



**MINUTES OF ORDINARY MEETING OF COUNCIL  
HELD ON 24 SEPTEMBER 2013**

I hereby certify that the Minutes of the Ordinary Council Meeting held are a true and accurate record of the proceedings contained therein.

\_\_\_\_\_  
**Shire President Confirmed**

**Date:** \_\_\_\_\_

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**SHIRE OF WYNDHAM EAST KIMBERLEY  
MINUTES  
OF THE ORDINARY COUNCIL MEETING  
HELD ON TUESDAY, 24 SEPTEMBER 2013 AT 5:00 PM.**

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**1. DECLARATION OF OPENING / ANNOUNCEMENT OF VISITORS**

The Shire President declared the meeting open at 5.00pm.

**2. RECORD OF ATTENDANCE / APOLOGIES / LEAVE OF ABSENCE)  
PREVIOUSLY APPROVED**

**ATTENDANCE**

Cr J Moulden	Shire President
Cr D Ausburn	Deputy Shire President
Cr J Parker	Councillor
Cr J McCoy	Councillor
Cr R Dessert	Councillor
Cr D Learbuch	Councillor
G Gaffney	Chief Executive Officer
K Hannagan	Director Infrastructure
N Kearns	Director Community Development
M Callus	Executive Assistant to the Chief Executive Officer (Minute Taker)
J Ninnette	Senior Planning Officer
W Richards	Manager Community and Youth

**GALLERY**

Sophie Cooke	Member of the public
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**APOLOGIES**

Cr Ralph Addis	Councillor
Ingrid Bishop	Acting Director Corporate Services

**LEAVE OF ABSENCE PREVIOUSLY APPROVED**

Cr M Kelly	Councillor
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### **3. DECLARATION OF INTEREST**

- **Financial Interest**

Cr Don Learbuch  
15.1 Car Park Corner Konkerberry Drive and Cotton Tree Avenue, Kununurra

- **Impartiality Interest**

Cr Di Ausburn  
12.4.7 Development Application for Proposed Change of Use, Rural Industry  
at Lot 22, Weaber Plain Road, Kununurra

15.1 Car Park Corner Konkerberry Drive and Cotton Tree Avenue, Kununurra

- **Proximity Interest**

Cr Jane Parker  
12.3.6 Welch Street Extension

Cr Jackie McCoy  
12.3.6 Welch Street Extension

5.02pm Janet Takarangi entered the meeting

### **4. RESPONSE TO PREVIOUS PUBLIC QUESTIONS TAKEN ON NOTICE**

Nil

### **5. PUBLIC QUESTION TIME**

Nil

### **6. PETITIONS**

Nil

### **7. APPLICATIONS FOR LEAVE OF ABSENCE**

Nil

**8. CONFIRMATION OF MINUTES**

**8.1 CONFIRMATION OF MINUTES OF ORDINARY COUNCIL MEETING OF  
27 AUGUST 2013**

**RECOMMENDATION**

That Council confirms the Minutes of the Ordinary Council Meeting held on 27  
August 2013

**COUNCIL DECISION**

**Minute No. 10181**

**Moved: Cr J Parker**

**Seconded: Cr D Ausburn**

**That Council confirms the Minutes of the Ordinary Council Meeting held on 27  
August 2013**

**Carried Unanimously 6/0**

## 9. ANNOUNCEMENTS BY THE PERSON PRESIDING WITHOUT DISCUSSION

Tonight's is the last council meeting before next month's elections. Council will be renewed with a different, unknown nature, which we can only speculate about at this stage. I must confess that I do not enjoy election time; I always find the prospect of major change to the makeup of an established and functioning Council unsettling.

In a period when great demands have been placed on Local Government by the need to conform with the requirements of the State Government's Integrated Planning and Reporting Framework I think we have been a particularly effective and harmonious Council and Councillors and staff should all take satisfaction from having delivered our obligations. It has been a long and demanding journey and I would like to personally thank everyone who has played a role in bringing us to where we are now. I would also like to believe that the Shire and Council are held in higher regard by the community than a couple of years ago.

Only three of us are guaranteed a place on the next Council. Without wanting to speculate on the election result, I would like to acknowledge the contributions of those Councillors facing re-election, Jane Parker and Jackie McCoy. Good luck, thank you for your contribution and who knows, we may see you back here in a month's time. I want also to thank Maryanne Kelly for her contribution, Cissy Gore-Birch Gault and my dear friend Ralph Addis, who have either resigned from Council or have not re-nominated. Ralph and I joined Council together in 2007 and I confess I really miss his companionship and support.

Finally Di. What a wonderful contribution you have made to this Council and our community. Everyone's friend, accessible to all and with a giant heart, you will be sorely missed here. You really have been the warm and human face of Council. Your contribution goes way back and way beyond this Council, and we understand your need for some Di time. Thank you so much from all of us, and from me personally for your support as Deputy President this year.

Thank you all, Councillors and staff for your efforts and support these last two years.

