location.	<ul style="list-style-type: none"> • Car park (100 bays) • Dual use pathway • SLS Outpost • Emergency vehicle access • Cafe 	<ul style="list-style-type: none"> • Car park: 50 year vulnerability line or landward of this location. • Dual use pathway: 30 year vulnerability line or landward of this location. 	<ul style="list-style-type: none"> • Cafe • Community facility • SLS Outpost (as per section 7)

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Main Role/Function		Acceptable Permanent assets within foreshore parkland	Location of Parkland and Permanent Assets	Acceptable Permanent assets located outside of foreshore parkland	Location of permanent assets outside of foreshore parkland	Acceptable temporary assets
Regional Coastal Nodes	Regional coastal nodes attract numbers of people from the local area and region. They should provide large capacity car parks, cycle tracks, toilets, showers, a cafe, parkland, lifesaving facilities and shade. Regional beaches have a relatively high level of facilities, infrastructure, commercial development and use (WAPC, 2020).	<ul style="list-style-type: none"> • 6x bench seating • 4x outdoor showers • 3x drinking fountain • 4x picnic table • 4x lookout shelter • 2x public ablutions • 2x change rooms • 4-5x beach access points • 5x barbecues • 4x bike racks • 8x play equipment items or nature play with sand or mulch soft fall where applicable • Adult changing facility where applicable 	Foreshore parkland at regional beach to be placed at 30 year vulnerability line or landward of this location.	<ul style="list-style-type: none"> • Car park (250 bays) • Dual use pathway • Emergency vehicle access • Cafe • Community facility • Surf life saving club 	<ul style="list-style-type: none"> • Car park: 50 year vulnerability line or landward of this location. • Dual use pathway: 30 year vulnerability line or landward of this location. • Cafe: 60 year vulnerability line or landward of this location. 	<ul style="list-style-type: none"> • Nil

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Schedule 2

TEMPORARY ASSET CONDITIONS OF APPROVAL

1.	This approval is valid from the date of this approval until (<i>insert date</i>). Any subsequent application for approval of an Unlisted Use shall be submitted at least 4 weeks prior to the expiry of this approval. If a new application is not made by this time then the Unlisted Use shall immediately cease operation on (<i>insert date</i>).
2.	Upon cessation of the Unlisted Use as referred to in Condition 3, the proponent is required to remove all materials associated with the development within 30 days, to the satisfaction of the City of Wanneroo.
3.	Upon cessation of the Unlisted Use as referred to in Condition 3, the proponent is required to remediate the site and install landscaping in accordance with the approved landscaping plans and/or revegetation in accordance with a revegetation management plan for the proposed site, to the satisfaction of the City of Wanneroo. The site must then be maintained for a period of 2 years.
4.	Installation of any lighting shall be temporary in nature, shall not spill on to adjoining properties and shall be removed upon cessation of the approval as referred to in Condition 3, to the satisfaction of the City of Wanneroo.
5.	The applicant shall make arrangements, in the form of a sign on site or other arrangements to the satisfaction of the City of Wanneroo, to ensure that surrounding residents and users of the Unlisted Use are advised that the approval is temporary in nature and is not owned or operated by the City of Wanneroo.

Schedule 3

ASSET CONDITIONS OF APPROVAL

1.	An asset management plan provided by the applicant should include the process for reporting and capturing asset data in accordance with A-SPEC requirements to be included on the City's asset register.
2.	<p>The developer to provide asset management data in accordance with the A SPEC requirements, including:</p> <ul style="list-style-type: none"> • B-SPEC – A common specification outlining the details of building asset data that is to be supplied in a machine readable format; • D-SPEC – A common specification outlining the details of stormwater drainage and Water Sensitive Urban Design (WSUD) asset data that is to be supplied in a machine readable format; • O-SPEC – A common specification outlining the details of assets within open space and recreation reserves that is to be supplied in a machine readable format; and • R-SPEC – A common specification outlining the details of assets within a road reserve that is to be supplied in a machine readable format.
3.	A detailed design report provided by the applicant should include design drawings for each proposed asset, materials used, consideration of coastal processes and vulnerability timeframes, geotechnical reports, and structural design specifications.

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PART 1 – POLICY OPERATION

Owner	Planning and Sustainability
Implementation	September 2022
Next Review	September 2026

Policy Development and Purpose

This Policy has been prepared under Part 2 Division 2 of the Deemed Provisions of the City of Wanneroo's District Planning Scheme No. 2 (DPS 2).

The purpose of this Policy is to:

- Provide guidance to land developers, consultants, the community and contractors as to the type of permanent and temporary assets that the City will consider within the foreshore reserve; and
- Guide the location of proposed assets relative to the projected onset of coastal processes as calculated in accordance with State Planning Policy 2.6 Coastal Planning (SPP 2.6).

This policy applies to all future works proposed within the coastal foreshore reserve, as demarcated in the Metropolitan Region Scheme and in accordance with identified coastal vulnerability timeframes. It is to be considered by applicants, Administration and Council in the assessment and determination of:

- Structure Plans;
- Foreshore Management Plans;
- Asset Management Plans;
- Coastal Hazard Risk Management & Adaptation Plans;
- Development Applications; and
- City of Wanneroo coastal projects, maintenance and infrastructure upgrades.

This policy does not override the requirements under relevant legislation; state planning policies; approved management plans; approved district plans; or approved structure plans unless specifically authorised from the relevant authority.

Policy Objectives

The objectives of this policy are to:

Theme	Objective
Community	<ol style="list-style-type: none"> 1. Maintain a high level of coastal foreshore amenity for current and future residents. 2. Provide coastal foreshore and access points at safe swimming beaches. 3. Deliver accessible and user-friendly facilities and spaces that enable healthy lifestyles.

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Engineering	4. Encourage innovative asset designs through a combination of permanent facilities and temporary, relocatable structures that fulfil a short-term purpose.
Environment	5. Conservation of natural assets and ecological values. 6. Allow for the natural movement of sediment and beach restructuring over the 100 year planning timeframe.
Health & Wellbeing	7. Provide for a range of coastal foreshore uses that encourage physical activity and connectivity with the natural environment.
Climate Change	8. Recognise the impacts of climate change through informed planning. 9. Provide sustainable coastal infrastructure that is designed and located with consideration to sea level rise projections.

Relationship to Other Policies, Guidelines and Documents

This Policy complements SPP 2.6, the State Coastal Planning Policy Guidelines, the Western Australian Planning Commission's (WAPC) Coastal Planning and Management Manual and the WAPC Coastal Hazard Risk Management and Adaptation Planning Guidelines and are to be considered in conjunction with these documents. The following City of Wanneroo policies and documents should also be considered in unison with this policy:

- Coastal Management Plan (2021)
- Coastal Hazard Risk Management and Adaptation Plan
- Foreshore Management Plan Guidelines;
- Environmental Management Plan Guidelines;
- Local Planning Policy 4.2: Structure Planning;
- Local Planning Policy 4.3: Public Open Space;
- Local Planning Policy 4.4: Urban Water Management; and
- WD 13C Land Development Landscape Submission Process and Requirements.

It should be noted that all definitions in this Coastal Assets Policy are as per SPP 2.6 unless stated otherwise.

PART 2 – GENERAL POLICY PROVISIONS

1.0 Delineation of Coastal Nodes

- 1.1 The City will not consider coastal development within the foreshore reserve unless the coastal node has been designated as either a local, district or regional coastal node in:
 - An adopted Coastal Management Plan (CMP);
 - An agreed Structure Plan; or
 - Specified in a Council adopted Foreshore Management Plan (FMP).
- 1.2 Where the coastal node classification has not yet been defined in an endorsed CMP, Local or District Structure Plan or FMP, the City will determine the proposed node classification based on an assessment of the following information to be provided by the applicant:
 - 1.2.1. Population projections for the Local, District and Regional catchment area at the time of handover to the City at full build out;
 - 1.2.2. Assessment of beach safety through a Coastal Aquatic Risk Assessment (CARA) and a beach safety signage audit to be provided at the applicant's cost for their management area to the satisfaction of the City;
 - 1.2.3. Hazard mapping of the subject area illustrating the location of proposed and current assets relative to the projected onset of coastal processes over a 100-year planning timeframe. Vulnerability timeframes to be depicted in increments of 30 years, 50 years, 75 years and 100 years from the foreshore development's estimated date of completion;
 - 1.2.4. Proximity to established coastal nodes within the City and the classification of those nodes; and
 - 1.2.5. Proximity to future coastal node locations endorsed by the City through a CMP, LSP or FMP.
- 1.3 Proposed beaches or foreshore access points that correspond with an Australian Beach Safety and Management Program Rating (ABSAMP Rating) of 'Highly Hazardous' or 'Extremely Hazardous' as determined in the CARA, will not be considered by the City.

2.0 Permanent Assets

- 2.1 The City will approve a proposal for permanent assets at local, district and regional coastal nodes where it is consistent with the list of acceptable assets in Schedule 1, and the City has approved the following information:
 - 2.1.1. List of all proposed and pre-existing natural and built assets within the foreshore reserve;
 - 2.1.2. A detailed design report for each asset in accordance with Schedule 3, as required by the City;
 - 2.1.3. An asset management plan for each proposed asset in accordance with best practice;
 - 2.1.4. Whole-of-life costs for each asset;

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- 2.1.5. A Construction Management Plan, including construction inspection hold points, for each asset as required by the City;
- 2.1.6. Considers the integration and/or retention of natural assets; and
- 2.1.7. Adaptation plan for each asset over a 100 year planning timeframe.
- 2.2 The City encourages innovation and will consider a proposal for an asset that differs from the items set out in Schedule 1, where it satisfies the following criteria:
 - 2.2.1. The proposed location of the asset has a coastal vulnerability timeframe that is equal to or greater than the asset's structural lifespan;
 - 2.2.2. There is demonstrable increased demand for additional infrastructure due to a high density of residential dwellings being proposed within the walkable catchment of the foreshore reserve that is supported by a cost-benefit analysis provided by the proponent;
 - 2.2.3. The City does not consider the asset to be disproportionate for a local, district or regional coastal nodes based on Schedule 1 and SPP 2.6;
 - 2.2.4. A best industry practice asset management plan has been approved by the City; and
 - 2.2.5. The whole of life costs have been approved by the City.
- 2.3 Asset materials must be salt, rust resistant and marine grade and generally restricted to recycled plastics (or similar), concrete and metals (aluminium or stainless steel) and composite materials (fiber reinforced plastic) suitable to the coastal environment, unless otherwise agreed to by the City.
 - 2.3.1. All stainless-steel fixtures and fittings, internal and external should be electropolished to enhance corrosion resistance, unless agreed to by the City.
 - 2.3.2. Make use of local resources and materials that are robust, recycled/recyclable, and environmentally sound.
- 2.3 The provision of universal access and facilities should be supported by an Access Report or as per the advice of an Accessibility Consultant, unless otherwise agreed to by the City, and should be located in areas with regard to the topography of the land.
- 2.4 The requirement for car park lighting will be assessed on a site-by-site basis, as agreed to by the City. Where assessed as required, the provision of car park lighting shall be designed and constructed in accordance with industry best practice (i.e. AS1158).
- 2.5 The requirement to install security gate(s) to control access to car parks located within the foreshore reserve will be assessed on a site-by-site basis, as agreed to by the City. Where assessed as required, the provision of security gate(s) shall be designed and constructed to the City's standards and specifications.

3.0 Adaptation Planning for Permanent Assets

- 3.1 All proposed and existing asset within the foreshore reserve must be delivered in accordance with the vulnerability assessment identified in the City's approved Coastal

Hazard Risk Management and Adaptation Plan.

- 3.2 All proposed and pre-existing permanent assets within the foreshore reserve require an adaptation plan over the 100-year planning timeframe. The adaptation plan is calculated from the estimated date of the foreshore development's completion of works.
 - 3.2.1 The adaptation plan should be consistent with the City's approved Coastal Hazard Risk Management and Adaptation Plan.
- 3.3 The risks associated with the location of each permanent asset are to be sufficiently addressed through the adaptation options of 'Planned or Managed Retreat' or 'Avoid'.
- 3.4 It is the applicant's responsibility to identify viable relocation sites for all proposed permanent assets with an adaptation plan of 'Planned or Managed Retreat'.
- 3.5 In instances where the applicant requests consideration of alternative adaptation options such as 'Accommodate' or 'Protect', the City will consider these under the following circumstances:
 - 3.5.1. The foreshore development site is abutting an established residential community or commercial area that may be impacted by coastal processes within 100 years; and
 - 3.5.2. The asset is pre-existing and of high community value or heritage significance.

4.0 Temporary Assets

- 4.1 Temporary assets will be considered at local, district and regional coastal nodes where applicable in Schedule 1 and to the City's satisfaction, there is sufficient community demand for a temporary asset at the proposed location and the City has been provided the following information:
 - 4.1.1. Proximity to established businesses or temporary assets of a similar function within the local area;
 - 4.1.2. Current population data and demographics of the local catchment;
 - 4.1.3. Population projection for the duration of the asset's proposed period of approval; and
 - 4.1.4. Estimated timeframe for the construction of permanent assets of a similar function within the local area.

5.0 Conditions of Approval for Temporary Asset Proposals

- 5.1 The temporary asset conditions of approval in Schedule 2 are to be determined in consultation with the City on a case by case basis and with due consideration for the following:
 - 5.1.1. The site location of the proposed temporary asset and associated infrastructure has a coastal vulnerability timeframe that is equal to or greater than the duration of the asset's time-limited approval; and
 - 5.1.2. Construction and removal of the proposed asset does not undermine significant environmental values within the foreshore reserve.

- 5.2 It is the applicant's responsibility to ensure that the community is aware of the asset's temporary nature and that the City of Wanneroo does not own or manage the asset. This shall be fulfilled through public signage and additional arrangements to the City's satisfaction.
- 5.3 Infrastructure associated with temporary assets such as lighting and pathways are to be temporary in nature. It is the applicant's responsibility to remove all supporting infrastructure upon cessation of the asset's use unless otherwise agreed with the City.
- 5.4 It is the applicant's responsibility to remediate the site and install landscaping in accordance with the approved landscaping plans and/or revegetation in accordance with a Revegetation Management Plan for the site upon cessation and removal of the asset. The site must then be maintained by the applicant for a period of two years.

6.0 Surf Life Saving Facilities

- 6.1 Proposed surf lifesaving facilities will be considered by the City in accordance with Schedule 1.
- 6.2 As per Schedule 1, a temporary Surf Life Saving (SLS) outpost may be considered at local and district beaches in lieu of a permanent facility or in locations where short term beach usage is forecast to reach a level that warrants this facility.
- 6.3 All temporary and permanent surf life saving facilities requires the support of both the City and Surf Life Saving Western Australia (SLSWA).

7.0 Playground Equipment

- 7.1 The City will accept a proposal for a playground within foreshore parkland that satisfies the following criteria:
- 7.1.1. The playground does not exceed the total number of items allowed in accordance with Schedule 1;
 - 7.1.2. The playground provides opportunities for physical and creative play;
 - 7.1.3. The playground accommodates different age groups;
 - 7.1.4. The playground complies with the City's safety requirements;
 - 7.1.5. The playground provides play opportunities for all abilities to participate;
 - 7.1.6. Whole-of-life costs for play equipment items have been approved by the City; and
 - 7.1.7. An asset management plan for play equipment items in accordance with best industry practice have been approved by the City.

8.0 Maintenance and Handover of Foreshore Parkland and Assets

- 8.1 The City will accept handover of the foreshore after 5 years from practical completion,

subject to the following:

- 8.1.1. The City being satisfied that the maturity of vegetation, density of planting, species selection and standard of infrastructure are consistent with that specified in the landscaping plan approved by the City, as being acceptable for handover to the City;
 - 8.1.2. Prior to handover, the developer maintains the parkland to the same standard¹ as it would otherwise be maintained by the City post-handover, including the tapering-off of vegetation from irrigation to ensure long-term survival. This can be demonstrated by proof of watering schedules from water meters;
 - 8.1.3. The developer providing the City with annual metered bore water usage data for any irrigated POS during the term of their maintenance period, to demonstrate compliance with the water licence allocation for that area;
 - 8.1.4. The developer providing the City with as-constructed drawings and asset management data and relevant Structural certification and any testing certificates for the foreshore and any facilities/infrastructure contained therein, in accordance with Schedule 3;
 - 8.1.5. Where there are outstanding conditions imposed under the *Environmental Protection and Biodiversity Conservation Act 1999* that require ongoing maintenance of any component of the foreshore, the developer is to enter into an agreement with the City for access to the site for maintenance purposes; and
 - 8.1.6. The developer engaging an independent playground auditor to undertake a risk assessment audit of playgrounds or play areas and undertaking any remedial work required as a consequence, where in the City's opinion the playground or play area does not fall within the Australian Standards.
- 8.2 Should the conditions of clause 8.1 not be met, the maintenance period will be reviewed and an additional period of developer maintenance may be required until such time as the conditions detailed in clause 8.1 have been met to the satisfaction of the City.
- 8.3 The City may consider the handover of the foreshore in a staged approach, if:
- 8.3.1. Each stage has been managed for a minimum of 5 years from Practical Completion (PC);
 - 8.3.2. The boundary of each stage is clearly delineated, is easily identifiable on site and all infrastructure within the stage is self-contained and not dependent on or connected to other stages;
 - 8.3.3. Each stage has its own bore or where a bore covers multiple stages then all stages connected to that bore must be handed over once all stages have been maintained for a minimum of five years from PC;
 - 8.3.4. The City is satisfied that the maturity of vegetation, density of planting and species selection meets completion criteria or is of a satisfactory standard;
 - 8.3.5. The standard of infrastructure is acceptable to the City; and
 - 8.3.6. All other handover requirements are met in accordance with the City's relevant policies.
- 8.4 The City will not accept handover of foreshore parkland during the months of November to March (inclusive). Where necessary, the developer maintenance term shall be extended to avoid handover dates during this period.

9.0 Consultation

- 9.1 Applicants shall consult with the City regarding the planning and development of coastal assets at all stages of the planning process to ensure that the requirements of this policy are adequately met.
- 9.2 Where applicable, the proponent should provide evidence of consultation with end users (the community) to ensure that demand for the coastal assets being proposed is reflected in the demographics of the surrounding community.

¹ The standard acceptable to the City at handover shall be specified in the landscape plans lodged as a condition of subdivision and subsequently agreed by the City at the time of approving the landscape plans for the parkland.

Definitions

Accommodate: Identified risks are suitably addressed through asset design and/or management strategies that render the risks from the identified coastal hazards acceptable.

Avoid: Means that the asset is not proposed within an area identified to be affected by coastal hazards over the 100 year planning timeframe.

Foreshore parkland: Land within the foreshore reserve, used or intended for use for recreational purposes by the public and includes parks, public gardens and playgrounds

Foreshore reserve (coastal foreshore reserve) : is the area of land on the coast set aside in public ownership to allow for likely impacts of coastal hazards and provide protection of public access, recreation and safety, biodiversity and ecosystem integrity, landscape, visual landscape, indigenous and cultural heritage (WAPC, 2013a)

Planned or Managed Retreat: The location of the proposed asset may be impacted by erosion and/or inundation during its structural lifespan. A relocation site is proposed to manage the retreat of the asset prior to the physical impact of coastal processes.

Overprovision: A proposed asset that is deemed excessive to its associated beach type.

Permanent asset: A tangible piece of infrastructure that is constructed in a location that will not be impacted by projected coastal processes for the duration of its structural lifespan. A permanent asset has a long term community demand.

Protect: Works are implemented for areas where there is a need to preserve the foreshore reserve, public access and public safety, property and infrastructure that is not expendable. Protection works are to be considered when all other adaptation options are deemed unfeasible.

Temporary asset: An asset that fulfils a short-term community demand and as such has a predefined timeframe for relocation or removal.

Planning and Sustainability
Local Planning Policy 4.21

Coastal Assets



Schedule 1

COASTAL NODE HIERARCHY

Main Role/Function		Acceptable Permanent assets within foreshore parkland	Location of Parkland and Permanent Assets	Acceptable Permanent assets located outside of foreshore parkland	Location of permanent assets outside of foreshore parkland	Acceptable temporary assets
Local Coastal Node	Local coastal nodes are utilised by people living close by and are often accessed by foot or bicycle, as well as by car. Local beaches usually have very few facilities and infrastructure, and generally record relatively low rates of use (WAPC, 2020).	<ul style="list-style-type: none"> • 2x bench seating • 1x outdoor shower • 1x drinking fountain • 1x picnic table • 1x lookout shelter • 2-3x beach access points • 1x barbecue • 1x bike rack • 4x play equipment items or nature play with sand or mulch soft fall where applicable 	<ul style="list-style-type: none"> • Foreshore parkland and permanent assets at local beach to be placed at 50 year vulnerability line or landward of this location 	<ul style="list-style-type: none"> • Car park (30 - 70 bays) • Dual use pathway • Emergency vehicle access 	<ul style="list-style-type: none"> • Car park: 50 year vulnerability line or landward of this location. • Dual use pathway: 30 year vulnerability line or landward of this location. 	<ul style="list-style-type: none"> • Cafe • SLS Outpost (as per section 7)

Planning and Sustainability
Local Planning Policy 4.21

Coastal Assets



Main Role/Function		Acceptable Permanent assets within foreshore parkland	Location of Parkland and Permanent Assets	Acceptable Permanent assets located outside of foreshore parkland	Location of permanent assets outside of foreshore parkland	Acceptable temporary assets
District Coastal Node	District coastal nodes are used by people living within the vicinity and are generally accessed by foot, bicycle and car. They may have some recreational attractions in addition to the natural beach. Appropriate facilities include car parks, cycle racks, toilets, showers and a kiosk. District beaches usually have a range of basic facilities, commercial activities and uses. (WAPC, 2020).	<ul style="list-style-type: none"> • 4x bench seating • 2x outdoor shower • 2x drinking fountain • 2x picnic table • 2x lookout shelter • 1x playground • 1x public ablutions • 1x change room • 3-4x beach access points • 3x barbecues • 2x bike rack • 6x play equipment items or nature play with sand or mulch soft fall where applicable 	Foreshore parkland at district beach to be placed at 50 year vulnerability line or landward of this location.	<ul style="list-style-type: none"> • Car park (100 bays) • Dual use pathway • SLS Outpost • Emergency vehicle access • Cafe 	<ul style="list-style-type: none"> • Car park: 50 year vulnerability line or landward of this location. • Dual use pathway: 30 year vulnerability line or landward of this location. 	<ul style="list-style-type: none"> • Community facility • SLS Outpost (as per section 7)

Planning and Sustainability
Local Planning Policy 4.21

Coastal Assets



Main Role/Function		Acceptable Permanent assets within foreshore parkland	Location of Parkland and Permanent Assets	Acceptable Permanent assets located outside of foreshore parkland	Location of permanent assets outside of foreshore parkland	Acceptable temporary assets
Regional Coastal Nodes	Regional coastal nodes attract numbers of people from the local area and region. They should provide large capacity car parks, cycle tracks, toilets, showers, a cafe, parkland, lifesaving facilities and shade. Regional beaches have a relatively high level of facilities, infrastructure, commercial development and use (WAPC, 2020).	<ul style="list-style-type: none"> • 6x bench seating • 4x outdoor showers • 3x drinking fountain • 4x picnic table • 4x lookout shelter • 2x public ablutions • 2x change rooms • 4-5x beach access points • 5x barbecues • 4x bike racks • 8x play equipment items or nature play with sand or mulch soft fall where applicable • Adult changing facility where applicable 	Foreshore parkland at regional beach to be placed at 30 year vulnerability line or landward of this location.	<ul style="list-style-type: none"> • Car park (250 bays) • Dual use pathway • Emergency vehicle access • Cafe • Community facility • Surf life saving club 	<ul style="list-style-type: none"> • Car park: 50 year vulnerability line or landward of this location. • Dual use pathway: 30 year vulnerability line or landward of this location. • Cafe: 60 year vulnerability line or landward of this location. 	<ul style="list-style-type: none"> • Nil

Schedule 2

TEMPORARY ASSET CONDITIONS OF APPROVAL

1.	This approval is valid from the date of this approval until (<i>insert date</i>). Any subsequent application for approval of an Unlisted Use shall be submitted at least 4 weeks prior to the expiry of this approval. If a new application is not made by this time then the Unlisted Use shall immediately cease operation on (<i>insert date</i>).
2.	Upon cessation of the Unlisted Use as referred to in Condition 3, the proponent is required to remove all materials associated with the development within 30 days, to the satisfaction of the City of Wanneroo.
3.	Upon cessation of the Unlisted Use as referred to in Condition 3, the proponent is required to remediate the site and install landscaping in accordance with the approved landscaping plans and/or revegetation in accordance with a revegetation management plan for the proposed site, to the satisfaction of the City of Wanneroo. The site must then be maintained for a period of 2 years.
4.	Installation of any lighting shall be temporary in nature, shall not spill on to adjoining properties and shall be removed upon cessation of the approval as referred to in Condition 3, to the satisfaction of the City of Wanneroo.
5.	The applicant shall make arrangements, in the form of a sign on site or other arrangements to the satisfaction of the City of Wanneroo, to ensure that surrounding residents and users of the Unlisted Use are advised that the approval is temporary in nature and is not owned or operated by the City of Wanneroo.

Schedule 3

ASSET CONDITIONS OF APPROVAL

1.	An asset management plan provided by the applicant should include the process for reporting and capturing asset data in accordance with A-SPEC requirements to be included on the City's asset register.
2.	<p>The developer to provide asset management data in accordance with the A SPEC requirements, including:</p> <ul style="list-style-type: none"> • B-SPEC – A common specification outlining the details of building asset data that is to be supplied in a machine readable format; • D-SPEC – A common specification outlining the details of stormwater drainage and Water Sensitive Urban Design (WSUD) asset data that is to be supplied in a machine readable format; • O-SPEC – A common specification outlining the details of assets within open space and recreation reserves that is to be supplied in a machine readable format; and • R-SPEC – A common specification outlining the details of assets within a road reserve that is to be supplied in a machine readable format.
3.	A detailed design report provided by the applicant should include design drawings for each proposed asset, materials used, consideration of coastal processes and vulnerability timeframes, geotechnical reports, and structural design specifications.

Approval Services

PS02-09/22 Local Planning Policies Due for Review

File Ref: 3446 – 22/296100
 Responsible Officer: Director Planning and Sustainability
 Attachments: 13

Issue

For Council to consider actions in response to various local planning policies that are due for review.

Background

The City of Wanneroo's local planning policies (LPPs) are prepared pursuant to Part 2, Division 2 of the deemed provisions for local planning schemes (deemed provisions), as contained within Schedule 2 of the *Planning and Development (Local Planning Schemes) Regulations 2015* (Regulations). Under the Regulations the deemed provisions form part of the City's District Planning Scheme No. 2 (DPS 2).

Administration has identified a number of LPPs that are due for review. Review of LPPs ensure that they remain compliant with legislation, are aligned with the City's strategic objectives and provide sound, effective and up-to-date guidance in determining planning proposals.

Detail

As part of its ongoing monitoring and consideration of the City's local planning framework, Administration has identified the need to review the following LPPs:

Local Planning Policy	Date Review Due	Recommended Action
Local Planning Policy 2.1: Residential Development	16 October 2022	Revoke
Local Planning Policy 2.2: Caravan Parks, Camping Grounds and Park Home Parks	Overdue (current review date of 31 December 2021 resolved by Council, refer CE02-09/20)	Revoke
Local Planning Policy 2.5: Telecommunications Infrastructure	August 2022	Extend review date by two years (in interim)
Local Planning Policy 3.3: Fauna Management	Overdue (March 2022)	Minor modifications, extend review date by four years.
Local Planning Policy 3.8: Marmion Avenue Arterial Road Access	16 October 2022	Extend review date by two years (in interim)
Local Planning Policy 4.8: Tree Preservation	Overdue (current review date of 31 December 2021 resolved by Council, refer CE02-09/20)	Extend review date by two years (in interim)
Local Planning Policy 4.9: Subdivision of Rural Zoned Land	16 October 2022	Extend review date by two years (in interim)

Local Planning Policy 4.17: State Administrative Tribunal	16 October 2022	Minor modifications, extend review date by four years.
Local Planning Policy 4.19: Medium- Density Housing Standards (R-MD)	16 October 2022	Extend review date by two years (in interim)

Further discussion on the status and recommended course of action for each of the above listed LPPs is provided in further detail below:

Local Planning Policy 2.1: Residential Development (LPP 2.1)

A copy of the City's current LPP 2.1 is provided as **Attachment 1**.

LPP 2.1 was prepared by the City to support the interpretation of select provisions of the R-Codes. LPP 2.1 was subject to a comprehensive review in 2016, with Council endorsing some minor modifications in October 2018 (being the current version).

Administration has noted that all the provisions of LPP 2.1 are now superfluous. As detailed further in **Attachment 2**, the provisions contained in LPP 2.1 are no longer required as a result of:

- Revisions to Volume 1 of the R-Codes, which came into effect in July 2021. Revisions to Volume 1 of the R-Codes have removed the need for LPP 2.1 to provide policy standards to interpret design principles relative to carports in the front setback and surveillance of the approach to a grouped dwelling; and
- The introduction of Volume 2 of the R-Codes. Volume 2 of the R-Codes facilitates a performance-based assessment for multiple dwelling development in R40 or above. LPP 2.1 does not align with Volume 2 of the R-Codes or provide any supporting guidance to assist in its interpretation.

As outlined above, changes to the R-Codes in recent years have resulted in a misalignment with LPP 2.1. Rather than modify LPP 2.1, Administration is of the view that the changes to the R-Codes has made LPP 2.1 redundant. It is therefore recommended that LPP 2.1 be revoked.

Local Planning Policy 2.2: Caravan Parks, Camping Grounds and Park Home Parks (LPP 2.2)

A copy of the City's current LPP 2.2 is provided as **Attachment 3**.

As outlined above, the purpose of LPP 2.2 is to facilitate and guide the development of caravan parks, camping grounds and park home parks within the City; whilst recognising the relevant legislation for caravan parks and camping grounds. LPP 2.2 was first approved in March 2000 and was subject to minor modifications as adopted by Council in December 2004.

LPP 2.2 is out of date, and no longer necessary for the following reasons:

- The planning outcomes that LPP 2.2 sets out to achieve is better managed through the *Caravan Parks and Camping Grounds Act 1995* (CPCG Act), subsidiary Regulations and DPS 2 (particularly Part 4 and the deemed provisions). More specifically:
 - Subsidiary legislation to the CPCG Act provides requirements for internal roads, facilities and rubbish storage;
 - Part 4 of DPS 2 sets relevant development standards on setbacks, landscaping, vehicle access and parking; and

- Clause 67 (2) of the deemed provisions allows the City to determine a proposal having due regard to amenity, environmental and social matters. Clause 67 (2) also lists having due regard to any other planning consideration the local government considers appropriate, which could include relevant content of the CPCG Act and its subsidiary legislation.
- LPP 2.2 is not required for the City to consider development of or at caravan parks, camping grounds and park home parks; and
- The minimal amount of development applications the City has approved (one) for new caravan park, park home park and camping ground proposals since 2010. This excludes various applications for minor additions to caravan park, park home park and camping grounds received in that time. Two other proposals were also considered and refused in that time, for reasons that did not relate to LPP 2.2 in any way. For the proposal that was approved, the provisions of LPP 2.2 were not crucial in its determination; but rather other more general planning factors, such as impacts on adjoining landowners.

For the reasons outlined above, LPP 2.2 could be revoked by Council. Should LPP 2.2 be revoked, future proposals for caravan parks, camping grounds and park home parks will be assessed under the planning framework having due regard to relevant planning considerations including those contained in caravan park and camping ground legislation.

Administration had originally intended to consider including provisions for tourism uses such as short stay accommodation (Airbnb and similar) into LPP 2.2. The review of LPP 2.2 was subsequently placed on hold pending:

- The Department of Planning, Lands and Heritage (DPLH) finalising a Tourism Position Statement. This Position Statement is still in draft form and has been subject to consultation by DPLH; and
- Investigations by the Department of Local Government, Sport and Cultural Industries on implementing a State register for short stay accommodation. This has also been subject of stakeholder consultation.

It has since been considered by Administration that a separate LPP for short stay accommodation could progress (not specific to caravan parks, camping grounds and park home parks), following the advancement of the initiatives referred to above.

A LPP on short stay accommodation would be subject to future discussion with Council Members.

Local Planning Policy 2.5: Telecommunications Infrastructure (LPP 2.5)

A copy of the City's current LPP 2.5 is provided as **Attachment 4**. As outlined above, the purpose of LPP 2.5 is to develop the City's standards for the assessment and determination of telecommunications infrastructure applications.

Administration considers that a more detailed review of LPP 2.5 is required. There is scope for LPP 2.5 to be amended to provide more extensive guidance on the considerations needed at the structure planning and subdivision stage of planning, to deal with telecommunications infrastructure provision. More detailed planning at earlier stages could also assist future residents in understanding where telecommunications infrastructure could potentially be located; so that installation of infrastructure is expected and not pose an unwelcome impact.

As LPP 2.5 is now due for review, and to facilitate a more detailed review of LPP 2.5 as outlined above, Administration is seeking Council's endorsement to extend the review date for the current LPP 2.5 by two years.

Local Planning Policy 3.3: Fauna Management (LPP 3.3)

A copy of the City's current LPP 3.3 is provided as **Attachment 5**.

LPP 3.3 was reviewed in 2020 following some feedback from external stakeholders around its effectiveness. Since that review, it has operated effectively and is monitored regularly through Administration's Fauna Management Plan assessment and approvals process.

LPP 3.3 requires fauna to be removed in accordance with a Fauna Management Plan within a maximum of three weeks once fencing is erected. In Administration's experience, three weeks is sufficient time for fauna to be relocated. As the provisions of LPP 3.3 are not statutory or binding, proponents can engage with Administration on a case-by-case basis if, in the unlikely event, three weeks is insufficient time to relocate fauna. In order to reflect this in the Policy, clause 2.3. of the policy is recommended to be amended to reflect that the period could be extended with the agreement of the City and through the Fauna Management Plan approval process.

Given the previous review of LPP 3.3 was recent, Administration does not consider that the Policy requires substantial modifications at the present time. However, Administration is recommending that the following minor modifications be made:

- Clause 2.3 be amended as outlined above to reflect the longer period that can be agreed to by the City through the Fauna Management Plan process;
- The presentation of the LPP 3.3 document be modified to be more consistent with other local planning policies and to incorporate the City's new logo;
- Including a 'policy development' statement, to identify that LPP 3.3 was prepared under the provisions of the deemed provisions; and
- Specifying a review date that is four years after Council formally considers this matter.

Administration considers that the amendments proposed to LPP 3.3 are minor, and could proceed without advertising pursuant to Clauses 4(4) and 5 of the deemed provisions. A modified version of the proposed amended LPP 3.3 is included as **Attachment 6**.

Local Planning Policy 3.8: Marmion Avenue Arterial Road Access (LPP 3.8)

A copy of the City's current LPP 3.8 is provided as **Attachment 7**.

Since May 2021, Marmion Avenue has been classified as a Primary Distributor Road, under the management of Main Roads WA (MRWA). LPP 3.8 was developed in conjunction with MRWA when Marmion Avenue was the responsibility of the City.

LPP 3.8 now requires reassessment and discussion with MRWA to determine whether it is still required. This is expected to occur over a period of less than 12 months. In the interim, Administration is proposing to seek Council's endorsement to extend the review date for the current LPP 3.8, whilst discussions with MRWA occurs.

Local Planning Policy 4.8: Tree Preservation (LPP 4.8)

A copy of the City's current LPP 4.8 is provided as **Attachment 8**.

Despite being initially adopted in 2004, Administration considers LPP 4.8 to be effective in requiring measures for tree identification and protection through the planning process. LPP 4.8 has been subject to a number of informal reviews since its initial adoption; however these have not resulted in an updated version of the Policy.

Administration considers that a comprehensive review of LPP 4.8 may be needed to align the policy with the Urban Forest Strategy (UFS), which will soon be reported back to Council following being endorsed by Council and public consultation having now been carried out.

In the interim, Administration is proposing to seek Council's endorsement to extend the review date for the current LPP 4.8 by a further two years.

Local Planning Policy 4.9: Subdivision of Rural Zoned Land (LPP 4.9)

A copy of the City's current LPP 4.9 is provided as **Attachment 9**.

LPP 4.9 applies to the subdivision of land in the City's General Rural and Rural Resource zones, including North Wannon. Administration has had several discussions with Council Members about the potential for rural subdivision in North Wannon over the last few years. Following feedback previously provided by Council Members, Administration is preparing a survey for North Wannon landowners impacted by the State Government's 10% water reduction. This survey will inform how water reduction could impact on landowners undertaking agricultural activities in the region and what approach the City should take to the planning for this area as part of the Local Planning Strategy and new Local Planning Scheme.

The outcomes of the survey and subsequent discussions with Council Members will inform Administration's next steps, including whether to amend or revoke LPP 4.9. Therefore in the interim, it is recommended that the review date for LPP 4.9 be extended by a further two years.

Local Planning Policy 4.17: State Administrative Tribunal (LPP 4.17)

A copy of the City's existing LPP 4.17 is provided as **Attachment 10**.

The content of the current LPP 4.17 is sound; however minor modifications could be made so that the wording becomes simpler and easier to understand. Minor additions to LPP 4.17 are also needed to explain the following:

- Clarification that the principles of LPP 4.17 could be applied in instances that the City is contesting planning-related matters in other courts; and
- The role of the City in SAT matters in which another decision-maker (such as the WAPC or a Development Assessment Panel) is the respondent.

Administration is therefore proposing that LPP 4.17 be amended to the extent outlined in **Attachment 11**. Administration considers that the amendments proposed are minor, and could proceed without advertising pursuant to Clauses 4(4) and 5 of the deemed provisions. An unmarked final version of the proposed amended LPP 4.17 is included as **Attachment 12**.

Local Planning Policy 4.19: Medium-Density Housing Standards (R-MD) (LPP 4.19)

A copy of the City's existing LPP 4.19 is provided as **Attachment 13**.

LPP 4.19 was initially adopted by Council in November 2016, to enable medium-density single house development standards (R-MD) prepared by the WAPC and as published in its Planning Bulletin 112/2016 (Planning Bulletin). Where prescribed in a structure plan, the R-MD standards replace specific development standards of the R-Codes for single house

development on lots zoned R25, R30, R40 or R60 in relation to building and garage setbacks, open space, parking, visual privacy and solar access.

More recently, the WAPC has been working toward releasing a Medium Density Code to guide the delivery of medium density residential development. The Medium Density Codes will form part of the R-Codes and will apply to single houses and grouped dwellings in areas coded R30 and above, as well as multiple dwellings coded R30-R60. The Medium Density Code aims to improve the quality and consistency of housing in WA and promote a wider range of building types that are more in keeping with their site, the streetscape and neighbourhood around them.

A draft Medium Density Code was previously released for public comment, and the WAPC is working on a final version, incorporating public feedback. It is anticipated that the Medium Density Code will be approved in late 2022 or early 2023, with a subsequent transition period before the policy comes into effect.

The R-MD provisions in the Planning Bulletin (and included in LPP 4.19) include garage setback requirements for 'front-loaded' lots that include:

- The requirement for a 4.5 metre setback from the primary street; and
- For the garage setback to a primary street being reduced to 4.0 metres, where an existing or planned footpath or shared path is located more than 0.5 metres from the street boundary to the residential lot.

These setback provisions are to ensure that driveways are of a reasonable depth to park most vehicles on, without imposing on the public space (such as footpaths). The purpose and scope of LPP 4.19 does not include being able to vary the R-MD requirements of the Planning Bulletin to support the parking of larger vehicles (such as four wheel drives and utilities) in driveways.

Concerns raised with the City have been acknowledged about reduced front setbacks to garages under the WAPC's RMD policy. The allowance of reduced garage setbacks result in poor outcomes for residents and pedestrians when cars cannot be parked entirely on the property and block a pedestrian path. The Director Planning and Sustainability has written to the Chairman of the WAPC on the matter and has been advised that the WAPC will consider the issue in its review and preparation of their new policies. Administration continues to raise this issue with the WAPC on behalf of the community to achieve a better built form outcome.

The WAPC's ongoing consideration of the Medium Density Code impacts on the ability to review LPP 4.19. In the interim, Administration is proposing to seek Council's endorsement to extend the review date for the current LPP 4.19 by a further two years, with the intent to review LPP 4.19 as soon as the Medium Density Codes are finalised.

Consultation

A local government can make modifications to local planning policies (such as proposed for LPP 3.3 and LPP 4.17) without advertising pursuant to Clause 5 of the deemed provisions, if the local government considers the modifications are minor. Once minor modifications are agreed by Council, Administration must arrange a notice to be published on the City's website (and in a newspaper if appropriate) advising of Council's decision pursuant to Clause 4(4) of the deemed provisions.

Should Council resolve to revoke LPP 2.1 and LPP 2.2, Clauses 6 and 87 of the deemed provisions require a notice of the revocation to be published on the City's website (and in a newspaper if appropriate).

The outcome of the Administration's engagements with relevant stakeholders as part of the review of LPP 2.5, LPP 3.8 and LPP 4.9 will be discussed with Council Members in due course.

Comment

The deemed provisions prescribe that an LPP can be prepared on any matter related to the planning and development of the Scheme area, be based on sound town planning principles, and address either strategic or operational considerations in relation to matters to which the policy applies.

LPP 2.1 and LPP 2.2 no longer provides beneficial planning controls, and therefore these LPPs are proposed to be revoked. Modifications to LPP 4.17 and LPP 3.3 proposed will ensure that it continues to address the current operational considerations.

LPP 2.5, LPP 3.8, LPP 4.8, LPP 4.9 and LPP 4.19 are considered sound in the interim, pending their further review.

Statutory Compliance

Amendments and revocation of local planning policies can be undertaken pursuant to Part 2, Division 2 of the deemed provisions for local planning schemes, contained in Schedule 2 of the *Planning and Development (Local Planning Schemes) Regulations 2015*.

Strategic Implications

The proposal aligns with the following objective within the Strategic Community Plan 2021 – 2031:

7 ~ A well governed and managed City that makes informed decisions, provides strong community leadership and valued customer focused services

7.1 - Clear direction and decision making

Risk Management Considerations

Risk Title	Risk Rating
CO-C01 Compliance Framework	Low
Accountability	Action Planning Option
Executive Manager Governance and Legal	Manage

The above risk relating to the issues contained within this report have been identified and considered within the City's Corporate risk register. Action plans have been developed to manage this risk to support existing management systems.

Policy Implications

The amendments and revocation of LPPs the subject of this report are being undertaken to achieve the City's objectives of delivering orderly and proper planning.

Financial Implications

The costs in amending, reviewing or revoking the local planning policies subject to this Report can be met through Administration's operational budgets.

Voting Requirements

Simple Majority

Recommendation

That Council:-

1. Pursuant to Clause 6(b) of the deemed provisions for local planning schemes contained in Schedule 2 of the *Planning and Development (Local Planning Schemes) Regulations 2015*:
 - a) REVOKE the following local planning policies:
 - i. Local Planning Policy 2.1: Residential Development, as provided in Attachment 1; and
 - ii. Local Planning Policy 2.2: Caravan Parks, Camping Grounds and Park Home Parks, as provided in Attachment 3; and
 - b) REQUESTS that Administration prepare and publish a notice of revocation for the local planning policies referred to in (1 a) above;
2. Pursuant to Clause 5 and Clause 4(4) of the deemed provisions for local planning schemes contained in Schedule 2 of the *Planning and Development (Local Planning Schemes) Regulations 2015*:
 - a) AGREES that proposed amendments to the following local planning policies are minor and do not warrant advertising:
 - i. Local Planning Policy 3.3: Fauna Management, as provided in Attachment 6;
 - ii. Local Planning Policy 4.17: State Administrative Tribunal, as provided in Attachment 12; and
 - b) PROCEEDS with the amendments to the local planning policies as referred to in (2 a) above;
3. Subject to Item (2) above, REQUESTS Administration publish a notice of the amendments made to Local Planning Policy 3.3: Fauna Management and Local Planning Policy 4.17: State Administrative Tribunal, pursuant to Clause 5 and Clause 4(4) of the deemed provisions for local planning schemes contained in Schedule 2 of the *Planning and Development (Local Planning Schemes) Regulations 2015*;
4. EXTENDS the scheduled review date for the following local planning policies:
 - a) Local Planning Policy 2.5: Telecommunications Infrastructure to 31 August 2024;
 - b) Local Planning Policy 3.8: Marmion Avenue Arterial Road Access to 16 October 2023;
 - c) Local Planning Policy 4.8: Tree Preservation to 13 September 2024;
 - d) Local Planning Policy 4.9: Subdivision of Rural Zoned Land to 16 October 2024; and
 - e) Local Planning Policy 4.19: Medium-Density Housing Standards (R-MD) to 16 October 2024; and

5. **NOTES that Council Members will be briefed on the outcomes of stakeholder liaison relating to the review of Local Planning Policy 2.5: Telecommunications Infrastructure, Local Planning Policy 3.8: Marmion Avenue Arterial Road Access and Local Planning Policy 4.9: Subdivision of Rural Zoned Land in due course.**

Attachments:

1 	Attachment 1 - Local Planning Policy 2.1 - Residential Development ADOPTED 16 OCTOBER 2018	18/498405
2 	Attachment 2 - Review of LPP 2.1 Provisions	22/276263
3 	Attachment 3 - Local Planning Policy 2.2: Caravan Park, Camping Grounds and Park Home Park Planning Policy	22/275389
4 	Attachment 4 - Existing Local Planning Policy 2.5: Telecommunications Infrastructure	17/232432
5 	Attachment 5 - Local Planning Policy 3.3: Fauna Management	22/309454
6 	Attachment 6 - Local Planning Policy 3.3: Fauna Management - For Council Adoption September 2022	22/313410
7 	Attachment 7 - Local Planning Policy 3.8: Marmion Avenue Arterial Road Access	22/305120
8 	Attachment 8 - Local Planning Policy 4.8: Tree Preservation	22/305122
9 	Attachment 9 - Local Planning Policy 4.9: Subdivision of Rural Zoned Land	22/305126
10 	Attachment 10 - Local Planning Policy 4.17 State Administrative Tribunal ADOPTED 16 OCTOBER 2018	18/498412
11 	Attachment 11 - Track Changes for Council Report - Review of Local Planning Policy 4.17: State Administrative Tribunal	22/313453
12 	Attachment 12 - Clean Version for Council Report - Review to State Planning Policy 4.17: State Administrative Tribunal	22/313462
13 	Attachment 13 - Local Planning Policy 4.19: Medium Density Housing Standards (R-MD)	22/318485

Planning and Sustainability
Local Planning Policy Framework
Local Planning Policy 2.1: Residential Development



Owner	Planning and Sustainability
Implementation	16 October 2018 PS02 – 10/18
Next Review	16 October 2022

PART 1 - POLICY OPERATION

Policy development

This Policy has been prepared under Clause 3 of the deemed provisions of the City of Wanneroo District Planning Scheme No. 2 Deemed Provisions.

Application and purpose

This Policy applies to applications for Planning Approval where assessment under the Design Principles of the Residential Design Codes (R-Codes) is sought.

The Policy prescribes:

- Standards that the City will use to determine whether certain Design Principles of the R-Codes are met;
- Standards of development that the City considers to be unacceptable, and
- When the City is not prepared to exercise its discretion in assessing applications under the Design Principles of the R-Codes.

This Policy prescribes standards the City considers acceptable in addition to the deemed-to-comply provisions of the R-Codes. When applying this Policy, the City will consider these standards in conjunction with relevant standards in conjunction with relevant 'design principles' and objectives stated in the R-Codes.

Operation

1. Applications that comply with the standards specified in Column B of the Policy Table are deemed acceptable and may therefore be approved without referral to neighbours.
2. Unless otherwise stated, applications that do not comply with the relevant standards specified in Column B of the Policy Table (but do not exceed the limits specified in Column C) will be referred to surrounding landowners for comment, if it is considered that the variation will have external impacts.
3. Applications that include unacceptable impacts (as specified in Column C of the Policy Table) will, unless exceptional circumstances exist, be refused. In the event that a variation to the Policy is proposed, the proposal will be advertised for comment, if it is considered that the variation will have external impacts.

POLICY TABLE
APPLICATION OF R-CODES PERFORMANCE CRITERIA

COLUMN A	COLUMN B	COLUMN C
R-Codes Design Principles	Standards for Design Principles to be met	Guiding principles used to determine Unacceptable Standards
Part 5 - Element – Streetscape Objectives – The setting back of carports and garages to maintain clear sight lines along the street and not to detract from the streetscape or appearance of dwellings; or obstruct views of dwellings from the street and vice versa.		
<u>5.2.1 Setback of garages and carports</u> The setting back of carports and garages to maintain clear sightlines along the street and not to detract from the streetscape or appearance of dwellings; or obstruct views of the dwellings from the street and vice versa.	<u>Carports</u> Carports within the primary street setback area providing that: <ul style="list-style-type: none"> a) Its architectural form and materials are consistent with the main part of the dwelling; b) The street can be viewed from a window (or windows) to a habitable room with such window(s) comprising a total minimum area of 1.5m², minimum dimensions of 0.9m each and a maximum sill height of 0.7m above finished floor level; and c) The carport is setback a minimum of 3m from the front boundary in areas coded R25 or less and no less than 2m in areas coded R30 or higher. 	<u>Carports</u> Development that is not considered to comply with the criteria set out in Column B.

COLUMN A	COLUMN B	COLUMN C
R-Codes Design Principles	Standards for Design Principles to be met	Guiding principles used to determine Unacceptable Standards
<p><u>5.2.3 Street Surveillance</u></p> <p>P3 Buildings designed to provide for surveillance (actual or perceived) between individual dwellings and the street and in between common areas and the street, which minimise opportunities for concealment and entrapment.</p>	<p>Where a dwelling(s) is to be developed behind a dwelling fronting the street, a window from a habitable room of the dwelling is to provide a clear view of the area immediately outside the front door of the dwelling.</p>	<p>Development that is not considered to comply with the criteria set out in Column B.</p>

COLUMN A	COLUMN B	COLUMN C
R-Codes Design Principles	Standards for Design Principles to be met	Guiding principles used to determine Unacceptable Standards
<p><u>Part 6 – Context</u></p> <p>Objectives – To ensure that development of multiple dwellings occurs with due regard to the existing development context and/or the desired future built form for the locality as set out in the local planning framework.</p>		
<p><u>6.1.2 Building Height</u></p> <p>P2 Building height that creates no adverse impact on the amenity of adjoining properties or the streetscape, including road reserves and public open space reserves; and where appropriate maintains:</p> <ul style="list-style-type: none"> • Adequate access to direct sun into buildings and appurtenant open spaces; • Adequate daylight to major openings into habitable rooms; • Access to views of significance; • Buildings present a human scale for pedestrians; • Building facades designed to reduce the perception of height through design measures; and • Podium style development is provided where appropriate. 	<p>Wall height is restricted to no more than 5% in excess of the prescribed wall heights referred to in Table 3: Maximum Building Heights, Category B of the R-Codes.</p> <p>For skillion roofs, height is restricted to a maximum of 6.5m to the lowest point of the roof (from natural ground level) and a maximum of 8m to the highest point of the roof (from natural ground level).</p>	<p>Development that is not considered to comply with the criteria set out in Column B.</p>

COLUMN A	COLUMN B	COLUMN C
R-Codes Design Principles	Standards for Design Principles to be met	Guiding principles used to determine Unacceptable Standards
<p><u>Part 6 – Streetscape</u></p> <p>Objectives – To respond and reinforce the existing character of the street and locality. Development should contribute towards attractive streetscapes.</p>		
<p><u>6.2.1 Street Surveillance</u></p> <p>P1.1 Buildings designed to provide for surveillance (actual or perceived) between individual dwellings and the street and between common areas and the street, which minimise opportunities for concealment and entrapment.</p> <p>P1.2 In mixed used development, in addition to the above:</p> <ul style="list-style-type: none"> • Blank walls minimised at street level, and where practical active frontages incorporated into the development to ensure a suitable level of casual surveillance of the public domain; and • Lengths of street frontage at ground level dedicated to each tenancy limited to discourage large scale uses that reduce the level of activity along the building frontage. 	<p>Where a dwelling(s) is to be developed behind a dwelling fronting the street, in which case a window from a habitable room of the dwelling is to provide a clear view of the area immediately outside the front door of the dwelling.</p>	<p>Development that is not considered to comply with the criteria set out in Column B.</p>

COLUMN A	COLUMN B	COLUMN C
R-Codes Design Principles	Standards for Design Principles to be met	Guiding principles used to determine Unacceptable Standards
<p><u>Part 6 – Site planning and design</u></p> <p>Objectives – To ensure design considerations are taken into account when the built form is design for the site. Buildings respond to the site conditions and account for the natural attributes of the site. Site planning is visually appropriate, provides for safe and convenient access, and meets the needs of residents, visitors, and neighbours.</p>		
<p><u>6.3.6 Site Works</u></p> <p>P6.1 Development that considers and responds to the natural features of the site and requires minimal excavation/fill.</p> <p>6.2 Where excavation is necessary, all finished levels respecting the natural ground level at the boundary of the site and the adjoining properties as viewed from the street.</p>	<p>Development deemed to comply with the City's "Establishing Building Pad Levels, Excavation, Fill and Retaining associated with Residential Development" Policy.</p>	<p>Development that does not comply with the policy as set out in Column B.</p>
<p><u>6.3.7 Retaining Walls</u></p> <p>P7 Retaining walls that result in land which can be effectively used for the benefits of residents and do not detrimentally affect adjoining properties and are designed, engineered and adequately landscaped having regard to Clauses 6.3.6 and 6.4.1.</p>	<p>Development deemed to comply with the City's "Establishing Building Pad Levels, Excavation, Fill and Retaining associated with Residential Development" Policy.</p>	<p>Development that does not comply with standards set out in Column B.</p>

Review of Provisions Contained in Local Planning Policy 2.1: Residential Development

COLUMN A	COLUMN B	COLUMN C	Administration Comment on Content of Columns A-C
R-Codes Design Principles	Standards for Design Principles to be met	Guiding principles used to determine Unacceptable Standards	
<p><u>5.2.1 Setback of garages and carports</u></p> <p>The setting back of carports and garages to maintain clear sightlines along the street and not to detract from the streetscape or appearance of dwellings; or obstruct views of the dwellings from the street and vice versa.</p>	<p><u>Carports</u></p> <p>Carports within the primary street setback area providing that:</p> <ol style="list-style-type: none"> Its architectural form and materials are consistent with the main part of the dwelling; The street can be viewed from a window (or windows) to a habitable room with such window(s) comprising a total minimum area of 1.5m², minimum dimensions of 0.9m each and a maximum sill height of 0.7m above finished floor level; and The carport is setback a minimum of 3m from the front boundary in areas coded R25 or less and no less than 2m in areas coded R30 or higher. 	<p><u>Carports</u></p> <p>Development that is not considered to comply with the criteria set out in Column B.</p>	<p>Recent amendments to the R-Codes (gazetted in July 2021) have added more extensive deemed-to-comply provisions in respect to streetscape impacts and built form of carports within front setbacks.</p> <p>The deemed-to-comply provisions now prescribes the following in relation to carports in the front setback:</p> <ul style="list-style-type: none"> the setback may be reduced by up to 50 per cent of the minimum setback (3m in R20-R25, 2m in R30-R40, 1m in R60 and 0.5m in R80); the width of the carport does not exceed 60 per cent of the frontage; the construction allows an unobstructed view between the dwelling and the street, right-of-way or equivalent; and the carport roof pitch, colours and materials are compatible with the dwelling. <p>These provisions are considered similar to what is provided for in Column B of LPP 2.1 currently.</p> <p>The R-Codes now provide more certainty that the desired built form outcomes for carports in the front setback will be achieved – compared to what LPP 2.1 currently provides, or what the R-Codes had provided previously.</p> <p>Carports that do not meet the above deemed-to-comply standards could still be assessed on a case-by-case basis against the relevant design principles, which have not materially changed through the recent review of the R-Codes.</p>

Review of Provisions Contained in Local Planning Policy 2.1: Residential Development

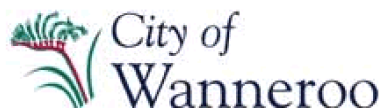
COLUMN A	COLUMN B	COLUMN C	Administration Comment on Content of Columns A-C
R-Codes Design Principles	Standards for Design Principles to be met	Guiding principles used to determine Unacceptable Standards	
<p><u>5.2.3 Street Surveillance</u></p> <p>P3 Buildings designed to provide for surveillance (actual or perceived) between individual dwellings and the street and in between common areas and the street, which minimise opportunities for concealment and entrapment.</p>	<p>Where a dwelling(s) is to be developed behind a dwelling fronting the street, a window from a habitable room of the dwelling is to provide a clear view of the area immediately outside the front door of the dwelling.</p>	<p>Development that is not considered to comply with the criteria set out in Column B.</p>	<p>The deemed-to-comply provisions of the R-Codes already provide a surveillance requirement toward pedestrian and vehicular approaches to a dwelling – including where a dwelling is developed behind another dwelling.</p> <p>Surveillance outcomes that do not meet the deemed-to-comply standards could still be assessed on a case-by-case basis against the relevant design principles, which have not materially changed through the recent review of the R-Codes.</p>
<p><u>6.1.2 Building Height</u></p> <p>P2 Building height that creates no adverse impact on the amenity of adjoining properties or the streetscape, including road reserves and public open space reserves; and where appropriate maintains:</p> <ul style="list-style-type: none"> • Adequate access to direct sun into buildings and appurtenant open spaces; • Adequate daylight to major openings into habitable rooms; • Access to views of significance; • Buildings present a human scale for pedestrians; • Building facades designed to reduce the perception of height through design measures; and • Podium style development is provided where appropriate. 	<p>Wall height is restricted to no more than 5% in excess of the prescribed wall heights referred to in Table 3: Maximum Building Heights, Category B of the R-Codes.</p> <p>For skillion roofs, height is restricted to a maximum of 6.5m to the lowest point of the roof (from natural ground level) and a maximum of 8m to the highest point of the roof (from natural ground level).</p>	<p>Development that is not considered to comply with the criteria set out in Column B.</p>	<p>The entire Part 6 of the R-Codes was deleted in May 2019 as part of the introduction of Volume 2 of the R-Codes.</p> <p>Therefore, the Design Principles in Column A are no longer in the R-Codes – which makes the guidance provided in Column B and C redundant as a result.</p>

Review of Provisions Contained in Local Planning Policy 2.1: Residential Development

COLUMN A	COLUMN B	COLUMN C	Administration Comment on Content of Columns A-C
R-Codes Design Principles	Standards for Design Principles to be met	Guiding principles used to determine Unacceptable Standards	
<p><u>6.2.1 Street Surveillance</u></p> <p>P1.1 Buildings designed to provide for surveillance (actual or perceived) between individual dwellings and the street and between common areas and the street, which minimise opportunities for concealment and entrapment.</p> <p>P1.2 In mixed used development, in addition to the above:</p> <ul style="list-style-type: none"> • Blank walls minimised at street level, and where practical active frontages incorporated into the development to ensure a suitable level of casual surveillance of the public domain; and • Lengths of street frontage at ground level dedicated to each tenancy limited to discourage large scale uses that reduce the level of activity along the building frontage. 	<p>Where a dwelling(s) is to be developed behind a dwelling fronting the street, in which case a window from a habitable room of the dwelling is to provide a clear view of the area immediately outside the front door of the dwelling.</p>	<p>Development that is not considered to comply with the criteria set out in Column B.</p>	<p>The entire Part 6 of the R-Codes was deleted in May 2019 as part of the introduction of Volume 2 of the R-Codes.</p> <p>Therefore, the Design Principles in Column A are no longer in the R-Codes – which makes the guidance provided in Column B and C redundant as a result.</p>
<p><u>6.3.6 Site Works</u></p> <p>P6.1 Development that considers and responds to the natural features of the site and requires minimal excavation/fill.</p> <p>6.2 Where excavation is necessary, all finished levels respecting the natural ground level at the boundary of the site and the adjoining properties as viewed from the street.</p>	<p>Development deemed to comply with the City's "Establishing Building Pad Levels, Excavation, Fill and Retaining associated with Residential Development" Policy.</p>	<p>Development that does not comply with the policy as set out in Column B.</p>	

Review of Provisions Contained in Local Planning Policy 2.1: Residential Development

COLUMN A	COLUMN B	COLUMN C	Administration Comment on Content of Columns A-C
R-Codes Design Principles	Standards for Design Principles to be met	Guiding principles used to determine Unacceptable Standards	
<u>6.3.7 Retaining Walls</u> P7 Retaining walls that result in land which can be effectively used for the benefits of residents and do not detrimentally affect adjoining properties and are designed, engineered and adequately landscaped having regard to Clauses 6.3.6 and 6.4.1.	Development deemed to comply with the City's "Establishing Building Pad Levels, Excavation, Fill and Retaining associated with Residential Development" Policy.	Development that does not comply with standards set out in Column B.	The entire Part 6 of the R-Codes was deleted in May 2019 as part of the introduction of Volume 2 of the R-Codes. Therefore, the Design Principles in Column A are no longer in the R-Codes – which makes the guidance provided in Column B and C redundant as a result.



Policy Manual

Caravan Park, Camping Grounds and Park Home Parks

Policy Owner: Planning and Development

Distribution: All employees

Implementation: 14 March 2000

Reviewed: 14 December 2004

Next Review: December 2006

Objectives

The objectives of the policy are:

1. To facilitate the provision of caravan parks and camping grounds providing accommodation for tourists in a manner such that:
 - there is an adequate opportunity for such accommodation in the City;
 - such facilities are located in a manner to complement existing and planned tourist/recreation facilities in the City;
 - environmental, social and physical planning principles are complied with.
2. Facilitate the provision of parks for permanent living in a manner such that:
 - adequate opportunity is provided for those seeking this type of housing;
 - residents have access to facilities and services normally expected by urban residents;
 - environmental, social and physical planning principles are complied with.
3. To recognise the role of and to supplement the Caravan Parks and Camping Grounds Act (1995) and Caravan Parks and Camping Grounds Regulations (1997).

Definitions

1. “park(s)” referred to in this policy includes caravan parks, camping grounds and park home parks.

Statement

In considering applications for Parks, Council should have regard to the following matters:

1. *Environmental Considerations*

- (a) Parks should not have an adverse impact upon:

- areas of regionally significant native vegetation as defined by Perth's Bush Forever, and areas of locally significant native vegetation as determined by Council;
 - National Parks and Conservation Parks;
 - the 200m zone of secondary influence for conservation category wetlands, or the 50m zone of critical influence for other wetlands, the boundaries of such zones being delineated on maps contained in the publication "Wetlands of the Swan Coastal Plain" (1996) Volume 2b produced by the Water and Rivers Commission and Department of Environmental Protection;
 - areas within which there are karst formations; and
 - established coastal Parks and Recreation and/or other coastal reserves; in the event that there is not a Coastal Reserve or the existing reserve does not extend sufficiently inland, development will not be permitted west of the interdunal swales between the tertiary and secondary dune system.
- (b) In accordance with Water and Rivers Commission, Water Quality Protection Note regarding land use compatibility in public drinking water source areas, caravan parks are regarded as generally incompatible in priority 1 and priority 2 source protection areas and regarded as a restricted use in priority 3 source protection areas (conditional upon effluent disposal being provided for in accordance with the Government Sewerage Policy). Under this Policy, priority 3 source protection principles apply to any areas not within designated Underground Water Pollution Control Areas.
- (c) Parks will not be permitted within areas determined by the Council to be at risk or potential risk from flooding or waterlogging. In general such areas should be regarded as those designated as Basin and Flat Wetland on maps contained in the publication "Wetland of the Swan Coastal Plain" (1996) Volume 2b produced by the Water and Rivers Commission and Department of Environmental Protection.

2. *Impact on the Human Environment*

- (a) Council will determine the need to assess the potential impact of traffic generated by the development of a new park, or extension to an existing park. Traffic generated by the development should not result in an adverse impact on the human environment.
- (b) The development of a park will have a density ratio not exceeding the ratio applicable to Residential Code R40.
- (c) The development of a park site should occur in such a manner as to protect the amenity of adjacent properties from any excessive noise generated by the activities within the park.

- (d) The development of a park site should occur in such a manner as to protect the amenity of adjacent properties from any light spill generated from within the Park.
- (e) All applications received by Council for developments under this policy will be subject to a public consultation process.

3. *Social and Community Considerations*

- (a) Park operators providing long stay sites should ensure the provision of access to adequate community facilities and services i.e. local shops, educational institutions, recreational /open space facilities, children services and community hall/meeting rooms.
- (b) Parks providing short stay sites should be placed in close proximity to existing and planned tourist and recreation/open space sites and include the provision of access to local shops and public transport.
- (c) Applicants may satisfy the policy measures set out in 3. (a) and (b) by providing on-site facilities and/or transport to such facilities. Such provisions will be negotiated with applicants and secured as a condition of planning approval. These conditions will only apply until such facilities become accessible within close proximity.

4. *Local Rural Strategy*

- (a) When considering applications for parks, Council will have regard to the intent of the policies in the Interim Local Rural Strategy.
- (b) In particular, Council will have regard to the impact of parks on the General Rural Zone and the Rural Resource Zone. As such, parks will be considered “sensitive uses” and Clause 3.17.2 (h), (i), (j) and (k) of the City of Wanneroo DPS No.2 will apply in considering applications for Parks.

5. *Mix of Long Stay and Short Stay Sites in Parks*

- (a) Council will ensure that caravan parks located in areas of high tourist amenity (as determined by Council) provide and maintain an adequate amount of short stay sites. Having regard to the requirement for viability referred to in 5 (b) below, existing caravan parks should retain short stay sites and proposed caravan parks should maximise the number of short stay sites with a minimum 40% of the total sites for short stay purposes. This minimum percentage may be varied according to the merits of each application.

- (b) Council acknowledges the need for long stay sites in caravan parks in order to ensure their viability. Council will evaluate the mix between long stay and short stay sites proposed for parks, at the time of application, in accordance with site and surrounding land characteristics and other clauses contained in this policy, and where necessary in consultation with caravan industry experts.

6. *Site Design Considerations*

(a) Landscape Buffer Area

Parks should be developed in such a manner as to minimise adverse visual impact on the surrounding environment.

As such, parks located adjacent to rural land should have a landscape buffer area along all external boundaries of the site and should measure 15 metres width along any road frontage and 7.5 metres adjoining any other boundary. Parks located in urban areas should have a landscape buffer area of 6 metres width along any road frontage and 3 metres adjoining any other property.

Depending on the design and utility of the buffer areas, the 10% recreation space as required by the Caravan Parks and Camping Grounds Regulation (1997) may include landscape buffer areas only in applications that can clearly display to the satisfaction of council that the buffer areas are useable for recreation purposes.

(b) Street Layout

Council will prefer a connective road pattern in order to ensure pedestrian permeability and manoeuvrability of caravans in parks.

(c) Ancillary Shop

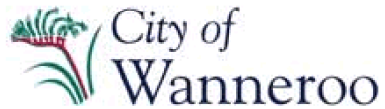
Shops provided on site should be ancillary to the caravan park and/or park home park use and should be designed, located and operated to meet the needs of residents. Such an ancillary shop shall not have a floor area greater than 100m² per 400 park residents.

(d) Sewer

Effluent disposal should be provided in accordance with Government Sewerage Policy (Perth Metropolitan Region).

(e) Courtyard Space

Each long stay site should have a courtyard area within reasonable access from an indoor living area and of useable dimensions and area.



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(f) Clothing Drying Areas

Each long stay site should have an adequate area set aside for clothes drying, located away from view from any communal and public places.

(g) Bulk Garbage Storage

Provision on site should be made for either on-site or bulk storage of waste. A plan for removal of waste should be submitted to Council.

Responsibility for Implementation

Manager Development and Health Services

Planning and Sustainability
Local Planning Policy 2.5: Telecommunications Infrastructure



Owner	Planning and Sustainability
Implementation	August 2017
Reviewed	5-yearly
Next Review	Scheduled review August 2022

PART 1 – POLICY OPERATION

Policy Development

This Policy has been prepared under Part 2 (Division 2) of the City of Wanneroo District Planning Scheme No. 2 (DPS 2) Deemed Provisions.

Application and Purpose

This Local Planning Policy is prepared in addition to State Planning Policy 5.2 – Telecommunications Infrastructure (SPP 5.2). In assessing development applications for telecommunications infrastructure, the City should have due regard to SPP 5.2 and this Local Planning Policy.

This policy establishes the following:

- The City's standards for the assessment and determination of telecommunications infrastructure applications; and
- The basis for the City's recommendations to the Western Australian Planning Commission (WAPC); for instances where the WAPC determines telecommunications infrastructure applications under the Metropolitan Region Scheme.

This Policy does not apply where works on telecommunication infrastructure are exempt from development approval under *Telecommunications Act 1997 (the 'Act')*; such as works that are deemed 'Low-Impact' in accordance with the Act and the *Telecommunications (Low-Impact Facilities) Determination 1997*.

Objectives

The objectives of this policy are to:

1. Facilitate the provision of telecommunications infrastructure in an efficient and environmentally responsible manner to meet community needs;
2. Manage the environmental, cultural heritage, visual and social impacts of telecommunications infrastructure;
3. Promote co-location of telecommunications infrastructure wherever possible; and
4. Promote a consistent approach in the preparation, assessment and determination of proposals for telecommunications infrastructure.

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Definitions

Lattice Tower:

A structure forming a tower – typically with three or four sides – that consists of a network of vertical, horizontal and/or diagonal supports, and used in a manner to support antennas or other equipment associated with telecommunications infrastructure.

Mast or Antenna

Has the same meaning as it is defined in Schedule 1 of DPS 2.

Mast or antenna : means any mast, aerial, satellite dish and other associated equipment used for the transmission or reception of radio or television signals or for other electronic communications. A television antenna on a dwelling roof being consistent with the predominant style and size of television antenna on other dwellings in the locality is not included, provided its vertical and horizontal dimensions do not exceed two metres.

Monopole:

A pylon consisting of a single pole or rod, supported by guyed wires or not, and used in a manner to support antennas or other equipment associated with telecommunications infrastructure.

Telecommunications Infrastructure:

Has the same meaning as it is defined in Schedule 1 of DPS 2.

Telecommunications infrastructure: means any part of the infrastructure of a telecommunications network and includes any line, equipment, apparatus, tower, antenna, tunnel, duct, hole, pit or other structure used, or for use, in or in connection with a telecommunications network.

PART 2 – GENERAL POLICY PROVISIONS

1. Application Requirements

Unless otherwise advised by the City, all applications for development approval of telecommunications infrastructure should be accompanied by the information prescribed in Schedule 1 of this Policy. Failure to provide this information to the City's satisfaction may result in the City deeming application incomplete in accordance with Clause 62 (1) and Clause 63 of the DPS 2 Deemed Provisions.

2. Assessment Criteria

- 2.1 The City may approve or support any applications for development approval of telecommunications infrastructure without consultation, where all the 'Deemed-to-Comply' standards prescribed in Column B of the Policy Table are met to the satisfaction of the City.
- 2.2 Applications for development approval of telecommunications infrastructure that do not satisfy provisions prescribed in Column B, but can satisfy the requirements specified in Column C of the Policy Table may be approved or supported by the City following consultation being undertaken as specified in General Policy Provision 3.1.
- 2.3 Unless exceptional circumstances exist, the City should not approve or support applications for telecommunications infrastructure that meet any of the unacceptable development standards prescribed in Column D of the Policy Table.

3. Community Consultation

- 3.1 Should an application for development approval of telecommunications infrastructure require consultation under General Policy Provision 2.2, consultation should be undertaken pursuant to Clause 64 of the DPS 2 Deemed Provisions, or as agreed by Council. Where an application for development approval requires consultation under this Policy, the City should in all instances:
 - a) Give notice to all landowners and/or occupiers of land as follows:
 - Within 500 metres of the proposed telecommunications infrastructure, in instances a lattice tower is proposed; or
 - Within 200 metres of the proposed telecommunications infrastructure in all other instances;
 - b) Require the applicant to erect a sign (or signs) displaying notice of the telecommunications infrastructure application. Signs should be erected in a conspicuous position on the lot subject to the application, and be present for the entire duration of the consultation period;

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- c) Display the telecommunications infrastructure application (including all accompanying documentation) on the City's website;
- d) Publish a notice of the telecommunications infrastructure application in local newspapers within seven (7) days of the consultation period commencing; and
- e) Undertake the consultation for a duration of no more than 21 days, as prescribed in SPP 5.2.

3.2 The City may also consult with other telecommunication carriers to establish whether similar facilities are proposed in the immediate area and whether opportunities exist for co-location.

4. Electromagnetic Radiation

Local Government is not responsible for the monitoring and control of Electromagnetic Radiation (EMR) that emanates or could potentially emanate from telecommunications infrastructure. All telecommunications carriers are required to comply with EMR standards outlined by relevant Federal Government agencies, such as the Australian Communications and Media Authority (ACMA), and the Australian Radiation Protection and Nuclear Safety Agency (ARPANSA).

Issues relating to EMR levels are not deemed to be valid planning considerations when assessing applications for telecommunications infrastructure.

5. Differentiation between 'Telecommunications Infrastructure' and 'Mast or Antenna' Use Classes

Should an application be lodged by an applicant for the City to consider the erection of a 'mast or antenna', and that proposal facilitates electronic communications that are for the purpose of transmitting or receiving telecommunication signals, then such an application should be deemed to be an application for 'telecommunications infrastructure' and not for a 'mast or antenna'.

6. Consideration of Telecommunications Infrastructure in Structure Planning

Pursuant to the provisions of SPP 5.2, the City should give consideration to demand and/or future need for telecommunications services in its preparation and assessment of structure planning proposals.

SCHEDULE 1 – REQUIRED SUPPORTING INFORMATION

Unless otherwise advised by the City, development applications for telecommunications infrastructure should adequately include the following pursuant to General Policy Provision 1 of this Policy.

- a) Plans and/or graphic representations that demonstrate the following:
 - i) A location plan including notations identifying and describing land uses occurring on surrounding land;
 - ii) A site plan that depicts how the proposed telecommunications infrastructure will be situated on the subject land;
 - iii) An elevation plan that shows the height and appearance of the telecommunications infrastructure;
 - iv) An artist or computer generated impression to scale showing the proposed development and its relationship with the surroundings;
 - v) Mapping that demonstrates existing coverage within the locality and the coverage as a result of the proposed telecommunications infrastructure. Administration may, as an alternative, accept this information in the form of a statement;
 - vi) How the proposed telecommunications infrastructure will be situated in relation to similar existing and proposed infrastructure in surrounding localities; and
 - vii) The extent that telecommunications infrastructure can accommodate for co-location of facilities.
- b) Written descriptions, reports and/or statements that detail the following:
 - i) Detail of the subject land on which the telecommunications infrastructure is proposed, including:
 - The physical characteristics of the subject land;
 - The current use of the subject land; and
 - The location of existing (or proposed) access onto and through the subject land.
 - ii) A report demonstrating compliance with the Australian Communications and Media Authority industry codes for mobile phone base station deployment;
 - iii) A schedule of materials and colours of the proposed development (including any on-ground infrastructure such as equipment shelters);
 - iv) Any known intentions to expand or modify the development in the future;
 - v) Screening, fencing and lighting proposed in conjunction with the subject development;
 - vi) Existing vegetation to be removed and any proposals for landscaping and/or restoration of any disturbed land;
 - vii) Any significant environmental constraints on the subject land; and, where relevant, commitments stating how these constraints will be managed to prevent an unacceptable impact on the environment;
 - viii) A Bushfire Attack Level (BAL) Assessment and a Bushfire Management Plan as may be required to be submitted under State Planning Policy 3.7: Planning in Bushfire Prone Areas;

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- ix) Timing of works involved in establishing the facility and any arrangements for temporary access and/or changes to existing access facilities during the course of construction;
- x) A justification for how the proposed height of the telecommunications infrastructure is necessary to provide for appropriate network coverage in the area; and
- xi) What (if any) additional facilities are known by the applicant to be under consideration to meet projected future increases in demand.

The items listed above may also be supported by plans and/or graphic representation where applicable and appropriate.

- c) Any other supporting documentation should it be specifically requested by the City.

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POLICY TABLE

COLUMN A	COLUMN B	COLUMN C	COLUMN D
Item Reference	Deemed-to-Comply provisions acceptable without consultation	Variations to the Deemed-to-Comply provisions that may be considered subject to consultation (pursuant to Section 3 of the General Policy Provisions)	Unacceptable Standards (unless otherwise stated, if any one of the following standards are met or exceeded, the application will be refused)
<u>Location</u>			
L1	The applicant has demonstrated that the proposed telecommunications infrastructure addresses an existing lack of coverage or service availability in the locality.	The applicant demonstrates that the proposed telecommunications infrastructure addresses a forecasted lack of coverage or service availability in the locality.	An application that does not satisfy the standards set out in Column B or Column C.
L2	Proposed telecommunications infrastructure is not located on a lot where an adjoining lot is zoned 'Residential', 'Mixed Use', 'Special Rural', 'Rural Community', 'Landscape Enhancement' or 'Special Residential'.	Telecommunications infrastructure proposed on a lot where an adjoining lot is zoned 'Residential', 'Mixed Use', 'Special Rural', 'Rural Community', 'Landscape Enhancement' or 'Special Residential'.	Note: There are no unacceptable standards.
L3	Proposed telecommunications infrastructure situated in the 'Business', 'Commercial', 'Civic and Cultural', 'Service Industrial' or 'General Industrial' zone should be located away from street boundaries, and behind any buildings that exist on the same land.	Proposed telecommunications infrastructure that does not or cannot satisfy the requirements prescribed in Column B.	Note: There are no unacceptable standards.

Planning and Sustainability
Local Planning Policy 2.5: Telecommunications Infrastructure



COLUMN A	COLUMN B	COLUMN C	COLUMN D
Item Reference	Deemed-to-Comply provisions acceptable without consultation	Variations to the Deemed-to-Comply provisions that may be considered subject to consultation (pursuant to Section 3 of the General Policy Provisions)	Unacceptable Standards (unless otherwise stated, if any one of the following standards are met or exceeded, the application will be refused)
Design			
D1	The applicant demonstrates that the proposed telecommunications infrastructure is confined to a height and dimension that balances the need to provide for appropriate network coverage for the surrounding area, whilst minimising loss of amenity in the locality.	In the City's opinion, the applicant cannot adequately demonstrate that the proposed telecommunication infrastructure is at a height and dimension that would not result in a loss of amenity in the locality.	Note: There are no unacceptable standards.
D2	The applicant demonstrates that the telecommunications infrastructure is: <ul style="list-style-type: none"> Located where it will not be prominently visible from significant viewing locations such as scenic routes, lookouts and recreation sites; Located to avoid detracting from a significant view of a landmark, streetscape, vista or panorama whether viewed from public or private land; and Not located on sites where environmental, cultural heritage, social and visual landscape values may be compromised. 	The proposed telecommunications infrastructure does not or cannot satisfy the requirements prescribed in Column B.	Note: There are no unacceptable standards.

Planning and Sustainability
Local Planning Policy 2.5: Telecommunications Infrastructure



COLUMN A	COLUMN B	COLUMN C	COLUMN D
Item Reference	Deemed-to-Comply provisions acceptable without consultation	Variations to the Deemed-to-Comply provisions that may be considered subject to consultation (pursuant to Section 3 of the General Policy Provisions)	Unacceptable Standards (unless otherwise stated, if any one of the following standards are met or exceeded, the application will be refused)
D3	The applicant demonstrates that the proposal for telecommunications infrastructure can enable the co-location of at least two (2) separate telecommunication carriers on the subject site.	The applicant demonstrates that co-location would detract from the amenity of the surrounding area to the extent that co-location is not beneficial or practical.	An application that does not satisfy the standards set out in Column B or Column C.
D4	Telecommunications infrastructure (including any 'on-ground' facilities provided) is finished with non-reflective material in a neutral colour to minimise visual intrusion.	No alternative standard will be supported.	An application that does not satisfy the standards set out in Column B.
D5	The base of any monopole or lattice tower as well as any associated equipment shelters is screened from view from the public domain and adjoining properties by mature vegetation or other suitable screening or landscaping to the satisfaction of the City.	Screening of the base of the monopole, base of the lattice tower and/or the associated equipment shelter is not (or cannot be) provided as required under Column B.	Note: There are no unacceptable standards.



Owner	Planning and Sustainability
Implementation	13 September 2022
Next Review	13 September 2026

PART 1 – POLICY OPERATION

Policy Development

This policy is prepared under the provisions of Part 2, Division 2 of the deemed provisions for local planning schemes, contained in Schedule 2 of the *Planning and Development (Local Planning Schemes) Regulations 2015*.

Objectives

The objectives of this Policy are to:

- 1. Ensure the effective management of macro-fauna by landowners and/or developers of land proposed for urban development; and
- 2. Avoid the unwanted impacts of displaced macro-fauna due to habitat disturbance.

For the purpose of this Policy, ‘fauna’ and ‘macro-fauna’ relates specifically to kangaroos and emus.

All other fauna are covered by the existing requirements for preparation of a Vegetation and Fauna Management Plan (FVMP), or equivalent, in accordance with clause 4.24 of District Planning Scheme No. 2.

Related Documents

Environmental Management Plan Guidelines – These guidelines provide specific detail relating to all types of environmental management plans.

PART 2 – POLICY PROVISIONS

1. Principles of Fauna Management

- 1.1 The protection and management of all fauna located on a development site is the responsibility of the owner of the land and not the community, the City of Wanneroo, or the Department of Biodiversity, Conservation and Attractions (DBCA);
- 1.2 Fauna shall be managed in a proactive manner by the developer or land owner prior to the removal of vegetation or disturbance of habitat;
- 1.3 No fauna should be allowed to remain unmanaged within a developed area;



- 1.4 'Directional clearing' (referring to the method of land clearing in a predetermined direction so that fauna moves away from the site) in order to displace fauna populations into surrounding habitat will not be an accepted method of fauna management; and
- 1.5 Fauna shall be managed in a humane manner at all times and in accordance with all relevant animal welfare legislation, including post relocation. Costs associated with the appropriate and humane management of fauna are considered to be a normal cost of development borne by the developer.

2. Requirements for Fauna Management

- 2.1 In accordance with clause 4.24 of District Planning Scheme No. 2, a 'Vegetation and Fauna Management Plan' (VFMP) should be prepared in accordance with the City of Wanneroo Environmental Management Plan Guidelines to support Structure Plans, subdivision applications or development applications for bulk earthworks. A VFMP should address the key principles of fauna management set out in Part 1 of this policy and include any of the fauna management measures listed in provision 2.2;
- 2.2 Prior to any disturbance or clearing of existing native vegetation/natural wildlife habitat and/or approvals given to commence modification of a site, the following measures will be required to be undertaken by a suitably qualified expert on behalf of the landholders/landowners:
 - 2.2.1 Survey the fauna (type and number) contained on the site/property intended to be cleared and developed, and document appropriately, including potential impacts to fauna and how those impacts will be avoided or minimised.
 - 2.2.2 Install kangaroo and emu proof fencing to the satisfaction of the City of Wanneroo prior to the disturbance of existing habitat where macro-fauna is known to be present. Fencing needs to encompass the entire perimeter of the land holding that is intended to be disturbed and needs to be in place for the duration of site works across all stages of development.
 - 2.2.3 Fencing will include signage at intervals of 75 meters or intervals as required by the City to direct any enquiries to the developer/landowner and the DBCA.
 - 2.2.4 Consideration of all available options for effective and humane fauna management must be demonstrated. If the satisfactory relocation of the fauna is not possible, the advice of the DBCA and experienced wildlife management practitioners should be undertaken to develop alternative options for management.
 - 2.2.5 If required, obtain relevant authorisation for the management of fauna from the DBCA.
 - 2.2.6 Undertake the management program in accordance with applicable permits or license on advice from the DBCA.

Planning and Sustainability
Local Planning Policy 3.3
Fauna Management



- 2.3 Fauna management is to occur as early as possible in the planning and development stages before any development or clearing takes place. It should not be delayed to the final development stages. Containment fencing (as per Section 2.2.2) should therefore be installed early and within a maximum of three weeks of the fencing being installed or longer period as agreed to by the City through the Fauna Management Plan approval process, the fauna need to be removed in accordance with the approved Fauna Management Plan.
- 2.4 The standard monitoring period for a site that is subject to fauna management will be 3 years, unless otherwise agreed by the City. At the time of handover of a site to the City, this monitoring period may require extension until such time as fauna is adequately managed in accordance with the approved VFMP.



Owner	Planning and Sustainability
Implementation	13 September 2022
Next Review	13 September 2026

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Related Documents

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PART 2 – POLICY PROVISIONS

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 - 2.2.2 Install kangaroo and emu proof fencing to the satisfaction of the City of Wanneroo prior to the disturbance of existing habitat where macro-fauna is known to be present. Fencing needs to encompass the entire perimeter of the land holding that is intended to be disturbed and needs to be in place for the duration of site works across all stages of development.
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 - 2.2.4 Consideration of all available options for effective and humane fauna management must be demonstrated. If the satisfactory relocation of the fauna is not possible, the advice of the DBCA and experienced wildlife management practitioners should be undertaken to develop alternative options for management.
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Planning and Sustainability
Local Planning Policy 3.3
Fauna Management



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Planning and Sustainability
Local Planning Policy 3.8:
Marmion Avenue Arterial Road Access



AUTHORISATION 16 October 2018 PS02-10/18

REVIEW 16 October 2022

PART 1 – POLICY OPERATION

Policy Development

This Policy has been prepared under the provisions of Clause 3 of the deemed provisions of the City of Wanneroo District Planning Scheme No. 2.

Application and Purpose

This Policy prescribes acceptable standards for the type and location of vehicular access points, provisional standards for cycling infrastructure, and operational procedures for all new planning proposals including:

- structure plans and structure plan amendments;
- detailed area plans;
- applications for planning approval; and
- subdivision applications.

The area to which this Policy applies is bordered by, and inclusive of, Toreopango Avenue to the north, the proposed Mitchell Freeway to the east, Kingsbridge Boulevard to the south, and Marmion Avenue to the west. This area is represented graphically in **Figure 1**.

In the event of any inconsistency between the provisions of this Policy and:

- an agreed structure plan; or
- an application for planning approval that accords with an agreed structure plan; or
- a subdivision application that accords with an agreed structure plan;

then the provisions of that structure plan shall prevail, but only to the extent of that inconsistency.

Objectives

The objectives of this Policy are to:

1. Recognise Marmion Avenue is a major north-south transport route serving the north west corridor, but accept it is a lower classification road than the proposed Mitchell Freeway, which will run parallel, approximately two kilometres to the east;
2. Facilitate adequate pedestrian and bicycle movement (within the road reservation) along and across Marmion Avenue;
3. Strike a balance between the safe movement and flow of traffic on Marmion Avenue and the need for traffic to enter, leave and cross Marmion Avenue; and
4. Create sufficient access opportunities to activity centres, which include crossing points for all modes of transport (including pedestrians) and safe access for vehicles accessing the centres.

Planning and Sustainability
Local Planning Policy 3.8:
Marmion Avenue Arterial Road Access



Structure

This Policy consists of three parts:

Part 1 – Policy Operation: This includes the Policy context and objectives.

Part 2 – Policy Provisions: Sets out Policy provisions for:

- Property access;
- Road design requirements;
- Cycle paths;
- Operating speeds and junction spacing; and
- Seeking amendments to the Policy.

Part 3 – Figure 1: A spatial plan that graphically reflects the following:

- The Policy application area
- Road hierarchy and rail network
- Key vehicular access points
- Ultimate target operating speed zones
- Centre locations

PART 2 – POLICY PROVISIONS

1. No direct property access will be permitted to the Integrator Arterial roads (A) & (B) – depicted in **Figure 1** between Marmion Avenue and the proposed Mitchell Freeway – except where the access meets the requirements of this Policy and is for one of the following:
 - a) For the purposes of super lots; or
 - b) Where a commercial development creates rationalised access with the public road with an easement in gross granting reciprocal rights of access.
2. In the event of any inconsistency between the provisions of this Policy and either, relevant Main Roads WA (MRWA) Guidelines, the Austroads Guide to Road Design or Liveable Neighbourhoods then the provision of those documents shall prevail over the conflicting provision of this Policy but only to the extent of any inconsistency.
3. A safe network of pedestrian and bicycle crossing points will be provided to link communities across major roads and provide safe access to activity centres. Major pedestrian crossing points will generally be provided under traffic signal control, but grade separated crossings will also be considered where the geometry is supportive and traffic signals are considered to be inappropriate.

Planning and Sustainability
Local Planning Policy 3.8:
Marmion Avenue Arterial Road Access



4. Clearly defined cycle paths, at the widths specified below, are required for both sides of the following roads in the applicable area. Acceptable designs will include:
- On-road cycle lanes and physically separated shared paths; or
 - Physically separated dedicated cycle paths and pedestrian paths.

Table 1: Cycle Path Location and Minimum Widths

Road Type	On-road Cycle Lane	Physically Separated Dedicated Cycle Path	Physically Separated Dual Use Path	Pedestrian Path
Integrator Arterial (A)	2.5 m	2.0 m	2.1 m	1.5 m
Integrator Arterial (B) and Neighbourhood Connector (A)	1.5 m	1.5 m		

5. Ultimate target operating speed and minimum junction spacing are specified in **Table 2** for Marmion Avenue and Integrator Arterial (A) and (B) roads, both;
- Within Town Centre Zones; and
 - Roads outside of Town Centre Zones.

Table 2: Ultimate Target Operating Speeds and Minimum Junction Spacing

Roads within Town Centre Zones		
Affected Road	Ultimate Target Operating Speed*	Minimum Junction Spacing**
Marmion Avenue	60 km/h	Major: 350 m Minor: 165 m
Other Integrator (A) Roads	60 km/h	Spacing according to Table 5 of Liveable Neighbourhoods
Integrator (B) Roads	60 km/h	
Roads outside of Town Centre Zones		
Affected Road	Ultimate Target Operating Speed*	Minimum Junction Spacing**
Marmion Avenue	80 km/h	Major: 1 km Minor: 500 m
Other Integrator (A) Roads	70 km/h	Spacing according to Table 5 of Liveable Neighbourhoods
Integrator (B) Roads	60 km/h	

*Ultimate target operating speeds are a forecasted requirement only. Future urban growth will dictate whether these speeds are needed or if they require review. Until then, interim speeds will be in effect. Existing roads already have these interim speeds applied by Main Roads WA policy. Future roads' interim speed zoning will be decided by Main Roads WA when required.