Cr John Moulden, Shire President

**10. DEPUTATIONS / PRESENTATIONS / SUBMISSIONS**

Nil

**11. MINUTES OF COUNCIL COMMITTEE MEETINGS**

Nil

**12. REPORTS**

**12.1 MATTERS ARISING FROM COMMITTEES OF COUNCIL**

Nil

## 12.2 CORPORATE SERVICES

### 12.2.1 Monthly Financial Report

<b>DATE:</b>	24 September 2013
<b>PROPONENT:</b>	Shire of Wyndham East Kimberley
<b>LOCATION:</b>	N/A
<b>AUTHOR:</b>	Asanka Jayakody, Accountant
<b>REPORTING OFFICER:</b>	Ingrid Bishop, Acting Director Corporate Services
<b>FILE NO:</b>	FM.09.5

#### **PURPOSE**

For Council to note and accept the Monthly Financial Report for July 2013.

#### **BACKGROUND**

Council is required to prepare Monthly Financial Reports as required by the Local Government (Financial Management Regulations) 1996.

#### **STATUTORY IMPLICATIONS**

Section 6.4 Local Government Act 1995  
Regulation 34, Local Government (Financial Management Regulations) 1996.

#### **POLICY IMPLICATIONS**

No policy implications apply in the preparation of the report.

#### **FINANCIAL IMPLICATIONS**

Monthly financial reporting is a primary financial management and control process, it provides Council with the ability to oversee the Shire's financial performance against budgeted target.

#### **STRATEGIC IMPLICATIONS**

*Strategic Community Plan 2012 – 2022, objective 1.4, strategies 1.4.1 to 1.4.5*

#### **COMMUNITY CONSULTATION**

Community consultation is not required in relation to this item.

#### **COMMENT**

Comments in relation to budget to actual variances are included as a note in the Financial Report.

**ATTACHMENTS**

Attachment 1 – Monthly Financial Report

**VOTING REQUIREMENT**

Simple Majority

**OFFICER'S RECOMMENDATION**

That Council accepts the Monthly Financial Report for the month of July 2013.

**COUNCIL DECISION**

**Minute No. 10182**

**Moved: Cr D Ausburn**

**Seconded: Cr D Learbuch**

**That Council accepts the Monthly Financial Report for the month of July 2013.**

**Carried Unanimously 6/0**



# Shire of Wyndham East Kimberley

## Monthly Financial Report 2013/2014

**As at 31 July 2013**

Contents:

- Statement of Financial Activity
- Note to Statement of Financial Activity (Net Current Asset Position)
- Note to Statement of Financial Activity (Explanation of Material Variances)
- Note to Statement of Financial Activity (Budget Remaining to Collect/Spend)
- Monthly Report on Investment Portfolio (Cash)

Financial Activity Legend:  
Above Budget Expectations: ▲  
Below Budget Expectations: ▼

# Shire of Wyndham East Kimberley

## Statement of Financial Activity Year to Date Actual v Year to Date Budget as at 31 July 2013

	YTD		YTD Variance		
	Actual 2013/14 \$	YTD Budget 2013/14 \$	\$	%	
<b>Revenue</b>					
General Purpose Funding	37,690	33,552	4,138	12%	▲
Governance	13,728	3,537	10,191	288%	▲
Law, Order, Public Safety	681	1,598	(917)	-57%	▼
Health	1,669	1,445	224	16%	▲
Education and Welfare	10,716	13,364	(2,648)	-20%	▼
Housing	13,681	21,558	(7,877)	-37%	▼
Community Amenities	55,830	126,198	(70,368)	-56%	▼
Recreation and Culture	78,498	88,529	(10,031)	-11%	▼
Transport	190,101	666,287	(476,186)	-71%	▼
Economic Services	6,377	6,417	(40)	-1%	▼
Other Property and Services	86,080	85,922	158	0%	▲
	<u>495,051</u>	<u>1,048,407</u>	<u>(553,356)</u>	<u>-53%</u>	<u>▼</u>
<b>Expenses</b>					
General Purpose Funding	(12,607)	(20,359)	7,752	-38%	▼
Governance	(100,040)	(99,004)	(1,036)	1%	▲
Law, Order, Public Safety	(32,937)	(61,060)	28,123	-46%	▼
Health	(31,753)	(35,195)	3,442	-10%	▼
Education and Welfare	(34,600)	(42,766)	8,166	-19%	▼
Housing	(57,600)	(61,069)	3,469	-6%	▼
Community Amenities	(376,007)	(374,948)	(1,059)	0%	▲
Recreation & Culture	(398,505)	(474,324)	75,819	-16%	▼
Transport	(324,045)	(613,779)	289,734	-47%	▼
Economic Services	(59,442)	(68,555)	9,113	-13%	▼
Other Property and Services	(248,556)	(91,538)	(157,018)	172%	▲
	<u>(1,676,091)</u>	<u>(1,942,597)</u>	<u>266,506</u>	<u>-14%</u>	<u>▼</u>
<b>Adjustments for Cash Budget Requirements:</b>					
<b>Non-Cash Expenditure and Revenue</b>					
(Profit)/Loss on Asset Disposals	0	0	0	0%	▼
Movement in Accruals and Provisions	50,031	48,452	1,579	3%	▼
Depreciation on Assets	0	391,212	(391,212)	-100%	▼
<b>Capital Expenditure and Revenue</b>					
Purchase Land Held for Resale	0	0	0	0%	▼
Purchase Land and Buildings	(15,034)	(15,000)	(34)	0%	▲
Purchase Infrastructure Assets - Roads	(41,255)	(20,000)	(21,255)	106%	▲
Purchase Infrastructure Assets - Footpaths	0	0	0	0%	▼
Purchase Infrastructure Assets - Drainage	(102,289)	(40,000)	(62,289)	156%	▲
Purchase Infrastructure Assets - Other	(44,879)	(60,306)	15,427	-26%	▼
Purchase Plant and Equipment	0	0	0	0%	▼
Purchase Furniture and Equipment	(5,761)	(6,791)	1,030	-15%	▼
Grants / Contributions for Development of Assets	0	0	0	0%	▼
Proceeds from Disposal of Assets	0	0	0	0%	▼
Proceeds from Sale of Land Held for Resale	0	0	0	0%	▼
Repayment of Debentures	0	(1,756)	1,756	-100%	▼
Proceeds from New Debentures	0	0	0	0%	▼
Transfers to Reserves (Restricted Assets)	0	0	0	0%	▼
Transfers from Reserves (Restricted Assets)	0	0	0	0%	▼
ADD Estimated Surplus/(Deficit) July 1 B/Fwd	6,068,866	6,068,866	0	0%	▼
LESS Estimated Surplus/(Deficit) June 30 C/Fwd	4,728,639	5,470,487	(741,848)	-14%	▼
Minutes Ordinary Council Meeting to be Raised from Rates September 2013	0	0	0	0%	▼

## Shire of Wyndham East Kimberley

### Note to Statement of Financial Activity

#### Net Current Assets

as at 31 July 2013

### NET CURRENT ASSETS

#### Composition of Estimated Net Current Asset Position

	YTD Actual 2013/14	Brought Forward 1 July 2013
<b>CURRENT ASSETS</b>		
Cash - Unrestricted	5,118,601	5,344,408
Cash - Restricted	6,821,855	6,793,204
Cash - Restricted Unspent Grants	0	0
Receivables	1,099,978	1,566,934
Inventories	22,513	12,248
	<u>13,062,947</u>	<u>13,716,794</u>
<b>LESS: CURRENT LIABILITIES</b>		
Payables and Provisions	(1,512,453)	(854,724)
Less: Cash - Restricted	<u>(6,821,855)</u>	<u>(6,793,204)</u>
<b>NET CURRENT ASSET POSITION</b>	<u><u>4,728,639</u></u>	<u><u>6,068,866</u></u>

# Shire of Wyndham East Kimberley

## Notes to Statement of Financial Activity

For the Period Ended 31 July 2013

### Explanation of Material Variances

Variances +/- \$50,000 at Financial Statement Level

Variances +/- \$10,000 and 10% at Account Level

#### Operating

##### Recurrent Income - Excluding Rates ▼

##### General Purpose Funding ▲

No material variances to report

##### Governance ▲

No material variances to report

##### Law, Order and Public Safety ▼

No material variances to report

##### Health ▲

No material variances to report

##### Education and Welfare ▼

No material variances to report

##### Housing ▼

No material variances to report

##### Community Amenities ▼

Rubbish Disposal Charges \$ 71,700 ▼ Timing related to year to date budget estimates. Expect to correct.

##### Recreation and Culture ▼

No material variances to report

##### Transport ▼

Aircraft Landing Fees - East Kimberley Regional Airport \$ 119,200 ▼ Timing related to year to date budget estimates. Expect to correct.

Passenger Head Tax - East Kimberley Regional Airport \$ 129,200 ▼ Timing related to year to date budget estimates. Expect to correct.

Passenger Screening Fees - East Kimberley Regional Airport \$ 65,000 ▼ Timing related to year to date budget estimates. Expect to correct.

Leases - East Kimberley Regional Airport Terminal \$ 121,300 ▼ Timing related to year to date budget estimates. Expect to correct.

Leases - East Kimberley Regional Airport Other \$ 42,000 ▼ Timing related to year to date budget estimates. Expect to correct.

##### Other Property and Services ▲

No material variances to report

##### Recurrent Expenditure ▼

##### General Purpose Funding ▼

No material variances to report

##### Governance ▲

No material variances to report

##### Law, Order and Public Safety ▼

No material variances to report

##### Health ▼

No material variances to report

##### Education and Welfare ▼

No material variances to report

##### Housing ▼

No material variances to report

##### Community Amenities ▲

Tip Maintenance \$ 29,300 ▲ Timing related to year to date budget estimates. Expect to correct.

Regional Youth Development Coordinator - Program Expenses \$ 11,600 ▲ Timing related to year to date budget estimates. Expect to correct.

# Shire of Wyndham East Kimberley

## Notes to Statement of Financial Activity

For the Period Ended 31 July 2013

(continued)

### Operating (continued)

#### Recurrent Expenditure (continued)

##### Recreation and Culture ▼

Depreciation - Recreation & Culture	\$	58,600	▼	Pending depreciation transaction due to assets revaluation process. Timing. Non cash item.
Building Operating & Maintenance - Kununurra Leisure Centre	\$	11,000	▼	Timing related to year to date budget estimates. Expect to correct.