Planning and Sustainability
Local Planning Policy 3.8:
Marmion Avenue Arterial Road Access



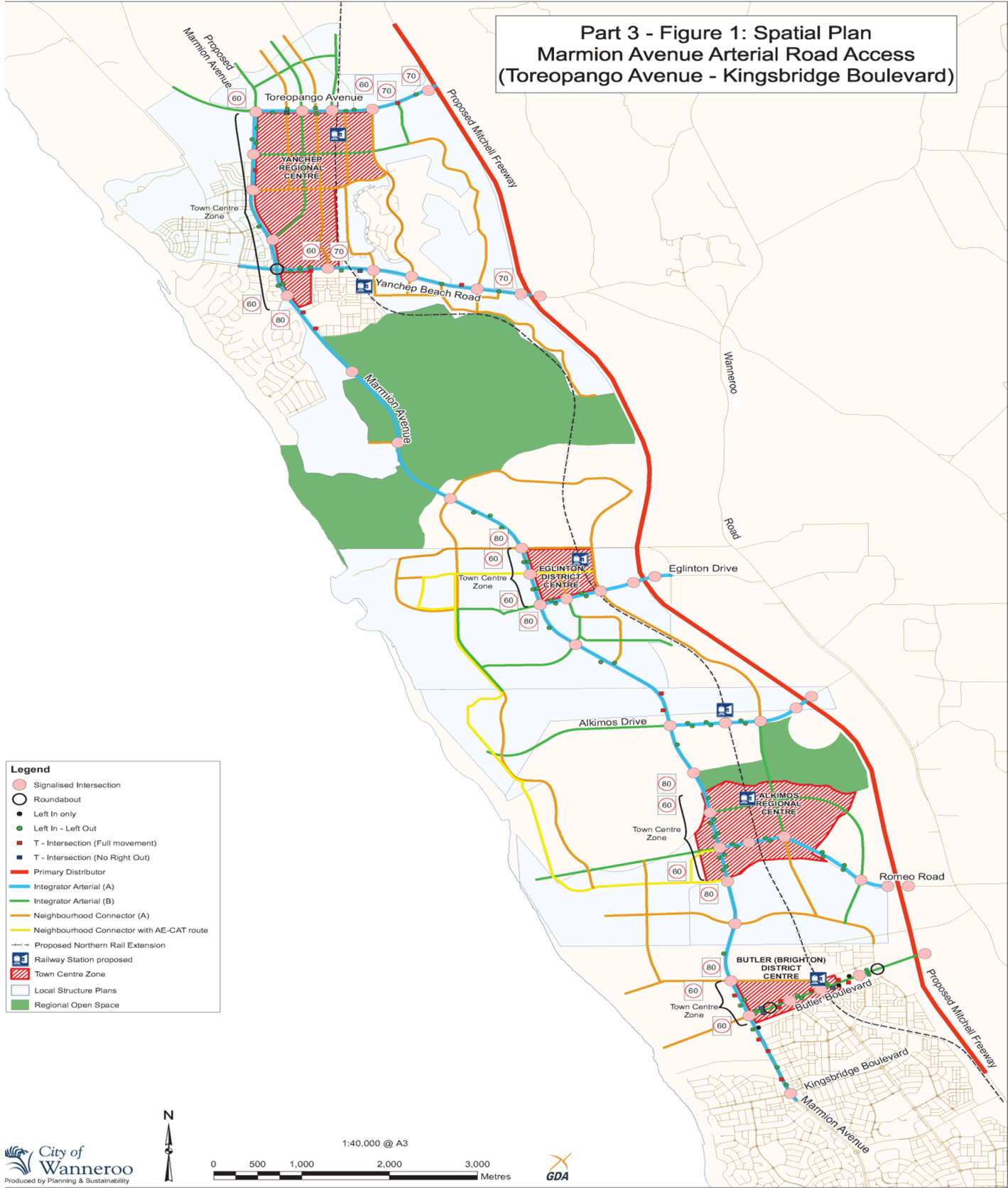
**For Marmion Avenue only, 'Major' junctions involve more than two intersecting roads and are controlled by either signals or a roundabout. 'Minor' junctions are T intersections that involve two intersecting roads, controlled by either a 'Stop' or 'Give Way' sign. Within Town Centre Zones, the City may allow right turn manoeuvres. Outside of Town Centre Zones, only left-in left-out intersections will be accepted.

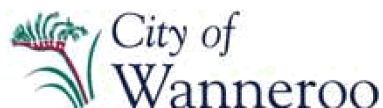
6. Where applications are made to Council seeking to depart from the intersection location, design or any other provision of this Policy, an application must first be made to seek an amendment of this Policy. The application must be supported by a Traffic Assessment, which needs to;
- be undertaken by a sufficiently qualified and experienced traffic engineer;
 - clearly justify the necessity of the amendment including how it will benefit the road network and address the effect on traffic flow and safety; and
 - be approved by the City of Wanneroo in consultation with MRWA.

Planning and Sustainability

Local Planning Policy 3.8:

Marmion Avenue Arterial Road Access





Policy Manual

Tree Preservation Policy

Policy Owner:	Planning and Development
Distribution:	All Employees
Implementation:	01 July 2004
Reviewed:	01 July 2006. Reviewed 8 August 2006 (GS01-08/06).
Next Review:	July 2008

Objective

To provide a mechanism to protect significant trees of the City within the following specified areas:

- vacant land and bushland which will be subject to future development; and
- existing and proposed public open space reserves.

This Policy does not apply to existing developed private property, however the City will promote the *principles* of the Policy when considering future development which may affect significant individual trees located within existing developed areas of the district, as well as all publicly-owned land.

Statement

The City of Wanneroo, being an outer Metropolitan local authority, is characterised by its remnant native vegetation, its pockets of large native trees, and in some areas, its semi-rural nature.

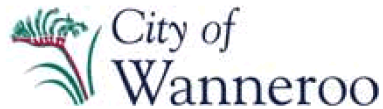
The City considers the trees within the district to be a major community resource, and part of its local heritage. It is common for trees to add value to property, and to contribute significantly to the amenity of the City. Trees also provide shade and shelter from winds, provide habitat for wildlife, reduce the likelihood of soil erosion and salinity, and filter dust and traffic noise. The value of trees to the community is therefore multi-faceted.

The loss of trees is becoming an increasing community concern, and the City has noted that wide-spread clearing of trees is a common practice. This is most noticeable on larger landholdings being prepared for subdivision and development.

There are increasing expectations from the community that the City will preserve and enhance the amenity of their localities by addressing this issue.

This Policy may be considered by the City, along with other matters, when it considers applications for:

- (i) proposed Structure Plans;
- (ii) the subdivision of land referred to the City by the Western Australian Planning Commission (WAPC); and



Policy Manual

- (iii) planning approval involving major earthworks.

While all applications for (i), (ii) and (iii) above will be tested against the Policy as a matter of course, the Policy is aimed principally at the orderly and proper subdivision and development of larger bushland sites, and publicly owned land, containing endemic or local native trees.

Circumstances Under Which This Policy Shall Be Applied:

The City expects that every endeavour will be made in the course of assessing applications (including structure plans, subdivisions and applications for planning approval) to save and protect significant individual trees and groups of trees.

Structure Plans, Subdivision and Planning Approval

Subdivision design shall carefully locate future public open space areas to accommodate significant groups of trees. *Wherever possible and practicable*, significant individual trees shall be preserved on private lots and retained appropriately within proposed road reserves, public open space reserves and within car parks.

In applying the policy, the City shall not require subdividers to provide public open space areas greater than the 8 or 10 percent requirement under WAPC subdivision policies, however there will be an opportunity for negotiated outcomes in specific cases.

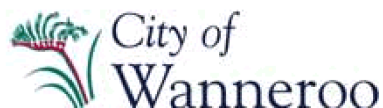
Any application for planning approval involving major earthworks or proposed new structure plan involving any bushland or any uncleared land shall include as an integral part of the supporting information a suitably scaled, accurate site plan and/or aerial photograph showing the location of all trees, and highlighting significant trees and groups of trees, and the reasons for that classification.

The City recognises that the WAPC is the decision making authority for subdivisions and will encourage the WAPC to require that the location of significant trees on subdivision plans is similarly marked.

Where necessary, the City will recommend to the WAPC the imposition of appropriate conditions on subdivision applications to ensure adherence to the provisions of this Policy occurs.

Public Open Space Reserves

Wherever possible and practicable, the City of Wanneroo will protect existing significant individual trees and groups of trees located on public open space reserves. Any necessary development on open space reserves (for public buildings, infrastructure, etc.) will be located and designed in such a way as to ensure that the loss of significant trees will be minimised. In the event that significant tree loss is unavoidable, the City shall plant suitable replacement trees (preferably local native species) in sufficient quantities and in appropriate locations to compensate for any losses.



Policy Manual

Replacement of Trees

The removal of significant trees shall be regarded as a last resort and only undertaken after all other options have been considered and rejected as impractical. "Expedience" shall not be considered as sufficient grounds for removing a significant tree or group of trees.

It is recognised that space for trees within the City will diminish as urban development occurs, and as residential densities increase. Therefore, where approval is given under this Policy for a tree or trees to be removed, the City may require a suitable replacement endemic tree or trees to be planted elsewhere on a site.

Recording

Significant trees identified as a result of application of this policy will be recorded on the City's property information system.

Definitions:

Significant: The City may at its discretion deem that a tree or group of trees is "significant" on any of the following grounds:

- i) age and condition;
- ii) height;
- iii) spread;
- iv) girth;
- v) species, whether rare and endangered or not;
- vi) historical association;
- vii) habitat value;
- viii) landscape amenity value;
- ix) by the request of the relevant landowner;

Responsibility for Implementation

Chief Executive Officer, all Directors and Managers

Local Planning Policy 4.9: Subdivision of Rural Zoned Land

Planning and Sustainability

Local Planning Policy Framework



AUTHORISATION

16 October 2018 PS02-10/18

REVIEW

16 October 2022

Objective

To ensure any subdivision of land in the General Rural or Rural Resource Zones accommodates and/or protects agricultural, horticultural, animal husbandry and basic raw material priority / key extraction areas.

Statement

PREAMBLE

In considering applications for the subdivision of General Rural and Rural Resource zoned land, Council shall have regard to the following provisions. Council's policy on the subdivision of General Rural and Rural Resource zoned land does not preclude the creation of Special Rural Zones and Rural Community Zones within its area of application. However, all proposals for the creation of such Zones need to be progressed in accordance with normal town planning scheme amendment processes.

POLICY PROVISIONS

- 1) In lands south of Neaves Road which are zoned General Rural and Rural Resource under DPS2 and Rural under the Metropolitan Region Scheme (MRS) and are not designated as Potential Urban or Employment Purposes under the East Wanneroo Structure Plan (January 2011), Council shall only support subdivision where each lot yielded by the proposed subdivision contains a minimum area of four (4) hectares, except for the General Rural zoned land on Gngangara Road, Gngangara which is identified by the Gngangara Land Use and Water Management Strategy (GLUWMS) for Water Catchment Reservation under the MRS, where no further subdivision shall be supported.
- 2) Subject to Provision 8. of this policy, in lands north of Flynn Drive which are zoned Rural Resource under DPS2 (subject to modifications to be sought arising from Council's Interim Local Rural Strategy), Council shall only support subdivision where each lot yielded by the proposed subdivision contains a minimum area of twenty (20) hectares, except in special cases where it can be shown to Council's satisfaction that a lot size smaller than twenty (20) hectares would not undermine the Rural Resource Zone objectives. But in any case, lots of less than eight (8) hectares shall not be supported.
- 3) In General Rural zoned lands situated west of the lands zoned Rural Resource under DPS2 as referred to in 2. above, and east of Wanneroo Road, and including the General Rural zoned lands situated between Wanneroo Road and Lake Neerabup Parks and Recreation Reserve and also including the General Rural zoned lands situated on the south-eastern corner of Wanneroo Road and the Flynn Drive Regional Road Reserve, Council shall only support subdivision where:

Local Planning Policy 4.9: Subdivision of Rural Zoned Land
Planning and Sustainability
Local Planning Policy Framework



- a) each lot yielded by the proposed subdivision contains a minimum area of four (4) hectares, and
 - b) the proposed subdivision is considered consistent with the Landscape Enhancement and Caves and Karstic Areas policies contained in Council's Interim Local Rural Strategy (see 12. and 14. below).
- 4) In General Rural zoned lands west of Wanneroo Road and situated between Romeo Road and Yanchep National Park, Council shall only support subdivision where each lot yielded by the proposed subdivision contains a minimum area of twenty (20) hectares, except in the Spearwood sand unit of the Spearwood Dune system as defined in CSIRO Land Resources Management Series No. 5 ('Landform and Soil of the Perth Metropolitan North West Corridor' by W M McArthur and G M Bartle) and as shown on the Subdivision of Rural Zoned Land Policy Plan No. 2, where each lot yielded by the proposed subdivision shall contain a minimum area of four (4) hectares.
- 5) In General Rural zoned lands which are identified by the Gngangara Land Use and Water Management Strategy (GLUWMS) for Water Catchment Reservation under the MRS, Council shall not support any further subdivision.
- 6) In the General Rural zoned lands bounded by Pinjar Road, Ziatius Road and Spence Road, Pinjar, Council shall only support subdivision where each lot yielded by the proposed subdivision contains a minimum area of twenty (20) hectares.
- 7) In the General Rural zoned lands bounded by Spence Road, Pinjar Road, Ziatius Road, State Forest 65 and the southern boundary of the land identified by GLUWMS for Water Catchment Reservation under the MRS, Council may support a minimum lot size of 15-20 hectares subject to appropriate land management controls under DPS2 being in place to protect the groundwater resource and the environmental quality of the land as required by the Environmental Protection Authority's Position Statement contained in the EPA Bulletin No. 728, except for land which is proposed for reservation under any amendment to the MRS, where no further subdivision shall be supported.
- 8) Limestone Resource Areas

Every effort shall be made to ensure the continued availability for extraction of the limestone resources within General Rural and Rural Resource zoned land. Subdivision shall not be supported in areas defined by Council as containing important limestone resources (shown as Limestone Resource Areas on the Subdivision of Rural Zoned Land Policy Plan No. 2) if the subdivision is considered likely to lead to the unavailability of the limestone resource for extraction.
- 9) Flood Secure Building and Vehicle Access Ways
 - a) In all General Rural and Rural Resource zoned areas, Council shall support subdivision only where each lot yielded by the proposed subdivision contains a flood secure area (to accommodate dwellings and other structures) of a minimum of one thousand (1,000) square metres (m²), and an access way to the flood secure area, at a Reduced Level (RL) to Australian Height Datum (AHD) specified by Council.

Local Planning Policy 4.9: Subdivision of Rural Zoned Land
Planning and Sustainability
Local Planning Policy Framework



- b) Within the 4 ha minimum lot size policy areas, flood secure areas and access ways shall be naturally occurring as a result of natural topographic elevation.
- c) Within the 8-20 ha minimum lot size policy area, flood secure areas and access ways may be naturally occurring as a result of natural topographic elevation, but may also be created by the placement of clean filling material if naturally occurring flood secure area and/or access way does not exist.

10) Wetland Protection

For applications for subdivision within or adjacent to, or which drain into, the area boundaries as defined for the wetlands which comprise System 6 Area M8 (and as shown on the Subdivision of Rural Zoned Land Policy Plan No. 2), Council shall request the Western Australian Planning Commission to refer such applications to the Department of Environmental Protection for assessment.

11) Bushland Protection

- a) Council shall request the Western Australian Planning Commission to impose appropriate conditions of subdivision on all development which could impact on vegetation.
- b) Council shall not support subdivision of any rural area identified as being a linkage corridor between protected bushland complexes unless it can be demonstrated to the satisfaction of the Council and the Department of Environmental Protection that the proposal minimises disruption to ecological linkage corridors.

12) Scenic Drives

The following roads which are designated 'Scenic Drives' under the Interim Local Rural Strategy are to be the subject of special consideration in respect to subdivision proposals which are received for land near to them. The basic aim shall be to protect and enhance the rural landscape character of land which is readily visible from those roads.

Designated Scenic Drives:

- a) Wanneroo Road north of Joondalup Drive
- b) Gibbs / Karoborup Road
- c) Lenore / Franklin / Rousset Road
- d) Bernard Road
- e) Pinjar Road (between Caporn Street and Clarkson Avenue)
- f) Neaves Road

13) Bushfire Protection

- a) Council shall recommend to the Western Australian Planning Commission that any rural subdivision adjacent to an area of conservation bushland has a

Local Planning Policy 4.9: Subdivision of Rural Zoned Land

Planning and Sustainability

Local Planning Policy Framework



frontage road between any development and the bushland, both as firebreak and fire-fighting vehicle access.

- b) Council shall take account of the principles contained in the publication “Planning for Better Bushfire Protection 1988” (and any subsequent update) in considering any application for subdivision approval.
- c) Where bushfires are a potential hazard, subdivision proposals should demonstrate, to the satisfaction of the Council, that proper bushfire protection measures will be implemented and maintained, including:
 - i) escape routes from bushfires;
 - ii) firebreaks or strategic firebreaks accessible to give fighting vehicles;
 - iii) water supplies for fire fighting;
 - iv) low fuel areas around dwelling homes having regard to local wind and topographical conditions;
 - v) fire resistant buildings (AS3959).

14) Caves and Karstic Areas

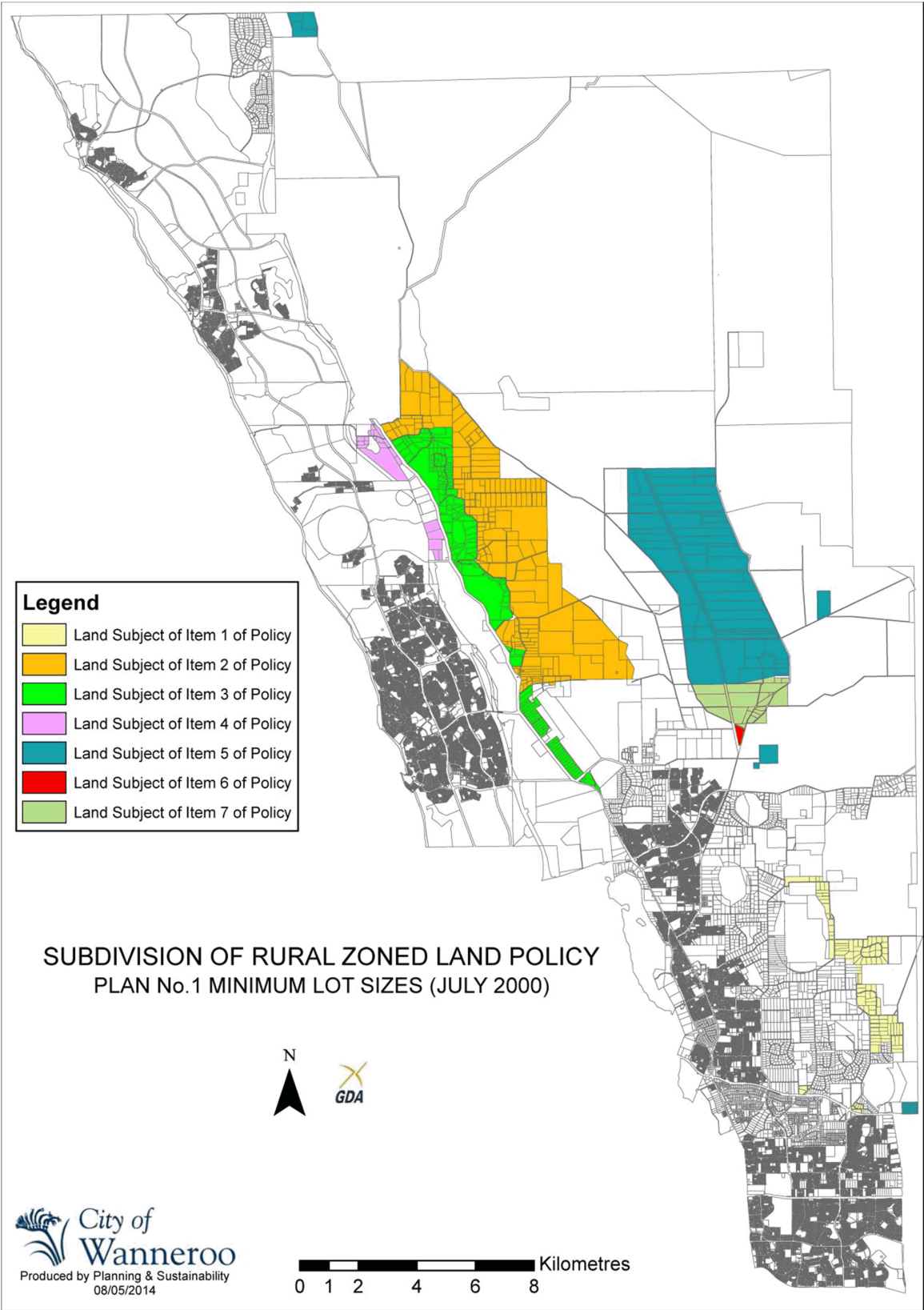
In the parts of Special Planning Policy Area No. 3 of the Interim Local Rural Strategy (as shown on the Subdivision of Rural Zoned Land Policy Plan No. 2) where caves are a high probability, the Council shall require that any application for subdivision must be supported by appropriate caves/karstic feature surveys and studies.

Policy Plans

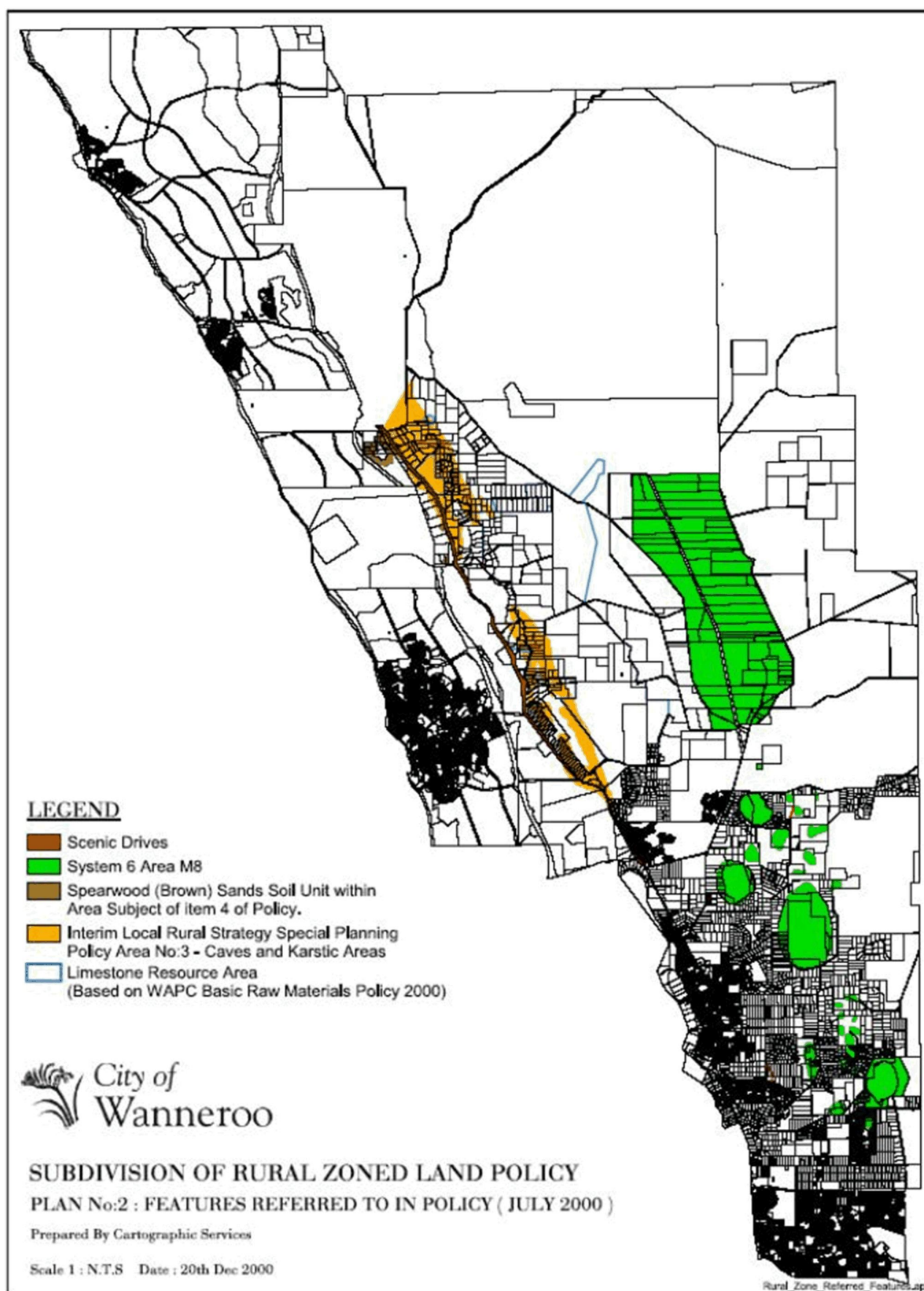
The various lands referred to in provisions 1. to 7. of this policy are shown on Subdivision of Rural Zoned Land Policy Plan No. 1. Provisions 4, 8, 10 and 14 refer to Policy Plan No. 2. These plans are available for viewing at Council’s administration offices.

Responsibility for Implementation

Manager Strategic Land Use Planning and Environment



Local Planning Policy 4.9: Subdivision of Rural Zoned Land
 Planning and Sustainability
 Local Planning Policy Framework



Local Planning Policy 4.17: State Administrative Tribunal

City of
Wanneroo

OWNER	Planning and Sustainability
REVIEW	16 October 2018 PS02-10/18
NEXT SCHEDULED REVIEW	16 October 2022

PART 1 – POLICY OPERATION

Policy Development

This policy is prepared under the provisions of Clause 3 of the deemed provisions of the City of Wanneroo District Planning Scheme No. 2 (DPS 2).

Purpose

The purpose of this Policy is to establish a transparent process when responding to the State Administrative Tribunal (SAT).

Application

The Policy applies when the SAT reviews a planning decisions made by the City under the Planning and Development Act 2005 by Council or by Administration under delegated authority.

Objective

The Policy seeks a balance in the use of financial resources, community involvement and level of impact on the operational activity of Administration in responding in a consistent, impartial and transparent manner to decisions and directions under review by the SAT.

Provision

Procedures set out in **Part 2** shall be applied to ensure consistency. Information has been included for clarity and ease of reference.



Local Planning Policy 4.17: State Administrative Tribunal**PART 2 – POLICY PROVISIONS****1. Engagement of Professional Services**

- 1.1 An independent planning consultant will be engaged to represent the City in SAT proceedings where a Council decision is significantly different and fundamentally reverses Administration's recommendation and the decision is at the heart of the reason for the SAT review. An independent planning consultant shall be selected on the merits of the individual matter based on the planning consultant's qualifications, knowledge or experience.
- 1.2 Professional legal services will be engaged to represent the City in any review unless the matter is a Class 1 review where the applicant elects that no party be legally represented. Legal representation shall be selected from the City's legal panel on the merits of the individual matter based on their qualifications, knowledge or experience unless otherwise determined by the City Lawyer.
- 1.3 Independent expert witnesses will be engaged in cases where it is necessary to refute the evidence of expert witnesses used by an applicant for use as evidence in proceedings or giving an opinion in a proceeding where skills are not available by a City Officer. Independent expert witnesses shall be selected on the merits of the individual matter based on their qualifications, knowledge or experience and shall not have any impartiality or pecuniary interest in the matter under review and are to be paid appropriate professional rates by the City.
- 1.4 Where an Officer of the City receives a subpoena to appear as a witness at the SAT, an Officer has an obligation to provide a professional opinion with respect to any decision that is the subject of review.

2. Notification and Involvement of Elected Members

- 2.1 Elected Members shall be provided with progress updates and notified of hearing dates of any review that was the subject of a Council decision as soon as practical.
- 2.2 Elected Members may attend public hearings of the SAT to observe proceedings.

3. Notification and involvement of community members

- 3.1 The City will advise all parties who made a submission on an application that is the subject of review in writing as soon as practical of the City receiving such advice and shall contain information regarding the reviewable decision, reference number and contact details of the SAT.
- 3.2 Submissions received during the course of an assessment process of an application that is subject to review form part of the City's evidence to the Tribunal.

Local Planning Policy 4.17: State Administrative Tribunal

- 3.3 A community member who made a submission on a proposal that subsequently becomes the subject of a SAT review will be invited to appear as a witness on the City's behalf only to provide evidence of factual matters relevant to an issue arising in the proceeding that cannot be provided by a City Officer.
- 3.4 Community members who are called to appear as a witness on the City's behalf before the SAT will be provided with assistance from the City in preparing their witness statements. The City will not pay a witness fee, but will reimburse essential out of pocket expenses of appearing before the SAT.
- 3.5 The City will advise the community members who made a submission that they may also make an application to the Tribunal to:
 - (a) Seek leave to intervene in the matter under s37(3) of the State Administrative Tribunal Act, 2004; or
 - (b) Make a submission independent of the Council on the matter under s242 of the Planning and Development Act, 2005.

The City will not object to an application by a community member to make a submission to the SAT or intervene in a review, unless the submission or the intervention is inconsistent with an established position of the City.

4. Mediation

- 4.1 The City will agree to participate in mediation where this is proposed by the SAT. Discussions held as part of mediation are conducted on a without prejudice basis and the content of this discussion shall not be used in a subsequent hearing. A third party may only be present during a mediation session by invitation from the SAT.
- 4.2 Where a matter is referred to mediation, the City's Officers / representatives shall:
 - (a) Participate constructively in the mediation in order to attempt to reach a mediated solution, whilst giving due regard to any particular issues or concerns raised in making the decision under review;
 - (b) Not agree to any solution at the mediation beyond any delegated power; and
 - (c) Present any potential solutions, implications, results, process and position arising out of the mediation for any review that was the subject of a Council decision back to Council.
- 4.3 The City's representative will seek sufficient time to allow advertising of an amended proposal which was originally advertised as part of a Request for Reconsideration under Section 31 of the SAT Act 2004. Where the SAT allows sufficient time for advertising, the City will advertise the amended proposal to

Local Planning Policy 4.17: State Administrative Tribunal

those who made a submission on the original proposal and include any responses as part of a report for Reconsideration.

5. Adjournment of Proceedings

- 5.1 The City's representative may request or agree to an adjournment of the matter in cases where it is considered that operational needs of the City are not compromised except in cases of planning compliance where adjournment shall not be sought or agreed.

6. Appeals against Decisions of the SAT

- 6.1 The City shall not seek to further review a decision of the SAT except where following legal advice, it is considered that the SAT has made an error of law and/or the issue at stake has significant implications for the City and/or local government in general.

7. Costs

- 7.1 The City shall not seek an order relating to costs against an applicant, unless the applicant behaves in a dishonest, frivolous or vexatious manner in conducting the proceeding. In this case, the City will seek legal advice as to the reasonable chance of success if this avenue were pursued prior to making a decision to seek such an order.



PART 1 – POLICY OPERATION

Policy Development

Owner	Planning and Sustainability
Implementation	16 October 2018 13 September 2022
Next Review	16 October 2022 13 September 2026

This policy is prepared under the provisions of ~~Clause 3 of the deemed provisions of the City of Wanneroo District Planning Scheme No. 2 (DPS 2)~~ Part 2, Division 2 of the deemed provisions for local planning schemes, contained in Schedule 2 of the *Planning and Development (Local Planning Schemes) Regulations 2015*.

Purpose

The purpose of this Policy is to establish a transparent process when responding to the State Administrative Tribunal (SAT).

Application

The Policy applies when the SAT reviews a planning decisions made ~~or informed~~ by the City (either by Council or Administration under delegated authority) ~~under the Planning and Development Act 2005 by Council or by Administration under delegated authority~~. The principles contained in this policy could also guide the City in dealing with proceedings in other courts and tribunals where planning considerations are being made.

Objective

~~The Policy seeks a balance in the use of financial resources, community involvement and level of impact on the operational activity of Administration in responding in a consistent, impartial and transparent manner to decisions and directions under review by the SAT.~~

When a planning decision is under review at the SAT, this Policy seeks for the City to:

1. Balance the use of financial resources, community involvement and level of impact on the City’s administrative operations; and
2. Respond in a consistent, impartial and transparent manner to decisions and directions of the SAT.

Provision

Procedures set out in **Part 2** shall be applied to ensure consistency. Information has been included for clarity and ease of reference.

PART 2 – POLICY PROVISIONS

1. Engagement of Professional Services

- 1.1 An independent planning consultant will be engaged to represent the City in SAT proceedings where a Council decision is significantly different and fundamentally reverses Administration's recommendation – and the decision is at the heart of the reason for the SAT review. An independent planning consultant shall be selected on the merits of the individual matter based on the planning consultant's qualifications, knowledge ~~or~~ and experience.
- 1.2 Professional legal services ~~will~~ ~~may~~ be engaged to represent the City ~~in any review unless the matter is a Class 1 review~~ where the applicant elects ~~that no party~~ to be legally represented. Legal representation ~~shall~~ ~~should~~ be selected from either ~~from the City's internal legal staff or~~ the City's legal panel. ~~on the merits of the individual matter based on their qualifications, knowledge or experience unless otherwise determined by the City Lawyer.~~
- 1.3 Independent expert witnesses will be engaged ~~in cases~~ by the City to:
 - (a) ~~where it is necessary to~~ ~~r~~Refute the evidence of expert witnesses used by an applicant ~~for use as evidence in proceedings; and/or~~
 - (b) ~~giving~~ Give an expert opinion ~~in a proceeding where skills are not available by~~ on matters ~~that are not within a~~ City Officer ~~skillsets.~~
- 1.4 Independent expert witnesses:
 - (a) ~~shall~~ ~~Should~~ be selected on the merits of the individual matter based on their qualifications, knowledge ~~or~~ ~~and~~ experience; ~~and shall~~
 - (b) ~~Should~~ not have any impartiality or pecuniary interest in the matter under review; and
 - (c) ~~a~~Are to be paid appropriate professional rates by the City.
- ~~1.4~~1.5 Where an Officer of the City receives a subpoena to appear as a witness at the SAT, an Officer has an obligation to provide a professional opinion with respect to any decision that is the subject of review.

2. Notification and Involvement of ~~Elected~~ Council Members

- 2.1 The City's Administration is to provide ~~Elected~~ Council Members ~~shall be provided~~ with progress updates, ~~and notified of~~ as well as mediation and hearing dates ~~of relating to~~ any SAT review ~~that was the subject of a Council decision~~ as soon as practica~~l~~able.

- 2.2 ~~Elected Council~~ Members may attend public hearings of the SAT to observe proceedings.

3. Notification and involvement of community members

- 3.1 The City will advise all ~~parties who made a submission on an~~ submitters of a proposal, should a respective decision of the City be subject to an application for review at the SAT. In providing such advice, the City will provide ~~application that is the subject of review in writing as soon as practical of the City receiving such advice and shall contain~~ information regarding the reviewable decision, reference numbers and contact details of the SAT.

- ~~3.2 Submissions received during the course of an assessment process of an application that is subject to review form part of the City's evidence to the Tribunal.~~

- 3.52 The City will advise ~~the community members who made a submission~~ submitters of planning proposals subject to a SAT review that they may also make an application to the ~~Tribunal~~ SAT to:

- (a) Seek leave to intervene in the matter under s37(3) of the *State Administrative Tribunal Act 2004*; or
- (b) Make a submission independent of the Council on the matter under s242 of the *Planning and Development Act 2005*.

The City will not object to an application by a community member to make a submission to the SAT or intervene in a review, unless the submission or the intervention is inconsistent with an established position of the City.

- 3.3 ~~A community member who made a submission on a proposal that subsequently becomes the subject of a SAT review will be invited to appear as a witness on the City's behalf only to provide evidence of factual matters relevant to an issue arising in the proceeding that cannot be provided by a City Officer.~~

The City may call on submitters and other interested community members to appear as witnesses to provide evidence on factual and relevant matters that cannot be provided by a City Officer.

- 3.4 ~~Community members who are called to appear as a witness~~ Community members appearing as witnesses before the SAT on the City's behalf ~~before the SAT~~ will be provided with assistance ~~from the City~~ in preparing their witness statements. The City will not pay a witness fee, but will reimburse essential and reasonable out of pocket expenses ~~of for witnesses~~ appearing before the SAT.

4. Mediation

- 4.1 The City will agree to participate in mediation where this is proposed by the SAT. Discussions held as part of mediation are conducted on a without prejudice basis ~~and the content of this discussion shall not be used in a subsequent hearing~~. A third party may only be present during a mediation session by invitation from the SAT.
- 4.2 Where a matter is referred to mediation, the City's Officers ~~/ or~~ representatives ~~shall~~ will:
- (a) Participate constructively ~~in the mediation~~ in order to attempt to reach a mediated solution, whilst giving due regard to any particular issues or concerns raised in making the decision under review;
 - (b) Not agree to any solution at the mediation beyond any delegated power; and
 - (c) Present ~~to Council~~ any potential solutions, implications, results, process and position arising out of the mediation ~~for of~~ any review ~~that was the subject of a Council decision back to Council~~.
- 4.3 ~~The City's representative will seek sufficient time to allow advertising of an amended proposal which was originally advertised as part of a Request for Reconsideration under Section 31 of the SAT Act 2004. Where the SAT allows sufficient time for advertising, the City will advertise the amended proposal to those who made a submission on the original proposal and include any responses as part of a report for Reconsideration.~~
If permitted by the SAT, potential mediated outcomes should be advertised prior to any formal consideration of the City under s31 of the *State Administrative Tribunal Act 2004*. Advertising should be carried out in a similar manner that the planning proposal was advertised.
- #### 5. Adjournment of Proceedings
- 5.1 The City's representative may request or agree to an adjournment of ~~the SAT matters in cases where it is considered that~~ ~~in instances where~~ operational needs of the City are not compromised ~~except in cases of planning compliance where adjournment shall not be sought or agreed~~.
- 5.2 Adjournments of SAT matters involving planning non-compliance should not be sought or agreed by the City.

6. Assistance to Other Planning Agencies

The City's officers may provide assistance the Western Australian Planning Commission or a Development Assessment Panel, where these agencies are respondents for SAT reviews pertaining to their planning decisions. Assistance offered by the City should be limited to matters correlating with the content of a referral response, Responsible Authority Report or any other advice prepared by City Officers.

6.7. Appeals against Decisions of the SAT

~~6.1~~ The City shall not seek to further review a decision of the SAT except where:
~~following legal advice;~~

(a) It is considered that the SAT has made an error of law; and/or

(b) The issue at stake has significant implications for the City and/or local government in general.

7.8. Costs

~~7.1~~ The City shall not seek an order relating to costs against an applicant, unless the applicant behaves in a dishonest, frivolous or vexatious manner in conducting the proceeding. In this case, the City will seek legal advice as to the reasonable chance of success if this avenue were pursued prior to making a decision to seek such an order.



Owner	Planning and Sustainability
Implementation	13 September 2022
Next Review	13 September 2026

PART 1 – POLICY OPERATION

Policy Development

This policy is prepared under the provisions of Part 2, Division 2 of the deemed provisions for local planning schemes, contained in Schedule 2 of the *Planning and Development (Local Planning Schemes) Regulations 2015*.

Purpose

The purpose of this Policy is to establish a transparent process when responding to the State Administrative Tribunal (SAT).

Application

The Policy applies when the SAT reviews a planning decision made or informed by the City (either by Council or Administration under delegated authority). The principles contained in this policy could also guide the City in dealing with proceedings in other courts and tribunals where planning considerations are being made.

Objective

When a planning decision is under review at the SAT, this Policy seeks for the City to:

1. Balance the use of financial resources, community involvement and level of impact on the City’s administrative operations; and
2. Respond in a consistent, impartial and transparent manner to decisions and directions of the SAT.

Provision

Procedures set out in **Part 2** shall be applied to ensure consistency. Information has been included for clarity and ease of reference.



PART 2 – POLICY PROVISIONS

1. Engagement of Professional Services

- 1.1 An independent planning consultant will be engaged to represent the City in SAT proceedings where a Council decision is significantly different and fundamentally reverses Administration's recommendation – and the decision is at the heart of the reason for the SAT review. An independent planning consultant shall be selected on the merits of the individual matter based on the planning consultant's qualifications, knowledge and experience.
- 1.2 Professional legal services may be engaged to represent the City where the applicant elects to be legally represented. Legal representation should be selected from either the City's internal legal staff or the City's legal panel.
- 1.3 Independent expert witnesses will be engaged by the City to:
 - (a) Refute the evidence of expert witnesses used by an applicant; and/or
 - (b) Give an expert opinion on matters that are not within City Officer skillsets.
- 1.4 Independent expert witnesses:
 - (a) Should be selected on the merits of the individual matter based on their qualifications, knowledge and experience;
 - (b) Should not have any impartiality or pecuniary interest in the matter under review; and
 - (c) Are to be paid appropriate professional rates by the City.
- 1.5 Where an Officer of the City receives a subpoena to appear as a witness at the SAT, an Officer has an obligation to provide a professional opinion with respect to any decision that is the subject of review.

2. Notification and Involvement of Council Members

- 2.1 The City's Administration is to provide Council Members with progress updates, as well as mediation and hearing dates relating to any SAT review as soon as practicable.
- 2.2 Council Members may attend public hearings of the SAT to observe proceedings.

3. Notification and involvement of community members

- 3.1 The City will advise all submitters of a proposal, should a respective decision of the City be subject to an application for review at the SAT. In providing such advice, the City will provide information regarding the reviewable decision, reference numbers and contact details of the SAT.
- 3.2 The City will advise submitters of planning proposals subject to a SAT review that they may also make an application to the SAT to:
- (a) Seek leave to intervene in the matter under s37(3) of the *State Administrative Tribunal Act 2004*; or
 - (b) Make a submission independent of the Council on the matter under s242 of the *Planning and Development Act 2005*.

The City will not object to an application by a community member to make a submission to the SAT or intervene in a review, unless the submission or the intervention is inconsistent with an established position of the City.

- 3.3 The City may call on submitters and other interested community members to appear as witnesses to provide evidence on factual and relevant matters that cannot be provided by a City Officer.
- 3.4 Community members appearing as witnesses before the SAT on the City's behalf will be provided assistance in preparing witness statements. The City will not pay a witness fee, but will reimburse essential and reasonable out of pocket expenses for witnesses appearing before the SAT.

4. Mediation

- 4.1 The City will agree to participate in mediation where this is proposed by the SAT. Discussions held as part of mediation are conducted on a without prejudice basis. A third party may only be present during a mediation session by invitation from the SAT.
- 4.2 Where a matter is referred to mediation, the City's Officers or representatives will:
- (a) Participate constructively in order to attempt to reach a mediated solution, whilst giving due regard to any particular issues or concerns raised in making the decision under review;
 - (b) Not agree to any solution at the mediation beyond any delegated power; and
 - (c) Present to Council any potential solutions, implications, results, process and position arising out of the mediation of any review of a Council decision.

- 4.3 If permitted by the SAT, potential mediated outcomes should be advertised prior to any formal consideration of the City under s31 of the *State Administrative Tribunal Act 2004*. Advertising should be carried out in a similar manner that the planning proposal was advertised.

5. Adjournment of Proceedings

- 5.1 The City's representative may request or agree to an adjournment of SAT matters in instances where operational needs of the City are not compromised.
- 5.2 Adjournments of SAT matters involving planning non-compliance should not be sought or agreed by the City.

6. Assistance to Other Planning Agencies

The City's officers may provide assistance the Western Australian Planning Commission or a Development Assessment Panel, where these agencies are respondents for SAT reviews pertaining to their planning decisions. Assistance offered by the City should be limited to matters correlating with the content of a referral response, Responsible Authority Report or any other advice prepared by City Officers.

7. Appeals against Decisions of the SAT

The City shall not seek to further review a decision of the SAT except where:

- (a) It is considered that the SAT has made an error of law; and/or
- (b) The issue at stake has significant implications for the City and/or local government in general.

8. Costs

The City shall not seek an order relating to costs against an applicant, unless the applicant behaves in a dishonest, frivolous or vexatious manner in conducting the proceeding. In this case, the City will seek legal advice as to the reasonable chance of success if this avenue were pursued prior to making a decision to seek such an order.

Planning and Sustainability
Local Planning Policy Framework
Local Planning Policy 4.19:
Medium-Density Housing Standards (R-MD)



AUTHORISATION	16 October 2018 PS02-10/18
REVIEW	16 October 2022

POLICY OPERATION

Policy Development

This Policy has been prepared under the provisions of Clause 3 of the deemed provisions of the City of Wanneroo District Planning Scheme No. 2 (DPS 2).

Application and Purpose

This policy replaces the R-Code provisions for Medium Density Housing within development zones. This Policy replaces the deemed-to-comply provisions of the following clauses of the Residential Design Codes with those set out in the provisions of this policy:

- Building and garage setbacks – clauses 5.12, 5.13 and 5.21
- Open space – clause 5.1.4
- Parking – clause 5.3.3
- Visual Privacy – clause 5.4.1
- Solar Access – clause 5.4.2

This policy will apply where the approved structure plan identifies that the R-MD standards applies. The Policy provisions also apply to all subdivision applications lodged or approved after 8 May 2015, where applicable and subject to the Structure Plan stating that they will apply.

All other R-Codes standards will continue to apply.

The WAPC has stated that they generally will not support further variations to the R-MD provisions and will only support innovative housing typologies (not considered in the typical lot size / type in Appendix 1) that deliver positive community outcomes.

Definitions

- **Approved Structure Plan:** A structure plan or activity centre plan that has been approved by the WAPC under Part 4 or Part 5 of DPS 2.
- **Front Load:** Lots where the primary vehicle access is via the front of the lot and the garage / carport is located at the front of the dwelling.
- **Medium Density:** R25-R60 density codes.

**Local Planning Policy 4.19:
Medium-Density Housing Standards (R-MD)**

- **Rear Load:** Lots where the primary vehicle access is via the rear of the lot, from a street or right of way (ROW) and the garage / carport is located at the back of the dwelling.
- **R-MD / R-MD Codes:** Single House standards for medium density housing.

Objectives

The objectives of this policy are to:

- 1) Ensure consistent application of variations to the deemed-to-comply provisions of the R Codes to medium-density single houses located in development zones;
- 2) Reflect changes in housing trends on smaller lots and adequately respond to market pressures; and
- 3) Provide a mechanism which allows the WAPC adopted R-MD provisions to be implemented.

GENERAL POLICY PROVISIONS

The general policy provisions are detailed in Appendix 1 as follows:

Appendix 1

Single house standards for medium density housing in development zones (R-MD Codes)

R-Code	Lot type and size	Street setback and front fences		Lot boundary setback		Open space		Garage setback and width and vehicular access		Parking		Overshadowing		Privacy	
		R-Codes	R-MD provision	R-Codes	R-MD provision	R-Codes	R-MD provision	R-Codes	R-MD provision	R-Codes	R-MD provision	R-Codes	R-MD provision	R-Codes	R-MD provision
R-MD – R60	Rear load 5m x 30m – 150m ² 6m x 30m – 180m ² Front load 8.5m x 20m – 170m ² 7.5m x 25m – 187.5m ²	2m	2m minimum, no average 1m to porch / veranda no maximum length 1m minimum to secondary street Front fences within the primary street setback area being a maximum height of 900mm above natural ground level, measured from the primary street side of the front fence	Boundary setbacks 1 to 1.5m for wall height 3.5m and less (subject to wall length and major openings) Boundary walls 2/3 length one side boundary, max 3.5m high and 3m average height	Boundary setbacks 1.2m for wall height 3.5m or less with major openings 1m for wall height 3.5 or less without major openings Boundary walls No maximum length to both side boundaries	40% open space (60% site cover) 16m ² courtyard 1/3 required outdoor living area (OLA) may be covered Minimum dimension 4m	An outdoor living area (OLA) with an area of 10% of the lot size or 20m ² , whichever is greater, directly accessible from a habitable room of the dwelling and located behind the street setback area At least 70% of the OLA must be uncovered and includes areas under eaves which adjoin uncovered areas The OLA has a minimum 3m length or width dimension No other R-Codes site cover standards apply	Rear load Nil – provided laneway is minimum of 6m wide Front load 4.5m or 0.5m behind dwelling alignment subject to averaging requirements Garage width limited to maximum 50% of lot frontage where garage in front of or within 1m of building	Rear load 0.5m garage setback to laneway Front load 4.5m garage setback from the primary street and 1.5m from a secondary street The garage setback from the primary street may be reduced to 4m where an existing or planned footpath or shared path is located more than 0.5m from the street boundary For front loaded lots with street frontages between 10.5 and 12m, a double garage is permitted to a maximum width of 6m as viewed from the street subject to: - Garage setback a minimum of 0.5m behind the building alignment - A major opening to a habitable room directly facing the primary street - An entry feature consisting of a porch or veranda with a minimum depth of 1.2m; and - No vehicular crossover wider than 4.5m where it meets the street Lots with a frontage less than 10.5m or not compliant with above require single or tandem garaging	Two on-site bays	One on-site bay where dwelling has two bedrooms or less	50% of the adjoining site area	No maximum overshadowing	3m to bedrooms and studies 4.5m to all other major openings 6m to balconies or similar	No privacy provisions apply
R-MD – R40	Rear load 7.5m x 30m – 225m ² Front load 8.5m x 30m – 255m ² 8.5m x 25m – 212.5m ² 10 x 20m – 200m ² 10 x 25m – 250m ² 12.5m x 20m – 250m ²	4m	2m minimum, no average 1.5m to porch / veranda no maximum length 1m minimum to secondary street Front fences within the primary street setback area being a maximum height of 900mm above natural ground level, measured from the primary street side of the front fence	Boundary setbacks 1 to 1.5m for wall height 3.5m and less (subject to wall length and major openings) Boundary walls 2/3 length one side boundary, maximum 3.5m high and 3m average height	Boundary setbacks As per R-MD – R60 Boundary walls To both side boundaries subject to: No maximum length to one side boundary, 2/3 max length to second side boundary for wall height 3.5m or less	45% open space (55% site cover) 20m ² courtyard 1/3 required OLA area may be covered Minimum dimension 4m	As per R-MD – R60	Rear load Nil – provided laneway is minimum of 6m wide Front load 4.5m or 0.5m behind dwelling alignment subject to averaging requirements	As per R-MD – R60	Two on-site bays	As per R-Codes	35% of the adjoining site area	No maximum overshadowing for wall height 3.5m or less No maximum overshadowing for wall height greater than 3.5m where overshadowing is confined to the front half of the lot. If overshadowing intrudes into rear half of the lot, shadow cast does not exceed 35%	4.5m to bedrooms and studies 6m to all other major openings 7.5m to balconies or similar	R-Codes clause 5.4.1 C1.1 applies, however the setback distances are 3m to bedrooms and studies, 4.5m to major openings to habitable rooms other than bedrooms and studies and 6m to unenclosed outdoor active habitable spaces

Appendix 1

Single house standards for medium density housing in development zones (R-MD Codes)

R-Code	Lot type and size	Street setback and front fences		Lot boundary setback		Open space		Garage setback and width and vehicular access		Parking		Overshadowing		Privacy	
		R-Codes	R-MD provision	R-Codes	R-MD provision	R-Codes	R-MD provision	R-Codes	R-MD provision	R-Codes	R-MD provision	R-Codes	R-MD provision	R-Codes	R-MD provision
R-MD – R30	Rear load 10m x 30m – 300m ² Front load 10m x 30m – 300m ² 15m x 20m – 300m ²	4m	2m minimum, no average 1.5m to porch / veranda no maximum length 1m minimum to secondary street Front fences within the primary street setback area being a maximum height of 900mm above natural ground level, measured from the primary street side of the front fence	Boundary setbacks 1 to 1.5m for wall height 3.5m and less (subject to wall length and major openings) <u>Boundary walls</u> 2/3 length one side boundary, maximum 3.5m high and 3m average height	Boundary setbacks As per R-MD – R60 <u>Boundary walls</u> To both side boundaries subject to: 2/3 length to one side boundary, 1/3 max length to second side boundary for wall height 3.5m or less	45% open space (55% site cover) 24m ² courtyard 1/3 required OLA area may be covered Minimum dimension 4m	As per R-MD – R60	Rear load Nil – provided laneway is minimum of 6m wide <u>Front load</u> 4.5m or 0.5m behind dwelling alignment subject to averaging requirements	As per R-MD – R60	Two on-site bays	As per R-Codes	35% of the adjoining site area	As per R-MD – R40	4.5m to bedrooms and studies 6m to all other major openings 7.5m to balconies or similar	As per R-MD – R40
R-MD – 25	Front load 12.5m x 25m – 312.5m ² 15m x 25m – 375m ² 12.5m x 30m – 375m ²	6m	3m 1.5m to porch / veranda no maximum length 1.5m minimum to secondary street Front fences within the primary street setback area being a maximum height of 900mm above natural ground level, measured from the primary street side of the front fence	Boundary setbacks 1 to 1.5m for wall height 3.5m and less (subject to wall length and major openings) <u>Boundary walls</u> 2/3 length one side boundary, max 3.5m high and 3m average height to one side boundary	Boundary Setbacks As per R-MD – R60 <u>Boundary walls</u> As per R-MD – R30	50% open space (50% site cover) 30m ² courtyard 1/3 required OLA area may be covered Minimum dimension 4m	As per R-MD – R60	Rear load Nil – provided laneway is minimum of 6m wide <u>Front load</u> 4.5m or 0.5m behind dwelling alignment subject to averaging requirements	As per R-MD – R60	Two on-site bays	As per R-Codes	25% of the adjoining site area	As per R-MD – R40, however if overshadowing intrudes into rear half of the lot, shadow cast does not exceed 25%	4.5m to bedrooms and studies 6m to all other major openings 7.5m to balconies or similar	As per R-MD – R40

PS03-09/22 Consideration of Amendment No. 143 to District Planning Scheme No. 2 to allow Transport Depot, Motor Vehicle Repairs, Storage Yard and Office as Additional Uses to Lots 43 and 44 Wanneroo Road, Neerabup

File Ref: 18946 – 22/260384
 Responsible Officer: Director Planning and Sustainability
 Attachments: 4

Issue

To consider proposed Amendment No. 143 to District Planning Scheme No.2 (DPS 2), following public advertising.

Applicant	John and Dianne Woolgrove
Owner	John and Dianne Woolgrove
Location	Lot 43 (2060) and Lot 44 (2066) Wanneroo Road, Neerabup
Site Area	5.0094ha & 5.2228ha
MRS Zoning	Rural, Parks and Recreation
DPS 2 Zoning	General Rural, Regional Parks and Recreation

Background

Subject Site

Lot 43 (2060) Wanneroo Road, Neerabup and Lot 44 (2066) Wanneroo Road, Neerabup are subject to the proposed Amendment No. 143 to DPS 2 (subject site). The subject site is zoned predominantly 'Rural' under the Metropolitan Region Scheme (MRS) and predominantly 'General Rural' under DPS 2. Under both the MRS and DPS 2, the eastern portions of Lots 43 and 44 are reserved as 'Parks and Recreation'.

A Location Plan of the subject site and amendment area is included as **Attachment 1**.

The subject site is bound by Wanneroo Road to the west with General Rural zoned land to the north and south, and land designated as 'Bush Forever' to the east forming part of the MRS Parks and Recreation Reserve for Lake Neerabup. While the subject site fronts onto Wanneroo Road, access to the two lots is through a service road that sits parallel to Wanneroo Road.

History

The subject site was originally zoned 'Rural' under the City's Town Planning Scheme No. 1 (TPS 1). Under TPS 1, a 'Transport Depot' was a discretionary (D) use in the Rural zone, however, the subject site did not have development approval for such a use. A site inspection was carried out by the City and a notice was sent to the landowners on 25 August 1995, advising that the operations of the Transport Depot was unauthorised. However, no further actions were taken and as such, the unauthorised use of the subject site continued. City records indicate that the subject site obtained approval for a Market Garden on 6 September 2000, which is currently still in operation over the majority of the site.

On 6 July 2001, DPS 2 was gazetted which rezoned the subject site to predominantly 'General Rural'. In June 2001, the landowners contacted the City regarding the permissibility of parking trucks on the subject site. The correspondence at the time indicated that under TPS 1, a Transport Depot was a discretionary (D) use in the Rural zone at the time. However, with the

gazetted of DPS 2, a Transport Depot was listed as a use not permitted (X) in the General Rural zone. The City's correspondence stated that *"the only option for you to proceed with the operation of a Transport Depot is to seek an amendment to the Town Planning Scheme which would allow the operation to be considered as a development proposal"*. No proposal for a Scheme amendment was submitted to the City for consideration.

On 26 July 2013, an inquiry was received by the City in respect to the permissibility of the operations being conducted on the subject site. An investigation was undertaken by the City which concluded that a number of unauthorised uses were being undertaken on the subject site including 'Transport Depot', 'Storage Yard', 'Motor Vehicle Repairs' and 'Office'. To allow for the continued operation of these uses, Administration advised the applicant to submit a scheme amendment as the uses were prohibited.

In August 2014, Taylor Burrell Barnett Town Planning on behalf of the landowners submitted Amendment No. 143 to DPS 2 for consideration to include the land uses 'Transport Depot', 'Storage Yard', 'Motor Vehicle Repairs' and 'Office' as Additional Uses on the front (western) portion of Lots 43 and 44 Wanneroo Road, Neerabup, on a temporary basis. These uses are all not permitted (X) uses in the General Rural zone.

Previous Council Decision

Amendment No. 143 was previously presented for initiation to Council at its ordinary meeting on 3 March 2015, where it was resolved as follows (refer item PS01-03/15):

"That Council:-

- Pursuant to Section 75 of the Planning and Development Act 2005, INITIATES Amendment No. 143 to District Planning Scheme No. 2 by amending Schedule 2 – Section 1 (Clause 3.20) – Additional Uses to insert the following:*

No.	STREET/ LOCALITY	PARTICULARS OF LAND	ADDITIONAL USE AND CONDITIONS (WHERE APPLICABLE)
1 - 36	Wanneroo Road, Neerabup	Portion of Lot 43; and Portion of lot 44	<p>Motor Vehicle Repairs</p> <p>Office</p> <p>Storage Yard</p> <p>Transport Depot</p> <p>Conditions:</p> <ol style="list-style-type: none"> <i>The additional use shall be limited to the following:</i> <p>Motor Vehicle Repairs, that does not occupy an area greater than 250m².</p> <p>Office, employing a maximum of four persons and otherwise complies with paragraphs (a) – (c) and (e) – (j) inclusive of the Home Business – Category 3 definition in Schedule 1 of the Scheme.</p> <i>Duration of Planning Approval:</i> <ol style="list-style-type: none"> <i>A planning approval for the above-listed uses and developments shall be limited to a period of 5 years from the date of gazettal of these additional uses.</i> <i>A renewal of planning approval for the above-listed uses may be granted for a period not to exceed 5 years, following the</i>

			<p>expiration at the 5 year approval referred to in 2(a), unless the renewal in a particular case is expressed to be for a shorter period.</p> <p>(c) A separate application for Planning Approval is required to be submitted for consideration and determination by the City prior to the continuation of the Additional Uses. Administration will give due regard to the following, when considering a further 5 year approval for the Additional Uses:</p> <ul style="list-style-type: none"> • The amenity of the locality; • The requirements of orderly and proper planning; • The appropriateness of the continuation of the Additional Uses within the General Rural zone; • Comments from surrounding landowners; • Traffic impacts; • Dust; and • Any other matters required to be given consideration under DPS 2.
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2. Pursuant to Section 81 of the Planning and Development Act 2005, *FORWARDS* Amendment No. 143 to District Planning Scheme No. 2 to the Environmental Protection Authority (EPA) for comment;
3. Subject to no objection being received from the Environmental Protection Authority (EPA), *ADVERTISES* Amendment No. 143 to District Planning Scheme No. 2 for public comment for a period of 42 days, pursuant to Regulation 25(2) of the Town Planning Regulations 1967; and
4. *FORWARDS* a copy of Amendment No. 143 to District Planning Scheme No. 2 to the Western Australian Planning Commission for its consent to advertise.”

The current and proposed zoning maps are included as **Attachment 2**.

Following Council’s 2015 resolution, Amendment No. 143 was forwarded to the Environmental Protection Authority (EPA) and WAPC, and advertised in accordance with Council’s resolution. However, following advertising, the City placed the amendment on hold indefinitely to investigate the potential rezoning of the General Rural zoned land located north of Wanneroo (including the subject lots). Neither the landowner nor their planning consultant at the time subsequently followed up on the proposed amendment, and the City had not received any complaints relating to the unauthorised uses after 2015.

Amendment No. 143 has recently been re-enlivened as the landowner has now requested it be progressed. Given the length of time that has passed since public consultation period was carried out, Amendment No. 143 was readvertised for public comment.

To ensure that no applications remain on hold and un-actioned for long periods of time, Administration has since identified a modified process to ensure applications that are deferred are followed up on and completed in a timely manner.

Detail

Proposal

Scheme Amendment No. 143 proposes 'Transport Depot', 'Storage Yard', 'Motor Vehicle Repairs' and 'Office' as Additional Uses on the front (western) portion of Lots 43 and 44 Wanneroo Road, Neerabup and to amend the scheme map accordingly. The Additional Uses are proposed to encompass a total area of 1.877ha across both lots, which forms 18.3% of the total site area being 10.232ha. The amendment seeks an initial 5 year approval with the ability to extend for a further 5 years by submitting a development application to the City.

The proposed Additional Uses are defined under DPS 2 within the table below.

Additional Use	Definition Under DPS 2 – Schedule 1
Transport Depot	Any land or building designed and used, or which is adapted for use for one or more of the following purposes: (a) for the parking or garaging of more than one commercial vehicle; (b) for the transfer of goods or passengers from one vehicle to another vehicle; and may include the maintenance, mechanical repair or refuelling of the vehicles referred to in (a) or (b) above but does not include any of the functions defined under Smash Repair Station.
Storage Yard	Any land or buildings used for the storage of goods, equipment, plant or materials.
Motor Vehicle Repairs	Any land or buildings used for or in connection with electrical and mechanical repair and overhauls to motor vehicles. The term includes repair to tyres but does not include recapping or retreading of tyres, panel beating, spray painting or chassis reshaping.
Office	Any premises used for the administration of clerical, technical, professional or other like business activities but does not include administration facilities, which are required in association with a predominant use of site, and does not include consulting rooms or medical centres.

Furthermore, Amendment No. 143 proposes to restrict the Motor Vehicle Repairs use to an area no greater than 250m², and restrict the Office land use to employ a maximum of four persons and comply with the 'Home Business – Category 3' land use definition under DPS 2.

Existing Operations

The operations on-site have slightly changed compared to when Amendment No. 143 was initially submitted in 2014. The current operations within the subject site consist of the following.

Transport Depot

The Transport Depot is located within Lot 44 and used for the parking of commercial vehicles, primarily trucks, for a fee. There are currently approximately 14 trucks on-site, however a maximum of 20 trucks can be stored on-site. The trucks are left on-site when it is not in use and taken out when work is available. Some of the trucks have been on the property between 10 to 15 years, and some customers will only require the space on a short-term basis depending on their workload and location. Typically, there would be 5-8 trucks entering the property during the peak hours and 20 daily vehicle movements, with all trucks back in the compound by 6pm.

Storage Yard

The Storage Yard operates across both lots. There are currently three sea containers on Lot 44 which are used as storage units by the truck drivers to have lockable storage for their associated businesses. When they are not required, they are removed from the property. There is also an outbuilding located on Lot 43 which is used to store a truck and a school bus. The school bus operates pick-up/drop-offs during school hours.

Motor Vehicle Repairs

The Motor Vehicle Repairs use is located within Lot 43 and is run by a sole operator. The operator specialises in truck repairs, and will only repair one truck at a time. Repairs can typically take up to 2-3 weeks.

Office

The Office is located within the existing dwelling on Lot 43 and is contained entirely within the second storey of the dwelling. At the time of Amendment No. 143 being submitted, the office initially had four employees on-site at any one time. Due to business closure, this has changed to only requiring two persons on-site at any one time for the purposes of managing the Transport Depot business, and is typically only used once a month for approximately 2-8 hours at a time.

There is also an existing market garden operating on the remainder of both lots, which has been in operation since 1965.

Applicant's Justification

The applicant's justification provided in support of the proposal is summarised below:

1. There are a number of existing Additional Uses located along Wanneroo Road and within General Rural zoned land which are non-rural in nature and have changed the character of the area over time. The proposed Additional Uses will not likely have any additional impact to the existing character and amenity of the immediate locality.
2. Amendment No. 143 complements the existing and approved development in the area and capitalises on a better use of land that has limited rural or agricultural value.
3. The subject site is elevated above, and is not clearly visible from Wanneroo Road, reducing any impacts to the visual amenity of the area. There are also some remnant trees on-site that assists in softening the appearance of the development from the street, however further tree planting could be required when a development application is submitted to further screen the development from the street.
4. The operations on-site do not encroach onto existing rural uses and have been in operation for many years without any complaints being received, suggesting that the impacts of the use is negligible.
5. No further clearing of remnant vegetation is required or proposed. The proposed Additional Uses are also situated approximately 350 metres west of Lake Neerabup and therefore would not result in any environmental impacts.
6. Amendment No. 143 proposes further conditions to ensure that the Additional Uses are constrained in a manner that will not impact upon the character of the area.

Consultation

Initial advertising

In accordance with the Council's decision, the amendment was referred to the Western Australian Planning Commission (WAPC) seeking consent to advertise and to the EPA for comment. On 11 August 2015, the WAPC advised the City that the amendment had been given consent to advertise and on 28 April 2015, the EPA advised the City that the scheme amendment did not warrant an environmental assessment.

The initial public advertising was undertaken for a period of 42 days between 1 September 2015 and 13 October 2015 by way of an on-site sign, advertisement in the local newspaper, a notice in Council offices and the City's website, and letters to the nearby landowners. The City received six submissions during the advertising period comprising of one support from a nearby resident, and five comments from external government agencies who advised that they had no objection to, or comment on the proposal.

Readvertising

At the time of Amendment No. 143 being 'initiated' by Council in 2015, the amendment was being processed in accordance with *Town Planning Regulations 1967*. Since then, the *Town Planning Regulations 1967* has been repealed and replaced with the *Planning and Development (Local Planning Schemes) Regulations 2015* (the Regulations). Under Clause 35(2) of the Regulations, Council is required to specify whether the amendment is a basic, a standard or a complex amendment.

The proposed amendment is considered a 'complex amendment' in accordance with Part 5 – Division 1 of the Regulations for the following reason:

- *An amendment that is not addressed by any local planning strategy.*

In this regard, the City's Local Planning Strategy has not yet been prepared to guide consideration of such uses within the General Rural zone.

Given the 'complex' amendment classification, Amendment No. 143 was readvertised for a period of 60 days between 26 May 2022 and 26 July 2022 in accordance with the Regulations. Advertising was undertaken by way of an on-site sign, advertisement in the local newspaper, a notice in Council offices and the City's website, and letters to the nearby landowners. The City received three submissions during the advertising period from Water Corporation, Department of Biodiversity, Conservation and Attractions (DBCA) and Main Roads WA (MRWA).

Water Corporation and DBCA advised that they had no comments on the proposal. MRWA advised they are unable to provide a recommendation and requests a Transport Impact Assessment (TIA) be provided for them to investigate the impacts of the potential Additional Uses upon the safety and efficiency of the road network. Administration has not requested for a TIA and this will be discussed in the Comment section below.

A full summary of submissions from both advertising periods are included in **Attachment 3**.

It is noted that while the City did not seek formal advertising consent from the WAPC in relation to the second round of advertising, Administration sought advice from DPLH officers who confirmed that consent to advertise was already given in 2015. DPLH officers further advised that readvertising the amendment appears appropriate given that the nearby landowners and the relevant legislation has changed since the initial advertising period. On this basis, the City proceeded with the readvertising.

Comment

A summary of the planning considerations that are relevant to this proposal are outlined below.

Objectives of the General Rural Zone

The subject site is predominantly zoned as General Rural under DPS 2. The objectives of the General Rural zone are to:

- a) *Accommodate agricultural, horticultural and equestrian activities; and*

- b) *Maintain and enhance the rural character and amenity of the areas designated for rural use and to protect their ground water and environmental values.*

As outlined above, the objectives of the General Rural zone seek to accommodate and protect rural uses whilst maintaining the rural character and amenity of respective areas. While the proposed Additional Uses are not agricultural, horticultural or equestrian uses, Administration considers that the Additional Uses can be managed and controlled, so that the land is reasonably able to be remediated to support rural and equestrian land uses typically located in the zone when the Additional Uses cease operations.

In addition, Amendment No. 143 restricts the Additional Uses to the front portion of the subject site, and the remainder of the site will continue to operate as a market garden. There have also been no formal complaints received on the subject site since 2015 and no submissions objecting to the proposal were received during both public consultation periods. Given this, and that the Additional Uses are not sensitive land uses, they do not inhibit the ability for the remainder of the site and surrounding landowners to undertake rural pursuits on their properties.

Furthermore, the site is also elevated above Wanneroo Road and screened by existing vegetation, limiting the views to the subject site from Wanneroo Road. There are also a number of Additional Uses located along Wanneroo Road restricted to the front portion of their respective sites and have since transformed the character of the immediate locality resulting in a more commercial presence. On this basis, the proposed Additional Uses are unlikely to compromise the amenity and character of the area.

It is also noted that landowners in the rural areas have also faced issues and uncertainties around access to water, due to impacts of climate change and urban encroachment. The issue of water has also been compounded by the State Government's proposal to reduce water allocations to growers by ten per cent by 2028, which threatens to potentially reduce the viability of agricultural and horticultural businesses. Rural landowners are in turn looking for more innovative ways of making use of their landholdings.

Surrounding Additional Uses

The subject site is located within General Rural zoned land between Flynn Drive and Wattle Avenue that already includes a number of approved Additional Uses. These Additional Uses are summarised in the table below and are also identified within **Attachment 1**.

No.	Property Address	Additional Use
A2	Lot 801 (1964) Wanneroo Road, Neerabup	Sale of birds, bird seed and associated bird accessories.
A3	Lot 50 (1976) Wanneroo Road, Neerabup	Sale of wildflower & wildflower seeds, nuts and cones; sale of gift-packed quarantined native plants; sale of arts and crafts made from wildflowers and native plants; sale of souvenirs featuring wildflowers and native plants; sale of light refreshments.
A4	Lot 42 (2038) Wanneroo Road, Neerabup	Hardware store/automotive repairs/service station.
A18	Lot 32 (10) Menchetti Road, Neerabup	Rural store not exceeding 100m ² .
A24	Lot 14 (1980) Wanneroo Road, Neerabup	Treating, processing and packing of apiary products.
A29	Portion of Lot 27 (2048) Wanneroo Road, Neerabup	Sale of vegetable and flower seeds; sale of stockfeed; sale of fertiliser, fungicides and insecticides; sale and repair of farm machinery, farming implements and irrigation equipment; showroom and hardware area for the display and sale of items related to the agricultural

		industry, with a maximum area open to the public of 2,000m ² ; warehouse for storage of the above items (not open to the public for sale of goods).
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The above demonstrates that the General Rural zoned lots along Wanneroo Road have previously been deemed suitable to support additional uses, given its strategic location. Similarly, Amendment No. 143 leverages off its proximity to Wanneroo Road as the existing Transport Depot within the subject site services the heavy vehicles that use Wanneroo Road as a primary freight route.

Given the approved Additional Uses within the immediate area, the proposed Additional Uses for Lots 43 and 44 are unlikely to compromise the amenity and character of the area.

State Planning Policy 2.5: Rural Planning

The proposal is located in a rural area and is therefore subject to State Planning Policy 2.5: Rural Planning (SPP 2.5). The purpose of SPP 2.5 is to protect and preserve rural land assets due to the importance of their economic, natural resource, food production, environmental and landscape values and minimising land use conflicts.

The applicant has provided the following justification to demonstrate the proposal is consistent with SPP 2.5:

- The subject site is not a priority agricultural land or land that is required, suited or currently used as animal premises or for food production; and
- There are no land use conflicts with any existing rural uses or other approved Additional Uses operating in the locality.

Administration has considered and accepts the applicant's justification. In addition to the above, the proposed Additional Uses are not likely to have an impact on any environmental asset or water resource. The subject site is also suitably located in proximity to a number of other additional uses, and the proposed Additional Uses can be easily removed to enable the land to be used for rural activities in the future following the expiry of the temporary approval. The proposal is therefore consistent with SPP 2.5.

State Planning Policy 3.7: Planning in Bushfire Prone Areas

The western front portion of the subject site is identified as a 'bushfire prone area' and therefore is subject to State Planning Policy 3.7: Planning in Bushfire Prone Areas (SPP 3.7). In accordance with SPP 3.7, a Bushfire Hazard Level Assessment should be provided with strategic planning proposals demonstrating the hazard level across the subject land. SPP 3.7 Guidelines also states that decision-makers can apply exemptions from the requirements of SPP 3.7 where there is no intensification of land-use or the proposal is not increasing the bushfire threat.

While a portion of the subject site is identified as being a bushfire prone area, these portions relate to the Transport Depot and existing approved market garden in Lot 44 and the undeveloped portion of land in Lot 43 in front of the existing approved dwelling, which the upper storey is used as an office (subject to this Amendment). A map identifying this is included in **Attachment 4**.

Administration is of the view that supporting bushfire information such as the Bushfire Hazard Level assessment is not required for the following reasons:

- The market garden and residential dwelling (in which the office is located within) are approved and SPP 3.7 cannot be retrospectively applied to approved development.

- The Transport Depot is used for the storage of commercial vehicles and operates similar to a car park. The customers will not be on-site for long periods of time as visitation is anticipated to be approximately 10 minutes only to pick up and drop off the trucks, and therefore has an inconsequential impact on the current risk profile of the site.
- The Motor Vehicle Repairs, Storage Yard and Office are located outside of the bushfire prone area mapping and are located greater than 100 metres from bushfire prone vegetation which is located in Neerabup National Park, as the Wanneroo Road reserve is approximately 100 metres wide. Notwithstanding, that Storage Yard and Office do not result in employees or customers being on site for long periods of time, and the Motor Vehicle Repairs is of a low scale.
- These uses have been operating for as long as 1995 and there have been no known bushfire issues arising during its operations.

In light of the above, Administration is satisfied that no further information is required at this stage to address SPP 3.7, and should there be further intensification of development proposed on the site, the City can require additional bushfire information at the development approval stage.

Main Roads WA Referral

As the subject site abuts and gains access off the service road from Wanneroo Road which is classified as a Primary Regional Road under the MRS, Amendment No. 143 was referred to MRWA for comment. This amendment was referred to MRWA during both consultation periods.

In 2015, MRWA confirmed they had no objections to the amendment. However, as part of the recent consultation period, MRWA has advised they are unable to provide a recommendation until a TIA is provided with the amendment to investigate the impacts of the Additional Uses upon the safety and efficiency of the road network.

The landowner has provided the following justification to demonstrate that a TIA is not required:

- The existing on-site operations generates low volumes of traffic as detailed below:
 - Lot 44 typically generates 20 vehicle trips per day from the Transport Depot and typically has 5-8 vehicles exiting the property in the morning peak.
 - Lot 43 typically generates 20 vehicle trips per day from the Motor Vehicle Repairs, Storage Yard and Office.
- The vehicle trips generated, particularly relating to the Transport Depot and Storage Yard will vary on a daily basis as it is highly dependent on the customer's workload as not all of them operate every day.
- The existing service road provides access for the subject site, as well as the various other commercial uses, onto Wanneroo Road. The service road has three T-intersections servicing nine lots in total, each providing northbound and southbound access to Wanneroo Road. The Wanneroo Road/Hester Avenue intersection is controlled with traffic signals. This enables the coordination of traffic movement and provides gaps in traffic which assists with the safe movement of motorists entering or exiting the service road onto Wanneroo Road. This is particularly pertinent for the Transport Depot use.
- The operations of the Transport Depot have occurred over the last 20-30 years. It can be reasonably argued that the legitimisation of the land uses, as proposed by this amendment, will not create any additional traffic issues along Wanneroo Road.
- Since the opening of the Mitchell Freeway extension, the traffic flow on Wanneroo Road has diminished considerably.

The City's Traffic Services has considered the above justification and agrees that a TIA is not required, given that the current operation has a low impact on the immediate road network and the business has been efficiently operating for a number of years.

Furthermore, the WAPC's TIA Guidelines Volume 2 states that as a general guide, it is recommended that a TIA is prepared for a scheme amendment if that amendment may result in significant impacts or large additional demand on the transport network. An impact may be considered significant when a proposal is expected to generate in excess of 5,000 vehicles per day or 500 vehicles per hour in the peak hour. Based on the existing on-site operations, the Additional Uses will typically generate a total of 40 vehicle movements within a day which is considerably below 5,000 vehicles per day. In light of the above, the City of the view that further traffic reporting is not required.

Neerabup Industrial Area and

The subject site is located approximately three kilometres west of the Neerabup Industrial Area (NIA) which incorporates General Industrial and Service Industrial zoned land. The NIA is a key industrial area identified to meet the projected future demand for industrial land located within the North-West region of metropolitan Perth.

The NIA is capable of facilitating services such as a Transport Depot, Storage Yard and Motor Vehicle Repairs. While it is acknowledged that the proposed Additional Uses are of an industrial nature and may be more appropriately located within the NIA, Amendment No. 143 is seeking temporary approval. Supporting the Additional Uses for a temporary period ensures that they will not remain permanently within the General Rural zone and could seek to relocate once operations have ceased.

Amendment No. 172 and Local Planning Strategy

At its meeting on 12 July 2022, Council (PS01-07/22) resolved to adopt Amendment No. 172 to District Planning Scheme No. 2 which seeks to align the City's current planning scheme with the Model Provisions of Schedule 1 of the *Planning and Development (Local Planning Schemes) Regulations 2015*. One of the proposed changes includes introducing the Service Commercial zone and a revised Zoning Table which outlines the land use permissibility for the Service Commercial zone.

Furthermore, as part of the preparation of the Local Planning Strategy, Administration is also investigating the possibility of rezoning of the General Rural zoned lots along Wanneroo Road between Neerabup Road and Hester Avenue, to Service Commercial. This is because activity in the area has transitioned over time and now contains a range of non-rural businesses. In addition, the land also has good exposure to Wanneroo Road and accessibility to the NIA.

As part of Amendment No. 172, the land uses 'Office' and 'Warehouse/Storage' (which together replace the current 'Storage Yard' land use), are both proposed to be discretionary (D) uses within the Service Commercial zone. When Amendment 172 is finalised these two land uses will therefore likely become capable of approval in the zone, however the Transport Depot and Motor Vehicle Repairs land uses will remain prohibited (X) uses.

In light of the investigations to potentially rezone the area to Service Commercial, a temporary (time limited) approval of the uses on site is considered appropriate to enable the business to continue operating whilst the local planning strategy and future local planning scheme are being finalised.

Whilst the Transport Depot and Motor Vehicle Repairs land uses are proposed to be prohibited (X) uses in the Service Commercial zone, Council will have the opportunity to consider the inclusion of specific provisions within the Scheme to enable the ongoing use of the site for these purposes when preparing the future Local Planning Scheme No. 3.

Conclusion

Proposed Amendment No. 143 seeking to introduce Additional Uses including Transport Depot, Storage Yard, Motor Vehicle Repairs, and Office on a temporary basis, at Lots 43 and 44 Wanneroo Road, Neerabup, has been assessed against the relevant legislation and applicable planning framework.

While the proposed Additional Uses are not rural uses, there are numerous non-rural Additional Uses approved within the General Rural zoned land located along this portion of Wanneroo Road. As a result this area has evolved over time to have a more commercial nature or focus. It should be noted that the uses being conducted on the site have been operating for just under 30 years with no complaints received prior to the initial enquiry in 2013, and no complaints have been received since 2015. There were also no objections received during either consultation period. Given this, the character and amenity of the area is unlikely to be impacted by the proposed Additional Uses on the subject site.

The proposal is also for a temporary approval to be granted for a period of 5 years, with the possibility to extend for a further 5 years upon approval by the City. This would allow the landowner to continue to operate the business while the City prepares the Local Planning Strategy and examines the potential to rezone the area to Service Commercial. This would then be addressing the future Local Planning Scheme. It is considered that the proposed Additional Uses will not inhibit the ability for the subject site or properties to undertake rural pursuits, and these uses can easily be removed if a rural use is desired in the future.

In light of the above, Administration recommends that Council supports proposed Amendment No. 143 to DPS 2 to allow for temporary approval for the proposed Additional Use of Transport Depot, Storage Yard, Motor Vehicle Repairs and Office on Lots 43 and 44 Wanneroo Road, Neerabup for the reasons outlined above.

Statutory Compliance

The scheme amendment will follow the statutory process outlined in the *Planning and Development (Local Planning Schemes) Regulations 2015*.

Strategic Implications

The proposal aligns with the following objective within the Strategic Community Plan 2021 – 2031:

- 3 ~ A vibrant, innovative City with local opportunities for work, business and investment*
3.2 - Attract and support new and existing business

Risk Management Considerations

Risk Title	Risk Rating
ST-S12 Economic Growth	Medium
Accountability	Action Planning Option
Chief Executive Officer	Manage

Risk Title	Risk Rating
CO-O22 Environmental Management	Medium
Accountability	Action Planning Option
Director Planning and Sustainability	Manage

Risk Title	Risk Rating
ST-S26 Resilient and Productive Communities	Medium
Accountability	Action Planning Option
Director Community and Place	Manage

The above risks relating to the issue contained within this report has been identified and considered within the City's Strategic and Corporate risk registers. Action plans are in place to manage and mitigate this risk. Alignment with all risk appetite statements should be considered in particular, 2.1 Local Jobs.

The City is keen to develop strong economic hubs for growth and employment within the region. This would involve exploring opportunities which will attract and promote investment for local businesses and job creation. The City's Strategic Community Plan acknowledges that development initiatives (for example, in Yanchep and Neerabup) require planning, due diligence, consultation and funding. The City acknowledges that to achieve the growth that will lead to jobs, the City needs to work strategically with partners including investors and to promote a clear vision. Therefore, the City is prepared to accept a high level of financial risk provided that the City implements a risk management strategy to manage any risk exposure.

Policy Implications

This proposal has been assessed in accordance with the provisions of relevant State Planning Policies, including State Planning Policy 3.7: Planning in Bushfire Prone Areas and State Planning Policy 2.5: Rural Planning as outlined in the 'Comment' section above.

Financial Implications

Nil

Voting Requirements

Simple Majority

Recommendation

That Council:-

1. Pursuant to Regulation 41(2) of the *Planning and Development (Local Planning Schemes) Regulations 2015*, CONSIDERS the submissions received in respect of Amendment No. 143 to District Planning Scheme No. 2, a summary of which is included in Attachment 3;
2. Pursuant to Regulation 41(3)(a) of the *Planning and Development (Local Planning Schemes) Regulations 2015*, SUPPORTS the prepared Amendment No. 143 to District Planning Scheme No. 2 to allow the Additional Use of Transport Depot, Storage Yard, Motor Vehicle Repairs and Office at Lot 43 (2060) Wanneroo Road, Neerabup and Lot 44 (2066) Wanneroo Road, Neerabup by including the following within Schedule 2 – Section 1 (Clause 3.20) – Additional Uses:

No.	STREET/ LOCALITY	PARTICULARS OF LAND	ADDITIONAL CONDITIONS APPLICABLE)	USE AND (WHERE
1 - 36	Wanneroo Road, Neerabup	Portion of Lot 43; and Portion of Lot 44	Motor Vehicle Repairs Office Storage Yard	

			<p>Transport Depot</p> <p>Conditions:</p> <p>1. The additional use shall be limited to the following:</p> <p>Motor Vehicle Repairs, that does not occupy an area greater than 250m².</p> <p>Office, employing a maximum of four persons and otherwise complies with paragraphs (a) – (c) and (e) – (j) inclusive of the <i>Home Business – Category 3</i> definition in Schedule 1 of the Scheme.</p> <p>2. Duration of Planning Approval:</p> <p>(a) A planning approval for the above-listed uses and developments shall be limited to a period of 5 years from the date of gazettal of these additional uses.</p> <p>(b) A renewal of planning approval for the above-listed uses may be granted for a period not to exceed 5 years, following the expiration at the 5 year approval referred to in 2(a), unless the renewal in a particular case is expressed to be for a shorter period.</p> <p>(c) A separate development application for Planning Approval is required to be submitted for consideration and determination by the City prior to the continuation of the Additional Uses. Administration will give due regard to the following, when considering a further 5 year approval for the Additional Uses:</p> <ul style="list-style-type: none"> • The amenity of the locality; • The requirements of orderly and proper planning; • The appropriateness of the continuation of the
--	--	--	---

			<p>Additional Uses within the General Rural zone;</p> <ul style="list-style-type: none"> • Comments from surrounding landowners; • Traffic impacts; • Dust; and • Any other matters required to be given consideration under DPS 2.
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3. Pursuant to Regulation 35(2) of the *Planning and Development (Local Planning Schemes) Regulations 2015*, RESOLVES that Amendment No. 143 to District Planning Scheme No. 2 is a 'Complex Amendment' for the following reason:

An amendment that is not addressed by any local planning strategy.

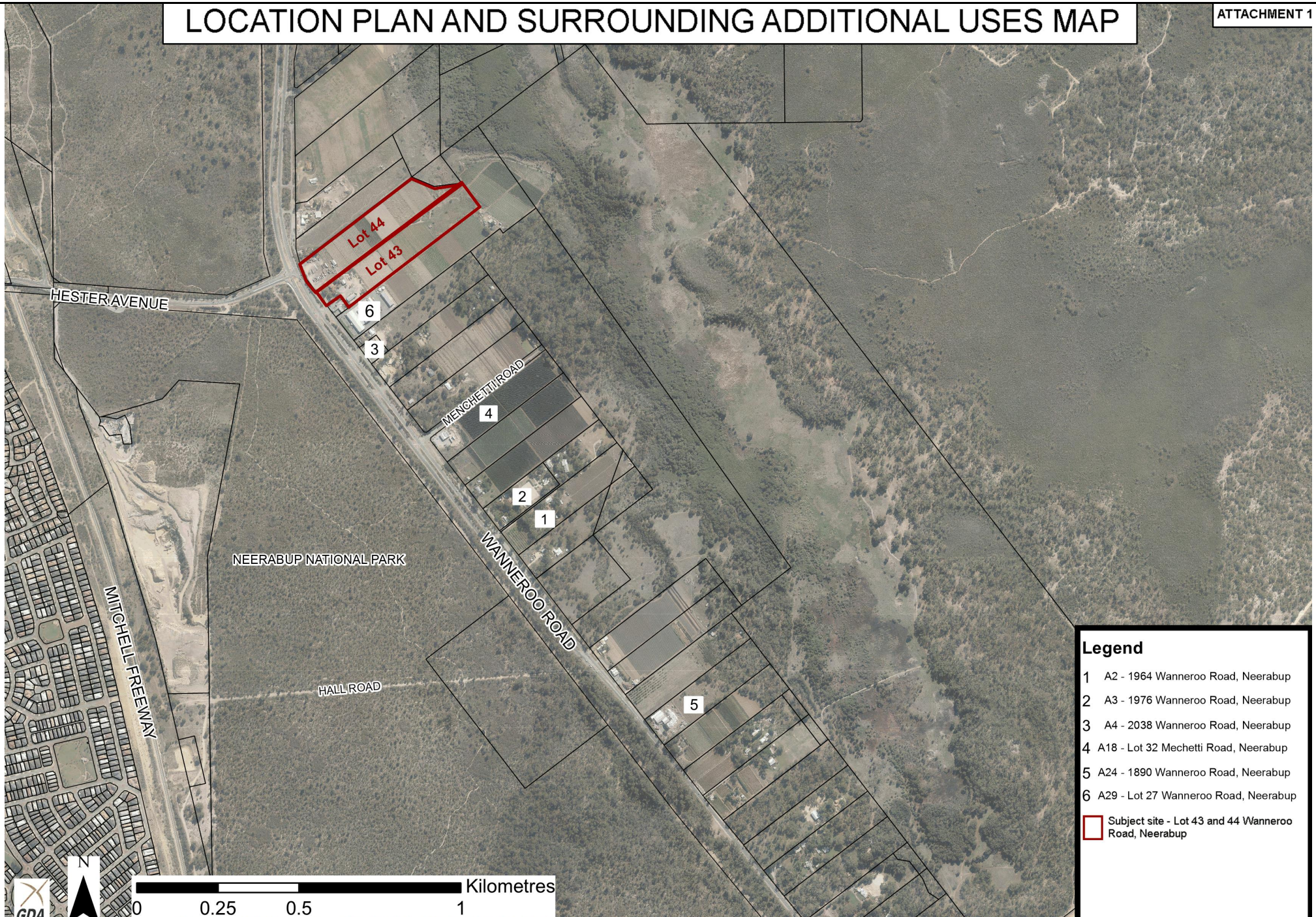
4. AUTHORISES the Mayor and the Chief Executive Officer to SIGN and SEAL the Amendment No. 143 to District Planning Scheme No. 2 documents in accordance with the City's Execution of Documents Policy;
5. Pursuant to Regulation 44 of the *Planning and Development (Local Planning Schemes) Regulations 2015* PROVIDES Amendment No. 143 to the City of Wanneroo District Planning Scheme No. 2 to the Western Australian Planning Commission; and
6. ADVISES the submitters of its decision.

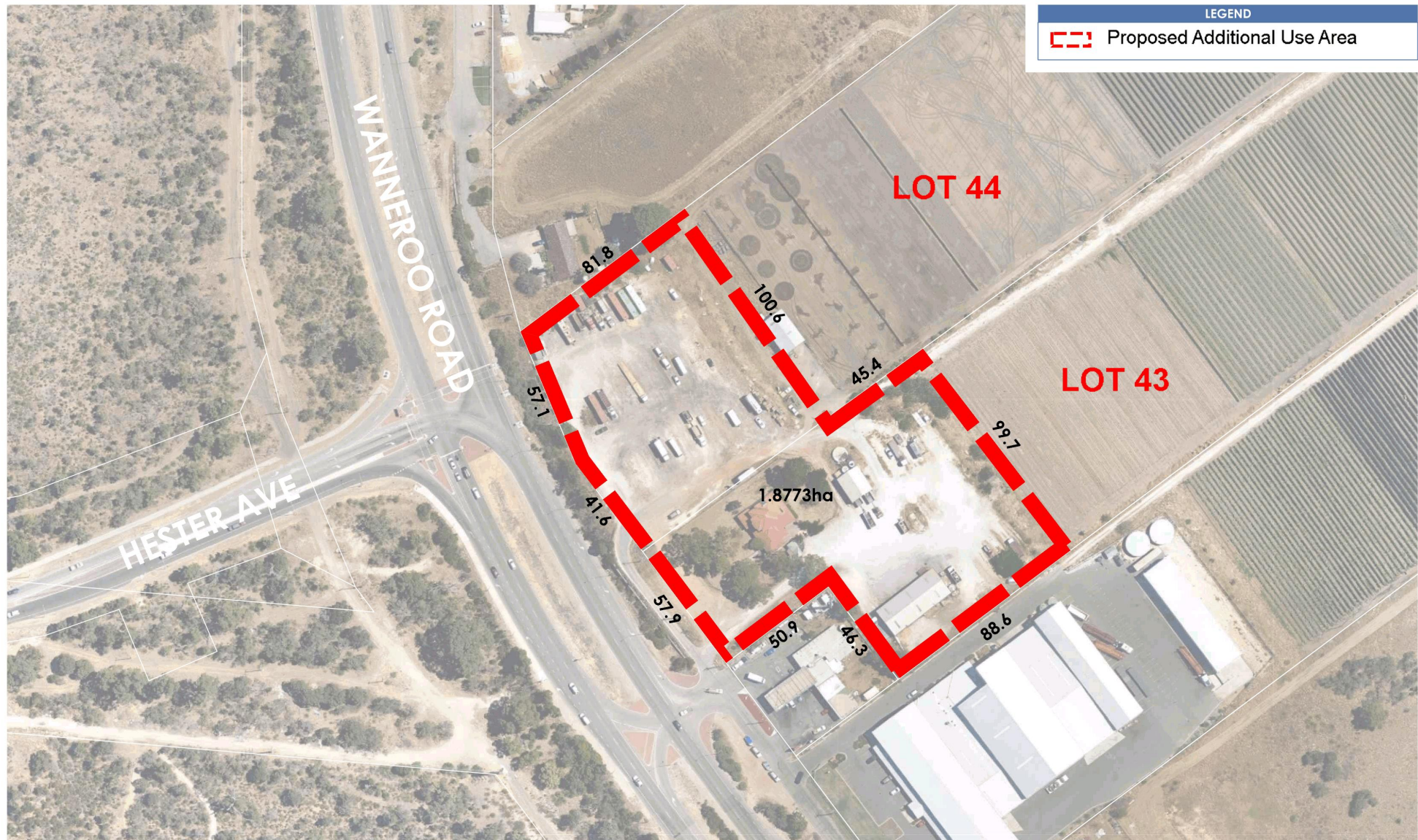
Attachments:

- | | | |
|-----------------------------|--|-----------|
| 1. Download | Attachment 1 - Subject Site and Surrounding Additional Uses - Amendment 143 - Lot 43 and 44 Wanneroo Road NEERABUP | 22/300589 |
| 2. Download | Attachment 2 - Scheme Amendment Map Current and Proposed - Amendment 143 - Lot 43 and 44 Wanneroo Road NEERABUP | 22/300590 |
| 3. Download | Attachment 3 - Schedule of Submissions - Amendment 143 - Lot 43 and 44 Wanneroo Road NEERABUP | 22/300597 |
| 4. Download | Attachment 4 - Bushfire Prone Mapping - Amendment 143 - Lot 43 and 44 Wanneroo Road NEERABUP | 22/300625 |

LOCATION PLAN AND SURROUNDING ADDITIONAL USES MAP

ATTACHMENT 1



**SITE PLAN**

Lot 43 & 44, Wanneroo Road, Neerabup

A J & D Woolgrove Project

0m 10 20 30m

s: 1:2000@A4
 d: 07 Aug 2014
 p: 14/026/004

Taylor Burrell Barnett Town Planning and Design
 187 Roberts Road Subiaco Western Australia 6008
 p: (08) 9382 2911 f: (08) 9382 4586
 e: admin@tbbplanning.com.au

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CITY OF WANNEROO

Town Planning Scheme No.2

Scheme Amendment Request



LEGEND	
METROPOLITAN REGION SCHEME RESERVES	
	PARKS AND RECREATION
	PRIMARY REGIONAL ROADS
	OTHER REGIONAL ROADS
ZONES	
	GENERAL RURAL
	RURAL RESOURCE
OTHER	
	ADDITIONAL USES

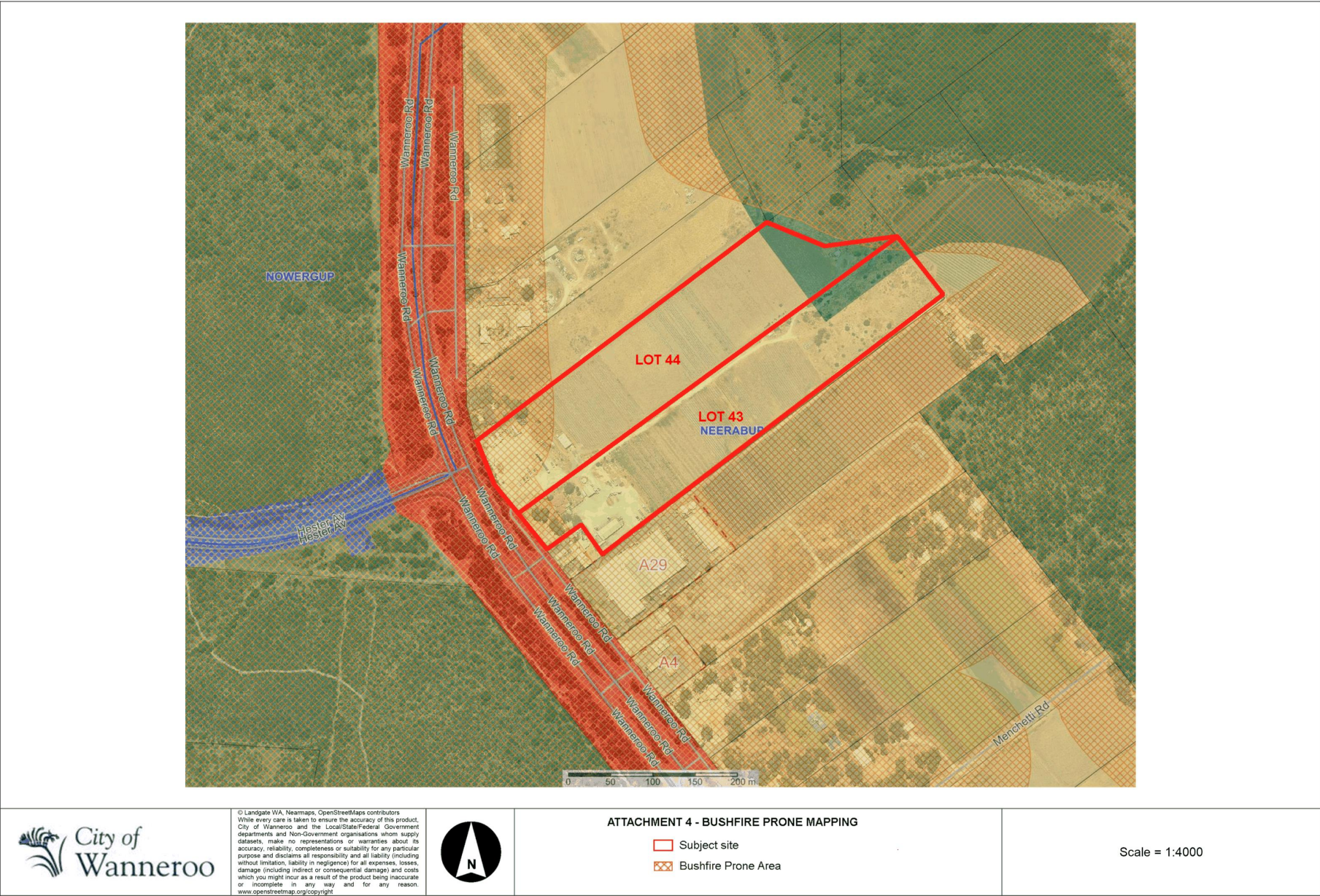


LEGEND	
OTHER	
	ADDITIONAL USES

**ATTACHMENT 3 - CITY OF WANNEROO
AMENDMENT NO. 143 TO DISTRICT PLANNING SCHEME NO. 2
SCHEDULE OF SUBMISSIONS FOLLOWING ADVERTISING**

INITIAL CONSULTATION – 1 SEPTEMBER 2015 TO 13 OCTOBER 2015			
No.	Summary of Submission	Administration Comment	Recommendation
1.	Nearby resident		
1.1	Submitter is in support of the amendment.	Noted.	No modification required.
1.2	Submitter wishes to have Lot 602 (2092) Wanneroo Road, Neerabup included as part of this amendment.	Amendment No. 143 only relates to Lots 43 and 44 Wanneroo Road, Neerabup.	No modification required.
2.	Department of Aboriginal Affairs		
2.1	Proposed amendment will not impact on the significance of Lake Neerabup and no statutory approvals under the Aboriginal Heritage Act 1972 (AHA) are necessary.	Noted.	No modification required.
3.	Department of Parks and Wildlife		
3.1	No objection.	Noted.	No modification required.
4.	Department of Environment Regulations		
4.1	No objection.	Noted.	No modification required.
5	Main Roads		
5.1	No objection.	Noted.	No modification required.
5.2	Submitter advises that as part of the Mitchell Freeway upgrade works will be modifying the intersection of Hester Avenue and Wanneroo Road to include a second right turn pocket on Wanneroo Road for the south bound traffic turning right onto Hester Avenue. The intersection will also undergo some changes to facilitate the duplication of Hester Avenue.	Noted.	No modification required.

SECOND CONSULTATION – 26 MAY 2022 TO 26 JULY 2022			
No.	Summary of Submission	Administration Comment	Recommendation
1.	Department of Biodiversity, Conservation and Attractions		
1.1	No comments.	Noted.	No modification required.
2.	Water Corporation		
2.1	No objection.	Noted.	No modification required.
3.	Main Roads		
3.1	Submitter is unable to provide a recommendation at this point in time.	Noted.	No modification required.
3.2	Submitter requests that a Transport Impact Assessment is provided and prepared in accordance with the WAPC Transport Impact Assessment (TIA) Guidelines 2016, which will enable the submitter to investigate the impacts of the proposed Additional Uses upon the safety and efficiency of the road network.	<p>As discussed in the body of the report, the City's Traffic Services is satisfied that further traffic reporting is not required to support the amendment given that the existing on-site operations have a low impact on the immediate road network and the businesses have been efficiently operating for a number of years.</p> <p>Furthermore, the WAPC TIA Guidelines recommends that a TIA is prepared for a scheme amendment if the amendment results in significant impacts (i.e. in excess of 5,000 vehicles per day) on the transport network. The traffic generated from the proposed Additional Uses are substantially less than 5,000 vehicles per day, and therefore a TIA is not required.</p>	No modification required.



Assets

Strategic Asset Management

AS01-09/22 Bus Shelter Replacement along Blackmore Avenue, Girrawheen

File Ref: 3120V011 – 22/268280
Responsible Officer: Director Assets
Attachments: 3

Issue

To consider the installation of bus shelters at Public Transport Authority (PTA) bus stops on the east side of Blackmore Avenue, Girrawheen.

Background

The PTA undertook works in January 2022 to upgrade all bus stops and boarding areas on Route 448 along Blackmore Avenue, providing boarding areas that are now accessible for people with disabilities.

Before the PTA upgrade, there were two bus stops located on the east side of Blackmore Avenue. Whilst planning these upgrade works, the PTA determined that three bus stops should be provided to give more frequent boarding locations for local public transport users.

This report considers the bus stops on the east side of Blackmore Avenue which service southbound buses originating from Kingsway Shopping Centre destined for the Warwick Train Station.

Detail

The introduction of a third bus stop required the relocation of the existing two bus stops, to ensure that the three stops were located at evenly spaced intervals. The location of the two original and three new bus stops are shown in **Attachment 1**.

The existing two bus stops were each serviced by an ageing concrete bus shelter, approaching the end of its' design life, but still provided public transport users an opportunity to sit shielded from the weather. The PTA removed the shelters as part of their works. No provision was made for the replacement of these shelters in PTA's scope of works as the boardings at the existing bus stops was below 15 and the likely number of boardings at each of the three stops could not be determined.

Consultation

After PTA completed these works, a number of public transport users have requested the reinstallation of the bus shelters, making reference to the amenity provided at the existing stops by the two bus shelters that were previously in place on the east side of Blackmore Avenue.

Replacement bus shelters were therefore considered for the two stops now located closest to the two original stops, being Stop 16228 south of Nelligan Avenue and Stop 28575 south of Nanovich Avenue.

As the relocated bus stops are now situated in front of different dwellings, the City consulted adjacent residents to determine their support for the installation of a bus shelter.

Two objections were received from residents adjacent to Stop 28575, both citing the litter, loitering and anti-social behaviour they perceived to be occurring at the previous locations of the bus stops.

Comment

The City's 'Bus Stop Infrastructure Policy' states the following regarding dispute resolution:

"Director of Assets will consider all feedback before making a final determination on the installation of a bus shelter. Should the feedback generate significant community interest the Director of Assets may provide a report to Council for decision".

The loitering and anti-social behaviour issues can be addressed in part through regular Ranger patrols, while provision and regular emptying of a waste bin will reduce littering.

Administration is therefore proposing that Council considers the installation of a bus shelter at Stop 28575 to provide amenity for local public transport users, despite the objections received from adjacent residents during community engagement. An image of the proposed shelter, superimposed on a Google Streetview photograph, is included at **Attachment 2**.

As no objections have been received regarding the installation of a shelter at Stop 16228 south of Nelligan Avenue, installation of a new shelter has been arranged before the end of September 2022. An image of the proposed shelter, superimposed on a Google Streetview photograph, is included at **Attachment 3**.

Once the third bus stop (Stop 28576) has been operating for a number of months, and the daily boarding numbers are known, an assessment in accordance with the Bus Stop Infrastructure Policy will be carried out to determine the priority for the installation of a bus shelter at this stop.

Statutory Compliance

Nil

Strategic Implications

The proposal aligns with the following objective within the Strategic Community Plan 2021 – 2031:

5 ~ A well planned, safe and resilient City that is easy to travel around and provides a connection between people and places

5.4 - People can move around easily

Risk Management Considerations

Risk Title	Risk Rating
ST-S24 Strategic Asset Management	Medium
Accountability	Action Planning Option
Director Assets	Manage

The above risk/s relating to the issue contained within this report has been identified and considered within the City's Strategic risk register. Action plans have been developed to manage this risk to support existing management systems.

Policy Implications

The City's Bus Stop Infrastructure Policy determines the priority of installing new shelters at bus stops that have never had a bus shelter. The replacement of existing bus shelters is undertaken using the Asset Replacement Reserve as part of regular operations.

Financial Implications

Installation of the replacement shelters is the responsibility of the City, as neither stop has sufficient patronage to qualify for joint funding from PTA.

The cost to upgrade the concrete hardstand to a larger size capable of accommodating a shelter, together with the cost of a new shelter is approximately \$15,000 per bus stop. The costs associated with the installation of the two bus shelters for stops 16228 and 28575 can be funded from the existing budget allocation for PR 1087 – Recurring Programme, Renew Transport Infrastructure Assets.

Voting Requirements

Simple Majority

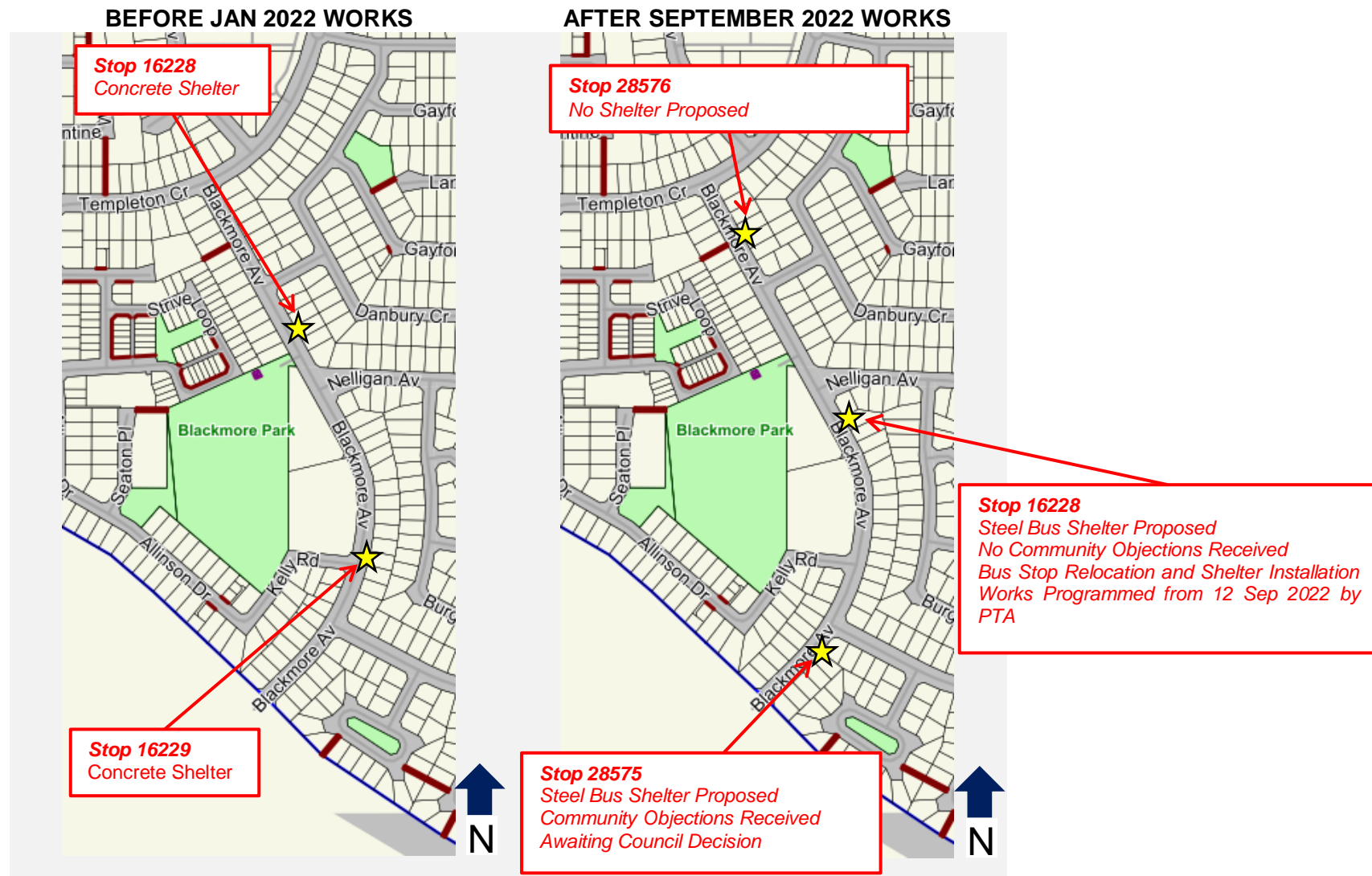
Recommendation

That Council:-

1. **NOTES** that the installation of a new bus shelter at bus stop No 16228 is underway as no objections were received in relation to this installation;
2. **APPROVES** the installation of a bus shelter at bus stop 28575 to improve amenity for local public transport users, noting objections from adjacent residents; and
3. **REQUESTS** Administration to advise adjacent residents of Council's decision.

Attachments:

- | | | |
|--------------------------|--|-----------|
| <u>1</u> | Attachment 1 - Map of Blackmore Avenue Bus Stops - Bus Route 448 | 22/269197 |
| <u>2</u> | Attachment 2 - 10 Blackmore Avenue - Bus Shelter Location copy | 22/335647 |
| <u>3</u> | Attachment 3 - 42 Blackmore Avenue - Bus Shelter Location copy | 22/335644 |

MAP OF BLACKMORE AVENUE BUS STOPS (SOUTHBOUND ONLY) – BUS ROUTE 448






Infrastructure Capital Works

AS02-09/22 Tender Number 22090 - Upgrade Sports Floodlighting to Soccer Fields at Kingsway Sporting Complex, Madeley

File Ref: 42286 – 22/319546
Responsible Officer: Director Assets
Attachments: 1

Issue

To consider Tender No. 22090 for Upgrade of Sports Floodlighting to Soccer Fields at Kingsway Sporting Complex, Madeley.

Background

The project is listed in the 2022/23 Capital Works Program and the City is seeking to appoint a suitably qualified and experienced electrical contractor to undertake supply and installation of floodlighting upgrades at Kingsway Indoor Stadium in Madeley for the following playing fields:

1. Soccer fields 1, 2 and 3;
2. Training fields North and Central;
3. Rugby 2 playing field; and
4. Multi-purpose playing field



The above aerial plan shows the field with the lighting levels post the completion of the works under Tender Number 22090.

The works comprise of the removal of existing floodlights and poles, installation of new floodlights and poles, upgrading of electrical distribution boards, installation of electrical pits, laying conduits, cable installation and turf rectification.

Soccer field 1 has been nominated as a training venue for the FIFA Women's World Cup 2023 and requires upgrade to international training standards by March 2023. The City received \$2.66M in Grant funding as a part of the WA Recovery Plan for the design and construction of the sports floodlighting upgrades.

Detail

Tender No. 22090, for the supply and installation of sports floodlighting upgrade to multiple playing fields at Kingsway Indoor Stadium, Madeley, advertised on 6 July 2022 and closed on 2 August 2022. A non-mandatory site briefing was held on 26 July 2022 at Kingsway Olympic Soccer field, which provided tenderers with the opportunity to inspect the existing site prior to the closing of the Tender. Three Tender addenda were issued.

The Tender included provision for undertaking floodlighting upgrade works to multiple fields as Separable Portions as follows:

- SP 1. Soccer fields 1, 2, 3 and Training fields North and Central;
- SP 2. Rugby 2 field; and
- SP 3. Multipurpose field.

Essential details of the proposed contract are as follows:

Item	Detail
Contract Form	Major Works AS4000
Contract Type	Lump Sum
Contract Duration	10 months
Commencement Date (Subject to Tender Award)	Last day the final party signs the contract
Date for Practical Completion	Separable Portion SP1; Soccer fields 1, 2, 3 and training fields north and central by 28 February 2023.
	Separable Portion SP2; Rugby field 2 by 15 March 2023.
	Separable Portion SP3; Multipurpose playing field by 15 March 2023.
Defects Liability Period	+12 months (from Practical Completion for each Separable Portion)
Expiry Date	30 July 2024
Extension Permitted	No
Rise and Fall	Not applicable

At close of the tender, a sole submission was received from:

Company (full entity name)	Company (abbreviated name)	Business Address (Suburb)
Stiles Electrical & Communication Services	Stiles	33 Lancaster Road, Wangara

Feedback from known Contractors who did not submit a tender was that they were unable to submit due to capacity issues within their own organisations – both in terms of submitting the tender and in delivery of the works. Some were also choosing to pursue other concurrent tenders of a similar nature, in which their submissions were further advanced.

Probity Oversight

Oversight to the tender assessment process was undertaken by William Buck Consulting (WA) Pty Ltd and the City's Contracts Officer.

Assessment of the Tender submission was undertaken in accordance with the Procurement Evaluation Plan (PEP). The PEP included the following selection criteria:

	Criteria	Weighting
1	Sustainable (Corporate Social Responsibility) Procurement: a) Environmental Considerations 5% b) Buy Local 10% c) Reconciliation Action Plan 2.5% d) Disability Access & Inclusion 2.5%	20%
2	*Demonstrated experience of tenderer and personnel performing the services	25%
3	*Methodology, resources and capacity	25%
4	*OSH demonstrated working documents	30%
	TOTAL	100%

Pricing is not included in the qualitative criteria but considered as part of the overall Value for Money (VFM) assessment.

*Tenderers must achieve a minimum acceptable qualitative score for each of the mandatory qualitative criteria detailed above to progress for further evaluation.

Evaluation Criteria 1 – Sustainable (Corporate Social Responsibility) (20%)

Evidence of Sustainable (Corporate Social Responsibility) Procurement assessment was based on the tenderers' responses provided within the Questionnaires set out in Schedules 3A, 3B, 3C, 3D that were included in the tender documentation.

Sub-criteria a) Environmental Considerations (5%)

The City is committed to procuring goods and services that have the most positive environmental, social and economic impacts over the entire life cycle of a product or service. The environmental assessment based on tenderer's response to their Environmental policy and practices.

Sub-criteria b) Buy Local (10%)

The City encourages the development of competitive local businesses within the geographical boundaries of the City first and secondly within the broader region. The assessment based on the tenderer's responses to, but not limited to the following commitment:

- Purchasing locally made and sourced goods/services;
- Inviting local businesses to participate in quotation, tender and expressions of interest opportunities;

- Providing an advantage to those businesses based within the City's boundaries;
- Providing an advantage to those businesses demonstrating economic benefit to the City's community such as employing local residents/sub-contractors and/or purchasing goods/services from local providers.

Sub-criteria c) Reconciliation Action Plan (2.5%)

The assessment based on the tenderer's responses to:

- **Relationships** – building positive relationships between indigenous and non-indigenous people;
- **Respect** – recognising the contribution of Indigenous people to Australia and learning more about the history, culture and diversity in a two-way communication process;
- **Opportunities** – attracting, developing and retaining organisational talent to build opportunities for aboriginal employment, training, and development and mentoring.

Sub-criteria d) Disability Access & Inclusion (2.5%)

The assessment based on the tenderer's responses to:

- People with disabilities have the same buildings and facilities access opportunities as other people;
- People with disabilities receive information in a format that will enable them to access information as readily as other people are able to access it;
- People with disabilities receive the same level and quality of service from staff as other people receive;
- People with disabilities have the same opportunities as other people to make complaints;
- People with disabilities have the same opportunities as other people to participate in any employment opportunities.

The combined assessment of responses for the above Sustainable Procurement criterion determined that the sole tenderer, Stiles met the requirements under this criterion.

Evaluation Criteria 2 – Demonstrated Experience of Tenderer and Personnel performing the Services. (25%)

The assessment of tenderer's resources as presented evaluated their capacity to meet the requirements of the contract. Assessment of this criterion considered the tenderer's organisation experience and the experience of key personnel who will be involved in the project with consideration given to project experience, relevant industry qualifications and type, size and complexity of projects previously undertaken.

Based on the response the assessment determined that the sole tenderer, Stiles met the requirements under this criterion.

Evaluation Criteria 3 – Methodology, resources and capacity for the services (25%)

The assessment of tenderer's methodology evaluated their understanding of the project, methodology and capability to meet the requirements of the contract. This is inclusive of a construction programme to show ability to meet the relevant timeframe of the contract. Based on the response, the assessment of this criterion determined that the sole tender, Stiles met the requirements under this criterion.

Evaluation Criteria 4 – OSH demonstrated working documents (30%)

Evidence of safety management policies and practices assessed from the tender submission. The assessment for safety management based on the tenderers' responses to an Occupational Health and Safety Management System Questionnaire included within the tender documentation.

Based on the response, the assessment of this criterion determined that the sole tender, Stiles met the requirements under this criterion.

Overall Weighted Assessment and Ranking

The Tenderer's submission was reviewed in accordance with the PEP, and assessed having the necessary resources, previous experience, capability and systems to undertake the works as specified in the Tender. Stiles has also confirmed its ability to meet the City's required Delivery Schedule.

Price Assessment and Value for Money

The assessment of the Tenderer's lump sum pricing considered pricing for each of the Separable Portions.

A review of Stile's tendered prices as compared to the Design Consultant's estimate found that:

- Separable Portion SP1; Soccer 1, 2, 3 & Training north and central fields by Stiles provided competitive pricing and value for money;
- Separable Portion SP2; Rugby field 2 by Stiles provided competitive pricing and value for money; and
- Separable Portion SP3; Multipurpose field by Stiles provided competitive pricing and value for money. However, there is insufficient budget in 22/23 FY to undertake works under this Separable Portion as explained further in this report.

The overall Value for Money assessment determined that Stiles' tender provides value for money for the tendered work.

Consultation

Throughout the design of the project, the City has worked collaboratively with key stakeholders including Kingsway Olympic Soccer Club and other user groups.

Notification to The Department of Local Government, Sport and Cultural Industries, Kingsway Clubs and the City's Your Say page were also undertaken during this time-period. The City received no feedback from the Community during this process.

The City has held regular meetings with Olympic Kingsway Soccer Club, one of the primary external stakeholder to keep them informed of the design process. The City has also notified Wanneroo District Rugby Club that they will benefit from the works with the floodlights on their second pitch being upgraded as part of the project. Further engagement with stakeholders affected by the actual physical works being proactively notified and informed on the project progress.

Comment

The Tender submission from Stiles provides value-for-money outcome in accordance with the assessment criteria as detailed in the PEP and therefore recommends as the successful tenderer:

- Stiles Electrical and Communication Services offers competitive pricing for Separable Portions 1, 2 & 3; and

- Stiles Electrical and Communication Services has a strong history in the delivery of sports floodlighting upgrades for similar projects with the City of Wanneroo and other surrounding Local Authorities.

Statutory Compliance

Tenders invited were in accordance with the requirements of Section 3.57 of the *Local Government Act 1995*. The Tendering procedures and evaluation complied with the requirements of Part 4 of the *Local Government (Functions and General) Regulations 1996*.

Development Approval:

These works constitute as Public Works and are therefore exempt from a Development Approval.

Strategic Implications

The proposal aligns with the following objective within the Strategic Community Plan 2021 – 2031:

1 ~ An inclusive and accessible City with places and spaces that embrace all

1.3 - Facilities and activities for all

1.2 - Valued public places and spaces

6 ~ a future focused City that advocates, engages and partners to progress the priorities of the community

6.4 - Understand our stakeholders and their needs

Risk Management Considerations

Risk Title	Risk Rating
ST-S23 Stakeholder Relationships	Low
Accountability	Action Planning Option
Director Corporate Strategy and Performance	Manage

Risk Title	Risk Rating
ST-S26 Resilient and Productive Communities	Medium
Accountability	Action Planning Option
Director Community and Place	Manage

The above risk/s relating to the issue contained within this report have been identified and considered within the City's corporate risk register. Action plans have been developed to manage this risk to support existing management systems.

Financial and Performance Risk

Financial Risk

A financial risk assessment was undertaken as part of the tender evaluation process and the outcome of this independent assessment by Corporate Scorecard Pty Ltd advised that Stiles has been assessed as having a 'sound' financial capacity to meet the requirements of the contract.

As per the Tender requirements, Stiles is required to provide two bank guarantees within 14 days of acceptance of the Tender, per Separable Portion with a combined total of 5.0% of the

overall contract value, with 2.5% to be returned at Practical Completion and 2.5% to be returned at finalisation of the Defects Liability period.

Performance Risk

Stiles pricing is comparative with the City's consultant cost estimate and current market conditions.

Stiles has undertaken a significant number of sports floodlighting upgrade projects for the City of Wanneroo within the past five years; completing these on time and with a high level of service. Two recently completed floodlighting projects include upgrades to Belhaven Park in Quinns Rocks and Ferrara Park in Marangaroo. Practical completion for these projects were achieved in March 2022. Stiles' project management, quality of work and overall delivery of projects is very good, demonstrating a strong appreciation of the City's requirements.

Independent reference checks confirm that the recommended Tenderer has provided good service and delivery to its clients, and execute their work in a professional and approachable manner. There are no claims, disputes or notices of default registered against the company.

Operational Risk

Operational risk and mitigation will be addressed through the risk assessment process of the project management framework.

Prior to the commencement works, the appointed Contractor will be inducted to the project site. Ongoing auditing of the contractor's work practices during the course of the works will be undertaken to ensure compliance with the Operational Health and Safety requirements.

Policy Implications

Tenderers invited were in accordance with the requirements of the City's Purchasing Policy.

Financial Implications

Based on the Tenderer's lump sum price submission the total project cost, including the recommended Tenderer's submitted prices, is summarised below:

PR-4331 Kingsway Regional Sporting Complex, Madeley Upgrade Soccer Field Floodlighting

Description	Expenditure	Budget
Budget:		
Allocated Capital Works Budget up to 2020/21 (PR-4331)		\$2,470
Allocated Capital Works Budget for 2021/22 (PR-4331)		\$110,030
Allocated Capital Works Budget for 2022/23 (PR-4331)		\$2,673,500
Expenditure:		
Expenditure incurred in 20/21 & 21/22	\$113,989	
Expenditure incurred in 22/23	\$1,862	
Commitment to date	\$11,600	
Project Management	\$75,000	
Design Contingency	\$15,000	
Construction Contingency (SP1 & SP2 only)	\$234,871	
Separable Portion SP1; Supply and installation of sports floodlighting to Soccer fields 1, 2, 3 and Training fields north and central	\$2,064,053.73	

**PR-4331 Kingsway Regional Sporting Complex, Madeley Upgrade Soccer Field
Floodlighting**

Description	Expenditure	Budget
Separable Portion SP2; Supply and installation of sports floodlighting to Rugby field 2	\$269,624.20	
Total Expenditure	\$2,786,000	
Total Funding		\$2,786,000

Voting Requirements

Simple Majority

Recommendation

That Council:-

1. **ACCEPTS** the tender submitted by Stiles Electrical & Communication Services for Tender No. 22090, for the Supply and Installation of Sports Floodlighting Upgrades at Kingsway Sporting Complex in Madeley in accordance with the General Conditions of Tendering as follows:
 - a) **Separable Portion 1 – Supply and Installation of Sports Floodlighting upgrades to Soccer Fields 1, 2 and 3 and Training Fields North and Central for the fixed lump sum price of \$2,064,053.73**
 - b) **Separable Portion 2 - Supply and Installation of Sports Floodlighting upgrades to Rugby Field 2 for the fixed lump sum price of \$269,624.20; and**
2. **DECLINES** the tender submitted by Stiles Electrical & Communication Services for the Supply and Installation of Sports Floodlighting Upgrades at Kingsway Sporting Complex in Madeley - Separable Portion 3 – Multi Purpose Field.

Attachments:

1. *Attachment 1 - Tender 22090 (Confidential) Confidential*

Confidential Attachment 1 –Tender 22090

This attachment is confidential and distributed under separate cover to all Council Members.

Administration Use Only
Attachment 1 – HPE # 22/336530

Community & Place

Community Development

CP01-09/22 Community Groups Policy

File Ref: 29299V02 – 22/268463
Responsible Officer: Director Community and Place
Attachments: 2
Previous Items: CP05-08/19 - Community Shed Policy - Ordinary Council
- 27 Aug 2019 7.00pm

Issue

To consider adoption of a new Community Groups Policy and the proposed repeal of the existing Community Shed Policy.

Background

Community Sheds are community-based, non-profit, non-commercial organisations. Their primary activity is the provision of a safe, friendly and welcoming environment where men and/or women are able to work on meaningful projects in the company of others. Community Sheds seek to advance the health and wellbeing of their members, promote social connection, and encourage social inclusion.

Over recent years, the growing number of Community Sheds in the across the State has increased the enquiries through Local Governments and funding bodies (such as Lotterywest) to manage requests for the provision of land, facilities and financial support.

At its 22 August 2017 meeting, Council considered a Motion on Notice (MN02-08/17) requesting the development of a policy on Men's and Women's Sheds (Community Sheds) and resolved as follows:

"That Council:

- 1. REQUESTS that Administration develop a policy on the development of Men's and Women's Sheds within the City of Wanneroo;*
- 2. REQUESTS that Administration consult with WA Men's Shed Association Inc. (WAMSA) on the development of such a policy and pursues the development of a Memorandum of Understanding (MoU) with WAMSA aligned to the policy;*
- 3. REQUESTS that Administration develop a report on possible financial assistance that can be considered as part of the 2017/18 mid-year budget review to support the provision of facilities for community organisations such as Men's Sheds within the City of Wanneroo; and*
- 4. BY ABSOLUTE MAJORITY, APPROVES a financial contribution of \$9,000 to the Northern Suburbs Men's Shed Inc. to cover six months' rent to enable the Men's Shed to continue operating from their current premises with the funding to be allocated from the 2017/18 Community Funding Program."*

The Community Shed Policy (**Attachment 1**) was subsequently developed in consultation with a number of Community Sheds located within the City to better understand their needs and future direction.

The Community Shed Policy was adopted by Council in August 2019, and has succeeded in supporting the development of sustainable Community Sheds. The inclusion of an Establishment Fund enabled the City to provide financial support to Eligible Sheds for their facilities over a three year fixed term funding period, whilst they increased their capacity to financially contribute and/or seek alternative funding sources towards a long term facility for their operations.

Detail

Community Shed Policy

Since implementation of the Policy, the City has supported the three Eligible Sheds as follows:

Northern Suburb's Men's Shed (NSMS) utilised their Establishment Fund allocation for payment of rent for the premises in Landsdale, to enable the NSMS to redirect their own funds towards planning for a new building. Administration is continuing to work with NSMS to develop an Agreement for Lease for a site within the Kingsway Regional Sporting Complex in Madeley to construct a new shed. The NSMS has received a \$1M funding commitment from the State Government to support the planned relocation and facility construction.

Quinns Men's Shed (QMS) applied their Establishment Fund allocation towards construction costs for the extension of their leased premises in Quinns Rocks. The additional shed opened on 9 March 2022 and has enabled storage for equipment and an increased number of items made for sale, with a subsequent increase in memberships.

Yanchep Community Men's Shed (YCMS) utilised their Establishment Fund allocation for payment of rent for leased premises in Yanchep. Administration is continuing to work with YCMS to develop an Agreement for Lease for a portion of land adjacent to the existing community facility within Oldham Park, Yanchep for the group to construct a new shed.

All Establishment Fund payments available under the Policy were disbursed at the close of the 2021/22 financial year.

The Community Shed Policy was scheduled for review in August 2022, aligned to the following resolution of Council at its meeting on 27 August 2019 (excerpt only):

"That Council:

SUPPORTS the Community Shed Establishment Fund for the inaugural term (three year period) of the Community Shed Policy and APPROVES that after this point the Fund will cease to exist."

The scheduled review of the Community Shed Policy coincided with the scheduled review of the City's Leasing Policy that includes principles and direction on how recreational leasing opportunities for community groups are to be managed. After removal of the Establishment Fund, a comparison of the Policy with the revised Leasing Policy showed that the provisions are aligned and that the Leasing Policy effectively provides for Community Sheds as well as other community groups with regard to development and availability of premises.

It is therefore proposed that the Community Sheds Policy be repealed, acknowledging that the needs of local Community Sheds (related to development of and access to premises) within the City are supported by the Leasing Policy, adopted by Council at its meeting on 12 July 2022.

General support, liaison, guidance and capacity building with Community Sheds will continue as part of business as usual practices by the City, aligned with the services available to community groups generally and described within the proposed Community Groups Policy.

Community Groups Policy

The draft Community Groups Policy (**Attachment 1**) provides the principles of supporting community groups in an equitable and transparent manner, and describes the roles and responsibilities of the City and community groups.

The Policy aligns with key strategic documents including the *Strategic Community Plan 2021-2031* and *Social Strategy 2019*, and specifically addresses two relevant focus areas within the *Community Development Plan 2021/22–2025/26*.

For specific items of support where a City policy currently exists, the Community Groups Policy references those policies as being the primary document.

Consultation

No consultation has been undertaken to specifically seek feedback on the repeal of the Community Shed Policy however Administration has been actively supporting and providing guidance to the Community Sheds towards financial sustainability with their understanding that the establishment funding was in place for a finite period. The City's support and advice will continue as outlined within the proposed Community Groups Policy.

Comment

The City acknowledges that all community groups are a valuable resource in the community and provide social and wellbeing outcomes to their volunteers and members.

A challenge under the existing Community Shed Policy has been to balance the benefits and needs of Community Sheds with the capacity of the City to sustain financial and resource support, while being equitable in its approach with other community groups. With the completion and subsequent cessation of the Establishment Fund, Administration recognises that the remaining support provisions in the current Community Shed Policy apply to all community groups wishing to access or create recreational or leisure facilities within the City. The proposed Community Groups Policy outlines these provisions, whilst ongoing advice and direction for specific activities is provided in other City policies (e.g. Leasing Policy, Community Funding Policy).

Statutory Compliance

Nil

Strategic Implications

The proposal aligns with the following objective within the Strategic Community Plan 2021 – 2031:

6 ~ A future focused City that advocates, engages and partners to progress the priorities of the community

6.3 - Build local partnerships and work together with others

Risk Management Considerations

Risk Title	Risk Rating
ST-S23 Stakeholder Relationships	Low
Accountability	Action Planning Option
Director Corporate Strategy & Performance	Manage

Risk Title	Risk Rating
ST-S24 Strategic Asset Management	Medium
Accountability	Action Planning Option
Director Assets	Mitigate

The above risk/s relating to the issue contained within this report have been identified and considered within the City's Strategic and Corporate risk registers. Action plans have been developed to address these risks to support existing management systems.

Policy Implications

Adoption of the Community Groups Policy is subject to Council approving the repeal of the Community Shed Policy.

Financial Implications

There are no increased financial implications of the Community Groups Policy as the support provided is undertaken within existing resources. Aligned with Council's resolution in August 2019, the 2022/23 budget does not include any provision for the continuation of the Community Sheds Establishment Fund.

Voting Requirements

Simple Majority

Recommendation

That Council:-

- 1. APPROVES the repeal of the Community Shed Policy (Attachment 1); and**
- 2. ADOPTS the Community Groups Policy (Attachment 2).**

Attachments:

- [1](#). Attachment 1 - Community Shed Policy (August 2019) 19/299231
- [2](#). Attachment 2 - Draft Community Groups Policy (August 2022) 22/280949 Minuted



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Community Shed Policy

Policy Owner:	Community Development
Contact Person:	Manager Community Development
Date of Approval:	27 August 2019 CP05–08/19

POLICY STATEMENT

The City of Wanneroo (the **City**) is committed to supporting the development of sustainable, proactive, and community focused **Community Sheds**.

POLICY OBJECTIVE

This Policy will:

- Support the development, sustainability, and operation of Community Sheds within the City;
- Clarify the City's role in supporting and facilitating Community Sheds, including the allocation of resources, facilities, and land; and
- Clarify the roles and responsibilities of the City and Community Sheds.

SCOPE

The Policy applies to:

- All City representatives including Elected Members, employees, volunteers and contractors/consultants.
- Groups interested in establishing Community Sheds in the City.
- Established Community Sheds located in the City.

IMPLICATIONS (Strategic, Financial, Human Resources)

The *Community Shed Policy* (**Policy**) can be supported through existing City staff resourcing. All financial commitments need to be considered as part of the City's annual budgeting process.

The Policy aligns with the following objectives of the Strategic Community Plan 2017 – 2027:

- 1.1.1 *Create opportunities that encourage community wellbeing and active and healthy lifestyles*
- 1.4.1 *Connect communities through engagement and involvement*
- 4.1.2 *Engage, include and involve community.*



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IMPLEMENTATION

When implementing this Policy, relevant City policies and procedures and other legislative requirements are to be applied.

The City acknowledges that Community Sheds are a valuable resource in the community. A major objective of Community Sheds is to advance the health and wellbeing of members and to encourage diversity and social inclusion.

Community Sheds are strongly encouraged to collaborate and seek partnerships with other agencies, community organisations and Community Sheds to facilitate common objectives and outcomes.

1. Community Sheds Facilities and/or Land

1.1 Community Sheds on land or in facilities managed by the City

The City will ensure that fair and transparent processes are used in relation to the establishment and ongoing support of a Community Shed on land or facilities managed by the City. This includes clear processes for responding to enquiries as well as identifying and assessing suitable site options. Multiuse and/or **co-location** of shared land use or facilities are encouraged due to limited availability and competing priorities for land use and development; for this reason, the City will support the allocation of a maximum of three **City managed land** parcels for Community Sheds.

Community Sheds on City managed land will be subject to the requirements of relevant City policies as well as standard development laws and any required planning or building approvals including:

- Land and/or facilities leasing is subject to the City's *Leasing Policy*;
- Facility hire arrangements are subject to the City's *Facility Hire and Use Policy*;
- Facility hire fee waiver arrangements are subject to the *Donations, Sponsorships; and Waiver of Fees and Charges Policy*.

If seeking City support for land or facilities, the City requires a Community Shed to be able to demonstrate an ability to raise the necessary funds towards construction of a facility and meet all ongoing operational costs.

Where a **land lease** arrangement is considered appropriate, consideration will be given to community demand, future growth, accessibility, geographical spread and proximity to related amenities. The *Leasing Policy* does not support the leasing of the City's freehold land for purposes other than commercial, retail or residential use.

Community Sheds on City managed land are required to:

- Be an **incorporated association** and have been operating as a Community Shed for at least three years;
- Be a registered **not for profit** association under WA State legislation requirements;



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- Obtain all relevant insurances associated with establishing and running a Community Shed;
- Demonstrate more than 50% of their membership reside in the City of Wanneroo; and
- Abide by all relevant City policies and local laws, and applicable legislation, with particular consideration given to those mentioned in the *References* section of this Policy.

1.2 Community Sheds on land other than City owned or managed land

The City encourages the establishment of Community Sheds on **privately owned or managed land** within the City boundaries. Community Sheds being established on land other than City owned or managed land will be subject to standard development laws as well as planning and building approval requirements.

The City will provide guidance on any applicable City processes to support their establishment, governance and ongoing sustainability.

2. Establishment Fund (Fund)

The City is committed to providing financial support to three existing Community Sheds (**Eligible Sheds**) that have not received external funding support for their facilities; currently named as Northern Suburbs Men's Shed, Yanchep Community Men's Shed and Quinns Men's Shed.

The purpose of the Fund is to provide financial support for their facilities over a three year fixed term funding period, whilst the Eligible Shed increases their capacity to financially contribute and/or seek alternative funding sources towards a long term facility for their operations.

The City will ensure sound Fund administration, including:

- adherence to policy and *Community Shed Establishment Fund Guidelines (Guidelines)*;
- communicating the availability of funding;
- assessing applications and distributing funds;
- monitoring and evaluating the Community Sheds progress and funding outcomes;
- reviewing annual acquittals submitted by the Eligible Sheds to ensure appropriate use of City provided funds; and
- reporting benefits to the community.

The Fund does not exclude the Community Sheds from applying for other City funding or donations as per associated policies.

2.1 Fund Term

The Fund will only be in place for the inaugural term of this Policy (three year period). After this point, the Fund will cease to exist.

2.2 Funding Availability

- The Fund offers up to \$45,000 for each of the three Eligible Sheds, in accordance with this policy and guidelines, over a three year fixed term period;



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- Subject to satisfactory evidence, including but not limited to membership numbers, expenses and income, to meet the Sheds financial obligations over the three year period and suitable market rental evidence being provided to the Chief Executive Officer to support the funding allocation, funding will be provided as either:
 - a) An annual instalment of up to \$15,000 to contribute towards:
 - Purchase or building of a facility;
 - Extension to a facility for the purpose of increasing Community Shed membership or colocation with a community organisation; or
 - **Net effective rental** towards privately owned facilities.
 - b) A total lump sum of up to \$45,000 to contribute towards:
 - Purchase or building of a facility; or
 - Extension to a facility for the purpose of increasing Community Shed membership or colocation with a community organisation.
 - c) As a three year performance based rental grant that is to the maximum value (over the three year period) of \$45,000 distributed over three years at an annual proportion as approved by the Chief Executive Officer and paid in annual instalments subject to each year's membership targets being reached.
- Fund applications will be considered in the City's annual budgeting process, with lump sum payments granted in the following financial year. Applications will be considered by Council via the City's annual budgeting process. Any outstanding City grant funding must be acquitted before an application under the Fund will be considered; and
- Funding cannot be carried over beyond the term of this policy as after this point, the Fund will cease to exist.

2.3 Funding Criteria and Approval

To ensure alignment with the Policy, Guidelines and eligibility, an application and acquittal process will be undertaken. All funding applications and acquittals should be submitted using the approved forms within the required timeframe.

Funding distributed by the City to a successful Eligible Shed shall be used solely for the purpose outlined in this policy and will be formalised in an agreement.

Eligible Sheds are required to submit a comprehensive business plan as part of their initial application and submit annual financial statements demonstrating increased financial capacity to contribute towards a long term facility for their operations.

Where funding is used as a contribution towards net effective rental of a privately owned facility, Community Sheds are required to undertake due diligence when considering a private lease to ensure lease terms are consistent with market conditions. The lease agreement will need to be between the Eligible Shed and lessor.

Within the funding agreement, the successful Eligible Shed will be required to commit to annual **key performance indicators**: Examples may include membership growth, increasing partnerships, increasing financial resources, increasing diversity, increasing community engagement activities and increased health and wellbeing of members.



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Applications will be assessed according to this Policy and Guidelines with recommendations made for approval.

ROLES AND RESPONSIBILITIES

The City is committed to supporting the development of sustainable, proactive, and community focused Community Sheds and will help with the establishment, governance and management of sustainable Community Sheds.

The City will not be a guarantor on any financial loan or be a party to any commercial lease contracts.

Where requested, the City will investigate site options for future Community Shed locations on City managed land.

The City's Community Development service unit is the primary administrator of the Community Shed Establishment Fund. Endorsement of funding recommendations is undertaken by the CEO or nominee.

Successful eligible Community Sheds are required to adhere to the terms and conditions of their funding agreement.

Community Sheds are encouraged to work with other agencies and community groups to support the resourcing, development and operation of a Community Shed and/or identify and develop opportunities for partnerships and co-location of land or facilities.

Community Sheds are responsible for building their capacity and sustainably managing their operations and finances. Community Sheds must abide by all relevant City policies and local laws, and applicable legislation, with particular consideration given to those mentioned in the *References* section of this Policy.

DISPUTE RESOLUTION

Disputes in regard to this policy will be referred to the Director Community & Place in the first instance. Where the Director Community and Place is involved in the assessment or approval of Establishment Fund applications, disputes will be referred to the Chief Executive Officer for a ruling.

Conflicts arising from personal relationships or financial arrangements of City staff or Elected Members involved in the Establishment Funding assessment, approval or administration will be managed in accordance with the conflict of interest provisions in the City's Code of Conduct.

EVALUATION AND REVIEW PROVISIONS

The term of this Policy is for three years and will be reviewed during this period.



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DEFINITIONS

<i>DEFINITIONS: Any definitions listed in the following table apply to this document only.</i>	
Community Shed	Community Sheds hold a membership with Men's Sheds of WA or an equivalent Community Shed body, are community-based, non-profit organisations who provide a safe, friendly, and welcoming environment where men and/or women are able to work on meaningful projects. Community Sheds seek to advance the health and wellbeing of their members, promote social connection, improved health and wellbeing, and encourage social inclusion.
Co-location	Co-location means to locate or be located in jointly or together, as two or more groups. In the context of Community Sheds it is the sharing of facilities, resources, and/or land between community groups, organisations, and land or property owners through private arrangement and external to the City.
City managed land	All City managed and operated land, reserves and facilities across the City (being Crown land).
Land lease	An agreement in which a Tenant is permitted to occupy or develop a piece of land during the lease term, after which the land and any improvements revert to the City. Also known as a ground lease.
Incorporated association	A Registered incorporated association under the <i>Associations Incorporation Act 2015</i> .
Not for Profit	Not for Profit generally relates to incorporated bodies. Those bodies are not necessarily precluded from making profits but are regulated by the <i>Associations Incorporation Act 2015</i> so as members of the association are not entitled to share in any pecuniary profits.
Privately owned or managed land	Land or a facility which is not owned or managed by the City.
Eligible Sheds	Northern Suburbs Men's Shed, Yanchep Community Men's Shed and Quinns Men's Shed.
Net effective rental	Actual amount of rent paid of a privately owned facility (excluding outgoings and other lease fees and charges).
Key performance indicators (KPI)	A set of quantifiable measures that are used to evaluate a group or organisations performance over time.

RELEVANT POLICIES/MANAGEMENT PROCEDURES/DOCUMENTS OR DELEGATIONS

Place Framework
Strategic Land Policy
Leasing Policy
Leasing Management Procedure



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Facility Hire & Use Policy
Donations, Sponsorships and Waiver of Fees and Charges Policy
Access and Inclusion Plan
Community Funding Policy
Community Shed Establishment Fund Guidelines

REFERENCES

Local Government Act 1995
Land Administration Act 1997
Planning & Development Act 2005
Associations Incorporation Act 2015
Building Act 2011
City of Wanneroo Strategic Community Plan 2017/18-2026/27
Equal Opportunity Act 1984
Occupational Safety and Health Act 1984

RESPONSIBILITY FOR IMPLEMENTATION

Manager Community Development

Version	Next Review	Record No:
27 August 2019 CP05–08/19	August 2022	19/299231



Council Policy

Community Groups Policy

Responsible Directorate:	Community and Place
Responsible Service Unit:	Community Development
Contact Person:	Manager Community Development
Date of Approval:	<i>Date the document was approved by Council</i>
Council Resolution No:	<i>Council Resolution No.</i>
Context:	Alignment with key strategic documents, including the Strategic Community Plan 2021-2031 and Social Strategy 2019.

1. POLICY STATEMENT

The City of Wanneroo (**City**) recognises the value of **Community Groups** to create connected, inclusive and sustainable communities, and is committed to supporting and empowering Community Groups.

2. OBJECTIVE AND PURPOSE

This policy aims to describe how the City may support the establishment and ongoing success of Community Groups operating within the Wanneroo area, recognising the value of empowering the community to achieve local benefits.

Its purpose is to:

- Outline the principles of supporting Community Groups in a fair and transparent manner that aligns with the City's priorities; and
- Provide a clear approach to supporting empowerment and sustainability of Community Groups.

3. KEY DEFINITIONS

Community Group: a group operating within the City of Wanneroo, that works for public benefit, is self-governed and not-for-profit. This does not include sporting clubs and not-for-profit service organisations, recognising that the City offers specific support through other policies for these bodies.

4. SCOPE

This policy applies to the general principles of support available to all Community Groups, and is not intended to replace or over-ride the provisions of City policies specific to particular



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services or activities e.g. community funding, public community events. It should be noted that Community Groups are required to be incorporated to receive certain benefits or to enter into legal agreements with the City, as outlined in the relevant policy e.g. Leasing Policy.

5. IMPLICATIONS (Strategic, Financial, Human Resources)

This Policy aligns with the *Strategic Community Plan 2021-2031*, as follows:

- 1.1 Value to contribution of all people
- 1.4 Bringing people together
- 6.4 Understanding our stakeholders and their needs
- 7.5 Customer focused information and services

This Policy also aligns with the City's *Social Strategy 2019*, and other informing plans.

6. IMPLEMENTATION

The following statements guide how the City will support Community Groups, and are aligned to focus areas outlined in the *Community Development Plan 2021/22–2025/26*:

Connection and Inclusion

The City will:

- facilitate connections within the City and community;
- provide equitable access to appropriate resources for eligible Community Groups;
- coordinate and simplify access to City services;
- provide advice and encouragement for Community Groups to create inclusive, accessible and safe environments;
- advocate on behalf of Community Groups.

Engagement and Empowerment

The City will:

- provide guidance on the establishment and governance of sustainable Community Groups;
- provide and support opportunities for local Community Groups to continually learn and build capacity to meet their goals;
- support and encourage community-led initiatives;
- provide access to relevant resources and information;
- provide opportunities to engage, connect and inform the City.

7. ROLES AND RESPONSIBILITIES

The role of the City is:

- to provide links to peak bodies, but not to duplicate services or information offered by them;



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- to adopt and maintain appropriate policies, information and guidelines, which may be accessed by Community Groups;
- to provide the support articulated in the Implementation section of this policy in relation to Connection and Inclusion, and Engagement and Empowerment;
- not to be a guarantor on any financial loan or be a party to any commercial lease contracts; and
- to provide funding to Community Groups within the provisions and guidelines described in activity-specific policies, e.g. Community Funding Policy.

The role of Community Groups is to:

- build connections with other community groups and agencies to collaborate, support and share information;
- sustainably manage their operations and finances;
- demonstrate good governance practices including safeguarding of members;
- self-fund (or secure external funds) to pay for leasing and/or construction of premises and ongoing operational costs; and
- abide by all relevant City policies and local laws, and applicable legislation.

Community Development is responsible for implementation of this Policy including offering clarification where required.

8. DISPUTE RESOLUTION (if applicable)

All disputes in regard to this policy will be referred to the Director Community & Place in the first instance. In the event that an agreement cannot be reached, the matter will be submitted to the Chief Executive Officer for a ruling.

9. EVALUATION AND REVIEW

This policy shall be reviewed every three years to evaluate its effectiveness, including measurement against annual key performance indicators derived from strategic plans and actions.

10. RELATED DOCUMENTS

The City publishes various policies, information and guidelines related to support available to Community Groups and the wider community, including:

- Community Funding Policy
- Community Gardens Policy
- Community Transport Service Policy
- Leasing Policy
- Facility Hire and Use Policy
- Sponsorship Policy
- Volunteering Policy



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11. REFERENCES

City of Wanneroo Strategic Community Plan 2021-2031
City of Wanneroo Social Strategy 2019
City of Wanneroo Community Development Plan 2021/22-2024/25

12. RESPONSIBILITY FOR IMPLEMENTATION

Manager Community Development

REVISION HISTORY

Version	Next Review	Record No.
August 2022	August 2025	22/280949

Cultural Development

CP02-09/22 Sun City Precinct - Proposed for Entry onto the State Register of Heritage Places

File Ref: 44106 – 22/326846
Responsible Officer: Director Community and Place
Attachments: 4

Issue

The City of Wanneroo has been invited to provide a submission on proposed entry of P26470 Sun City Precinct onto the State Register of Heritage Places.

Background

As the relevant Local Government associated with P26470 Sun City Precinct, the City has been invited by the Department of Planning, Lands and Heritage to provide comments and feedback on the Heritage Council's proposed consideration of the Sun City Precinct for entry onto the State Register of Heritage Places. The comments proposed for online submission are outlined in the Comment section below.

The Heritage Council of Western Australia is considering whether to recommend that the Minister for Heritage should include Sun City Precinct, Two Rocks in the State Register for Heritage Places. Inclusion in the Register enables the conservation, continuing use, development and adaptive re-use of places with recognised cultural heritage significance, in ways that promote and maintain their place in Western Australia's history.

Detail

The proposed entry by the Heritage Council includes the following places within the Sun City Precinct that are currently listed in the City of Wanneroo's Local Heritage Survey:

1. P17593 Two Rocks Marina;
2. P17943 Two Rocks Shopping Centre;
3. P17944 Two Rocks Tavern;
4. P17941 Limestone Retaining Wall;
5. P17948 Waugal Monoliths;
6. P17935 King Neptune Statue;
7. P17523 Site of the Former Atlantis Marine Park.

The individual features (places) listed in the curtilage map (**Attachment 2**) are areas maintained and managed by private land owners and the State Government, noting however that P17935 King Neptune Statue may transfer to the City's management in future as part of public open space arrangements.

The City's Local Heritage Survey is currently under review, and proposed amendments to management categories associated with the places listed above have been placed on hold dependant on the outcome from the Heritage Council's meeting on 29 July 2022.

Should the Sun City Precinct be entered into the State Register of Heritage Places, the place will be recorded on the City of Wanneroo's Local Heritage Survey with a Management Category of 1. All respective individual places listed above will similarly be amended to Management Category 1. This Category is assigned to places deemed to have the greatest heritage value for the City, and in the case of places entered onto the State Register of Heritage Places, the greatest level of significance to the State of Western Australia. Similarly, the Sun City Precinct

will be added to the City of Wanneroo's Heritage List, which details those places listed in Management Categories 1 and 2. Places listed on the City's Heritage List are afforded statutory protection under District Planning Scheme No. 2.

Consultation

A report detailing the proposed entry onto the State Heritage Register by the Heritage Council was considered at the Heritage Services Advisory Group meeting on 17 August 2022. The Advisory Group was supportive of the Heritage Council's proposed consideration of the Sun City Precinct for entry onto the State Register of Heritage Places.

Comment

The City's comments and feedback regarding the proposed entry of the Sun City Precinct will be recorded via an online submission portal, located on the Department of Planning, Lands and Heritage website. Submissions are due by 30 September 2022. In total there are six questions requiring responses: four administrative questions regarding details of the respondent, and two questions regarding comments and feedback.

The City will recommend supporting the Sun City Precinct being registered on the State Register of Heritage Places, as several of the places incorporated into the P26470 Sun City Precinct entry are currently recorded on the City of Wanneroo Local Heritage Survey. Places on the Survey are subject to assessment against heritage criteria and are recorded as a way to acknowledge their heritage value to the local community. Each of the places included in the Sun City Precinct will have their respective management categories migrated to Management Category 1 should entry of the Sun City Precinct onto the State Register of Heritage Places occur.

The City's submission includes reference to the social value of the Sun City Precinct and its individual components to the Wanneroo community, the people of Western Australia, and the significance of the places at a national and international level. Comments are also included on the City's response to the development application for the Woolworths complex located within the Precinct, outcomes from the community consultation and the resulting Responsible Authority Report (RAR) submitted to the Joint Development Assessment Panel.

In relation to a specific component of P26470 Sun City Precinct, the Waugal Monoliths (P17948), it is considered that there could be cultural sensitivities and protocols requiring further consultation. The City in its submission has recommended that the Heritage Council undertake further research and consultation with the local Aboriginal community to inform considerations of listing these items in the State Register of Heritage Places.

The City's proposed comments to each question in the submission to the Department of Planning, Lands and Heritage are provided in **Attachment 4**.

Statutory Compliance

The State Register is a statutory list of places that help tell the story of Western Australia's history and development since European contact. Entry in the Register is reserved for places that have been found to have State cultural significance. The Register acknowledges the value and importance of a place and promotes its conservation.

Entry of the Sun City Precinct onto the Register will result in a subsequent entry of the place onto the City of Wanneroo's Local Heritage Survey. As a State Registered place, Sun City will be assigned a Management Category of 1, which will further result in the Precinct being afforded statutory protection under the City's Heritage List, established under Clause 8 of the Deemed Provisions of District Planning Scheme No. 2.

With the Heritage Council initiating a review of the Sun City Precinct for possible inclusion in the State Heritage Register this means that the precinct is defined as a “heritage-protected place” under the Planning and Development (Local Planning Schemes) Regulations 2015 (Deemed Provisions) for Local Planning Schemes. A heritage protected place under this definition includes a place that is under consideration for entry onto the State Register of Heritage Places. In this regard various exemptions for development do not apply within the curtilage of the precinct as set out on the Heritage Council’s curtilage map. The exemptions that no longer apply relate primarily to building a single dwelling, outbuilding construction, changing the use of commercial premises and other similar minor development matters listed under Part 7 of the Deemed Provisions. Development that would otherwise be exempt therefore requires development approval and any applications will be assessed in light of any implications on the heritage value of the area.

Where development is proposed in relation to a State Registered place, the application is required to be referred to the Heritage Council for comment before the matter can be determined by the responsible authority. Applicants are advised to liaise with the Heritage Council at the concept stage before submitting applications to ensure they are addressing the relevant heritage values of the place. The Heritage Council will assess applications according to the guidelines established by the Burra Charter which is an internationally recognised guiding document that defines best practice conservation. Should the Sun City Precinct be listed as a registered place, a Conservation Management Plan or Strategy may also be prepared for the precinct to guide development and other works such as maintenance of heritage structures.

Strategic Implications

The proposal aligns with the following objective within the Strategic Community Plan 2021 – 2031:

2 ~ A City that celebrates rich cultural histories, where people can visit and enjoy unique experiences

2.1 - Valuing cultures and history

Risk Management Considerations

Risk Title	Risk Rating
CO-026 Heritage	Medium
Accountability	Action Planning Option
Director Community & Place	Manage

The above risk relating to the issue contained within this report has been identified and considered within the City’s Corporate risk register. Action plans have been developed to manage and mitigate this risk to support existing management systems.

Policy Implications

Nil

Financial Implications

Local Development Plan No.1 (LDP No.1) covers the area comprising the proposed RAAFA Retirement Village and King Neptune Statue. A 1ha Public Open Space (POS) area including the King Neptune Statue has been ceded by the Fini Group to the Crown (under the management of the City of Wanneroo) and involves a bond amount paid to the City including obligations to complete landscaping to the public realm. Following the construction of the POS, the area will be maintained for a minimum of two years before being handed over to the City at which point the ongoing management and maintenance of the King Neptune Statue and

POS will be the City's responsibility. This will have financial implications for the City that have yet to be determined.

Voting Requirements





Simple Majority

Recommendation

That Council:-

1. **SUPPORTS** the proposed entry of P26470 Sun City Precinct onto the State Register of Heritage Places; and
2. **APPROVES** the submission of the proposed comments as per Attachment 4 to this report to the Department of Planning, Lands and Heritage.

Attachments:

- | | | |
|---|--|-----------|
| 1 |  Attachment 1: P26470 - Sun City Precinct - Two Rocks - Proposed Entry into State Register of Heritage Places - Draft Assessment documentation - 20220815 | 22/311225 |
| 2 |  Attachment 2: P26470 - Sun City Precinct- Two Rocks - Proposed Entry into State Register of Heritage Places - Curtilage - Zones of Significance maps | 22/311224 |
| 3 |  Attachment 3: P26470 - Sun City Precinct - Two Rocks - Proposed Entry into State Register of Heritage Places - Fact Sheet | 22/311231 |
| 4 |  Attachment 4: P26470 Sun City Precinct - City of Wanneroo proposed comments for submission | 22/323513 |



**HERITAGE
COUNCIL**
OF WESTERN AUSTRALIA

REGISTER OF HERITAGE PLACES

DRAFT – Register Entry

1. **DATA BASE No.** 26470
2. **NAME** Sun City Precinct, Two Rocks
Other Names Yanchep Sun City, Two Rocks Town Centre
3. **LOCATION**
Located in the suburb of Two Rocks, approximately 70 kms north of the Perth CBD, the place is bounded to the north by Sovereign Drive, to the east by Lisford Avenue, and to the west by the Marina breakwater sea walls. The southern boundary is a line extending west to east from the sea wall at Jordan Street to Lisford Avenue.
4. **DESCRIPTION OF PLACE INCLUDED IN THIS ENTRY**
 1. Reserve 51174 Lot 8796 on Deposited Plan 213230 being the land contained in Crown Land Record Volume 3110 Folio 148.
 2. Lot 100 on Diagram 52187 being the land contained in Certificate of Title Volume 1685 Folio 950.
 3. Portion of Lot 800 on Deposited Plan 43879 being a portion of the land contained in Certificate of Title Volume 2687 Folio 805.
 4. Portion of Lot 9702 on Deposited Plan 402964 being a portion of the land contained in Certificate of Title Volume 2948 Folio 663.
 5. Lot 10 on Diagram 77644 being the land contained in Certificate of Title Volume 1957 Folio 267.
 6. Lot 700 on Deposited Plan 402964 being the land contained in Certificate of Title Volume 2948 Folio 662.
 7. Lot 701 on Deposited Plan 402964 being the land contained in Crown Land Record Volume 3169 Folio 464.
 8. All those portions of road reserve, including those known as Enterprise Avenue, and Azzura Street
As per HC Curtilage Map P26470-0
5. **LOCAL GOVERNMENT AREA** City of Wanneroo

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6. CURRENT OWNER

1. State of Western Australia (Responsible Agency Department of Transport; Management Order to the Minister for Transport)
2. State of Western Australia (Responsible Agency Department of Planning, Lands and Heritage)
3. Carjon Holdings (WA) Pty Ltd, Star Regent Pty Ltd, Patrick Gerard O'Toole, Kathleen Teresa O'Toole
4. Fini Group Pty Ltd
5. Australian Leisure & Hospitality Group Pty Ltd
6. Australian Flying Corps & Royal Australian Air Force Association (Western Aust Division) Inc
7. State of Western Australia (Department of Planning, Lands and Heritage)
8. State of Western Australia (Main Roads Western Australia)

7. HERITAGE LISTINGS

- Register of Heritage Places: -----
- National Trust Classification: -----
- Local Planning Scheme:

Individual Places		
P17935 King Neptune Sculpture	Heritage List	07/11/2016
- Local Heritage Survey:

Individual Places		
P17935 King Neptune Sculpture	Adopted	26/04/2006
P17942 Two Rocks Marina	Adopted	26/04/2006
P17941 Two Rocks Limestone Retaining Wall	Adopted	26/04/2006
P17523 Atlantis Marine Park (fmr)	Adopted	26/04/2006
P17939 Sun City Land Sales Office (fmr)	Adopted	26/04/2006
P17943 Two Rocks Shopping Centre	Adopted	26/04/2006
P17944 Two Rocks Tavern	Adopted	26/04/2006
P17948 Waugal Monoliths	Adopted	26/04/2006
- Register of the National Estate: -----
- Aboriginal Sites Register -----

8. ORDERS UNDER SECTION OF THE ACT

9. HERITAGE AGREEMENT

10. STATEMENT OF SIGNIFICANCE

Sun City Precinct, Two Rocks, a coastal precinct comprising the Two Rocks Marina, limestone retaining wall, a concrete block shopping centre and tavern in the Late Twentieth Century Perth Regional Style (1974), and limestone sculptures, together with the cleared site of the former Atlantis Marine Park

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(1981) and associated limestone and concrete King Neptune Sculpture (1981), has cultural heritage significance for the following reasons:

the place is associated with the flamboyant, and now somewhat notorious entrepreneur Alan Bond whose financial activities and vision for the marina-based Yanchep Sun City development, along with Japanese partner Tokyu Corporation saw the project, one of the first and only residential, commercial, and recreational investment projects undertaken by a private company in the 1970s, come to fruition;

the place reflects the boom-and-bust cycles common to Western Australia throughout its history, and on this occasion the wealth and affluence experienced during the late 1970s and 1980s, followed by the immediate downturn of the early 1990s, as seen in the rise and decline of the Yanchep Sun City development and the former Atlantis Marine Park as a tourist attraction;

the place provides an example of the expansion of the northern suburbs in accordance with post-World War Two town and regional planning;

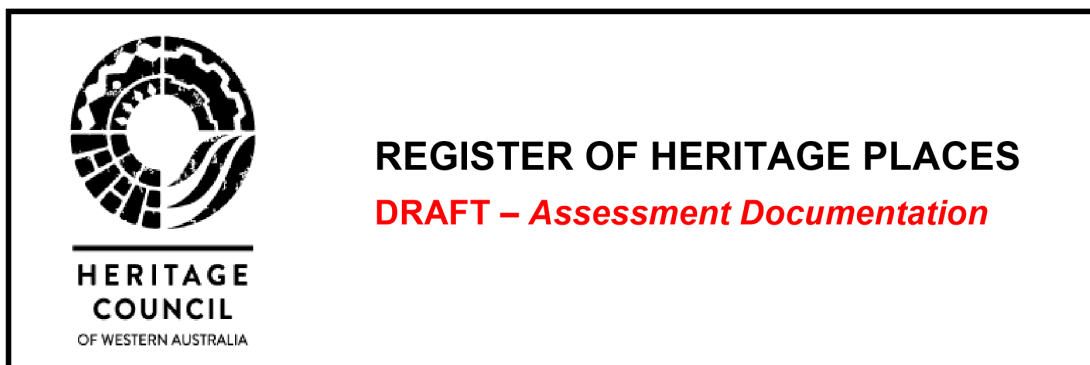
the King Neptune Sculpture, a remnant of the former Atlantis Marine Park, is a landmark which can be viewed from Lisford Avenue northbound and Enterprise Avenue within the precinct, and has been embraced as a symbol for Two Rocks, contributing to the local community's sense of place;

the place has associations with artist Mark Le Buse, who crafted the King Neptune Sculpture and the Waugal Monoliths, both of which are reminiscent of the creative style of the 1980s and are beloved by the local community and memorable to tourists;

the award-winning Two Rocks Shopping Centre and Tavern is a cohesive group of commercial buildings designed in the Late Twentieth Century Perth Regional style by well-known architect Anthony Brand from the prominent firm, Forbes & Fitzhardinge and built by Jaxon Constructions;

the place has social and historical significance to the local community, contributing to the development of the Two Rocks and Yanchep region.

The Atlantis Shopping Plaza as well as the northern carpark along Enterprise Avenue is not included in this assessment.



PLEASE NOTE: This Assessment Documentation is intended to provide sufficient information to consider the place for inclusion in the State Register.

11. ASSESSMENT OF CULTURAL HERITAGE SIGNIFICANCE

Cultural heritage significance means aesthetic, historic, scientific, social or spiritual value for individuals or groups within Western Australia.

In determining cultural heritage significance, the Heritage Council has had regard to the factors in the *Heritage Act 2018* and the indicators adopted on 14 June 2019.

11(a) Importance in demonstrating the evolution or pattern of Western Australia's history;

Sun City Precinct, Two Rocks, and particularly the Two Rocks Marina, are associated with entrepreneur Alan Bond and his campaign to challenge for the America's Cup in the 1970s.

Sun City Precinct, Two Rocks reflects the boom-and-bust cycles common to Western Australia throughout its history, and on this occasion the wealth and affluence experienced during the late 1970s and 1980s, followed by the immediate downturn of the early 1990s.

Sun City Precinct, Two Rocks provides an example of the expansion of the northern suburbs in accordance with post-WWII town and regional planning.

The King Neptune Sculpture, the primary remaining element of the former Atlantis Marine Park, provides a tangible reminder of a notable tourism site in Western Australia, and contributes to an understanding of the region as a tourist destination.

Sun City Precinct, Two Rocks represents a significant residential, commercial, and recreational development born of the high degree of optimism in Western Australia seen in the late 1970s and early 1980s which saw substantial investment in the project by Alan Bond's Bond Corporation.

Sun City Precinct, Two Rocks represents foreign investment in Western Australia with the involvement of Japanese company Tokyu Corporation Pty Ltd, partner to Bond Corporation Pty Ltd.

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11(b) Importance in demonstrating rare, uncommon or endangered aspects of Western Australia's heritage;

Sun City Precinct, Two Rocks is rare as a private individual's vision of a new, marina-based satellite city on what was the extreme outskirts of the Perth metropolitan area at that time, and was one of the most significant residential, commercial, and recreational investment projects undertaken by a private company in the 1970s.

The Two Rocks Marina was the first harbour to be developed predominantly for recreation in Western Australia, focused on becoming a new population centre and a place of leisure.

The former Atlantis Marine Park, a popular marine theme park in the 1980s, represents a form of tourist attraction that remains uncommon in Western Australia.

The King Neptune Sculpture and Waugal Monoliths are rare sculptures created by artist Mark Le Buse, who was originally from the United States and resided in Western Australia in the 1970s.

11(d) Its importance in demonstrating the characteristics of a broader class of places;

Sun City Precinct, Two Rocks is representative of the desire for coastal living, which remains highly valued in Western Australia.

The Two Rocks Shopping Centre is representative of shopping complex designed in the Late Twentieth Century Perth Regional architectural style, constructed as part of the expansion of northern suburbs.

11(e) Any strong or special meaning it may have for any group or community because of social, cultural or spiritual associations;

Sun City Precinct, Two Rocks has significance to the local community, with the King Neptune Sculpture embraced as a symbol for of Two Rocks, and contributing to the community's sense of place.

The Two Rocks Marina has importance to the local boating, crayfishing, and fishing community, and to the Sun City Yacht Club and Volunteer Marine Rescue Group.

The Waugal Monoliths are valued by the local community and are memorable to visitors and are a unique representation of its time as an interpretation of an Aboriginal Dreamtime story by a non-Indigenous artist.

11(f)¹ Its importance in exhibiting particular aesthetic characteristics valued by any group or community;

The King Neptune Sculpture has landmark value, viewed from Enterprise Avenue within the precinct, and from Lisford Avenue northbound, leading into *Sun City Precinct, Two Rocks*. The King Neptune Sculpture is valued by both the local community as a local icon, and by the wider community as a tourism icon.

The Two Rocks Shopping Centre and Tavern presents as a cohesive group of commercial buildings designed together in the Late Twentieth Century Perth Regional architectural style and is reminiscent of a Mediterranean seaside town.

The Waugal Monoliths created by artist Mark Le Buse and located adjacent to the Two Rocks Shopping Centre are eye-catching, unusual features which are well recognised by the local community and memorable to tourists.

11(g) Any special association it may have with the life or work of a person, group or organisation of importance in Western Australia's history;

Sun City Precinct, Two Rocks is associated with flamboyant, and now somewhat notorious, entrepreneur Alan Bond whose financial activities and vision for the Yanchep Sun City project in the 1970s, along with Japanese partner Tokyu Corporation, saw the project come to fruition using strong marketing, quality design, and well-known professionals.

Sun City Precinct, Two Rocks has associations with artist Mark Le Buse, who contributed the iconic limestone King Neptune Sculpture, the former celebrity clock and other limestone sculptures at the former Atlantis Marine Park, and the Waugal Monoliths located adjacent to the Two Rocks Shopping Centre.

The Two Rocks Shopping Centre and Tavern was designed by well-known architect Anthony Brand from the prominent firm, Forbes & Fitzhardinge and was built by Jaxon Constructions.

11(h) Its importance in demonstrating a high degree of creative or technical achievement;

Sun City Precinct, Two Rocks includes the award winning Two Rocks Shopping Centre and Tavern, which received a Design award in 1976 and a Bronze Medal for Architectural excellence in 1979. It also includes the site of the former Atlantis Marine Park, which received the Sir David Brand Tourism Award and a marketing excellence award in 1983.

The Mark Le Buse sculptures, particularly the King Neptune Sculpture and the Waugal Monoliths, are examples of the artist's creative approach reminiscent of the distinct style of the 1980s.

The rehabilitation and release of the dolphins from the former Atlantis Marine Park after its closure was considered a unique opportunity to study the movement

¹ For consistency, all references to architectural style are taken from Apperly, R., Irving, R., Reynolds, P. *A Pictorial Guide to Identifying Australian Architecture. Styles and Terms from 1788 to the Present*, Angus and Robertson, North Ryde, 1989.
For consistency, all references to garden and landscape types and styles are taken from Ramsay, J. *Parks, Gardens and Special Trees: A Classification and Assessment Method for the Register of the National Estate*, Australian Government Publishing Service, Canberra, 1991, with additional reference to Richards, O. *Theoretical Framework for Designed Landscapes in WA*, unpublished report, 1997.

of dolphins and marine ecosystems in Western Australia, an activity which had not been seen in the State until this time.

12. DEGREE OF SIGNIFICANCE

12.1 CONDITION

Sun City Precinct, Two Rocks is in sound condition. Some elements such as the Two Rocks Marina, Two Rocks Tavern and Limestone Retaining Wall are generally in good condition; however, the shopping centre complex and other built elements are in sound condition with visible weathering and aging evident to the structures. The former Atlantis Marine Park has few remaining visible elements within the *Sun City Precinct, Two Rocks*. The area has been further impacted by road construction and earth works for a new development. Excluding a few smaller limestone sculptures, the King Neptune Sculpture is the only remaining element and in May 2022 is in sound condition with some deterioration to both the sculpture and surrounds.

12.2 INTEGRITY

This section explains the extent to which the fabric is in its original state.

Sun City Precinct, Two Rocks has a moderate level of integrity. The majority of the infrastructure of the marina and shopping centre complex appears original. The former Atlantis Marine Park has few remaining visible elements and this impacts the overall integrity of the Precinct.

Two Rocks Marina has a moderate level of integrity with the general form and structure of the marina appearing to be intact. The storage buildings to the hardstand have been demolished and landscaping and upgrade works to the marina foreshore are being undertaken as of May 2022.

The Two Rocks Shopping Centre, Tavern, Limestone Retaining Wall, King Neptune Sculpture, Sun City Yacht Club and Volunteer Marine Rescue Group have a high level of integrity with minimal visible alterations.

The Waugal Monoliths have a high level of integrity. The sculptures remain relatively intact; however, a number have been relocated or removed.

The former Atlantis Marine Park has a low level of integrity as the majority of the built elements and infrastructure have been removed with the land being prepared for new development.

12.3 AUTHENTICITY

This section explains the extent to which the original intention is evident, and the compatibility of current use.

Sun City Precinct, Two Rocks has a moderate level of authenticity. The majority of the original infrastructure to the marina and shopping centre complex remains intact and used for its original purpose. The former Atlantis Marine Park has few remaining visible elements which impacts the overall authenticity of the Precinct.

The Two Rocks Marina has a high level of authenticity due to its continued use as a marina. The May 2022 upgrade works will see this use continue.

The Two Rocks Shopping Centre, Tavern, Limestone Retaining Wall, Waugal Monoliths, Sun City Yacht Club and Volunteer Marine Rescue Group have a high level of authenticity as their use continues for their intended purpose.

King Neptune Sculpture has a high level of authenticity as it still functions as a landmark sculpture, albeit without its associated marine park.

The former Atlantis Marine Park has a low level of authenticity as it no longer operates as a marine park and the built elements and infrastructure have been removed.

13. SUPPORTING EVIDENCE

The documentation for this place is based on the physical assessment completed by Stephen Carrick Architects in June 2022, with amendments and/or additions by the Heritage Council and the Department.

13.1 DOCUMENTARY EVIDENCE

Sun City Precinct, Two Rocks comprises a number of elements covering approximately 39 hectares of land on the ocean side of Lisford Ave, Two Rocks. Elements include the Two Rocks Marina (1973), Two Rocks shopping centre and tavern constructed in the Late Twentieth Century Perth Regional Style (1974), limestone sculptures known as the Waugal Monoliths (1976), limestone retaining wall, the limestone and concrete King Neptune Sculpture (1981) and the site of the former Atlantis Marine Park (1981).

The Wanneroo locality, where *Sun City Precinct, Two Rocks* is located, occupies the traditional lands of two Noongar language groups, the Whadjuk and Yued, with Two Rocks located in the Yued region.² This region is within Mooro Country, the district of Whadjuk Noongar leader and elder Yellagonga.³ Early British settler exploration of the region was not recorded until 1834, when a party lead by explorer John Butler ventured 55 kilometres north of Perth in search of lost cattle. In his reports, Butler noted the Aboriginal people were 'those Wanneroo men who frequent Perth in company with the Yellagonga tribe'.⁴

The Two Rocks area was not settled by Europeans until the Perth metropolitan area experienced rapid development in the 1950s. Instigated by post-WWII reconstruction and mass immigration, as well as the industrial and mineral boom which lasted until the 1970s, the metropolitan area expanded dramatically.⁵ From 1955 much of the expansion of the Perth metropolitan area was guided by the Stephenson-Hepburn report i.e. the *Plan for the Metropolitan Region, Perth and Fremantle*, which provided a template for the development of a modern city.⁶

A commercial crayfishing industry had been established at Two Rocks in the 1950s, and there were many small shack settlements along the coast at places

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- ² 'About the Yued Region', Kaartdijin Noongar – Noongar Knowledge, Accessed June 2022, <https://www.noongarculture.org.au/yued/>
- ³ 'Noongar Culture', City of Wanneroo, Accessed June 2022, https://www.wanneroo.wa.gov.au/info/20058/museums_culture_and_arts/182/noongar_culture,
- ⁴ Daniel, Guy, and Margaret Cockman, *The story of Wanneroo*, 1979, pp. 1-2.
- ⁵ Seddon, G. & Ravine, D., *A City and its Setting*, Fremantle Arts Centre Press, Fremantle, 1986, p. 187; Alexander, I., 'The Central Area', in Gentilli, J., (ed), *Western Landscapes*, UWA Press, Nedlands, 1979, p. 412; as cited in Griffiths Architects, 'Two Rocks Town Centre Precinct Heritage Assessment Review Draft', p. 13.
- ⁶ Stephenson, G., & J.A. Hepburn. 'Plan for the Metropolitan Region, Perth and Fremantle, 1955 Report', Government Printing Office, Perth, 1955.

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like Mindarie.⁷ The suburb Two Rocks was named after two prominent limestone stacks offshore from Wreck Point.⁸

Development in the northern-most suburbs remained slow throughout the late 1960s, with some suburban development in the Marmion-Sorrento district and Quinns Rocks.⁹ On 18 March 1971 *The Corridor Plan for Perth* was published by the State Government, which reflected amendments to the 1950s planning schemes to allow for greater-than-anticipated car use. The Corridor Plan envisaged development strips around Perth, with the north-west strip extending along the coast to the southern boundary of Yanchep National Park and Wanneroo Road to the east, with the area anticipated to accommodate a large population.¹⁰ The Yanchep area was well-known by Western Australians and visitors by this time, with Yanchep National Park being a popular tourist and honeymoon destination.¹¹

In 1969 Bond Corporation Pty Ltd, the company of property developer and millionaire Alan Bond, purchased 19,600 acres of undeveloped pastoral property, known as the Yanchep Estate, from Wydgee Pastoral Company Pty Ltd.¹²

Born in London in 1938, Alan Bond emigrated to Fremantle, Western Australia in 1950, founding the company which became the Bond Corporation in 1959. In 1960, Bond made his first land deal in the Perth hills and, continuing to grow his business and land holdings, Bond became a well-known developer and businessperson in Australia. Along with the Yanchep Sun City project¹³, and the America's Cup campaign, some of Bond's 1980s business ventures included the founding of Bond University in Queensland, purchasing the Nine Network for \$1 billion, and purchasing Vincent van Gogh's *Irises* for US\$53.9 million.¹⁴

In April 1972, Bond launched his \$250 million dollar Yanchep Sun City redevelopment, marketed as a 'leisure city' for 250,000 residents located 30 miles from Perth. The completed development was anticipated to have four marinas, eleven hotels, a golf course, other sports facilities, holiday chalets, shops and

⁷ Chambers, A. *The Pioneers: A story of Wanneroo 1834-1985*, City of Wanneroo, 1991, Chapters 13& 14; Chandler, L., 'The Development of Yanchep Park as a Tourist Destination 1901-1941', in RWAHS *Early Days* Vol. II, pt. 6, 2000, pp. 677-694; Bizzaca, K., 'City of Wanneroo Interpretation Panels research Project', City of Wanneroo, June 2002, pp. 25-26; as cited in Griffiths Architects, 'Two Rocks Town Centre Precinct Heritage Assessment Review Draft', p. 14.

⁸ 'Perth and surrounds suburb names', Landgate, Accessed 10 June 2022, <https://www0.landgate.wa.gov.au/maps-and-imagery/wa-geographic-names/name-history/historical-suburb-names#T>

⁹ Cockman, Margaret and Guy Daniel, *The story of Wanneroo*, 1979, p.96.

¹⁰ Royal Commission Corridor Plan for Perth, p. 38, Accessed June 2022, [https://www.parliament.wa.gov.au/intranet/libpages.nsf/WebFiles/Royal+Commission+inquiry+corridor+plan+for+Perth+1972/\\$FILE/Royal+Commission+inquiry+corridor+plan+1972.pdf](https://www.parliament.wa.gov.au/intranet/libpages.nsf/WebFiles/Royal+Commission+inquiry+corridor+plan+for+Perth+1972/$FILE/Royal+Commission+inquiry+corridor+plan+1972.pdf); Cockman, Margaret and Guy Daniel, *The story of Wanneroo*, 1979, p. 101.

¹¹ Heritage Council of Western Australia, Yanchep National Park Register of Heritage Places Assessment Documentation, 17 February 2006, p. 4.

¹² Chambers, Adrian, *The Pioneers: A story of Wanneroo*, p. 122.

¹³ *Sun City Precinct*, Two Rocks comprises a portion of the whole Yanchep Sun City project area, specifically the Two Rocks Marina and commercial district (Two Rocks Shopping Centre and Tavern).

¹⁴ Wahlquist, Calla. "Alan Bond: the rise, spectacular fall and rise again of the America's Cup hero," *The Guardian*, 5 June 2015, Accessed June 2022, <https://www.theguardian.com/sport/2015/jun/05/alan-bond-the-rise-spectacular-fall-and-rise-again-of-the-americas-cup-hero>

offices, with continuing construction planned over a twenty-year period¹⁵ Bond had linked the redevelopment to his 1974 challenge for the America's Cup, stating that, after winning the challenge, Yanchep Sun City would be the venue for the 1977 America's Cup, and had hoped that the publicity surrounding his challenge would create interest in the development.¹⁶

In reality, the Yanchep Sun City project was being planned and developed in a somewhat piecemeal manner, with portions being developed one at a time.¹⁷ The first housing subdivision was at Yanchep Lagoon c.1970 and the second at Two Rocks from 1971.¹⁸ The development was marketed as Western Australia's own Gold Coast¹⁹ and described as an 'exciting, new, year-round sunshine playground, a mecca for Australian sun lovers',²⁰ ideal for retirees or investment. In July 1972, brick-and-tile home and land packages were advertised from \$11,000, with a \$1,100 deposit. Over 500 home sites were reportedly sold, and 170 homes constructed in 1972.²¹

Bond's marketing campaign for Yanchep Sun City was also attempting to garner international attention. In 1973, a test campaign was launched aimed at residents of Papua New Guinea,²² whilst one resident recalled their family's experiences of migrating from England to Yanchep in 1973 after seeing an advertisement in *The Times* newspaper:

...there was this advert which there was a two-storey home, semi-detached which is typical of England. And there was this, with rain pouring down on it. And there was this bungalow as we knew in England then type of home with Spanish arches with the sun shining on it. And I thought that's the place I'd like to be, you know, I'd like to be in the sun... And so I actually telephoned up from my home and they sent me all the information and all the designs of the houses at that time.²³

In 1974, prospective residents could choose from 'over 20 architect-designed double brick and tile homes, from \$22,500 including land'.²⁴ A plan of a standard home included several bedrooms, family rooms, bathrooms, and a central

- 15 'Alan Bond to build the '1977 America's Cup venue'', *The Canberra Times*, 12 April 1972, p. 32, Accessed June 2022, <https://trove.nla.gov.au/newspaper/article/102209174>
- 16 'Alan Bond to build the '1977 America's Cup venue'', *The Canberra Times*, 12 April 1972, p. 32, Accessed June 2022, <https://trove.nla.gov.au/newspaper/article/102209174>
- 17 'Sun City – Home for the Yacht Cup Challenger', *Papua New Guinea Post-Courier*, 31 January 1973, p. 31, Accessed June 2022, <https://trove.nla.gov.au/newspaper/article/251524756>
- 18 Spillman, K, *The Dreamkeepers: Tokyu Corporation's First 30 years in Western Australia 1974-2004*, Yanchep Sun City Pty Ltd, p. 29; Bond Corporation, Annual Reports, 1973, pp. 2 & 4; 1974, p. 5; 1972, pp. 4-5; as cited in Griffiths Architects, op. cit., p. 15.
- 19 'The climate is right for retirement in the West', *The Canberra Times*, 28 July 1972, p. 13, Accessed June 2022, <https://trove.nla.gov.au/newspaper/article/101996584>; 'A ground-floor investment in Perth leisure resort', *The Canberra Times*, 29 July 1972, p.16, <https://trove.nla.gov.au/newspaper/article/101996745>
- 20 'Before you spend \$9,000 for land at the Gold Coast, see what WA's Yanchep City offers for \$3,950', *The Canberra Times*, 2 December 1972, p.19, Accessed May 2022, <https://trove.nla.gov.au/newspaper/article/110623539>
- 21 'Why Perth's Yanchep Sun City is Australia's best Real Estate investment', *Papua New Guinea Post-Courier*, 21 March 1973, p. 8, Accessed May 2022, <https://trove.nla.gov.au/newspaper/article/250613958>
- 22 'Sun City - Home for the Yacht Cup Challenger', *Papua New Guinea Post-Courier*, 31 January 1973, p. 31, Accessed May 2022, <https://trove.nla.gov.au/newspaper/article/251524756>
- 23 Typescript of interview with Pat Bayley, 18 October 1997, Accessed via City of Wanneroo Library
- 24 'Oceanfront homes and land from \$22,500', *Papua New Guinea Post-Courier*, 27 March 1974, p. 14, Accessed June 2022, <https://trove.nla.gov.au/newspaper/article/250379289>

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courtyard, fully equipped with electricity, water, and sealed and kerbed roads.²⁵ However, many promised facilities were never actually constructed, with others substantially delayed.