##### Transport ▼

Rural Road Maintenance	\$	18,700	▼	Timing related to year to date budget estimates. Expected to correct.
Urban Road Maintenance - Kununurra and Wyndham	\$	23,100	▼	Timing related to year to date budget estimates. Expected to correct.
Kalumburu Road - Maintenance MUN	\$	50,000		Project started. Timing related to year to date budget estimates.
Depreciation - Streets, Roads & Bridges - Maintenance	\$	120,800	▼	Pending depreciation transactions due to assets revaluation process. Timing. Non cash item.
Depreciation - East Kimberley Regional Airport	\$	66,700	▼	Pending depreciation transaction due to assets revaluation process. Timing. Non cash item.

##### Economic Services ▼

No material variances to report

##### Other Property and Services ▲

Public Works Overheads Allocated - Contracts	\$	42,400	▲	Cost yet to be apportioned. Timing. Non cash item.
Administration Salary and Wages Allocated - General Administration Overheads	\$	59,100	▲	Cost yet to be apportioned. Timing. Non cash item.
Building Maintenance - 20 Coolibah - New Kununurra Administration	\$	10,900	▲	Timing related to year to date budget estimates. Expected to correct.
Depreciation - Kununurra Administration	\$	22,900	▼	Pending depreciation transaction due to assets revaluation process. Timing. Non cash item.
Depreciation - Plant Operation	\$	50,000	▼	Pending depreciation transactions due to assets revaluation process. Timing. Non cash item.
Building Maintenance - 20 Coolibah - New Kununurra Administration	\$	10,900	▲	Timing related to year to date budget estimates. Expected to correct.
POC - Insurance	\$	27,700	▲	Timing related to year to date budget estimates. Expect to correct.
POC Parts and Repairs	\$	11,900	▲	Timing related to year to date budget estimates. Expect to correct.

### Non Cash Expenditure and Revenue

#### Adjustments and Accruals

Depreciation	\$	391,200	▼	Pending depreciation transaction due to assets revaluation process. Timing. Non cash item.
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### Capital

#### Purchase Land Held for Resale ▼

No material variances to report

#### Purchase Land and Buildings ▲

No material variances to report

#### Purchase Infrastructure Assets - Roads ▲

Drainage Calvert Upgrade - Speargrass Street	\$	22,700	▲	Project not completed as expected by year end 2012/13. Budget will be amended at budget review 2013/14.
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#### Purchase Infrastructure Assets - Footpaths ▼

No material variances to report

#### Purchase Infrastructure Assets - Drainage ▲

Drainage - Picture Gardens/Coolibah Drive	\$	66,400	▲	Timing related to year to date budget estimates. Expect to correct.
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# Shire of Wyndham East Kimberley

## Notes to Statement of Financial Activity

For the Period Ended 31 July 2013

(continued)

### **Capital** (continued)

#### **Purchase Infrastructure Assets - Other** ▼

Security Fence Upgrade - East Kimberley Regional Airport      \$    11,200      ▼ Timing related to year to date budget estimates. Expect to correct.

#### **Purchase Plant and Equipment** ▼

No material variances to report

#### **Purchase Furniture and Equipment** ▼

No material variances to report

#### **Grants / Contributions for Development of Assets** ▼

No material variances to report

#### **Proceeds from Disposal of Assets** ▼

No material variances to report

#### **Debentures** ▼

No material variances to report

#### **Reserves** ▼

No material variances to report

# Shire of Wyndham East Kimberley

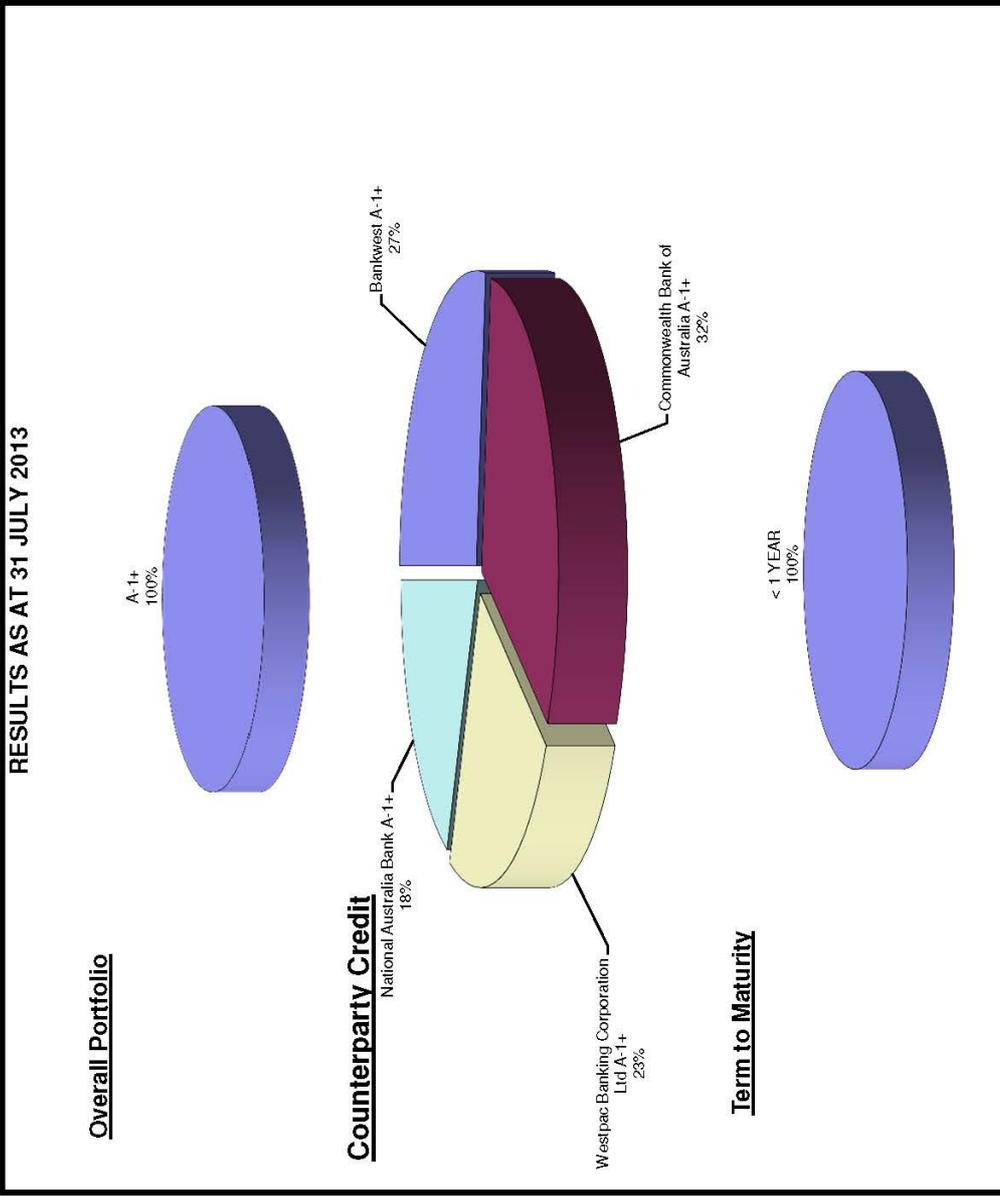
## Note to Statement of Financial Activity