A resident's action group, comprising largely British migrants who claimed that selling agents in London had misrepresented Yanchep Sun City, was formed c.1974. Residents had been told that there would be a private hospital, doctors, and schools, as well as plenty of job opportunities when they arrived. However, a promised supermarket had not yet opened, and there was no public transport by October 1974.²⁶ Furthermore, temporary lodgings had to be provided for those whose homes were not yet constructed²⁷ and as a result many residents were behind in mortgage and rent repayments. In response Bond indicated that a school would be opened in February 1975, a supermarket shortly thereafter, and a bus service would be extended to Yanchep when the population warranted it.²⁸ Later it was revealed that Bond had purportedly painted the Yanchep sandhills green to make the land more attractive to buyers.²⁹

In 1974, Bond Corporation sold 49% of Yanchep Sun City Pty Ltd to their Japanese partner, Tokyu Corporation,³⁰ and by 1976 eight housing estates had been released with hundreds of houses having been constructed. The shopping centre was also well established at this time and included a tavern, a supermarket, medical and dental facilities, and a restaurant. The Two Rocks Shopping Centre and Tavern had been designed by well-known architect Anthony Brand from the prominent firm, Forbes & Fitzhardinge and was built by Jaxon Constructions. The latter had contributed to other high end, medium to large scale developments for residential, commercial, and industrial projects, including the Art Gallery of WA in 1977.³¹ The Two Rocks Shopping Complex and Tavern received awards from the WA Chapter of the Royal Australian Institute of Architects, first for its design in 1976 and later a Bronze Medal for Architectural excellence in 1979.³² By this time, childcare facilities, a kindergarten, a primary school, and a community school which catered for children up to sixteen had all been constructed.³³

²⁵ ibid.

²⁶ "Bond duped us say Sun City dwellers", *Tribune*, 29 October 1974, p.12, <https://trove.nla.gov.au/newspaper/article/236854735>

²⁷ Spillman, op. cit., pp. 29, 30-31; Moloney, op. cit., Ch.6; Bond Corporation, Annual Report, 1971, p. 4; as cited in Griffiths Architects, op. cit., p. 15.

²⁸ "Bond duped us say Sun City dwellers", *Tribune*, 29 October 1974, p.12, <https://trove.nla.gov.au/newspaper/article/236854735>

²⁹ Wahlquist, op. cit., 5 June 2015.

³⁰ "Bond, Tokyu tie on Yanchep", *The Canberra Times*, 1 March 1974, p. 14, <https://trove.nla.gov.au/newspaper/article/110763770>

³¹ Jaxon Construction entered liquidation in August 2021. See Weber, David, "WA builder Jaxon Construction enters liquidation with four sites affected," *ABC News*, 27 August 2021, <https://www.abc.net.au/news/2021-08-27/jaxon-construction-enters-liquidation-ey-assessing-finances/100413428>

³² *The Architect*, 79/2, Vol. 19, No. 2, p. 14, as cited in Griffiths Architects, op. cit., p. 19; City of Wanneroo Local Heritage Survey 2016, Place 44. Two Rocks Shopping Centre, p. 162.

³³ "Exceptional Finance Offer on ocean-side land less than an hour from Perth", *Hamersley News*, 6 May 1976, p. 9, <https://trove.nla.gov.au/newspaper/article/214552957>

Along with the wider Yanchep Sun City development, the Bond Corporation funded the construction of the Two Rocks marina.³⁴ Intended as a training base for Australia's 1974 challenger to the America's Cup, it also provided facilities for recreational boating and the local fishing industry.³⁵ Statements made by Bond suggested that some of the cost of yachting could be a tax deduction when linked to a commercial development.³⁶

Construction of the Two Rocks Marina began in 1973 and was reportedly completed in nine months. The first stage included building the breakwaters and service areas, and the second integrated retaining walls, dry and wet docks, and private and commercial boat pens.³⁷ In 1976 the Two Rocks Marina received a Merit Award for excellence in design and construction from the WA Engineering Awards.³⁸ On 12 January 1974, the 12 metre class yacht *Southern Cross* was christened at the marina with the Governor of Western Australia, Sir Hugh Edwards in attendance.³⁹ The Sun City Yacht Club was also established around this time⁴⁰ and many of the streets in Two Rocks were named after yachts from America's Cup challenges. The Marina boatshed used by *Southern Cross* was incorporated into a community school in the mid-1970s and used until 1983.⁴¹

Although the 1974 challenge was unsuccessful, the experience provided valuable training for the crew. Australia continued to mount increasingly competitive challenges for the America's Cup, including an unsuccessful challenge by the Sun City Yacht Club. By 1978, the Bond Corporation had sold its remaining shares in Yanchep Sun City Pty Ltd to Tokyu Corporation for \$7 million.⁴²

Over the next decade, Yanchep Sun City Pty Ltd, a subsidiary of Tokyu Corporation, continued to develop the Yanchep/Two Rocks area to a high quality, including the Yanchep, Two Rocks and St Andrew subdivisions.⁴³ Tourism ventures were also developed, including the Sun City Country Club and Golf Course, the Yanchep Holiday Village (later Club Capricorn resort), and most notably, the internationally acclaimed Atlantis Marine Park.

In January 1981, Acting Premier Ray O'Connor announced the commencement of a five-year, \$20 million marine park development at Yanchep adjacent to the Two Rocks Shopping Centre and overlooking the Marina named Atlantis Marine Park. The park included a series of pools, an aquarium, an ocean theatre pool, a

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- 34 "Alan Bond to build the '1977 America's Cup venue'", *The Canberra Times*, 12 April 1972, p. 32, <https://trove.nla.gov.au/newspaper/article/102209174>
- 35 City of Wanneroo Local Heritage Survey 2016, Place 49. Two Rocks Marina, p. 171.
- 36 "Alan Bond to build the '1977 America's Cup venue'", *The Canberra Times*, 12 April 1972, p. 32, <https://trove.nla.gov.au/newspaper/article/102209174>
- 37 Bond Corporation, Annual Report, 1973, p. 4; Moloney, op. cit., Chapter 6; as cited in Griffiths Architects, op. cit., p. 16.
- 38 Bond Corporation, Annual Report, 1976, p. 6; as cited in Griffiths Architects, op. cit., p. 16.
- 39 Chambers, op. cit., p. 128; as cited in Griffiths Architects, op. cit., p. 16.
- 40 Atlantis Beach Two Rocks, "About Us", 2022, <https://atlantisbeach.com.au/history/> Accessed 20 June 2022.
- 41 City of Wanneroo Local Heritage Survey 2016, Place 49: Two Rocks Marina, p. 172.
- 42 "Business & Economics: New dawn for Sun City", *The Canberra Times*, 21 March 1978, p. 30, <https://trove.nla.gov.au/newspaper/article/110888664>
- 43 Tokyu Corporation, undated, Yanchep Sun City Background, Source: <http://www.yanchep.net.au/background.html> Accessed 14 April 2020.

stadium, and featured aquatic shows with dolphins, seals, sealions and hand feeding of sharks and giant rays.⁴⁴

American born artist Mark Le Buse was commissioned to sculpt a 10m high statue of King Neptune to overlook the marine park, a large clock with limestone and concrete busts of well-known celebrities, and other sculptures in the park including a pod of dolphins at the entrance.⁴⁵ Le Buse was previously commissioned to construct a series of sculptures known as the Waugal Monoliths, an interpretation of an Aboriginal Dreamtime story, adjacent to the Two Rocks shopping centre.⁴⁶ Le Buse crafted an estimated 48 limestone sculptures while living in Western Australia from 1975 to 1984.⁴⁷

Yanchep Sun City Pty Ltd was granted a license from the Department of Fisheries and Wildlife to catch and keep local dolphins at the park.⁴⁸ Seven bottlenose dolphins were subsequently acquired from local coastal pods,⁴⁹ along with fur seals and sealions caught off Daw Island (in the Recherche Archipelago, south east of Israelite Bay, Esperance), and fur seals from Christmas Island.⁵⁰ These animals were subsequently trained as performance animals and kept at the park for the next ten years. Atlantis Marine Park was officially opened on Boxing Day 1981.⁵¹

Within five weeks of opening Atlantis Marine Park had had 100,000 visitors and had reached over a million visitors by 1982. Two Rocks and Yanchep residents became involved with the operations at Atlantis, with some locals employed at the park. Local children sang at the performances and fisherman donated catches to feeding the marine animals.⁵² In 1983, the Park received the Sir David Brand Tourism Award and a marketing excellence award.⁵³

The 1980s was a period of prosperity for the area. Together locals, the Wanneroo Council, and Yanchep Sun City Pty Ltd worked to further improve and expand public facilities including a surf lifesaving club, a bowling green, an arts and crafts building, and a public library located in the community centre opposite the Atlantis Marine Park.⁵⁴ The Marina accommodated approximately 65 boats associated with the local crayfishing industry and numerous privately owned vessels.⁵⁵

By 1990, Atlantis Marine Park was forced to close, partly due to reduced numbers of visitors, and partly due to changing attitudes to keeping captive marine

44 Sun City Writers' Group. *Yanchep/Two Rocks: Yesterday and Today*. 2000. p.15.

45 Sun City Writers' Group, op. cit., p.17, 19 & 27.

46 City of Wanneroo Local Heritage Survey 2016, Place 46: Waugal Monoliths, p. 185; "The eight lives of Mark Le Buse", *The Australian Women's Weekly*, 6 October 1976, p. 43, <https://trove.nla.gov.au/newspaper/article/55475252>.

47 'Rutter Park mystery solved', Town of Cambridge, 12 January 2017, Accessed July 2022, <https://www.cambridge.wa.gov.au/Town-Council/News/Latest-News/2017/Rutter-Park-mystery-solved>

48 Sun City Writers' Group. *Yanchep/Two Rocks*, p.15.

49 Waples, Kelly. "The Atlantis Marine Park Project". *PBS Frontline*. Accessed June 2022. <https://www.pbs.org/wgbh/pages/frontline/shows/whales/debate/atlantis.html>

50 Sun City Writers' Group, op. cit., p.18.

51 Sun City Writers' Group, op. cit., p. 19

52 Spillman, op.cit, p. 51 as cited in Griffiths Architects, op. cit., p. 22; Sun City Writer's Group, *Yanchep/Tow Rocks*, p. 20.

53 City of Wanneroo Local Heritage Survey 2016, Place 42: Atlantis Marine Park (site), p. 176.

54 Spillman, op. cit., p. 54; Chambers, op. cit., p. 163; as cited in Griffiths Architects, op. cit., p. 23.

55 Spillman, op. cit., p. 54; as cited in Griffiths Architects, op., cit., p. 23.

animals. Environmental and animal welfare groups had become progressively active by the late 1980s, calling for an end to the capture and use of animals from the wild for performances.⁵⁶

The birth of three dolphin calves in 1988 also placed considerable financial strain and legal requirements on the park that the owners felt were unsustainable.⁵⁷ A rehabilitation process was implemented over 18 months to prepare the dolphins at Atlantis for return to the sea, beginning first in the Park's pools and later moving to a sea pen at the Marina. This was seen as a rare opportunity to study the movement of dolphins and marine ecosystems, with research of this type being rare in Australia at that time.⁵⁸ The dolphins were released in January 1992 and their movements were tracked for a month. Of the nine released, three dolphins returned and were later relocated to Underwater World (now the Aquarium of Western Australia) where they remained until 1999.⁵⁹

The closure of Atlantis Marine Park coincided with the 1991 recession and significantly impacted the local economy, with several small businesses in the shopping centre being forced to close. The community later faced difficulties with appointing a doctor in the area and saw the closure of major bank branches. Some families relocated closer to the centre of metropolitan Perth.⁶⁰

A review of the State Government's strategic plan projected further growth in the northwest part of the metropolitan area, and subsequent structure plans for the Yanchep area were adopted in 1992 and 1993.⁶¹ In December 1995, a Memorandum of Understanding was signed between Tokyu Corporation and the State Government, with the intention of encouraging development of the area with residential subdivision, and reviving the Yanchep and Two Rocks town centres.⁶² An agreement was also signed by the State Government, the City of Wanneroo, Tokyu Corporation and Yanchep Sun City Pty Ltd in July 1999 for the St Andrew's Project, which was anticipated to accommodate approximately 66,000 dwellings and around 155,000 people.⁶³

In 1992, Alan Bond was declared bankrupt with a personal debt of \$1.8 billion. After a brief imprisonment, Bond was convicted of fraud in 1997 and sentenced to four years jail for syphoning \$1.2 billion from Bell Resources to increase the cash reserves of the Bond Corporation. The Bond Corporation was also one of several companies linked to the WA Inc scandal, which saw over \$600 million in public

- ⁵⁶ Spillman, op cit., pp. 60-61, as cited in Griffiths Architects, op. cit., p. 24; Sun City Writer's Group, *Yanchep/Two Rocks*, pp. 22-24.
- ⁵⁷ City of Wanneroo Local Heritage Survey 2016, Place 42: Atlantis Marine Park (site), p. 176.
- ⁵⁸ 'Diverse pursuit of marine miracle man', *The Canberra Times*, 20 November 1991, p. 24, Accessed June 2022, <https://trove.nla.gov.au/newspaper/article/122391911>
- ⁵⁹ Waples, Kelly. 'The Atlantis Marine Park Project'. Accessed 3 June 2022.
- ⁶⁰ Sun City Writers Group, op. cit., p.24; Spillman, op. cit., pp. 60-61; Bizzaca, op. cit., p. 26; see also Yanchep ^ Two Rocks, City of Joondalup Libraries Local Studies, Newspaper clippings Collection: N49, cited in Bizzaca, op. cit.; as cited in Griffiths Architects, op. cit., p. 25.
- ⁶¹ Spillman, op. cit., pp. 76-79; 'North West Corridor: structure plan, Yanchep Structure Plan', Department of Planning and Urban Development, January 1993; as cited in Griffiths Architects, op. cit., p. 25.
- ⁶² Spillman, op. cit., pp. 79 – 82; Two Rocks Enquiry-By-Design Workshop', Liveable Neighbourhoods Working Paper No. 7, Western Australian Planning Commission, December 2001, Executive Summary; as cited in Griffiths Architects, op. cit., p. 25.
- ⁶³ Tokyu Corporation, 'Saint Andrews Project', 2006, Accessed June 2022, <http://standrewsproject.com.au/cms/>

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money lost between 1983 and 1987 and resulted in a Royal Commission in 1990.⁶⁴

In 1999 Fini Group Pty Ltd purchased the Two Rocks Shopping Centre and the former Atlantis Marine Park site with the intention to develop the town centre and land for a mixture of residential and commercial purposes.⁶⁵ Since this time, Fini Group has undertaken works to the carpark and completed conservation works to the limestone retaining wall.⁶⁶

The Two Rocks Marina, Shopping Centre, and Tavern have continued to operate, with some buildings seeing a change of use. Marine Rescue Two Rocks has operated at the Marina since 1991.⁶⁷ The former Two Rocks Police Station (opened in April 1990, in a leased shop-front premises in the shopping centre⁶⁸) is now a wellness centre, and the Sun City Land Sales Office, also locally known as 'the Prickle', was reportedly used as a lookout by the nearby Two Rocks Sea Rescue. However, the fibreglass structure was in poor condition and appears to have been removed some time after 2009. The Tavern, known as 'Tavern at the Rocks', has King Neptune in its logo.⁶⁹

Yanchep Sun City's lease for the Two Rocks Marina expired in 2014 and the Department of Transport assumed operational control. The northwest corridor experienced considerable population growth throughout the early part of the twenty-first century, which will likely place greater pressure on recreational boating facilities on Perth's northern coast. The Department of Transport has undertaken access and infrastructure improvement works across the facility, including the removal of abandoned vessels, ramp upgrades and other works. The 2020 Two Rocks Master Plan addresses improvement works as well as addressing seagrass wrack accumulation and beach erosion in the area around the marina.⁷⁰

In 2015, the King Neptune Sculpture was restored after years of vandalism and neglect, and the Two Rocks Environment and Development Association took over its maintenance. Atlantis Beach Estate and Fini Group contributed to the cost of the project in light of the proposed future development of the site. The Two Rocks Primary School, which has King Neptune as its emblem, took part in the celebration of the restoration.⁷¹

The Two Rocks Town Centre Structure Plan was approved in March 2014, with the objective of creating a residential and mixed used "town centre offering

⁶⁴ Wahlquist, op cit., 5 June 2015.

⁶⁵ Certificate of Title, Volume 1894 Folio 740; Quotation from Two Rocks Enquiry-By-Design Workshop, *Liveable Neighbourhoods* Working Paper No. 7, Western Australian Planning Commission, December 2001, Section 1.1; as cited in Griffiths Architects, op. cit., p. 26.

⁶⁶ Information found in correspondence file held by Lease Enquiry; as cited in Griffiths Architects, op. cit., p. 26.

⁶⁷ 'About Us', Marine Rescue Two Rocks, Accessed July 2022, <http://trvmrg.com.au/about-us/>

⁶⁸ Leigh Edmonds in assoc. with Andrew Gill and Jenny Gregory, *Western Australia Police Service Thematic History*, Centre for Western Australian History, University of Western Australia, May 1998, p. 129.

⁶⁹ 'Tavern at the Rocks', Accessed July 2022, <https://www.tworockstavern.com.au/>

⁷⁰ 'Two Rocks Marina Master Plan', Prepared by Hassell for Department of Transport, 13 February 2020

⁷¹ Young, Emma. "A restored King Neptune rises to reclaim Atlantis in Two Rocks", *WA today*, 25 June 2015, Accessed June 2022, <https://www.watoday.com.au/national/western-australia/a-restored-king-neptune-rises-to-reclaim-atlantis-in-two-rocks-20150624-ghwo9q.html>

facilities of local and regional value”.⁷² Other objectives outlined in the Structure Plan include accommodating change in future use and the incorporation of cultural heritage elements, including the King Neptune Sculpture.⁷³ A local development plan for the Two Rocks Town Centre was subsequently approved by the City of Wanneroo Council in 2017, including plans to develop a portion of the site as a retirement village and a consolidated public open space incorporating the King Neptune Sculpture.⁷⁴

The former Atlantis Marine Park site has since been cleared in preparation for development.⁷⁵ In December 2021, public comments were sought on a proposed shopping centre to be built on a portion of the Atlantis site, adjacent to the King Neptune Sculpture. The proposal generated much concern from local residents, with a petition opposing the development signed by approximately 1100 people.⁷⁶ The Metro Outer Joint Development Assessment Panel (JDAP) approved the proposal on 4 May 2022.⁷⁷

As of May 2022, the Atlantis Beach Estate is offering house and land packages located close to the Two Rocks town centre. Like Bond’s Yanchep Sun City, Atlantis Beach Estate is advertised as:

...the affordable beachside address you’ve been dreaming of just north of Yanchep, Atlantis Beach is perfectly located on Perth’s pristine north coast with everything you need. Limited lots are available, with multiple releases to choose from. Land for sale [in] Two Rocks is strolling distance from schools, parks, shopping, and transport are easily accessible in your new coastal community. Live the dream with nothing between you, the sun, and the rolling waves. Rediscover a peaceful coastal lifestyle. Rediscover Atlantis Beach Estate.⁷⁸

The Two Rocks Marina, Shopping Centre and Tavern continue to be used for their original purpose. The Sun City Yacht Club continues to operate on premises at the Two Rocks Marina in its clubhouse known as the ‘Tin Shed’.⁷⁹ The Marina

- ⁷² ‘Two Rocks Town Centre Structure Plan Revised March 2014’, Prepared by Roberts Day on behalf of Fini Group, Accessed June 2022, p. 9, https://www.wanneroo.wa.gov.au/downloads/file/751/two_rocks_town_centre_structure_plan_-_part_1_and_2
- ⁷³ Ibid.
- ⁷⁴ ‘Local Development Plan No. 1 Precinct A and B, Two Rocks Town Centre,’ Prepared by Roberts Day, Accessed June 2022, https://www.wanneroo.wa.gov.au/downloads/file/2567/local_development_plan_no_1_-_two_rocks_town_centre
- ⁷⁵ Jarvis, Lucy, “Ground broken on Two Rocks redevelopment plan,” *Wanneroo Times*, 22 July 2021, Accessed June 2022, <https://www.perthnow.com.au/community-news/wanneroo-times/ground-broken-on-two-rocks-redevelopment-plan-c-3455244>
- ⁷⁶ Brown, Tyler, “Feedback sought on Woolworths proposed at former Atlantis Marine Park site in Two Rocks,” *Perth Now – Wanneroo*, 16 December 2021, Accessed June 2022, <https://www.perthnow.com.au/local-news/perthnow-wanneroo/feedback-sought-on-woolworths-proposed-at-former-atlantis-marine-park-site-in-two-rocks-c-4978566>; Brown, Tyler, ‘State Government asked to buy former Atlantis Marine Park site in Two Rocks to stop Woolworths’, *Perth Now – Wanneroo*, 22 April 2022, Accessed June 2022, <https://www.perthnow.com.au/local-news/perthnow-wanneroo/state-government-asked-to-buy-former-atlantis-marine-park-site-in-two-rocks-to-stop-woolworths-c-6545590>
- ⁷⁷ Government of Western Australia Development Assessment Panels, “Metro Outer Joint Development Assessment Panel Minutes, Meeting No. 170, 4 May 2022” Accessed June 2022, <https://www.dplh.wa.gov.au/about/development-assessment-panels/daps-agendas-and-minutes>
- ⁷⁸ Atlantis Beach Two Rocks, “Perth’s Best Value Coastal Land for Sale,” 2022, Accessed July 2022, <https://atlantisbeach.com.au/>
- ⁷⁹ ‘About Us’, Sun City Yacht Club, Accessed July 2022, <http://www.suncityyachtclub.com.au/the-race/>

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is used commercially for the rock lobster industry and also by recreational boating enthusiasts.⁸⁰

13.2 PHYSICAL EVIDENCE

Sun City Precinct, Two Rocks is a coastal precinct located in the suburb of Two Rocks, approximately 70 kms north of the Perth CBD. Bounded to the north by Sovereign Drive, the east by Lisford Avenue and to the west by the Marina breakwater sea walls, the southern boundary is a line extending west to east from the sea wall at Jordan Street to Lisford Avenue. The northern boundary excludes the Atlantis Shopping Plaza⁸¹ as well as the northern carpark along Enterprise Avenue.

The topography rises from the ocean level (Marina) to the west to a high point at the King Neptune Sculpture to the east of the Precinct. The place includes built structures, landscape elements, artworks and sculptures, roads, car parks, pedestrian paths, coastal vegetation, and redevelopment sites. *Sun City Precinct, Two Rocks* is divided into distinct areas encompassing a Marina with associated uses of boat ramp access, mooring, maintenance and parking; a Shopping Centre with a supermarket, cafes, food outlets, speciality shops, offices, and accommodation; Tavern; sculptures and new development sites.

Sun City Precinct, Two Rocks comprises the following areas and elements:

1. Two Rocks Marina;
2. Two Rocks Shopping Centre;
3. Two Rocks Tavern;
4. Limestone Retaining Wall;
5. Waugal Monoliths;
6. King Neptune Sculpture;
7. The site of the former Atlantis Marine Park
8. Sun City Yacht Club; and
9. Two Rocks Volunteer Marine Rescue Group.

Due to the size of the precinct, and for clarity, these areas have been numbered on the following site plan. The numbering has also been used in the sub-headings throughout the physical description.

⁸⁰ 'Two Rocks', Department of Transport, Accessed July 2022, <https://www.transport.wa.gov.au/imate/mi-two-rocks.asp>

⁸¹ Not to be confused with the Two Rocks Shopping Centre

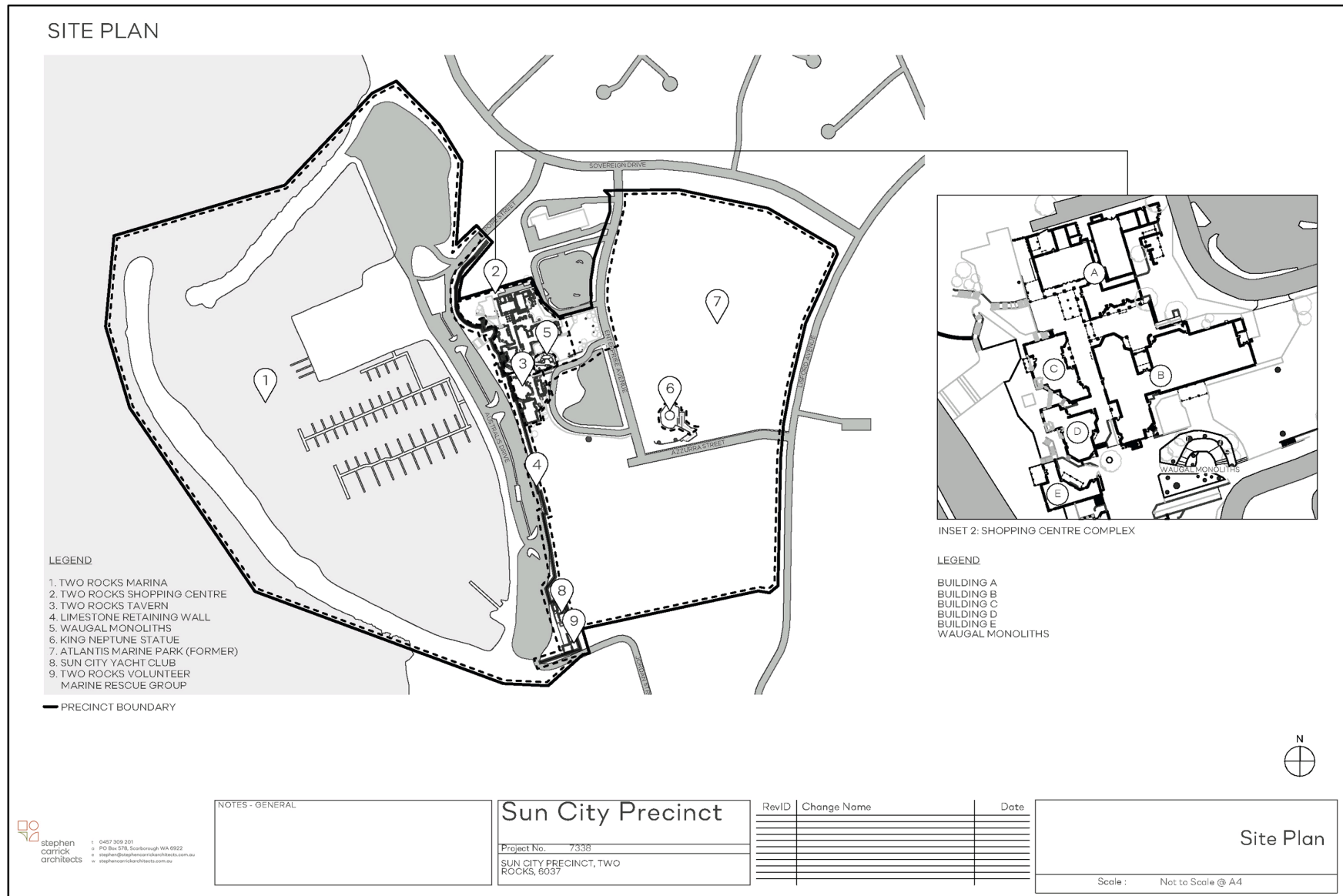


Figure 1: P26470 Sun City Precinct, Two Rocks Site Plan. Stephen Carrick Architects

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1. Two Rocks Marina

The Two Rocks Marina forms the western boundary of the *Sun City Precinct, Two Rocks*. The marina extends the length of the precinct (approximately 700 metres) enclosed to the west by two limestone sea walls. The larger of the two walls (identified as the south wall) begins in the southern corner of the marina at the intersection of Jordan Street and Australis Drive. The wall forms the western boundary, calming the waters of the Indian Ocean. The south sea wall has an approximately 5 metre wide compacted limestone walkway to the marina side. The stone wall varies in height, ranging from approximately 3 to 4 metres above the water level, along its length. It is comprised of large stone boulders (approx. 2 x 2m) and medium stones (approx. 1 x 1m).

The second smaller sea wall bounds the north of the marina with an opening approximately 50 metres wide in the north-west corner to allow for safe boat access.

The marina contains several built elements including a hardstand dry dock, pontoons and boat moorings, boat ramp, dinghy access and foreshore parking.

As of May 2022, sections of the Two Rocks Marina were under construction with civil and built works to the hardstand and landscaping works to the southern foreshore. Extending off the south of the hardstand is a series of private pontoons and boat moorings. The structure features three horizontal pontoons with individual boat docks extending either side, that are supported by concrete piers and connected to the foreshore and hardstand by a pedestrian access bridge.

The southern corner of the marina features a boat ramp and pontoon providing public access to the marina. Adjacent to the boat ramp is a small beach containing an additional concrete ramp dinghy access. The western foreshore is predominately used for car parking and is approximately 45 metres wide bound to the east by the Two Rocks Limestone Retaining Wall.

Although the civil works to the hardstand and the landscape works to the marina foreshore reduce the current appearance of the marina, overall, the Two Rocks Marina is considered to be in good condition.

2. Two Rocks Shopping Centre

The Two Rocks Shopping Centre is located in the northern portion of the *Sun City Precinct, Two Rocks*. The Two Rocks Shopping Centre contains the following areas and elements:

- Building A;
- Building B;
- Building C;
- Building D;
- Building E;
- Linking Bridge;
- Lower Terrace; and
- Grass Area

The five buildings are of concrete block construction with a concealed parapet roof designed in the Late Twentieth-Century Perth Regional architectural style

with elements of the Late Twentieth-Century Brutalist architectural style, featuring various tiered levels and terraces. The main entrance to the complex is in the north-east corner between Building A and B and features a wide set of brick paved stairs with an adjacent concrete ramp.

Building A is the northernmost building in the Two Rocks Shopping Centre complex. The two-storey building features a ground floor bakery, newsagency, café and restaurant and apartments to the first floor. The western end of the building overlooks the marina hardstand and features a tiered landscaped garden down towards the Limestone Retaining Wall.

The westernmost tenancy is occupied by Neptune's Café. The parapet roof extends out over the entry forming a covered walkway supported by masonry piers. The entry wall has a set of glazed bifold doors. Attached to the west of the building is a steel framed skillion pergola with a corrugated steel roof. To the front is a paved courtyard with timber benches and tables. Adjacent to the café is the Pickled Herring Restaurant, which has a gabled patio extension to the south providing an alfresco eating area.

The first floor of Building A features a number of small residential apartments, which are accessible via the northern side of the building through a private staircase. The apartments are predominately set back from the roof line except for the south-east corner. The building wall continues above the ground floor bakery and features a cantilevered concrete balcony with a timber framed balustrade.

Building B is the largest building in the Shopping Centre complex, comprising two adjoined buildings, constructed in an 'L' shape with the main entry located along the northern façade. The building is primarily occupied by the Two Rocks IGA, a liquor store, and Post Office. The IGA building extends east to west in a single storey rectilinear form with a public toilet block attached to the northern façade. The north-west corner of the building features the liquor store with a splayed wall and recessed entry porch. The attached Post Office building extends north to south with a shared central courtyard to the west. The western façade has a recessed alcove towards the south-west corner containing a series of post office boxes. The southern façade features an open staircase providing access to first floor apartments.

The first floors of Building A and Building B are directly connected via a timber framed linking bridge, which is enclosed either side by timber balustrades.

The south-east courtyard of Building B features a large open grassed area with undercover benches and barbeque facilities.

Building C, D and E are located along the western boundary of the Two Rocks Shopping Centre complex. The buildings are occupied by small tenancies including a real estate office, health care facilities, galleries, the Australian Red Cross, and an Indian restaurant.

Buildings C and D are two storey terraced structures. Although two-storey, the eastern façades present as single storey buildings with a lower terraced level to the western façade. The external walls are painted light cream colour to match a consistent aesthetic throughout the Shopping Centre complex. The buildings are predominately rectilinear; however, feature a number of chamfered corners and setbacks. The lower western terrace is accessed via a series of narrow staircases dividing the buildings. The western elevation features recessed porches

supported by masonry piers. The entrances to some of the western tenancies are further sunk into the landscape and accessed via sets of stairs. The doors are predominately aluminium framed glazed doors with shopfront glazing to the eastern facades. Building C features a balcony along its western façade overlooking the marina.

Building E is the southernmost building in the Two Rocks Shopping Centre complex. The single storey building is built to the westernmost boundary of the Limestone Retaining Wall, designed in an 'L' shape with a central chamfered entrance and a paved courtyard to the north-east corner. The chamfered entry has a front verandah with a corrugated polycarbonate roof supported by square timber posts. The southern wall, featuring a painted mural of King Neptune, is shared by the adjacent Tavern and forms the northern boundary to a beer garden. The western façade of Building E is directly supported by the Limestone Retaining Wall and built to the boundary line. This façade features a cantilevered timber framed balcony connected to the wall by diagonal timber support beams.

The Two Rocks Shopping Centre is generally in sound condition with some minor visible cracks and water damage.

3. Two Rocks Tavern

The Two Rocks Tavern is located to the south of the Two Rocks Shopping Centre complex and consists of three buildings, a service road, and a car park. The main building is a two-storey terraced building with a concrete block construction designed in the Late Twentieth-Century Perth Regional architectural style with elements of the Brutalist architectural style.

The main western building has a concealed parapet roof and is supported by the Limestone Retaining Wall. The eastern façade presents as a single storey building with a lower level to the western façade. The external walls are painted white with the four base block courses painted light grey. The Tavern has a northern courtyard accessed via a wide staircase to the east and supported to the west by the Limestone Retaining Wall, which functions as a tiered beer garden. The northern boundary of the courtyard shares the southern wall of the Shopping Centre Building E and features a painted mural of King Neptune.

The main entrance is located along the eastern façade through a recessed entry way with a timber framed pergola, and a secondary entrance is located towards the south accessing the Sports Bar. The western façade has a series of balconies overlooking the marina. The main balcony has a corrugated steel roof and extends out over the Limestone Retaining Wall supported by a combination of timber and steel support beams, and above is a first-floor balcony with a recessed walkway supported by masonry pillars. The western façade features a sign that reads 'Tavern at the Rocks Bar & Bistro'.

To the south of the main tavern is a semi-detached single storey building featuring the 'Atlantis Room' function centre overlooking the marina. The building is accessed by a set of stairs leading to a lowered courtyard and glazed entry door.

Located to the east of the tavern is a detached two storey concrete block building, which appears abandoned and is enclosed by temporary fencing (as of May 2022). The first floor of the building cantilevers over the ground floor driveway supported by five masonry piers.

Overall, Two Rocks Tavern is in good condition. The detached front building is in poor condition as of May 2022; however, the main buildings appear to be well maintained.

4. Limestone Retaining Wall

The Limestone Retaining Wall is a dominant landscape element that extends the full length of the *Sun City Precinct, Two Rocks* from Pope Street in the north to Jordan Street in the south. The wall extends approximately 700 metres long and is approximately 3 metres high at the southern end with a maximum height of approximately 5-6 metres at the northern end. The limestone is rough faced and is laid in random coursing. The stone size varies, typically 400 by 400mm, with smaller stone also used. The retaining wall construction includes stone buttresses to strengthen the construction.

To the northern end to the top of the wall there is a steel tube balustrade. The wall gradually decreases in height as it continues south along the foreshore.

The wall features staircases connecting the upper tier to the foreshore parking level. Overall, the Limestone Retaining Wall is considered in good condition. The northern end of the wall appears to be regularly maintained. There is some rusting of the steel balustrade at the connection to the stone and some deterioration to the mortar towards the southern end of the wall; however, these are determined to be minor details.

5. Waugal Monoliths

The Waugal Monoliths are in the south-east corner of the Two Rocks Shopping Centre, forming part of an interpretive garden with several additional sculptures positioned throughout the adjacent grassed area. On site signage records that the fourteen limestone sculptures and one timber sculpture by artist Mark Le Buse depict various forms, faces and creatures significant to the Aboriginal Dreamtime stories. An interpretive timber board describes the Waugal Monoliths Legend the sculptures portray.

The garden features two islands, separated by a central brick paved pathway and bound by a low limestone wall, which also feature small trees and shrubs in addition to the sculptures.

The eastern grassed area features remnant limestone sculptures from the former Atlantis Marine Park. The six sculptures include five busts and a winged human figure. Four out of the five busts can be identified as Captain James Cook, Jacques Cousteau, Harry Butler and Mark Le Buse.

The Waugal Monoliths are in sound condition with some deterioration to the detailing of many of the limestone sculptures. The central timber sculpture appears in poor condition with some visible cracks and weathering.

6. King Neptune Sculpture

King Neptune Sculpture is located at the corner of Enterprise Avenue and Azzurra Street atop a hill. The sculpture faces west towards the Indian Ocean overlooking the former Atlantis Marine Park. The sculpture is constructed of a cement and limestone slurry mix over a hollow steel frame and is approximately 10 metres high and 10 metres wide. The bust of King Neptune is holding a trident with a timber shaft and steel tines. At the base is a platform with a concrete staircase

leading to King Neptune's open palm, which serves as a place where tourists can take photographs with the sculpture. The rear of the sculpture has an access panel with a damaged steel covering.

The sculpture sits on a bitumen and gravel platform that is edged by a low limestone wall. The platform is accessed by a ramp in the south-east corner, and towards the base of the ramp there are two additional limestone sculptures, a dugong, and a seal.

King Neptune Sculpture is in sound condition with visible weathering and some deterioration. The base of the ramp is in poor condition due to significant construction works south of Azzurra Street. The sculpture is enclosed by temporary fencing to the west and a new limestone retaining wall to the south.

7. Site of the former Atlantis Marine Park

The site of the former Atlantis Marine Park extends from Sovereign Drive in the north to the southern boundary of the *Sun City Precinct, Two Rocks*. The area is bounded by Lisford Avenue in the east and Enterprise Avenue in the west. For this assessment the area of land once occupied by the former Atlantis Marine Park has been divided into two sections: north of Azzurra Street and south of Azzurra Street.

The land north of Azzurra Street is predominantly remnant bushland with dense vegetation and remnants of a concrete retaining wall. The land directly east of the King Neptune Sculpture, which is in the south-west corner, has been cleared as of May 2022. This area is mostly fenced off from public access.

As of May 2022, the land south of Azzurra Street has been cleared and is being prepared for new development. A small section of remnant bushland remains between the Two Rocks Tavern and the western extension of Azzurra Street. Within this section of bushland remains a limestone sculpture of a pod of dolphins.

8. Sun City Yacht Club

The Sun City Yacht Club is a single-storey steel-clad structure with a corrugated steel skillion roof located at the southern end of the *Sun City Precinct, Two Rocks*. The building has a square form with the front façade addressing the west. The western façade is clad with corrugated steel wall panels painted navy blue with double sliding doors and aluminium framed windows. The building has a paved courtyard extending along the northern and western facades with a shade cloth structure above the northern courtyard.

A separate gable shed structure is in the north-west corner of the site with matching external cladding. A detached shipping container is positioned along the southern façade of the Yacht Club with some small sailing boats on trailers. The club is enclosed by a steel posted chain mesh fence with a central steel gate.

The Sun City Yacht Club is in good condition; however, the detached sheds are showing signs of deterioration.

9. Two Rocks Volunteer Marine Rescue Group

The Two Rocks Volunteer Marine Rescue Group is a two-storey steel framed and clad building located along the southern boundary of *Sun City Precinct, Two Rocks*. The building has a rectilinear form with a low corrugated steel gable roof addressing the west. The western facade consists of two large roller doors to the

ground floor with a cantilevered first floor balcony above supported by square steel posts. The building is accessed via a steel staircase along the southern façade leading to a first-floor entry door. There is a sign on the southern façade that reads 'Two Rocks Volunteer Sea Rescue Group'. The building contains aluminium framed windows along the southern and northern façade.

The Marine Rescue building is built into the sloping landform with the first floor at the same level to the adjacent roadway. The building has an eastern courtyard with a detached shed extending off the northern façade enclosed by the Limestone Retaining Wall.

The Two Rocks Volunteer Marine Rescue Group is in good condition with some weathering along the southern façade.

13.3 COMPARATIVE INFORMATION

Principal Australian Historic Theme(s)

- 2.5 Promoting settlement
- 3.4.2 Fishing and whaling
- 3.15 Developing economic links outside Australia
- 3.19 Marketing and retailing
- 3.21 Entertaining for profit
- 3.23 Catering for tourists
- 4.1 Planning urban settlements
- 8.1 Organising recreation

Heritage Council of Western Australia Theme(s)

- 101 Immigration, emigration and refugees
- 104 Land allocation and subdivision
- 107 Settlements
- 305 Fishing and other maritime industry
- 308 Commercial services and industries
- 311 Hospitality industry and tourism
- 405 Sport, recreation and entertainment
- 506 Tourism
- 605 Famous and infamous people

Comparative Analysis

Sun City Precinct, Two Rocks is a coastal commercial development, comprising a marina, shopping complex and tavern, with the site of the former Atlantis Marine Park and associated King Neptune Sculpture.

Planned Settlement/Developments

Sun City Precinct, Two Rocks represents a portion of Alan Bond's Yanchep Sun City, a cohesive commercial, residential, and recreational development. The below places in the Heritage Council's Assessment Program are somewhat comparable:

- P17306 Medina Townsite (HCWA Assessment Program) – a suburb in the City of Kwinana designed by Margaret Feilman in the 1950s, who advocated community interaction and 'walkable neighbourhoods' by using

Register of Heritage Places
Place Assessed April 2022
Documentation amended:

Sun City Precinct, Two Rocks

25

cul-de-sacs, laneways, and retaining natural bushland. The housing estate was constructed to provide housing for the workforce at the nearby BP Refinery. There are multiple housing types within this precinct, albeit dominated by the modest, vernacular housing constructed by the State Housing Commission in the post-WWII era. The place also includes commercial and civic facilities.

- P23525 Town of Wundowie (HCWA Assessment Program) – a State Government established townsite designed in accordance with the principals of the Garden City Movement. The place was the location of the first State funded charcoal iron plant and refinery and represents the State government's post-WWII efforts to establish industries in WA to be less vulnerable to threat of wartime and economic isolation, and housing to for the workforce. The place also includes civic facilities and some commercial elements.
- P25913 Former Government Housing Precinct, Hilton (HCWA Assessment Program) – a precinct comprising residential properties built by the State Housing Commission in the 1950s, the place was designed to largely follow the Garden City planning principles with curvilinear roads, small parks and irregularly shaped blocks. The place also included a police station, a school and a small row of shops.

The above examples were State funded in the immediate post-war era, generally to provide housing in areas close to industry/employment. *Sun City Precinct, Two Rocks* was privately funded to serve purely as a residential, commercial, and recreational development.

Tourism Attractions in Western Australia

Tourism in Western Australia had its origins in the natural wonders of the State. From the 1920s the newly established Tourism and Publicity Board promoted driving holidays to coastal towns and other natural features, such as the caves in the South West, which were marketed to domestic, interstate and international visitors. Rottnest Island (Wadjemup) was promoted as a major family holiday destination, although it remained closed during World War Two.⁸²

Interstate and international tourism began to grow when Perth hosted the Empire Games in 1962. The late 1960 and early 1970s saw the impact of post-war migrants on fashion, food, and business. By the 1980s 'wine tourism' had emerged out of the Margaret River region, which led to a flourishing of short stay accommodation, recreation, and hospitality industries.⁸³

The development and success of the former Atlantis Marine Park reflected and contributed to the growth of Western Australia's tourism industry in the early 1980s. The following tourist attractions, one of which is on the State Register and the other on the Heritage Council's Assessment Program, are somewhat comparable:

- P423 *Busselton Jetty* (RHP) - a refurbished timber jetty located at the eastern end of Geographe Bay. The place is significant in the

⁸² 'A Thematic History of Western Australia' (incl. Framework Spreadsheet & Narratives). Prepared for the Heritage Council of WA by Clare Menck, Historian, June 2018, p. 29.

⁸³ Menck, WA Thematic, p. 30.

development of the tourism industry and economy in the Busselton area. It has served as a tourist attraction since the late nineteenth-century. The place was included in the State Register of Heritage Places in 2009.

- P3324 Perth Zoo (HCWA Assessment Program) - a popular tourist destination, being Western Australia's premier zoological site since its opening in 1898. The place comprises a considerable assemblage of exotic and native Australian animals within 17 hectares of zoological gardens.

Many other tourist attractions have not been entered in the Historic Heritage database, nor the State Register or Heritage Council's Assessment Program. However, the following are perhaps more comparable to the former Atlantis Marine Park:

- Adventure World, Bibra Lake – the only hybrid theme park and water park in WA. Some of the original attractions from its opening in 1982 are still within the theme park, including the cave-like structure Skull Rock overlooking the swimming pool, waterslides (including the Rocky Mountain Rapids), and the animal participation park. Adventure World operates on a seasonal basis and is closed during the winter months.
- AQWA (Aquarium of Western Australia) - formerly known as Underwater World the place is an aquarium located at Hillary's Boat Harbour. Originally constructed with one aquarium in 1988, AQWA now has over forty exhibits showcasing native Western Australian marine life and features a 100 metre Underwater Tunnel.
- El Caballo Blanco (Spanish for the White Horse) - an equine Andalusian hotel and theme park which was located in the north-eastern suburb of Wooroloo from 1974 to 1995. Founded by businessman Ray Williams, the theme park attracted over a quarter of a million visitors a year. In 2013, the place was converted into an over-45s resort-style village, before being sold in 2020 to the Aboriginal Housing Foundation.
- Dolphin Experience, Monkey Mia - site where visitors can interact with dolphins in their natural habitat. Unlike the former Atlantis Marine Park, the dolphins at Monkey Mia live in the wild, with a select group of dolphins coming to shore and being fed under strict guidelines with a Parks and Wildlife Service officer present. There is no set feeding time and the dolphins arrive of their own accord. The Dolphin Experience is also considered one of the most non-invasive research sites globally. Similar guided interactions with wild dolphins are also available at the Dolphin Discovery Centre, Bunbury.

Although the above tourist attractions are somewhat comparable to the former Atlantis Marine Park, perhaps the most comparable place is Sea World Marine Park, a marine mammal and theme park located on the Gold Coast, Queensland. Sea World features numerous rides, shows, and exhibits, with dolphins, polar bears, seals, sharks, and penguins.

Marina

The Two Rocks Marina was constructed in 1974 and comprises approximately 118 boat pens across a water area of 11.4 hectares, supported by a land area of

5.6 hectares. No comparable places have been entered in the Historic Heritage database, nor have any been entered in the State Register or included in the Heritage Council's Assessment Program. However, the following places have been identified as comparable to the Two Rocks Marina:

- Hillarys Boat Harbour - a popular tourist and recreational destination constructed in 1987 to cater for the America's Cup Challenge Series. The facility includes the marina, Sorrento Quay retail precinct as well as the Western Australian Aquarium (AQWA), formerly known as Underwater World. It comprises approximately 805 boat pens, across a water area 23.3 ha, and land area 23.3 ha.
- Mindarie Keys Marina - designed in preparation for the 1987 America's Cup in Fremantle but planning and environmental concerns stalled the project and it was not completed until 1989. The facility includes the harbour, hotel and marina which comprises approximately 246 boat pens across a water area of 10.1 ha, and land area of 5.6 ha.
- Mandurah Ocean Marina - constructed in 2001, it was developed with the aim to provide 'a Western Australian icon tourism development that could effectively function as a strategically placed boat harbour'. It is the largest regional marina in Western Australia, with approximately 598 boat pens across a water area of 17.4 ha, and 16 ha of land.⁸⁴

The above indicates that Two Rocks Marina is a relatively rare early example of a marina that also catered to a growing tourism market. The construction of marinas in Mindarie and Hillarys to cater for the America's Cup Challenge in Fremantle also demonstrates the accuracy of Alan Bond's claim that Australia's victory would translate to commercial and tourism cachet for Western Australia.

Shopping Centre

The development of the Two Rocks shopping complex formed part of the first phase of the proposed Sun City satellite city. The proposed development aligned with the Perth Corridor Plan which intended to promote residential corridors in Rockingham, Armadale, Midland and Joondalup.

A feature of suburban residential development was the associated development of retail and other facilities to support the increased population growth. Boans had opened the first suburban shopping centre in the suburb now known as Cannington in 1958. Small shopping centres also began to develop around suburban centres in the 1960s. However, in the 1970s as the sub-regions began to become established, shopping centres began to expand or larger integrated shopping precincts were created. By 1973, local councils had approved 92 retail shopping centres in five years reflecting a shift from high street shopping to enclosed shopping centres.⁸⁵

No comparable shopping centres have been entered in the State Register or included in the Heritage Council's Assessment Program. There are also no examples entered in the Historic Heritage database. However, the following examples are somewhat comparable to Two Rocks Shopping Centre:

⁸⁴ DevelopmentWA, 2020; Department of Transport – Two Rocks Marina Redevelopment, Section 38 Referral Support Documentation – Appendix 5.

⁸⁵ Menck, WA Thematic, p. 115.

- Rockingham Shopping Centre - a regional shopping centre first opened in 1971. It has been redeveloped and expanded several times, most recently in 2016.
- Midland Gate Shopping Centre - comprises two shopping centres constructed in the early 1980s. Swan City Shopping Centre was separated from Midland Gate by Sayer Street until the street was replaced by a pedestrian mall in the 1990s and Midland Gate absorbed Swan City. Several upgrades and expansions have been undertaken since that time.
- Armadale Shopping Centre - constructed in 1984 it has undergone several upgrades since that time. The centre, along with adjacent retail outlets, was incorporated into the Armadale Shopping City redevelopment in 2008.
- Westfield Carousel Shopping Centre - built in 1972. The complex incorporated the 1959 Boans Waverley store, in the suburb now known as Cannington. The complex originally contained 580 shops and has undergone several expansions and redevelopments.
- Whitfords City was constructed in 1978 and has undergone several upgrades since that time. It is a considerably large shopping complex catering the northern suburbs of Perth.
- Ocean Keys Shopping Centre, Clarkson - constructed in 2001, it was significantly redeveloped and expanded in 2014. The architectural design sought to reflect the history and surrounds of the development, and included motifs associated with the nearby Mindarie Marina. The redevelopment won the Commercial Architecture prize at the Australian Institute of Architects (WA chapter) awards in 2015.

The above indicates that the Two Rocks Shopping Centre is an early example of a shopping complex in Western Australia, one of which that was designed as an integrated element within the wider area.

Architect

Anthony Brand, also known as Tony Brand, was partner in charge at Forbes & Fitzhardinge during his design of the Two Rocks shopping centre complex, which was awarded a Design award in 1976 and a Bronze Medal for Architectural excellence in 1979.⁸⁶ The following places were also designed by Brand whilst he was with Forbes and Fitzhardinge:

- P9823 Hampton Senior High School (Assessment Program) – a predominantly two and three storey high school complex principally developed in three main stages between 1966-1970. This place is a fine example of Post World War II Brutalist architecture and is considered a rare application of the style to a school.
- P26251 South City Beach Kiosk (Within P9108 City Beach and Floreat Beach Precinct – HCWA Assessment Program) – a concrete beach kiosk designed in Late Twentieth Century Brutalist and Late Twentieth Century Organic styles constructed in 1970, which forms a distinctive element at City Beach.

⁸⁶ City of Wanneroo Local Heritage Survey 2016, Place 44. Two Rocks Shopping Centre, p. 162.

- P24341 UWA Music Department (P13702 University of Western Australia-Crawley Campus – HCWA Assessment Program) – a two and three storey complex of buildings constructed from 1976 in an interpretation of the Late Twentieth Century Perth Regional Style.

The above indicates that the Two Rocks shopping centre is a representative example of the work of architect Tony Brand and may be an uncommon example of his work applied to a shopping centre.

13. 4 KEY REFERENCES

Two Rocks Town Centre Precinct Heritage Assessment Draft, prepared by Griffiths Architects in June 2022 for Fini Group.

13. 5 FURTHER RESEARCH



HERITAGE
COUNCIL

HC CURTLAGE MAP P26470 SUN CITY PRECINCT, TWO ROCKS

MAP 1 OF 2 PREPARED BY TIMOTHY KIPPO (MAPPING/GIS OFFICER) 14/07/2022





HERITAGE
COUNCIL

HC ZONE OF SIGNIFICANCE MAP P26470 SUN CITY PRECINCT, TWO ROCKS

MAP 1 OF 2 PREPARED BY TIMOTHY KIPPO (MAPPING/GIS OFFICER) 15/07/2022





HERITAGE
COUNCIL

FACT SHEET

August 2022



Sun City Precinct, Two Rocks

The Heritage Council of Western Australia has determined that *Sun City Precinct, Two Rocks* has cultural heritage significance and that stakeholders and the general public should be consulted about the proposal to enter the place in the State Register of Heritage Places. This Fact Sheet provides information about the proposed registration.

What is the role of the Heritage Council of WA?

The Heritage Council of Western Australia is the State Government's advisory body on heritage matters. It is vested with functions and powers under the *Heritage Act 2018*. The Heritage Council is charged with the compilation of the State's Register of Heritage Places.

The Department of Planning, Lands and Heritage provides administrative support to the Heritage Council.

What is the State Register?

The State Register is a statutory list of places that help tell the story of Western Australia's history and development since European contact. Entry in the Register is reserved for places that have been found to have State cultural significance. The Register acknowledges the value and importance of a place and promotes its conservation. There are currently 1,380 places in the State Register.

Who decides what should be entered in the State Register?

The role of the Heritage Council is to determine the State significance of a place. The Minister for Heritage makes the final decision on whether a place is entered in the State Register.

What is the heritage significance of Sun City Precinct, Two Rocks?

Sun City Precinct, Two Rocks contains elements of the Yanchep Sun City residential, commercial, and recreational development of the 1970s, namely the Two Rocks Marina, shopping centre, and tavern. The place reflects a period of growth and development in the area during the 1970s and 1980s, largely associated with the Bond Corporation's efforts to promote tourism and commercial enterprise. The place also includes the site of the former Atlantis Marine Park, a popular tourist attraction of the 1980s, and its remnant the King Neptune Sculpture, which has become a landmark and embraced by local residents as a symbol for Two Rocks.

What is a heritage precinct, and why has this boundary been proposed for entry in the Register?

A heritage precinct is a place where the relationship between the buildings, spaces and other features create a special sense of place, which collectively tell a particular story.

The boundary that is proposed for registration comprises elements which best represent the Yanchep Sun City development, specifically the Two Rocks Marina and commercial district (Two Rocks Shopping Centre and Tavern).

What does entry in the State Register mean for Sun City Precinct, Two Rocks?

Entry in the Register will recognise and celebrate the distinctive heritage values of Sun City Precinct, Two Rocks and will offer protection under the *Heritage Act 2018*, ensuring any major changes proposed are in keeping with its cultural heritage significance.

What are the benefits of registration?

Registration recognises the place and its significance to the State story and ensures the story can continue to be recognised into the future. Registration also provides the opportunity to apply to the Heritage Grants Program to provide funding for any physical conservation works or preparation of conservation management planning documents.

What does registration mean for any proposed development within Sun City Precinct, Two Rocks?

Places entered on the State Register can be developed to meet contemporary needs or adapted for a new use in a way that respects the cultural heritage values of the place. However, proposed development or changes should be sensitive to the identified heritage values of the place.

Owners may continue to discuss their project ideas and apply to the relevant local government authority (LGA) for development approval, as required under the

Two Rocks Shopping Centre



relevant local planning scheme. The LGA must refer relevant proposals to the Heritage Council for advice on the heritage aspects of the proposal. These referrals are generally handled within the LGA's normal timeframe. Owners can also seek advice discuss their projects with the Department of Planning, Lands and Heritage's Historic Heritage Conservation team when contemplating or preparing plans.

Will registration stop the approved development located on the former Atlantis Marine Park site?

No. Entry in the State Register does not prevent change. See the section above for more information about how registration impacts proposed or future development.

Will registration affect the Two Rocks Marina upgrade?

No. The upgrades will continue as planned.

How can I comment on the proposed registration of *Sun City Precinct, Two Rocks*?

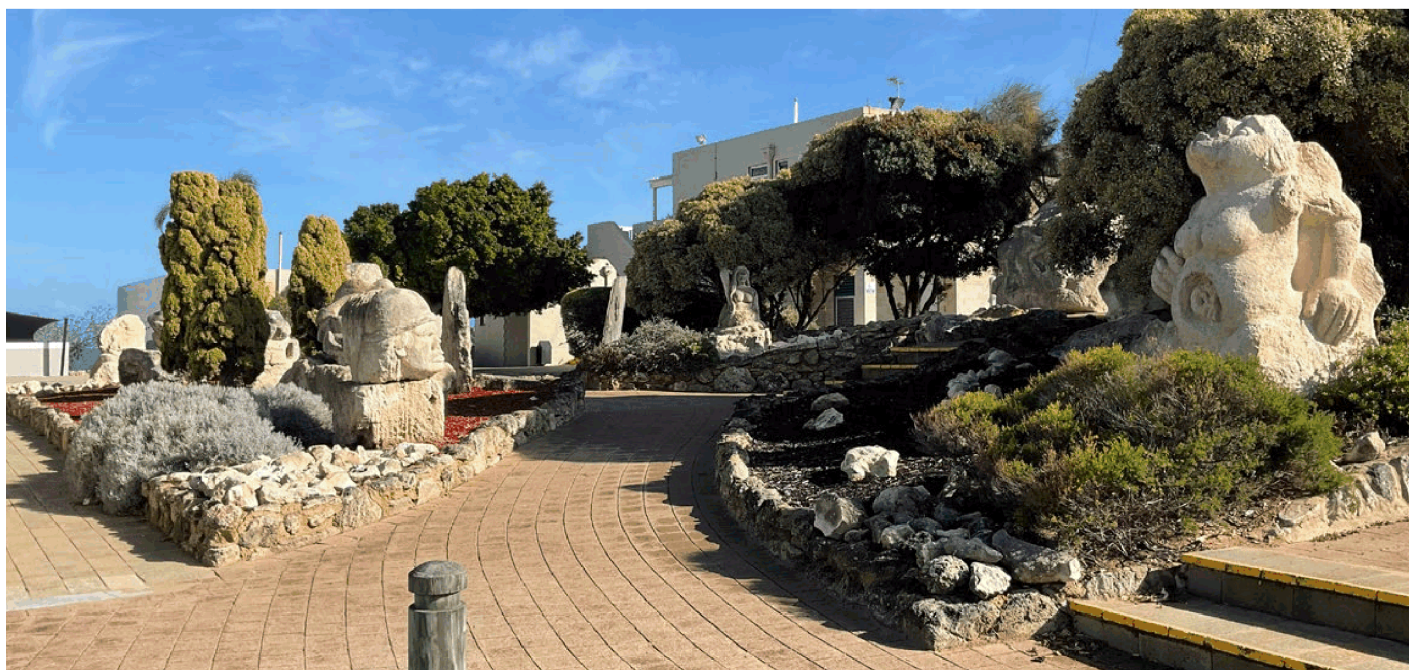
Comments on registration can be made online through the Department of Planning, Lands and Heritage's **Consultation Hub** or by email to HCWAregistration@dplh.wa.gov.au.

The comment period closes Friday 30 September 2022.

What happens next?

Once the period for comments has closed, the Heritage Council will consider whether to recommend registration to the Minister for Heritage.

Waugal Monoliths by Mark Le Buse



The Heritage Council recognises the diversity of the Aboriginal peoples of Western Australia and acknowledges the Traditional Owners and custodians and their connection to this land and its waterways. We pay our respect to Elders past and present and those who will follow in their footsteps.

Disclaimer

This document has been produced by the Department of Planning, Lands and Heritage on behalf of the Heritage Council of Western Australia. Any representation, statement, opinion or advice expressed or implied in this publication is made in good faith and on the basis that the Government, its employees and agents are not liable for any damage or loss whatsoever which may occur as a result of action taken or not taken, as the case may be, in respect of any representation, statement, opinion or advice referred to herein. Professional advice should be obtained before applying the information contained in this document to particular circumstances.

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This document is available in alternative formats on application to the Department of Planning, Lands and Heritage Communications Branch.



P26470 Sun City Precinct

City of Wanneroo public consultation submission (proposed)

Question	Proposed Comment/s
Question 1 What is Your name	Administration name recorded here
Question 2 Do You Consent to your position on this registration being made available to other stakeholders?	Yes
Question 3 What is your email address?	Administration email recorded here
Question 4 Are you responding on behalf of an Organisation? If Yes, please state your Organisation	Yes City of Wanneroo
Question 5	Support

Do you support the proposed registration of Sun City Precinct, Two Rocks?	<p>*options here are</p> <p>Support;</p> <p>Have no comment to make on proposal;</p> <p>Do not support</p>
<p>Question 6</p> <p>Please provide any further comments you would like to make about the proposed registration</p>	<p>The City of Wanneroo supports the entry of the Sun City Precinct to the Register of State Heritage Places.</p> <p>The City of Wanneroo has the following places, components of the proposed P26470 Sun City Precinct entry, recorded on the Local Heritage Survey. Each of these places will have their respective management categories migrated to management category 1, upon the entry of the Sun City Precinct onto the State Register of Heritage Places.</p> <p>King Neptune Sculpture P17935: management category 2</p> <p>The Atlantis Marine Park site included a series of pools, aquariums, theatre, stadium, crazy golf course, trampoline park, a playground and landscaping. A feature of the park was the 10m sculpture of King Neptune which was designed by local artist Mark Le Buse. Le Buse was also contracted to construct a number of other prominent sculptures of celebrities and animals.</p> <p>Atlantis Marine Park (site) P17523: management category 4</p> <p>In 1981, following an announcement by the WA government, work began on the construction of Atlantis Marine Park with a \$20 million budget over five years. As well as a tourist destination the park was to be used to research marine life. The opening of the park was held on 26 December 1981 and by 1982 over one million visitors went through the gates. In 1983 Atlantis Marine Park received the Sir David Brand Tourism Award and a marketing excellence award.</p> <p>Two Rocks Shopping Centre P17923: management category 4</p> <p>Two Rocks Limestone Wall P17941: management category 4</p> <p>Two Rocks Tavern P17944: management category 4</p> <p>With the adoption of the state government's Northern Corridor Plan in 1970, extensive plans were made for the residential development of the Yanchep and Two Rocks area. In 1969 The Bond Corporation Pty Ltd purchased 19,600 acres of pastoral property previously owned by the Wydgee Pastoral Company and preceded to develop Yanchep Sun City as a satellite city and premier tourist resort in Western Australia. By 1972 residential development was well underway, beginning with 127 lots on the beachfront and this was followed by</p>

	<p>a marina in 1973/74 and shopping and recreation centre at Two Rocks. The Two Rocks Shopping Centre and Tavern was designed by architect Anthony Brand from Forbes & Fitzharding for Alan Bond's Yanchep Sun City and America's Cup in 1975. The shopping centre was built by Jaxon Constructions. The place won a Design Award in 1976 and a Bronze Medal for Architectural excellence in 1979.</p> <p>Waughal Monoliths P17948: management category 4</p> <p>Mark Le Buse (1917-1999) was born in the USA and arrived in Western Australia during the early 1970s. In 1976 Mark Le Buse was commissioned to sculpt the Waughal Monoliths on a site adjacent to the Two Rocks Shopping Centre. The work commemorated Western Australia's 150th anniversary. The Australian Women's Weekly reported that the collection of carvings were a memorial in the making, with the following description "The monoliths vary from a caricature of a frog called 'Quork Quork' to human figures contorted in vigorous impressions of birth and death."</p> <p>Two Rocks Marina P17942: management category 4</p> <p>The Two Rocks Marina was developed by Alan Bond as a training base for Australia's challenge of the America's Cup. Bond employed a Russian designer to design the strong seawalls needed to cope with the strong winds and currents. These were constructed from local limestone and measured in width approx. 12-18 metres at the base to six metres at the top. The marina was completed within nine months with the intention of providing facilities for recreational boating and for the local fishing industry. Many of the streets in Two Rocks are named after yachts from America's Cup challenges. In 1979, a community school was established at Two Rocks in the boatshed previously used by 1974 America's Cup contender 'Southern Cross'.</p> <p>The area and individual places comprising the Sun City Precinct holds special significance to not only the community of Two Rocks, but also the wider Western Australian community. The area is also recognised at a national and international level for its history and association with the America's Cup, Alan Bond, and the Atlantis Marine Park. The popularity of the area, particularly Atlantis Marine Park, is exemplified by the sheer numbers of people who attended in the 1980s, and still is a source of recollection and memory in the community today. The social value associated with the precinct cannot be undervalued, and should be noted as part of the heritage assessment.</p>
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	<p>In relation to the Waugal Monoliths (P17948), one of the places within the proposed Sun City Precinct, it needs to be acknowledged there could be sensitivities and cultural protocols pertaining to these statues. The City of Wanneroo recommends that the Heritage Council undertake research and consultation with the local Aboriginal community to inform their considerations.</p> <p>The City of Wanneroo received a Joint Development Assessment Panel (JDAP) application on 2 November 2021 for a proposed Shop (Woolworths), Liquor Store, Restaurant and Offices located at 10 Enterprise Avenue, Two Rocks which subsequently underwent assessment against the applicable planning framework. The subject site itself is located on the former Atlantis Marine Park site, and south of the King Neptune statue.</p> <p>The application was advertised for a period of 14 days in accordance with Clause 64(4) of DPS 2 and the Deemed Provisions, commencing on 2 December 2021 and concluding on 17 December 2021. Advertising was undertaken by way of a notice in the local newspaper and writing to 328 nearby landowners/occupiers within approximately 500 metres of the proposed development. The development plans and all supporting documentation were also published on the City's website and a sign was also installed on site.</p> <p>A total of 208 submissions were received, with 173 being within the advertising period and the remaining 35 being received and acknowledged as late submissions. Of the submissions received 41 were in support, 19 provided general comments, and 148 objected to the proposal. Included within the submissions was a joint submission (identified as Submission 160 within the schedule of submissions) which included 1,202 signatories objecting to the proposal. Of these submissions a total of 21 submissions raised specific concerns in relation to impacts on heritage values of the area.</p> <p>The City also referred the application to the Department of Planning, Lands and Heritage as part of the assessment process.</p> <p>At its meeting held on 9 March 2022, the JDAP moved a procedural motion to defer the consideration of the application to 'seek clarification from the</p>
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	<p>relevant government authorities in relation to heritage matters raised concerning various state and local heritage listing in the Two Rocks precinct recorded as; to be assessed’.</p> <p>At the 15 March 2022 Ordinary Council Meeting, Council requested the Responsible Authority Report to be presented to Council for further consideration at the next Council meeting. At its meeting held on 12 April 2022 and following further correspondence from the Department, Council considered the matter and voted 12/1 to recommend the JDAP refuse of the application as follows:</p> <p>That Council:</p> <ol style="list-style-type: none"> 1. NOTES Administration’s recommendation as included within the Responsible Authority Report (RAR) submitted to the Metropolitan Outer Joint Development Assessment Panel on 28 February 2022; 2. NOTES the additional information received from the Department of Planning, Lands and Heritage relating to the heritage matters as contained in Attachment 3 which will be provided to the Joint Development Assessment Panel as an addendum to the Responsible Authority Report; and 3. RECOMMENDS to the Metro Outer- Joint Development Assessment Panel, REFUSAL of the proposed Shop, Liquor Store, Restaurant and Office development at No. 10 Enterprise Avenue, Two Rocks for the following reasons: <ol style="list-style-type: none"> a) The location of the proposal is not appropriate or compatible with the coastal marina environment and the type of development should be located to the north-east within the Future Two Rocks Secondary Centre as identified by the Yanchep – Two Rocks District Structure Plan No. 43 (DSP 43). b) The proposal is not compatible with the planned tourism focus and fine grain Main Street, town centre concept and the coastal boutique character of Two Rocks under ASP 70. The form and scale results in a proposal whose prominence will negatively impact on the amenity of the emerging Town Centre and planned coastal tourism and resort function. The proposed daily retail supermarket format is incompatible with the unique nature of Two Rocks and the current and desired future character coastal town character which arises from its setting and relationship with the coastal marina location. Accordingly, the proposal does not meet the considerations of Clause 67(2)(m) and (n) of the Deemed Provisions. c) The proposal will generate a level of traffic which will impact significantly on the capacity and safe operation of the current
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	<p>surrounding road system. This is compounded through impacts generated by the proposed access and egress of the site, the unsuitable arrangements for loading and unloading from the proposed loading dock which is exposed on the western side, and the manoeuvring and parking of vehicles within the site due to the road network and internal design being unsafe. Accordingly, the proposal does not meet the consideration of Clause 67(2)(s) and (t) of the Deemed Provisions.</p> <p>d) The proposal will significantly impact on the heritage importance of the area, as well as impact on adjacent heritage sites including the King Neptune Statue through inappropriate bulk, scale and interface of the development impacting on views to and from the King Neptune Statue. The proposal similarly fails to appropriately recognise and interpret the heritage value of the subject site through its design, colours and materials. Accordingly, the proposal does not meet the considerations of Clause 67(2)(k), (l) and (w) of the Deemed Provisions.</p> <p>e) The proposal has failed to establish a fine grain main street, town centre concept development as envisioned by the Two Rocks Town Centre Agreed Structure Plan No.70 (ASP 70), which as a result impacts on the legibility of the centre, pedestrian movement and more broadly results in a proposal that does not recognise the current and intended coastal boutique nature of the centre. Accordingly, the proposal does not meet the consideration of Clause 67(2)(h) of the Deemed Provisions.</p> <p>f) The site is not subject to a Precinct C Local Development Plan (LDP), and accordingly the proposal has failed to meet the consideration of Table 1, Clause 2.1 of the Two Rocks Town Centre Agreed Structure Plan No.70 (ASP 70) document insofar that the development is of a scale and permanence that would prejudice the design of the LDP, and the development of the surrounding area.</p> <p>g) The proposal does not include colours and materials that are compatible with the unique coastal nature and heritage value of the Two Rocks area. Accordingly, the proposal does not meet the consideration of Clause 67(2)(zc) of the Deemed Provisions</p> <p>This recommendation for refusal, along with the RAR prepared by Administration was presented and considered at the 4 May 2022 Metropolitan Outer Joint Development Assessment Panel meeting where the proposal was subsequently approved.</p>

Community Facilities

CP03-09/22 Department of Local Government, Sport and Cultural Industries 2023/24 Funding Round

File Ref: 43694 – 22/283383
Responsible Officer: Director Community and Place
Attachments: 1

Issue

To seek endorsement of proposed applications for the Department of Local Government, Sport and Cultural Industries (**DLGSC**) Community Sport and Recreation Facilities Fund (**CSRFF**) and Club Night Lights Program (**CNLP**) for 2023/24.

Background

The CSRFF and CNLP are administered by DLGSC on behalf of the State Government. Each year, funding is available to community/sporting groups and Local Governments to assist in the development of sport and recreation infrastructure. The aim of the funding programs are to increase participation in sport and recreation through an emphasis on well-planned and well-utilised facilities. The newly created CNLP was announced in June 2021 and allocates \$10M over four years towards sports floodlighting infrastructure. The CSRFF and CNLP programs run concurrently in terms of applications, assessments and timeframes.

The maximum grant offered for standard applications is one third of the total estimated construction costs, up to a maximum of \$2M. Grants cannot be used for internal City costs such as design or project management. The 2023/24 round opened on 1 June 2022 with \$12.5M for CSRFF and \$2.5M for CNLP available for allocation. Applications are due to be submitted to DLGSC by no later than 30 September 2022.

Detail

For the upcoming 2023/24 funding round the City is proposing to submit one CSRFF application and one CNLP application as follows:

Grant Type	Project #	Description	Municipal	Grant Funds (1)	Total Cost (2)
CNLP	PR-4358	Dalvik Park new Sports Lighting	\$386,523	\$187,512	\$574,035
CSRFF	PR-4342	Construction of a kiosk at the Kingsway Little Athletics Centre	\$357,667	\$162,333	\$520,000
TOTAL			\$744,190	\$349,845	\$1,094,035

Notes:

- (1) CNLP & CSRFF grant amount sought based on eligible project costs; and
- (2) Current total project cost estimate.

Project: Dalvik Park Sports Floodlighting
Applicant: City of Wanneroo

Dalvik Park is a neighbourhood level reserve located at 20 Dalvik Avenue, Merriwa. The site is described as Lot number 1019, on Reserve Number 48091 with a total land area of approximately 5.75 ha; Mindarie Football Club currently uses this park. Upgrades to the park were considered as part of, and are included in, the City's Active Reserve Master Plan (**ARMP**).

This project is to design and construct sports floodlighting at Dalvik Park to meet Australian Standard AS2560 – Large Ball Sport Training and Match Play (Amateur) 100 LUX LED interchangeable to 50 LUX with two community lights for recreation use. This is consistent with the City's recently adopted Sports Floodlighting Policy.

This project has been captured within the City's LTFF and was identified as a high priority within the ARMP, with the following priorities listed for Dalvik Park:

- Priority 1: Sports amenities building - Constructed
- Priority 2: Provide associated parking near amenities building (40 bays) - Constructed
- Priority 3: Install floodlighting to Australian Standard 2560
- Priority 4: Provide 3 additional benches
- Priority 5: Upgrade irrigation to facilitate hydro-zones, improve water-use efficiency and turf quality.

This project is listed under PR-4358 in the 2023/24 Capital Works Budget and Long Term Financial Plan (**LTFF**) as follows, noting design will be completed in 2022/23. The current project construction cost is as per the budget below:

Financial Year	Work Description	Funding Amount
2022/23	Design	37,300
2023/24	Construct	\$335,700
	Total	\$373,000

Administration has undertaken a review of the usage statistics of other parks surrounding Dalvik Park and the information shows a high level of use of the facilities at Gumblossom, Riverlinks, Ridgewood and Kingsbridge Parks. This is based on full capacity being defined as between 24 to 26 hours per week in total and on average four hours of use per night.

The data demonstrates a need for the installation of floodlighting at Dalvik Park to provide increased capacity to accommodate sporting clubs within the area, noting that the addition of floodlighting will complement the existing Sports Amenities Building on site.

Project: Construction of a kiosk at the Kingsway Little Athletics Centre
Applicant: City of Wanneroo

This project is to construct a kiosk at the Kingsway Little Athletics Club (KLAC), located at the Kingsway Regional Sporting Complex in Madeley.

The KLAC has been in operation for over 40 years and consists of the Ballajura, Greenwood, Landsdale, Wanneroo, Woodvale and Kingsway Athletics Clubs. The KLAC is the largest little athletics centre in the State, with over 475 registered athletes.

In December 2019, the City received a petition with 105 signatures for the provision of a kiosk at the KLAC.

At the February 2020 Council Meeting, petition PT02-12/19 was considered. The resolution from this report was as follows:

"That Council:-

1. *NOTES* Petition PT02-12/19 tabled at its Ordinary Council Meeting of 10 December 2019;
2. *NOTES* the sum of \$10,000 will be listed for consideration in the 2020/21 budget to further investigate suitable options for the provision of a canteen facility for the Kingsway Little Athletics Centre; and
3. *AUTHORISES* the Director Community and Place to advise the petition organisers of the outcomes of this report."

As per resolution 2 above, Administration investigated suitable options for the provision of a canteen facility and as a result the project was listed on the City's LTFP.

The design of the kiosk (**Attachment 1**) has been developed in consultation with the KLAC and will remain consistent with the existing building and complement the surrounding public open space. Two locations were considered, with option 1 being preferred due to less grading and earthworks being required.

The project is listed under PR-4342 in the 2021/22 Capital Works Budget and the LTFP, noting the design was completed in 2021/22. The project is listed in the LTFP as per the below:

Financial Year	Work Description	Funding Amount
2021/22	Design	\$35,000
2022/23	Construction	\$309,500
TOTAL		\$344,500

Based on the eligible CSRFF components, this report recommends that an Annual Planning Grant of \$162,333 be sought in the upcoming round to be claimed in 2023/24.

The provision of the kiosk will allow the KLAC to provide healthy food and beverage options for the athletes and spectators. It will also provide a valuable income source, which will assist the various clubs to reduce membership fees and in turn increase participation. The kiosk will complement the existing facilities on site to contribute to the overall sporting experience.

Given the current market conditions, the total cost for the project is likely to escalate from the current budget allocation. It is anticipated the grant funding will offset some of this increase, but not all. Should the grant application be successful, Administration will consider any additional municipal funding that may be required.

It should also be noted that the construction schedule has also changed, with construction commencing in mid-2023 at the earliest. This has been communicated to the KLAC.

Consultation

Consultation of this project has included discussions with current user of the facilities as well as discussions with as with the relevant State Sporting Association where appropriate.

Community engagement for this project has been or will be undertaken in line with the City's Community Engagement Policy.

Comment

The CNLP and CSRFF grant is a vital element within the City of Wanneroo's funding model for the provision of community level sport and recreation infrastructure. This includes floodlighting and sports amenities buildings (change rooms, storage areas, kiosk, public toilets and multipurpose/meeting room space).

This infrastructure is critical in delivering new facilities and increasing the capacity of existing facilities to accommodate growth within the City and in developing sustainable clubs. A lack of State Government funding increases the cost burden on the City, resulting in projects being staged, delayed or not proceeding. This directly impacts clubs and the community.

In terms of assessment, the projects identified for the 2023/24 grant rounds have been assessed utilising the following philosophy and exclusion criteria established as part of the Funding Review Process:

Philosophy

- Providing floodlighting to community training and/or local match play standard where existing facilities do not meet training standard;
- Meeting strategic objectives for state sporting associations by providing facilities for competition play at formally identified locations;
- Replacing aging metal-halide floodlighting with energy efficient LED floodlighting to community training and/or community match play standard;
- Power upgrades directly linked to the development of lighting.

Items Not Eligible for CNLP or CSRFF Funding

- Projects that commence before approvals are announced;
- Non-floodlighting infrastructure;
- Non-fixed floodlighting;
- Safety, pathway or casual recreation floodlighting;
- Development of privately owned facilities;
- Facilities considered to be a full State Government responsibility unless there is demonstrated community sporting and recreation need/benefit commensurate with the funding request;
- Recurring maintenance or operating costs of existing facilities;
- Purchase of land;
- Projects that do not meet Australian Standards and National Construction Code;
- Projects that have already received State Government funding and are seeking an additional grant to meet cost increases;
- Applicants/projects that have received a department grant in the past and have not satisfactorily acquitted that grant. In some cases, this may apply to localities where other significant projects have not been progressed or have not completed a previous project in accordance with the conditions of the grant provided. Department officers will make an assessment and at their discretion, new applications may not be recommended;
- Projects that have State Government funding in excess of 66.66% of the total project cost;
- Local government overheads, project administration and project management (unless expressly approved in the grant agreement).

In addition to these criteria, the applications were assessed based on the following assessment principles and project rating:

Assessment Principles

Project justification;

- Planned approach;
- Community consultation;
- Management planning;
- Access and opportunity;
- Design;
- Financial viability;
- Coordination;
- Potential to increase physical activity;
- Sustainability.

Project Rating

1. Well planned and needed by the municipality;
2. Well planned and needed by the applicant;
3. Needed by the municipality, more planning required;
4. Needed by applicant, more planning required;
5. Idea has merit, more preliminary work needed; or
6. Not recommended.

Statutory Compliance

Nil

Strategic Implications

The proposal aligns with the following objective within the Strategic Community Plan 2021 – 2031:

1 ~ An inclusive and accessible City with places and spaces that embrace all

1.3 - Facilities and activities for all

Risk Management Considerations

Risk Title	Risk Rating
ST-G09 Long Term Financial Plan	Medium
Accountability	Action Planning Option
Director Corporate Strategy & Performance	Manage

Risk Title	Risk Rating
ST-S23 Stakeholder Relationships	Low
Accountability	Action Planning Option
Director Corporate Strategy & Performance	Manage

The above risks relating to the issue contained within this report have been identified and considered within the City's Strategic & Corporate risk register. Action plans have been developed to manage these risks to support existing management systems.

Policy Implications

The provision of floodlighting at Dalvik Park is consistent with the City's Sports Floodlighting Policy. Community engagement will be undertaken as per the City's Community Engagement Policy.

Financial Implications

The following table identifies the financial implications for the City with a total \$349,845 being sought from the CNLP and CSRFF, noting the projects are listed within the current LTFP across 2022/23 and 2023/24. It is anticipated the projects will both commence construction in 2023/24 subject to funding outcomes:

Grant Type	Project #	Description	Municipal	Grant Funds (1)	Total Cost (2)
CNLP	PR-4358	Dalvik Park new Sports Lighting	\$386,523	\$187,512	\$574,035

CSRFF	PR-4342	Construction of a kiosk at the Kingsway Little Athletics Centre	\$357,667	\$162,333	\$520,000
TOTALS			\$744,190	\$349,845	\$1,094,035

Voting Requirements

Simple Majority

Recommendation

That Council:-

1. **ENDORSES** the following Club Night Lights Program application to the Department of Local Government, Sport and Cultural Industries for the 2023/24 funding round with the following assessment, project rating and prioritisation, noting a total grant amount sought of \$187,512:


CNLP			
Project	Assessment	Project Rating	Priority
PR-4358 Dalvik Park – Sports Floodlighting Installation	Satisfactory	Well planned and needed by the municipality	1

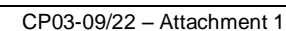
2. **ENDORSES** the following Community Sport and Recreation Facilities Fund application to the Department of Local Government, Sport and Cultural Industries for the 2023/24 funding round with the following assessment, project rating and prioritisation, noting a total grant amount sought of \$162,333:

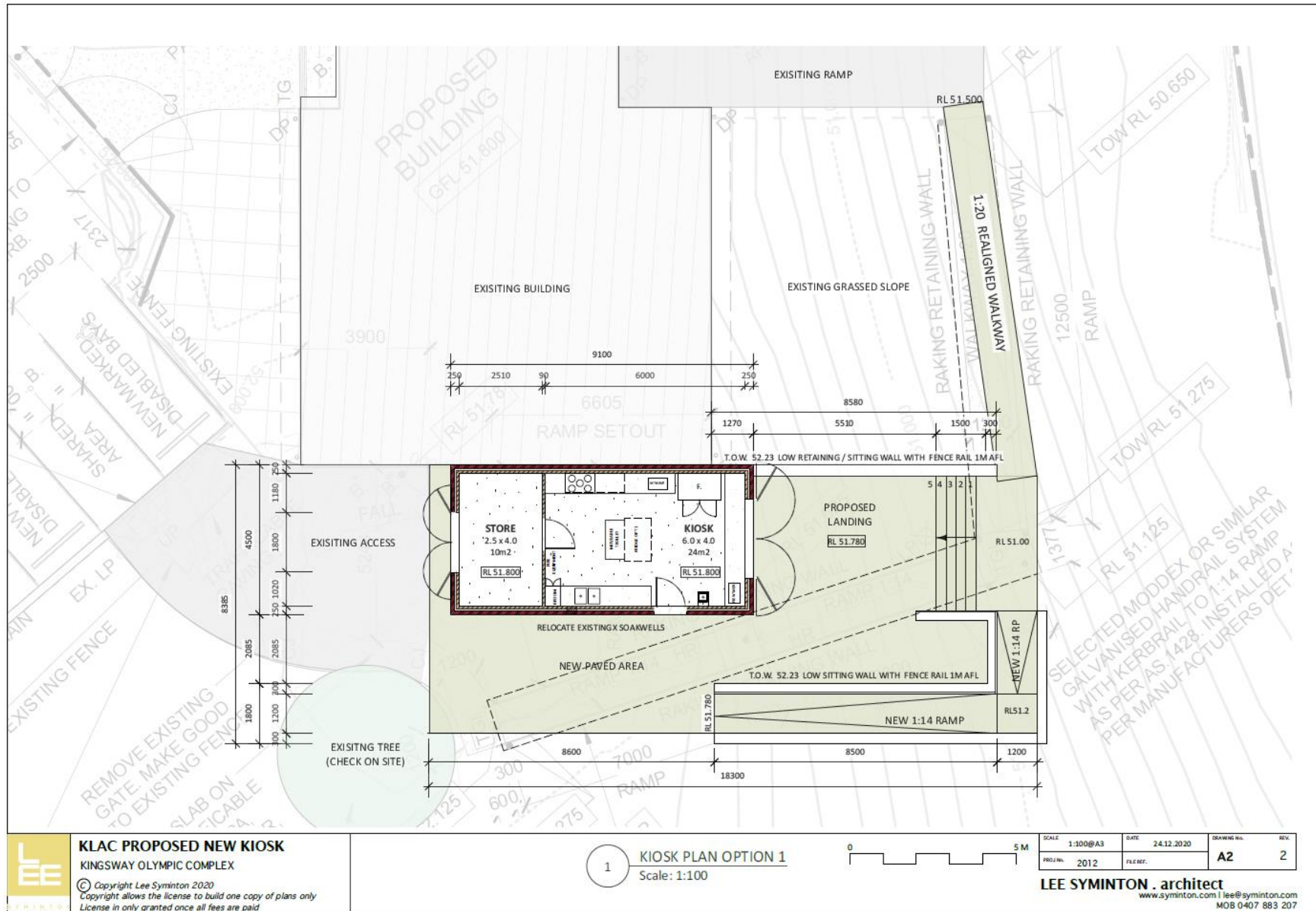
CSRFF			
Project	Assessment	Project Rating	Priority
PR-4342 Construction of a kiosk at the Kingsway Little Athletics Centre Installation	Satisfactory	Well planned and needed by the municipality	1

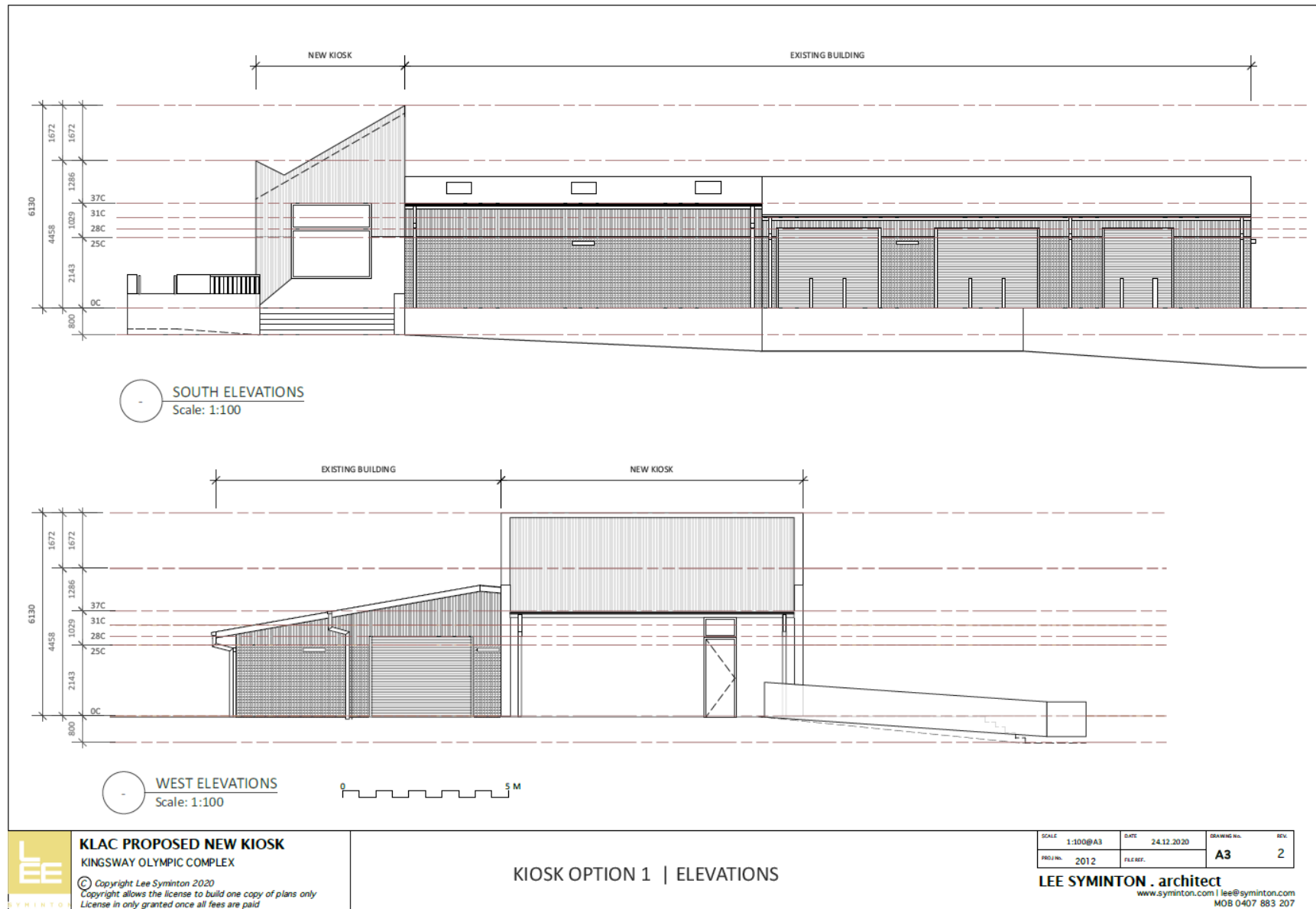
3. **NOTES** that the construction phase of each project is dependent on the successful outcome of the Club Night Lights Fund and Community Sport and Recreation Facilities Fund applications for the 2023/24 funding round (or securing other external funding at least to the equivalent value) and/or funding being identified as a result of the review of the Long Term Financial Plan, with a further report to be presented to Council in March 2023 advising the outcomes of the applications.