### Budget Remaining to Collect/Spend

as at 31 July 2013

	YTD Actual 2013/14 \$	Annual Budget 2013/14	Budget Remaining 2013/14 \$	%	
<b>Revenue</b>					
General Purpose Funding	37,690	2,251,545	2,213,855	98%	▼
Governance	13,728	103,850	90,122	87%	▼
Law, Order, Public Safety	681	53,318	52,637	99%	▼
Health	1,669	75,200	73,531	98%	▼
Education and Welfare	10,716	174,377	163,661	94%	▼
Housing	13,681	979,459	965,778	99%	▼
Community Amenities	55,830	2,592,983	2,537,153	98%	▼
Recreation and Culture	78,498	620,744	542,246	87%	▼
Transport	190,101	4,267,534	4,077,433	96%	▼
Economic Services	6,377	175,000	168,623	96%	▼
Other Property and Services	86,080	143,340	57,260	40%	▼
	<u>495,051</u>	<u>11,437,350</u>	<u>10,942,299</u>	<u>96%</u>	<u>▼</u>
<b>Expenses</b>					
General Purpose Funding	(12,607)	(650,513)	(637,906)	98%	▼
Governance	(100,040)	(3,385,311)	(3,285,271)	97%	▼
Law, Order, Public Safety	(32,937)	(674,839)	(641,903)	95%	▼
Health	(31,753)	(467,542)	(435,789)	93%	▼
Education and Welfare	(34,600)	(502,350)	(467,751)	93%	▼
Housing	(57,600)	(597,485)	(539,884)	90%	▼
Community Amenities	(376,007)	(4,824,868)	(4,448,861)	92%	▼
Recreation & Culture	(398,505)	(5,008,638)	(4,610,133)	92%	▼
Transport	(324,045)	(7,053,704)	(6,729,659)	95%	▼
Economic Services	(59,442)	(946,796)	(887,354)	94%	▼
Other Property and Services	(248,556)	(214,350)	34,206	-16%	▲
	<u>(1,676,091)</u>	<u>(24,326,396)</u>	<u>(22,650,305)</u>	<u>93%</u>	<u>▼</u>
<b>Adjustments for Cash Budget Requirements:</b>					
<b>Non-Cash Expenditure and Revenue</b>					
(Profit)/Loss on Asset Disposals	0	(778,004)	(778,004)	100%	▼
Movement in Accruals and Provisions	50,031	48,452	(1,579)	-3%	▲
Depreciation on Assets	0	4,694,750	4,694,750	100%	▼
<b>Capital Expenditure and Revenue</b>					
Purchase Land Held for Resale	0	(504,504)	(504,504)	100%	▼
Purchase Land and Buildings	(15,034)	(3,076,164)	(3,061,130)	100%	▼
Purchase Infrastructure Assets - Roads	(41,255)	(2,058,500)	(2,017,245)	98%	▼
Purchase Infrastructure Assets - Footpaths	0	(31,000)	(31,000)	100%	▼
Purchase Infrastructure Assets - Drainage	(102,289)	(675,000)	(572,712)	85%	▼
Purchase Infrastructure Assets - Other	(44,879)	(7,142,044)	(7,097,165)	99%	▼
Purchase Plant and Equipment	0	(833,485)	(833,485)	100%	▼
Purchase Furniture and Equipment	(5,761)	(469,264)	(463,503)	99%	▼
Grants / Contributions for Development of Assets	0	6,493,853	6,493,853	100%	▼
Proceeds from Disposal of Assets	0	1,015,027	1,015,027	100%	▼
Proceeds from Sale of Land Held for Resale	0	0	0	0%	▼
Repayment of Debentures	0	(478,397)	(478,397)	100%	▼
Proceeds from New Debentures	0	2,308,498	2,308,498	100%	▼
Transfers to Reserves (Restricted Assets)	0	(2,205,013)	(2,205,013)	100%	▼
Transfers from Reserves (Restricted Assets)	0	3,111,153	3,111,153	100%	▼
ADD Estimated Surplus/(Deficit) July 1 B/Fwd	6,068,866	6,068,866	0	0%	▼
LESS Estimated Surplus/(Deficit) June 30 C/Fwd	4,728,639	31,300	(4,697,339)	#####	▲
Minutes Ordinary Council Meeting					
Amount Required to be Raised from Rates	<u>7,431,122</u>	<u>7,431,122</u>	<u>7,431,122</u>	<u>100%</u>	<u>▼</u>