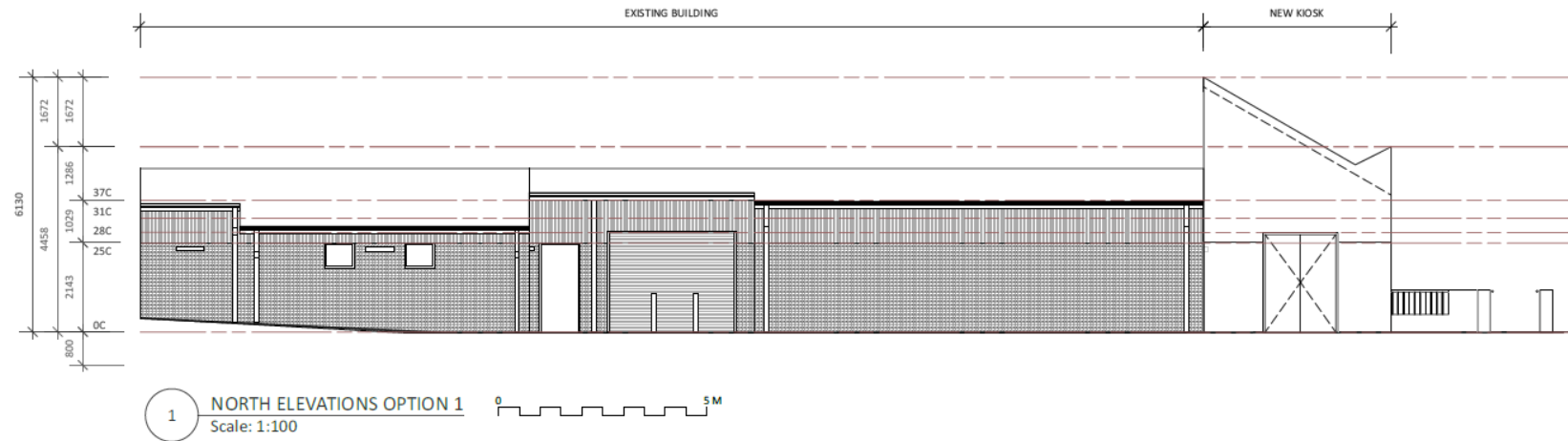
Attachments:

1.  KLAC Kiosk - Concept Plans 21/346478









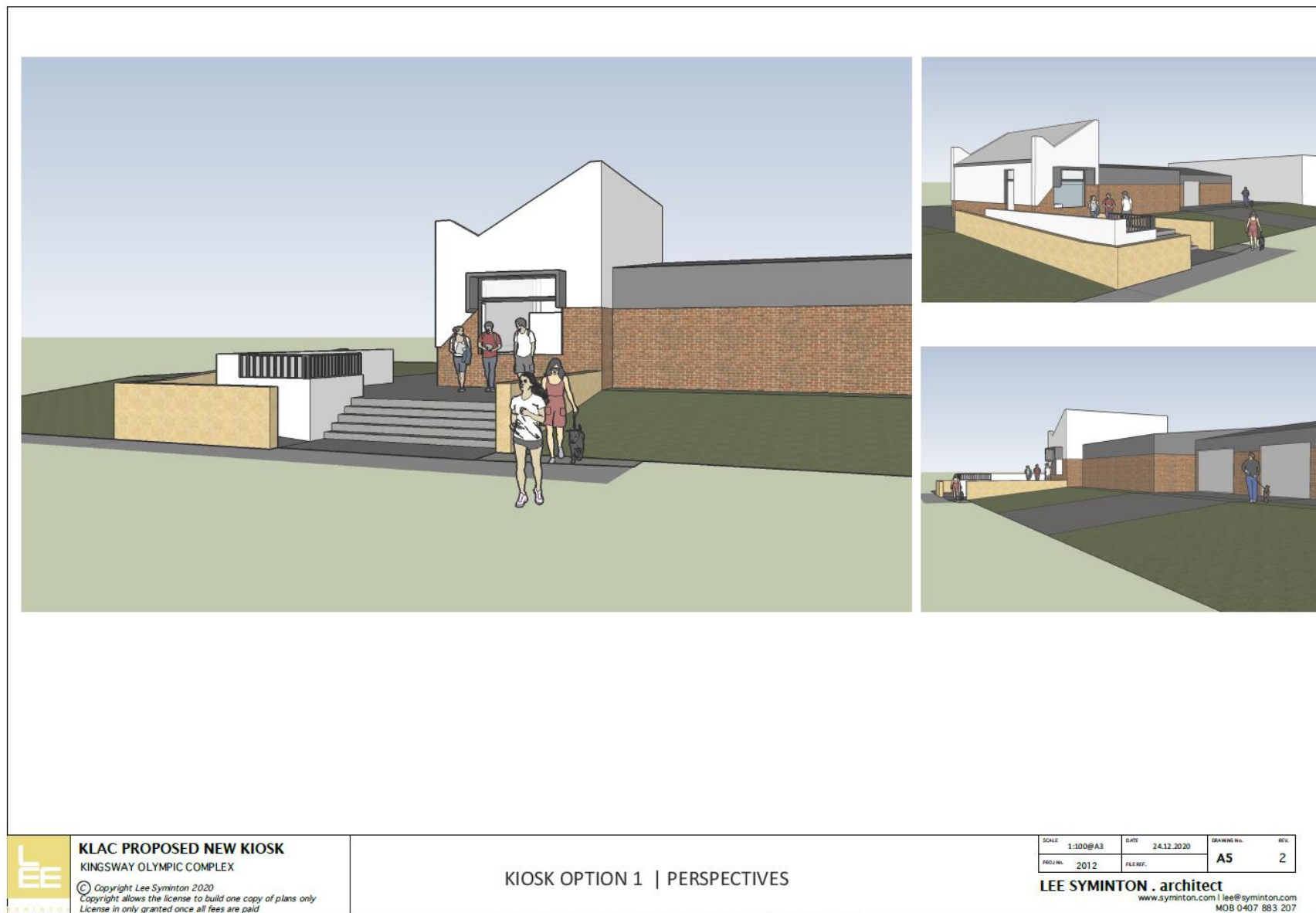
KLAC PROPOSED NEW KIOSK
KINGSWAY OLYMPIC COMPLEX

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KIOSK OPTION 1 | ELEVATIONS

SCALE	1:100@A3	DATE	24.12.2020	DRAWING NO.	REV.
PROJ. NO.	2012	FILE REF.		A4	2

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Place Activation

CP04-09/22 Revised Terms of Reference - Wanneroo Town Centre Advisory Group

File Ref: 1456 – 22/306788
Responsible Officer: Director Community and Place
Attachments: 3

Issue

To consider the revised Terms of Reference for the Wanneroo Town Centre Advisory Group (WTCAG).

Background

The WTCAG was established in 2004 following the City of Wanneroo and State Government entering into a MOU for the revitalisation of the Wanneroo Town Centre (WTC). The Group has subsequently existed in various forms, with a purpose to advise and make recommendations to Council on the following:

1. Develop policies in relation to management of facilities within the WTC;
2. Make recommendations on constructing or upgrading facilities within the WTC; and
3. Provide comment and advice on research conducted by Administration for projects specific to the WTC.

Over the years, significantly more land in the WTC has been developed and the need for the Advisory Group to focus on facility-based tasks has diminished. Administration is therefore seeking to review the role of the Advisory Group to consider establishing a place management approach in the WTC.

The City's Place Framework, adopted in 2018 has undergone an extensive review that has resulted in the development of a draft Place Strategy to drive the implementation of the City's Place Approach. The draft Place Strategy will be presented to Council for consideration in the coming months. A proposed outcome of the draft Place Strategy is to establish a place management approach to working within town centres and main streets, with the Wanneroo Town Centre being a focus area to inform the development of this approach.

A Place Management approach aims to support the creation of great places through:

- Establishing a single management and implementation model for a local area, ensuring the overall vision for the place is realised in an efficient and timely way, making the most of available resources;
- Fostering a positive approach to the growth and development of places, cultivating enthusiasm and excitement in realising the vision;
- Actively leading, facilitating and coordinating the delivery of actions and strategies;
- Integrating the critical economic, social, environmental and physical aspects of the local area planning and development; and
- Ensuring all stakeholders and the wider community are actively engaged and understand the meaning and value they can add to their place through participation.

Detail

A revised Terms of Reference for the WTCAG has been prepared that proposes to change the focus of the Group from matters regarding construction or upgrading of facilities to the following:

- Support Council in its leadership role to develop and implement a vision for the Wanneroo Town Centre;
- Provide comment and advice on matters relating to the stewardship and management of the Wanneroo Town Centre;
- Provide comment and advice on policies and guidelines relating to the planning, development and management of the Town Centre and associated facilities;
- Provide comment, advice and recommendations on investment opportunities, projects and development proposals within the Town Centre; and
- Provide comment and advice on how to increase the community's involvement in the activation of the Wanneroo Town Centre.

The current Terms of Reference are included in **Attachment 1**. A tracked changes version showing proposed changes is included at **Attachment 2**, with a revised Terms of Reference incorporating all proposed changes included at **Attachment 3**.

Consultation

The revised Terms of Reference were considered by the WTCAG at its meeting on 19 July 2022, where it resolved as follows:

- “1. *NOTES the proposed Place Management approach to be implemented in the Wanneroo Town Centre; and*
2. *ENDORSES the draft revised Wanneroo Town Centre Advisory Group Terms of Reference at Attachment 2, subject to changes discussed at the meeting, and SUPPORTS their presentation to Council for consideration and endorsement.*”

The changes requested by the WTCAG have been incorporated into the revised Terms of Reference.

No external consultation is proposed to relation to the revised Terms of Reference for the WTCAG.

Comment

The revised Terms of Reference for the WTCAG propose a change in focus for the Advisory Group aligned to a Place Management approach. The revised Terms of Reference were considered by the WTCAG at its meeting on 19 July 2022 with minor amendments endorsed. These amendments have been made to the Terms of Reference that are presented for Council endorsement.

Statutory Compliance

Nil

Strategic Implications

The proposal aligns with the following objective within the Strategic Community Plan 2021 – 2031:

1 ~ An inclusive and accessible City with places and spaces that embrace all

1.2 - Valued public places and spaces

6 ~ A future focused City that advocates, engages and partners to progress the priorities of the community

6.3 – Build local partnerships and work together with others.

Risk Management Considerations

Risk Title	Risk Rating
ST-S23 Stakeholder Relationships	Low
Accountability	Action Planning Option
Director Corporate Strategy and Performance	Manage

Risk Title	Risk Rating
ST-S26 Resilient and Productive Communities	Medium
Accountability	Action Planning Option
Director Community and Place	Manage

The above risks relating to the issue contained within this report have been identified and considered within the City's Strategic risk register. Action plans have been developed to manage this risk to support existing management systems.

Policy Implications

Nil

Financial Implications

Nil

Voting Requirements

Simple Majority

Recommendation

That Council ENDORSES the revised Wanneroo Town Centre Advisory Group Terms of Reference at Attachment 3.

Attachments:

<u>1</u>	Attachment 1 - Wanneroo Town Centre Advisory Group - Terms of Reference - Current	22/319094
<u>2</u>	Attachment 2 - Wanneroo Town Centre Advisory Group - Terms of Reference - Tracked Changes	22/253878
<u>3</u>	Attachment 3 - Wanneroo Town Centre Advisory Group - Terms of Reference - Revised	22/249133



TERMS OF REFERENCE

Title:	<i>Wanneroo Town Centre Advisory Group</i>
Purpose and Role	
<p>The purpose of this Group is:</p> <ul style="list-style-type: none"> To provide a forum to advise and make recommendations to Council on matters pertaining to the Wanneroo Town Centre. 	
1. Aims & Functions	
<p>1.1 To develop policies in relation to management of facilities within the Town Centre.</p> <p>1.2 To make recommendations on constructing or upgrading facilities within the Town Centre.</p> <p>1.3 To provide comment and advise on research conducted by administration for projects specific to the Town Centre.</p> <p>1.4 The Wanneroo Town Centre Advisory Group will be kept informed of significant development applications and public art proposals within the Town Centre Precinct. The Wanneroo Town Centre Precinct will be defined as all facilities and amenities located within the Town Centre Structure Plan.</p>	
2. Membership:	
<p>2.1 The Advisory Group shall consist of the following representation:</p> <ul style="list-style-type: none"> Mayor and Elected Members from Central Ward; Chief Executive Officer; Director Planning & Sustainability; Director Community & Place; Director Assets. <p>2.2 Membership shall be for a period of up to two years terminating on the day of the Ordinary Council elections.</p> <p>2.3 Members must comply with the City's Code of Conduct.</p> <p>2.4 The Advisory Group has authority to second individuals from outside of the Advisory Group, on a voluntary basis, for their expert advice.</p> <p>2.5 The Advisory Group may recruit members according to the City's Management Procedure for Advisory Groups.</p> <p>2.6 Consideration will not be given to any nomination received from a person who is currently serving as an elected member of a neighbouring council.</p>	
3. Chair and Deputy Chair:	
<p>Chairperson:</p> <p>a) The members of the Advisory Group are to elect a Chairperson and Deputy Chairperson from amongst themselves at the first meeting of the Group. (For transparency and accountability it is recommended that Council officers not be appointed to the position of</p>	

Chairperson and Deputy Chairperson).

- b) The Chairperson will preside at all meetings.
- c) In the absence of the Chairperson, the Deputy Chairperson will assume the chair, and in their absence, a person is to be elected by the Advisory Group members present to assume the Chair.
- d) The Chairperson is responsible for the proper conduct of the Advisory Group.

4. Meeting Procedures:

3.2 Meetings:

- a) The Advisory Group shall meet on a regular basis as determined by the nominated Group members.
- b) All meeting dates are to be provided in Councillors' Clipboard and in the City of Wanneroo diary.
- c) A Notice of Meetings including an agenda will be circulated to the Advisory Group members at least 72 hours prior to each meeting where possible. Agendas and minutes are also to be circulated to all elected members at the same time that copies are normally provided to appointed Council delegates.
- d) The Chairperson shall ensure that minutes of all meetings are kept and that copies are made available to all Advisory Group members and Elected Members of Council as soon as is practicable after the meeting. The minutes are to be available for public inspection.
- e) Copies of all minutes are to be forwarded electronically through TRIM the City's electronic record keeping system to Governance for filing in the Elected Members' Reading Room.
- f) All agenda and minute documentation is to be generated through Council's Infocouncil software reporting system.
- g) An Advisory Group decision will have effect if it is supported by general consensus of the meeting, or through a vote made by simple majority. A simple majority is the agreement of not less than half of the votes present at the meeting.
- h) In the event that a vote is taken, all endorsed members of the Advisory Group will have one vote. The Chairperson will have the casting vote and simple majority will prevail.

3.3 Quorum:

A meeting can be conducted without a quorum if necessary. However, every endeavour should be made to achieve a quorum or at least to ensure a reasonable spread of representation, particularly in circumstances where recommendations will be made for Council's consideration.

3.4 Administration:

3.4.1 Administration Support

Administration support for the Advisory Group will be provided by the City of Wanneroo. That support person will be nominated by the Director Planning & Sustainability.

3.4.2 Motions on Notice

An Advisory Group member may raise at a meeting any business that the member considers appropriate and which is relevant to the purpose of the Advisory Group, in the form of a motion, of which 7 days notice has been given in writing to the Administration Officer prior to the compilation of the Agenda for that meeting. An Administration Comment is to be added at the end of Motions on Notice and signed off by the appropriate Director.

5. Authority of Establishment

6. Delegated Authority:

- 6.1 The Advisory Group has no delegated power and has no authority to implement its recommendations without approval of Council.
- 6.2 The Advisory Group has no delegated authority to commit Council to the expenditure of monies.
- 6.3 Matters requiring Council consideration will be subject to separate specific reports to Council.

Administration Use Only			
Date of Council Establishment of Group:			
Council Minute – Ref:			
Terms of Reference - HPE Ref:		11/48791	
HPE Container – Ref:		1456	
Operational Procedures - HPE Ref:			
Last Review Date:		Next Review Date:	

HPE #



TERMS OF REFERENCE

Title:	Wanneroo Town Centre Advisory Group
Purpose and Role	
<p>The purpose of this <u>Advisory</u> Group is:</p> <p>To <u>to</u> provide a forum to advise and make recommendations to Council on matters pertaining to the <u>planning and activation of the</u> Wanneroo Town Centre.</p>	
1 Authority of Establishment	
<p><u>1.1. The Advisory Group is established as a Group of the City of Wanneroo by resolution of the Council in accordance with these Terms of Reference.</u></p>	
12 Aims & Functions	
<p><u>2.1</u> 1.1 <u>To support Council in its leadership role to develop and implement a vision for the Wanneroo Town Centre.</u></p> <p><u>2.2 To provide comment and advice on matters relating to the stewardship and Place Management of the Wanneroo Town Centre.</u></p> <p><u>2.3 To provide comment and advice on policies in relation to and guidelines relating to the planning, development and management of the Town Centre and associated facilities.</u></p> <p><u>1.12.4</u> To provide comment, advice and recommendations on investment opportunities, projects, and development proposals within the Town Centre.</p> <p>1.2 To make recommendations on constructing or upgrading facilities within the Town Centre.</p> <p><u>1.22.5</u> 1.3 <u>To provide comment and advise on research conducted by administration for projects specific advice on how to increase the community's involvement in the activation of the Wanneroo Town Centre.</u></p> <p>1.4 <u>The Wanneroo Town Centre Advisory Group will be kept informed of significant development applications and public art proposals within the Town Centre Precinct. The Wanneroo Town Centre Precinct will be defined as all facilities and amenities located within the Wanneroo Town Centre Activity Centre Structure Plan No.90.</u></p>	
23 Membership	
<p><u>2.13.1</u> 2.1 <u>The Advisory Group shall consist of the following representation:</u></p> <ul style="list-style-type: none"> • Mayor and Elected Members from Central Ward <u>maximum of four Council Members;</u> • Chief Executive Officer; • Director Planning & Sustainability; • Director Community & Place; <u>and</u> • Director Assets. <p><u>2.23.2</u> 2.2 <u>Membership shall be for a period of up to two years terminating on the day of the Ordinary Council elections.</u></p> <p><u>2.33.3</u> 2.3 <u>Members must comply with the City's Code of Conduct.</u></p>	

- ~~2.43.4~~ ~~2.4~~ The Advisory Group has authority to second individuals from outside of the Advisory Group, on a voluntary basis, for their expert advice.
- ~~2.5~~ ~~2.5~~ The Advisory Group may recruit members according to the City's Management Procedure for Advisory Groups.
- ~~2.63.5~~ ~~2.6~~ Consideration will not be given to any nomination received from a person who is currently serving as an elected member of a neighbouring council.

34 Chair and Deputy Chair:

Chairperson:

- a) The members of the Advisory Group are to elect a Chairperson and Deputy Chairperson from amongst themselves at the first meeting of the Group. (For transparency and accountability it is recommended that Council officers not be appointed to the position of Chairperson and Deputy Chairperson).
- b) The Chairperson will preside at all meetings.
- c) In the absence of the Chairperson, the Deputy Chairperson will assume the chair, and in their absence, a person is to be elected by the Advisory Group members present to assume the Chair.
- d) The Chairperson is responsible for the proper conduct of the Advisory Group.

45 Meeting Procedures:**4.15.1 3.2 Meetings:**

- a) The Advisory Group shall meet on a regular basis as determined by the nominated Group members.
- b) All meeting dates are to be provided ~~in Councillors' Clipboard~~ to Council Members in the 'Wanneroo Wrap' and in the City of Wanneroo diary City's Corporate Calendar.
- ~~c)~~ A Notice of Meetings including an agenda will be circulated to the Advisory Group members at least 72 hours prior to each meeting where possible. Agendas and minutes are also to be circulated to all Council Members ~~elected members~~ at the same time and uploaded to the Council Members Portal. ~~that copies are normally provided to appointed Council delegates.~~
- ~~d)~~ c) The Chairperson shall ensure that minutes of all meetings are kept and that copies are made available to all Advisory Group members ~~and Elected Members of Council~~ as soon as is practicable after the meeting. ~~The minutes are to be available for public inspection.~~
- ~~e)~~ d) Copies of all minutes are to be forwarded electronically ~~through TRIM the City's electronic record keeping system to Governance for filing in the Elected Members' Reading Room~~ to Council Members and uploaded to the Council Members Portal.
- ~~f)~~ e) All agenda and minute documentation is to be generated through Council's ~~Infocouncil~~ InfoCouncil software reporting system.
- ~~g)~~ f) An Advisory Group decision will have effect if it is supported by general consensus of the meeting, or through a vote made by simple majority. A simple majority is the agreement of not less than half of the votes present at the meeting.
- ~~h)~~ g) In the event that a vote is taken, all endorsed members of the Advisory Group will have one vote. The Chairperson will have the casting vote and simple majority will prevail.

4.25.2 3.3 Quorum:

A meeting can be conducted without a quorum if necessary. However, every endeavour should be made to achieve a quorum or at least to ensure a reasonable spread of representation, particularly in circumstances where recommendations will be made for Council's consideration.

4.35.3 3.4 Administration:**4.3.15.3.1 3.4.1 Administration Support**

Administration support for the Advisory Group will be provided by the City of Wanneroo. That support person will be nominated by the Director ~~Planning & Sustainability~~ Community & Place.

4.3.25.3.2 ~~3.4.2~~ Motions on Notice

An Advisory Group member may raise at a meeting any business that the member considers appropriate and which is relevant to the purpose of the Advisory Group, in the form of a motion, of which ~~7-days~~ seven (7) days notice has been given in writing to the Administration Officer prior to the compilation of the Agenda for that meeting. An Administration Comment is to be added at the end of Motions on Notice and signed off by the appropriate Director.

Authority of Establishment**56 Delegated Authority:**

5.16.1 ~~6.1~~ The Advisory Group has no delegated power and has no authority to implement its recommendations without approval of Council.

5.26.2 ~~6.2~~ The Advisory Group has no delegated authority to commit Council to the expenditure of monies.

5.36.3 ~~6.3~~ Matters requiring Council consideration will be subject to separate specific reports to Council.

Administration Use Only

Date of Council Establishment of Group:	
Council Minute – Ref:	
Terms of Reference - HPE Ref:	<u>11/4879122/249133</u>
HPE Container – Ref:	1456
Operational Procedures - HPE Ref:	
Last Review Date:	
Next Review Date:	

HPE #



TERMS OF REFERENCE

Title:	<i>Wanneroo Town Centre Advisory Group</i>
Purpose and Role	
The purpose of this Advisory Group is to provide a forum to advise and make recommendations to Council on matters pertaining to the planning and activation of the Wanneroo Town Centre.	
1 Authority of Establishment	
1.1. The Advisory Group is established as a Group of the City of Wanneroo by resolution of the Council in accordance with these Terms of Reference.	
2 Aims & Functions	
2.1 To Support Council in its leadership role to develop and implement a vision for the Wanneroo Town Centre. 2.2 To provide comment and advice on matters relating to the stewardship and Place Management of the Wanneroo Town Centre. 2.3 To provide comment and advice on policies and guidelines relating to the planning, development and management of the Town Centre and associated facilities. 2.4 To provide comment, advice and recommendations on investment opportunities, projects, and development proposals within the Town Centre. 2.5 To provide comment and advice on how to increase the community's involvement in the activation of the Wanneroo Town Centre.	
The Wanneroo Town Centre Advisory Group will be kept informed of significant development applications and public art proposals within the Town Centre Precinct. The Wanneroo Town Centre Precinct will be defined as all facilities and amenities located within the Wanneroo Town Centre Activity Centre Structure Plan No.90.	
3 Membership	
3.1 The Advisory Group shall consist of the following representation: <ul style="list-style-type: none"> • Mayor and a maximum of four Council Members; • Director Planning & Sustainability; • Director Community & Place; • Director Assets. 3.2 Membership shall be for a period of up to two years terminating on the day of the Ordinary Council elections. 3.3 Members must comply with the City's Code of Conduct. 3.4 The Advisory Group has authority to second individuals from outside of the Advisory Group, on a voluntary basis, for their expert advice. 3.5 The Advisory Group may recruit members according to the City's Management Procedure for Advisory Groups.	

4 Chair and Deputy Chair:

Chairperson:

- a) The members of the Advisory Group are to elect a Chairperson and Deputy Chairperson from amongst themselves at the first meeting of the Group. (For transparency and accountability it is recommended that Council officers not be appointed to the position of Chairperson and Deputy Chairperson).
- b) The Chairperson will preside at all meetings.
- c) In the absence of the Chairperson, the Deputy Chairperson will assume the chair, and in their absence, a person is to be elected by the Advisory Group members present to assume the Chair.
- d) The Chairperson is responsible for the proper conduct of the Advisory Group.

5 Meeting Procedures

5.1 Meetings

- a) The Advisory Group shall meet on a regular basis as determined by the nominated Group members.
- b) All meeting dates are to be provided to Council Members in the 'Wanneroo Wrap' and in the City's Corporate Calendar.
- c) A Notice of Meetings including an agenda will be circulated to the Advisory Group members at least 72 hours prior to each meeting where possible. Agendas and minutes are also to be circulated to all Council Members at the same time.
- d) The Chairperson shall ensure that minutes of all meetings are kept and that copies are made available to all Advisory Group members as soon as is practicable after the meeting. The minutes are to be available for public inspection.
- e) Copies of all minutes are to be forwarded electronically to Council Members and uploaded to the Council Members Portal.
- f) All agenda and minute documentation is to be generated through Council's InfoCouncil software reporting system.
- g) An Advisory Group decision will have effect if it is supported by general consensus of the meeting, or through a vote made by simple majority. A simple majority is the agreement of not less than half of the votes present at the meeting.
- h) In the event that a vote is taken, all endorsed members of the Advisory Group will have one vote. The Chairperson will have the casting vote and simple majority will prevail.

5.2 Quorum:

A meeting can be conducted without a quorum if necessary. However, every endeavour should be made to achieve a quorum or at least to ensure a reasonable spread of representation, particularly in circumstances where recommendations will be made for Council's consideration

5.3 Administration

5.3.1 Administration Support

Administration support for the Advisory Group will be provided by the City of Wanneroo. That support person will be nominated by the Director Community & Place.

5.3.2 Motions on Notice

An Advisory Group member may raise at a meeting any business that the member considers appropriate and which is relevant to the purpose of the Advisory Group, in the form of a motion, of which seven (7) days' notice has been given in writing to the Administration Officer prior to the compilation of the Agenda for that meeting. An Administration Comment is to be added at the end of Motions on Notice and signed off by the appropriate Director.

HPE #

6 Delegated Authority

- 6.1 The Advisory Group has no delegated power and has no authority to implement its recommendations without approval of Council.
- 6.2 The Advisory Group has no delegated authority to commit Council to the expenditure of monies.
- 6.3 Matters requiring Council consideration will be subject to separate specific reports to Council.

Administration Use Only			
Date of Council Establishment of Group:			
Council Minute – Ref:			
Terms of Reference - HPE Ref:		22/249133	
HPE Container – Ref:		1456	
Operational Procedures - HPE Ref:			
Last Review Date:		Next Review Date:	

HPE #

Corporate Strategy & Performance

Strategic & Business Planning

CS01-09/22 Proposed Service Review Working Group

File Ref:	45881 – 22/328032
Responsible Officer:	Director, Corporate Strategy & Performance
Attachments:	1
Previous Items:	SCS01-06/22 - Adoption of the 2022/23 - 2025/26 Corporate Business Plan, 2022/23 Annual Budget and 2022/23 Fees and Charges Schedule - Special Council - 28 Jun 2022 6:00pm

Issue

To consider the establishment of a Service Review Working Group, and the associated Terms of Reference.

Background

In 2017, the City adopted methodology developed by the Australian Centre of Excellence for Local Government (ACELG), for delivering business excellence. Service Reviews commenced, aligned with documented aims, guiding principles and prioritising criteria which tailored the ACELG methodology to the requirements of the City, to meet community needs.

The Service Review program paused in 2020, to enable the refocussing of resources on supporting the community through the COVID-19 pandemic.

During budget development for the 2022/23 financial year, and acknowledging that COVID-19 no longer requires a crisis response, Council reconfirmed the need to ensure that the City continues to provide the right services, in the most effective manner. Council highlighted a requirement for the review of services to recommence, and communicated a wish to have input in determining the priority of services to be reviewed, aligned with community needs.

At the Special Council Meeting held on the 28 June 2022, it was resolved:

“That Council:

- 12. REQUESTS the Chief Executive Officer to present a report to a future Ordinary Council Meeting on the establishment of a Service Review Working Group.”*

A draft terms of reference has since been developed to support establishment of a Service Review Working Group (**Attachment 1**), which addresses its purpose, membership and administration.

Detail

The proposed role and actions of a Service Review Working Group are;

1. Prioritisation of the service reviews based on specific principles and criteria;
2. Agreement on scheduling of these reviews;
3. Agreement on scope of the reviews to be undertaken;
4. Review progress updates;
5. Consider review outcomes and recommendations from Administration; and
6. Monitor progress of implementation of agreed actions.

While Working Groups are not decision-making bodies, it is recognised that Council Members have an important role in representing and conveying community priorities. As such, their input and feedback will be invaluable in directing on the above items.

Consultation

Consultation will form a key part of determining community's expectations and needs for each service reviewed.

Comment

Administration considers that the establishment of a Service Review Working Group will assist to direct appropriate resources to ensure effective service reviews, aimed at improving efficiency of services provided, amending services where appropriate and resulting in reduced direct and indirect costs.

Statutory Compliance

Nil

Strategic Implications

The proposal aligns with the following objective within the Strategic Community Plan 2021 – 2031:

7 ~ A well governed and managed City that makes informed decisions, provides strong community leadership and valued customer focused services

7.1 - Clear direction and decision making

Risk Management Considerations

Risk Title	Risk Rating
ST-G09 Long Term Financial Plan	Medium
Accountability	Action Planning Option
Director Corporate Strategy and Performance	Manage

Risk Title	Risk Rating
ST-S26 Resilient and Productive Communities	Medium
Accountability	Action Planning Option
Director Community and Place	Manage

Risk Title	Risk Rating
CO-O21 Competitive Service Costing	Medium
Accountability	Action Planning Option
Chief Executive Officer	Manage

The above risk/s relating to the issue contained within this report have been identified and considered within the City's Strategic and Corporate risk register. Action plans have been developed to manage these risks to support existing management systems.

Policy Implications

Nil

Financial Implications

Costs associated with the establishment and operation of the Service Review Working Group are provided for within the City's existing operational budgets.

Voting Requirements

Simple Majority

Recommendation

That Council:-

1. **APPROVES** the establishment of the Service Review Working Group, with Terms of Reference as provided in Attachment 1; and
2. **APPOINTS** the Mayor and all Council Members to the Service Review Working Group, as per the Terms of Reference.

Attachments:

1 [!\[\]\(cf531ed27e91483460120fcc057b3901_img.jpg\)](#). Attachment 1 - Terms of Reference for Service Review Working Group draft v0.2 22/311242



TERMS OF REFERENCE

Title:	<i>SERVICE REVIEW WORKING GROUP</i>
Purpose and Role	
<p>To consider the following matters relating to review of the City's services and make recommendations to the Council for determination:</p> <ul style="list-style-type: none"> a) Overall service review aims, principles and prioritising criteria for the City b) Priority order and annual schedule of services for review (Maximum 2-3 per annum) c) Scope of each service review d) Service review progress updates e) Service review outcomes 	
1. Membership:	
<p>The working group shall consist of the following representation:</p> <ul style="list-style-type: none"> a) The Mayor b) All Council Members c) CEO as non-voting member 	
2. Chair and Deputy Chair:	
<ul style="list-style-type: none"> a) The members of a Working Group are to elect a Chairperson and Deputy Chairperson from amongst themselves at the first meeting of the Group. (For transparency and accountability, it is recommended that City Officers not be appointed to the position of Chairperson and Deputy Chairperson.) b) The Chairperson will preside at all meetings. c) In the absence of the Chairperson, the Deputy Chairperson will assume the Chair, and in their absence, a person is to be elected by the Working Group present to assume the Chair. d) The Chairperson is responsible for the proper conduct of the Working Group. 	
3. Meeting Procedures:	
<ul style="list-style-type: none"> a) The Working Group shall meet on a quarterly basis (or as required), with dates of these meetings determined by the Working Group; b) All meeting dates are to be provided in the Council Members' Diary and in the 'Wanneroo Wrap' and in the City's Corporate Calendar. c) A Notice of Meetings, including an Agenda, to be circulated to Working Group members (including Deputy Delegates) at least 72 hours prior to each meeting where possible. 	

- d) The Chairperson shall ensure that Minutes of all meetings are kept and that copies are made available to all Working Group members (including Deputy Delegates) as soon as is practicable after the meeting.
- e) Copies of all Minutes will be registered electronically, through HPE Content Manager (the City's electronic record keeping system), and a copy placed on the Council Members Hub Portal.
- f) All Agenda and Minute documentation is to be generated through Council's InfoCouncil system.
- g) A Working Group Recommendation does not have effect, unless it has been made by simple majority. A simple majority is the agreement of not less than half of the votes present at the meeting.
- h) All endorsed members (or the proxy or Deputy Delegate attending in lieu of the Council Member) of the Group will have one vote. The Chairperson will have the casting vote and simple majority will prevail.

Quorum:

A meeting can be conducted without a quorum if necessary. However, every endeavour should be made to achieve a quorum (50% of voting Delegates) or at least to ensure a reasonable spread of representation in the Group. Particularly in circumstances where recommendations will be made for the Councils consideration.

Administration

Administrative support for the Working Group will be provided by the City, through the Senior Project Officer (Corporate Strategy & Performance).

4. Authority of Establishment

The Service Review Working Group is established as a Working Group of the City of Wanneroo by resolution of the Council in accordance with these Terms of Reference.

5. Delegated Authority:

- a) The Working Group has no delegated power and has no authority to implement its recommendations without approval of the Council.
- b) The Working Group has no delegated authority to commit the Council to the expenditure of monies.
- c) Matters requiring Council consideration will be subject to separate specific reports to the Council.

Administration Use Only			
Date of Council Establishment of Group:			
Council Minute – Ref:			
Terms of Reference - HPE Ref:			
HPE Container – Ref:			
Operational Procedures - HPE Ref:			
Last Review Date:		Next Review Date:	

Business & Finance

CS02-09/22 Financial Activity Statement for the period ended 31 July 2022

File Ref:	43017 – 22/317642
Responsible Officer:	Director, Corporate Strategy & Performance
Disclosure of Interest:	Nil
Attachments:	5

Issue

To consider the Financial Activity Statement for the period ended 31 July 2022.

Background

In accordance with *Local Government (Financial Management) Regulations 1996*, the Financial Activity Statement has been prepared in compliance with the following:

- *“Regulation 34(1) of the Local Government (Financial Management) Regulations 1996, which requires a local government to prepare a statement of financial activity each month, presented according to nature and type, by program, or by business unit. For the 2022/23 financial year the statement of financial activity will be presented by nature and type.*
- *Regulation 34(5) of the Local Government (Financial Management) Regulations 1996, which requires a local government to adopt a percentage or value, calculated in accordance with Australian Accounting Standards, to be used in statements of financial activity for reporting material variances. For the 2022/23 financial year 10% and a value greater than \$100,000 will be used for the reporting of variances.”*

Detail

Financial Activity for the Period Ended 31 July 2022

At the Ordinary Council Meeting on 28 June 2022 (SCS028062022), Council adopted the Annual Budget for the 2022/23 financial year. The figures in this report are compared to the adopted Budget.

Overall Comments Month-to-Date

Results from Operations

The Financial Activity Statement report for the month of July 2022 shows an overall favourable variance from Operations before Non-Operating Revenue and Expenses of \$6.8m.

The favourable variance is mainly due to underspends in Materials, Contracts, and Employee Costs.

Description	Current Month - July 2022					Comments
	Actual \$m	Adopted Budget \$m	Variance \$m	Variance %		
Operating Revenue	179.7	179.3	0.4	0.2	G	Overall favourable variance is mainly due to higher revenue from Rates, Operating Grants, Subsidies & Contributions, Fees & Charges and Other Revenue partially offset by lower Interest Earnings. Please refer to Notes 1, 2, 3, 4 and 5.
Operating Expense	(11.8)	(18.2)	6.4	35.2	G	The favourable variance is mainly due to lower Employee Costs, Materials & Contracts Expenses and Depreciation partially offset by higher Utility Charges, Interest Expenses and Insurance Expenses. Please refer to notes 6, 7, 8, and 9 for further details.
Result from Operations	167.9	161.1	6.8	4.2		

Capital Program

During July 2022, \$118k was spent on various capital projects of which \$40k was spent on Sports Facilities **Attachment 3** for more details).

Description	Month Actual \$m	Month Adopted Budget \$m	% Complete of Month Revised Budget
Expenditure	0.1	7.1	1.4%

Investment Portfolio Performance

Portfolio Value \$m	Monthly Weighted Return	Comments
432.9	1.01%	Portfolio balance has decreased by \$0.5m from June 2022. The monthly weighted return is 1.01% which is above the set benchmark (12 months UBS Australia Bank Bill Index) by 0.91%. (Refer to Attachment 4 for more details)

Detailed Analysis of Statement of Comprehensive Income (**Attachment 1**)

Comments relating to the Statement of Comprehensive Income are provided under the following two sections:

- Current month comparison of Actuals to Budgets; and
- Period to date of Actuals to Budgets being the first month of the financial year, there will be no year to date comments.

The comments are provided where the variance is higher than reporting threshold or item of interest to Council.

Description	Current Month					Annual	
	Actual	Adopted Budget	Variance			Adopted Budget	Notes
	\$	\$	\$	%		\$	
Revenues							
Rates	144,925,024	144,790,515	134,509	0.1	G	147,290,515	1
Operating Grants, Subsidies & Contributions	570,520	344,093	226,427	65.8	G	5,596,390	2
Fees & Charges	33,643,428	33,513,304	130,124	0.4	G	51,292,833	3
Interest Earnings	331,870	573,538	(241,668)	(42.1)	R	7,024,598	4
Other Revenue	213,510	50,380	163,130	323.8	G	650,319	5
Ex Gratia Rates	0	-	0	0.0	G	24,000	
Total Operating Revenue	179,684,351	179,271,830	412,521	0.2		211,878,655	
Expenses							
Employee Costs	(6,067,501)	(6,983,843)	916,342	13.1	G	(83,660,259)	6
Materials & Contracts	(1,527,420)	(7,138,820)	5,611,400	78.6	G	(79,704,653)	7
Utility Charges	(733,019)	(188,138)	(544,881)	(289.6)	R	(10,380,146)	8
Depreciation	(3,019,829)	(3,434,924)	415,095	12.1	G	(41,218,774)	9
Interest Expenses	(357,316)	(355,839)	(1,477)	(0.4)	A	(4,264,103)	
Insurance	(124,372)	(118,962)	(5,410)	(4.5)	A	(1,439,911)	
Total Operating Expenditure	(11,829,457)	(18,220,526)	6,391,069	35.1		(220,667,846)	
RESULT FROM OPERATIONS	167,854,894	161,051,304	6,803,590	(4.2)		(8,789,191)	
Non Operating Revenue & Expenses							
Non Operating Grants, Subsidies & Contributions	1,212,415	1,759,644	(547,229)	31.1	G	21,965,725	10
Non Operating Contract Expenses	0	0	0	0.0	G	(128,582)	
Profit on Asset Disposals	818,769	212,986	605,783	284	G	2,555,831	11
Loss on Assets Disposals	0	(71,775)	71,775	100.0	G	(861,296)	11
TPS* & DCP** Revenues	228,123	1,392,488.00	(1,164,365)	(83.6)	R	29,069,490	12
TPS* & DCP** Expenses	(157,755)	(68,483)	(89,272)	(130.4)	R	(24,348,082)	
Contributed Physical Assets	1,447,690	2,070,700	(623,010)	(30.1)	R	24,848,400	13
Total Non Operating Revenue and Expenses	3,549,242	5,295,560	(1,746,318)	(33.0)		53,101,486	
NET RESULT (OPERATING & NON OPERATING)	171,404,136	166,346,864	5,057,272	(3.0)		44,312,295	
Other Comprehensive Income	0	0	0	0.0		0	
TOTAL COMPREHENSIVE INCOME	171,404,136	166,346,864	5,057,272	(3.0)		44,312,295	

Key

> 0% G - Green
 -0% to -10% A - Amber
 <-10% R - Red

*TPS=Town Planning Schemes

**DCP=Developers Contribution Plans

Revenues

Note 1 Rates

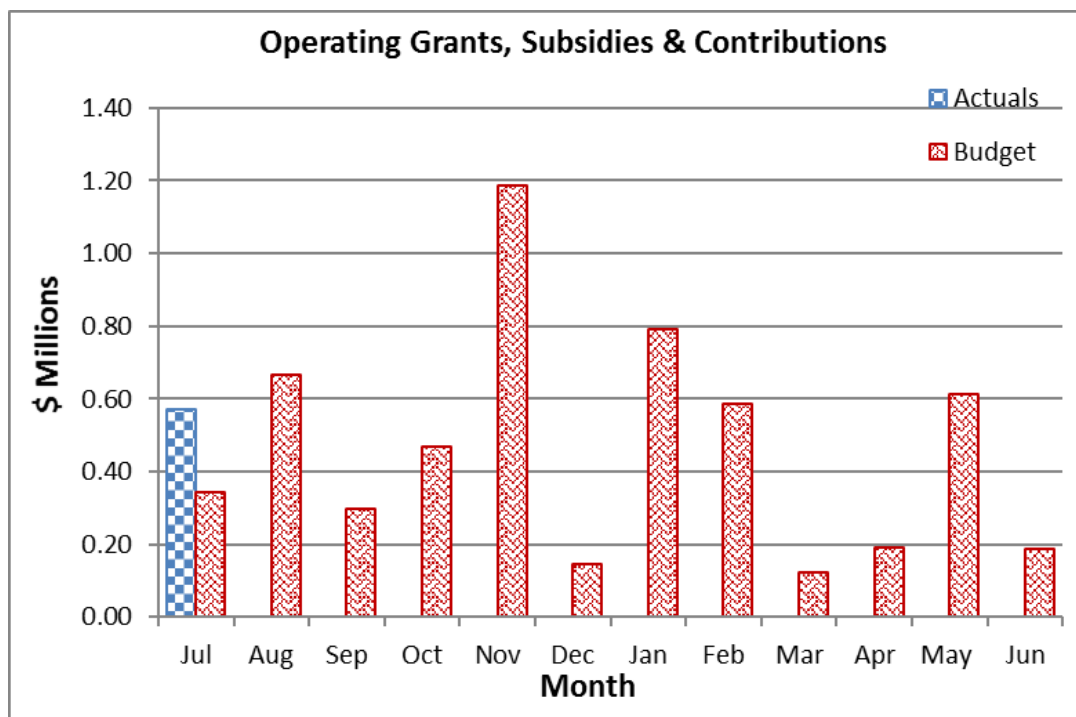
Month to Date - (Actual \$144.9m, Adopted Budget \$144.8m)

The variance is favourable by \$135k as a result of the actual number of properties were slightly higher than anticipated amount at the budget development stage.

Note 2 Operating Grants, Subsidies & Contributions

Month to Date - (Actual \$571k, Adopted Budget \$334k)

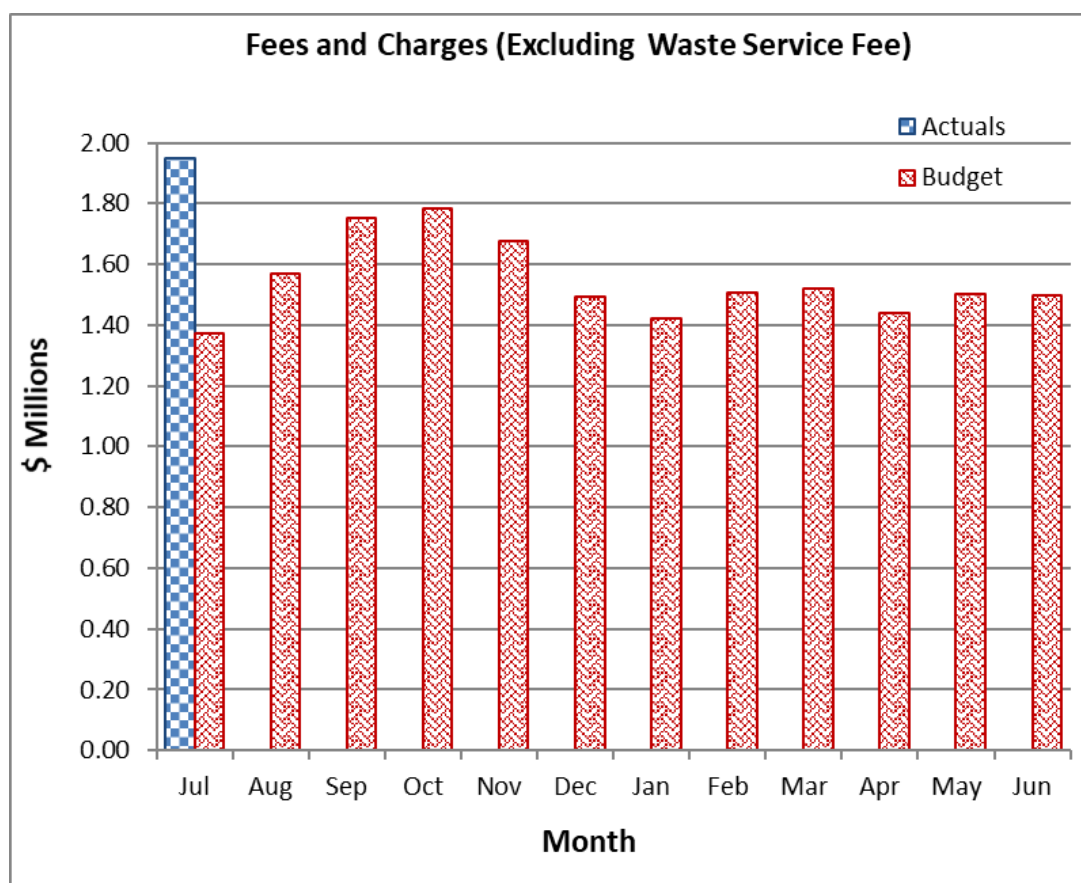
The variance is favourable by \$226k mainly due to early receipt of State Government grant of \$166k related to engineering maintenance of street furniture and early receipt of emergency management grant of \$95k partially offset by the delay in receipt of State Government grant for conservation maintenance of \$22k.



Note 3 Fees and Charges

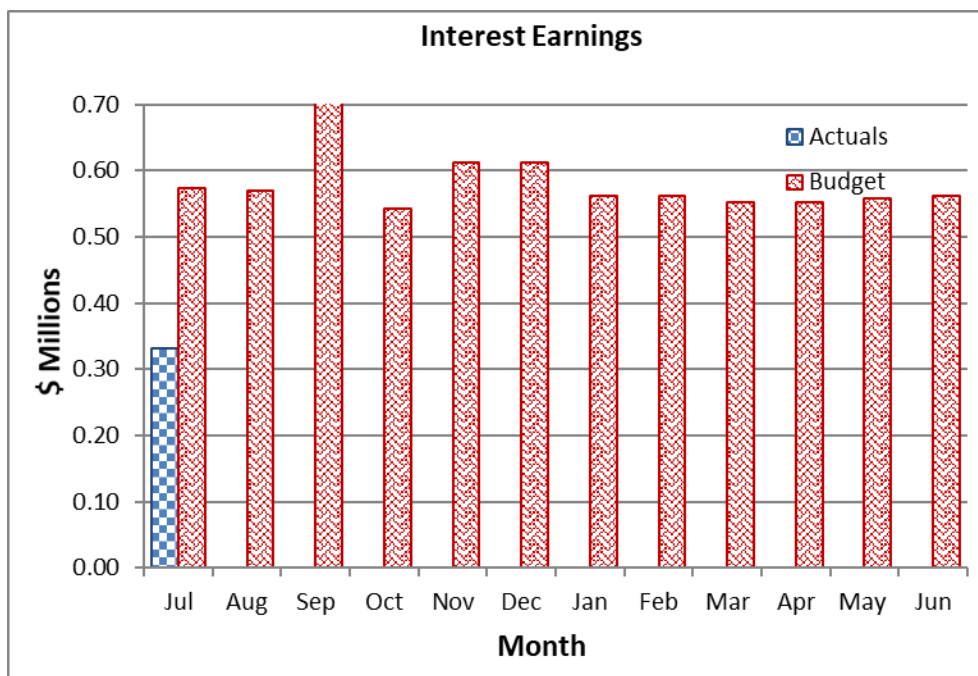
Month to Date - (Actual \$33.6m, Adopted Budget \$33.5m)

The favourable variance for July 2022 is \$130k, mainly due to favourable variance from private swimming pool inspection fees of \$340k due to timing difference and higher facility booking fee income of \$419k from various community facilities partially offset by lower income from rubbish collection fees of \$433k and development application fees of \$58k due to timing difference.

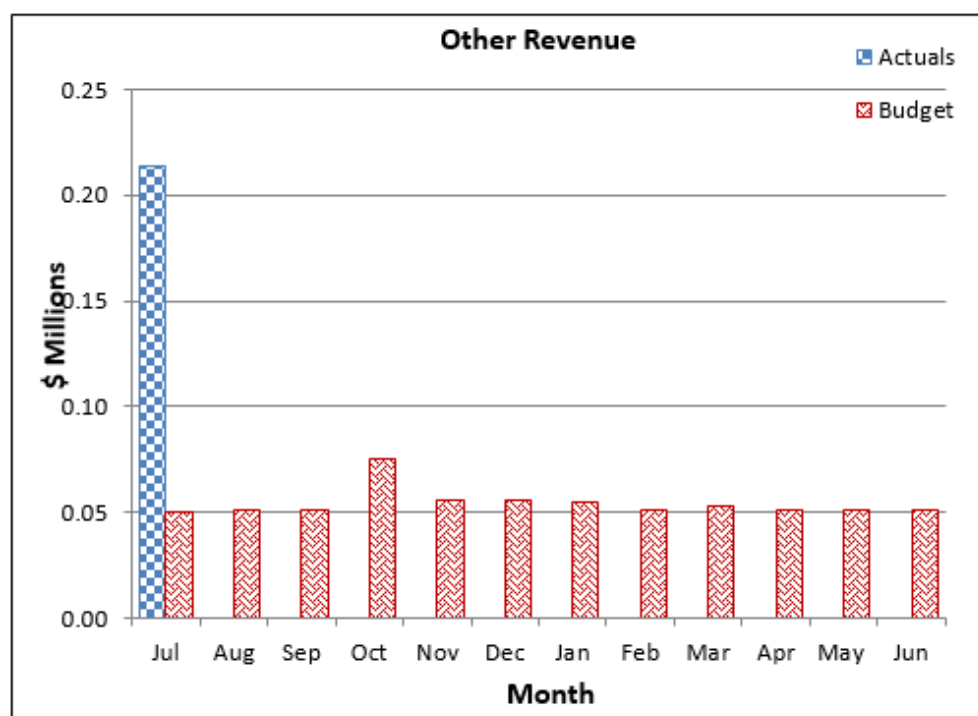


Note 4 Interest Earnings**Month to Date - (Actual \$332k, Adopted Budget \$574k)**

The unfavourable variance of \$242k for the month is mainly due to lower than expected portfolio balance.

**Note 5 Other Revenue****Month to Date - (Actual \$214k, Adopted Budget \$50k)**

The favourable variance of \$163k for the month is mainly due to higher than expected revenue from sand and limestone extraction charges related to Neerabup industrial area.

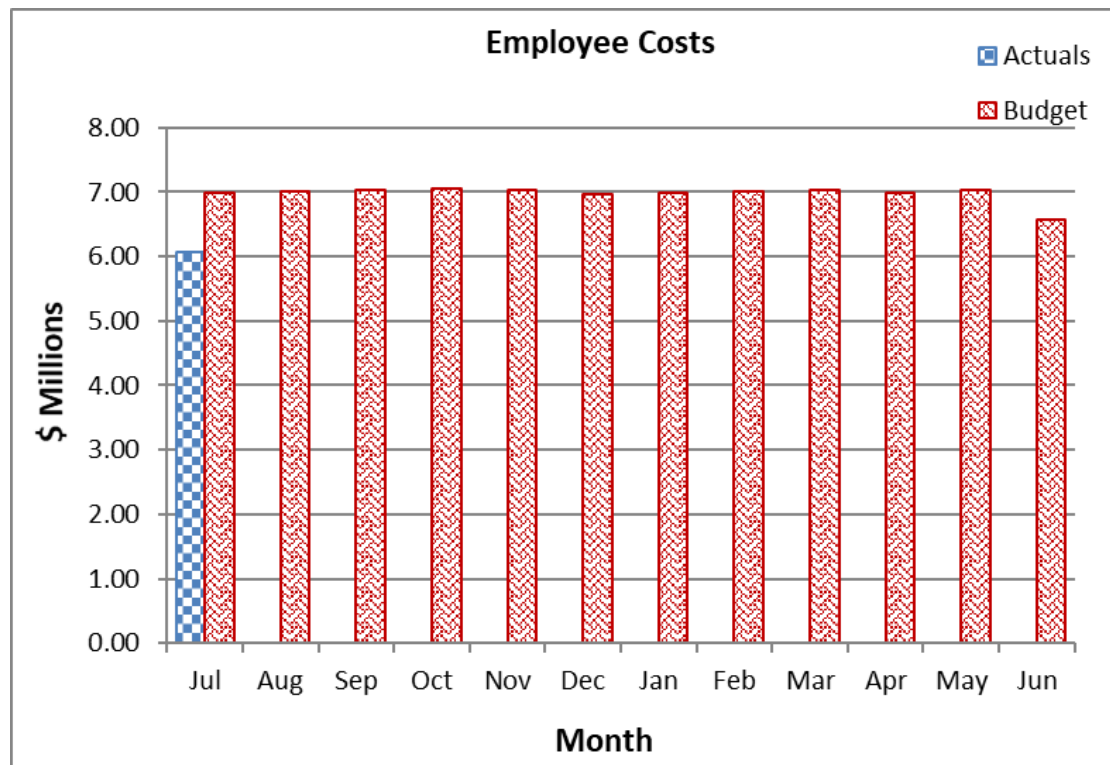


Expenses

Note 6 Employee Costs

Month to Date - (Actual \$6.1m, Adopted Budget \$7.0m)

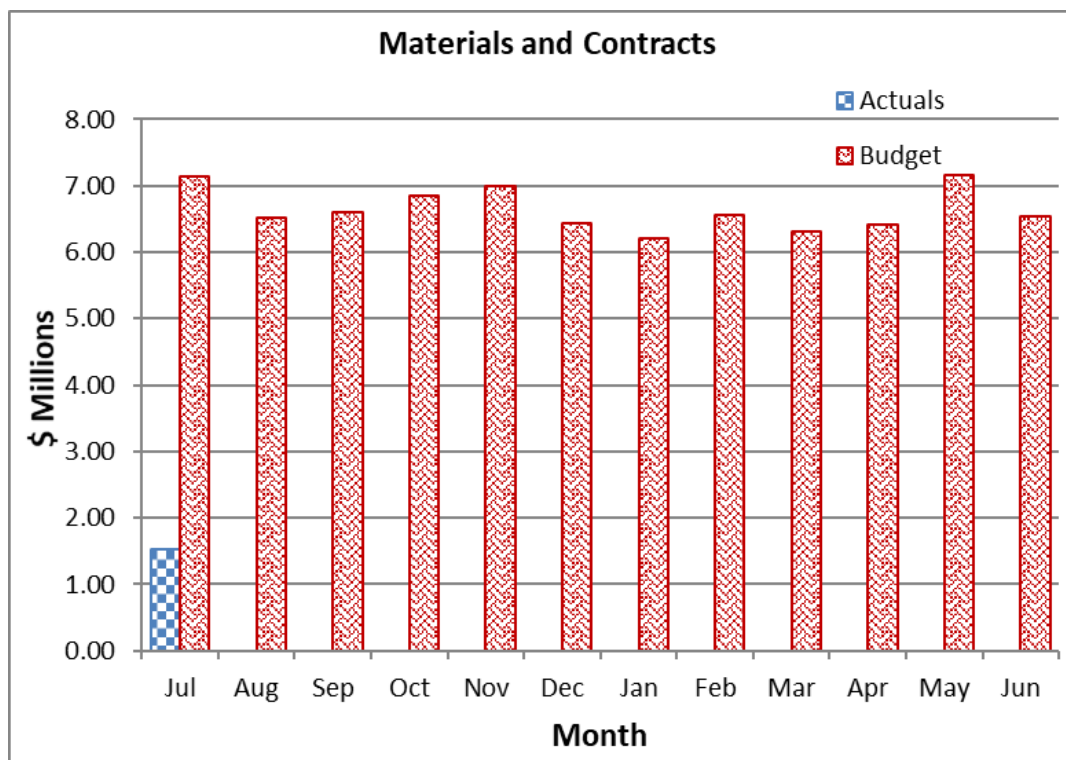
The favourable variance of \$916k, which is mainly due to the following reasons. No salary increment applied to Salaried Officers Enterprise Agreement (SOEA). The City finalised SOEA in August 2022 with an increment of 3.5% effective from 1 July 2022 and approximate July 2022 impact is \$200k and this will be reflected in the August Financial Statement. Also, delays in backfilling certain natural vacancies due to current market conditions has contributed to the above favourable variance.



Note 7 Materials and Contract

Month to Date - (Actual \$1.5m, Adopted Budget \$7.1m)

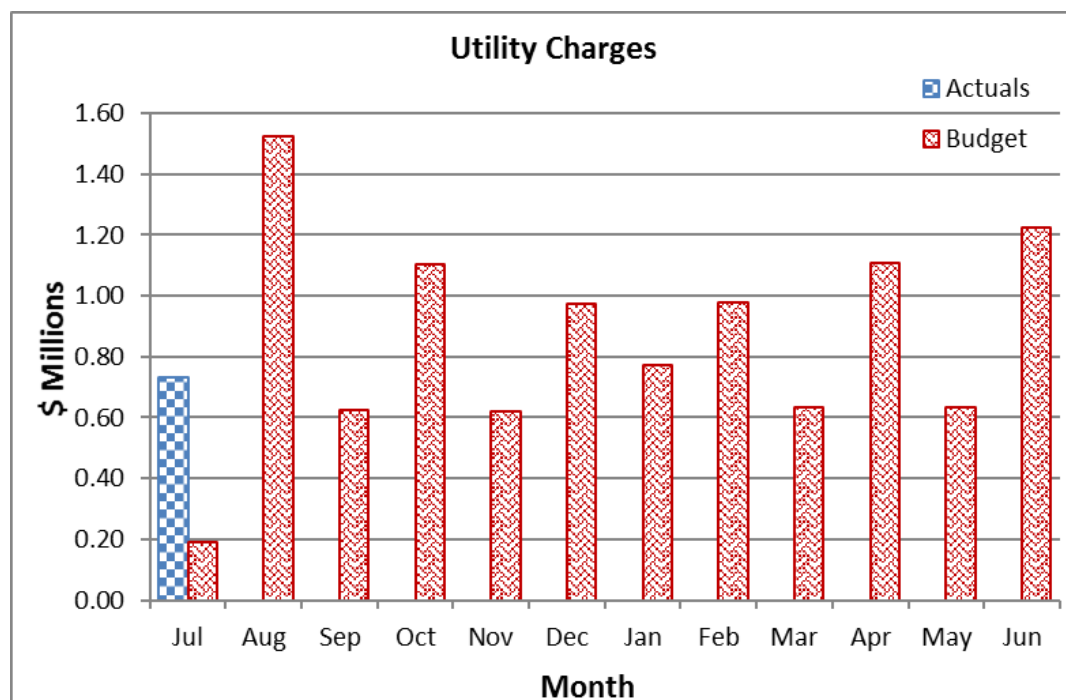
The favourable variance \$5.6m is mainly due to the timing differences in refuse removal expenses of \$1.3m, asset maintenance and general material expenses of \$3.2m, consulting fees of \$312k, discounts allowed, memberships and subscription expenses of \$290k, legal fees expenses of \$58k and contributions and donation expenses of \$69k.



Note 8 Utility Charges

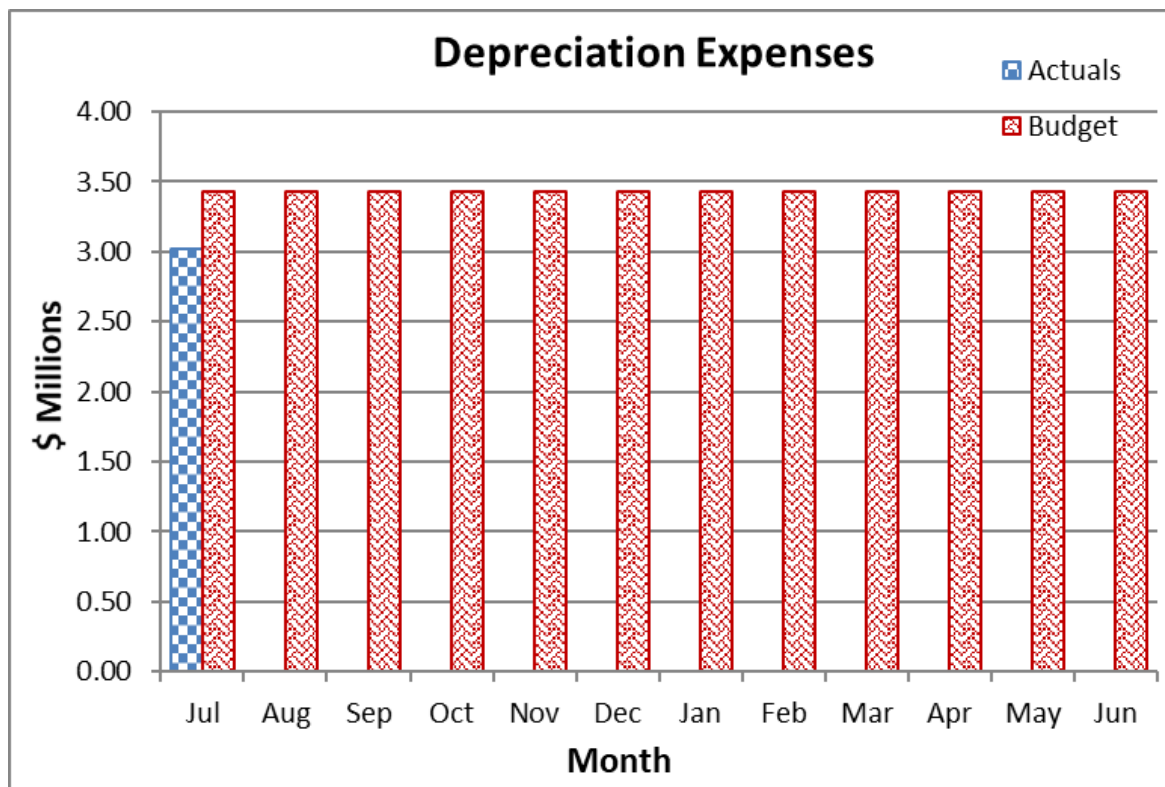
Month to Date - (Actual \$773k, Adopted Budget \$188k)

The variance is unfavourable by \$545k mainly due to timing difference of actual streetlights electricity expenses higher than budgeted.



Note 9 Depreciation**Month to Date - (Estimated Actual \$3.0m, Adopted Budget \$3.4m)**

Actual depreciation is an estimated value until completion of external audit on Statutory Financial Statements for 2021/2022. The estimated favourable variance of \$415k is due to delay in completion of various capital projects.

**Non Operating Revenue & Expenses****Note 10 Non Operating Grants, Subsidies & Contributions****Month to Date – (Actual \$1.2m, Adopted Budget \$1.8m)**

The variance is unfavourable by \$547k and attributable to Commonwealth Government grants received but performance obligations has not been met as anticipated at budget development stage.

Under the Australian Accounting Standard AASB 1058, grants with performance obligations can only be recognised upon meeting the performance obligations as per the grant agreement.

Note 11 Profit / Loss on Asset Disposals**Month to Date – (Combined Actual \$819k, Combined Adopted Budget \$141k)**

The variance is favourable by \$678k is mainly due to disposal of residential land.

Note 12 Town Planning Scheme (TPS) Revenues**Month to Date – (Actual \$228k, Adopted Budget \$1.4m)**

The unfavourable variance of \$1.2m is mainly due to delay in contributions from headwork.

Note 13 Contributed Physical Assets**Month to Date – (Actual \$1.4m, Adopted Budget \$2.1m)**

The unfavourable variance of \$623k due to delay in contribution of various infrastructure physical assets by residential land developers.

Statement of Financial Position (Attachment 2)

CITY OF WANNEROO
STATEMENT OF FINANCIAL POSITION
AS AT 31 JULY 2022

Description	30 June 2022 Actual \$	31 July 2022 Actual \$	Movement		Notes
			\$	%	
Current Assets	462,686,717	633,520,563	170,833,846	36.9	
Current Liabilities	(110,307,310)	(105,261,800)	5,045,509	4.6	
NET CURRENT ASSETS	352,379,407	528,258,763	175,879,356	49.9	1
Non Current Assets	2,350,261,014	2,351,908,644	1,647,630	0.1	2
Non Current Liabilities	(155,317,658)	(161,440,508)	(6,122,850)	(3.9)	3
NET ASSETS	2,547,322,763	2,718,726,899	171,404,136	6.7	
TOTAL EQUITY	(2,547,322,763)	(2,718,726,899)	171,404,136	6.7	

Note 1 - Net Current Assets

When compared to the unaudited opening position at 30 June 2022 Net Current Assets have increased by \$175.9m, which is predominately due to the levying of 2022/23 Rates and Waste Service Fees in July 2022.

Within the Current Assets, Current Receivables of \$199.2m are mainly comprised of collectable Rates and Waste Service Fees debtors of \$170.1m and Emergency Services Levy of \$24.7m, with the remaining balance attributed to General Debtors of \$4.4m.

Note 2 - Non-Current Assets

Non-Current Assets as at 31 July 2022 have increased by \$1.6m from 30 June 2022 estimated Actuals. The movement is mainly due to increase in investments of \$853k, decrease inventories of \$6.0m and increase of work in progress of \$6.7m.

Note 3 - Non-Current Liabilities

Non-Current Liabilities as at 31 July 2022 have increased by \$6.1m due to change in the provisions and payables by \$6.1m.

Financial Performance Indicators

The ratios will be published as part of the Statutory Financial Statements, which are currently under review.

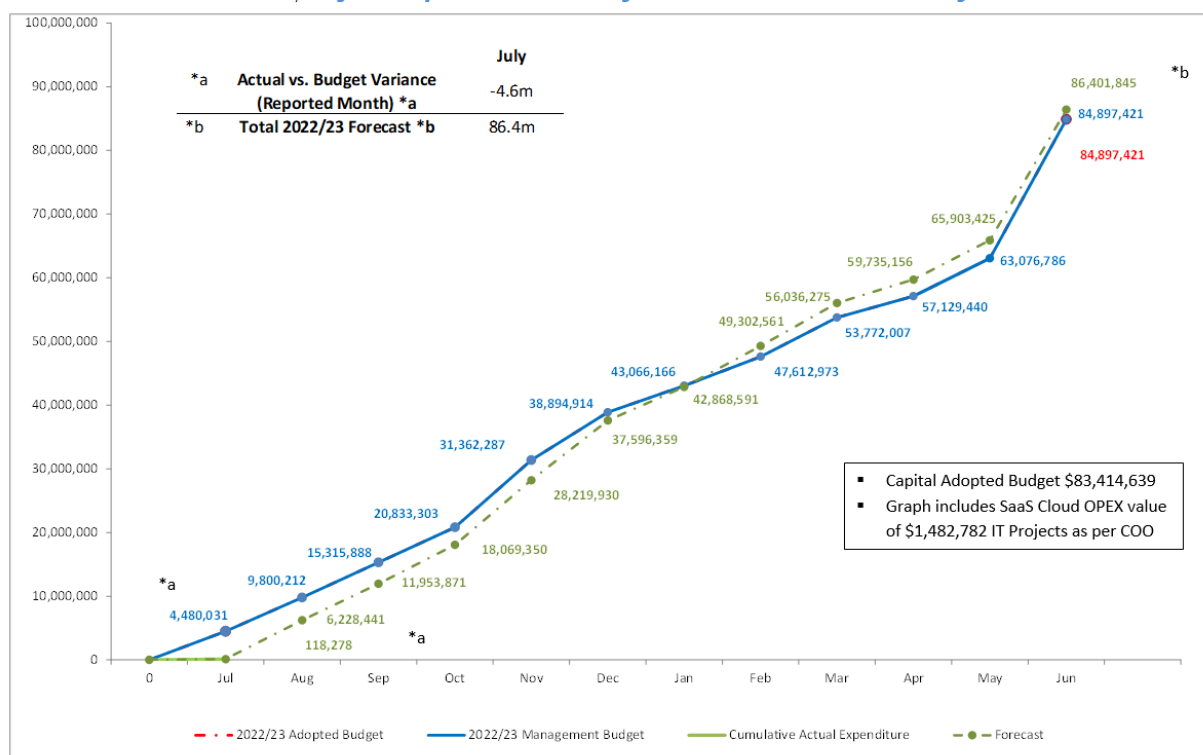
Capital Works Program

The status of the Capital Works Program is summarised by Sub-Program in the table below:

Sub-Program	No. of Projects	Current Month Actual \$	YTD Actual \$	Adopted Budget \$	% Spend
Community Buildings	17	13,075	13,075	4,779,317	64%
Community Safety	8	3,889	3,889	2,568,498	53%
Conservation Reserves	4	2,481	2,481	673,801	79%
Corporate Buildings	3	148	148	725,000	78%
Environmental Offset	4	730	730	365,000	59%
Fleet Management - Corporate	6	100	100	11,197,708	43%
Foreshore Management	10	3,711	3,711	4,798,387	38%
Golf Courses	3	2,178	2,178	458,999	63%
Investment Projects	15	7,934	7,934	2,983,973	39%
IT Equipment and Software	13	22,358	22,358	8,315,678	65%
Parks Furniture	9	4,242	4,242	3,098,450	101%
Parks Rehabilitation	1	-	-	1,496,800	97%
Passive Park Development	6	7,330	7,330	623,666	95%
Pathways and Trails	7	9,068	9,068	4,231,200	59%
Roads	17	16,859	16,859	7,691,371	81%
Sports Facilities	41	39,909	39,909	25,110,315	63%
Stormwater Drainage	5	11,453	11,453	370,000	81%
Street Landscaping	3	1,660	1,660	146,805	52%
Traffic Treatments	19	15,869	15,869	4,906,453	63%
Waste Management	4	-	-	356,000	67%
Grand Total	195	118,278	118,278	84,897,421	0.1%

During the month of July 2022, the City incurred \$118k of capital expenditure, which represents 0.1% of the \$84.9m Capital Works Adopted Budget.

Project Expenditure to July 2022 – Portfolio View Only



To further expand on the Capital Works Program information above, updates in key capital projects are selected to be specifically reported on, is provided in the Top Capital Projects attachment to this report (**Attachment 3**).

Capital Changes

The following changes are proposed to be made to the 2022/23 Capital Works Budget.

PR-1101 Upgrade Protection Fencing at Various Conservation Reserves – Asbestos containing material has been found at Poinciana Place in Wanneroo, requiring fencing to exclude the public from the area at an estimated cost of \$25,000. It is proposed that the funding for the fencing be sourced from two projects. In PR-2089 Honeypossum and Boomerang Reserves, Banksia Grove, Renew Sites for Environmental Offset Requirements (\$15,000) it has been found that much less rehabilitation work is required at Boomerang Reserve than was originally anticipated; and PR-1680 Recurring Program, Upgrade Tracks (\$10,000) it is forecast that some small savings will be achieved upon completion of works.

PR-4065 Acquisition of Land on Moorpark Ave, Yanchep – A portion of the works at the site (\$40,000) have been determined to be operational in nature and will be transferred to an operating account.

PR-4068 New Assets Management System – It is proposed to transfer \$262,971 from operating to the project as the planned expenditure has been identified as being capital in nature. This is in line with Australian Accounting Standards AASB 116 Property, Plant and Equipment, and AASB 138 Intangible Assets.

PR-4200 New Park Equipment – The City has been successful in obtaining a \$30,000 grant from the State Government for the installation of park furniture at Chesterfield Park, Hocking. The City has already received the funds.

PR-4219 Quinns Road, Quinns Rocks, Upgrade Traffic Treatments Tapping Way Roundabout to Marmion Ave – Additional funds of \$75,000 are required for the completion of works at the site due to higher than anticipated costs. It is proposed to fund this from PR-1087 Renew Transport Infrastructure Assets and it is planned to find an efficiency in the project to cover the amount to be transferred.

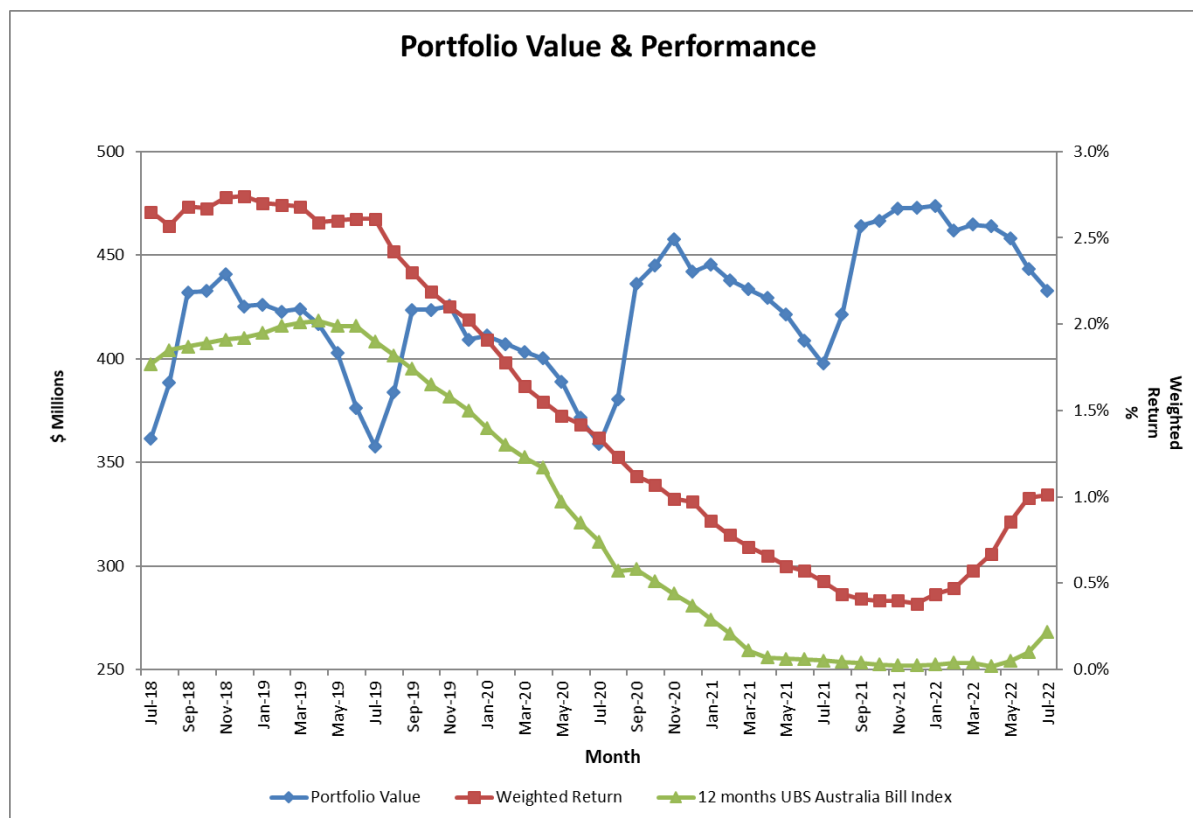
PR-4360 Ridgewood Park, Upgrade to Facilities – The City has been successful in obtaining \$120,000 State Government grant funding for the construction of upgrades to the facilities at the park. The City has already received the funds.

PR-4403 City Entry Statement Signage, Various Locations, New Installations – It is proposed to create a new project for the planned new entry statements for the City, due to a change in the scope from the original project (PR-2999 City Entry Statement Signage, Various Locations, New Installations). The entire budget (\$34,000) will be transferred to the new project.

PR-4404 Moorpark Ave, Yanchep, New Access Ways for Lot 4 and 5 – It is proposed to split the existing budget in PR-4065 Acquisition of Land on Moorpark Ave, Yanchep into a new project to provide greater transparency over the scope of works. It is therefore proposed to transfer \$80,000 to the new project.

Investment Portfolio (Attachment 5)

In accordance with the *Local Government (Financial Management) Regulations 1996* (and per the City's Investment Policy), the City invests solely in Authorised Deposit taking Institutions (**ADI's**):



At the end of July 2022, the City held an investment portfolio (cash & cash equivalents) of \$432.9m (Face Value), equating to \$434.4m inclusive of accrued interest. The City's year to date investment portfolio return has exceeded the UBS Australia Bank Bill rate index benchmark by 0.91% pa (1.01% pa vs. 0.10% pa), however Interest Earnings expected to exceed the budgeted 1.79% yield during the financial year.

Rate Setting Statement (Attachment 6)

The Rate Setting Statement represents a composite view of the finances of the City, identifying the movement in the Surplus/ (Deficit) based on the Revenues (excluding Rates), Expenses, Capital Works and Funding Movements, resulting in the Rating Income required. It is noted that the closing Surplus/ (Deficit) will balance to the reconciliation of Net Current Assets Surplus/ (Deficit) Carried Forward (detailed below):

NET CURRENT ASSETS SURPLUS/(DEFICIT) CARRIED FORWARD

AS AT 31 JULY 2022

Description	30 June 2022 Actual \$	31 July 2022 Actual \$	30 June 2023
			Adopted Budget \$
Current Assets			
Cash & Cash Equivalents - Unrestricted	108,511,853	94,338,264	6,500,450
Cash & Cash Equivalents - Restricted	339,516,583	339,544,375	374,918,286
Receivables	14,329,426	199,282,870	17,930,842
Inventory	328,855	355,054	332,928
TOTAL CURRENT ASSETS	462,686,717	633,520,563	399,682,506
Current Liabilities			
Payables*	(87,199,230)	(81,918,243)	(30,144,411)
Provisions	(23,108,080)	(23,343,557)	(22,121,004)
TOTAL CURRENT LIABILITIES	(110,307,310)	(105,261,800)	(52,265,415)
Net Current Assets	352,379,407	528,258,763	347,417,091
Adjustments for Restrictions			
Cash & Cash Equivalents - Restricted	(339,516,583)	(339,544,375)	(374,918,286)
Provision for leave liability (Cash Backed)	13,927,001	14,034,433	15,277,991
Contract Liabilities*	32,445,515	28,432,279	12,223,204
Contract Assets *	0	0	-
TPS Receivables	(648,800)	(648,800)	-
TPS Payables	(106,754)	106,754	-
TOTAL RESTRICTED ASSETS	(293,899,620)	(297,619,709)	(347,417,091)
Surplus/(Deficit) Carried Forward	58,479,787	230,639,055	0

*The change in the AASB Standard 15 has resulted in the City now recognising Grants and Contributions received as a liability when performance obligations have not yet been met.

Consultation

This document has been prepared in consultation with Responsible Officers for review and analysis.

Comment

In reference to Statement of Comprehensive Income in the report, the following colours have been used to categorise three levels of variance:

Revenues:

- Green > 0%;
- Amber -0% to -10%; and
- Red < -10%.

Expenses:

- Green > 0%;
- Amber -0% to -10%; and
- Red < -10%.

Statutory Compliance

This monthly financial report complies with *Section 6.4 of the Act and Regulations 33A and 34 of the Local Government (Financial Management) Regulations 1996.*

Strategic Implications

The proposal aligns with the following objective within the Strategic Community Plan 2017 – 2027:

“7 ~ A well governed and managed City that makes informed decisions, provides strong community leadership and valued customer focused services

7.1 - Clear direction and decision making

4.2.2 Provide responsible resource and planning management which recognises our significant future growth”

Risk Management Considerations

Risk Title	Risk Rating
CO-017 Financial Management	Low
Accountability	Action Planning Option
Director Corporate Strategy & Performance	Manage

The above risk relating to the issue contained within this report has been identified and considered within the City’s Corporate Risk Register. Action plans have been developed to manage this risk to support existing management systems.

“Local Jobs

The City is prepared to accept a high level of financial risk provided that the City implements a risk management strategy to manage any risk exposure.

Strategic Growth

The City will accept a moderate level of financial risk for facilitating industry development and growth.

Any strategic objective including ongoing planning, funding and capital investment to develop infrastructure strategic assets carries financial risks.”

Policy Implications

The following policies are relevant for this report:

- Accounting Policy;
- Investment Policy;
- Financial Cash Back Reserve Policy; and
- Strategic Budget Policy.

Financial Implications

As outlined in the report and detailed in **Attachments 1 to 5.**

Voting Requirements

Absolute Majority

Recommendation

That Council:-

1. **RECEIVES** the Financial Activity Statement and commentaries on variances to Budget for the period ended 31 July 2022 consisting of:
 - a) July 2022 Financial Activity Statement;
 - b) July 2022 Net Current Assets Position;
 - c) July 2022 Material Financial Variance Notes; and
2. **APPROVES BY ABSOLUTE MAJORITY** the following changes to the 2022/23 Capital Works Budget:

Number	From	To	Amount	Description
PR-1101	PR-2089 Honeypossum and Boomerang Reserves, Banksia Grove, Renew Sites for Environmental Offset Requirements	PR-1101 Upgrade Protection Fencing at Various Conservation Reserves	\$15,000	Transfer funds for fencing around the contaminated site at Poinciana Place to exclude the public from the area
PR-1101	PR-1680 Upgrade Tracks	PR-1101 Upgrade Protection Fencing at Various Conservation Reserves	\$10,000	Transfer funds for fencing around the contaminated site at Poinciana Place to exclude the public from the area
PR-4065	PR-4065 Moorpark Ave, Yanchep, New Acquisition of Land	Operating GL 11-261-0001-52110-000000-000	\$40,000	Works determined to operational in nature.
PR-4068	Operating GL 11-213-0001-52133-004068-000	PR-4068 Renew Assets Management System	\$262,971	Expenditure identified as capital in nature.
PR-4200	State Government Grants	PR-4200 New Park Equipment	\$30,000	New grant funds received for park furniture at Chesterfield Park.
PR-4219	PR-1087 Renew Transport Infrastructure Assets	PR-4219 Quinns Road, Quinns Rocks, Upgrade Traffic Treatments Tapping Way Roundabout to Marmion Ave	\$75,000	Additional funds required for completion of works.

PR-4360	State Government Grants	Ridgewood Park, Upgrade to Facilities	\$120,000	New grant funds received for works.
PR-4403	PR-2999 City Entry Statement Signage, Various Locations, New Installations	PR-4403 Entry Statements. Various Locations, New Installations	\$34,000	Transfer funds to new project due to change in scope.
PR-4404	PR-4065 Moorpark Ave, Yanchep, New Acquisition of Land	PR-4404 Moorpark Ave, Yanchep, New Access Ways for Lot 4 and 5	\$80,000	Project split to provide greater transparency over works.

Attachments:

<u>1</u>	<i>Attachment 1 - Statement of Comprehensive Income July 2022</i>	<i>22/322131</i>
<u>2</u>	<i>Attachment 2 - Statement of Financial Position July 2022</i>	<i>22/322134</i>
<u>3</u>	<i>Attachment 3 - Top Capital Projects July 2022</i>	<i>22/322136</i>
<u>4</u>	<i>Attachment 4 - Investment Report July 2022</i>	<i>22/322137</i>
<u>5</u>	<i>Attachment 5 - Rate Setting Statement July 2022</i>	<i>22/322139</i>

CITY OF WANNEROO
STATEMENT OF COMPREHENSIVE INCOME BY NATURE OR TYPE
FOR THE PERIOD ENDED 31 JULY 2022

Attachment 1

Description	Current Month					Annual	Notes
	Actual	Adopted Budget	Variance			Adopted Budget	
	\$	\$	\$	%		\$	
Revenues							
Rates	144,925,024	144,790,515	134,509	0.1	G	147,290,515	1
Operating Grants, Subsidies & Contributions	570,520	344,093	226,427	65.8	G	5,596,390	2
Fees & Charges	33,643,428	33,513,304	130,124	0.4	G	51,292,833	3
Interest Earnings	331,870	573,538	(241,668)	(42.1)	R	7,024,598	4
Other Revenue	213,510	50,380	163,130	323.8	G	650,319	5
Ex Gratia Rates	0	-	0	0.0	G	24,000	
Total Operating Revenue	179,684,351	179,271,830	412,521	0.2		211,878,655	
Expenses							
Employee Costs	(6,067,501)	(6,983,843)	916,342	13.1	G	(83,660,259)	6
Materials & Contracts	(1,527,420)	(7,138,820)	5,611,400	78.6	G	(79,704,653)	7
Utility Charges	(733,019)	(188,138)	(544,881)	(289.6)	R	(10,380,146)	8
Depreciation	(3,019,829)	(3,434,924)	415,095	12.1	G	(41,218,774)	9
Interest Expenses	(357,316)	(355,839)	(1,477)	(0.4)	A	(4,264,103)	
Insurance	(124,372)	(118,962)	(5,410)	(4.5)	A	(1,439,911)	
Total Operating Expenditure	(11,829,457)	(18,220,526)	6,391,069	35.1		(220,667,846)	
RESULT FROM OPERATIONS	167,854,894	161,051,304	6,803,590	(4.2)		(8,789,191)	
Non Operating Revenue & Expenses							
Non Operating Grants, Subsidies & Contributions	1,212,415	1,759,644	(547,229)	31.1	G	21,965,725	10
Non Operating Contract Expenses	0	0	0	0.0	G	(128,582)	
Profit on Asset Disposals	818,769	212,986	605,783	284	G	2,555,831	11
Loss on Assets Disposals	0	(71,775)	71,775	100.0	G	(861,296)	11
TPS* & DCP** Revenues	228,123	1,392,488.00	(1,164,365)	(83.6)	R	29,069,490	12
TPS* & DCP** Expenses	(157,755)	(68,483)	(89,272)	(130.4)	R	(24,348,082)	
Contributed Physical Assets	1,447,690	2,070,700	(623,010)	(30.1)	R	24,848,400	13
Total Non Operating Revenue and Expenses	3,549,242	5,295,560	(1,746,318)	(33.0)		53,101,486	
NET RESULT (OPERATING & NON OPERATING)	171,404,136	166,346,864	5,057,272	(3.0)		44,312,295	
Other Comprehensive Income	0	0	0	0.0		0	
TOTAL COMPREHENSIVE INCOME	171,404,136	166,346,864	5,057,272	(3.0)		44,312,295	

Key

*TPS=Town Planning Schemes

**DCP=Developers Contribution Plans

> 0%	G - Green
-0% to -10%	A - Amber
<-10%	R - Red

Attachment 2

CITY OF WANNEROO
STATEMENT OF FINANCIAL POSITION
AS AT 31 JULY 2022

Description	30/06/2022 Actual \$	31/07/2022 Actual \$
Current Assets		
Cash at Bank	108,511,853	94,338,264
Investments	339,516,583	339,544,375
Receivables	14,329,426	199,282,870
Inventories	328,855	355,054
	462,686,717	633,520,563
Current Liabilities		
Payables	(87,199,230)	(81,918,243)
Provisions	(23,108,080)	(23,343,557)
	(110,307,310)	(105,261,800)
NET CURRENT ASSETS	352,379,407	528,258,763
Non Current Assets		
Receivables	4,271,618	4,254,302
Investments	13,149,598	14,003,026
Inventories	20,773,954	14,773,480
Land	121,590,943	121,590,943
Buildings	205,352,622	205,352,622
Plant & Equipment	23,710,673	23,785,328
Furniture & Fittings	6,479,874	6,535,128
Infrastructure	1,880,787,727	1,880,793,687
Work in Progress	74,144,005	80,820,129
	2,350,261,014	2,351,908,644
Non Current Liabilities		
Interest Bearing Liabilities	(74,334,488)	(74,334,488)
Provisions & Payables	(80,983,170)	(87,106,020)
	(155,317,658)	(161,440,508)
NET ASSETS	2,547,322,763	2,718,726,899
Equity		
Retained Surplus	(1,242,861,213)	(1,415,373,177)
Reserves - Cash/Investment Backed	(240,514,139)	(239,406,312)
Reserves - Asset Revaluation	(1,063,947,411)	(1,063,947,411)
TOTAL EQUITY	(2,547,322,763)	(2,718,726,899)

Top Capital Projects 2022/23 - July 2022

PMO Project Registration				Financial Summary (Annual Funding)				Total Project Budget			Project Indicators				Project Progress		
PMO Code	Finance Code	Container	Project Name	Project Budget Current Year	Actual Expenditure	Forecast to End of Year	Budget Variance Under /(Over)	Total Project Budget	Estimate at Completion	Total Budget Variance Under /(Over)	Schedule	Current Year Budget	Total Budget	Overall Risk Rating	Work % Complete	Stage	Council Comments
PMO18124	004169	34063	Mindarie Breakwater, Mindarie, Renew Maintenance Management Plan	3,180,000	0	4,200,000	(1,020,000)	7,485,000	7,087,138	397,862					75	S5. Delivery	Detailed design complete and documents finalised. Tender period closed for construction contract and evaluation is underway. Council approval anticipated September 2022 for report and request for funding to be brought forward from the Coastal Management Reserve.
PMO19071	004180	37143	Alexander Drive, Landsdale, New Shared Pathway from Gngara Rd to Hepburn Ave	1,273,241	516	1,272,725	(0)	3,200,000	3,199,999	1					25	S5. Delivery	Western Power advised critical automated high voltage switch to cause delays in construction lead times. Commencement of path construction anticipated 2023/24 FY.
PMO20049	004271	40569	Splendid Park, Yanchep, New Cycling Facility	3,880,000	7,036	4,171,149	(291,149)	4,737,600	4,737,600	0					77	S5. Delivery	Completion of construction for new cycling anticipated November 2022. Works include demolition, and earthworks. Ongoing works include construction of retaining walls, track subgrade and installation of sub-soil services. During construction, temporary traffic / pedestrian management to be implemented to safely manage traffic and pedestrians for existing use of the sporting facility. Carry Forward adjustment of \$291k anticipated.
PMO20057	004277	40645	Alkimos, New Alkimos Aquatic and Recreation Centre	4,290,542	0	4,293,992	(3,450)	40,000,000	40,000,000	0					23	S4. Design	Project on track. Carry Forward adjustment of \$3,450 anticipated.
PMO20062	004283	40782	Heath Park, Eglinton, New Sports Amenities Building	1,619,833	935	1,618,899	(1)	3,399,000	3,399,000	0					25	S4. Design	Project on track. There is a risk that the total project budget may be insufficient which is dependant on the completion of the detailed design.
PMO21008	004297	41322	Wangara Industrial Area, Wangara, New CCTV Network	1,200,416	162	1,200,416	(162)	978,500	978,500	0					60	S5. Delivery	Construction contract awarded to Stiles. Manufacture of smart poles underway and equipment ordered. Finalising building permit applications for each pole location. Federal Government granted extension to January 2023 as part of Community Development Grant. LCRIP Phase 3 grant deadline June 2023. Purchase order submitted to Western power for supplying power to poles and in discussion to commence works. Change control to be done once Stiles has provided an updated program schedule. Delivery delays may occur as a consequence of Covid supply line issues. Noting, no known similar project has been undertaken by the City or any other Perth LGA (as far as we know).