# MONTHLY REPORT ON INVESTMENT PORTFOLIO (CASH)



<b>INVESTMENT POLICY F17</b>			
<b>"Overall Portfolio Limits"</b>			
S&P Long Term Rating	S&P Short Term Rating	Direct Investment Maximum %	Managed Funds Maximum %
AAA	A-1+	100%	100%
AA	A-1	100%	100%
A	A-2	60%	80%
<small>Note: "S &amp; P" relates to Standard &amp; Poores credit rating agency</small>			
<b>"Counterparty Credit Framework"</b>			
S&P Long Term Rating	S&P Short Term Rating	Direct Investment Maximum %	Managed Funds Maximum %
AAA	A-1+	45%	50%
AA	A-1	35%	45%
A	A-2	20%	40%
<b>"Term to Maturity Framework"</b>			
<b>Overall Portfolio Term to Maturity Limits</b>			
Portfolio % < 1 year	100% max 40% min		
Portfolio % > 1 year	60%		
Portfolio % > 3 year	35%		
Portfolio % > 5 year	25%		
<b>Individual Investment Maturity Limits</b>			
ADI	5 years		
(Non ADI)	3 years		
<small>Note: "ADI" relates to an Authorised Deposit Institution (authorised under the Banking Act 1959)</small>			

## 12.2.2 List of Accounts Paid Under Delegation

<b>DATE:</b>	24 September 2013
<b>PROPONENT:</b>	Shire of Wyndham East Kimberley
<b>LOCATION:</b>	N/A Paulette Strongman, Finance Officer
<b>AUTHOR:</b>	Felicity Heading, Senior Finance Officer
<b>REPORTING OFFICER:</b>	Ingrid Bishop, Acting Director Corporate Services
<b>FILE NO:</b>	FM.09.5

### **PURPOSE**

To present the listing of accounts paid from the Municipal Fund and Trust Fund in accordance with the requirements of the Local Government (Financial Management) Regulations 1996.

### **BACKGROUND**

Council delegated to CEO the exercise of its power under Financial Management Regulation 12 to make payments from Municipal Fund and Trust Fund at the Ordinary Council Meeting of 16<sup>th</sup> August 2011.

### **STATUTORY IMPLICATIONS**

Local Government Act 1995 – Section 5.42  
Local Government (Financial Management) Regulations 1996 – Regulations 12 and 13

### **POLICY IMPLICATIONS**

CD\GOV6113 – Payments from Municipal Fund and Trust Fund.

### **FINANCIAL IMPLICATIONS**

Ongoing management of Council funds by providing Council with sufficient information to monitor and review payments made.

### **STRATEGIC IMPLICATIONS**

Strategic Community Plan – Strategy 1.4.3  
Maintain Council's long term financial viability

### **COMMUNITY CONSULTATION**

Community consultation is not required in relation to this item.

### **COMMENT**

In accordance with statutory requirements, each payment from the Municipal Fund or the Trust Fund is to be noted on a list compiled each month showing: the payee's name, amount of payment, date of payment and sufficient information to identify the transaction. The list is to be presented to Council at the next ordinary meeting of the Council following the

preparation of the list and is to be recorded in the minutes of the meeting at which it is presented.

**ATTACHMENTS**

Attachment 1 – List of Accounts Paid from Municipal Fund and Trust Fund

**VOTING REQUIREMENT**

Simple Majority

**OFFICER’S RECOMMENDATION**

That Council receives and accepts the listing of accounts paid from the Municipal and Trust fund, being:

Municipal EFT118704 – EFT118967 (01 August – 23 August 13)	\$ 1,497,275.31
Municipal cheques 42207 - 42290 (01 August – 27 August 13)	\$ 127,941.70
Trust cheque 515 (9 August 2013)	\$ 500.00
Trust EFT 500542 - 500559 (05 August – 30 August 13)	\$ 15,982.45
Payroll (07 August – 27 August 13)	\$ 468,185.37
Direct bank debits (01 August – 29 August 13)	<u>\$ 36,725.97</u>
TOTAL	\$ 2,146,610.80