Top Capital Projects 2022/23 - July 2022

PMO Project Registration				Financial Summary (Annual Funding)				Total Project Budget			Project Indicators				Project Progress		
PMO Code	Finance Code	Container	Project Name	Project Budget Current Year	Actual Expenditure	Forecast to End of Year	Budget Variance Under /(Over)	Total Project Budget	Estimate at Completion	Total Budget Variance Under /(Over)	Schedule	Current Year Budget	Total Budget	Overall Risk Rating	Work % Complete	Stage	Council Comments
PMO21042	004331	42285	Kingsway Regional Sporting Complex, Madeley, Upgrade Soccer Field Floodlighting	2,702,000	1,862	2,671,637	28,501	2,786,000	2,787,488	(1,488)					44	S4. Design	Project on track. Construction tender evaluation commenced, consensus meeting anticipated August 2022. Grant agreement signed with Dept. of Local Government, Sport and Cultural Industries. Potential delays to contract award (if Council does not agree with recommendation) and delays to project completion on time for FIFA Women's World Cup 2023 identified as risk.
PMO21060	004347	42656	Flynn Drive, Neerabup, Upgrade from Wanneroo Road to Old Yanchep Road	1,000,000	4,083	995,917	(0)	22,750,001	22,750,001	0					49	S4. Design	Review of 100% detailed design completed and comments issued comments back to consultant. Design consultant waiting feed back from utility providers to possible relocation works required.
PMO22023	004400	44424	Two Rocks Road, Yanchep, Upgrade Street Lighting	1,167,500	0	1,167,500	0	1,167,500	1,167,500	0					3	S3. Delivery Planning	Streetlight layout drawing submitted to Western Power (WP) for their detailed design stage. Requested WP to delineate the construction footprint in their drawing for the City to assess if clearing permit approval is required. Environmental team to commence vegetation assessment on receipt of WP feedback. Any WP delays may impact subsequent tasks and if a clearing permit is required, it is anticipated that the project may not be delivered in 2022/23 FY.
				28,854,432	22,787	30,124,941	(1,286,260)	125,104,788	124,783,063	321,725							

Schedule Status-Indicator	Budget Indicators (Annual & Total)	Overall Risk Indicator
On Target-Baseline (<10%time increase)	On Target (Variance <10%)	Low
Behind Schedule (10 - 20%time increase)	Almost on Budget (Variance of 10 - 20%)	Medium
Behind Schedule (>20%time increase)	Under / Over Budget (Variance > 20%)	High

Face Value \$	Interest Rate %	Borrower	Rating	Maturity Date	Purchase price	Deposit Date	Current Value \$	YTD Accrued Interest \$		Accrued Interest
Current Account Investment Group										
7,930,000.00	0.20	Commonwealth Bank of Australia Perth	A1	N/A		N/A	7,930,000.00			
7,930,000.00	0.20%						7,930,000.00			
Term Investment Group										
0.00	0.35	National Australia Bank	A1	14-July-2022	5,000,000.00	13-July-2021	0.00	-		0.00
5,000,000.00	0.33	Westpac Banking Corporation	A1	18-August-2022	5,000,000.00	18-August-2021	5,007,368.49	1,401.37		7,368.49
15,000,000.00	0.32	Westpac Banking Corporation	A1	24-August-2022	15,000,000.00	24-August-2021	15,020,646.58	4,076.71		20,646.58
0.00	0.43	Bankwest	A1	10-June-2022	15,000,000.00	10-June-2021	0.00	-		0.00
0.00	0.35	Westpac Banking Corporation	A1	20-June-2022	5,000,000.00	18-June-2021	0.00	-		0.00
5,000,000.00	0.35	Westpac Banking Corporation	A1	28-July-2022	5,000,000.00	28-July-2021	5,017,500.00	1,342.47		17,500.00
15,000,000.00	0.35	National Australia Bank	A1	29-July-2022	15,000,000.00	29-July-2021	15,052,500.00	4,171.23		52,500.00
10,000,000.00	0.34	National Australia Bank	A1	05-August-2022	10,000,000.00	06-August-2021	10,033,441.10	2,887.67		33,441.10
10,000,000.00	0.35	National Australia Bank	A1	12-August-2022	10,000,000.00	11-August-2021	10,033,945.21	2,972.60		33,945.21
15,000,000.00	0.33	Westpac Banking Corporation	A1	12-August-2022	15,000,000.00	12-August-2021	15,022,647.94	4,204.11		22,647.94
20,000,000.00	0.34	Westpac Banking Corporation	A1	16-September-2022	20,000,000.00	16-September-2021	20,025,523.29	5,775.34		25,523.29
20,000,000.00	0.33	Westpac Banking Corporation	A1	16-September-2022	20,000,000.00	16-September-2021	20,024,772.60	5,605.48		24,772.60
15,000,000.00	0.35	Suncorp	A1	08-September-2022	15,000,000.00	22-September-2021	15,044,876.71	4,458.90		44,876.71
10,000,000.00	0.35	Suncorp	A1	22-September-2022	10,000,000.00	22-September-2021	10,029,917.81	2,972.60		29,917.81
15,000,000.00	0.35	Suncorp	A1	28-September-2022	15,000,000.00	28-September-2021	15,044,013.70	4,458.90		44,013.70
10,000,000.00	0.35	Westpac Banking Corporation	A1	10-October-2022	10,000,000.00	07-October-2021	10,011,027.41	2,972.60		11,027.41
5,000,000.00	0.62	Commonwealth Bank of Australia Perth	A1	24-October-2022	5,000,000.00	22-October-2021	5,002,547.94	2,632.88		2,547.94
15,000,000.00	0.60	Australia & New Zealand Bank	A1	28-October-2022	15,000,000.00	29-October-2021	15,067,808.22	7,643.84		67,808.22
10,000,000.00	0.70	Members Equity Bank Melbourne	A2	09-November-2022	10,000,000.00	09-November-2021	10,050,630.14	5,945.21		50,630.14
10,000,000.00	0.70	Members Equity Bank Melbourne	A2	29-November-2022	10,000,000.00	29-November-2021	10,046,794.52	5,945.21		46,794.52
10,000,000.00	0.70	Members Equity Bank Melbourne	A2	14-December-2022	10,000,000.00	14-December-2021	10,043,917.81	5,945.21		43,917.81
25,000,000.00	0.75	Westpac Banking Corporation	A1	18-January-2023	25,000,000.00	18-January-2022	25,006,678.08	15,924.66		6,678.08
25,000,000.00	0.80	Westpac Banking Corporation	A1	20-January-2023	25,000,000.00	20-January-2022	25,006,027.40	16,986.30		6,027.40
10,000,000.00	0.89	Australia & New Zealand Bank	A1	30-January-2023	10,000,000.00	28-January-2022	10,044,865.75	7,558.90		44,865.75
10,000,000.00	0.87	Members Equity Bank Melbourne	A2	06-February-2023	10,000,000.00	04-February-2022	10,042,189.04	7,389.04		42,189.04
20,000,000.00	1.00	Australia & New Zealand Bank	A1	23-February-2023	20,000,000.00	23-February-2022	20,086,575.34	16,986.30		86,575.34
20,000,000.00	1.10	Members Equity Bank Melbourne	A2	09-March-2023	20,000,000.00	09-March-2022	20,086,794.52	18,684.93		86,794.52
30,000,000.00	1.66	Suncorp	A1	30-March-2023	30,000,000.00	30-March-2022	30,167,819.18	42,295.89		167,819.18
10,000,000.00	1.91	Australia & New Zealand Bank	A1	11-April-2023	10,000,000.00	11-April-2022	10,058,084.93	16,221.92		58,084.93
15,000,000.00	2.13	Commonwealth Bank of Australia Perth	A1	19-April-2023	15,000,000.00	19-April-2022	15,090,160.27	27,135.62		90,160.27
20,000,000.00	3.01	Commonwealth Bank of Australia Perth	A1	10-May-2023	20,000,000.00	10-May-2022	20,135,243.84	51,128.77		135,243.84
10,000,000.00	3.25	Members Equity Bank Melbourne	A2	22-May-2023	10,000,000.00	20-May-2022	10,064,109.59	27,602.74		64,109.59
15,000,000.00	3.70	Members Equity Bank Melbourne	A2	13-June-2023	15,000,000.00	10-June-2022	15,077,547.95	47,136.99		77,547.95
425,000,000.00	1.03%						426,445,975.35	370,464.38		1,445,975.35
	Weighted Return									
432,930,000.00	1.01%	Totals					434,375,975.35	370,464.38		1,445,975.35

0.22% 12 month UBS Australia Bank Bill Index for

31 July 2022

\$434,375,975.29

0.79% Differential between Council's Weighted Return and UBS Australia Bank Bill Index

Notes: Face Value - refers to the principal amount invested.

Interest Rate - refers to the annual interest rate applicable to the investment.

Borrower - refers to the institution through which the City's monies are invested.

Rating - refers to the Standard & Poor Short Term Rating of the Borrower which, per Council Policy, must be a minimum of A2.

Current Value - refers to the accumulated value of the investment including accrued interest from time invested to current period.

RATE SETTING STATEMENT
(FINANCIAL ACTIVITY STATEMENT)
FOR THE PERIOD ENDED 31 JULY 2022

Attachment 5

Description	Year To Date				Annual
	Actual	Adopted	Variance		Adopted
	\$	\$	\$	%	\$
Opening Surplus/(Deficit)	58,479,787	15,570,986	42,908,801	0	15,570,986
OPERATING ACTIVITIES					
Revenues					
Operating Grants, Subsidies & Contributions	570,520	344,093	226,427	66	5,596,390
Fees & Charges	33,643,428	33,513,304	130,124	0	51,292,833
Interest Earnings	331,870	573,538	(241,668)	(42)	7,024,598
Other Revenue	213,510	50,380	163,130	324	650,319
EX GRATIA RATES	0	0	0	0	24,000
	34,759,327	34,481,315	278,012	1	64,588,140
Expenses					
Employee Costs	(6,067,501)	(6,983,843)	916,342	13	(83,660,259)
Materials & Contracts	(1,527,420)	(7,138,820)	5,611,400	79	(79,704,653)
Utility Charges	(733,019)	(188,138)	(544,881)	(290)	(10,380,146)
Depreciation	(3,019,829)	(3,434,924)	415,095	12	(41,218,774)
Insurance	(124,372)	(118,962)	(5,410)	(5)	(1,439,911)
Interest Expenses	(357,316)	(355,839)	(1,477)	(0)	(4,264,103)
	(11,829,457)	(18,220,526)	6,391,069	35	(220,667,846)
Non-Cash Amounts Excluded					
Depreciation	3,019,829	3,434,924	(415,095)	(12)	41,218,774
	25,949,699	19,695,713	6,253,986	(32)	(114,860,932)
INVESTING ACTIVITIES					
Revenues					
Non Operating Grants, Subsidies & Contributions	1,212,415	1,759,644	(547,229)	(31)	21,965,725
Contributed Physical Assets - Revenue	1,447,690	2,070,700	(623,010)	0	24,848,400
TPS & DCP Revenues	228,123	1,392,488	(1,164,365)	(84)	29,069,490
Profit on Asset Disposals	818,769	212,986	605,783	284	2,555,831
Proceeds From Disposal Of Assets	44,915	310,663	(265,747)	(86)	3,727,950
	3,751,912	5,746,481	(1,994,568)	35	82,167,396
Expenses					
Non Operating Contract Expenses	0	0	0	0	(128,582)
Loss on Assets Disposals	0	(71,775)	71,775	0	(861,296)
TPS & DCP Expenses	(157,755)	(68,483)	(89,272)	(130)	(24,348,082)
Capital Expenditure	(118,278)	(7,075,000)	6,956,722	98	(83,414,639)
Contributed Physical Assets - Expenses	(1,447,690)	(2,070,700)	623,010	0	(24,848,400)
	(1,723,722)	(9,285,958)	7,562,236	81	(133,600,999)
Non-Cash Amounts Excluded					
Contributed Physical Assets - Revenue	(1,447,690)	(2,070,700)	623,010	(30)	(24,848,400)
Profit on Asset Disposals	(818,769)	(212,986)	(605,783)	284	(2,555,831)
Loss on Assets Disposals	0	71,775	(71,775)	(100)	861,296
Contributed Physical Assets - Expenses	1,447,690	2,070,700	(623,010)	0	24,848,400
Movement in Equity Accounted Investments	(853,429)	0	(853,429)	0	0
Movement in Non- Current Deferred Pensioner Rates	17,316	0	17,316	0	0
Movement in Non- Current Leave Liability Provision	(107,432)	0	(107,432)	0	0
	(1,762,313)	(141,211)	(1,621,102)	1,148	(1,694,535)
	265,877	(3,680,689)	3,946,565	107	(53,128,138)
FINANCING ACTIVITIES					
Revenues					
Contributions from New Loans	0	0	0	0	0
Transfers from Restricted Grants, Contributions & Loans	0	25,987	(25,987)	(100)	311,839
Transfers from Reserves	14,455,609	3,925,068	10,530,542	268	47,100,810
Transfers from TPS's	0	2,217,600	(2,217,600)	(100)	28,611,195
Transfers from Trust Fund- Cash Paid in Lieu of POS	0	0	0	0	0
Net Transfers to/from Cash Backed Employee Provisions	107,432	0	107,432	0	0
Non-cash movement in DCP	0	158,532	(158,532)	0	1,902,388
	14,563,041	6,327,186	8,235,855	0	75,926,232
Expenses					
Transfers to Restricted Grants, Contributions & Loans	(107,432)	0	(107,432)	0	0
Transfers to Reserves	(13,650,450)	(3,682,289)	(9,968,161)	(271)	(44,187,468)
Transfers to TPS's	213,509	(2,217,600)	2,431,108	110	(26,611,195)
	(13,544,373)	(5,899,889)	(7,644,485)	(130)	(70,798,663)
	1,018,668	427,297	591,370	138	5,127,569
(DEFICIT)/SURPLUS	85,714,031	32,013,308	53,700,723	168	(147,290,515)
Amount To Be Raised From General Rates	144,925,024	144,790,515	134,509	0	147,290,515
Closing Surplus/(Deficit)	230,639,055	176,803,823	53,835,232	30	0

Transactional Finance

CS03-09/22 Warrant of Payments for the Period to 31 July 2022

File Ref: 1859V02 – 22/293501
 Responsible Officer: Director, Corporate Strategy & Performance
 Attachments: Nil

Issue

Presentation to the Council of a list of accounts paid for the month of July 2022, including a statement as to the total amounts outstanding at the end of the month.

Background

Local Governments are required each month to prepare a list of accounts paid for that month and submit the list to the next Ordinary Meeting of the Council.

In addition, it must record all other outstanding accounts and include that amount with the list to be presented. The list of accounts paid and the total of outstanding accounts must be recorded in the minutes of the Council meeting.

Detail

The following is the Summary of Accounts paid in July 2022

Funds	Vouchers	Amount
Director Corporate Services Advance A/C		
Accounts Paid – July 2022		
Cheque Numbers	123208 - 123301	\$551,109.16
EFT Document Numbers	6944 – 7976	\$16,830,910.37
Credit Cards	13 - 14	<u>\$41,028.12</u>
TOTAL ACCOUNTS PAID		\$17,423,047.65
Less Cancelled Cheques		(\$128,020.89)
Town Planning Scheme		<u>(\$118,671.43)</u>
RECOUP FROM MUNICIPAL FUND		(\$17,176,355.33)
Municipal Fund – Bank A/C		
Accounts Paid – July 2022		
Recoup to Director Corporate Services Advance A/C		\$17,176,355.33
Payroll – Direct Debits		<u>\$3,743,414.36</u>
TOTAL ACCOUNTS PAID		\$20,919,769.69
Town Planning Scheme		
Accounts Paid – July 2022		
Cell 3		\$72,568.00
Cell 4		<u>\$46,103.43</u>
TOTAL ACCOUNTS PAID		\$118,671.43

Number	Date	Warrant of Payments July 2022	Amount
123208	11/07/2022	Emma Whitehead	\$10.00
		Dog Registration Refund	
123209	11/07/2022	Slavka Kitis	\$66.00
		Refund - Basketball Camp April 2022 School Holidays	
123210	11/07/2022	Rates Refund	\$190.74
123211	11/07/2022	Inspired Homes	\$72.00
		Refund - Verge Licence - Not Required	
123212	11/07/2022	VV Nominees Pty Ltd	\$97.00
		Refund - Development Application - Overpaid	
123213	11/07/2022	Aaron Cahill	\$61.65
		Refund - Building Application - Cancelled	
123214	11/07/2022	La Vida Australia	\$1,069.94
		Refund - Building Application - Submitted Twice	
123215	11/07/2022	Profounder Factory Direct Pty Ltd	\$171.65
		Refund - Building Application - Submitted Twice	
123216	11/07/2022	Matthew Hall	\$70.50
		Refund - Copies Of Plans - Not Available	
123217	11/07/2022	Paula Williams	\$87.60
		Refund - Copies Of Plans - Not Available	
123218	11/07/2022	Thi Huynh	\$65.60
		Refund - Copies Of Plans - Not Available	
123219	11/07/2022	Complete Approvals	\$171.65
		Refund - Building Application - Cancelled	
123220	11/07/2022	Rates Refund	\$122.00
123221	11/07/2022	Aleksandra Calautti	\$552.50
		Refund - Building Application - Not Approved Within Statutory Time Frame	
123222	11/07/2022	Hallmark Developments	\$228.78
		Refund - Building Application - Not Approved Within Statutory Time Frame	
123223	11/07/2022	383 Design Homes & Additions Pty Ltd	\$2,000.00
		Refund - Street & Verge Bond	
123224	11/07/2022	Justin Edgecombe	\$441.00
		Refund - Development Application - Insufficient Plans Provided	
123225	11/07/2022	Rates Refund	\$591.67
123226	11/07/2022	Rates Refund	\$760.01
123227	11/07/2022	Rates Refund	\$690.77
123228	11/07/2022	Linda Piggott	\$171.65
		Refund - Building Application - Cancelled	
123229	11/07/2022	Jake Brady	\$61.65
		Refund - Building Application - Incorrect Application	
123230	11/07/2022	Rogelio Revelo	\$122.00

Number	Date	Warrant of Payments July 2022	Amount
		Refund - Building Application - Submitted In Error	
123231	11/07/2022	Rates Refund	\$12,133.20
123232	11/07/2022	Rates Refund	\$552.81
123233	11/07/2022	Rates Refund	\$591.67
123234	11/07/2022	Rates Refund	\$13,604.28
123235	11/07/2022	Rates Refund	\$1,295.31
123236	11/07/2022	Rates Refund	\$17,984.09
123237	11/07/2022	Timothy Barrington	\$37.00
		Refund - Development Application - Incorrect Application	
123238	11/07/2022	Timothy Hook	\$22.00
		Refund - Copies Of Plans - Not Available	
123239	11/07/2022	Shenae Wilson	\$76.00
		Refund - Copies Of Plans - Not Available	
123240	11/07/2022	Sheila Davies	\$22.00
		Refund - Copies Of Plans - Not Available	
123241	11/07/2022	Rates Refund	\$907.14
123242	11/07/2022	Rates Refund	\$3,500.00
123243	11/07/2022	Rates Refund	\$1,011.00
123244	11/07/2022	The Trustee of MST Consultancy & Services	\$147.00
		Refund - Development Application - Submitted In Error	
123245	11/07/2022	Rates Refund	\$442.33
123246	11/07/2022	Brad Manning	\$61.65
		Refund - Building Application - Rejected	
123247	11/07/2022	Cash Converters	\$70.50
		Refund - Copy Of Plans - Not Available	
123248	11/07/2022	City of Wanneroo	\$226.90
		Petty Cash - Aquamotion	
123249	11/07/2022	City of Wanneroo	\$20.70
		Petty Cash - Clarkson Library	
123250	11/07/2022	City of Wanneroo	\$94.60
		Petty Cash - Girrawheen Library	
123251	11/07/2022	City of Wanneroo	\$153.20
		Petty Cash - Museum	
123252	11/07/2022	City of Wanneroo	\$17.50
		Petty Cash - Wanneroo Library	
123253	11/07/2022	Third Light Limited	\$8,649.24
		Chorus AWS Subscription - 27.06.2022 - 27.06.2023	
123254	11/07/2022	Powerlyt	\$2,564.67
		Lighting Design - Hinckley Park	
		Lighting Design - Fragola Car Park	
123255	11/07/2022	Urbis Pty Ltd	\$15,180.00

Number	Date	Warrant of Payments July 2022	Amount
		Consultancy - Development Of Social Advocacy Agenda Document, Communications & Approach	
		Consultancy Services For Development Of A Social Advocacy Agenda Document, Communications And Approach.	
123256	11/07/2022	Cr Xuan Vinh Nguyen	\$2,603.67
		Monthly Allowance	
123257	11/07/2022	Belgravia Sports Community Pty Ltd	\$3,169.00
		Weekly Webinar Training Courses	
123258	11/07/2022	The Trustee for Information Enterprises Trust	\$2,750.00
		Records Management Training 22.06.2022	
123259	11/07/2022	Telstra	\$9,197.33
		Fire Protection Wireless Data / Phone Charges / Girrawheen Hub Ethernet	
123260	11/07/2022	City of Perth	\$14,219.85
		Long Service Leave Claim - David Iles	
		Long Service Leave Claim - Tess Fricke	
123261	11/07/2022	Cr Frank Cvitan	\$2,603.67
		Monthly Allowance	
123262	11/07/2022	NBN Co	\$11,644.02
		Installation Of NBN Pit For Future Works - Dalvik Park	
123263	11/07/2022	Groundwater Consulting Services Pty Ltd	\$6,600.00
		Groundwater Level Investigation - Warradale Park	
123264	11/07/2022	T.M. Coghill & J Reeves	\$3,250.03
		ServiceWA App Grant - Digital Literacy Staff Training Workshops	
123265	11/07/2022	Kirby Swim Equip Pty Ltd	\$2,930.40
		Swim Teaching Platform	
123266	11/07/2022	TeamViewer Germany GmbH	\$634.80
		Subscription - 28.06.2022 - 27.06.2023	
123267	11/07/2022	The Institute of Internal Auditors – Australia	\$625.00
		Annual Membership - 01.07.2022 - 30.06.2023	
123268	11/07/2022	Johns Lyng Insurance Builders	\$2,000.00
		Refund - Street & Verge Bond	
123269	18/07/2022	Rates Refund	\$264,377.48
123270	18/07/2022	Greg Cannon	\$76.00
		Refund - Copies Of Plans - Not Available	
123271	18/07/2022	Rates Refund	\$68,022.00
123272	18/07/2022	Everett Bennett	\$1,042.93
		Refund - Fees Not Expended Processing Amendment 5 To Banksia Grove District Centre Plan No 65	
123273	18/07/2022	Truckline	\$407.46
		Vehicle Spare Parts	

Number	Date	Warrant of Payments July 2022	Amount
123274	18/07/2022	Telstra	\$22,423.26
		Phone Charges For The City	
123275	18/07/2022	City of Armadale	\$5,006.40
		LSL Portability Recoup For Gregory Miller	
123276	18/07/2022	Blackroll Australia Pty Ltd	\$306.24
		Blackroll - Aquamotion	
123277	18/07/2022	T.M. Coghill & J Reeves	\$1,200.01
		Tech Educations Training - Clarkson Library 29.06.2022	
123278	18/07/2022	Wanneroo Central Bushfire Brigade	\$9,000.00
		Contribution Towards Award Night	
123279	25/07/2022	A & M Construction Group	\$2,107.39
		Refund - Development Application Fees - Unable To Process	
123280	25/07/2022	Professional Homes Pty Ltd	\$295.00
		Refund - Development Application Fees - Withdrawn	
123281	25/07/2022	Rates Refund	\$574.75
123282	25/07/2022	Rates Refund	\$678.65
123283	25/07/2022	Rates Refund	\$715.00
123284	25/07/2022	Rates Refund	\$117.47
123285	25/07/2022	Rates Refund	\$763.47
123286	25/07/2022	Rates Refund	\$690.77
123287	25/07/2022	Rates Refund	\$690.77
123288	25/07/2022	Rates Refund	\$322.18
123289	25/07/2022	Rates Refund	\$872.54
123290	25/07/2022	Rates Refund	\$28.21
123291	25/07/2022	Liam Price	\$61.65
		Refund - Building Application - Rejected	
123292	25/07/2022	Dannielle Bruce	\$293.40
		Bond Refund	
123293	25/07/2022	Caroline Eriksen	\$61.65
		Refund - Building Application - Cancelled	
123294	25/07/2022	Simon Patrick King	\$570.00
		Refund - Building Application - Overdue	
123295	25/07/2022	James Clarke	\$110.00
		Refund - Occupancy Permit Application - Not Required	
123296	25/07/2022	Ricki Barnes	\$67.60
		Refund - Copy Of Plans - Not Available	
123297	25/07/2022	Jacqueline Case	\$46.00
		Holiday Program Refund - Kindy Gym	
123298	25/07/2022	Johns Lyng Insurance Building Solutions (WA) Pty Ltd	\$2,000.00
		Refund - Street & Verge Bond	
123299	25/07/2022	Telstra	\$18,011.26

Number	Date	Warrant of Payments July 2022	Amount
		Phone Charges For The City	
		Girrawheen Hub Ethernet Service	
123300	27/07/2022	Bloomin Good Succulents	\$475.00
		Plants And Soil - Burleigh Park	
123301	27/07/2022	Louise Drayton	\$225.70
		Bond Refund	
		Total Cheque Payments	\$551,109.16
Electronic Funds Transfer			
6944	12/07/2022	The Strategy Guild	\$7,654.16
		Research Into The Accounting Treatment For Software As A Service (SAAS); Reviewing And Classifying The Accounting Treatment For The WIP Account And It LTFP Capital Projects.	
7006	12/07/2022	Cancelled	\$0.00
7007	12/07/2022	Cancelled	\$0.00
7008	12/07/2022	Cancelled	\$0.00
7009	12/07/2022	Cancelled	\$0.00
7010	12/07/2022	Cancelled	\$0.00
7011	12/07/2022	Cancelled	\$0.00
7012	12/07/2022	Cancelled	\$0.00
7013	12/07/2022	Cancelled	\$0.00
7014	12/07/2022	Cancelled	\$0.00
7015	12/07/2022	Cancelled	\$0.00
7016	12/07/2022	Cancelled	\$0.00
7017	12/07/2022	Cancelled	\$0.00
7018	12/07/2022	Cancelled	\$0.00
7019	12/07/2022	Cancelled	\$0.00
7020	12/07/2022	Cancelled	\$0.00
7021	12/07/2022	Cancelled	\$0.00
7022	12/07/2022	Cancelled	\$0.00
7023	12/07/2022	Cancelled	\$0.00
7024	11/07/2022	6030 Cafe Pty Ltd t/as Clarkson Cafe	\$475.00
		Catering - Quinns Fire Service - 11-12 June 2022	
7025	11/07/2022	7 to 1 Photography	\$1,650.00
		Photography - Express Citizenship	
7026	11/07/2022	ABN Residential WA Pty Ltd	\$4,000.00
		Refund - Street & Verge Bonds	
7027	11/07/2022	ABN Residential WA Pty Ltd	\$26,864.71
		Refund - Street & Verge Bonds	
7028	11/07/2022	Access Without Barriers Pty Ltd	\$179,239.82
		Concrete Shower Area - Yanchep Surf Life Saving Club	
		Supply & Install Bin Stores - 4 Locations	

Number	Date	Warrant of Payments July 2022	Amount
		Locks - Sea Spice Restaurant Public Toilets	
		Design & Construction - Hydraulic Works - Yanchep Surf Life Saving Club	
7029	11/07/2022	Action Glass & Aluminium	\$6,334.93
		Glazing Services For The City	
7030	11/07/2022	Acurix Networks Pty Ltd	\$2,165.90
		Install Wi-Fi - Alexander Heights Community Centre	
7031	11/07/2022	ADCO Construct	\$4,000.00
		Refund - Street & Verge Bonds	
7032	11/07/2022	Aflex Technology (NZ) Ltd	\$4,727.80
		Pool Inflatables	
7033	11/07/2022	Rates Refund	\$1,349.38
7034	11/07/2022	Alinta Gas	\$106.50
		Gas Supplies For The City	
7035	11/07/2022	All Australian Safety Pty Ltd	\$405.85
		PPE Issues	
7036	11/07/2022	Allaboutxpert Australia Pty Ltd	\$19,662.98
		Oracle Financials - Project Leader	
7037	11/07/2022	Andrea Blaze	\$850.00
		Bond Refund	
7038	11/07/2022	Andrew Hellier	\$2,000.00
		Refund - Street & Verge Bond	
7039	11/07/2022	Angelo Frisina	\$1,327.70
		Insurance Settlement - Repairs To Vehicle	
7040	11/07/2022	Appliance Service Agents Pty Ltd	\$152.00
		Repairs To Gas Deep Fryer - Splendid Park Pavilion	
7041	11/07/2022	Aqua Attack Drilling	\$35,510.20
		Drill New Bore & Decommission Old Bore - Kyara Park	
7042	11/07/2022	Aquatic Leisure Technologies	\$2,000.00
		Refund - Street & Verge Bond	
7043	11/07/2022	Aquatic Services WA Pty Ltd	\$4,604.60
		Install Chlorine Rotameter On Spa Pool - Aquamotion	
7044	11/07/2022	Archival Survival Pty Ltd	\$1,059.43
		Stationery Items - Museum	
7045	11/07/2022	Artisan Alley Pty Ltd	\$1,028.50
		Catering - NAIDOC Mayoral Flag Raising Ceremony	
7046	11/07/2022	Asignit Pty Ltd	\$4,895.00
		License Renewal Period 02.05.2022 - 01.05.2023	
7047	11/07/2022	Aslab Pty Ltd	\$935.00

Number	Date	Warrant of Payments July 2022	Amount
		Basecourse Testing - Quinns Road / Marmion Avenue Intersection	
7048	11/07/2022	Asset Management Engineers Pty Ltd	\$2,543.20
		Plant Inspections & Reports	
7049	11/07/2022	Ausfleet Software	\$15,029.30
		V8 Annual Subscription 01.07.2022 - 30.06.2023	
7050	11/07/2022	Aussie Natural Spring Water	\$67.50
		Water Supplies - YTRAC	
7051	11/07/2022	Austraffic WA	\$10,833.90
		Road Lighting Surveys	
7052	11/07/2022	Australasian Performing Right Association	\$1,027.88
		Licence Fees - Kingsway	
7053	11/07/2022	Australia Post	\$958.33
		Billpay Transaction Fees	
7054	11/07/2022	Australian Airconditioning Services Pty Ltd	\$59,698.23
		Airconditioning Maintenance For The City	
7055	11/07/2022	Australian Institute of Management Human Resource Development Centre Incorporated	\$749.00
		Training - Project - Create, Resource & Track Projects - 1 Attendee	
7056	11/07/2022	Australian Manufacturing Workers Union	\$29.20
		Payroll Deductions	
7057	11/07/2022	Australian Property Consultants	\$1,100.00
		Market Rent Assessment - Kingsway Stadium Kiosk	
7058	11/07/2022	Australian Services Union	\$414.40
		Payroll Deductions	
7059	11/07/2022	Australian Taxation Office	\$572,984.00
		Payroll Deductions	
7060	11/07/2022	AV Truck Service Pty Ltd	\$1,023.69
		Vehicle Spare Parts	
7061	11/07/2022	Avantgarde Technologies Pty Ltd	\$25,080.00
		Office 365 Exchange Online Migration	
7062	11/07/2022	Badminton WA	\$4,950.00
		Community Funding - Support Delivery Of Para Badminton At Kingsway Stadium	
7063	11/07/2022	Ball & Doggett Pty Ltd	\$498.34
		Paper Supplies	
7064	11/07/2022	Banksia Grove Development Nominees PL	\$847,516.22
		Reimbursement - Prefunding Works - Grandis Park	
7065	11/07/2022	BCA Consultants (WA) Pty Ltd	\$18,612.00
		Mechanical Services Condition Report - Aquamotion	
7066	11/07/2022	BE Projects (WA) Pty Ltd	\$66,447.96
		Claim 15 - Dalvik Park Sports Amenities Building	

Number	Date	Warrant of Payments July 2022	Amount
7067	11/07/2022	Better Pets and Gardens Wangara	\$661.72
		Animal Care Centre Supplies	
7068	11/07/2022	BGC Concrete	\$2,366.98
		Concrete Mix - Various Locations	
7069	11/07/2022	Blackwell & Associates Pty Ltd	\$220.00
		Meeting Attendance - Design Review Panel	
7070	11/07/2022	Bladon WA Pty Ltd	\$4,056.64
		Uniform Issues	
7071	11/07/2022	Blueprint Homes (WA) Pty Ltd	\$5,274.97
		Refund - Street & Verge Bonds	
7072	11/07/2022	BOC Limited	\$63.75
		Nitrogen & Oxygen Cylinders	
7073	11/07/2022	Bollig Design Group Ltd	\$36,652.00
		Architectural Services - Halesworth Park Sport Amenities Building	
7074	11/07/2022	Boral Construction Materials Group Ltd	\$1,327.54
		Concrete Mix - Various Locations	
7075	11/07/2022	Boss Bollards	\$1,046.65
		New Bollards - Dog Beach - Quinns Rocks	
7076	11/07/2022	Boss Bollards	\$1,127.50
		Install Bollards - Neville Park Scenic Drive	
7077	11/07/2022	BPA Consultants Pty Ltd	\$550.00
		Progress Claim 2 - Dennis Cooley Pavilion Upgrade - Site Attendance & Recording Of Data	
7078	11/07/2022	Bridge42	\$3,960.00
		Professional Services - Funding Models For AARC	
7079	11/07/2022	Bridgestone Australia Limited	\$1,351.90
		Tyre Fitting Services	
7080	11/07/2022	Bridgestone Australia Limited	\$18,641.32
		Tyre Fitting Services	
7081	11/07/2022	Bring Couriers	\$1,078.18
		Courier Services	
7082	11/07/2022	Brownes Foods Operations Pty Limited	\$898.62
		Milk Deliveries	
7083	11/07/2022	Burdens Australia Pty Ltd	\$687.50
		Relocation Of Existing Bench - Yanchep Surf Life Saving Club	
7084	11/07/2022	Car Care Motor Company Pty Ltd	\$3,337.73
		Vehicle Repairs / Services	
7085	11/07/2022	Carramar Resources Industries	\$17,325.78
		Disposal Of Rubble	
7086	11/07/2022	Carrisa Pty Ltd Trading As Domination Homes	\$2,000.00
		Refund - Street & Verge Bond	
7087	11/07/2022	Castledine Gregory	\$24,858.97

Number	Date	Warrant of Payments July 2022	Amount
		Legal Fees For The City	
7088	11/07/2022	Rates Refund	\$1,985.05
7089	11/07/2022	Cathara Consulting Pty Ltd	\$4,971.73
		Casual Labour	
7090	11/07/2022	Cathara Consulting Pty Ltd	\$9,607.13
		Casual Labour	
7091	11/07/2022	CDM Australia Pty Ltd	\$18,245.70
		Professional Services - Level 2 Support Technician	
		System Administrator To Assist With General Duties	
7092	11/07/2022	CFMEU	\$424.00
		Payroll Deductions	
7093	11/07/2022	Cherry's Catering	\$2,794.35
		Catering - Council Dinner - 28.06.2022	
		Catering - Working Dinner - 27.06.2022	
7094	11/07/2022	Child Support Agency	\$1,322.15
		Payroll Deductions	
7095	11/07/2022	Chivas Enterprised Pty Ltd t/as Mayday Earthmoving	\$8,413.63
		Heavy Equipment Hire	
7096	11/07/2022	City of Karratha	\$7,110.98
		Recoup Of LSL Liability & Interest -Toyah McCarthy	
7097	11/07/2022	City of Wanneroo	\$5,375.99
		Payroll Deductions	
		Deductions From Monthly Allowances	
7098	11/07/2022	City of Wanneroo	\$536.00
		Payroll Deductions	
7099	11/07/2022	Civica Pty Ltd	\$6,256.80
		Spyduscollections Per Signed Amendment # 2	
7100	11/07/2022	Claire Davenhall	\$900.00
		Creative Art Workshops - Anne Frank Exhibition	
7101	11/07/2022	Coates Hire Operations Pty Ltd	\$2,478.77
		Equipment Hire - Various Locations	
7102	11/07/2022	Coca Cola Amatil Pty Ltd	\$1,013.19
		Beverages - Kingsway Stadium	
7103	11/07/2022	Commissioner of Police	\$66.80
		Volunteer Police Checks	
7104	11/07/2022	Construction Information Systems Limited	\$1,518.00
		Aus-Spec Maintenance	
7105	11/07/2022	Contra-Flow Pty Ltd	\$17,189.76
		Traffic Management Services	
7106	11/07/2022	Corsign (WA) Pty Ltd	\$1,072.50
		10 Corflute Signs - Rehabilitation Site & 15 Corflute Signs - Watch For Pedestrians	

Number	Date	Warrant of Payments July 2022	Amount
7107	11/07/2022	Corsign (WA) Pty Ltd	\$6,822.80
		7 Corflute Signs - Dog Park Closure	
		3 Signs - Dogs Must Be Under Effective Control In This Area	
		Signs - Dogs On Lead - Gumblossom Park	
		Street Name Plates	
7108	11/07/2022	Cossill & Webley Consulting Engineers	\$6,725.40
		Consulting Engineering Services - Flynn Drive Duplication	
7109	11/07/2022	Cr Brett Treby	\$4,447.89
		Monthly Allowance	
7110	11/07/2022	Cr Christopher Baker	\$2,603.67
		Monthly Allowance	
7111	11/07/2022	Cr Glynis Parker	\$2,850.45
		Monthly Allowance	
		Travel Allowance - June 2022 & Corporate Apparel Reimbursement	
7112	11/07/2022	Cr Helen Berry	\$2,603.67
		Monthly Allowance	
7113	11/07/2022	Cr Jacqueline Huntley	\$2,378.67
		Monthly Allowance	
7114	11/07/2022	Cr James Rowe	\$2,603.67
		Monthly Allowance	
7115	11/07/2022	Cr Jordan Wright	\$2,603.67
		Monthly Allowance	
7116	11/07/2022	Cr Linda Aitken	\$2,603.67
		Monthly Allowance	
7117	11/07/2022	Cr Natalie Herridge	\$2,603.67
		Monthly Allowance	
7118	11/07/2022	Cr Natalie Sangalli	\$2,603.67
		Monthly Allowance	
7119	11/07/2022	Cr Paul Miles	\$4,668.53
		Monthly Allowance	
		Travel Allowance - November & December 2021 And January, March, April 2022	
7120	11/07/2022	Cr Sonet Coetzee	\$2,603.67
		Monthly Allowance	
7121	11/07/2022	Craneswest (WA) Pty Ltd	\$45,513.97
		Bulk Verge Collection - May - March 2022	
		Removal Of Green Waste - Wangara Recycling Centre	
7122	11/07/2022	Craneswest (WA) Pty Ltd	\$643.01
		Green Waste - February - April 2022	
7123	11/07/2022	Critical Fire Protection & Training Pty Ltd	\$158.62
		Call Out - Alarm Activation - Clarkson Library	
7124	11/07/2022	Critical Fire Protection & Training Pty Ltd	\$34,142.31

Number	Date	Warrant of Payments July 2022	Amount
		Fire Detection / Protection Equipment Works	
7125	11/07/2022	CS Legal	\$1,727.00
		Court Fees - Rating Services	
7126	11/07/2022	CS Legal	\$23,468.66
		Court Fees - Rating Services	
7127	11/07/2022	D&E Parker t/as Lawn Doctor	\$28,249.76
		Turfing Works - Various Locations	
7128	11/07/2022	Dale Alcock Homes Pty Ltd	\$4,481.45
		Refund - Street & Verge Bonds	
7129	11/07/2022	Data #3 Limited	\$44,771.07
		Software Licences	
7130	11/07/2022	Dave Lanfear Consulting	\$5,808.00
		Variation To Contract - Rework And Update Asset Database	
7131	11/07/2022	Rates Refund	\$2,875.67
7132	11/07/2022	Denise Jose Cockill	\$270.00
		Workshop - Tech Help	
7133	11/07/2022	Department of Fire & Emergency Services	\$5,348.00
		4 False Fire Alarm Attendances	
7134	11/07/2022	Department of the Premier and Cabinet	\$140.40
		Basis Of Rates	
7135	11/07/2022	Direct Communications	\$612.92
		Transfer Two Way Radio & Dash Cam	
7136	11/07/2022	Domus Nursery	\$8,959.52
		Supply Plants	
7137	11/07/2022	Double G (WA) Pty Ltd	\$14,128.93
		Final Claim - Dalvik Park Irrigation Installation	
		Upgrade Traffic Treatment - Quinn's Village Shopping Centre	
7138	11/07/2022	Dowsing Group Pty Ltd	\$34,867.16
		Concrete Works - Various Locations	
7139	11/07/2022	Drainflow Services Pty Ltd	\$26,102.68
		Sweeping / Drain Cleaning Services	
7140	11/07/2022	Drainflow Services Pty Ltd	\$56,192.45
		Sweeping / Drain Cleaning Services	
7141	11/07/2022	Driver Risk Management Pty Ltd	\$12,870.00
		Training - 4wd Driver Risk Management	
7142	11/07/2022	Drovers Vet Hospital Pty Ltd	\$946.40
		Veterinary Services	
7143	11/07/2022	DVA Fabrications	\$1,115.40
		4 Ottomans - WLCC	
7144	11/07/2022	ECO Environmental Holdings Pty Ltd	\$143.00
		YSI ProPlus WQM (4m) - Rental	
7145	11/07/2022	Eco Landworks Pty Ltd	\$3,300.00
		Firebreak Installation - Mindarie & Peridot Parks	

Number	Date	Warrant of Payments July 2022	Amount
7146	11/07/2022	Ecoscape Australia Pty Ltd	\$1,122.00
		Current Rates - POS Landscape Works	
7147	11/07/2022	Ecospill Pty Ltd	\$1,196.42
		Service & Testing Of Eye Shower	
7148	11/07/2022	Edith Cowan University	\$19,754.11
		Research Project - Investigating The Impact Of An Increasingly Urbanised Catchment On The Yellagonga Wetlands	
		Research Project - Smart Cities Water Quality Autosampler Program	
7149	11/07/2022	Element Advisory Pty Ltd	\$22,858.00
		Local Heritage Survey Review	
7150	11/07/2022	Elliotts Irrigation Pty Ltd	\$1,837.00
		Reticulation Works - Various Locations	
7151	11/07/2022	ELM Estate Landscape Maintenance	\$21,168.55
		Landscape Maintenance Services	
7152	11/07/2022	Emerge Associates	\$10,257.50
		Provision Of Masterplan - Addison Park	
7153	11/07/2022	Enviro Pipes Pty Ltd	\$1,950.43
		Supply Drainage Pipes	
7154	11/07/2022	Environmental Health Australia (Western Australia) Incorporated	\$1,100.00
		Foodsafe Annual Subscription	
7155	11/07/2022	Ergolink	\$138.50
		Evoluent Compact Corded Keyboard	
7156	11/07/2022	Esri Australia	\$1,760.00
		Migration From ARCMAP To ARCGIS Pro	
7157	11/07/2022	First Homebuilders Pty Ltd	\$2,547.23
		Refund - Street & Verge Bond	
		Refund - Building Application - Approval Not Determined Within Statutory Time Frame	
7158	11/07/2022	Fleet Network	\$2,559.17
		Payroll Deductions	
7159	11/07/2022	Flex Fitness Equipment	\$644.47
		Gym Equipment	
7160	11/07/2022	Focus Consulting WA Pty Ltd	\$5,588.00
		Electrical Consultancy Services - Warradale, Sheffield & Kingsbridge Park	
		Electrical Consulting Services - Oldham Park Mens Shed	
7161	11/07/2022	Foxfish Pty Ltd t/as Binley Fencing	\$104.39
		Temporary Fencing - Kingsway Sporting Complex	
7162	11/07/2022	Freestyle Now	\$1,925.00
		5 Skatepark Coaching Sessions	
7163	11/07/2022	Frontline Fire & Rescue Equipment	\$6,966.15

Number	Date	Warrant of Payments July 2022	Amount
		Vehicle Parts / Repairs	
7164	11/07/2022	Fusion Applications Pty Ltd	\$44,653.13
		Oracle Specialist Services	
7165	11/07/2022	Gastech Australia	\$220.00
		Service & Calibrate Gas Detector	
7166	11/07/2022	GC Sales (WA)	\$385.00
		MGB Tri-Keys - Waste	
7167	11/07/2022	Gen Connect Pty Ltd	\$189.75
		Generator Service - Clarkson Bushfire Brigade	
7168	11/07/2022	Geoff's Tree Service Pty Ltd	\$67,476.88
		Pruning Works For The City	
7169	11/07/2022	Geoff's Tree Service Pty Ltd	\$9,356.60
		Pruning Works For The City	
7170	11/07/2022	GJ Woodard	\$487.10
		Keyholder Payments	
7171	11/07/2022	Global Drone Solutions	\$7,995.00
		6 Remote Pilot Licence & Aviation Radio Operators Certificates	
7172	11/07/2022	Global Marine Enclosures Pty Ltd	\$6,979.29
		Maintenance - Quinns Beach Swimming Enclosure	
7173	11/07/2022	GPC Asia Pacific Pty Ltd	\$47.85
		Vehicle Spare Parts	
7174	11/07/2022	Grasstrees Australia	\$979.00
		Installation Maintenance - 12 Grasstrees - Golfview Park	
		Installation Maintenance - Hardcastle Park	
7175	11/07/2022	Greens Hiab Service	\$1,320.00
		AFL Goal Installation - Oldham Park	
		Move Limestone Boulders - Hopbush Lane	
7176	11/07/2022	Greenway Turf Solutions Pty Ltd	\$21,120.00
		Turfing Works - Various Locations	
7177	11/07/2022	Guardian Doors	\$3,889.48
		Service Doors - Various Locations	
7178	11/07/2022	Halpd Pty Ltd Trading As Affordable Living Homes	\$10,000.00
		Refund - Street & Verge Bonds	
7179	11/07/2022	Halpd Pty Ltd Trading As Affordable Living Homes	\$2,000.00
		Refund - Street & Verge Bond	
7180	11/07/2022	Hatch Pty Ltd	\$15,895.00
		Professional Services - East Wanneroo 17.06.2022	
7181	11/07/2022	Haylee Klup	\$127.35
		Hire Fee Refund	
7182	11/07/2022	Hays Personnel Services	\$3,682.43

Number	Date	Warrant of Payments July 2022	Amount
		Casual Labour	
7183	11/07/2022	HBF Health Limited	\$716.01
		Payroll Deductions	
7184	11/07/2022	Headset ERA	\$5,758.50
		12 Headsets	
7185	11/07/2022	Hendry Group Pty Ltd	\$17,005.12
		Evacuation Plan Audit - Various Buildings	
7186	11/07/2022	Hickey Constructions Pty Ltd	\$2,728.00
		Capping Repair - Castledene And Nankeen Park	
		Lakes Ramp For Ducklings - Kingsway	
7187	11/07/2022	Hitachi Construction Machinery Pty Ltd	\$989.58
		Vehicle Spare Parts	
7188	11/07/2022	Hodge Collard Preston Unit Trust	\$26,919.20
		Consultancy Services - Heath Park Sports Amenities Building	
7189	11/07/2022	Home Group WA Pty Ltd	\$20,000.00
		Refund - Street & Verge Bonds	
7190	11/07/2022	Homebuyers Centre	\$10,000.00
		Refund - Street & Verge Bonds	
7191	11/07/2022	Homebuyers Centre	\$7,138.02
		Refund - Street & Verge Bonds	
7192	11/07/2022	Hose Right	\$2,426.28
		Vehicle Spare Parts	
7193	11/07/2022	Houspect WA	\$1,300.00
		Building Inspection - Wanneroo District Netball Building	
7194	11/07/2022	Hydroquip Pumps	\$125,477.00
		Service Irrigation Pumps - Various Locations	
7195	11/07/2022	Iconic Property Services Pty Ltd	\$156,486.15
		Cleaning Services For The City	
7196	11/07/2022	Ideal Homes Pty Ltd	\$4,000.00
		Refund - Street & Verge Bonds	
7197	11/07/2022	Ideal Homes Pty Ltd	\$2,000.00
		Refund - Street & Verge Bond	
7198	11/07/2022	Imagesource Digital Solutions	\$10,142.00
		Install City Of Wanneroo Vehicle Decals	
		Corflute Lecturn Sign	
		Reskin 2 Pull Up Banners	
		Signage & Mesh For Fencing - Wangara Green Waste Facility	
7199	11/07/2022	Impact Training Corporation	\$2,880.00
		Sales Training - Aquamotion	
7200	11/07/2022	Indoor Gardens Pty Ltd	\$297.00
		Plant Hire - Civic Centre	
7201	11/07/2022	Integrity Industrial Pty Ltd	\$19,540.92
		Casual Labour	

Number	Date	Warrant of Payments July 2022	Amount
7202	11/07/2022	Integrity Staffing	\$2,091.82
		Casual Labour	
7203	11/07/2022	Integrity Staffing	\$41,121.15
		Casual Labour	
7204	11/07/2022	Integrity Staffing	\$3,381.29
		Casual Labour	
7205	11/07/2022	Interfire Agencies Pty Ltd	\$10,359.54
		PPE Issues - Fire Services	
7206	11/07/2022	J Blackwood & Son Ltd	\$6,376.34
		Tool / PPE Supplies	
7207	11/07/2022	J Blackwood & Son Ltd	\$317.29
		Tool / PPE Supplies	
7208	11/07/2022	Jackson McDonald	\$683.65
		Legal Fees For The City	
7209	11/07/2022	Jackson McDonald	\$4,363.70
		Legal Fees For The City	
7210	11/07/2022	James Bennett Pty Ltd	\$2,343.80
		Library Book Stock	
7211	11/07/2022	Jamie McDonald	\$50.00
		Dog Registration Refund - Already Registered	
7212	11/07/2022	Jason Kim Gravenall	\$360.00
		Vehicle Crossing Subsidy	
7213	11/07/2022	Jason Sign Makers	\$900.16
		Supply & Install Pod Decals	
7214	11/07/2022	Jobfit Health Group Pty Ltd	\$1,168.20
		Medical Fees For The City	
7215	11/07/2022	Kalyx Australia Pty Ltd	\$2,167.00
		Final Assessment & Report - Ashley Road Herbicide Trial	
7216	11/07/2022	Katrina Bott	\$3,275.00
		Collections Management Activities On Museum Collection	
7217	11/07/2022	Kerb Direct Kerbing	\$22,646.80
		Kerbing Works / Traffic Control Services	
7218	11/07/2022	Kinetic IT Pty Ltd	\$38,769.10
		Network Penetration Test, Vulnerability Management & Security Consultancy	
7219	11/07/2022	Kleenheat Gas Pty Ltd	\$8,537.39
		Gas Supplies	
7220	11/07/2022	Kleenheat Gas Pty Ltd	\$37.20
		Gas Supplies	
7221	11/07/2022	Kleenheat Gas Pty Ltd	\$31.30
		Gas Supplies	
7222	11/07/2022	Kleenheat Gas Pty Ltd	\$1,455.30
		Gas Supplies	

Number	Date	Warrant of Payments July 2022	Amount
7223	11/07/2022	Kleenheat Gas Pty Ltd	\$66.60
		Gas Supplies	
7224	11/07/2022	Kleenheat Gas Pty Ltd	\$80.35
		Gas Supplies	
7225	11/07/2022	Kleenheat Gas Pty Ltd	\$33.65
		Gas Supplies	
7226	11/07/2022	Kleenheat Gas Pty Ltd	\$1.80
		Gas Supplies	
7227	11/07/2022	Kleenheat Gas Pty Ltd	\$77.25
		Gas Supplies	
7228	11/07/2022	Kleenheat Gas Pty Ltd	\$12.40
		Gas Supplies	
7229	11/07/2022	Kleenheat Gas Pty Ltd	\$7.10
		Gas Supplies	
7230	11/07/2022	Kleenheat Gas Pty Ltd	\$17.10
		Gas Supplies	
7231	11/07/2022	Kleenheat Gas Pty Ltd	\$12.40
		Gas Supplies	
7232	11/07/2022	Kleenit	\$2,192.20
		Graffiti Removal For The City	
7233	11/07/2022	Komatsu Australia Pty Ltd	\$240.39
		Vehicle Spare Parts	
7234	11/07/2022	Konecranes Pty Ltd	\$1,868.86
		Crane Services - Workshop	
7235	11/07/2022	Rates Refund	\$1,268.40
7236	11/07/2022	Kyocera Document Solutions	\$3,753.18
		Copier Charges For The City	
7237	11/07/2022	La Vida Australia Pty Ltd	\$3,051.57
		Refund - Building Application - Cancelled	
		Refund - Street & Verge Bond	
7238	11/07/2022	Landcare Weed Control	\$65,114.69
		Landscape Maintenance Services	
7239	11/07/2022	Landscape Elements	\$37,444.13
		Landscape Maintenance Services	
7240	11/07/2022	Landscape Elements	\$530.23
		Progress Claim 18 - Salita Stage 1 Pos - June 2022	
7241	11/07/2022	Larrikin House Pty Ltd	\$315.00
		Story Books	
7242	11/07/2022	LD Total	\$162,654.60
		Landscape Maintenance Services	
7243	11/07/2022	Leamac Picture Framing	\$725.00
		5 Frames For A3 Artwork	
7244	11/07/2022	Leda Electronics Pty Ltd	\$935.00
		Thermal Camera	

Number	Date	Warrant of Payments July 2022	Amount
7245	11/07/2022	Lee Syminton	\$27,980.43
		Architectural Consultancy - Dalvik Park Sports Amenities Building	
7246	11/07/2022	LGRCEU	\$1,683.00
		Payroll Deductions	
7247	11/07/2022	Lightforce Assets Pty Ltd	\$3,767.50
		Repair Guardrail - Mirrabooka / Southmead Boulevard	
7248	11/07/2022	Lindsey Williams	\$2,000.00
		Refund - Street & Verge Bond	
7249	11/07/2022	Local Government Professionals Australia WA	\$2,595.00
		Registration - Ignite Leadership Program - 1 Attendee	
7250	11/07/2022	Logo Appointments	\$3,173.94
		Casual Labour	
7251	11/07/2022	Luxury Living WA Pty Ltd Trading As Status Residential	\$4,000.00
		Refund - Street & Verge Bond	
7252	11/07/2022	Maar Koodjal Aboriginal Corporation	\$2,500.00
		Welcome To Country - Australia Day Ceremony	
7253	11/07/2022	Main Roads WA	\$15,989.92
		Final Invoice - Quinns Road - Marmion Avenue - Tapping Way	
7254	11/07/2022	Major Motors	\$957.11
		Vehicle Spare Parts	
7255	11/07/2022	Major Motors	\$1,510.14
		Vehicle Spare Parts / Repairs	
7256	11/07/2022	Mandalay Technologies Pty Ltd	\$14,798.08
		Subscription Renewal - 01.07.2022 - 30.06.2023	
7257	11/07/2022	Manheim Pty Ltd	\$132.00
		Vehicle Impoundment - Futile Collection	
7258	11/07/2022	Manheim Pty Ltd	\$409.57
		Movement Of Impounded Vehicle	
7259	11/07/2022	Mapien	\$1,320.00
		Training - Managing Conflict With Unions And Right Of Entry	
7260	11/07/2022	Margaret D'Amico	\$30.00
		Dog Registration Refund - Sterilisation	
7261	11/07/2022	Mario Casella Builders Pty Ltd	\$2,000.00
		Refund - Street & Verge Bond	
7262	11/07/2022	Marketforce Pty Ltd	\$7,890.43
		Advertising Services	
7263	11/07/2022	Materon Investments WA Pty Ltd	\$14,100.00
		Refund - Street & Verge Bonds	
7264	11/07/2022	Matrix Traffic and Transport Data Pty Ltd	\$1,100.00
		Traffic Counts - Alexander Drive	

Number	Date	Warrant of Payments July 2022	Amount
7265	11/07/2022	Matthew Spurling	\$2,000.00
		Refund - Street & Verge Bond	
7266	11/07/2022	Maxxia Pty Ltd	\$7,839.58
		Payroll Deductions	
7267	11/07/2022	McLeods	\$8,692.09
		Legal Fees For The City	
7268	11/07/2022	Melissa Lancaster	\$56.60
		Hire Fee Refund	
7269	11/07/2022	Mercer Consulting (Australia) Pty Ltd	\$3,960.00
		2000 Mercer Job Evaluation Workshop	
7270	11/07/2022	Michael Page International (Australia) Pty Ltd	\$1,743.31
		Casual Labour	
7271	11/07/2022	Midalia Steel Pty Ltd	\$155.43
		Steel Supplies	
7272	11/07/2022	Midwest Tape	\$10,000.00
		Advance Digital Payment	
7273	11/07/2022	Mindarie Regional Council	\$358,635.48
		Refuse Disposal Services	
7274	11/07/2022	Mini-Tankers Australia Pty Ltd	\$4,621.48
		Fuel - June 2022 - Fleet Assets	
7275	11/07/2022	Moore Australia (WA) Pty Ltd As Agent	\$3,168.00
		Training - 2022 Financial Reporting Workshop - 2 Attendees	
7276	11/07/2022	Mr Benjamin Reed	\$2,000.00
		Refund - Street & Verge Bond	
7277	11/07/2022	Mr David Partridge	\$1,000.00
		Refund - Street & Verge Bond	
7278	11/07/2022	Mr Hany Gerges	\$1,000.00
		Refund - Street & Verge Bond	
7279	11/07/2022	Mr Lucas Harrington	\$2,000.00
		Refund - Street & Verge Bond	
7280	11/07/2022	Mr Naresh Patel	\$300.00
		Refund - Street & Verge Bond	
7281	11/07/2022	Mr Robert Allison	\$2,000.00
		Refund - Street & Verge Bond	
7282	11/07/2022	Mr Stuart Allan	\$2,000.00
		Refund - Street & Verge Bond	
7283	11/07/2022	Mrs Janice Monck	\$2,000.00
		Refund - Street & Verge Bond	
7284	11/07/2022	Rates Refund	\$862.84
7285	11/07/2022	Mrs Olwyn Townsend	\$1,000.00
		Refund - Street & Verge Bond	
7286	11/07/2022	Rates Refund	\$4,892.01
7287	11/07/2022	Ms Toral K Vaghela	\$1,000.00
		Refund - Street & Verge Bond	

Number	Date	Warrant of Payments July 2022	Amount
7288	11/07/2022	Murdoch University	\$7,630.70
		Fish Supply - Park Lakes	
7289	11/07/2022	My Homes WA Pty Ltd	\$1,414.03
		Refund - Street & Verge Bond	
7290	11/07/2022	Natural Area Holdings Pty Ltd	\$72,903.85
		Landscape Maintenance Services - Conservation Offset Sites	
7291	11/07/2022	Natural Area Holdings Pty Ltd	\$30,228.60
		Landscape Maintenance Services - Conservation Offset Sites	
7292	11/07/2022	Ngulla Koort Indigenous Corporation	\$8,500.00
		Flagship Funding - Outer Naidoc Event	
7293	11/07/2022	Noma Pty Ltd	\$990.00
		Design Review Panel Meeting	
7294	11/07/2022	Nummus Pty Ltd	\$5,500.00
		Enterprise Funding Program - Business Grant	
7295	11/07/2022	Nutrien Ag Solutions Limited	\$4,788.25
		Herbicides & Nylon Woolpack Bags - Parks Maintenance	
7296	11/07/2022	O'Brien Harrop Access	\$1,980.00
		Disability Access Consultancy Services - Clarkson Youth Centre	
7297	11/07/2022	Octagon Lifts Pty Ltd	\$1,635.29
		Life Service - Wanneroo Civic Centre	
7298	11/07/2022	Officeworks Superstores Pty Ltd	\$393.12
		Materials For Art Gallery	
7299	11/07/2022	On Tap Plumbing & Gas Pty Ltd	\$12,620.03
		Plumbing Maintenance For The City	
7300	11/07/2022	Oracle Customer Management Solutions Pty Ltd	\$5,256.72
		After Hours Call Service - March 2022	
7301	11/07/2022	Paperbark Technologies Pty Ltd	\$36,432.90
		Aboricultural Advice - Inspection - Street Tree Data Collection	
7302	11/07/2022	Parker Black & Forrest	\$2,304.51
		Locking Services For The City	
7303	11/07/2022	Parks & Leisure Australia	\$2,750.00
		Medium Corporate Membership - 01.07.2022 - 30.06.2023	
7304	11/07/2022	Parks & Leisure Australia	\$176.00
		Registration - WA Playspace Technical Tour 12.11.2021 - 1 Attendee	
7305	11/07/2022	Paywise Pty Ltd	\$1,271.83
		Payroll Deductions	
7306	11/07/2022	Penske Power Systems Pty Ltd	\$2,145.00
		Vehicle Spare Parts	
7307	11/07/2022	Perth Heavy Tow	\$1,182.50

Number	Date	Warrant of Payments July 2022	Amount
		Towing Services	
7308	11/07/2022	Perth Office Equipment Repairs	\$119.90
		Drill Bit For Hole Punch	
7309	11/07/2022	Perth Patio Magic Pty Ltd	\$1,200.00
		Refund - Street & Verge Bonds	
7310	11/07/2022	Perth Patio Magic Pty Ltd	\$1,000.00
		Refund - Street & Verge Bond	
7311	11/07/2022	Planning Institute of Australia Limited	\$540.00
		Registration - Introduction To Heritage Management 29.06.2022 - 2 Attendees	
7312	11/07/2022	Plantrite	\$3,849.86
		Plants Supply	
7313	11/07/2022	Powerhouse Batteries Pty Ltd	\$2,941.01
		Vehicle Batteries	
7314	11/07/2022	Prestige Alarms	\$258,049.05
		Alarm / CCTV Services	
7315	11/07/2022	Print Integrity	\$6,537.00
		Waste Education Promotional Products - 500 Stainless Steel Drink Bottles & 1000 Printed Cutlery Sets	
7316	11/07/2022	Priority 1 Fire & Safety Pty Ltd	\$1,100.00
		Breathing Apparatus Refresh Training	
7317	11/07/2022	Pritchard Francis Consulting Pty Ltd	\$550.00
		For Professional Services Rendered Through: May 2022	
7318	11/07/2022	Pro Crack Seal	\$1,980.00
		Repairs - Bresnahan Place	
7319	11/07/2022	Prodesign Lighting Pty Ltd	\$587.39
		Display Case Lighting	
7320	11/07/2022	Promotions Only	\$1,282.60
		Waste Education Recycle Pencil Box Sets	
7321	11/07/2022	Publik Group	\$2,750.00
		Progress Invoice - Supply Only Of 4 Brolgas With CoW Kangaroo Paw Engraved Signature Panel And Colourlok Interpretive Graphic Panel	
7322	11/07/2022	Pure Homes Pty Ltd Trading As B1 Homes	\$8,000.00
		Refund - Street & Verge Bonds	
7323	11/07/2022	Quinns Rock Bush Fire Brigade	\$3,513.00
		Reimbursement - Operational Costs	
7324	11/07/2022	Quinns Rock Bush Fire Brigade	\$1,367.09
		Reimbursement - Operational Costs	
7325	11/07/2022	Quremed Pty Ltd	\$270.26
		Service & Repair Emergency Oxygen Equipment	
7326	11/07/2022	RAC Motoring & Services Pty Ltd	\$198.00
		Callout - Flat Battery - WN 34309	

Number	Date	Warrant of Payments July 2022	Amount
7327	11/07/2022	Redink Homes Pty Ltd	\$163.24
		Refund - Street & Verge Bond	
7328	11/07/2022	Reinol WA	\$869.00
		20 Hand Cleaner Dispenser Cartridges	
7329	11/07/2022	Reliable Fencing WA Pty Ltd	\$55,906.17
		Fencing Works - Various Locations	
7330	11/07/2022	Reliansys Pty Ltd	\$13,020.00
		Annual Software Access Fees 01.07.2022 - 30.06.2023	
7331	11/07/2022	REM Consulting	\$18,113.91
		Casual Labour	
7332	11/07/2022	Rhonda Hardy	\$2,000.00
		Refund - Street & Verge Bond	
7333	11/07/2022	RIKLAN Emergency Management Services	\$4,431.00
		Training - Monitor and Operate Liquefied Chlorine Gas Disinfection Processes 10 Participants & Operate Breathing Apparatus - 7 Enrolments	
7334	11/07/2022	Roads 2000	\$557,234.05
		Asphalt Works & Traffic Management - Various Locations	
7335	11/07/2022	Robert Walters Pty Ltd	\$7,243.20
		Casual Labour	
7336	11/07/2022	Rubek Automatic Doors	\$1,379.95
		Service Doors - Wanneroo Community Centre, WLCC & Clarkson Library	
7337	11/07/2022	RW Quantity Surveyors	\$3,740.00
		Quantity Surveying - Clarkson Youth Centre	
		Quantity Surveying - Wanneroo Aquamotion Family Change Room	
7338	11/07/2022	Safety Tactile Pave	\$6,820.00
		Install Handrails - Connolly Drive / John McCormack Drive	
7339	11/07/2022	Safety World	\$1,156.66
		PPE Issues	
7340	11/07/2022	Salman Safi	\$339.60
		Hire Fee Refund	
7341	11/07/2022	Sanjay Maharaul	\$2,000.00
		Refund - Street & Verge Bond	
7342	11/07/2022	Scott Paterson	\$2,000.00
		Refund - Street & Verge Bond	
7343	11/07/2022	Scott Print	\$1,716.00
		Printing - Business Cards	
		Printing - Flyers - 6 Weeks Free - Aquamotion	
7344	11/07/2022	Seabreeze Landscape Supplies	\$31.00
		Brickies Sand	

Number	Date	Warrant of Payments July 2022	Amount
7345	11/07/2022	Sealanes	\$2,232.69
		Catering Supplies	
7346	11/07/2022	Select Homes (WA) Pty Ltd	\$2,000.00
		Refund - Street & Verge Bond	
7347	11/07/2022	Sharmini Fraser Designs	\$200.00
		Communication & Website Updates	
7348	11/07/2022	Shred-X	\$651.88
		Shredding Services For The City	
7349	11/07/2022	Sifting Sands	\$7,481.35
		Monthly Sand Sifting	
7350	11/07/2022	Sigma Chemicals	\$83.16
		Pool Chemicals	
7351	11/07/2022	Simsai Construction Group Pty Ltd	\$4,000.00
		Refund - Street & Verge Bonds	
7352	11/07/2022	Site Environmental & Remediation Services Pty Ltd	\$2,750.00
		ACM Pipe Removal - Nicholas Avenue	
7353	11/07/2022	Site Sentry Pty Ltd	\$2,318.80
		Hire Of Security Cameras	
7354	11/07/2022	Siteimprove Australia Pty Ltd	\$6,699.00
		Subscription - City Website Checks - 01.09.2022 - 31.08.2023	
7355	11/07/2022	SJ McKee Maintenance Pty Ltd	\$2,569.00
		Repair Works - Various Locations - Waste	
7356	11/07/2022	Skyline Landscape Services (WA)	\$24,602.45
		Landscape Maintenance Services	
7357	11/07/2022	Skyline Landscape Services (WA)	\$44,063.39
		Landscape Maintenance Services	
7358	11/07/2022	Smartbuilt Perth Pty Ltd	\$2,821.50
		Pest Control Services	
7359	11/07/2022	Smartbuilt Perth Pty Ltd	\$2,643.93
		Pest Control Services	
7360	11/07/2022	Smartsalary	\$4,831.22
		Payroll Deductions	
7361	11/07/2022	Softfallguys National	\$1,006.50
		Repair Softfall - Viridis Park & Barndie Park	
7362	11/07/2022	SOLO Resource Recovery	\$161,239.16
		Kerbside Bin Collection	
7363	11/07/2022	Sonic Healthplus Pty Ltd	\$82.50
		Medical Fees For The City	
7364	11/07/2022	Southern Metropolitan Regional Council	\$3,190.00
		Promotional Games And Kits	
7365	11/07/2022	Sphere Architects	\$13,571.25
		Contract Documentation - Montrose Park	
7366	11/07/2022	Spinal Life Australia Ltd	\$5,500.00

Number	Date	Warrant of Payments July 2022	Amount
		Accessible Facilities Project	
7367	11/07/2022	SPORTENG	\$14,480.40
		Consultancy Services - Review & Redesign Of Existing Netball Courts	
7368	11/07/2022	Sports Marketing Australia Pty Ltd	\$2,420.00
		Event Placement Fee - 2022 Surfing WA Bodyboard State Titles	
7369	11/07/2022	Sports Surfaces	\$4,999.50
		Synthetic Turf - Abbeville Park	
7370	11/07/2022	SSB Pty Ltd	\$18,000.00
		Refund - Street & Verge Bonds	
7371	11/07/2022	St John Ambulance Western Australia Ltd	\$10,522.28
		Training Services / First Aid Supplies	
7372	11/07/2022	Statewide Pump Services	\$7,304.00
		Attend Pump Alarm - Edgar Griffiths Park	
		Investigate Power Fault Alarm - Yanchep Surf Life Saving Club	
		Pump Services - Yanchep Beach Facility	
		Storm Water Pumps Removal - Javez Street	
		Wash Down Bay - Ashby Operation Centre	
7373	11/07/2022	Steens Gray & Kelly	\$2,838.00
		Feasibility Report - Yanchep Sports & Social Club	
		Tender Report, Contract Admin - Phil Renkin Centre	
7374	11/07/2022	Stewart & Heaton Clothing Company Pty Ltd	\$563.97
		Uniforms - Fire Services	
7375	11/07/2022	Stiles Electrical & Communication Services Pty Ltd	\$52,269.86
		Progress Claim 2 - Automatic Gates & CCTV	
		Retention Release - Batting Cage Lighting - Gumblossom Park	
		Retention Release - Ridgewood Park	
7376	11/07/2022	StrataGreen	\$836.40
		Gardening Tools	
7377	11/07/2022	Structerre Consulting Engineers	\$5,714.50
		Geotech Consultancy - Kingsway Cricket Oval	
7378	11/07/2022	Suez Recycling & Recovery Pty Ltd	\$4,767.18
		Waste Collection Services	
7379	11/07/2022	Superhighway Pty Ltd	\$750.00
		SIP Connection Charges For Database For Libraries	
7380	11/07/2022	Superior Nominees Pty Ltd	\$1,435.50
		Playground Equipment Repairs	
7381	11/07/2022	Swan Towing Services	\$462.00
		Towing Services	
7382	11/07/2022	Swan Towing Services	\$396.00

Number	Date	Warrant of Payments July 2022	Amount
		Towing Services	
7383	11/07/2022	Synergy	\$171,921.62
		Power Supplies	
7384	11/07/2022	Taiya Conversi	\$300.00
		Refund - Food Premises Application - Withdrawn	
7385	11/07/2022	Taylor Robinson Chaney Broderick	\$1,320.00
		Design Review Panel	
7386	11/07/2022	Terravac Vacuum Excavations Pty Ltd	\$1,278.75
		Location Of Services	
7387	11/07/2022	Terravac Vacuum Excavations Pty Ltd	\$17,905.15
		Location Of Services	
7388	11/07/2022	The Basketball Man	\$1,523.50
		Basketball Maintenance - Abbeville Park	
7389	11/07/2022	The Distributors Perth	\$394.90
		Confectionery - Kingsway	
7390	11/07/2022	The Hire Guys Wangara	\$220.00
		Arrow Board For Traffic Management	
7391	11/07/2022	The Honda Shop	\$1,360.00
		Vehicle Spare Parts	
7392	11/07/2022	The Royal Life Saving Society Australia	\$8,234.33
		Water Feature Maintenance - Kingsway	
7393	11/07/2022	The Trustee for BARRA CIVIL AND FENCING Trust	\$50,371.20
		Replace Drainage Sump Fencing - Two Rocks	
		Replace Fencing - Galatea Grove	
7394	11/07/2022	The Trustee for Hayto Trust	\$715.00
		Museum Photography 27.06.2022	
7395	11/07/2022	The Trustee for Hayto Trust	\$1,650.00
		Business Wanneroo Collateral Photoshoot	
7396	11/07/2022	The Trustee for Knightside Trust	\$7,694.50
		Neerabup Industrial Area Compliance	
7397	11/07/2022	The Trustee for New Dealership Trust	\$118,096.37
		New Vehicle - Ford Ranger 4X4 \$58,906.06	
		New Vehicle Purchase - Ford Ranger \$59,190.31	
7398	11/07/2022	The Trustee for Osborne Park Unit Trust	\$443.30
		Vehicle Spare Parts	
7399	11/07/2022	The Trustee for TLC Solutions Australia Unit Trust	\$4,521.00
		Workshop - Introduction To Operational Leadership - 4 & 11.05.2022	
7400	11/07/2022	Tim Eva's Nursery	\$2,668.05
		Supply & Plant Trees - Brigantine Park	
7401	11/07/2022	TJ Depiazzi & Sons	\$20,395.49
		Mulch Deliveries	
7402	11/07/2022	Toll Transport Pty Ltd	\$1,013.17

Number	Date	Warrant of Payments July 2022	Amount
		Courier Services	
7403	11/07/2022	Toolmart	\$2,387.00
		Vehicle Spare Parts	
7404	11/07/2022	Total Landscape Redevelopment Service Pty Ltd	\$5,500.00
		Supply & Install Limestone Signage - Ashley Park & Carmathen Park	
7405	11/07/2022	TQuip	\$471.70
		Vehicle Spare Parts	
7406	11/07/2022	Trailer Parts Pty Ltd	\$424.63
		Vehicle Spare Parts	
7407	11/07/2022	Tree Planting & Watering	\$1,018.88
		Watering Services For The City	
7408	11/07/2022	Triton Electrical Contractors Pty Ltd	\$8,416.43
		Irrigation Works - Various Locations	
7409	11/07/2022	Trophy Shop Australia	\$27.40
		Employee Name Badges	
7410	11/07/2022	Trophy Shop Australia	\$1,178.20
		Employee Name Badges	
7411	11/07/2022	Truck Centre WA Pty Ltd	\$1,311.89
		Tech Tool Training - June 2022	
		Vehicle Spare Parts	
7412	11/07/2022	Turf Care WA Pty Ltd	\$8,878.24
		Turfing Works - Various Locations	
7413	11/07/2022	Tutaki Unit Trust	\$1,915.60
		Hire Equipment - Houghton Park - Carramar Carnival	
7414	11/07/2022	Two Rocks Volunteer Bush Fire Brigade	\$1,935.35
		Reimbursement - Operational Costs	
7415	11/07/2022	Tyrecycle Pty Ltd	\$2,866.23
		Tyre Collection Service	
7416	11/07/2022	Ungerboeck Systems International Pty Ltd	\$151,999.10
		Annual Software & Licence Fee	
7417	11/07/2022	Ventura Home Group Pty Ltd	\$5,357.08
		Refund - Street & Verge Bonds	
7418	11/07/2022	Ventura Home Group Pty Ltd	\$2,149.14
		Refund - Street & Verge Bonds	
7419	11/07/2022	Vescon Australia Pty Ltd	\$4,819.10
		Refund - Building Application - Cancelled	
7420	11/07/2022	Viva Energy Australia Pty Ltd	\$74,820.65
		Fuel Issues For The City	
7421	11/07/2022	Volunteering WA	\$968.00
		Workshop - Inclusive Cultures For Diverse Volunteers & Evaluating Volunteer Outcomes 23.06.2022	
7422	11/07/2022	WA Garage Doors Pty Ltd	\$363.00

Number	Date	Warrant of Payments July 2022	Amount
		Repairs To Roller Door - Workshop Bay 2	
7423	11/07/2022	WA Hino Sales & Service	\$8,322.11
		Vehicle Spare Parts	
		On Road Costs - Registration Fee - WN 34698	
7424	11/07/2022	WA Hino Sales & Service	\$199,122.00
		New Vehicle Purchase - FG 1628 Long Crew Auto	
7425	11/07/2022	WA Office Express	\$605.00
		Enterprise Funding Program - Business Grant	
7426	11/07/2022	Wanneroo Electric	\$141,154.52
		Electrical Maintenance For The City	
7427	11/07/2022	Wanneroo Fire Support Brigade	\$781.01
		Reimbursement - Operational Costs	
7428	11/07/2022	Wanneroo Fire Support Brigade	\$429.00
		Reimbursement - Operational Costs	
7429	11/07/2022	Wanneroo Smash Repairs Pty Ltd	\$1,000.00
		Vehicle Insurance Excess - 1GTC613	
7430	11/07/2022	Wanneroo Smash Repairs Pty Ltd	\$1,000.00
		Insurance Excess - 1 WN	
7431	11/07/2022	Water Corporation	\$296.67
		Water Supplies For The City	
7432	11/07/2022	Water Corporation	\$32,391.29
		Water Supplies For The City	
7433	11/07/2022	West Coast Turf	\$260,685.93
		Turfing Works - Various Locations	
7434	11/07/2022	West-Sure Group Pty Ltd	\$287.32
		Cash Collection Services	
7435	11/07/2022	Western Irrigation Pty Ltd	\$5,225.00
		Irrigation Renewal - Warradale Park	
7436	11/07/2022	WEX Australia Pty Ltd	\$2,077.16
		Fuel - June - Fleet Assets	
7437	11/07/2022	Wholesale Safety Storage Australia	\$1,650.00
		2 Drum Bund With Grate - Spill Cover	
7438	11/07/2022	William Buck Consulting (WA) Pty Ltd	\$2,200.00
		Probity Advisor Services	
7439	11/07/2022	Wilson Security	\$2,344.44
		Security Services For The City	
7440	11/07/2022	Wilson Security	\$24,557.47
		Security Services For The City	
7441	11/07/2022	Wilsons Sign Solutions	\$44.00
		Brass Name Plate	
7442	11/07/2022	Work Clobber	\$177.60
		PPE Issues	
7443	11/07/2022	Workpower Incorporated	\$36,533.73
		Landscape Maintenance Services	

Number	Date	Warrant of Payments July 2022	Amount
7444	11/07/2022	Wow Group (WA) Pty Ltd	\$6,000.00
		Refund - Street & Verge Bonds	
7445	11/07/2022	WSP Australia Pty Ltd	\$14,246.91
		Microsim Traffic Modelling - Quinns Education Precinct	
7446	11/07/2022	Youth Affairs Council of WA	\$299.99
		Membership 2022 / 2023	
7447	11/07/2022	Zetta Pty Ltd	\$27,977.78
		Avaya Gateway DMZ Network Engineer	
		Managed Services - MPLS Network	
		Security Architecture Block Hours	
7448	11/07/2022	Zipform Pty Ltd	\$1,414.20
		Printing - Interim Rates Notices	
7449	11/07/2022	Zurich Australia Insurance Ltd	\$356.00
		Vehicle Excess - WN 33748	
7450	13/07/2022	A Rauch	\$14.19
		Reimbursement - Business Builders Program (Thrive) - Morning Tea	
7451	13/07/2022	Cancelled	
7452	13/07/2022	F Hartmann	\$775.00
		Reimbursement - CA Membership	
7453	13/07/2022	E van Heyningen	\$5.55
		Reimbursement - Parking Fees	
7454	13/07/2022	Ms E Syme	\$225.02
		Reimbursement - Parking Fees, Catering & Equipment For Thank You Event	
7455	13/07/2022	H Singh	\$64.90
		Reimbursement - Conference & Seminar Expenses	
7456	13/07/2022	K Donker	\$3,127.50
		Reimbursement - Study Assistance	
7457	13/07/2022	Cancelled	
7458	13/07/2022	L Ditmanas	\$522.50
		Reimbursement - Pool Operations Course	
7459	13/07/2022	M Dickson	\$30.62
		Reimbursement - Business Meeting With Hatch Roberts Day	
7460	13/07/2022	M Blackmore	\$44.62
		Reimbursement - Driver Reviver Fuel & Supplies	
7461	13/07/2022	M Berkeley-Hill	\$187.01
		Reimbursement - Ergonomic Vertical Computer Mouse	
7462	13/07/2022	N Bertone	\$30.29
		Reimbursement - Parking Fees	
7463	13/07/2022	Cancelled	
7464	13/07/2022	R Bowman	\$149.00

Number	Date	Warrant of Payments July 2022	Amount
		Reimbursement - Mechanical Gaming Keyboard	
7465	13/07/2022	R Matulin	\$522.50
		Reimbursement - Pool Operations For Group 1 Pools	
7466	13/07/2022	D Calver	\$91.20
		Reimbursement - Materials For Cleaning Vehicles	
7467	13/07/2022	T Wijesiri	\$745.00
		Reimbursement - CPA Membership Fee	
7478	18/07/2022	Cancelled	
7479	18/07/2022	ABN Residential WA Pty Ltd	\$2,000.00
		Refund - Street & Verge Bond	
7480	18/07/2022	Accenture Australia Pty Ltd	\$101,362.66
		Milestone 18 - FMIS Project	
		Oracle Additional Test Environment For Oracle Fusion Cloud Service	
		Oracle Hospitality Symphony Standard Cloud Service	
7481	18/07/2022	Access Without Barriers Pty Ltd	\$10,716.75
		Exhaust Ventilation Works - Public Toilets - Quinns	
7482	18/07/2022	Action Glass & Aluminium	\$869.44
		Repairs To Windows - Halesworth Park	
7483	18/07/2022	Acurix Networks Pty Ltd	\$9,348.90
		Acurix Monthly Charges - July 2022	
7484	18/07/2022	Adelphi Apparel	\$1,254.00
		Uniform Issues	
7485	18/07/2022	Advanteeing - Civil Engineers	\$169,521.06
		Progress Claim 2 - Splendid Park Cycling Track Upgrade	
7486	18/07/2022	AFGRI Equipment Australia Pty Ltd	\$3,728.74
		Vehicle Spare Parts	
7487	18/07/2022	Air Liquide Australia	\$190.08
		Cylinder Rental Fee	
7488	18/07/2022	Alec Carlisle	\$360.00
		Vehicle Crossing Subsidy	
7489	18/07/2022	All Australian Safety Pty Ltd	\$467.07
		Safety Glasses	
7490	18/07/2022	Aquatic Services WA Pty Ltd	\$6,026.90
		Maintenance - Aquamotion	
7491	18/07/2022	Armada Construction Group	\$2,000.00
		Refund - Street & Verge Bond	
7492	18/07/2022	Armaguard	\$206.49
		Cash Collection Services	
7493	18/07/2022	Arnova Pty Ltd	\$3,960.00

Number	Date	Warrant of Payments July 2022	Amount
		Electrical Data Integration Works - Various Locations	
7494	18/07/2022	Ascon Survey And Drafting Pty Ltd	\$4,551.25
		Site Survey - Various Parks	
7495	18/07/2022	Aussie Natural Spring Water	\$67.50
		Water Supply - Yanchep Hub	
7496	18/07/2022	Australian Airconditioning Services Pty Ltd	\$349.97
		Airconditioning Maintenance	
7497	18/07/2022	Australian Manufacturing Workers Union	\$29.20
		Payroll Deductions	
7498	18/07/2022	Australian Services Union	\$440.30
		Payroll Deductions	
7499	18/07/2022	Australian Taxation Office	\$572,900.00
		Payroll Deductions	
7500	18/07/2022	Australian Training Management Pty Ltd	\$505.00
		Forklift Licence - Fleet Employees	
7501	18/07/2022	Ball & Doggett Pty Ltd	\$316.53
		Paper Supplies - Print Room	
7502	18/07/2022	Beacon Equipment	\$59.50
		Vehicle Spare Parts	
7503	18/07/2022	Bee Advice	\$360.00
		Treat Bee Hive In Tree - Fred Duffy Park & Nyunda Park	
7504	18/07/2022	BGC Concrete	\$1,590.60
		Concrete Works - Footpaths - Various Locations	
7505	18/07/2022	BioBag World Australia Pty Ltd	\$9,801.00
		Dog Waste Bags	
7506	18/07/2022	Black Dog Institute	\$2,612.50
		MHEB Training - 1 Attendee 25.05.2022	
7507	18/07/2022	Blackwell & Associates Pty Ltd	\$660.00
		Design Review Panel - Approval Services	
7508	18/07/2022	Bladon WA Pty Ltd	\$213.93
		Staff Uniforms	
7509	18/07/2022	BOC Limited	\$61.69
		Industrial Nitrogen & Oxygen Bottles	
7510	18/07/2022	Bridge42	\$15,125.00
		Funding Models For AARC	
7511	18/07/2022	Bridgestone Australia Limited	\$11,417.78
		Tyre Fitting Services	
7512	18/07/2022	Bruce John and Judith Marie Lantzke	\$277,782.00
		Payment To Landowners Within Cells 1, 3, 5 & 6 That Have Not Previously Received An Historic Public Open Space Credit In Accordance With Clause 9.5 Of DPS2	
7513	18/07/2022	Bucher Municipal Pty Ltd	\$4,038.00
		Vehicle Spare Parts	

Number	Date	Warrant of Payments July 2022	Amount
7514	18/07/2022	Building & Construction Industry Training Board	\$22,142.38
		Collection Agency Fee Payments 01 - 31.01.2022	
7515	18/07/2022	Burdens Australia Pty Ltd	\$5,350.80
		Bench Seat - Yanchep Surf Life Saving Club	
7516	18/07/2022	Cameron Chisholm & Nicol (WA) Pty Ltd	\$1,100.00
		Design Review Services	
7517	18/07/2022	Canford Hospitality Consultants	\$1,188.50
		Landsdale Library & Youth Innovation Hub - Hospitality Strategy Report	
7518	18/07/2022	Car Care Motor Company Pty Ltd	\$2,428.69
		Vehicle Services	
7519	18/07/2022	Carramar Resources Industries	\$803.71
		Disposal Of Materials	
7520	18/07/2022	Carramar Resources Industries	\$2,181.85
		Disposal Of Materials	
7521	18/07/2022	Cathara Consulting Pty Ltd	\$3,544.20
		Casual Labour	
7522	18/07/2022	Catherine Ellen Barnes	\$100.00
		Refund - Street & Verge Bond	
7523	18/07/2022	CDM Australia Pty Ltd	\$30,528.30
		Professional Services - System Administrator	
7524	18/07/2022	Centaman Systems Pty Ltd	\$5,043.50
		RFID Scanner And Membership Keyfobs	
7525	18/07/2022	CFMEU	\$336.00
		Payroll Deductions	
7526	18/07/2022	Child Support Agency	\$1,322.15
		Payroll Deductions	
7527	18/07/2022	Chivas Enterprises Pty Ltd t/as Mayday Earthmoving	\$81,026.00
		Heavy Equipment Hire	
7528	18/07/2022	Chubb Fire & Security Pty Ltd	\$3,586.00
		Fire Extinguishers	
7529	18/07/2022	City of Wanneroo	\$524.00
		Payroll Deductions	
7530	18/07/2022	Civica Pty Ltd	\$5,273.40
		Professional Services - Actus Training	
7531	18/07/2022	CK Maloney Surveying	\$16,764.00
		Detail Survey - Mirrabooka / Hepburn Roundabout	
		Feature & Contour Survey – Mirrabooka / Kingsway Roundabout	
		Monitoring & Report - Retaining Wall - Opportunity Street	
7532	18/07/2022	Coca Cola Amatil Pty Ltd	\$275.71
		Beverages - Kingsway	

Number	Date	Warrant of Payments July 2022	Amount
7533	18/07/2022	Commercial Properties Pty Ltd	\$449.57
		Refund - Developer Balances Contribution	
7534	18/07/2022	Contra-Flow Pty Ltd	\$10,784.96
		Traffic Control Services	
7535	18/07/2022	Corrs Chambers Westgarth	\$6,453.15
		Legal Fees	
7536	18/07/2022	Corsign (WA) Pty Ltd	\$3,429.60
		Street Name Plates	
		Signs - Upgrade To Yanchep Surf Life Saving Forecourt Area	
		Limestone Sign - Ashley Park	
7537	18/07/2022	Craneswest (WA) Pty Ltd	\$19,594.39
		Removal Of Green Waste - Wangara Recycling Centre	
7538	18/07/2022	Craneswest (WA) Pty Ltd	\$90,910.16
		Works Completed 02 - 30.06.2022	
7539	18/07/2022	Creative Communities International Pty Ltd	\$2,156.00
		Workshop for the Wanneroo Town Team Centre - Creative Communities International	
7540	18/07/2022	Critical Fire Protection & Training Pty Ltd	\$1,025.65
		Fire Detection Equipment Works	
7541	18/07/2022	CSP Group Pty Ltd	\$852.20
		Stock - Stores Issue	
7542	18/07/2022	Dale Alcock Homes Pty Ltd	\$2,000.00
		Refund - Street & Verge Bond	
7543	18/07/2022	Darren & Lauren Chapman	\$2,000.00
		Refund - Street & Verge Bond	
7544	18/07/2022	DC Golf	\$93,759.40
		Commission Fees - Carramar & Marangaroo Golf Courses - June 2022	
7545	18/07/2022	Department Of Biodiversity, Conservation And Attractions	\$1,375.00
		Yanchep National Park - Park Pass Sales April - June 2022	
7546	18/07/2022	Department of Fire & Emergency Services	\$1,337.00
		False Fire Alarm Attendance 17.05.2022	
7547	18/07/2022	Department of Mines, Industry Regulation& Safety	\$204,274.16
		Collection Agency Fee Payments - March 2022	
		Collection Agency Fee Payments - November 2021	
7548	18/07/2022	Department of the Premier and Cabinet	\$2,111.20
		Change Of Valuation Of Land Method	
		Standing Orders Local Law 2021, Animals Amendment Local Law	
7549	18/07/2022	Department of Transport	\$1,037.30
		Vehicle Ownership Search	

Number	Date	Warrant of Payments July 2022	Amount
7550	18/07/2022	Donald Cant Watts Corke (WA) Pty Ltd	\$1,650.00
		Estimates - Community Purpose Site - Landsdale	
7551	18/07/2022	Douglas Partners Pty Ltd	\$4,878.50
		Limestone Hazard Assessment	
7552	18/07/2022	Dowsing Group Pty Ltd	\$38,428.50
		Concrete Works - Various Locations	
7553	18/07/2022	Drainflow Services Pty Ltd	\$955.54
		Drain Cleaning / Road Sweeping Services	
7554	18/07/2022	Drovers Vet Hospital Pty Ltd	\$680.78
		Veterinary Services For The City	
7555	18/07/2022	E & MJ Rosher	\$1,817.64
		Vehicle Spare Parts	
7556	18/07/2022	Edge People Management	\$827.66
		Case Management Services	
7557	18/07/2022	Elisha Alker	\$2,000.00
		Refund - Street & Verge Bond	
7558	18/07/2022	ELM Estate Landscape Maintenance	\$22,692.84
		Landscape Maintenance	
7559	18/07/2022	Environmental Industries Pty Ltd	\$211,795.26
		Landscape Maintenance	
7560	18/07/2022	EnvisionWare Pty Ltd	\$4,741.56
		Subscription Renewal - June 2022	
7561	18/07/2022	EnvisionWare Pty Ltd	\$6,368.66
		Annual Software & Maintenance	
7562	18/07/2022	Equifax Australasia Credit Rating Pty Ltd	\$3,653.32
		Standard Financial Performance Assessments & Indepth Company Express Checks	
7563	18/07/2022	Ergolink	\$971.85
		2 Office Chairs	
7564	18/07/2022	Esri Australia	\$8,833.00
		Desktop Maintenance 01.07.2022 - 30.06.2023	
7565	18/07/2022	Fleet Network	\$2,559.17
		Payroll Deductions	
7566	18/07/2022	Flick Anticimex Pty Ltd	\$3,590.40
		Hygienic Services	
7567	18/07/2022	Forrest And Forrest Games	\$1,700.60
		Site Inspection - Marangaroo Golf Course	
7568	18/07/2022	Foxfish Pty Ltd t/as Binley Fencing	\$808.28
		Fencing Hire - Heath Park & Jindalee Boulevard	
7569	18/07/2022	Gen Connect Pty Ltd	\$1,048.86
		Generator Servicing	
7570	18/07/2022	Geoff's Tree Service Pty Ltd	\$87,461.55
		Pruning Works For The City	
7571	18/07/2022	GPC Asia Pacific Pty Ltd	\$388.25