**COUNCIL DECISION**

**Minute No. 10183**

**Moved: Cr D Ausburn**

**Seconded: Cr D Learbuch**

**That Council receives and accepts the listing of accounts paid from the Municipal and Trust fund, being:**

<b>Municipal EFT118704 – EFT118967 (01 August – 23 August 13)</b>	<b>\$ 1,497,275.31</b>
<b>Municipal cheques 42207 - 42290 (01 August – 27 August 13)</b>	<b>\$ 127,941.70</b>
<b>Trust cheque 515 (9 August 2013)</b>	<b>\$ 500.00</b>
<b>Trust EFT 500542 - 500559 (05 August – 30 August 13)</b>	<b>\$ 15,982.45</b>
<b>Payroll (07 August – 27 August 13)</b>	<b>\$ 468,185.37</b>
<b>Direct bank debits (01 August – 29 August 13)</b>	<b><u>\$ 36,725.97</u></b>
<b>TOTAL</b>	<b>\$ 2,146,610.80</b>

**Carried Unanimously 6/0**

**LIST OF ACCOUNTS SUBMITTED TO COUNCIL 24 SEPTEMBER 2013**

<b>CHQ/EFT</b>	<b>DATE</b>	<b>NAME</b>	<b>DESCRIPTION</b>	<b>AMOUNT</b>
EFT118704	01/08/2013	CARDNO (NT) PTY LTD	PROGRESS PAYMENT 5 - LILY CREEK BOAT RAMP DESIGN	11,057.20
EFT118705	01/08/2013	STAFF MEMBER	REIMBURSEMENT IN ACCORDANCE WITH EMPLOYMENT CONTRACT	393.45
EFT118706	01/08/2013	LGIS INSURANCE BROKING	INSURANCE - MOTOR VEHICLE - 13/14	122,148.25
EFT118707	01/08/2013	LGIS LIABILITY	INSURANCE - LGIS WORKCARE - 13/14	365,743.74
EFT118708	02/08/2013	ATO CHILD SUPPORT AGENCY	PAYROLL DEDUCTIONS	325.72
EFT118709	02/08/2013	AUSTRALIAN FUEL DISTRIBUTORS	FUEL COSTS - WYN/KNX - JUN 13	1,411.71
EFT118710	02/08/2013	AUSRECORD	RECORDS FOLDERS AND STICKERS PLUS FREIGHT	1,173.15
EFT118711	02/08/2013	AUSTRAL MERCANTILE COLLECTIONS PTY LTD	DEBT COLLECTIONS - SUNDRY - MAY 13	2,290.72
EFT118712	02/08/2013	AVIATION ID AUSTRALIA PTY LTD	ANNUAL SUBSCRIPTION - AIRPORT VISITOR ID SOFTWARE - 13/14	660.00
EFT118713	02/08/2013	AUSTRALIAN FLAG MAKERS	FLAGS - SHIRE OFFICE - KNX	1,502.60
EFT118714	02/08/2013	AUSTRALIAN LIBRARY & INFORMATION ASSN	ANNUAL SUBSCRIPTION - MEMBERSHIP - 13/14	456.00
EFT118715	02/08/2013	AUSTRALIAN SERVICES UNION	PAYROLL DEDUCTIONS	233.82
EFT118716	02/08/2013	AUSTRALIAN TAXATION OFFICE	BAS JUN 13	46,796.00
EFT118717	02/08/2013	BODAN CONSTRUCTIONS PTY LTD	REPAIR DAMAGE/MAKE SECURE - POOL OFFICE - WYN	330.00
EFT118718	02/08/2013	BLACKWOODS ATKINS PTY LTD	WATER JUG - OUTDOOR STAFF. AIRCOMPRESSOR - TIP KNX	266.73
EFT118719	02/08/2013	BOTANICAL NORTH	SURVEY - RARE FLORA - KNX	1,623.00
EFT118720	02/08/2013	STAFF MEMBER	REIMBURSEMENT IN ACCORDANCE WITH EMPLOYMENT CONTRACT	132.11
EFT118721	02/08/2013	BUSHCAMP SURPLUS STORE	STAFF UNIFORM - OUTDOOR SAFETY WORKWEAR - WYN/KNX	1,094.75
EFT118722	02/08/2013	C & S JOLLY ELECTRICS PTY LTD	INSTALL RCD-REC CNTR,OVAL CLUB RMS WYN. REPAIR TIMER- BASKETBALL KNX	5,049.00
EFT118723	02/08/2013	CDM HYDRAULICS PTY LTD	SERVICE / REPAIRS - P479	792.00
EFT118724	02/08/2013	CENTURION TRANSPORT	FREIGHT - PARTS - P382, P34	141.20
EFT118725	02/08/2013	CIVIC LEGAL	LEGAL ADVICE	204.77
EFT118726	02/08/2013	COATES HIRE OPERATIONS PTY LTD	HIRE - GENERATOR SET - DRAINAGE UPGRADE SPEARGRASS ST KNX	61.46
EFT118727	02/08/2013	CROCODILE SIGNS PTY LTD	SIGNAGE - LEISURE CENTRE, LANDFILL KNX	2,263.80
EFT118728	02/08/2013	DAVEY TYRE & BATTERY SERVICE	NEW TYRE / PUNCTURE REPAIR - P309, P115	1,151.50
EFT118729	02/08/2013	DAVID J AYLETT	REFUND - NON-APPROVED TRADES PERMIT	100.00
EFT118730	02/08/2013	STAFF MEMBER	REIMBURSEMENT IN ACCORDANCE WITH EMPLOYMENT CONTRACT	54.00
EFT118731	02/08/2013	DRYSDALE RIVER STATION	GRADING - MUNURRA TO LAWLEY LOOKOUT PRT WARRENDER RD-FUEL,ACCOM	8,812.94
EFT118732	02/08/2013	EAGLE ELECT AND REFRIG SERVICES PTY LTD	REPAIR - RETIC PUMP - OVAL. REPAIR - A/C - STAFF HOUSING WYN	858.00
EFT118733	02/08/2013	EAST KIMBERLEY HARDWARE	RAPID SET CEMENT, MASKING TAPE - LAKE ARGYLE ROAD KNX	101.05
EFT118734	02/08/2013	EAST KIMBERLEY MARINE	PARTS AND SAFETY EQUIPMENT - P485	137.54
EFT118735	02/08/2013	EAST KIMBERLEY PLUMBING	REPAIRS ROOF-LEISURE CTR KNX. PLUMBING WKS - LEISURE CTR, DEPOT KNX	5,355.67