Number	Date	Warrant of Payments July 2022	Amount
		Vehicle Spare Parts	
7572	18/07/2022	Green Options Pty Ltd	\$16,118.76
		Mowing Services	
7573	18/07/2022	Greenway Turf Solutions Pty Ltd	\$7,920.00
		Numchuk Quad For Arterial Roads	
7574	18/07/2022	Gymcare	\$1,065.31
		Service The Keiser Bikes	
7575	18/07/2022	Hart Sport	\$370.00
		Tennis Balls & Futsal Balls	
7576	18/07/2022	Hays Personnel Services	\$2,923.90
		Casual Labour	
7577	18/07/2022	HBF Health Limited	\$716.01
		Payroll Deductions	
7578	18/07/2022	Heatley Sales Pty Ltd	\$233.86
		Vehicle Spare Parts	
7579	18/07/2022	HFM Asset Management Pty Ltd	\$16,357.77
		Condition Assessment Of Park Assets	
7580	18/07/2022	Hickey Constructions Pty Ltd	\$19,167.94
		Works Completed - Dalvik Park	
7581	18/07/2022	Hitachi Construction Machinery Pty Ltd	\$548.87
		Vehicle Spare Parts	
7582	18/07/2022	Home Group WA Pty Ltd	\$1,699.92
		Refund - Street & Verge Bond	
7583	18/07/2022	Horizon West Landscape Constructions	\$1,584.00
		Landscape Consolidation Claim - June 2022 - Frederick Duffy Park	
7584	18/07/2022	Hose Right	\$504.81
		Vehicle Spare Parts	
7585	18/07/2022	Hydroquip Pumps	\$38,075.62
		Reticulation Pump Works	
7586	18/07/2022	Iconic Property Services Pty Ltd	\$56,200.00
		Cleaning Services For The City	
7587	18/07/2022	Imagesource Digital Solutions	\$11,477.40
		Printing - Aquamotion Fence Banner	
		Fit Decals To Yaris Cross	
		Printing - Students Welcome Coreflutes	
		Signage - Wangara Greens Waste Facility	
7588	18/07/2022	InfoCouncil Pty Ltd	\$20,592.00
		Annual License Fees - 01.07.2022 - 30.06.2023	
7589	18/07/2022	Integrity Industrial Pty Ltd	\$17,994.34
		Casual Labour	
7590	18/07/2022	Integrity Staffing	\$7,307.19
		Casual Labour	
7591	18/07/2022	Intelife Group	\$20,372.30
		BBQ Maintenance - June 2022	

Number	Date	Warrant of Payments July 2022	Amount
7592	18/07/2022	Irrigation Australia	\$780.00
		Membership - 01.07.2022 - 30.06.2023	
7593	18/07/2022	Isentia Pty Ltd	\$10,103.50
		Media Services Fee - July	
		Quarterly Media Analysis Report - April - June 2022	
7594	18/07/2022	Ixom Operations Pty Ltd	\$208.69
		Pool Chemicals	
7595	18/07/2022	J Blackwood & Son Ltd	\$1,296.81
		PPE Issues & Tool Purchases	
7596	18/07/2022	Jamie Enright & Lisa Halpin	\$360.00
		Vehicle Crossing Subsidy	
7597	18/07/2022	JB Patios & Fabrication	\$16,500.00
		Install Shed Recycling	
7598	18/07/2022	John Papas Trailers [Aust] Pty Ltd	\$14,025.00
		New Trailer - One Tipping Tandem Trailer	
7599	18/07/2022	Kerb Direct Kerbing	\$192.10
		Install Kerbing - Kingsway	
7600	18/07/2022	Kingsway Junior Football Club Inc	\$3,000.00
		Community Funding - Naidoc Round Celebration	
7601	18/07/2022	Kleenheat Gas Pty Ltd	\$385.60
		Gas Supplies For The City	
7602	18/07/2022	Kleenheat Gas Pty Ltd	\$3.70
		Gas Supplies For The City	
7603	18/07/2022	Kleenheat Gas Pty Ltd	\$4.15
		Gas Supplies For The City	
7604	18/07/2022	Kleenit	\$306.09
		Graffiti Removal For The City	
7605	18/07/2022	Landcare Weed Control	\$5,157.80
		Landscape Maintenance	
7606	18/07/2022	Landscape and Maintenance Solutions Pty Ltd	\$6,629.15
		Landscape Maintenance	
7607	18/07/2022	LD Total	\$33,591.64
		Landscape Maintenance	
7608	18/07/2022	Les Cooke Instrument Co Pty Ltd	\$4,268.09
		Mast Overhaul Wanneroo Bush Fire Brigade	
7609	18/07/2022	Let's All Party	\$176.00
		NAIDOC Week - Flag Raising Ceremony - Chair Hire	
7610	18/07/2022	LG Solutions	\$8,635.00
		Financial Reporting Templates 2021 / 2022	
7611	18/07/2022	LGISWA	\$37,519.90
		Insurance - Performance Based Adjustment May 2022	
7612	18/07/2022	LGRCEU	\$1,617.00
		Payroll Deductions	

Number	Date	Warrant of Payments July 2022	Amount
7613	18/07/2022	Living Turf	\$25,872.00
		Bags Of Fertilizer	
7614	18/07/2022	Mackay Urban Design	\$1,897.50
		Design Review Panel	
7615	18/07/2022	Mandalay Technologies Pty Ltd	\$4,620.00
		Annual Subscription	
7616	18/07/2022	Manheim Pty Ltd	\$248.16
		Selling & Towage Fees	
7617	18/07/2022	Marketforce Pty Ltd	\$15,287.98
		Advertising Services For The City	
7618	18/07/2022	Maxxia Pty Ltd	\$7,828.43
		Payroll Deductions	
7619	18/07/2022	McLeods	\$1,281.03
		Legal Fees	
7620	18/07/2022	Metrocount	\$5,109.50
		Replace Traffic Counter	
7621	18/07/2022	Mindarie Regional Council	\$222,460.99
		Disposal Of Waste	
7622	18/07/2022	Minter Ellison	\$836.55
		Legal Fees	
7623	18/07/2022	Modern Teaching Aids Pty Ltd	\$395.95
		Ergerite - Storage Trolley - Double & Trays	
7624	18/07/2022	Monika Liane Jaecksch	\$40.00
		Dog Registration Refund - Deceased	
7625	18/07/2022	Mr Matthew Jefferies	\$2,000.00
		Refund - Street & Verge Bond	
7626	18/07/2022	Natural Area Holdings Pty Ltd	\$2,090.00
		Landscape Maintenance	
7627	18/07/2022	Natural Area Holdings Pty Ltd	\$24,282.61
		Landscape Maintenance	
7628	18/07/2022	NCY Investments Pty Ltd	\$350.00
		Bond Refund	
7629	18/07/2022	Noma Pty Ltd	\$660.00
		Design Review Panel Meeting	
7630	18/07/2022	Northern Lawnmower & Chainsaw Specialists	\$765.00
		Atom Edger Blades	
7631	18/07/2022	Nutrien Ag Solutions Limited	\$71.71
		Silvan Knapsack Spray Wand & Nozzle Kit	
7632	18/07/2022	O'Brien Harrop Access	\$792.00
		Performance Based Design Brief And Final Performance Solution Report - Dalvik Park Sports Amenities Building	
7633	18/07/2022	On Tap Plumbing & Gas Pty Ltd	\$28,236.56
		Plumbing Maintenance For The City	
7634	18/07/2022	Paperbark Technologies Pty Ltd	\$3,367.80

Number	Date	Warrant of Payments July 2022	Amount
		Street Tree Data Collection - Banksia Grove	
7635	18/07/2022	Paywise Pty Ltd	\$1,271.83
		Payroll Deductions	
7636	18/07/2022	Perth Materials Blowing Pty Ltd	\$6,897.58
		Mulching Works - Cinnabar Park	
7637	18/07/2022	Perth Office Equipment Repairs	\$129.36
		Binding & Laminating Supplies	
7638	18/07/2022	Perth Traffic Auditing and Consulting	\$420.00
		Training - Suitability Reviewer Of Traffic Management Plans Workshop - 1 Attendee	
7639	18/07/2022	Cancelled	
7640	18/07/2022	Plan E	\$1,991.00
		Concept Design - Wanneroo Town Centre - Entry Signage	
7641	18/07/2022	Plantrite	\$1,272.47
		Plants For The City	
7642	18/07/2022	Platinum Window Tinting & Glass Repair	\$550.00
		Install Security Film To Bob Cat Windows	
7643	18/07/2022	PLE Computers	\$3,927.00
		Power Shield Centurion	
7644	18/07/2022	Porter Consulting Engineers	\$3,520.00
		Re-Design Neerabup Estate Drainage	
7645	18/07/2022	Prestige Alarms	\$5,139.20
		Alarm / CCTV Services For The City	
7646	18/07/2022	Rebecca Gailbraith	\$360.00
		Vehicle Crossing Subsidy	
7647	18/07/2022	Red Empire Media	\$4,840.00
		Videography For Business Wanneroo Show	
7648	18/07/2022	Renoscape WA	\$10,153.00
		Renedial Works - Coinda Close	
7649	18/07/2022	Riskwest	\$998.25
		Preparation And Delivery Of The Elected Members Session 30.05.2022	
7650	18/07/2022	RLEC Electrical Contractors	\$1,014.32
		Door And Wall Replacement - Wanneroo Recreational Centre	
7651	18/07/2022	Road & Traffic Services	\$25,854.95
		Line Spotting - Valley Views Drive	
		Pavement Marking - Marmion Avenue	
7652	18/07/2022	Roads 2000	\$199,714.13
		Road Asphalt Supplies	
		Progress Claim 1 - Pathways - Church Street	
		Car Bays Adjustment - Ashley Road	
7653	18/07/2022	Rogers Axle & Spring Works Pty Ltd	\$1,016.40
		Vehicle Spare Parts	

Number	Date	Warrant of Payments July 2022	Amount
7654	18/07/2022	Sacha Thomas	\$360.00
		Vehicle Crossing Subsidy	
7655	18/07/2022	Safety And Rescue Equipment	\$594.00
		Install Safety Signage - Various Locations	
7656	18/07/2022	Safety World	\$441.10
		PPE Issues	
7657	18/07/2022	Sage Consulting Engineers	\$3,465.00
		Design Review - Kingsway Soccer Floodlighting Upgrade	
7658	18/07/2022	Scoop Digital Pty Ltd	\$9,790.00
		Community Directory License - 01.07.2022 - 30.06.2023	
7659	18/07/2022	Sea Jewels Swimwear	\$3,235.20
		Swimwear - Aquamotion	
7660	18/07/2022	Seek Limited	\$2,049.03
		Seek Job Ads - 01- 30.06.2022	
7661	18/07/2022	Sensei Project Solutions	\$18,700.00
		Corporate Reporting System	
7662	18/07/2022	Sifting Sands	\$40,731.60
		City Wide Cleaning Of Sandpits - Parks	
7663	18/07/2022	Sigma Chemicals	\$1,856.91
		Pool Chemicals	
7664	18/07/2022	Skyline Landscape Services (WA)	\$36,921.94
		Landscape Maintenance	
7665	18/07/2022	Smartsalary	\$4,831.21
		Payroll Deductions	
7666	18/07/2022	SPORTENG	\$1,812.25
		Consultancy Services - Montrose Park	
7667	18/07/2022	SSB Pty Ltd	\$3,582.85
		Refund - Street & Verge Bonds	
7668	18/07/2022	St John Ambulance Western Australia Ltd	\$239.58
		First Aid Supplies / Training Services	
7669	18/07/2022	Statewide Pump Services	\$13,629.00
		Storm Water Pump Monitoring - Quinns, Burt Street & Cox Street	
7670	18/07/2022	Superior Nominees Pty Ltd	\$2,946.04
		Playground Equipment Repairs	
7671	18/07/2022	Supreme Dry Cleans and Laundrette	\$280.00
		Laundry Services - Kingsway Indoor Stadium	
7672	18/07/2022	Surfing Western Australia Surf School	\$2,200.00
		Event Hosting Rights - 2022 Sunsmart WA Bodyboard Titles	
7673	18/07/2022	Synergy	\$240.93
		Power Supplies For The City	
7674	18/07/2022	Synergy	\$611,039.74
		Power Supplies For The City	

Number	Date	Warrant of Payments July 2022	Amount
7675	18/07/2022	Technology One Limited	\$120,504.64
		Annual Support And Maintenance Fee - 17.07.2022 - 30.06.2023	
7676	18/07/2022	Terravac Vacuum Excavations Pty Ltd	\$12,522.40
		Location Of Services	
7677	18/07/2022	The Distributors Perth	\$155.80
		Snacks & Confectionery - Kingsway Stadium	
7678	18/07/2022	The Royal Life Saving Society Australia	\$37,188.99
		Home Pool Barrier Inspections 01 - 31.05.2022	
		Water Feature Maintenance - Kingsway - June 2022	
7679	18/07/2022	The Trustee for Hayto Trust	\$742.50
		Aboriginal Heritage Project Filming	
7680	18/07/2022	The Trustee for New Dealership Trust	\$11.00
		Vehicle Spare Parts	
7681	18/07/2022	The Trustee for Talis Unit Trust	\$429.00
		Consultancy Services - Wangara SAQP	
7682	18/07/2022	The Trustee for Wilbro Unit Trust	\$3,300.00
		Graffiti Remover	
7683	18/07/2022	Think Promotional	\$766.56
		Promotional Material - Stress Balls & Highlighter Pens	
7684	18/07/2022	Toll Transport Pty Ltd	\$957.44
		Courier Services	
7685	18/07/2022	Total Landscape Redevelopment Service Pty Ltd	\$17,429.50
		Landscape Maintenance	
7686	18/07/2022	Tourism Council Western Australia	\$2,145.00
		Membership Renewal - 2022 / 2023	
7687	18/07/2022	Town of Cambridge	\$21,053.82
		Long Service Leave Reimbursement - M Williams & S Davis	
7688	18/07/2022	Triton Electrical Contractors Pty Ltd	\$30,342.40
		Reticulation Pump Works	
7689	18/07/2022	Trophy Shop Australia	\$825.50
		Employee Name Badges	
		Pilsner Glass X 21 & Kalix Low Ball Tumblers X 24 - Kingsway Indoor Stadium	
7690	18/07/2022	Truck Centre WA Pty Ltd	\$1,235.21
		Vehicle Repairs / Spare Parts	
7691	18/07/2022	Turf Care WA Pty Ltd	\$1,572.82
		Turfing Works - Various Locations	
7692	18/07/2022	Unisport Australia Limited	\$3,850.00
		AMG Sponsorship Income - Hosting Of Sporting Events - Masters Games Rugby Union	
7693	18/07/2022	United Fasteners WA Pty Ltd	\$151.71
		Fasteners & Washers	

Number	Date	Warrant of Payments July 2022	Amount
7694	18/07/2022	Urban Resources	\$45,979.93
		Resource Extraction - Clearing, Cut to Fill, Topsoil Management - Neerabup Industrial Area	
7695	18/07/2022	Veolia Recycling & Recovery Pty Ltd	\$275,920.77
		Refuse Disposal	
7696	18/07/2022	Vodafone Hutchinson Australia Pty Ltd	\$55.00
		SMS Charges - Fire Services	
7697	18/07/2022	WA Limestone Company	\$14,202.09
		Limestone Supplies	
7698	18/07/2022	Wanneroo Electric	\$39,562.66
		Electrical Maintenance	
7699	18/07/2022	Water Corporation	\$950.20
		Water Supplies	
7700	18/07/2022	West Coast Turf	\$36,046.56
		Turfing Works - Various Locations	
7701	18/07/2022	Western Australian Local Government Association	\$578.00
		Training - Introduction To Waste Management - 01.07.2022 - 1 Attendee	
7702	18/07/2022	Western Australian Local Government Association	\$525.00
		Training - Professionally Speaking - 13.07.2022 - 1 Attendee	
7703	18/07/2022	Western Australian Treasury Corporation	\$226,791.22
		Guarantee Fee Payment - 01.01.2022 - 30.06.2022	
7704	18/07/2022	Western Irrigation Pty Ltd	\$5,421.82
		Irrigation Equipment - Parks	
7705	18/07/2022	Wildbunch Enterprises Pty Ltd	\$660.00
		Catering - Confidence in Sport - 19.01.2022 And 02.02.2022	
7706	18/07/2022	William Buck Audit (WA) Pty Ltd	\$3,300.00
		Audit Services - Neerabup Sewer And Water Reticulation Works	
7707	18/07/2022	Wilson Security	\$3,162.36
		Security Services	
7708	18/07/2022	Wilson Security	\$410.67
		Security Services	
7709	18/07/2022	Workpower Incorporated	\$225,648.29
		Landscape Maintenance	
7710	18/07/2022	Workpower Incorporated	\$8,651.98
		Landscape Maintenance	
7711	18/07/2022	Wrenoil	\$22.00
		Oil Waste Disposal	
7712	18/07/2022	Yanchep Beach Joint Venture	\$9,448.31
		Rental, Outgoings, Rates And Taxes - July 2022	

Number	Date	Warrant of Payments July 2022	Amount
7713	18/07/2022	Zetta Pty Ltd	\$64,760.29
		Network Managed Services	
7714	19/07/2022	Perth Energy Pty Ltd	\$743.75
		Power Supplies For The City	
		Power Supplies For The City	
7739	25/07/2022	Accenture Australia Pty Ltd	\$133,223.20
		3rd Environment Management - FMIS	
		Managed Cloud Services	
		Milestone 16 EPM Cloud Production Deployment	
7740	25/07/2022	Action Glass & Aluminium	\$1,131.13
		Glazing Services	
7741	25/07/2022	Adelphi Apparel	\$979.00
		Uniform Issues	
7742	25/07/2022	Alinta Gas	\$38.65
		Gas Supplies	
7743	25/07/2022	Rates Refund	\$657.76
7744	25/07/2022	Aqua Attack Drilling	\$3,718.00
		Decommission Bore - Ferrara Park	
7745	25/07/2022	Aquatic Services WA Pty Ltd	\$7,053.20
		Monthly Service - Pool Filtration System - June & July 2022	
7746	25/07/2022	Astro Synthetic Surfaces Pty Ltd	\$2,310.00
		4 Heavy Duty Cricket Pitch Covers	
7747	25/07/2022	Atom Supply	\$623.21
		Battery Supplies	
7748	25/07/2022	Aussie Natural Spring Water	\$634.10
		Bottle Water - Yanchep Hub	
		Bottle Water - Wanneroo Fire Brigade	
7749	25/07/2022	Australian Airconditioning Services Pty Ltd	\$27,496.22
		Airconditioning Maintenance	
7750	25/07/2022	Australian Training Management Pty Ltd	\$4,455.00
		Training - Confined Space Entry & Spotters Course	
7751	25/07/2022	Australian Training Management Pty Ltd	\$4,080.00
		Training - Spotters Course	
7752	25/07/2022	Autosmart North Metro Perth	\$479.60
		Floorsmart Cleanse	
7753	25/07/2022	AV Truck Service Pty Ltd	\$1,713.20
		Vehicle Spare Parts	
7754	25/07/2022	Rates Refund	\$555.56
7755	25/07/2022	Better Pets and Gardens Wangara	\$379.61
		Animal Care Centre Supplies	
7756	25/07/2022	BGC Concrete	\$871.20
		Concrete - Grampians Loop & Golf Links Drive	
7757	25/07/2022	Bladon WA Pty Ltd	\$1,243.62

Number	Date	Warrant of Payments July 2022	Amount
		Uniform Issues	
7758	25/07/2022	Blueprint Homes (WA) Pty Ltd	\$2,000.00
		Refund - Street & Verge Bond	
7759	25/07/2022	Bollig Design Group Ltd	\$440.00
		Recurring Program - Wanneroo Aquamotion Building Assets	
7760	25/07/2022	Boss Bollards	\$1,215.50
		Repair Bollards - Ashdale Park	
7761	25/07/2022	Bridge42	\$12,650.00
		Professional Services - City's Golf Course Strategic Plan	
7762	25/07/2022	Bridgestone Australia Limited	\$35,549.12
		Tyre Fitting Services	
7763	25/07/2022	Brownes Foods Operations Pty Limited	\$244.64
		Milk Deliveries For The City	
7764	25/07/2022	Building & Construction Industry Training Board	\$37,377.53
		Collection Agency Fee Payments 01 - 28.02.2022	
7765	25/07/2022	Cameron Chisholm & Nicol (WA) Pty Ltd	\$1,100.00
		Design Review Panel	
7766	25/07/2022	Car Care (WA) Mindarie	\$1,529.00
		Detailing Of Community Buses	
7767	25/07/2022	Car Care Motor Company Pty Ltd	\$4,466.91
		Vehicle Service / Repairs	
7768	25/07/2022	Carine Cats Ball Club	\$400.00
		Participation Fund - 2 Members - Little League National Tournament - NSW	
7769	25/07/2022	Carramar Resources Industries	\$47.85
		Refuse Disposal - Reinforced Concrete	
7770	25/07/2022	Carrie Leigh Cox	\$350.00
		Author Talk - Clarkson Library	
7771	25/07/2022	Castledine Gregory	\$4,151.40
		Legal Fees	
7772	25/07/2022	CDM Australia Pty Ltd	\$18,480.00
		Professional Services - Level 3	
7773	25/07/2022	Chemistry Centre WA	\$838.26
		Two Samples Of Water - Wangara Sump	
7774	25/07/2022	Cherry's Catering	\$4,407.25
		Catering - Council Dinners	
7775	25/07/2022	Chivas Enterprises Pty Ltd t/as Mayday Earthmoving	\$44,220.00
		Heavy Equipment Hire	
7776	25/07/2022	Chubb Fire & Security Pty Ltd	\$4,821.63
		Fire Extinguishers Services	
7777	25/07/2022	Cleanaway Equipment Services Pty Ltd	\$560.69
		Disposal Of Oil Filters	

Number	Date	Warrant of Payments July 2022	Amount
7778	25/07/2022	Clinipath Pathology	\$561.00
		Disposal Of Oil Filters	
7779	25/07/2022	Coates Hire Operations Pty Ltd	\$348.15
		Equipment Hire - Onsite Toilet	
7780	25/07/2022	Coca Cola Amatil Pty Ltd	\$263.68
		Beverages - Kingsway	
7781	25/07/2022	Contra-Flow Pty Ltd	\$1,033.18
		Traffic Control Services	
7782	25/07/2022	Contra-Flow Pty Ltd	\$5,831.11
		Traffic Control Services	
7783	25/07/2022	Corsign (WA) Pty Ltd	\$1,315.27
		Signs - Danger Deep Excavation	
		Memorial Plaque - In Loving Memory - Dave Harris	
		Sign - 10 No Standing & 10 No Parking	
		Sign - No Parking And Parking Available In Scenic Drive	
		Signs - Bus Zone, P2 Pickup Or Set Down, No Parking Except For Buses	
		Signs - Dog Signs - Carona & Warradale Park	
		Signs - Wee Are Not Weeds	
7784	25/07/2022	Cr Glynis Parker	\$108.32
		Travel Expenses - June 2022	
7785	25/07/2022	Craneswest (WA) Pty Ltd	\$9,736.11
		Disposal Of Greenwaste	
7786	25/07/2022	Craneswest (WA) Pty Ltd	\$385.00
		Tree Services - Provost Park	
7787	25/07/2022	Critical Fire Protection & Training Pty Ltd	\$3,743.34
		Fire Detection Equipment Servicing	
7788	25/07/2022	CS Legal	\$16,110.00
		Court Fees	
7789	25/07/2022	CS Legal	\$7,886.21
		Court Fees	
7790	25/07/2022	CSP Group Pty Ltd	\$148.70
		Vehicle Spare Parts	
7791	25/07/2022	Cutting Edges Equipment Parts Pty Ltd	\$765.12
		Small Plant Spare Parts	
7792	25/07/2022	CW Brands Pty Ltd	\$1,076.46
		Marker Paint & Lubricant	
7793	25/07/2022	D&E Parker t/as Lawn Doctor	\$8,797.25
		Mowing Of Verges On Wanneroo Road	
		Urgent Sweeping Of Gumblossom Park Top And Bottom Ovals.	
7794	25/07/2022	Daimler Trucks Perth	\$410.90
		Vehicle Spare Parts	
7795	25/07/2022	Danielle Paul & Mr Rueben Paul	\$360.00

Number	Date	Warrant of Payments July 2022	Amount
		Vehicle Crossing Subsidy	
7796	25/07/2022	Data #3 Limited	\$390.97
		Creative Cloud For Enterprise	
7797	25/07/2022	David Banks	\$1,000.00
		Refund - Street & Verge Bond	
7798	25/07/2022	David Green	\$2,000.00
		Refund - Street & Verge Bond	
7799	25/07/2022	Deans Auto Glass	\$132.00
		Repairs To Fuso Truck	
7800	25/07/2022	Department of Fire & Emergency Services	\$31,611.14
		50% Cost Sharing - Community Fire Manager 01.04.2022 - 30.06.2022	
		Unspent Funding Grant - Caring For Our Communities - Quinns Rocks Bush Fire Brigade	
7801	25/07/2022	Department of Mines, Industry Regulation & Safety	\$313,938.10
		Collection Agency Fee Payments - April, May & June 2022	
7802	25/07/2022	Department of Water and Environmental Regulation	\$1,738.00
		Annual Licence Fee - Wangara Transfer Station	
7803	25/07/2022	Destination Perth	\$3,300.00
		Destination Perth Membership - Corporate Sunset Coast 2022 / 2023 Financial Year	
		Destination Perth Membership 2022 / 2023	
7804	25/07/2022	Direct Communications	\$297.00
		Labour - Radio Body Interface Replacement	
7805	25/07/2022	Domus Nursery	\$624.58
		Plants - Wistaria	
7806	25/07/2022	Donut Waste Pty Ltd	\$560.00
		Waste Services - Consultancy Education & Activity - DIY Body Scrub Workshop	
7807	25/07/2022	Dowsing Group Pty Ltd	\$9,616.76
		Concrete Works - Various Locations	
7808	25/07/2022	Drainflow Services Pty Ltd	\$5,865.55
		Drain Cleaning / Road Sweeping Services	
7809	25/07/2022	Drainflow Services Pty Ltd	\$10,642.68
		Drain Cleaning / Road Sweeping Services	
7810	25/07/2022	Drovers Vet Hospital Pty Ltd	\$30.00
		Veterinary Services For The City	
7811	25/07/2022	Embroidme Malaga Pty Ltd	\$985.60
		Uniform Issues - Youth Services	
7812	25/07/2022	Ergolink	\$413.00
		Heavy Duty Chair	
7813	25/07/2022	Flick Anticimex Pty Ltd	\$13,249.11
		Sanitary Services	

Number	Date	Warrant of Payments July 2022	Amount
7814	25/07/2022	Forch Australia Pty Ltd	\$634.13
		Glass Cleaner	
7815	25/07/2022	Foxfish Pty Ltd t/as Binley Fencing	\$2,546.68
		Fencing Hire - Various Locations	
7816	25/07/2022	Frontline Fire & Rescue Equipment	\$5,500.00
		Sequential Flares	
7817	25/07/2022	Fusion Applications Pty Ltd	\$8,621.25
		Oracle Specialist Services	
7818	25/07/2022	Geoff's Tree Service Pty Ltd	\$142,400.86
		Pruning Works	
7819	25/07/2022	GPC Asia Pacific Pty Ltd	\$287.43
		Vehicle Spare Parts	
7820	25/07/2022	GrantReady	\$4,950.00
		Software Subscription 01.07.2022 - 30.06.2023	
7821	25/07/2022	Great Southern Fuels	\$3,473.18
		Fuel Issues - Stores	
7822	25/07/2022	Green Options Pty Ltd	\$3,267.50
		Rotary Mowing Active Parks 10.01.2022	
7823	25/07/2022	Greens Hiab Service	\$1,386.00
		Hiab Hire - Various Parks	
7824	25/07/2022	Halpd Pty Ltd Trading As Affordable Living Homes	\$2,000.00
		Refund - Street & Verge Bond	
7825	25/07/2022	Hays Personnel Services	\$2,274.72
		Casual Labour	
7826	25/07/2022	Heatley Sales Pty Ltd	\$737.62
		Vehicle Spare Parts	
7827	25/07/2022	Heatley Sales Pty Ltd	\$544.12
		Vehicle Spare Parts	
7828	25/07/2022	Hemsley Paterson	\$1,320.00
		Professional Fees - Market Rent Valuation - Property & Leasing	
7829	25/07/2022	Hendry Group Pty Ltd	\$6,818.24
		Evacuation Plan Audit - Various Locations	
7830	25/07/2022	Hickey Constructions Pty Ltd	\$4,934.60
		Repair Wooden Seats - Kennerton Park	
		Replace Pavers - Christian Park Gazebo	
		Reseating Of Blocks - Benson Park	
7831	25/07/2022	Hitachi Construction Machinery Pty Ltd	\$832.07
		Vehicle Spare Parts	
7832	25/07/2022	Home Group WA Pty Ltd	\$2,578.00
		Refund - Street & Verge Bonds	
		Refund - Building Application - Application Not Approved Within Statutory Time Frame	
7833	25/07/2022	Homebuyers Centre	\$4,000.00

Number	Date	Warrant of Payments July 2022	Amount
		Refund - Street & Verge Bonds	
7834	25/07/2022	HopgoodGanim	\$2,200.00
		Legal Fees	
7835	25/07/2022	Hose Right	\$1,351.27
		Vehicle Spare Parts	
7836	25/07/2022	Iconic Property Services Pty Ltd	\$19,638.30
		Cleaning Services	
7837	25/07/2022	Ideal Homes Pty Ltd	\$1,411.19
		Refund - Street & Verge Bond	
7838	25/07/2022	Imagesource Digital Solutions	\$853.60
		Metal A-Frame & Stickers For Instrument Cases - Challenge Brass Band Sponsorship	
		Supply & Fit Decals - Ford Ranger	
7839	25/07/2022	Integrity Industrial Pty Ltd	\$33,792.34
		Casual Labour	
7840	25/07/2022	Intelife Group	\$1,801.80
		Car Washing Service	
7841	25/07/2022	Interfire Agencies Pty Ltd	\$909.22
		Equipment - Fire Brigade Appliances	
7842	25/07/2022	Interfire Agencies Pty Ltd	\$7,170.50
		Equipment - Fire Brigade Appliances	
7843	25/07/2022	Ixom Operations Pty Ltd	\$1,641.72
		Pool Chemicals	
7844	25/07/2022	J Blackwood & Son Ltd	\$4,112.75
		PPE Issues / Tool Purchases	
7845	25/07/2022	J Blackwood & Son Ltd	\$1,137.37
		PPE Issues / Tool Purchases	
7846	25/07/2022	James Bennett Pty Ltd	\$1,585.96
		Library Services - Book Stock	
7847	25/07/2022	Jobfit Health Group Pty Ltd	\$257.40
		Medical Services For The City	
7848	25/07/2022	Jobfit Health Group Pty Ltd	\$3,419.90
		Medical Fees	
7849	25/07/2022	Rates Refund	\$1,448.63
7850	25/07/2022	Kleenit	\$2,146.53
		Graffiti Removal Services	
7851	25/07/2022	Kyocera Document Solutions	\$9,905.25
		Photocopying And Printing Charges	
7852	25/07/2022	Landcare Weed Control	\$9,464.84
		Landscape Maintenance	
7853	25/07/2022	Landgate	\$9,905.33
		Gross Rental Valuations & Land Enquiries For The City	
7854	25/07/2022	Laundry Express	\$1,449.79
		Laundry Services	

Number	Date	Warrant of Payments July 2022	Amount
7855	25/07/2022	LD Total	\$167,559.59
		Landscape Maintenance	
7856	25/07/2022	Le-Yen Chew	\$53.50
		Aquamotion Membership Refund	
7857	25/07/2022	Leighanne Harvey	\$300.00
		Refund - Food Business Application - Business Not Purchased	
7858	25/07/2022	Les Mills Asia Pacific	\$705.75
		Group Fitness Licences	
7859	25/07/2022	Lightforce Assets Pty Ltd	\$12,899.70
		Repair Damaged Approach Terminal - Pinjar Road	
		Repair Guardrail - Highclere Boulevard & Marangaroo Drive	
7860	25/07/2022	Logo Appointments	\$5,441.04
		Casual Labour	
7861	25/07/2022	Love for Lawns	\$1,000.00
		Refund - Street & Verge Bond	
7862	25/07/2022	Major Motors	\$775.75
		Vehicle Spare Parts	
7863	25/07/2022	Mastec Australia Pty Ltd	\$114,844.93
		Green Waste Bins & Lids	
7864	25/07/2022	Maxxia Pty Ltd	\$1,157.81
		Input Tax Credits For Salary Packaging - May & June 2022	
7865	25/07/2022	McInerney Sales Pty Ltd	\$52,132.18
		New Vehicle Purchase - Ranger 4X4 WN 591	
7866	25/07/2022	McLeods	\$4,400.00
		Legal Fees	
7867	25/07/2022	Mehul Patel	\$350.00
		Bond Refund	
7868	25/07/2022	Mercer Consulting (Australia) Pty Ltd	\$1,540.00
		Professional Services - Work Value Assessments	
7869	25/07/2022	Mindarie Regional Council	\$140,779.19
		Refuse Disposal	
7870	25/07/2022	Mr David Walker	\$1,000.00
		Refund - Street & Verge Bond	
7871	25/07/2022	Mr Jeffrey Vaughan	\$1,000.00
		Refund - Street & Verge Bond	
7872	25/07/2022	Mr Michael Fleming	\$1,000.00
		Refund - Street & Verge Bond	
7873	25/07/2022	Mr Robert Coulson & Mrs Roberta Coulson	\$360.00
		Vehicle Crossing Subsidy	
7874	25/07/2022	Nastech (WA) Pty Ltd	\$1,262.50

Number	Date	Warrant of Payments July 2022	Amount
		Preparation Of Interest Only Deposit Plan & Lodgement Fee - Warradale Park	
7875	25/07/2022	National Australia Day Council Ltd	\$2,854.50
		Return Of Grants For Australia Day Ceremony	
7876	25/07/2022	Natural Area Holdings Pty Ltd	\$10,540.20
		Landscape Maintenance	
7877	25/07/2022	Navman Wireless Australia Pty Ltd	\$18.15
		Solar Tracker 05.07.2022 - 04.08.2022	
7878	25/07/2022	Netsight Pty Ltd	\$1,780.90
		Myosh Monthly Subscription - August 2022	
7879	25/07/2022	NTT Australia Pty Ltd	\$55,667.57
		Subscription Renewal - Project Online Project Online Essential (109) Project Plan 3 (78) And Project Plan 5 (6) Renewal Period 01.07.2022 To 30.06.2023	
7880	25/07/2022	Office Cleaning Experts	\$3,971.25
		Bin Liners	
7881	25/07/2022	Olena Fitzsimons	\$147.00
		Refund - Food Application - Cancelled	
7882	25/07/2022	On Road Auto Electrics	\$587.92
		Vehicle Repairs	
7883	25/07/2022	On Tap Plumbing & Gas Pty Ltd	\$5,420.77
		Plumbing Maintenance	
7884	25/07/2022	Paperbark Technologies Pty Ltd	\$4,530.00
		Landscape Maintenance	
7885	25/07/2022	Parcel Darch Pty Ltd	\$351,959.63
		Bond Refund – Kinmore Green	
7886	25/07/2022	Parcel Ridgewood Pty Ltd	\$148,962.51
		Bond Refund – Lot 756 - Ridgewood Boulevard	
7887	25/07/2022	Parins	\$1,000.00
		Insurance Excess - IHGC 997	
7888	25/07/2022	Parker Black & Forrest	\$2,813.56
		Locking Services	
7889	25/07/2022	Paywise Pty Ltd	\$723.54
		Input Tax Credits For Salary Packaging - Feb - June 2022	
7890	25/07/2022	Penske Power Systems Pty Ltd	\$2,551.12
		Vehicle Oil	
7891	25/07/2022	Permaculture Association of WA Inc	\$4,300.00
		Community Funding - Support Creation Of The Local Everywhere! Gathering And Growing In Makuru Videa	
7892	25/07/2022	Plantrite	\$774.40
		Supply Plants	
7893	25/07/2022	Platinum Window Tinting & Glass Repair	\$350.02
		Install Automotive Film	

Number	Date	Warrant of Payments July 2022	Amount
7894	25/07/2022	Poolwerx Mindarie	\$451.00
		Pool Service - 9 Cooinda Close - Compliance	
7895	25/07/2022	Porter Consulting Engineers	\$547.71
		Design Consultancy Services - Mather Drive Duplication	
7896	25/07/2022	Powerhouse Batteries Pty Ltd	\$6,989.62
		Vehicle Batteries	
7897	25/07/2022	Practical Products Pty Ltd	\$682.00
		Repairs To Ice Machine - Clarkson Fire Station	
7898	25/07/2022	Prestige Alarms	\$19,663.95
		CCTV / Alarm Services	
7899	25/07/2022	Priority 1 Fire & Safety Pty Ltd	\$275.00
		Training - Breathing Apparatus - 05.07.2022 - Aquamotion	
7900	25/07/2022	Prosci Pty Ltd	\$6,195.00
		Practitioner Tuition - Prosci Change Management Certification Program - 1 Attendee	
7901	25/07/2022	Rachel & Carl Williams	\$2,000.00
		Refund - Street & Verge Bond	
7902	25/07/2022	Reliable Fencing WA Pty Ltd	\$3,878.01
		Fencing Works	
7903	25/07/2022	Roads 2000	\$60,724.85
		Profiling / Asphalt Works - Ashley Avenue	
7904	25/07/2022	Rogers Axle & Spring Works Pty Ltd	\$635.80
		Vehicle Repairs	
7905	25/07/2022	Roy Gripske & Sons Pty Ltd	\$1,500.69
		Stock - Store Issues	
		Reacher Pro	
7906	25/07/2022	RS Components Pty Ltd	\$51.95
		Contact Female Crimp & Crimp Terminals	
7907	25/07/2022	Safety World	\$501.60
		PPE Issues	
7908	25/07/2022	SAI Global Australia Pty Ltd	\$34,606.67
		Subscription Renewal 10.07.2022 - 09.07.2023	
7909	25/07/2022	SAI Global Compliance Pty Ltd	\$33,000.00
		Configuration Complete & UAT Sign-Off - Workplace Health & Safety System	
7910	25/07/2022	Sammy Aldo De Vita	\$5,021.50
		Legal Fees	
7911	25/07/2022	Scarboro Toyota	\$21,980.80
		New Vehicle Purchase - Toyota Yaris	
7912	25/07/2022	Schindler Lifts Australia Pty Ltd	\$6,667.90
		Lift Service March & May 2022	
7913	25/07/2022	Scott Print	\$16,492.30
		Printing - What's Happening Newsletter	
7914	25/07/2022	Seabreeze Landscape Supplies	\$735.00

Number	Date	Warrant of Payments July 2022	Amount
		Sand Supplies	
7915	25/07/2022	Shred-X	\$651.35
		Document Shredding Service	
7916	25/07/2022	Sifting Sands	\$1,793.55
		Cleaning Service - Jindalee Petanque Court 02.05.2022 - 30.05.2022	
7917	25/07/2022	Signs & Lines	\$2,666.68
		Yanchep Entry Sign	
7918	25/07/2022	Simsai Construction Group Pty Ltd	\$2,000.00
		Refund - Street & Verge Bond	
7919	25/07/2022	SJ McKee Maintenance Pty Ltd	\$1,757.00
		Repair Works - Waste Services	
7920	25/07/2022	Skyline Landscape Services (WA)	\$1,420.84
		Landscape Maintenance	
7921	25/07/2022	Smartbuilt Perth Pty Ltd	\$293.12
		Pest Control Services	
7922	25/07/2022	Smartsalary	\$1,029.44
		Input Tax Credits For Salary Packaging - May & June 22	
7923	25/07/2022	Solution 4 Building Pty Ltd	\$801.33
		Refund - Building Application - Incorrect Fees Paid	
7924	25/07/2022	Sports Turf Association (WA) Incorporated	\$200.00
		Registrations - STAWA & TGAWA Innovation & Technology Day - 2 Attendees	
7925	25/07/2022	SSB Pty Ltd	\$6,000.00
		Refund - Street & Verge Bonds	
7926	25/07/2022	St John Ambulance Western Australia Ltd	\$1,861.75
		First Aid Supplies / Training Services	
7927	25/07/2022	Rates Refund	\$6,537.79
7928	25/07/2022	Stewart & Heaton Clothing Company Pty Ltd	\$1,045.66
		Uniform Issues	
7929	25/07/2022	Superior Nominees Pty Ltd	\$418.00
		Fencing Works	
7930	25/07/2022	Synergy	\$555.44
		Power Supplies	
7931	25/07/2022	Synergy	\$135.65
		Power Supplies	
7932	25/07/2022	Synergy	\$80,972.19
		Power Supplies	
7933	25/07/2022	Tactiv Pty Ltd	\$8,937.50
		Sponsorship Fund Configuration	
7934	25/07/2022	Tamala Park Regional Council	\$73,867.72
		GST Payable For May & June 2022 Pursuant To Section 153B Of Agreement	

Number	Date	Warrant of Payments July 2022	Amount
7935	25/07/2022	Teknacool Marketing	\$475.00
		Fire Hydrant Markings	
7936	25/07/2022	Terravac Vacuum Excavations Pty Ltd	\$9,554.05
		Location Of Services	
7937	25/07/2022	Terravac Vacuum Excavations Pty Ltd	\$1,007.33
		Location Of Services	
7938	25/07/2022	The Factory (Australia) Pty Ltd	\$4,141.44
		Storage Of Christmas Decorations	
7939	25/07/2022	The Frugal Fashion Co	\$300.00
		Painting Workshop	
7940	25/07/2022	The Honda Shop	\$749.00
		Vehicle Spare Parts	
7941	25/07/2022	The Royal Life Saving Society Australia	\$22,064.66
		Home Pool Barrier Inspections - Compliance	
7942	25/07/2022	The Trustee for New Dealership Trust	\$51,512.53
		New Vehicle Purchase - Ranger 4X4	
7943	25/07/2022	Tim Eva's Nursery	\$572.00
		Supply Plants	
7944	25/07/2022	Toll Transport Pty Ltd	\$243.25
		Courier Services	
7945	25/07/2022	Toolmart	\$712.00
		Hammer Drill	
7946	25/07/2022	Total Landscape Redevelopment Service Pty Ltd	\$8,412.80
		Accessibility Upgrade - BBQ Area - Quinns Mindarie	
7947	25/07/2022	Totally Workwear Joondalup	\$440.50
		Uniform Issues	
7948	25/07/2022	Trophy Shop Australia	\$150.70
		Employee Name Badges	
7949	25/07/2022	Truck Centre WA Pty Ltd	\$1,261.65
		Vehicle Spare Parts	
7950	25/07/2022	Turf Care WA Pty Ltd	\$3,062.20
		Turfing Works	
7951	25/07/2022	UES (Int'L) Pty Ltd	\$36.73
		Vehicle Spare Parts	
7952	25/07/2022	Ungerboeck Systems International Pty Ltd	\$2,158.75
		Remote Consulting Service	
		Software Professional Users	
7953	25/07/2022	UZP Pty Ltd ATF The Mindarie Unit Trust	\$522.50
		Refund - Second Sign On Site - City Error	
7954	25/07/2022	Ventura Home Group Pty Ltd	\$2,000.00
		Refund - Street & Verge Bond	
7955	25/07/2022	Vescon Australia Pty Ltd	\$2,000.00
		Refund - Street & Verge Bond	
7956	25/07/2022	Vironica Vermaak	\$1,000.00

Number	Date	Warrant of Payments July 2022	Amount
		Refund - Street & Verge Bond	
7957	25/07/2022	Vocus Communications	\$581.90
		NBN Connection For Wire Track YTRAC	
7958	25/07/2022	Vodafone Hutchinson Australia Pty Ltd	\$187.88
		SMS Charges	
7959	25/07/2022	WA Structural Consulting Engineers Pty Ltd	\$1,155.00
		Engineering Site Visit & Report - Wanneroo Amateur Boxing Club Wall Inspection	
7960	25/07/2022	Wanneroo Business Association Incorporated	\$15,012.00
		6 Annual General Meeting Tickets	
		Annual Sponsorship 2022-2023 - Instalment 1	
7961	25/07/2022	Wanneroo Electric	\$3,435.65
		Electrical Maintenance	
7962	25/07/2022	Wanneroo Fire Support Brigade	\$207.94
		Reimbursement - Uniform Purchases	
7963	25/07/2022	Water Corporation	\$61,166.68
		Water Supplies	
7964	25/07/2022	Water Corporation	\$1,039.07
		Water Supplies	
7965	25/07/2022	West Coast Turf	\$9,405.00
		Turfing Works	
7966	25/07/2022	Western Irrigation Pty Ltd	\$20,598.60
		Reticulation Items	
7967	25/07/2022	Western Power	\$6,600.00
		Design Fee - Girrawheen Avenue	
7968	25/07/2022	William Buck Consulting (WA) Pty Ltd	\$2,342.62
		Probity Advisor Services	
7969	25/07/2022	Wilson Security	\$985.90
		Security Service - Static Guard	
7970	25/07/2022	Winc Australia Pty Limited	\$417.05
		Stationery Supplies	
7971	25/07/2022	Work Clobber	\$658.80
		PPE Issues	
7972	25/07/2022	Workpower Incorporated	\$28,642.63
		Supply Plants	
7973	25/07/2022	Yanchep Two Rocks Community Recreation Association	\$132,923.53
		Annual Funding Contribution - Yanchep Two Rocks Community Bus - 2022 / 2023	
7974	25/07/2022	Yuezhen Yu	\$1,000.00
		Refund - Street & Verge Bond	
7975	25/07/2022	Zoodata	\$13,329.80
		Annual Inspect Licence 10 Package & Annual Service Level Agreement Grade 3	
7976	27/07/2022	LGISWA	\$1,223,339.01

Number	Date	Warrant of Payments July 2022	Amount
		Insurance 30.06.2022 - 30.06.2023	
		Total EFT Payments	\$16,830,910.37
CREDIT CARD RECONCILIATIONS			
13	21/07/2022	CBA Corporate Card	
		Noelene Jennings	
13-01		Via Dolce - Lunch - Director, CEO And Elected Members During Attendance At ALGA National General Assembly In Canberra	\$69.53
13-02		GM Cabs Pty Ltd - Taxi Airport To Home - Director After Attending ALGA National General Assembly In Canberra	\$60.06
13-03		Thinktank Media - Directors Personal Assistant - Attend Perth Corporate PA - Main Summit Day & Masterclass	\$1,754.50
		Harminder Singh	
13-04		Water Corporation - Infrastructure Contribution Lot 1100 Shiraz Boulevard	\$3,372.78
		Deborah Terelinck	
13-05		Fairfax Subscriptions - Financial Review	\$59.00
		Total CBA Payments	\$5,315.87
14	21/07/2022	NAB Corporate Card	
		Advocacy & Economic Development	
14-01		Tourism Council - Registration - 2022 WA Tourism Conference	\$595.00
14-02		Annual Fee - Paid Monthly	\$5.00
		Building Maintenance	
14-03		Annual Fee - Paid Monthly \$5.00 Per Month	\$60.00
14-04		Battery World - Panasonic Battery	\$39.80
14-05		Bunnings - Hardware Purchases	\$2,196.49
14-06		Bureau Meteorology - General Materials	\$90.71
14-07		Pattos Paint Shop - Paint Supplies	\$286.03
14-08		SAS Locksmithing - Double Sided Keys Cut	\$26.00
14-09		The Hire Guys Wangara - Hire Cherry Picker	\$295.00
14-10		Valspar - Painting Materials	\$792.78
		Communications & Brand	
14-11		Annual Fee - Paid Monthly \$5.00 Per Month	\$15.00
14-12		Kmart - Materials - NAIDOC Week	\$6.50

Number	Date	Warrant of Payments July 2022	Amount
14-13		Reece Events Hire - PA System - NAIDOC Week - Flag Raising Ceremony	\$267.69
14-14		Volunteering Australia - Volunteer Lapel Pins	\$474.00
14-15		Woolworths - Catering Items - NAIDOC Week - Flag Raising Ceremony	\$18.95
		Community Safety & Emergency Management	
14-16		Annual Fee - Paid Monthly	\$5.00
		Construction Team	
14-17		Bunnings - Hardware Purchases	\$734.00
		Council & Corporate Support - Hospitality	
14-18		Aldi - Catering Items - In House Catering Requests	\$113.25
14-19		Annual Fee - Paid Monthly \$5.00 Per Month	\$10.00
14-20		Coles - Catering Items - In House Catering Requests Inclusive Of Aboriginal & Torres Strait Islander Meeting & Yanchep Lagoon Community Working Group	\$349.39
14-21		D & A Food Pty Ltd - In House Catering Request - North Coast Cycling Facility Master Plan Implementation Working Group	\$64.20
14-22		Liquorland - In House Catering Requests	\$40.00
14-23		Wanneroo Bakery - In House Catering Requests	\$48.39
14-24		Wanneroo Fresh - In House Catering Requests Inclusive Of Aboriginal & Torres Strait Islander Meeting & Yanchep Lagoon Community Working Group	\$115.99
		Customer & Information Services	
14-25		Adobe - Photoshop Monthly Subscription	\$14.29
14-26		Annual Fee - Paid Monthly	\$5.00
14-27		Get Home Safe - Monthly Subscription Fee	\$444.31
14-28		Netregistry - wannerooevents.com.au - Domain Renewal - 2 Years	\$56.95
14-29		Paypal - Zoom Subscription	\$46.18
14-30		Royal Melbourne Institute - Training - Front End Web Developer	\$2,000.00
		Engineering Maintenance	
14-31		7 Eleven - Car Air Freshener	\$16.00
14-32		Annual Fee - Paid Monthly \$5.00 Per Month	\$10.00
14-33		Australian Training WA - Skid Steer Training	\$995.00
14-34		Bunnings - Hardware Purchases	\$1,397.77
14-35		Concrete Boys Poly - Form Work Strips	\$231.00
14-36		Lindan Pty Ltd - Uniform Issues	\$688.05

Number	Date	Warrant of Payments July 2022	Amount
14-37		Repco - Floor Mats & Seat Cushion	\$157.00
14-38		St John Ambulance - Training Course	\$160.00
		Events	
14-39		Amazon - Printer Expenses - Events	\$524.90
14-40		Annual Fee - Paid Monthly	\$5.00
14-41		Modern Teaching Aids - Material Expenses - Events	\$829.04
14-42		Wanewadv - Death Notice - R Privilege	\$130.70
		Fleet Maintenance	
14-43		Allied Diesel & Turbo - Vehicle Spare Parts	\$880.00
14-44		Annual Fee - Paid Monthly	\$5.00
14-45		BP Kewdale - 2 Gas Bottles	\$158.00
14-46		Master Hose Pty Ltd - Vehicle Spare Parts	\$13.86
14-47		Safety Dave - Vehicle Spare Parts	\$517.00
14-48		Statewide Bearings - Vehicle Spare Parts	\$245.74
14-49		Wanneroo Agriculture - Vehicle Spare Parts	\$120.50
		Heritage Education	
14-50		AFG Media Limited - Costume - Heritage Education Program	\$63.90
14-51		Annual Fee - Paid Monthly	\$5.00
14-52		Blossom Accessories Pty Ltd - Costumes - Heritage Education	\$80.91
14-53		Bookwhen - Subscription	\$39.00
14-54		Bright Star Kids - Sensory Bag - Heritage Houses	\$46.46
14-55		Canva Pty Limited - Subscription	\$17.99
14-56		Department Of Local Government Sports - State Records Document	\$42.80
14-57		Empro Designs - Rug - Heritage Education	\$534.10
14-58		Officeworks - Containers & Art Supplies - Heritage Education Program	\$140.82
14-59		Optimal Print - Print Photographs - Education Programs	\$237.39
		Kingsway Indoor Stadium	
14-60		Domino's - Pizzas - Grand Finals	\$120.00
14-61		Facebook - Advertising	\$641.74
14-62		Spalding - Replace Glass - Basketball Backboard	\$419.99
		Library Services	
14-63		Amazon - Library Book Stock & Repatriation Website	\$148.05
14-64		Annual Fee - Paid Monthly \$5.00 Per Month	\$25.00

Number	Date	Warrant of Payments July 2022	Amount
14-65		Blazon Displays - Arts Projects	\$109.38
14-66		Bunnings - Hardware Purchases	\$95.97
14-67		Cleverpatch Pty Ltd - Project Materials	\$286.30
14-68		CNW Pty Ltd - Museum Projects	\$179.25
14-69		Coles - Arts Projects	\$23.45
14-70		Dymocks - Book Club Kits	\$337.85
14-71		Educational Art Supplies - Project Materials	\$227.48
14-72		Hidden Disabilities - Museum Projects	\$252.80
14-73		Kmart - Project Materials	\$57.00
14-74		Officeworks - Museum Projects	\$329.33
14-75		Paymate*Spun - Library Memberships	\$200.00
14-76		Paypal - Library Book Stock	\$181.86
14-77		Red Dot Stores – Project Materials	\$18.00
14-78		Spotlight – Arts – Project Materials	\$5.00
14-79		SQ *Lora Flora - Project Materials - Eco Action	\$2,044.00
		Parks & Conservation Management	
14-80		Annual Fee - Paid Monthly	\$5.00
14-81		Boya Equipment - Purchase For Vehicle - Ratchet Straps	\$221.97
14-82		Bunnings - Hardware Purchases	\$2,006.13
14-83		Nutrien Ag Solutions - Herbicide & Blue Dye	\$189.09
14-84		Officeworks - General Materials	\$219.30
14-85		Total Tools - Hole Punch	\$42.90
14-86		Work Clobber - Uniform Issue	\$200.70
		Parks Operations	
14-87		Bunnings - Hardware Purchases	\$300.55
14-88		Annual Fee - Paid Monthly	\$5.00
		People & Culture	
14-89		Annual Fee - Paid Monthly	\$5.00
14-90		Survey Monkey - Renewal 2022	\$828.00
14-91		Local Government Managers - Training Course Fee	\$400.00
		Place Management	
14-92		Coles - Catering - Workshop - Exploring Ways to Revitalise Wanneroo Town Centre	\$8.60
		Place Management - Events	
14-93		Vibe Wanneroo - General Expenses - Events	\$12.78
14-94		Annual Fee - Paid Monthly	\$5.00
		Property Services	

Number	Date	Warrant of Payments July 2022	Amount
14-95		Annual Fee - Paid Monthly	\$5.00
14-96		ASIC - Company Searches	\$34.00
		Surveys	
14-97		Totally Workwear Joondalup - Uniform Issue	\$584.50
		Traffic Services	
14-98		Annual Fee - Paid Monthly	\$5.00
14-99		Bunnings - Hardware Purchases	\$767.25
14-100		JB Home Joondalup - Dash Cam - Site Recordings & Visual Recordings	\$168.00
		Tree & Conservation Maintenance	
14-101		Sydney Tools Pty Ltd - Power Planter	\$129.00
14-102		Work Clobber - Uniform Issues	\$496.73
		Wanneroo Aquamotion	
14-103		Ajar Enterprises Pty - Learn To Swim Equipment	\$57.85
14-104		Annual Fee - Paid Monthly	\$5.00
14-105		Bella Vista - Refund	-\$87.00
14-106		Big W - Learn To Swim Equipment	\$15.00
14-107		Campaign Monitor - February Subscription	\$196.90
14-108		Facebook - Advertising	\$174.82
14-109		Kmart - Learn To Swim Equipment & Membership Promotional Material	\$115.45
14-110		Officeworks - Credit For Assembly Charge	-\$75.00
14-111		Rebel Joondalup Learn To Swim Equipment	\$99.97
14-112		Red Dot Stores - Membership Promotional Material	\$33.00
14-113		RLSSWA - Aquatic Training	\$27.50
14-114		Sponsored Post - April School Holiday Kids Activities	\$47.25
14-115		St John Ambulance - First Aid Training	\$160.00
		Waste Services	
14-116		Annual Fee - Paid Monthly \$5.00 Per Month	\$10.00
14-117		Bunnings - Hardware Purchases	\$95.91
14-118		JB Home - Mobile Phone Headsets - Recycling Drivers	\$1,432.00
		Youth Services	
14-119		Annual Fee - Paid Monthly \$5.00 Per Month	\$25.00
14-120		Bunnings - Materials - Niny Bidi Six Seasons Themed Activities	\$372.39
14-121		Coles - Catering Items - Program Activities	\$304.30
14-122		Domino's Estore Woodvale - Program Activities	\$37.95

Number	Date	Warrant of Payments July 2022	Amount
14-123		Eroma Store - Tins For Soy Candles	\$31.62
14-124		Ikea Pty Ltd - 3 Seater Couch	\$568.00
14-125		Kmart - Coffee Table - Hainsworth Youth Centre	\$95.00
14-126		Kmart - General Materials - Program Activities	\$453.20
14-127		Kmart - Promotional Items & Equipment - Instagram Activation	\$125.50
14-128		Officeworks - General Materials	\$11.91
14-129		Officeworks - Materials - Nindy Bidi Six Seasons Themed Activities	\$623.88
14-130		Officeworks - Promotional Items - Instagram Activation	\$58.00
14-131		Paypal - Materials - Nindy Bidi Six Seasons Themed Activities	\$45.50
14-132		Prop Face - Materials - Program Activities	\$98.75
14-133		Prop Face - Promotional Items - Instagram Activation	\$102.50
14-134		Red Dot Stores - Materials - Nindy Bidi Six Seasons Themed Activities	\$64.00
14-135		SP Prop Face - Decorative Materials - Program Activities	\$112.34
14-136		Spud Shed - Catering Items - Program Activities	\$65.87
14-137		Target Australia - Equipment & Promotional Items - Instagram Activation	\$95.00
14-138		The Reject Shop - Materials - Nindy Bidi Six Seasons Themed Activities	\$24.00
14-139		Woolworths - Catering Items - Program Activities	\$238.11
		Total NAB Credit Card	\$35,712.25
CANCELLED CHEQUES FROM PREVIOUS PERIOD			
122967	07/04/2022	Tia Connor	-\$70.50
122835	03/03/2022	Wildbunch Enterprises Pty Ltd	-\$660.00
123107	23/05/2022	Unisport Australia Limited	-\$3,850.00
123189	21/06/2022	Oracle Corporation Australia Pty Ltd	-\$121,613.29
123207	27/06/2022	Hindu Council of Australia Ltd	-\$1,827.10
		Total	-\$128,020.89
TOWN PLANNING SCHEME			
		Cell 3	
		J Morrow/Private - Payment To Landowners Within Cells 1, 3, 5 & 6 That Have Not Previously Received An Historic Public Open Space Credit In Accordance With Clause 9.5 Of DPS2	\$72,568.00
		Cell 4	

Number	Date	Warrant of Payments July 2022	Amount
		Castledine Gregory - Legal Fees	\$46,103.43
		Total TPS	\$118,671.43
General Fund Bank Account			
		Payroll Payments - July 2022	
		01.07.2022	\$1,418.90
		12.07.2022	\$549.94
		12.07.2022	\$10,246.78
		12.07.2022	\$23,098.85
		12.07.2022	\$1,829,982.71
		14.07.2022	\$1,040.13
		26.07.2022	\$1,830,126.40
		26.07.2022	\$4,880.51
		26.07.2022	\$42,070.14
		Total Payroll	\$3,743,414.36
		Total Muni Recoup	\$17,176,355.33
		Direct Payments Total (Includes Payroll And Advance Recoup)	\$20,919,769.69

Consultation

Nil

Comment

The list of payment (cheques and electronic transfers) and the end of month total of outstanding creditors for the month of July 2022 is presented to the Council for information and recording in the minutes of the meeting, as required by the Local Government (Financial Management) Regulations 1996.

Statutory Compliance

Regulation 13(1) of the Local Government (Financial Management) Regulations 1996 requires a local government to list the accounts paid each month and total all outstanding creditors at the month end and present such information to the Council at its next Ordinary Meeting after each preparation. A further requirement of this Section is that the prepared list must be recorded in the minutes of the Council meeting.

Strategic Implications

The proposal aligns with the following objective within the Strategic Community Plan 2021 – 2031:

7 ~ A well governed and managed City that makes informed decisions, provides strong community leadership and valued customer focused services

*7.2 - Responsibly and ethically managed***Risk Management Considerations**

There are no existing Strategic or Corporate risks within the City's existing risk registers which relate to the issues contained in this report.

Policy Implications

Nil

Financial Implications

Nil

Voting Requirements

Simple Majority

Recommendation

That, in accordance with Regulation 13 of the *Local Government (Financial Management) Regulations 1996*, Council RECEIVES the list of payments drawn for the month of Nil 2022, as detailed in this report.

Attachments: Nil

Council & Corporate Support

CS04-09/22 Extraordinary Election - North-East Ward Vacancy

File Ref: 45772 – 22/335886
Responsible Officer: Director, Corporate Strategy & Performance
Attachments: 1

Issue

To determine the method and date of conducting an extraordinary election following the election of Mayor Linda Aitken. It is recommended that Council appoint the Electoral Commissioner to conduct a postal election on 14 December 2022.

Background

Mayor Aitken was elected on 2 September 2022. This leaves a Council Member vacancy for the North-East Ward requiring an extraordinary election.

Detail

Section 4.8 of the *Local Government Act 1995* (the **Act**) requires that an extraordinary election is to be held when the office of a councillor becomes vacant.

Section 4.9(2) of the Act provides that the Election Day for an extraordinary election is to be a day that allows enough time for the electoral requirements to be complied with but, unless the Electoral Commissioner approves, it cannot be later than 4 months after the vacancy occurs.

The earliest date for an office to become vacant, and remain vacant until the Ordinary Elections in October 2023, is the 3rd Saturday in January 2023, with the approval of the Electoral Commissioner under section 4.17(2) of the Act.

In accordance with Sections 4.20(2), 4.20(3), 4.20(4) and 4.61(2) of the Act, Council is required to determine the method by which the extraordinary election will be conducted, whether to appoint a person, other than the CEO, to be the returning officer and whether to declare the Electoral Commissioner to be responsible for the election.

Consultation

Administration has consulted with the Western Australian Electoral Commission (the **WAEC**) to clarify options available and also the availability of the WAEC to undertake the election if requested.

Comment

There is no opportunity for Council to allow the office to remain vacant until the October 2023 election. Section 4.17(3) provides that Local Governments, that have no wards or wards with five or more offices, may leave a vacancy unfilled until the next ordinary election, with the approval of the Electoral Commissioner, provided 80% of the offices are still filled. This provision does not apply to the City of Wanneroo.

Three options exist for the conduct of the extraordinary election however only one option is feasible in terms of the resources available to the City.

The first, and recommended option is to conduct a postal election through the WAEC. The City has recently received correspondence from the WAEC advising of their agreement to be

responsible for the conduct of the extraordinary election by post should Council resolve to do so.

The election can also be conducted without the support of the WAEC as an in-person election with the CEO as returning officer (section 4.20(1) of the Act). Since the City has not conducted an in-person election since 1997, it does not have the policies, procedures and internal resources to coordinate that process in the four month timeframe required by the Act.

The third option is that the extraordinary election be conducted in-person with the support of the WAEC to coordinate some of that process. The Electoral Commissioner has not offered this option.

The City has engaged the WAEC to conduct the City's elections as a postal election since 1999. The last time the City held an in-person election was in 1997, which was prior to the split into the Shire of Wannon and City of Joondalup in 1998.

Postal elections have a significantly higher participation rate than in-person elections. The extraordinary election on the 2nd September had a participation rate of over 19%. A recent in-person extraordinary election in the Town of Cambridge achieved 4.75%.

The Electoral Commissioner has provided written agreement to conduct a postal extraordinary election to fill the vacancy and provided a cost estimate of \$48,000 including GST. **(Attachment 1)**

The election has to be held within four months (2 January 2023) and the election process requires up to 70 days after the election notice is published. Wednesday 14th December is the recommended date for the election to allow for the availability of the returning officer. The Electoral Commissioner has provided an election schedule that requires the appointment of the returning officer between the 5th and 19th of October to meet a 14 December election day.

In summary it is recommended that Council appoint the Electoral Commissioner to conduct a postal election on the 14th December 2022.

Statutory Compliance

Sections 4.8, 4.9(2), 4.17(2), 4.20(4) and 4.61(2) of the *Local Government Act 1995*.

"4.8. Extraordinary elections"

- (1) *If the office of a councillor or of an elector mayor or president becomes vacant under section 2.32 an election to fill the office is to be held.*
- (2) *An election is also to be held under this section if section 4.57 or 4.58 so requires.*
- (3) *An election under this section is called an **extraordinary election**.*

4.9. Election day for extraordinary election

- (2) *The election day fixed for an extraordinary election is to be a day that allows enough time for the electoral requirements to be complied with but, unless the Electoral Commissioner approves or section 4.10(b) applies, it cannot be later than 4 months after the vacancy occurs.*

4.17. Cases in which vacant offices can remain unfilled

- (1) *If a member's office becomes vacant under section 2.32 on or after the third Saturday in July in the election year in which the term of the office would have ended under the Table to section 2.28, the vacancy is to remain unfilled and the*

term of the member who held the office is to be regarded in section 4.6 as ending on the day on which it would have ended if the vacancy had not occurred.

(2) If a member's office becomes vacant under section 2.32 —

- (a) after the third Saturday in January in the election year in which the term of the office would have ended under the Table to section 2.28; but*
- (b) before the third Saturday in July in that election year,*

the council may, with the approval of the Electoral Commissioner, allow the vacancy to remain unfilled and, in that case, the term of the member who held the office is to be regarded in section 4.6 as ending on the day on which it would have ended if the vacancy had not occurred.

(3) If a councillor's office becomes vacant under section 2.32 and under subsection (4A) this subsection applies, the council may, with the approval of the Electoral Commissioner, allow the vacancy to remain unfilled and, subject to subsection (4), in that case, the term of the member who held the office is to be regarded in section 4.6 as ending on the day on which it would have ended if the vacancy had not occurred.*

** Absolute majority required.*

(4A) Subsection (3) applies —

(a) if —

- (i) the office is for a district that has no wards; and*
- (ii) at least 80% of the number of offices of member of the council in the district are still filled;*

or

(b) if —

- (i) the office is for a ward for which there are 5 or more offices of councillor; and*
- (ii) at least 80% of the number of offices of councillor for the ward are still filled.*

(4) If an ordinary or an extraordinary election is to be held in a district then an election to fill any vacancy in the office of councillor in that district that was allowed to remain unfilled under subsection (3) is to be held on the same election day and Division 9 applies to those elections as if they were one election to fill all the offices of councillor for the district or ward that need to be filled.

4.20. CEO to be returning officer unless other arrangements made

- (1) Subject to this section the CEO is the returning officer of a local government for each election.*
- (2) A local government may, having first obtained the written agreement of the person concerned and the written approval of the Electoral Commissioner, appoint* a person other than the CEO to be the returning officer of the local government for —*
 - (a) an election; or*
 - (b) all elections held while the appointment of the person subsists.*

** Absolute majority required.*

(3) An appointment under subsection (2) —

- (a) *is to specify the term of the person's appointment; and*
- (b) *has no effect if it is made after the 80th day before an election day.*
- (4) *A local government may, having first obtained the written agreement of the Electoral Commissioner, declare* the Electoral Commissioner to be responsible for the conduct of an election, or all elections conducted within a particular period of time, and, if such a declaration is made, the Electoral Commissioner is to appoint a person to be the returning officer of the local government for the election or elections.*

** Absolute majority required.*

4.61. Choice of methods of conducting election

- (1) *The election can be conducted as a —*
 - postal election** *which is an election at which the method of casting votes is by posting or delivering them to an electoral officer on or before election day; or*
 - voting in person election** *which is an election at which the principal method of casting votes is by voting in person on election day but at which votes can also be cast in person before election day, or posted or delivered, in accordance with regulations.*
- (2) *The local government may decide* to conduct the election as a postal election.*

** Absolute majority required.*

Strategic Implications

The proposal aligns with the following objective within the Strategic Community Plan 2021 – 2031:

7 ~ A well governed and managed City that makes informed decisions, provides strong community leadership and valued customer focused services

7.3 - Anticipate and adapt quickly to change

Risk Management Considerations

There are no existing Strategic or Corporate risks within the City's existing risk registers which relate to the issues contained in this report.

Policy Implications

Nil

Financial Implications

The election costs will be funded from the City's operating budget.

Adopted Budget allocation for WAEC contract services	\$345,400
Estimated Costs	
Extraordinary election for the Mayor	\$290,910
Extraordinary election for North-East Ward	\$43,636
Total Estimated Costs	\$334,546

Voting Requirements


Absolute Majority

Recommendation

That Council:-

1. **APPROVES BY ABSOLUTE MAJORITY**, in accordance with Section 4.20 (4) of the Local Government Act 1995, the Electoral Commissioner to be responsible for the conduct of the Local Government Extraordinary Election together with any other elections which may be required; and
2. **APPROVES BY ABSOLUTE MAJORITY**, in accordance with Section 4.61(2) of the Local Government Act 1995 that the method of conducting the election will be as a postal election; and
3. **APPROVES** the Extraordinary Election date as Wednesday 14 December 2022 for the North-East Ward election in accordance with Section 4.9(1)(b) of the Local Government Act 1995 for a term expiring 18 October 2025.

Attachments:

1  Attachment 1 - Letter from Electoral Commissioner 22/345687

LGE 1994



WESTERN AUSTRALIAN
Electoral Commission

Mr Daniel Simms
Chief Executive Officer
City of Wanneroo
Locked Bag 1
WANNEROO WA 6946

Attention: Ms Noelene Jennings

Dear Mr Simms

Extraordinary Councillor Election

I refer to your email of 5 September 2022 advising that because of the result of the Extraordinary Mayoral Election there is now a councillor vacancy in the North-East Ward and requesting my agreement to be responsible for the conduct of a postal extraordinary election to fill the vacancy. I have for budgeting purposes, provided a cost estimate for conducting the extraordinary election.

The estimated cost for the Commission to conduct an extraordinary election as a postal election is \$48,000 inc GST, which has been based on the following assumptions:

- 17,500 electors
- response rate of approximately 20%
- 1 vacancy
- count to be conducted at the offices of the City of Wanneroo
- appointment of a local Returning Officer
- regular Australia Post delivery service to apply.

Costs not incorporated in this estimate include:

- non-statutory advertising (ie any additional advertisements in community newspapers and promotional advertising)
- any legal expenses other than those that are determined to be borne by the Western Australian Electoral Commission in a Court of Disputed Returns
- one local government staff member to work in the polling place on election day

The Commission is required by the Local Government Act to conduct local government elections on a full cost recovery basis and you should note that this is an estimate only and may vary depending on a range of factors including the cost of materials or number of replies received. The basis for charges is all materials at cost and a margin on staff time only.

178913

Level 2, 111 St Georges Terrace PERTH WA 6000
GPO Box F316 PERTH WA 6841

T | (08) 9214 0400
F | (08) 9226 0577

E | waec@waec.wa.gov.au
W | www.elections.wa.gov.au



I hereby give my agreement to be responsible for the conduct of the local government extraordinary election for the City of Wanneroo on a day to be fixed by Council in accordance with section 4.20(4) of the *Local Government Act 1995*.

In order to achieve this, your Council would need to pass the following two motions by absolute majority:

- Declare, in accordance with section 4.20(4) of the *Local Government Act 1995*, the Electoral Commissioner to be responsible for the conduct of the extraordinary election.
- Decide, in accordance with section 4.61(2) of the *Local Government Act 1995* that the method of conducting the election will be as a postal election.

I have enclosed an election schedule for the suggested election date of Wednesday 14 December 2022.

I look forward to conducting this election for the City of Wanneroo in anticipation of an affirmative vote by Council.

If you have any further queries please contact Phil Richards, Manager Election Events, on 9214 0443.

Yours sincerely



Robert Kennedy
ELECTORAL COMMISSIONER

10 September 2022

Enc.



WESTERN AUSTRALIAN
Electoral Commission

ELECTION TIMETABLE

City of Wanneroo Extraordinary Election

Days to Polling Day	Local Government Act	References to Act/Regs	Day	Date
80	Last day for agreement of Electoral Commissioner to conduct postal election.	LGA 4.20 (2)(3)(4)	Sun	25/09/2022
80	A decision made to conduct the election as a postal election cannot be rescinded after the 80th day.	LGA 4.61(5)	Sun	25/09/2022
70	Electoral Commissioner to appoint a person to be the Returning Officer of the Local Government for the election.	LGA 4.20 (4)	Wed	5/10/2022
70 to 56	Between the 70th/56th day the CEO is to give Statewide public notice of the time and date of close of enrolments. Preferred date Wednesday 5 Oct 2022	LGA 4.39(2)	Wed to Wed	5/10/2022 to 19/10/2022
56	Last day for the CEO to advise the Electoral Commissioner of the need to prepare a residents roll.	LGA 4.40(1)		19/10/2022
56	Advertising may begin for nominations from 56 days and no later than 45 days before election day. Preferred date Wednesday 19 Oct 2022	LGA 4.47(1)	Wed	19/10/2022
50	Close roll 5.00 pm	LGA 4.39(1)	Tue	25/10/2022
45	Last day for advertisement to be placed calling for nominations.	LGA 4.47(1)	Sun	30/10/2022
44	Nominations Open First day for candidates to lodge completed nomination paper, in the prescribed form, with the Returning Officer. Nominations period is open for 8 days.	LGA 4.49(a)	Mon	31/10/2022
38	If a candidate's nomination is withdrawn not later than 4.00 pm on the 38th day before election day, the candidate's deposit is to be refunded.	Reg. 27(5)	Sun	6/11/2022
37	Close of Nominations 4.00 pm on the 37th day before election day.	LGA 4.49(a)	Mon	7/11/2022
36	Last day for the CEO to prepare & certify an owners & occupiers roll for the election. Last day for the Electoral Commissioner to prepare & certify a residents roll.	LGA 4.41(1) LGA 4.40(2)	Tue	8/11/2022
29	Lodgement of election packages with Australia Post. Week Commencing	Approx	Tue	15/11/2022
22	The preparation of any consolidated roll under subregulation (1) be completed on or before 22nd day before election day.	Reg. 18(2)	Tue	22/11/2022
19	Last day for the Returning Officer to give Statewide public notice of the election. Preferred date Wednesday 9 Nov 2022	LGA 4.64(1)	Fri	25/11/2022
9	Commence processing returned election packages	Approx	Mon	5/12/2022
0	Election Day Close of poll 6.00 pm	LGA 4.7	Wed	14/12/2022

Post Election Day	Post Declaration	References to Act/Regs		Date
5	Election result advertisement.	LGA 4.77	Mon	19/12/2022
14	Report to Minister. The report relating to an election under section 4.79 is to be provided to the Minister within 14 days after the declaration of the result of the election.	Reg.81	Wed	28/12/2022
28	An invalidity complaint is to be made to a Court of Disputed Returns, constituted by a magistrate, but can only be made within 28 days after notice is given of the result of the election.	LGA 4.81(1)	Wed	11/01/2023

CS05-09/22 Appointment of Delegate to WALGA North Metropolitan Zone

File Ref: 14553V014 – 22/296130
Responsible Officer: Director, Corporate Strategy & Performance
Attachments: Nil

Issue

To consider the appointment of a Council Member delegate to the Western Australian Local Government Association (WALGA) North Metropolitan Zone – Delegate.

Background

Councillor Baker has resigned as Council's delegate to the WALGA North Metropolitan Zone.

Detail

WALGA North Metropolitan Zone – Meetings are held Bi-monthly on a Thursday evening and with the location rotated between Councils. The purpose of this group is to represent issues from the Cities of Wanneroo, Joondalup and Stirling back to WALGA. WALGA requests four voting delegates from the City of Wanneroo.

The current delegates for the WALGA North Metropolitan Zone are:

Delegates (*Appointed 26/10/21*):

- Cr Chris Baker
- Cr Frank Cvitan
- Cr Glynis Parker
- Cr Jordan Wright

Deputy Delegates (*Appointed 26/10/21*):

- Cr Jacqui Huntley
- Cr Paul Miles
- Cr Vinh Nguyen
- Cr Brett Treby

Consultation

Nil

Comment

Council is requested to consider the appointment of a Council Member as a delegate to the WALGA North Metropolitan Zone. If a current deputy delegate is appointed then it will be necessary appoint a new deputy delegate.

Where there are more nominations than vacancies for representation, a vote by a show of hands will be conducted. Should a current deputy delegate be appointed as delegate, then Council is also requested to nominate a new deputy delegate for appointment.

Statutory Compliance

Nil

Strategic Implications

The proposal aligns with the following objective within the Strategic Community Plan 2021 – 2031:

7 ~ A well governed and managed City that makes informed decisions, provides strong community leadership and valued customer focused services

7.4 - Promote offerings, opportunities and initiatives

Risk Management Considerations

Risk Title	Risk Rating
ST-S23 Stakeholder Relationship	Low
Accountability	Action Planning Option
Director Corporate Strategy & Performance	Manage

The above risk relating to the issue contained within this report has been identified and considered within the City's Corporate risk register. Action plans have been developed to manage this risk to support existing management systems.

Policy Implications

Nil

Financial Implications

Nil

Voting Requirements

Simple Majority

Recommendation

That Council APPOINTS:-

1. Cr _____ as delegate to the Western Australian Local Government Association (WALGA) North Metropolitan Zone; and
2. Cr _____ as deputy delegate to the Western Australian Local Government Association (WALGA) North Metropolitan Zone.

Attachments: Nil

Chief Executive Office

Advocacy & Economic Development

CE01-09/22 Local Planning Policy 3.6 Employment Policy

File Ref: 29807 – 22/302800
Responsible Officer: Chief Executive Officer
Attachments: 1

Issue

To consider revoking Local Planning Policy 3.6 Employment Policy (the Policy) as shown at **Attachment 1**.

Background

The purpose of the Policy when developed in 2004 was to ensure an appropriate level of employment self-sufficiency (ESS) in the City to mitigate the formation of dormitory suburbs. This was aimed to be mostly achieved through the structure planning process by ensuring an appropriate supply of employment land was planned for the corridor.

When the Policy was developed, the City of Wanneroo had relatively low ESS (46%) and the City of Joondalup had an even lower ESS (35.7%). The combined North West Sub-Region ESS was 39%. At 2016, the ESS ratios for the Cities of Wanneroo and Joondalup were 45.2% and 54.3% respectively and 49.4% for the North West Sub-Region.

At the time of the development of the Policy, there were broad ESS targets outlined in the North West Corridor Structure Plan 1993 but the District Structure Plans for Yanchep/Two Rocks and Alkimos/Eglinton were non-existent. The Neerabup Industrial Area structure plan No. 17 was also in development and not finalised. There was a significant risk that planning for appropriate employment in the North West Sub-Region was lacking and if the City delivered predominantly dormitory suburbs this would result in untenable pressure on transport networks (possibly requiring a double-decked freeway) and negative impacts on residents quality of life due to lack of local job opportunities and excessive commute times.

The Policy was embedded in the Smart Growth Assessment Tool commissioned by the City in 2004, which facilitated the inclusion of ESS targets in both of the large District Structure Plan's that were being developed. It should be noted that DPLH is now reviewing the Alkimos/Eglinton District Structure Plan and the Yanchep/Two Rocks District Structure Plan will be reviewed following that. These reviews of the District Structure Plans are required to consider approaches to ESS targets beyond 2031 and to ensure that sufficient employment land is identified. Each of these documents will require an Economic and Employment Strategy to be prepared.

An overarching ESS target for the North West Sub-Region of 60% was adopted in 2010 by the State Government in Directions 2031 and Beyond (69,000 additional jobs target between 2006 and 2031). The more recent North West Sub-regional Planning Framework (2018) indicated that the target ESS in Directions 2031 would be challenging to achieve and indicated a longer timeframe might be necessary.

The Policy also included an Economic Development Fund levy to be applied at the local structure plan stage. The collection of funds occurred between 2004 and 2008 but no funds were collected following the introduction of State Planning Policy 3.6 Development Contributions for Infrastructure (SPP 3.6) following advice that the City could no longer expect developers to contribute towards economic development initiatives.

Detail

The historical and forecast ESS is shown in the table below indicating that the North West Sub-region is likely to achieve 60.5% ESS by 2031.

Employment Self Sufficiency	ESS 2001	ESS 2006	ESS 2011	ESS 2016	Forecast 2031 ESS
City of Wanneroo	46.0%	44.1%	44.7%	45.2%	52.1%
City of Joondalup	35.7%	39.1%	47.4%	54.3%	73.9%
NW Sub Region	39.0%	41.1%	46.1%	49.4%	60.5%

The above table indicates that the City has managed to maintain a steady ESS over time despite experiencing the greatest population growth (in absolute number terms) of any other local government area in Western Australia. Between 2006 and 2016, the jobs growth in the City of Wanneroo has averaged 2,049 jobs per annum (ABS Census 2006 and 2016). The City of Joondalup has averaged 1,326 additional jobs per annum during the same period or an average of 3,375 additional jobs per annum for the North West Sub-Region.

A summary of the North West Sub-Region ESS calculations is provided below.

- North West Sub-Region forecast labour force (sum of Wanneroo and Joondalup forecasts).

North West Sub-Region				
Age Cohort	2016		2031	
	Population	Labour Force	Forecast Population	Forecast Labour Force
15-19	24,163	13,058	29,382	15,802
20-24	22,656	18,309	28,931	23,271
25-34	46,743	37,497	64,065	51,210
35-44	49,080	40,103	65,288	53,224
45-54	49,136	41,165	57,167	47,703
55-64	37,597	26,090	47,682	32,674
65-74	24,966	5,492	36,460	7,864
75-84	11,303	413	22,964	840
85 years	4,293	38	8,139	72
TOTAL	269,937	182,165	360,078	232,660

Source: ABS Census General Community Profile 2016 & Forecast ID

- North West Sub-Region forecast jobs

North West Sub-Region Forecast Jobs	
North West corridor Jobs 2006	56,301
North West corridor Jobs 2016	90,046
Annual Growth	3,375
Estimated Growth 2016 to 2031	50,618
Total Jobs 2031	140,664

Source: ABS Census Working Population Profile 2006 & 2016

North West Sub-Region forecast 2031 ESS:

- Forecast jobs ÷ forecast labour force = forecast ESS
- $140,664 \div 232,660 = 60.5\%$
- Based on jobs growth between 2006 and 2016 and the forecast growth in labour force, the North-West Sub Region is expected to achieve the 60% ESS target by 2031.

SPP 3.6 Development Contributions for Infrastructure (November 2009) does not allow the planning system, through developer contributions, to be used for collection of funds for job creation and economic development programs. The revised SPP 3.6 (gazetted 30 April 2021) also does not allow for economic development contributions. Therefore, developer contributions for economic development initiatives is not an option that the City can consider in any policy.

It is noted that prior to 2009, funds were permitted to be collected under Local Planning Policy 3.6 Employment for economic development initiatives.

Consultation

Administration has recently completed the development of a revised Economic Development Strategy including significant consultation. The need for a policy to enable achievement of employment self-sufficiency was not identified in any of the consultation. However, the revised Economic Development Strategy does provide guidance around planning for the future including an outcome that the “City has a new Local Planning Strategy and Local Planning Scheme No.3”.

Specific external consultation on the Policy has not been undertaken.

Comment

On balance, it is evident that the City no longer requires a Local Planning Policy relating to employment as other more effective and appropriate planning mechanisms are already being implemented. The City is on track to contribute towards the State Government target of 60% employment self-sufficiency for the North West Sub-Region. The current and anticipated revised planning regime (including revised District Structure Plans) is considered appropriate to enable good employment self-sufficiency outcomes for the City's residents. The City's revised Economic Development Strategy will also be a key framework to enable good economic and employment outcomes.

Additionally, the City is currently preparing its first Local Planning Strategy (LPS) to outline the strategic basis for future land use planning and development in the City. Achieving employment self-sufficiency and attracting strategic industries to the City will be a focus area of the LPS. In this regard, actions will be proposed to protect employment land and to locate businesses in strategic locations to influence their long-term performance and support local employment. The LPS will also review the current planning framework and propose to rescind or amend other existing LPPs to meet the City's future planning directions. In light of the above and ongoing work to prepare the LPS, it is considered that the Policy will no longer be required.

Statutory Compliance

The Policy does not comply with State Planning Policy 3.6 – Infrastructure Contributions (2021).

Strategic Implications

The proposal aligns with the following objective within the Strategic Community Plan 2021 – 2031:

3 ~ A vibrant, innovative City with local opportunities for work, business and investment

3.3 - Plan, develop and activate employment locations

Risk Management Considerations

Risk Title	Risk Rating
ST-S12 Economic Growth	Medium
Accountability	Action Planning Option
Chief Executive Officer	Manage

The above risks relating to the issues contained within this report have been identified and considered within the City's Corporate and Strategic Risk Registers. Action plans have been developed to manage these risks to support existing management systems.

Policy Implications

Following review of the Policy, Administration concludes that it is no longer required and should be revoked. The North West Sub-Regional Planning Framework (2018) and existing (and anticipated revised) structure plans are considered appropriate mechanisms to enable good employment self-sufficiency outcomes for the City's residents.

Financial Implications

There are no statutory mechanisms available to the City to levy developers for economic development or employment generating initiatives.

The City previously received a total of \$211,000 under the Policy and these funds are currently held in Restricted Cash (GL 617313-8999-159). It is proposed to apply these funds towards economic development initiatives aligned to the recently adopted Economic Development Strategy 2022-2032 such as the development of the Neerabup Industrial Area.

Voting Requirements

Absolute Majority

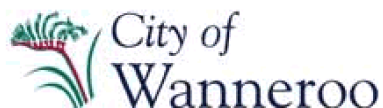
Recommendation

That Council:-

1. Pursuant to Clause 6(b) of the deemed provisions for local planning schemes contained in Schedule 2 of the Planning and Development (Local Planning Schemes) Regulations 2015, REVOKE Local Planning Policy 3.6: Employment Policy, as provided in Attachment 1;
2. REQUESTS that Administration prepare and publish a notice of revocation for the Local Planning Policy 3.6: Employment Policy; and
3. APPROVES BY ABSOLUTE MAJORITY that funds collected through the Policy be transferred to the Neerabup Reserve.

Attachments:

1. Attachment 1 - LPP 3.6 Employment Policy 20/459732



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Employment Policy

<i>Policy Owner:</i>	Planning & Development
<i>Distribution:</i>	All Employees
<i>Implementation:</i>	14 December 2004 – Item No: PD01-12/04
<i>Scheduled Review:</i>	December 2006

Application:

This policy is to be applied at all levels of the structure planning process and will form an integral part in the evaluation process of both district and local structure plans proposed for any new development within the City of Wanneroo. In addition, this policy is also applicable in the evaluation of new large-scale subdivisions within these local structure plan areas.

Purpose:

This policy is designed to establish a framework to encourage and retain local employment within the City of Wanneroo and ultimately the North West Corridor.

The imperative for this policy was driven by the fact that the City of Wanneroo suffers low employment self-containment within its boundaries, which has lead to the many so-called 'dormitory suburbs'. In areas of low employment self-containment issues range from social and economic issues associated with having to spend significant time and money commuting long distances to work, the ability of the transport system to handle significant community demands, security problems, pollution and energy demands caused by transportation requirements, through to expenditure leakages out of the local economy.

Australian Bureau of Statistics Journey to Work data (2001) reveals that more than three out of every four workers residing within the City of Wanneroo commute out of this area for their employment. Even when looking at a more regional level, two out of the three workers residing within the north-west corridor of Perth leaves this same area to commute to work.

With the population of the City projected to continue to grow at a significant rate over the next 30 years and the high level of activity within the development industry at the present time, the City of Wanneroo will face compounding environmental, economic and social problems if the trend is not improved.

Objective:

This Employment Policy requires proponents of any large-scale residential development within the City of Wanneroo to prepare a strategy to encourage local employment self-sufficiency and maximise resultant local containment of the workforce.

To aid this process several initiatives have been identified in this policy. It is acknowledged that the initiatives will produce broad results that have flow-on benefits in the wider community.

Employment Self-sufficiency and Containment

To ensure the underlying principles of this employment policy are understood, it is essential that the concepts of employment self-sufficiency and employment containment be clearly defined. Employment self-sufficiency represents the proportion of the local employed workforce that could potentially find employment within the local area. For example, in an area containing 10,000 job opportunities and 20,000 employed residents, the local employment self-sufficiency of the area would be one in two or 50%.

$$\text{Employment Self-sufficiency ratio} = \frac{\text{Local job stock}}{\text{Employed local workforce}}$$

Employment self-containment represents the proportion of local employed workforce that works within the same area. For example, in an area containing 10,000 job opportunities and 20,000 employed residents, of which 5,000 work locally, the employment self-containment would be one in four or 25%.

$$\text{Employment Self-containment ratio} = \frac{\text{Employed local workforce (working locally)}}{\text{Employed local workforce}}$$

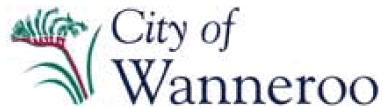
Note: The employment self-sufficiency of an area can be seen as the potential self-containment for this same area.

The differentiation of these two principles is essential if the issues associated with ‘dormitory suburbs’ are to be addressed. The employment policy approach to economic development strives to not only foster the creation of local employment opportunities (self-sufficiency) but also encourage these to be taken up by the local workforce (self-containment).

Employment self-containment can also be thought of as the match between the skill set of the local employed workforce and the relevant number and type of employment opportunities within an area.

North West Corridor Structure plan, Transportation and Employment Self-sufficiency

The background report to the “North West Corridor Structure Plan” (February 1991) indicated that there were a total of 26-30 north-south traffic lanes that could be realistically fitted into the Corridor. Some of these include Marmion Avenue, Connolly Drive, the Mitchell Freeway and Wanneroo Road. Given the traffic volumes that these lanes could accommodate a 60% level of employment self-containment would need to be achieved. This was based on creating a local employment self-sufficiency of 72% (self-containment potential), which was then reduced by 12% through leakage of opportunities going to non-local workers. In addition these levels of self-containment required public transport to provide a 25% share of total traffic volumes.



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However, since this time several north-south arterial roads in corridor have had the potential number of lanes reduced. As a result the collective carrying capacity of north-south arterial roads has been reduced. This has provided an even greater emphasis on enhancing local employment self-containment initiatives.

Public Private partnerships

The business cycle that influences the rate of development will no doubt have peaks and troughs, but the constant that remains is the need to reduce the amount of people having to accept suitable employment out of this area in accordance with their skill levels. The employment policy approach takes into account the need for employment generating opportunities that need the support of public and private sector partnerships. The policy is not intended to be a burden for those who wish to provide their development product in the City of Wanneroo, but rather aims at creating lasting partnerships that allows the challenge of local employment generation to be addressed.

Successful implementation of these initiatives will attempt to decrease the effects of social dislocation that may only become apparent as the 'new' suburb ages and as more of the local residents move into the workforce and seek local employment.

Inherent employment and diversification

For any new development there is an inherent level of employment created as a direct result of the demand driven opportunities created by people residing within a certain area. This employment is predominantly contained within essential services such as medical, civic, community services and particularly through food and non-food retail. In order to maximise local self-sufficiency, this policy aims to ensure that any large-scale residential development contributes to employment opportunities over and above that which would inherently exist.

A key objective of this policy is to work in partnership with proponents of land developments within the City of Wanneroo to implement employment initiatives that increase the local job stock above this base-line level.

Key outcomes of the Employment Policy are to:

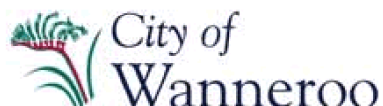
- Ensure that the highest realistic level of employment self-sufficiency is achieved -for the City of Wanneroo
- Maximise the level of self-containment of employment opportunities created within the City of Wanneroo
- Increase the capacity of the local workforce and local communities to contribute to and benefit from economic growth
- Facilitate the start-up of new ventures

Policy Measures:

This policy requires that all proponents of proposed large-scale residential developments produce a local employment strategy as part of the proposed structure plan. An assessment of the strategy will form part of the Council approval process for the proposed structure plan. After approval of the Structure plan Council administration will work in partnership with the proponent to continually review the progress of the strategy.

The following schedule indicates various employment strategy components that are considered appropriate for large-scale residential developments within the City of Wanneroo. This schedule is not intended as an exclusive listing but purely to indicate the type and scale of initiatives that are expected when planning development of various sizes. Strategy components that are classed as priority would be expected from all major residential developments in the City of Wanneroo.

Local Employment Strategy components	Scale of development		
	District	Local	Sub-division
Priority Strategies			
Economic Development Fund – allocated as a levy ‘per lot sold’ to contribute toward ongoing local employment generating initiatives.		●	●
Broadband Infrastructure – Provide adequate telecommunications for the new subdivision to enhance communication and business opportunities. Work with wholesale carriers to ensure broadband connectivity to the area.	●	●	
Employment Supportive Designs – Inclusion of elements within the structure plan that are able to provide or support the provision of employment generation within the design area. See Appendix A for an overview of recognised employment supportive design strategies.	●	●	
Employment Supporting Land uses – Inclusion of an appropriate spread of land uses for the development to maximise potential employment generation. See Appendix B for an overview of land uses.	●	●	
Flexible use developments within main street or retail centres – To maximise the efficiency of the development and encourage activity within these areas especially during the early stages of growth		●	●
Adhere to the principles the City’s Smart Growth Strategy	●	●	●
Optional Strategies			
Business attraction – Actively pursue and provide incentives for commercial entities to relocate to the development area.	●	●	●
Training development – Work in partnership with training providers to map the current/future training requirements of anticipated industry clusters	●	●	
Local Job Network – Provision of cash & in-kind support that will directly affect jobs in the new development	●	●	
Local business events – sponsor a series of these within a reasonable proximity of the development area		●	●
Family Day Care (incorporating in-home care) - sponsorship of recruiting, training and information seminars			●
Electronic Commerce initiatives – Supporting the adoption of electronic commerce by local businesses and residents	●	●	●
Regional Employment Plan – Sponsor the development of this plan (e.g. mapping for all of Wanneroo)	●	●	
Two Envelope Local Tendering System for development works – Using a Tendering system requiring contractors to provide a local employment component to their submission. This component would need to demonstrate how each Tendering contractor intends to use local employment labour or sub-contract to other locally based contractors. This local employment component could also require contractors to have a training aspect to their Tender. This would be in the form of providing apprenticeship, traineeship or other workplace training opportunities for local residents. This is designed to develop local skills in their specific industry.		●	●
Developers Shop fronts – where appropriate provide access to developer			●



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facilities for employment agencies and other employment/business training agencies in order to assist local job seekers			
Direct Funding – Partner with other groups to assist in the delivery and funding of existing Economic Development programs/projects within the City	●	●	●
Local Business Awards – provide sponsorship towards Wanneroo local small business awards	●	●	●
Introduce learning centres – Initially in main street of development and eventually disbursed among new community and on business estates (network of agencies pooling resources)	●	●	
Multi-user Services delivery hub – Make available a centre with sufficient broadband access and proximity to transport to be used by Government agencies, other service providers, small businesses and local workers (to telecommute while remaining in their local area).			●
Support Home Based Business – through ‘virtual incubator’ type services (e.g. time share office space in main street with business services – as found in hotels printing/photocopy/Internet/typing services)		●	●
Contributions - Contribute to the hosting of delegations from International visitors seeking to invest in the local economy	●	●	
Sponsorship - Sponsor and participate in the implementation of a Wanneroo Business Expo	●	●	●
Tourism Centres - Development of Tourism icons within the structure plan to encourage external expenditure in the local area and branding opportunities.	●	●	●
Youth Support Services – Give financial assistance to youth training and development programs at either Primary or High School level in recognition of the demonstrated need to maintain young learners social balance			●

District: District structure plan

Local: Local structure plan

Subdivision: Subdivision

Ongoing evaluation

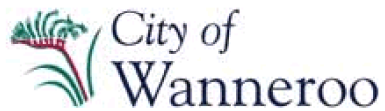
As part of the local employment strategy proponents will be required to continually review and monitor the performance of the various strategy components. The partnership approach taken in this policy requires that proponents report to Council on the performance of these strategy at least every six-months through the Economic Development Portfolio. However, it is also recognised (and encouraged) that more regular informal contact would be made between these times.

APPENDIX A – EMPLOYMENT SUPPORTIVE DESIGNS

Employment Supportive Designs
Council approved home based business designs included in the portfolio of designs for each lot size of each project builder allowed to purchase sites (these designs to be prominently displayed in the sales and project displays, shown, and offered to all purchasers)
Council approved live/work residential development on display in the development's 'display village'
Construction of demonstration premises: <i>Flexible mixed-use</i> <i>Business/commercial/industrial premise'</i> <i>Terrace houses able to be converted to commercial or retail use</i>
Provision of a Public Transport Terminus/Interchange located in Town Centre
Provision of the following services within the town centre: Childcare Centre, Health and Fitness Centre located Community Internet Access Centre/café Community Hall Music and Band Rehearsal and Recording Studio These need to be within 200 metres of: Public Transport Terminus/Interchange Railway Station Major 'Main Street' intersection
Provision of 'Retirement Village' OR Retirees (over 50s) Housing located within 200 metres of the centre of the Town Centre

APPENDIX B – Employment supporting Land uses

Employment Land uses
Home Based Businesses
Large Scale Retailing (centres or premises over 15,000 sq m gfa)
Small Scale Retailing (centres/premises under 15,000 sq m gfa)
Retail Warehouses (including white goods furniture, floor coverings and hardware stores)
Fast Food
General Office Space
Small Office Space (premises under 2000 sq m gfa)
Industrial/Warehousing



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Warehousing (including storage and courier depots)
Service Industry (including service trades)
Business Parks
General Industry (including light industry and food industries)
Heavy/Extensive Industry
Motor Vehicles (including service stations and new or use vehicle sales and service)

Governance & Legal

CE02-09/22 Review and Extension of Review Dates for Council Policies

File Ref: 26321V011 – 22/294983
Responsible Officer: Executive Manager Governance & Legal
Attachments: 9

Issue

To consider proposed amendments and extension to the review dates for Council Policies.

Background

Council Policies and supporting procedures are a statement of the principles or positions that are intended to guide or direct decision-making and operations within the City of Wanneroo (the **City**). The City's Strategic Community Plan (**SCP**) sets a clear direction from Council for Administration to make consistent and aligned decisions at an operational level through policies and procedures.

All Council Policies (as well as other like documents) should be reviewed regularly to ensure compliance with legislation; continued alignment with the adopted SCP and the City's requirements to provide sound and effective internal controls to minimise risk and deliver desired outcomes.

Detail

Reviews have been undertaken of the policies listed below and the following changes are recommended:

Policies that Have Been Reviewed:

1. Sponsorship Policy

The scheduled review of the Sponsorship Policy has considered its effectiveness in communicating and applying the defined principles, and in delivering a consistent approach to sponsorship opportunities.

Evaluation has determined that the provisions of the Policy are still valid, and aligned to the City's priorities. As such, it is proposed that no changes are required to the current Policy (**Attachment 1**), with the exception of minor administrative amendments to adapt to the City's new policy format as shown in mark up in **Attachment 2**. The final proposed Policy is shown at **Attachment 3**.

2. WLCC Deductible Gift Recipient Status Policy

This Policy (**Attachment 4**) has been reviewed to consider its ongoing relevance and requirement, and that it reflects updated strategic priorities.

Proposed changes are limited to administrative amendments such as the use of appropriately described acronyms to simplify policy wording, and updated references to the Strategic Community Plan.

These policy improvements do not change the intent or purpose of the Policy, and are considered to be minor as shown in **Attachment 5**. The final proposed Policy is shown at **Attachment 6**.

3. Australia Day Awards Policy

The scheduled review of this Policy (**Attachment 7**) has identified that the document remains appropriate and relevant. Only minor administrative changes have been identified as shown in mark up at **Attachment 8** with no changes to intent or purpose. The final proposed Policy is shown at **Attachment 9**.

An extension is requested for the review date of the following policies:

1. Waste Services Policy

The Waste Services unit is undertaking to review its current services with a view to changing operations and service delivery. The intent of any changes is to clarify the type of waste services the City provides and how it provides those services.

An extension to the review date of this policy to 30 June 2023 is requested to ensure that any changes resulting from the service review is fully incorporated into the Policy.

2. Pesticide Management Policy

Administration seeks an extension to the review of this Policy to 30 September 2024 to allow for continued research into new technologies in pesticide application and chemistry and allow for further evaluation of recent herbicide efficacy trials.

The Policy remains aligned to the relevant State Government Acts and Guidelines and industry best practice and continues to be fit for purpose.

3. Attendance at Events Policy (Council Members and CEO)

An extension to the review of this policy is requested to 15 December 2022 to allow for further consultation, particularly where there has been ambiguity in the interpretation of the provisions of the Policy.

4. Memorials in Parks and Reserves Policy

Through the review of this Policy it has become apparent that further research is required to formulate an effective criteria to assist with the assessment and approval of requests for memorials.

An extension of the review date of this policy to 30 June 2023 is therefore sought.

Consultation

Consultation has been undertaken with the relevant stakeholders.

Comment

The review of Council policies will ensure that the information available to the City's stakeholders is aligned to the current SCP and are relevant and up to date.

Statutory Compliance

Nil

Strategic Implications

The proposal aligns with the following objective within the Strategic Community Plan 2021 – 2031:

7 ~ A well governed and managed City that makes informed decisions, provides strong community leadership and valued customer focused services

7.1 - Clear direction and decision making

7.2 Responsibly and ethically managed

Risk Management Considerations

Risk Title	Risk Rating
CO-C01 Compliance Framework	Low
Accountability	Action Planning Option
Executive Manager Governance & Legal	Manage

The above risk relating to the issue contained within this report has been identified and considered within the City's Corporate risk register. The review of the Policies as set out in this report will support existing management systems.

Policy Implications

Nil

Financial Implications

Nil

Voting Requirements

Simple Majority

Recommendation










That Council:-

1. **ADOPTS the Sponsorship Policy as set out in Attachment 3;**
2. **ADOPTS the WLCC Deductible Gift Recipient Status Policy as set out in Attachment 6;**
3. **ADOPTS the Australia Day Awards Policy as set out in Attachment 9; and**
4. **APPROVES the extension of the scheduled review dates for the following policies:**
 - a) **Waste Services Policy to 30 June 2023;**
 - b) **Pesticide Management Policy to 30 September 2024;**

**c) Attendance at Events Policy (Council Members and CEO) to 15 December 2022;
and**

d) Memorials in Parks and Reserves Policy to 30 June 2023.

Attachments:

1	 Sponsorship Policy 2019	19/211442[v1]
2	 Sponsorship Policy 2022 - Draft with marked up changes	22/294470
3	 Sponsorship Policy 2022 (draft)	19/211442[v2]
4	 Deductible Gift Recipient Status Policy July 2019	17/82163[v2]
5	 Deductible Gift Recipient Status Policy update June 2022 track changes version	22/207505
6	 Deductible Gift Recipient Status Policy June 2022 draft	17/82163[v3]
7	 Australia Day Awards Policy - Existing	14/372609[v3]
8	 Australia Day Award Policy with track changes	22/304267
9	 Australia Day Awards Policy - Proposed New	14/372609[v4]



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Sponsorship Policy

Policy Owner:	Communications, Marketing and Events
Contact Person:	Manager Communications and Brand
Date of Approval:	24 September 2019 (CP02-09/19)

POLICY STATEMENT

The City of Wanneroo (the City) leverages from strategic sponsorship opportunities to provide social, economic or environmental benefits to the community and enhance the reputation and brand of the City in accordance with the Strategic Community Plan.

POLICY OBJECTIVE

The objective of this policy is to:

- coordinate fair and equitable assessment and approval processes for sponsorship arrangements;
- maximise sponsorship arrangements through clearly defined objectives;
- ensure sponsorships are aligned to the City's Strategic Community Plan, endorsed brand and values; and
- ensure transparency, good governance and risk management in all sponsorship negotiations and agreements.

SCOPE

This policy applies to all **sponsorship** arrangements entered into by the City, including those provided by the City (**outgoing sponsorship**) and those received by the City (**incoming sponsorship**). Sponsorships may include financial and/or in-kind support.

This policy does not apply to **community funding**, **enterprise funding**, subsidies, advertising, informal collaborations, legal partnerships, or joint ventures. It does not include donations, gifts, prizes and awards which are given for philanthropic reasons, where financial or material assistance is given without expectation of anything in return.

IMPLICATIONS

Sponsorships will be distributed in accordance with the City's endorsed budget to ensure that public funds are distributed transparently in accordance with the Local Government Act 1995.

IMPLEMENTATION

1. Sponsorship Principles

The City will only enter into sponsorship arrangements with proposed **sponsors** or **sponsorship recipients** if the objectives, activities and/or products of the sponsor or



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sponsorship recipient are compatible with, and complementary to the City's vision, responsibilities and policies.

The following five key principles will be considered when determining sponsorship arrangements in accordance with this policy:

1. Community Benefit

Sponsorship activities should provide an opportunity to meet the social, economic, and/or environmental aspirations as outlined in the City's Strategic Community Plan and other community-directed plans.

2. Strengthening the City of Wanneroo Brand and Reputation

Sponsorship arrangements should enhance the City's reputation and reinforce the City's brand through positive promotional and marketing activities.

3. Risk Management

Potential risks for the City will be assessed prior to entering into sponsorship arrangements in accordance with the City's Risk Management Framework. If the assessment concludes the risks are unacceptably high or the City is receiving minimal value from the proposal, consideration of the proposal will be discontinued.

4. Good Governance

Sponsorship will be sought and provided using transparent processes. In the negotiation of sponsorship arrangements, the commercial value of the arrangement, including all cash and in-kind contributions, must be clearly identified and acknowledged.

5. Entrepreneurship and Revenue Raising

Sponsorship activities that present additional revenue raising opportunities for the City will be considered. This includes the potential commercial naming of City venues and facilities.

2. Sponsorship Outcomes

The City views its sponsorships as long-term investments in its commitment to the community. The City seeks to support initiatives that reflect the diversity of its community and meet the needs of the organisation through sponsorship arrangements of up to three years.

Sponsorships must address at least one of the following program outcomes as addressed in the program guidelines:

- Social Outcomes
- Economic Outcomes
- Environmental Outcomes



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The City has an expectation that it will receive a return on investment through demonstrated benefits, including but not limited to:

- increased exposure of the City's brand, services and/or activities;
- the opportunity to build relationships that achieve the City's strategic objectives;
- promotional opportunities in media (print, radio, TV, online);
- recognition of the City as a sponsor in promotional material (at minimum through the presence of the City's logo in written materials, videos and digital media; verbally in any broadcasts or loud speaker channels and visually on any clothing or merchandise);
- naming rights;
- editorial/advertising in event, program or other literature; and/or
- ceremonial involvement and/or speaking role to an influential or relevant audience.

3. Eligibility

Only proposals that are consistent with the principles, eligibility and outcomes outlined in this Policy should be considered for sponsorship.

To be eligible, sponsorship applicants should:

- be a legally constituted entity or incorporated association with a current ABN;
- have Public Liability Insurance of at least \$10 million (to be maintained throughout the sponsorship period);
- be based in the City or undertake activities within the City, for the benefit of local residents (for outgoing sponsorships only); and
- ensure that attendance/participation is free for community events (unless otherwise negotiated with the City).

Sponsorships will not be approved from organisations, or for initiatives that:

- conflict with the City's events program or other activities;
- directly or indirectly contravene existing Council policy;
- create an actual or perceived conflict of interest;
- interfere with the City's compliance with and exercise of its legislative obligations;
- do not positively reflect the City's values and brand;
- are not consistent with the City's access and inclusion principles which support participation and equity for all members of the City's diverse community;
- could be perceived as benefiting a political party or campaign;
- are for the sole purpose of general fundraising activities;
- are for general operational expenditure (e.g. staff salaries, lease rent payments, insurance, office equipment);
- are to cover shortfalls in funding by state or federal government departments;
- are for major/capital equipment purchases or works;
- are for the purchase of property and/or land;
- are for facility maintenance projects;
- have already been completed prior to the proposal being submitted;



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- are deemed inappropriate by the City i.e. pollution, destroy or waste non-recurring resources, illegal or political in nature; or
- promote tobacco, gambling, pornography, weaponry, drugs and/or alcohol.

Sponsorships with the following monetary issues will not be considered:

- if the sponsorship investment is more than the cost of the activity, event or initiative;
- where the sponsorship recipient has outstanding debts or previous un-acquitted funds with the City; or
- where the price placed on the sponsorship package does not represent value for money for the City as determined through the assessment process.

Sponsorship is not intended for any company or organisation to be viewed favourably by the City in any other business arrangements to which they might be a party. Sponsorship from companies who are in contract negotiation with the City will not be accepted where it may be viewed as an endorsement of the bid.

The City retains the right to decline a sponsorship proposal from any organisation, individual or in respect to particular products/services which the City in its sole discretion considers inappropriate.

4. Assessment

All sponsorship proposals will be subject to assessment by a specialist panel. The assessment process includes a risk assessment and value for money assessment.

The City may negotiate an alternative proposal which reflects the agreed value of the agreement as determined through the assessment process.

The panel will make a recommendation to Council, the Chief Executive Officer (CEO) or responsible officer for formal approval.

The outgoing sponsorship program is highly competitive and the City will only support proposals that provide significant tangible benefits for the community and the organisation in accordance with this policy.

Should a sponsorship arrangement limit the City's ability to carry out its functions fully and impartially, sponsorship will not be considered.

5. Approval

Approvals will be coordinated for all sponsorship proposals and agreements as follows:

Incoming Sponsorships

Sponsorship Received (cash and/or in-kind)	Approval required
Up to \$20,000 in-kind or cash contribution	Director*



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Sponsorship Received (cash and/or in-kind)	Approval required
\$20,001 to \$50,000 in-kind or cash contribution	CEO*
\$50,001 or more in-kind or cash contribution	Council
More than 50% of the total activity	Council

**Note – Details of these sponsorship approvals will be provided to Elected Members for information.*

Outgoing Sponsorship

Sponsorship Provided (cash and/or in-kind)	Approval required
Submissions up to \$5,000	Manager*
Submissions between \$5,001 and \$10,000	Director*
Submissions between \$10,001 and \$50,000	CEO*
Submissions over \$50,001	Council

**Note – Details of these sponsorship approvals will be provided to Elected Members for information.*

If any agreement contains an in-kind component pertaining to a waiver, concession or discount of a fee or charge, a separate approval is required in accordance with Section 6.12 of the Local Government Act 1995 and the City's Delegations Register.

6. Agreement

All sponsorships shall be formalised in a legally binding agreement which contains associated requirements and conditions.

The City must dutifully undertake and abide by conditions of sponsorship agreements entered into.

The City is responsible for maximising the value of all sponsorships through the provision of marketing collateral, resources and/or other activities as specified in each agreement.

All sponsorship recipients are required to provide the City with reports in relation to sponsorship outcomes and achievements as detailed in their agreement.

For long term sponsorship arrangements, a review will be conducted annually to ensure agreed outcomes are being achieved.

Sponsorship agreements may be terminated by mutual agreement where either party has breached the conditions of the agreement.



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ROLES AND RESPONSIBILITIES

The Manager Communications and Brand is responsible for the implementation of this policy in collaboration with relevant service unit Managers.

DISPUTE RESOLUTION

Disputes in regard to this policy will be referred to the Director Community and Place in the first instance. In the event that an agreement cannot be reached, the matter will be submitted to the CEO for a ruling.

Conflicts arising from personal relationships or financial arrangements of City Officers or Elected Members involved in sponsorship assessment, approval or administration will be managed in accordance with the conflict of interest provisions in the City of Wanneroo Code of Conduct.

EVALUATION AND REVIEW PROVISIONS

The Sponsorship Program and this policy will be reviewed every three years to ensure:

- its effectiveness in enhancing the City's reputation and brand;
- that the benefits for the City are commensurate with the level of sponsorship provided or received;
- that program outcomes remain consistent with the City's strategic objectives;
- arrangements are managed professionally, in a manner that is transparent and accountable; and
- conflicts of interest are identified and managed appropriately.

DEFINITIONS

DEFINITIONS: Any definitions listed in the following table apply to this document only.

Community Funding	Financial and in-kind support for individuals and community groups or organisations which enables the delivery of initiatives which promote connected, resilient, healthy, safe and inclusive communities. Funding is provided to recipients through a formally recognised program for a specified purpose and define outcomes.
Enterprise Funding	Financial and/or in-kind support which is provided by the City to individual residents or organisations to support strategic opportunities, policies and projects that drive job creation grow the local economy and deliver strategic outcomes for the City.
Incoming Sponsorship	An agreement between the City and the sponsor, where the City receives either money or a benefit in-kind for an event, campaign or initiative from an external organisation or individual which in turn gains publicity or other benefits.
Outgoing Sponsorship	An agreement between City and an external party, where the City provides either financial or in kind support to an external



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	party in return for specified social, economic and/or environmental benefits.
<i>Sponsorship</i>	A contractual business arrangement under which a sponsor, for a specified term, provides a contribution in cash and/or in kind in return for specified negotiated community benefits. Benefits purchased may include the right to public recognition or association with a service, program, event, activity, individual or infrastructure.
<i>Sponsor</i>	An individual or organisation that, for a specified term, provides a contribution in cash and/or in kind with the intention of receiving negotiated commercial benefits.
<i>Sponsorship Recipient</i>	An individual or organisation that, for a specified term, receives a contribution in cash and/or in kind in return for providing negotiated commercial benefits to a sponsor.

RELEVANT POLICIES/MANAGEMENT PROCEDURES/DOCUMENTS OR DELEGATIONS

Sponsorship Management Procedure
Community Funding Policy

RESPONSIBILITY FOR IMPLEMENTATION

Manager Communications and Brand

Version	Next Review	Record No:
1	September 2022	19/211442



Council Policy

SPONSORSHIP POLICY

Responsible Directorate:	<i>Community and Place</i>
Responsible Service Unit:	<i>Communications and Brand</i>
Contact Person:	<i>Manager Communications and Brand</i>
Date of Approval:	<i>Date the document was approved by Council</i>
Council Resolution No:	<i>Council Resolution No.</i>
Context:	<i>This Policy supports Strategic Community Plan Goal 1: An inclusive and accessible City with places and spaces that embrace all.</i>

1. POLICY STATEMENT

The City of Wanneroo (the City) leverages from strategic sponsorship opportunities to provide social, economic or environmental benefits to the community and enhance the reputation and brand of the City in accordance with the Strategic Community Plan.

2. OBJECTIVE

The objective of this policy is to:

- coordinate fair and equitable assessment and approval processes for sponsorship arrangements;
- maximise sponsorship arrangements through clearly defined objectives;
- ensure sponsorships are aligned to the City's Strategic Community Plan, endorsed brand and values; and
- ensure transparency, good governance and risk management in all sponsorship negotiations and agreements.

3. KEY DEFINITIONS

DEFINITIONS: Any definitions listed in the following table apply to this document only.

Community Funding	Financial and in-kind support for individuals and community groups or organisations which enables the delivery of initiatives which promote connected, resilient, healthy, safe and inclusive communities. Funding is provided to recipients through a formally recognised program for a specified purpose and define outcomes.
Enterprise Funding	Financial and/or in-kind support which is provided by the City to individual residents or organisations to support strategic opportunities, policies and projects that drive job creation grow the local economy and deliver strategic outcomes for the City.



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<i>Incoming Sponsorship</i>	An agreement between the City and the sponsor, where the City receives either money or a benefit in-kind for an event, campaign or initiative from an external organisation or individual which in turn gains publicity or other benefits.
<i>Outgoing Sponsorship</i>	An agreement between City and an external party, where the City provides either financial or in kind support to an external party in return for specified social, economic and/or environmental benefits.
<i>Sponsorship</i>	A contractual business arrangement under which a sponsor, for a specified term, provides a contribution in cash and/or in kind in return for specified negotiated community benefits. Benefits purchased may include the right to public recognition or association with a service, program, event, activity, individual or infrastructure.
<i>Sponsor</i>	An individual or organisation that, for a specified term, provides a contribution in cash and/or in kind with the intention of receiving negotiated commercial benefits.
<i>Sponsorship Recipient</i>	An individual or organisation that, for a specified term, receives a contribution in cash and/or in kind in return for providing negotiated commercial benefits to a sponsor.

4. SCOPE

This policy applies to all **sponsorship** arrangements entered into by the City, including those provided by the City (**outgoing sponsorship**) and those received by the City (**incoming sponsorship**). Sponsorships may include financial and/or in-kind support.

This policy does not apply to **community funding**, **enterprise funding**, subsidies, advertising, informal collaborations, legal partnerships, or joint ventures. It does not include donations, gifts, prizes and awards which are given for philanthropic reasons, where financial or material assistance is given without expectation of anything in return.

5. IMPLICATIONS

Sponsorships will be distributed in accordance with the City's endorsed budget to ensure that public funds are distributed transparently in accordance with the Local Government Act 1995.

6. IMPLEMENTATION

1-6.1 Sponsorship Principles

The City will only enter into sponsorship arrangements with proposed **sponsors** or **sponsorship recipients** if the objectives, activities and/or products of the sponsor or sponsorship recipient are compatible with, and complementary to the City's vision, responsibilities and policies.



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The following five key principles will be considered when determining sponsorship arrangements in accordance with this policy:

1. Community Benefit

Sponsorship activities should provide an opportunity to meet the social, economic, and/or environmental aspirations as outlined in the City's Strategic Community Plan and other community-directed plans.

2. Strengthening the City of Wanneroo Brand and Reputation

Sponsorship arrangements should enhance the City's reputation and reinforce the City's brand through positive promotional and marketing activities.

3. Risk Management

Potential risks for the City will be assessed prior to entering into sponsorship arrangements in accordance with the City's Risk Management Framework. If the assessment concludes the risks are unacceptably high or the City is receiving minimal value from the proposal, consideration of the proposal will be discontinued.

4. Good Governance

Sponsorship will be sought and provided using transparent processes. In the negotiation of sponsorship arrangements, the commercial value of the arrangement, including all cash and in-kind contributions, must be clearly identified and acknowledged.

5. Entrepreneurship and Revenue Raising

Sponsorship activities that present additional revenue raising opportunities for the City will be considered. This includes the potential commercial naming of City venues and facilities.

2.6.2 Sponsorship Outcomes

The City views its sponsorships as long-term investments in its commitment to the community. The City seeks to support initiatives that reflect the diversity of its community and meet the needs of the organisation through sponsorship arrangements of up to three years.

Sponsorships must address at least one of the following program outcomes as addressed in the program guidelines:

- Social Outcomes
- Economic Outcomes
- Environmental Outcomes

The City has an expectation that it will receive a return on investment through demonstrated benefits, including but not limited to:



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- increased exposure of the City's brand, services and/or activities;
- the opportunity to build relationships that achieve the City's strategic objectives;
- promotional opportunities in media (print, radio, TV, online);
- recognition of the City as a sponsor in promotional material (at minimum through the presence of the City's logo in written materials, videos and digital media; verbally in any broadcasts or loud speaker channels and visually on any clothing or merchandise);
- naming rights;
- editorial/advertising in event, program or other literature; and/or
- ceremonial involvement and/or speaking role to an influential or relevant audience.

3.6.3 Eligibility

Only proposals that are consistent with the principles, eligibility and outcomes outlined in this Policy should be considered for sponsorship.

To be eligible, sponsorship applicants should:

- be a legally constituted entity or incorporated association with a current ABN;
- have Public Liability Insurance of at least \$10 million (to be maintained throughout the sponsorship period);
- be based in the City or undertake activities within the City, for the benefit of local residents (for outgoing sponsorships only); and
- ensure that attendance/participation is free for community events (unless otherwise negotiated with the City).

Sponsorships will not be approved from organisations, or for initiatives that:

- conflict with the City's events program or other activities;
- directly or indirectly contravene existing Council policy;
- create an actual or perceived conflict of interest;
- interfere with the City's compliance with and exercise of its legislative obligations;
- do not positively reflect the City's values and brand;
- are not consistent with the City's access and inclusion principles which support participation and equity for all members of the City's diverse community;
- could be perceived as benefiting a political party or campaign;
- are for the sole purpose of general fundraising activities;
- are for general operational expenditure (e.g. staff salaries, lease rent payments, insurance, office equipment);
- are to cover shortfalls in funding by state or federal government departments;
- are for major/capital equipment purchases or works;
- are for the purchase of property and/or land;
- are for facility maintenance projects;
- have already been completed prior to the proposal being submitted;
- are deemed inappropriate by the City i.e. pollution, destroy or waste non-recurring resources, illegal or political in nature; or
- promote tobacco, gambling, pornography, weaponry, drugs and/or alcohol.



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Sponsorships with the following monetary issues will not be considered:

- if the sponsorship investment is more than the cost of the activity, event or initiative;
- where the sponsorship recipient has outstanding debts or previous un-acquitted funds with the City; or
- where the price placed on the sponsorship package does not represent value for money for the City as determined through the assessment process.

Sponsorship is not intended for any company or organisation to be viewed favourably by the City in any other business arrangements to which they might be a party. Sponsorship from companies who are in contract negotiation with the City will not be accepted where it may be viewed as an endorsement of the bid.

The City retains the right to decline a sponsorship proposal from any organisation, individual or in respect to particular products/services which the City in its sole discretion considers inappropriate.

4.6.4 Assessment

All sponsorship proposals will be subject to assessment by a specialist panel. The assessment process includes a risk assessment and value for money assessment.

The City may negotiate an alternative proposal which reflects the agreed value of the agreement as determined through the assessment process.

The panel will make a recommendation to Council, the Chief Executive Officer (CEO) or responsible officer for formal approval.

The outgoing sponsorship program is highly competitive and the City will only support proposals that provide significant tangible benefits for the community and the organisation in accordance with this policy.

Should a sponsorship arrangement limit the City's ability to carry out its functions fully and impartially, sponsorship will not be considered.

6.5 Agreement

All sponsorships shall be formalised in a legally binding agreement which contains associated requirements and conditions.

The City must dutifully undertake and abide by conditions of sponsorship agreements entered into.

The City is responsible for maximising the value of all sponsorships through the provision of marketing collateral, resources and/or other activities as specified in each agreement.

All sponsorship recipients are required to provide the City with outcome reports in relation to sponsorship outcomes and achievements as detailed in their agreement.



Council Policy

For long term sponsorship arrangements, a review will be conducted annually to ensure agreed outcomes are being achieved.

Sponsorship agreements may be terminated by mutual agreement where either party has breached the conditions of the agreement.

7. AUTHORITIES AND ACCOUNTABILITIES

Approvals will be coordinated for all sponsorship proposals and agreements as follows:

Incoming Sponsorships

Sponsorship Received (cash and/or in-kind)	Approval required
Up to \$20,000 in-kind or cash contribution	Director*
\$20,001 to \$50,000 in-kind or cash contribution	CEO*
\$50,001 or more in-kind or cash contribution	Council
More than 50% of the total activity	Council

**Note – Details of these sponsorship approvals will be provided to Elected Members for information.*

Outgoing Sponsorship

Sponsorship Provided (cash and/or in-kind)	Approval required
Submissions up to \$5,000	Manager*
Submissions between \$5,001 and \$10,000	Director*
Submissions between \$10,001 and \$50,000	CEO*
Submissions over \$50,001	Council

**Note – Details of these sponsorship approvals will be provided to Elected Members for information.*

If any agreement contains an in-kind component pertaining to a waiver, concession or discount of a fee or charge, a separate approval is required in accordance with Section 6.12 of the Local Government Act 1995 and the City's Delegations Register.

5. Agreement



Council Policy

~~All sponsorships shall be formalised in a legally binding agreement which contains associated requirements and conditions.~~

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~~For long term sponsorship arrangements, a review will be conducted annually to ensure agreed outcomes are being achieved.~~

~~Sponsorship agreements may be terminated by mutual agreement where either party has breached the conditions of the agreement.~~

8. ROLES AND RESPONSIBILITIES

The Manager Communications ~~and Brand ,Marketing and Events~~ is responsible for the implementation of this policy in collaboration with relevant service unit Managers.

9. DISPUTE RESOLUTION

Disputes in regard to this policy will be referred to the Director Community and Place in the first instance. In the event that an agreement cannot be reached, the matter will be submitted to the CEO for a ruling.

Conflicts arising from personal relationships or financial arrangements of City Officers or Elected Members involved in sponsorship assessment, approval or administration will be managed in accordance with the conflict of interest provisions in the City of Wanneroo Code of Conduct.

10. EVALUATION AND REVIEW PROVISIONS

The Sponsorship Program and this policy will be reviewed every three years to ensure:

- its effectiveness in enhancing the City's reputation and brand;
- that the benefits for the City are commensurate with the level of sponsorship provided or received;
- that program outcomes remain consistent with the City's strategic objectives;
- arrangements are managed professionally, in a manner that is transparent and accountable; and
- conflicts of interest are identified and managed appropriately.



Council Policy

11. REFERENCES

Outgoing Sponsorship Management Procedure
Community Funding Policy

12. RESPONSIBILITY FOR IMPLEMENTATION

Manager Communications and Brand, ~~Marketing and Events~~

Version	Next Review	Record No:
<u>1</u>	<u>September 2022</u>	<u>19/211442</u>
<u>2</u>	<u>September 2025</u>	<u>19/211442V2</u>



Council Policy

SPONSORSHIP POLICY

Responsible Directorate:	<i>Community and Place</i>
Responsible Service Unit:	<i>Communications and Brand</i>
Contact Person:	<i>Manager Communications and Brand</i>
Date of Approval:	<i>Date the document was approved by Council</i>
Council Resolution No:	<i>Council Resolution No.</i>
Context:	<i>This Policy supports Strategic Community Plan Goal 1: An inclusive and accessible City with places and spaces that embrace all.</i>

1. POLICY STATEMENT

The City of Wanneroo (the City) leverages from strategic sponsorship opportunities to provide social, economic or environmental benefits to the community and enhance the reputation and brand of the City in accordance with the Strategic Community Plan.

2. OBJECTIVE

The objective of this policy is to:

- coordinate fair and equitable assessment and approval processes for sponsorship arrangements;
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3. KEY DEFINITIONS

DEFINITIONS: Any definitions listed in the following table apply to this document only.

Community Funding	Financial and in-kind support for individuals and community groups or organisations which enables the delivery of initiatives which promote connected, resilient, healthy, safe and inclusive communities. Funding is provided to recipients through a formally recognised program for a specified purpose and define outcomes.
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<i>Incoming Sponsorship</i>	An agreement between the City and the sponsor, where the City receives either money or a benefit in-kind for an event, campaign or initiative from an external organisation or individual which in turn gains publicity or other benefits.
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<i>Sponsorship Recipient</i>	An individual or organisation that, for a specified term, receives a contribution in cash and/or in kind in return for providing negotiated commercial benefits to a sponsor.

4. SCOPE

This policy applies to all **sponsorship** arrangements entered into by the City, including those provided by the City (**outgoing sponsorship**) and those received by the City (**incoming sponsorship**). Sponsorships may include financial and/or in-kind support.

This policy does not apply to **community funding**, **enterprise funding**, subsidies, advertising, informal collaborations, legal partnerships, or joint ventures. It does not include donations, gifts, prizes and awards which are given for philanthropic reasons, where financial or material assistance is given without expectation of anything in return.

5. IMPLICATIONS

Sponsorships will be distributed in accordance with the City's endorsed budget to ensure that public funds are distributed transparently in accordance with the Local Government Act 1995.

6. IMPLEMENTATION

6.1 Sponsorship Principles

The City will only enter into sponsorship arrangements with proposed **sponsors** or **sponsorship recipients** if the objectives, activities and/or products of the sponsor or sponsorship recipient are compatible with, and complementary to the City's vision, responsibilities and policies.



Council Policy

The following five key principles will be considered when determining sponsorship arrangements in accordance with this policy:

1. Community Benefit

Sponsorship activities should provide an opportunity to meet the social, economic, and/or environmental aspirations as outlined in the City's Strategic Community Plan and other community-directed plans.

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Sponsorship arrangements should enhance the City's reputation and reinforce the City's brand through positive promotional and marketing activities.

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Potential risks for the City will be assessed prior to entering into sponsorship arrangements in accordance with the City's Risk Management Framework. If the assessment concludes the risks are unacceptably high or the City is receiving minimal value from the proposal, consideration of the proposal will be discontinued.

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Sponsorship will be sought and provided using transparent processes. In the negotiation of sponsorship arrangements, the commercial value of the arrangement, including all cash and in-kind contributions, must be clearly identified and acknowledged.

5. Entrepreneurship and Revenue Raising

Sponsorship activities that present additional revenue raising opportunities for the City will be considered. This includes the potential commercial naming of City venues and facilities.

6.2 Sponsorship Outcomes

The City views its sponsorships as long-term investments in its commitment to the community. The City seeks to support initiatives that reflect the diversity of its community and meet the needs of the organisation through sponsorship arrangements of up to three years.

Sponsorships must address at least one of the following program outcomes as addressed in the program guidelines:

- Social Outcomes
- Economic Outcomes
- Environmental Outcomes

The City has an expectation that it will receive a return on investment through demonstrated benefits, including but not limited to:



Council Policy

- increased exposure of the City's brand, services and/or activities;
- the opportunity to build relationships that achieve the City's strategic objectives;
- promotional opportunities in media (print, radio, TV, online);
- recognition of the City as a sponsor in promotional material (at minimum through the presence of the City's logo in written materials, videos and digital media; verbally in any broadcasts or loud speaker channels and visually on any clothing or merchandise);
- naming rights;
- editorial/advertising in event, program or other literature; and/or
- ceremonial involvement and/or speaking role to an influential or relevant audience.

6.3 Eligibility

Only proposals that are consistent with the principles, eligibility and outcomes outlined in this Policy should be considered for sponsorship.

To be eligible, sponsorship applicants should:

- be a legally constituted entity or incorporated association with a current ABN;
- have Public Liability Insurance of at least \$10 million (to be maintained throughout the sponsorship period);
- be based in the City or undertake activities within the City, for the benefit of local residents (for outgoing sponsorships only); and
- ensure that attendance/participation is free for community events (unless otherwise negotiated with the City).

Sponsorships will not be approved from organisations, or for initiatives that:

- conflict with the City's events program or other activities;
- directly or indirectly contravene existing Council policy;
- create an actual or perceived conflict of interest;
- interfere with the City's compliance with and exercise of its legislative obligations;
- do not positively reflect the City's values and brand;
- are not consistent with the City's access and inclusion principles which support participation and equity for all members of the City's diverse community;
- could be perceived as benefiting a political party or campaign;
- are for the sole purpose of general fundraising activities;
- are for general operational expenditure (e.g. staff salaries, lease rent payments, insurance, office equipment);
- are to cover shortfalls in funding by state or federal government departments;
- are for major/capital equipment purchases or works;
- are for the purchase of property and/or land;
- are for facility maintenance projects;
- have already been completed prior to the proposal being submitted;
- are deemed inappropriate by the City i.e. pollution, destroy or waste non-recurring resources, illegal or political in nature; or
- promote tobacco, gambling, pornography, weaponry, drugs and/or alcohol.



Council Policy

Sponsorships with the following monetary issues will not be considered:

- if the sponsorship investment is more than the cost of the activity, event or initiative;
- where the sponsorship recipient has outstanding debts or previous un-acquitted funds with the City; or
- where the price placed on the sponsorship package does not represent value for money for the City as determined through the assessment process.

Sponsorship is not intended for any company or organisation to be viewed favourably by the City in any other business arrangements to which they might be a party. Sponsorship from companies who are in contract negotiation with the City will not be accepted where it may be viewed as an endorsement of the bid.

The City retains the right to decline a sponsorship proposal from any organisation, individual or in respect to particular products/services which the City in its sole discretion considers inappropriate.

6.4 Assessment

All sponsorship proposals will be subject to assessment by a specialist panel. The assessment process includes a risk assessment and value for money assessment.

The City may negotiate an alternative proposal which reflects the agreed value of the agreement as determined through the assessment process.

The panel will make a recommendation to Council, the Chief Executive Officer (CEO) or responsible officer for formal approval.

The outgoing sponsorship program is highly competitive and the City will only support proposals that provide significant tangible benefits for the community and the organisation in accordance with this policy.

Should a sponsorship arrangement limit the City's ability to carry out its functions fully and impartially, sponsorship will not be considered.

6.5 Agreement

All sponsorships shall be formalised in a legally binding agreement which contains associated requirements and conditions.

The City must dutifully undertake and abide by conditions of sponsorship agreements entered into.

The City is responsible for maximising the value of all sponsorships through the provision of marketing collateral, resources and/or other activities as specified in each agreement.

All sponsorship recipients are required to provide the City with outcome reports in relation to sponsorship outcomes and achievements as detailed in their agreement.



Council Policy

For long term sponsorship arrangements, a review will be conducted annually to ensure agreed outcomes are being achieved.

Sponsorship agreements may be terminated by mutual agreement where either party has breached the conditions of the agreement.

7. AUTHORITIES AND ACCOUNTABILITIES

Approvals will be coordinated for all sponsorship proposals and agreements as follows:

Incoming Sponsorships

Sponsorship Received (cash and/or in-kind)	Approval required
Up to \$20,000 in-kind or cash contribution	Director*
\$20,001 to \$50,000 in-kind or cash contribution	CEO*
\$50,001 or more in-kind or cash contribution	Council
More than 50% of the total activity	Council

**Note – Details of these sponsorship approvals will be provided to Council Members for information.*

Outgoing Sponsorship

Sponsorship Provided (cash and/or in-kind)	Approval required
Submissions up to \$5,000	Manager*
Submissions between \$5,001 and \$10,000	Director*
Submissions between \$10,001 and \$50,000	CEO*
Submissions over \$50,001	Council

**Note – Details of these sponsorship approvals will be provided to Council Members for information.*

If any agreement contains an in-kind component pertaining to a waiver, concession or discount of a fee or charge, a separate approval is required in accordance with Section 6.12 of the Local Government Act 1995 and the City's Delegations Register.



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8. ROLES AND RESPONSIBILITIES

The Manager Communications and Brand is responsible for the implementation of this policy in collaboration with relevant service unit Managers.

9. DISPUTE RESOLUTION

Disputes in regard to this policy will be referred to the Director Community and Place in the first instance. In the event that an agreement cannot be reached, the matter will be submitted to the CEO for a ruling.

Conflicts arising from personal relationships or financial arrangements of City Officers or Council Members involved in sponsorship assessment, approval or administration will be managed in accordance with the conflict of interest provisions in the City of Wanneroo Code of Conduct.

10. EVALUATION AND REVIEW PROVISIONS

The Sponsorship Program and this policy will be reviewed every three years to ensure:

- its effectiveness in enhancing the City's reputation and brand;
- that the benefits for the City are commensurate with the level of sponsorship provided or received;
- that program outcomes remain consistent with the City's strategic objectives;
- arrangements are managed professionally, in a manner that is transparent and accountable; and
- conflicts of interest are identified and managed appropriately.

11. REFERENCES

Outgoing Sponsorship Management Procedure
Community Funding Policy

12. RESPONSIBILITY FOR IMPLEMENTATION

Manager Communications and Brand

Version	Next Review	Record No:
1	September 2022	19/211442
2	September 2025	19/211442V2



Policy Manual

Deductible Gift Recipient Status – Wanneroo Library and Cultural Centre

Policy Owner: Community and Place
Contact Person: Manager, Cultural Development
Date of Approval: 30 July 2019 – CP07-07/19

POLICY STATEMENT

The City is committed to the endorsement and maintenance of Deductible Gift Recipient Status that will enable donors to make tax-free donations and gifts to the Wanneroo Library, Regional Museum and/or Gallery, and will enable the City to be proactive in seeking philanthropic funding to support these aspects of its operations.

POLICY OBJECTIVE

The purpose of this policy is to endorse the maintenance of the Wanneroo Library and Cultural Centre (WLCC) as a **Deductible Gift Recipient (DGR)**, enabling donors to make tax-free donations for charitable activities.

SCOPE

This policy applies to the Wanneroo Library and Cultural Centre, to council employees seeking donations to support the Wanneroo Library, Museum and/or Gallery, as well as to donors and potential donors to the WLCC **Gift Fund**.

The policy does not apply to sponsors or potential sponsors whose sponsorship is tax deductible regardless of the Deductible Gift Recipient status of the organisation being sponsored.

BACKGROUND

The City established DGR status in 2011 recognising that the library, museum and gallery located within the WLCC are essential public assets that have the potential to attract monetary donations, grants and donations of physical items.

The City is therefore committed to the endorsement and maintenance of DGR Status to enable donors to make tax-free donations to the library, museum and/or gallery located in the WLCC.

All donations, gifts, bequests or property received by the City of Wanneroo for the WLCC will be received into the WLCC Gift Fund and payments made from such donations recorded against that fund.

It is important to note that DGR status has been granted to the WLCC and not to the City as a whole. Funds gifted to the WLCC Gift Fund can only be spent on the WLCC for charitable



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services and activities not on any other City operation. The fund will not be used to reduce the annual commitment of City of Wanneroo towards ongoing operation of the WLCC.

Upon winding up, dissolution or revocation of DGR entitlement for the WLCC, any remaining funds or donated items within the fund, after satisfaction of all debts and liabilities, will be transferred to another deductible gift recipient approved under the Income Tax Assessment Act 1997.

CONSULTATION WITH STAKEHOLDERS

This policy has been created in consultation with units in the Community and Place Directorate and Finance.

IMPLICATIONS (Financial, Human Resources)

The creation of a Gift Fund and identifying and attracting grants and other donations to the Wanneroo Library, Regional Museum and Gallery are consistent with the objectives of the Cultural Development service unit. In addition, the sourcing of funding from philanthropic organisations is consistent with the objectives of the City's Grants Officer, enabling the sourcing of new opportunities to fund projects and programmes for the WLCC.

Consideration has been given to the additional administrative work required to receive and account for tax deductible donations and the Cultural Development service unit has the resources necessary to meet these requirements.

There are no costs expected in the steps required to obtain DGR status, however, some expenditure could be required should the City of Wanneroo seek to advertise the endorsement of the WLCC Gift Fund as having DGR status.

IMPLEMENTATION

The WLCC Gift Fund will have the following characteristics:

- It will be used only in the furtherance of the objectives of the Wanneroo Library, Wanneroo Regional Museum or Wanneroo Gallery;
- All grants, gifts, bequests and other deductible contributions, whether of money or property, for the above purpose are made to Gift Fund;
- Any money received by the organisation, because of such gifts, or deductible contributions, is credited to the Gift Fund;
- The fund is used solely for the principal purpose of the fund; and
- Upon winding up, dissolution or revocation of Deductible Gift recipient entitlement for the WLCC Gift Fund, the City of Wanneroo is required by this policy and by the *Income Tax Assessment Act 1997* to transfer any remaining funds or donated items within the fund, after satisfaction of all debts and liabilities, to another Deductible Gift Fund, authority or institution.



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All gifts and contributions to the fund will be recorded through the City's financial management system for grants and cash gifts. A register will be maintained for property, art and cultural gifts.

In addition, the City will record all transfers from the gift fund and investment returns on money or property that has been transferred out of the fund. Contributions to the fund will be clearly recorded separately from the rest of the organisation.

ROLES AND RESPONSIBILITIES

The Manager Cultural Development is responsible for monitoring compliance with this policy and will provide interpretations in the event of need for clarification.

DISPUTE RESOLUTION

All disputes in regard to this policy will be referred to the Director Community and Place in the first instance. In the event that an agreement cannot be reached, the matter will be submitted to the CEO for a ruling.

EVALUATION AND REVIEW PROVISIONS

Donations received into the WLCC Gift Fund will be the primary means of evaluating the effectiveness of this policy. Separate accounting of transactions made to and from the Gift Fund will enable the City to determine:

- The effectiveness of the City's donation seeking program;
- The success of applications to philanthropic trusts; and
- Whether the administrative work required in the maintenance of a Gift Fund is offset by donations received into the fund.

Organisations and funds that are endorsed as DGRs are expected to be audited annually.

Deductible Gift Recipient endorsement comes with a number of obligations. Accurate and regular financial reporting and self-review for the ongoing eligibility of DGR are fundamental. If these obligations are not met, DGR status may be revoked.

Endorsement by the Australian Taxation Office as a Deductible Gift Recipient is important to the WLCC in its fund raising activities. As an endorsed DGR, the WLCC is required to regularly review its purposes, activities and transactions to ensure that it is still entitled to endorsement. In the event that it is no longer entitled, the Australian Taxation Office must be notified of this fact.

DEFINITIONS

DEFINITIONS: Any definitions listed in the following table apply to this document only.

Deductible Gift Recipient (DGR)	A DGR is a fund or organisation that has been endorsed by the Australian Taxation Office as a Deductible Gift Recipient,
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	meaning that donors can claim a tax deduction for donating to that organisation.
Gift Fund	A budget line to which any money or the deductible contributions received by the Deductible Gift Recipient is credited. This budget line can be used solely for the principal purpose of the fund.

RELEVANT POLICIES/MANAGEMENT PROCEDURES/DOCUMENTS OR DELEGATIONS

Deductible Gift Recipient Status Management Procedure

REFERENCES

Nil

RESPONSIBILITY FOR IMPLEMENTATION

Manager Cultural Development

Version	Next Review	Record No:
CD01-08/11	August 2013	11/76390
May 2019 – CE02-05/17	March 2019	17/82163
July 2019 – CP07-07/19	July 2022	17/82163[V2]



Policy Manual

WLCC Deductible Gift Recipient Status ~~Policy– Wanneroo Library and Cultural Centre~~

Policy Owner: Community and Place
Contact Person: Manager, Cultural Development
Date of Approval: ~~30 July 2019 – CP07-07/19TBC~~

POLICY STATEMENT

The City is committed to the endorsement and maintenance of Deductible Gift Recipient Status ~~that will to~~ enable donors to make tax-free donations and gifts to the Wanneroo Library, Regional Museum and/or Gallery. DGR Status, ~~and will support~~enable the City to be proactive in seeking philanthropic funding to support these aspects of its operations.

POLICY OBJECTIVE

The purpose of this policy is to endorse the maintenance of the **Wanneroo Library and Cultural Centre (WLCC)** as a **Deductible Gift Recipient (DGR)**, enabling donors to make tax-free donations for charitable activities.

SCOPE

This policy applies to the ~~Wanneroo Library and Cultural Centre~~WLCC, to ~~council employees~~the City seeking donations to support the ~~Wanneroo Library, Museum and/or Gallery~~WLCC, as well as to donors and potential donors to the ~~WLCC Gift Fund~~.

The policy does not apply to sponsors or potential sponsors whose sponsorship is tax deductible regardless of the ~~Deductible Gift Recipient~~DGR status of the organisation being sponsored.

BACKGROUND

~~The City established DGR status in 2011 recognising that the library, museum and gallery located within the WLCC are essential public assets that have the potential to attract monetary donations, grants and donations of physical items.~~

~~The City is therefore committed to the endorsement and maintenance of DGR Status to enable donors to make tax-free donations to the library, museum and/or gallery located in the WLCC and.~~

~~All donations, gifts, bequests or property received by the City of Wanneroo for the WLCC will be received into the WLCC Gift Fund and payments made from such donations recorded against that fund.~~

~~It is important to note that DGR status has been granted to the WLCC and not to the City as a whole. Funds gifted to the WLCC Gift Fund can only be spent on the WLCC for charitable~~



Policy Manual

services and activities not on any other City operation. The fund will not be used to reduce the annual commitment of the City of Wanneroo towards ongoing operation of the WLCC.

Upon winding up, dissolution or revocation of DGR entitlement for the WLCC, any remaining funds or donated items within the fund WLCC Gift Fund, after satisfaction of all debts and liabilities, will be transferred to another deductible gift recipient approved under the Income Tax Assessment Act 1997.

CONSULTATION WITH STAKEHOLDERS

This policy has been created in consultation with units in the Community and Place Directorate and Finance.

IMPLICATIONS (Financial, Human Resources)

The creation of a Gift Fund, and identifying and attracting grants and other donations to the Wanneroo Library, Regional Museum and Gallery WLCC is consistent with the objectives following of the Strategic Community Plan goals:

- Goal 2, A City that celebrates rich cultural histories, where people can visit and enjoy unique experiences
 - Priority 2.2, Arts and local creativity
 - Priority 2.3, Tourism opportunities and visitor experiences
- Goal 5, A well-planned, safe and resilient city that is easy to travel around and provides a connection between people and places
 - Priority 5.3, Manage and maintain assets
- Goal 7, A well-governed and managed city that makes informed decisions, provides strong community leadership and valued customer focused services
 - Priority 7.2, Responsibly and ethically managed Cultural Development service unit. In addition, the This includes sourcing of funding from philanthropic organisations is consistent with the objectives of the City's Corporate Planning & Reporting Officer Grants Officer, enabling the sourcing of new opportunities to fund projects and programmes for the WLCC.

As an endorsed DGR, the WLCC is required to regularly review its purposes, activities and transactions to ensure that it is still entitled to endorsement. In the event that it is no longer entitled, the Australian Taxation Office must be notified of this fact.

Consideration has been given to the additional administrative work required to receive and account for tax deductible donations and the Cultural Development service unit has the resources necessary to meet these requirements.

There are no costs expected in the steps required to obtain DGR status, however, some expenditure could be required should the City of Wanneroo seek to advertise the endorsement of the WLCC Gift Fund as having DGR status.

IMPLEMENTATION



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DGR status has been granted to the WLCC and not to the City as a whole. Funds gifted to the Gift Fund can only be spent on the WLCC for charitable services and activities not on any other City operation. The fund will not be used to reduce the annual commitment of the City towards ongoing operation of the WLCC.

The WLCC Gift Fund will have the following characteristics:

- ~~It will be used only in the furtherance of the objectives of the Wanneroo Library, Wanneroo Regional Museum or Wanneroo Gallery;~~
- ~~All grants, gifts, bequests and other deductible contributions, whether of money or property, for the above purpose are made to Gift Fund;~~
- ~~Any money received by the organisation, because of such gifts, or deductible contributions, is credited to the Gift Fund;~~
- ~~The fund is used solely for the principal purpose of the fund; and~~
- ~~Upon winding up, dissolution or revocation of Deductible Gift recipient entitlement for the WLCC Gift Fund, the City of Wanneroo is required by this policy and by the *Income Tax Assessment Act 1997* to transfer any remaining funds or donated items within the fund, after satisfaction of all debts and liabilities, to another Deductible Gift Fund, authority or institution.~~

~~All gifts and contributions to the fund will be recorded through the City's financial management system for grants and cash gifts. A register will be maintained for property, art and cultural gifts.~~

~~In addition, the City will record all transfers from the gift fund and investment returns on money or property that has been transferred out of the fund. Contributions to the fund will be clearly recorded separately from the rest of the organisation.~~

ROLES AND RESPONSIBILITIES

The Manager Cultural Development is responsible for publication, implementation and compliance ~~responsible for monitoring compliance with this policy~~ and will provide interpretations in the event of need for clarification.

DISPUTE RESOLUTION

All disputes in regard to this policy will be referred to the Director Community and Place in the first instance. In the event that an agreement cannot be reached, the matter will be submitted to the CEO for a ruling.

EVALUATION AND REVIEW PROVISIONS

Donations received into the ~~WLCC~~ Gift Fund will be the primary means of evaluating the effectiveness of this policy. Separate accounting of transactions made to and from the Gift Fund will enable the City to determine:



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- The effectiveness of the City's donation seeking program;
- The success of applications to philanthropic trusts; and
- Whether the administrative work required in the maintenance of a Gift Fund is offset by donations received into the fund.

Organisations and funds that are endorsed as DGRs are expected to be audited annually.

~~Deductible Gift Recipient DGR endorsement comes with a number of obligations. Accurate and regular financial reporting and self-review for the ongoing eligibility of DGR are fundamental. If these obligations are not met, DGR status may be revoked.~~

~~Endorsement by the Australian Taxation Office as a Deductible Gift Recipient DGR is important to the WLCC in its fund raising activities. As an endorsed DGR, the WLCC is required to regularly review its purposes, activities and transactions to ensure that it is still entitled to endorsement. In the event that it is no longer entitled, the Australian Taxation Office must be notified of this fact.~~

DEFINITIONS

DEFINITIONS: Any definitions listed in the following table apply to this document only.	
Deductible Gift Recipient (DGR)	A DGR is a fund or organisation that has been endorsed by the Australian Taxation Office as a Deductible Gift Recipient, meaning that donors can claim a tax deduction for donating to that organisation.
Gift Fund	A budget line to which any money or the deductible contributions received by the Deductible Gift Recipient is credited. This budget line can be used solely for the principal purpose of the fund.
<u>Wanneroo Library and Cultural Centre (WLCC)</u>	<u>Includes the Wanneroo Library, Gallery, Museum, Buckingham House and Cockman House.</u>

RELEVANT POLICIES/MANAGEMENT PROCEDURES/DOCUMENTS OR DELEGATIONS

Deductible Gift Recipient Status Management Procedure

REFERENCES

Income Tax Assessment Act 1997

Nil

RESPONSIBILITY FOR IMPLEMENTATION

Manager Cultural Development



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Version	Next Review	Record No:
CD01-08/11	August 2013	11/76390
May 2019 – CE02-05/17	March 2019	17/82163
July 2019 – CP07-07/19	July 2022	17/82163[V2]
<u>July 2022</u>	<u>July 2025</u>	<u>17/82163[V3]</u>



Policy Manual

WLCC Deductible Gift Recipient Status Policy

Policy Owner:	Community and Place
Contact Person:	Manager Cultural Development
Date of Approval:	TBC

POLICY STATEMENT

The City is committed to the endorsement and maintenance of Deductible Gift Recipient Status to enable donors to make tax-free donations and gifts to the Wanneroo Library, Regional Museum and/or Gallery. DGR Status supports the City to be proactive in seeking philanthropic funding to support these aspects of its operations.

POLICY OBJECTIVE

The purpose of this policy is to endorse the maintenance of the **Wanneroo Library and Cultural Centre (WLCC)** as a **Deductible Gift Recipient (DGR)**, enabling donors to make tax-free donations for charitable activities.

SCOPE

This policy applies to the WLCC, to the City seeking donations to support the WLCC, as well as to donors and potential donors to the **Gift Fund**.

The policy does not apply to sponsors or potential sponsors whose sponsorship is tax deductible regardless of the DGR status of the organisation being sponsored.

IMPLICATIONS (Financial, Human Resources)

The creation of a Gift Fund, and identifying and attracting grants and other donations to the WLCC is consistent with the following Strategic Community Plan goals:

- Goal 2, A City that celebrates rich cultural histories, where people can visit and enjoy unique experiences
 - Priority 2.2, Arts and local creativity
 - Priority 2.3, Tourism opportunities and visitor experiences
- Goal 5, A well-planned, safe and resilient city that is easy to travel around and provides a connection between people and places
 - Priority 5.3, Manage and maintain assets
- Goal 7, A well-governed and managed city that makes informed decisions, provides strong community leadership and valued customer focused services
 - Priority 7.2, Responsibly and ethically managed.

As an endorsed DGR, the WLCC is required to regularly review its purposes, activities and transactions to ensure that it is still entitled to endorsement. In the event that it is no longer entitled, the Australian Taxation Office must be notified of this fact.



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IMPLEMENTATION

DGR status has been granted to the WLCC and not to the City as a whole. Funds gifted to the Gift Fund can only be spent on the WLCC for charitable services and activities and not on any other City operation. The fund will not be used to reduce the annual commitment of the City towards ongoing operation of the WLCC.

ROLES AND RESPONSIBILITIES

The Manager Cultural Development is responsible for publication, implementation and compliance and will provide interpretations in the event of need for clarification.

DISPUTE RESOLUTION

All disputes in regard to this policy will be referred to the Director Community and Place in the first instance. In the event that an agreement cannot be reached, the matter will be submitted to the CEO for a ruling.

EVALUATION AND REVIEW PROVISIONS

Donations received into the Gift Fund will be the primary means of evaluating the effectiveness of this policy. Separate accounting of transactions made to and from the Gift Fund will enable the City to determine:

- The effectiveness of the City's donation seeking program;
- The success of applications to philanthropic trusts; and
- Whether the administrative work required in the maintenance of a Gift Fund is offset by donations received into the fund.

Organisations and funds that are endorsed as DGRs are expected to be audited annually.

DEFINITIONS

DEFINITIONS: Any definitions listed in the following table apply to this document only.	
Deductible Gift Recipient (DGR)	A DGR is a fund or organisation that has been endorsed by the Australian Taxation Office as a Deductible Gift Recipient, meaning that donors can claim a tax deduction for donating to that organisation.
Gift Fund	A budget line to which any money or the deductible contributions received by the Deductible Gift Recipient is credited. This budget line can be used solely for the principal purpose of the fund.
Wanneroo Library and Cultural Centre (WLCC)	Includes the Wanneroo Library, Gallery, Museum, Buckingham House and Cockman House.



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RELEVANT POLICIES/MANAGEMENT PROCEDURES/DOCUMENTS OR DELEGATIONS

Deductible Gift Recipient Status Management Procedure

REFERENCES

Income Tax Assessment Act 1997

RESPONSIBILITY FOR IMPLEMENTATION

Manager Cultural Development

Version	Next Review	Record No:
CD01-08/11	August 2013	11/76390
May 2019 – CE02-05/17	March 2019	17/82163
July 2019 – CP07-07/19	July 2022	17/82163[V2]
July 2022	July 2025	17/82163[V3]



Policy Manual

Australia Day Awards Policy

Policy Owner:	Place Management
Contact Person:	Manager Place Management
Date of Approval:	22 September 2020 (CE02-09/20)

POLICY STATEMENT

This policy defines the guidelines for the recognition and celebration of individuals and organisations who have made **outstanding contributions** during the current year, and/or to those who have given **outstanding service** over a number of years to the City of Wanneroo's (City) community, through the annual awards presented at the Australia Day Citizenship ceremony.

POLICY OBJECTIVE

The City annually recognises individuals and organisations that have made outstanding contribution\ or have given outstanding service to the City's community by awarding four categories of awards every Australia Day.

Only one award is presented in each of the categories:

City of Wanneroo Australia Day Award

Presented to an individual over 25 years of age who has made an outstanding contribution to the local community.

City of Wanneroo Charles Searson Australia Day Youth Award

Presented to an individual under 25 years of age who has made an outstanding contribution to the local community.

City of Wanneroo Australia Day Senior Award

Presented to an individual over 65 years of age who has made outstanding contributions and/or has made a longstanding commitment to the local community.

City of Wanneroo Australia Day Community Group or Event Award

Presented to an outstanding local community group or event.

SCOPE

Nominations are invited via advertising and promotions preceding the annual Australia Day Citizenship ceremony. Anyone in the community can submit a nomination.

Award recipients must meet the following eligibility criteria:

- Recipients must be residents of the City; or have coordinated a community event within the City; or be members of a community group whose principal activities are conducted within the City
- A person cannot receive the same award twice
- Only one person (not a couple or group) may be nominated for individual award categories
- Local Government Councillors, State and Federal politicians are not eligible to receive an Award; and



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- City staff acting in their role or performing duties required by their employment with the City, are not eligible to receive an Award

Students who are awarded the City of Wanneroo Student Citizenship Award, in the 12 months preceding the Australia Day Awards, are automatically considered for the *City of Wanneroo Charles Searson Australia Day Youth Award*.

Nominees for the City Australia Day Awards will be assessed by a judging panel according to the following criteria:

- Made significant positive contribution to the local community.
- Demonstrated leadership and inspiring qualities as a role model for the community.
- Active member of the local community which has brought about positive change and improvements in their local community.
- Committed to enhancing their local community.

All award nominees will be subject to an assessment process to ensure there is neither conflict of interest nor negative impact on the City's reputation or probity.

Awards are presented at the annual Australia Day Citizenship ceremony.

IMPLICATIONS (Strategic, Financial, Human Resources)

Costs related to coordinating the functions in this policy will be included in the operating budget of Place Management.

IMPLEMENTATION

Promotion of the City's Australia Day Awards will be targeted at people/groups active within the community.

Nominations are made using the official nomination process. Nominations are submitted via an online form on the City's website or using forms provided by the City. Nominations received after the closing date will be ineligible.

Nominees for the City's Australia Day Awards will be assessed by a judging panel according to the specified criteria. The judging panel determines the Award recipients.

Award recipients are presented with a framed certificate and an engraved award.

ROLES AND RESPONSIBILITIES

The City's Place Management team is responsible for implementation of all elements of this policy.

DISPUTE RESOLUTION (If applicable)

All disputes in regard to this policy will be referred to the Director Community and Place in the first instance. In the event that an agreement cannot be reached, the matter will be referred to the CEO for a ruling.

EVALUATION AND REVIEW PROVISIONS

The effectiveness of this policy can be measured and evaluated using the following key performance indicators:



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- Number of nominations received for each of the categories.
- Quality of nominations.
- Media exposures.

This policy shall be reviewed every three (3) years.

DEFINITIONS

The definitions for this policy.

DEFINITIONS: Any definitions listed in the following table apply to this document only.

<i>Outstanding contributions and service</i>	Includes areas such as; education, health, fund-raising, charitable and voluntary services, business, sport, arts, the environment or any other area that contributes to the advancement and wellbeing of the City of Wanneroo community.
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RELEVANT POLICIES/MANAGEMENT PROCEDURES/DOCUMENTS OR DELEGATIONS

Related Policies and Procedures:

- Youth Reward and Recognition Policy.
- Australia Day Awards Management Procedure.

REFERENCES

Nil

RESPONSIBILITY FOR IMPLEMENTATION

The Manager Place Management is responsible for the publication, implementation, enforcement and compliance of the policy.

Reviewed	Next Review	Record No
June 2006		
May 2010 – CS05-05/10	March 2012	888680 TRIM: 10/912
April 2011 – CS05-04/11	March 2012	11/27894
CS05-08/12	December 2014	14/372609
CD03-03/15 – 31 March 2015	March 2017	14/372609
19 September 2017 – CE01-09/17	September 2020	14/372609v2
22 September 2020 – CE02-09/20	September 2022	14/372609v3



Council Policy

AUSTRALIA DAY AWARDS POLICY

Responsible Directorate:	<i>Community and Place</i>
Responsible Service Unit:	<i>Place Management</i>
Contact Person:	<i>Nick Stawarz</i>
Date of Approval:	<i>Date the document was approved by Council</i>
Council Resolution No:	<i>Council Resolution No.</i>

1. POLICY STATEMENT

~~This policy defines the guidelines for the~~The City of Wanneroo (City) recognises and celebrates ~~individuals and organisations who have made outstanding contributions during the current year, and/or to those who have given outstanding service over a number of years to the City of Wanneroo's (City's) community, through the annual awards presented at the Australia Day Citizenship ceremony.~~

2. OBJECTIVE AND PURPOSE

~~The City annually~~To recognise ~~individuals and organisations that have made outstanding contributions~~ or ~~have given outstanding service~~ to the City's community by awarding four categories of awards every Australia Day.

~~Only one award is presented in each of the categories:~~

City of Wanneroo Australia Day Award

Presented to an individual over 25 years of age who has made an outstanding contribution to the local community.

City of Wanneroo Charles Searson Australia Day Youth Award

Presented to an individual under 25 years of age who has made an outstanding contribution to the local community.

City of Wanneroo Australia Day Senior Award

Presented to an individual over 65 years of age who has made outstanding contributions and/or has made a longstanding commitment to the local community.

City of Wanneroo Australia Day Community Group or Event Award

Presented to an outstanding local community group or event.

Only one award is presented in each of the categories:



Council Policy

3. KEY DEFINITIONS

The definitions for this policy.

<i>DEFINITIONS: Any definitions listed in the following table apply to this document only.</i>	
<i>Outstanding contributions and service</i>	<i>Includes areas such as; education, health, fund-raising, charitable and voluntary services, business, sport, arts, the environment or any other area that contributes to the advancement and wellbeing of the City of Wanneroo community.</i>

4. SCOPE

Nominations are invited via advertising and promotions preceding the annual Australia Day Citizenship ceremony. Anyone in the community can submit a nomination.

Award recipients must meet the following eligibility criteria:

- Recipients must be residents of the City; or have coordinated a community event within the City; or be members of a community group whose principal activities are conducted within the City;
- A person cannot receive the same award twice;
- Only one person (not a couple or group) may be nominated for individual award categories;
- Local Government Councillors, State and Federal politicians are not eligible to receive an Award; and
- City staff acting in their role or performing duties required by their employment with the City, are not eligible to receive an Award.

Students who are awarded the City of Wanneroo Student Citizenship Award, in the 12 months preceding the Australia Day Awards, are automatically considered for the *City of Wanneroo Charles Searson Australia Day Youth Award*.

Nominees for the City Australia Day Awards will be assessed by a judging panel according to the following criteria:

- Made significant positive contribution to the local community.
- Demonstrated leadership and inspiring qualities as a role model for the community.
- Active member of the local community which has brought about positive change and improvements in their local community.
- Committed to enhancing their local community.

All award nominees will be subject to an assessment process to ensure there is neither conflict of interest nor negative impact on the City's reputation or probity.

Awards are presented at the annual Australia Day Citizenship Ceremony.



Council Policy

5. IMPLICATIONS

Costs related to coordinating the functions in this policy will be included in the operating budget of Place Management.

6. IMPLEMENTATION

Promotion of the City's Australia Day Awards will be targeted at people/groups active within the community.

Nominations are made using the official nomination process. Nominations are submitted via an online form on the City's website or using forms provided by the City. Nominations received after the closing date will be ineligible.

Nominees for the City's Australia Day Awards will be assessed by a judging panel according to the specified criteria. The judging panel determines the Award recipients.

Award recipients are presented with a framed certificate and an engraved award.

7. ROLES AND RESPONSIBILITIES

The City's Place Management team is responsible for implementation of all elements of this policy.

8. DISPUTE RESOLUTION (if applicable)

All disputes in regard to this policy will be referred to the Director Community and Place in the first instance. In the event that an agreement cannot be reached, the matter will be referred to the CEO for a ruling.

9. EVALUATION AND REVIEW

The effectiveness of this policy can be measured and evaluated using the following key performance indicators:

- Number of nominations received for each of the categories.
- Quality of nominations.
- Media exposures.

This policy shall be reviewed every three (3) years.

10. RELATED DOCUMENTS

- ~~Youth Reward and Recognition~~ Student Citizenship Award Policy.
- ~~Australia Day Awards Management Procedure.~~

11. REFERENCES

Nil.



Council Policy

12. RESPONSIBILITY FOR IMPLEMENTATION

The Manager Place Management is responsible for the publication, implementation, enforcement and compliance of the policy.

REVISION HISTORY

Version	Next Review	Record No.
May 2010 – CS05-05/10	March 2012	888680 TRIM: 10/912
April 2011 – CS05-04/11	March 2012	11/27894
CS05-08/12	December 2014	14/372609
31 March 2015 – CD03-03/15	March 2017	14/372609
19 September 2017 – CE01-09/17	September 2020	14/372609v2
22 September 2020 – CE02-09/20	September 2022	14/372609v3
	<u>September 2025</u>	<u>14/372609v4</u>



Council Policy

AUSTRALIA DAY AWARDS POLICY

Responsible Directorate:	<i>Community and Place</i>
Responsible Service Unit:	<i>Place Management</i>
Contact Person:	<i>Nick Stawarz</i>
Date of Approval:	<i>Date the document was approved by Council</i>
Council Resolution No:	<i>Council Resolution No.</i>

1. POLICY STATEMENT

The City of Wanneroo (City) recognises and celebrates individuals and organisations who have made **outstanding contributions** during the current year, and/or those who have given **outstanding service** over a number of years to the City's community, through annual awards presented at the Australia Day Citizenship ceremony.

2. OBJECTIVE AND PURPOSE

To recognise outstanding contributions to the City's community by awarding four categories of awards every Australia Day.

City of Wanneroo Australia Day Award

Presented to an individual over 25 years of age who has made an outstanding contribution to the local community.

City of Wanneroo Charles Searson Australia Day Youth Award

Presented to an individual under 25 years of age who has made an outstanding contribution to the local community.

City of Wanneroo Australia Day Senior Award

Presented to an individual over 65 years of age who has made outstanding contributions and/or has made a longstanding commitment to the local community.

City of Wanneroo Australia Day Community Group or Event Award

Presented to an outstanding local community group or event.

Only one award is presented in each of the categories.



Council Policy

3. KEY DEFINITIONS

The definitions for this policy.

<i>DEFINITIONS: Any definitions listed in the following table apply to this document only.</i>	
<i>Outstanding contributions and service</i>	<i>Includes areas such as; education, health, fund-raising, charitable and voluntary services, business, sport, arts, the environment or any other area that contributes to the advancement and wellbeing of the City of Wanneroo community.</i>

4. SCOPE

Nominations are invited via advertising and promotions preceding the annual Australia Day Citizenship ceremony. Anyone in the community can submit a nomination.

Award recipients must meet the following eligibility criteria:

- Recipients must be residents of the City; or have coordinated a community event within the City; or be members of a community group whose principal activities are conducted within the City;
- A person cannot receive the same award twice;
- Only one person (not a couple or group) may be nominated for individual award categories;
- Local Government Councillors, State and Federal politicians are not eligible to receive an Award; and
- City staff acting in their role or performing duties required by their employment with the City, are not eligible to receive an Award.

Students who are awarded the City of Wanneroo Student Citizenship Award, in the 12 months preceding the Australia Day Awards, are automatically considered for the *City of Wanneroo Charles Searson Australia Day Youth Award*.

Nominees for the City Australia Day Awards will be assessed by a judging panel according to the following criteria:

- Made significant positive contribution to the local community.
- Demonstrated leadership and inspiring qualities as a role model for the community.
- Active member of the local community which has brought about positive change and improvements in their local community.
- Committed to enhancing their local community.

All award nominees will be subject to an assessment process to ensure there is neither conflict of interest nor negative impact on the City's reputation or probity.

Awards are presented at the annual Australia Day Citizenship Ceremony.



Council Policy

5. IMPLICATIONS

Costs related to coordinating the functions in this policy will be included in the operating budget of Place Management.

6. IMPLEMENTATION

Promotion of the City's Australia Day Awards will be targeted at people/groups active within the community.

Nominations are made using the official nomination process. Nominations are submitted via an online form on the City's website or using forms provided by the City. Nominations received after the closing date will be ineligible.

Nominees for the City's Australia Day Awards will be assessed by a judging panel according to the specified criteria. The judging panel determines the Award recipients.

Award recipients are presented with a framed certificate and an engraved award.

7. ROLES AND RESPONSIBILITIES

The City's Place Management team is responsible for implementation of all elements of this policy.

8. DISPUTE RESOLUTION (if applicable)

All disputes in regard to this policy will be referred to the Director Community and Place in the first instance. In the event that an agreement cannot be reached, the matter will be referred to the CEO for a ruling.

9. EVALUATION AND REVIEW

The effectiveness of this policy can be measured and evaluated using the following key performance indicators:

- Number of nominations received for each of the categories.
- Quality of nominations.
- Media exposures.

This policy shall be reviewed every three (3) years.

10. RELATED DOCUMENTS

- Student Citizenship Award Policy.

11. REFERENCES

Nil.



Council Policy

12. RESPONSIBILITY FOR IMPLEMENTATION

The Manager Place Management is responsible for the publication, implementation, enforcement and compliance of the policy.

REVISION HISTORY

Version	Next Review	Record No.
May 2010 – CS05-05/10	March 2012	888680 TRIM: 10/912
April 2011 – CS05-04/11	March 2012	11/27894
CS05-08/12	December 2014	14/372609
31 March 2015 – CD03-03/15	March 2017	14/372609
19 September 2017 – CE01-09/17	September 2020	14/372609v2
22 September 2020 – CE02-09/20	September 2022	14/372609v3
TBC	September 2025	14/372609v4

CE03-09/22 Proposed New Instrument of Delegation - Appointment of Poundkeepers

File Ref: 9167V06 – 22/323074
Responsible Officer: Executive Manager Governance & Legal
Attachments: 2

Issue

To consider a proposed new delegation relating to the appointment of Poundkeepers.

Background

Rangers and other officers are currently authorised through delegation 1.2.7 – Appointment of Authorised Persons, to act as Poundkeepers.

Delegation 1.2.7 refers to section 3.24 and 9.10 of the *Local Government Act 1995*. These sections apply only to specific legislation which does not include the *Local Government (Miscellaneous Provisions) Act 1960*.

The incorrect reference was picked up through a routine internal review of authorisations across the City.

As a result amendments are required to the City's Delegated Authority Register as detailed in **Attachment 1 and 2**.

Detail

Poundkeepers are required to be appointed under the *Local Government (Miscellaneous Provisions) Act 1960*:

s.449 Pounds, establishing; poundkeepers and rangers, appointing

A local government may establish and maintain one or more public pounds, and may appoint fit and proper persons to be keepers of those pounds and may appoint a ranger or rangers.

A new instrument of delegation is required to be adopted to appoint Poundkeepers under the *Local Government (Miscellaneous Provisions) Act 1960* as shown at **Attachment 1**. An amendment to Delegation 1.2.7 is also required to remove reference to the *Local Government (Miscellaneous) Provisions Act 1960* as shown in **Attachment 2**.

Other than all Rangers, there are two other officers currently undertaking the duties of Poundkeeper and all possess the requisite skills, knowledge and training to undertake the functions of this role.

Consultation

Nil

Comment

Whilst the appointment of Poundkeepers is a function of the local government, this is capable of delegation to the CEO should the Council wish to do so.

The proposal includes a sub delegation by the CEO to the Director Community and Place and the Manager, Community Safety and Emergency Management.

It is important for Council to note that delegating a power does not transfer that power to the delegate, it merely replicates it and Council retains the ability to exercise any power or duty delegated.

Statutory Compliance

Local Government Act 1995

s.5.42 Delegation of some powers or duties to the CEO

s.5.43 Limitations on delegations to the CEO

Local Government (Miscellaneous Provisions) Act 1960

s.449 Pounds, establishing; poundkeepers and rangers, appointing

Strategic Implications

The proposal aligns with the following objective within the Strategic Community Plan 2021 – 2031:

7 ~ A well governed and managed City that makes informed decisions, provides strong community leadership and valued customer focused services

7.2 - Responsibly and ethically managed

Risk Management Considerations

Risk Title	Risk Rating
CO-C01 Compliance Framework	Low
Accountability	Action Planning Option
Executive Manager Governance & Legal	Manage

The above risk relating to the issue contained within this report has been identified and considered within the City's Corporate risk register. Action plans have been developed to manage this risk to support existing management systems.

Policy Implications

Nil

Financial Implications

Nil

Voting Requirements

Absolute Majority



Recommendation

That Council:-

1. **ADOPTS by ABSOLUTE MAJORITY the Instrument of Delegation set out in Attachment 1 relating to the Appointment of Poundkeepers; and**

2. NOTES the amendments to Delegation 1.2.7: Appointment of Authorised Persons as shown at Attachment 2.

Attachments:

- | | | |
|---|---|-----------|
| 1 |  Instrument of Delegation - Appointment of Poundkeepers | 22/323252 |
| 2 |  Amendment to Delegated Authority Register - 1.2.7 Appointment of Authorised Persons | 22/323995 |

APPOINTMENT OF POUNDKEEPERS

Function Delegated: <i>This text is provided as a reference only. Delegates shall only act in full understanding of the delegated statutory power, inclusive of conditions [see below].</i>	Authority to appoint fit and proper persons as Poundkeepers or Rangers (<i>Misc.Prov.s.449</i>).
Statutory Power being Delegated:	<i>Local Government (Miscellaneous Provisions) Act 1960</i> s.449 Pounds, establishing; poundkeepers and rangers, appointing
Power is originally assigned to:	Local Government
Statutory Power of Delegation:	<i>Local Government Act 1995</i> Section 5.42 Delegation of some powers or duties to the CEO
Power Delegated to:	Chief Executive Officer
Council's Conditions on Delegation:	1. Only persons who are appropriately qualified and trained may be appointed to undertake the duties of a Poundkeeper. 2. Appointments are to be made in writing by issuing a Certificate of Appointment.
Statutory Power to Sub-Delegate:	<i>Local Government Act 1995</i> Section 5.44 CEO may delegate powers or duties to other employees
CEO's Sub-Delegation: <i>The exercise of the delegated power does not include the power of delegation</i>	Director Community and Place Manager Community Safety and Emergency Management
CEO's Conditions on Sub-delegation:	Subject to the conditions on delegation to the CEO.
Record Keeping Statement (LGA 1995) s5.46(3) "A person to whom a power or duty is delegated under this Act is to keep records in accordance with regulations in relation to the exercise of the power or the discharge of the duty."	<i>Appointment of Poundkeepers and Rangers is to be facilitated through Governance</i>
Compliance Links	<i>Local Government (Miscellaneous Provisions) Act 1960</i> s.450 Pounds, poundkeepers and rangers, notice and proof of etc <i>Financial Interest Return Required – Yes</i>

1.2.7 APPOINTMENT OF AUTHORISED PERSONS

Function Delegated: <i>This text is provided as a reference only. Delegates shall only act in full understanding of the delegated statutory power, inclusive of conditions [see below].</i>	<p>Authority to appoint persons or classes of persons as authorised persons [s.3.24 and s.9.10] for the purpose of fulfilling functions of an authorised person prescribed in the following legislation inclusive of subsidiary legislation made under each Act i.e. Regulations:</p> <ul style="list-style-type: none"> (a) Local Government Act 1995 and its subsidiary legislation, including Local Government Act Regulations; the Local Government (Miscellaneous Provisions) Act 1960 and Local Laws made under the Local Government Act. (b) <i>Caravan Parks and Camping Grounds Act 1995</i>; (c) <i>Cat Act 2011</i>; (e) <i>Control of Vehicles (Off-road Areas) Act 1978</i>; (f) <i>Dog Act 1976</i>; and (g) any other legislation prescribed for the purposes of s.9.10 of the <i>Local Government Act 1995</i>.
Statutory Power being Delegated:	<p><i>Local Government Act 1995</i> s.3.24 Authorising persons under this subdivision [Part 3, Division 3, Subdivision 2 – Certain provisions about land] s.9.10 Appointment of authorised persons</p>
Power is originally assigned to:	Chief Executive Officer
Statutory Power to Sub-Delegate:	<p><i>Local Government Act 1995</i> s.5.44 CEO may delegate powers and duties to other employees</p>
CEO's Sub-Delegation: <i>The exercise of the delegated power does not include the power of delegation</i>	<p>All Directors Executive Manager Governance & Legal Manager Approval Services Manager Community Safety & Emergency Management Manager Health & Compliance</p>
CEO's Conditions on Sub-delegation:	<ol style="list-style-type: none"> 1. The CEO (in consultation with the Executive Manager Governance & Legal) is to appoint authorised officers for the purposes of s.9.29(2) Representing Local Government in Court; 2. Executive Manager Governance & Legal is limited to the appointment of Authorised Officers for the purposes of: <ul style="list-style-type: none"> ○ s.9.31 Certifying documents as evidence in legal proceedings; and ○ s.9.38 Evidence of documents coming from the City 3. Manager Approval Services is limited to the appointment of members of the Approval Services team as Authorised Officers. The appointment of Authorised Officers for the purposes of s 9.29(2) Representing local government in court

	<p>and s.9.31 Certifying documents as evidence in legal proceedings is specifically excluded.</p> <p>4. Manager Community Safety & Emergency Management is limited to the appointment of members of the Community Safety & Emergency Management team as Authorised Officers. The appointment of Authorised Officers for the purposes of s 9.29(2) Representing local government in court and s.9.31 Certifying documents as evidence in legal proceedings is specifically excluded.</p> <p>5. Manager Health & Compliance is limited to the Appointment of members of the Health & Compliance team as Authorised Officers. The appointment of Authorised Officers for the purposes of s 9.29(2) Representing local government in court and s.9.31 Certifying documents as evidence in legal proceedings is specifically excluded.</p> <p>6. Each person authorised is to be issued a certificate stating that the person is so authorised.</p>	
<p>Record Keeping Statement (LGA 1995) s5.46(3) " A person to whom a power or duty is delegated under this Act is to keep records in accordance with regulations in relation to the exercise of the power or the discharge of the duty."</p>	<p>The appointment of authorised officers is to be facilitated through Governance.</p>	
<p>Compliance Links</p>	<p>Financial Interest Return required - Yes</p>	
<p>Delegation Administration:</p>		
<p>Decision Reference</p>	<p>Decision Reference</p>	<p>Decision Reference</p>
<p>1. 17/17699</p>	<p>6. 18/274278</p>	<p>11.</p>
<p>2. CE06-05/17</p>	<p>7. 20/533822 / 20/559662</p>	<p>12.</p>
<p>3. CE01-06/18</p>	<p>8.</p>	<p>13.</p>
<p>4. 18/203840</p>	<p>9.</p>	<p>14.</p>

Item 9 Motions on Notice

MN01-09/22 Cr Nguyen - Rates Payment Plan Fee

File Ref:	45500 – 22/298914
Author:	Cr Nguyen
Action Officer:	Director, Corporate Strategy & Performance
Disclosure of Interest:	Nil
Attachments:	Nil

Issue

To consider waiving the \$30 administration fee charged for each payment arrangement made with the City for payment of rates and service charges, for the rest of the 2022/23 financial year.

Background

The City offers the payment arrangement service to anyone who wishes to make payments on either a weekly, fortnightly or monthly basis. A \$30 administration fee is charged for payment arrangements to cover administration cost of providing that service.

Under the section 6.16 subsection (1) of the Local Government Act 1995, the City is entitled to impose a fee or charge for this service with an absolute majority decision. During the 2022/23 Annual Budget adoption, Council made this decision to impose a \$30 administration fee for each payment arrangements made to cover costs of the service.

Detail

The \$30 administration fee is charged to cover the administration work involved to set up the arrangement and to monitor that payments are being made as agreed. This currently costs the City more than \$30 per arrangement, therefore the current \$30 administration fee partially covers the cost to the City.

The proposal to waive the \$30 payment arrangement fee is a temporary measure to assist residents who are experiencing financial difficulties.

Consultation

Nil

Comment

Nil

Statutory Compliance

Under *Section 6.16(3) of the Local Government Act* Fees and Charges are to be imposed when adopting the annual budget. The \$30 administration fee is classed as a fee and charge.

“6.16 Imposition of Fees and Charges

- (3) Fees and charges are to be imposed when adopting the annual budget but may be –*
- (a) Imposed* during a financial year; and*
 - (b) Amended* from time to time during a financial year.*

**Absolute majority required.”*

Strategic Implications

The proposal aligns with the following objective within the Strategic Community Plan 2021 – 2031:

7 ~ A well governed and managed City that makes informed decisions, provides strong community leadership and valued customer focused services

7.2 - Responsibly and ethically managed

Risk Management Considerations

Risk Title	Risk Rating
CO-017 – Financial Management	Moderate
Accountability	Action Planning Option
Director Corporate Strategy and Performance	Manage

The above risk/s relating to the issue contained within this report has been/have been identified and considered within the City's Strategic/Corporate risk register. Action plans are in place/have been developed to manage/mitigate this risk.

"Local Jobs

The City is prepared to accept a high level of financial risk provided that the City implements a risk management strategy to manage any risk exposure.

Strategic Growth

The City will accept a moderate level of financial risk for facilitating industry development and growth.

Any strategic objective including ongoing planning, funding and capital investment to develop infrastructure strategic assets carries financial risks."

Policy Implications

Strategic Budget Policy regarding cost recovery when setting Fees & Charges.

Financial Implications

If the \$30 administration fee was waived for payment arrangements then this would leave a shortfall in the 2022/23 budget of \$125,000.

Voting Requirements

Absolute Majority

Recommendation

That Council, by ABSOLUTE MAJORITY waive the \$30 administration fee charged for each payment arrangement for rates and service charges, made for the rest of the 2022/23 financial year.

Administration Comment

The \$30 administration fee is charged to cover the administration work involved to set up the arrangement and to manually monitor that payments are being made as agreed. This currently costs the City more than \$30 per arrangement.

It is noted that in the past year approximately 5,500 ratepayers chose to use the payment arrangement service provided by the City. It is one of several payment options offered and it should not be assumed, that because a ratepayer elects to pay by a payment arrangement in lieu of one of the instalment plans, or payment in full, that they are in financial difficulty. A number of ratepayers choose to use the payment arrangement option as it suits their pay cycles.

The City has a Financial Hardship Policy in place where the \$30 administration fee is waived upon an approved financial hardship application.

As at the 06 September, the City has 84,755 ratepayers and of those, 1,750 payment arrangements have been made.

If the \$30 administration fee was waived for payment arrangements at this time in the financial year, this would leave a shortfall in the 2022/23 budget of approximately \$125,000. This would of course depend on the number of plans actually processed.

Please also note that without the service fee and due to the deficit budget, the cost of providing this service would flow to future years, and would be paid by all ratepayers.

Attachments: Nil

Item 10 Urgent Business**Item 11 Confidential**

Nil

Item 12 Date of Next Meeting

The next Council Members' Briefing Session has been scheduled for 6:00pm on 4 October 2022, to be held at 1st Floor Council Chambers, Civic Centre, 23 Dundobar Road Wanneroo.

Item 13 Closure



COUNCIL CHAMBER SEATING DIAGRAM