EFT118736	02/08/2013	EAST KIMBERLEY REAL ESTATE	WATER CONSUMPTION - IN ACCORDANCE WITH STAFF ACCOMMODATION	21.40
EFT118737	02/08/2013	ENIGMA BUSINESS PRODUCTS	ICT EQUIPMENT	1,378.52
EFT118738	02/08/2013	FIVE RIVERS CAFE	CATERING - COUNCIL BRIEFING SESSION, 2 JULY 2013	399.20
EFT118739	02/08/2013	FRANMOR CONSTRUCTIONS PTY LTD	REFUND - DEVELOPMENT APPLICATIONS NOT REQUIRED	672.00
EFT118740	02/08/2013	GUERINONI & SONS	CIVIC WORKS - DISABLED RAMP - KDHS	8,856.10
EFT118741	02/08/2013	HITACHI CONSTRUCTION MACHINERY	FREIGHT - PARTS - P477	38.50
EFT118742	02/08/2013	HUM CONSULTING	CONSULTANT SERVICES - ICT EQUIPMENT	1,540.00
EFT118743	02/08/2013	HYDRO KLEEN	CLEAN A/C - OUTBUILDING AIRPORT, DEPOT KNX	154.00
EFT118744	02/08/2013	IT VISION ITV	ANNUAL LICENCE FEE - CAT CONTROL - 13/14. TRAINING ON DEMAND.	607.00
EFT118745	02/08/2013	IN CANTINA	CATERING - KIMBERLEY WRITERS FESTIVAL 2013	1,356.02
EFT118746	02/08/2013	JSW HOLDINGS PTY LTD	STABILISED SAND - SPEARGRASS ROAD - KNX	3,111.90
EFT118747	02/08/2013	JAB INDUSTRIES	HIRE - SIDE TIPPERS - WASTE BAYS AND CART FILL - TIP WYN	11,880.00
EFT118748	02/08/2013	STAFF MEMBER	REIMBURSEMENT IN ACCORDANCE WITH EMPLOYMENT CONTRACT	148.06
EFT118749	02/08/2013	KUNUNURRA VISITORS CENTRE	ANNUAL GRANT - GST COMPONENT ONLY - 12/13	1,000.00
EFT118750	02/08/2013	KIMBERLEY COMMUNICATIONS	INSTALL 2 WAY RADIO - P123. REMOVE 2 WAY RADIO - P477	399.00
EFT118751	02/08/2013	KIMBERLEY EXHAUST & TOP END TILT TRAY	SUPPLY & FIT NEW RADIATOR -P313	2,777.50
EFT118752	02/08/2013	KUNUNURRA COURIERS	DRINKING WATER - SHIRE OFFICE KNX, LANDFILL KNX	310.00
EFT118753	02/08/2013	KUNUNURRA DIESEL SERVICE	PARTS - P360	634.35
EFT118754	02/08/2013	KUNUNURRA LOCK & KEY	EMERGENCY LOCK CHANGES - POOL WYN. KEYS CUT - LEISURE CENTRE KNX	2,135.00
EFT118755	02/08/2013	KUNUNURRA NETBALL ASSOCIATION	KIDSPORT MEMBERSHIP - 1 CHILD	50.00
EFT118756	02/08/2013	KUNUNURRA PANEL BEATING WORKS WA P/L	REMOVE/PAINT/REFIT AND REPAIR DOOR - P122	2,751.07
EFT118757	02/08/2013	KUNUNURRA PEST MANAGEMENT	INITIAL SERVICE - SPRAY ONLY - YOUTH CENTRE KNX	300.00
EFT118758	02/08/2013	KUNUNURRA POOLS & SPAS	SCOOP,LUBE,THERMOMETER - POOL WYN	48.00
EFT118759	02/08/2013	KUNUNURRA SECURITY SERVICE	SECURITY SERVICE - CALLOUT	154.00
EFT118760	02/08/2013	KUNUNURRA TENNIS CLUB	KIDSPORT MEMBERSHIP - 1 CHILD	60.00
EFT118761	02/08/2013	L.G.R.C.E.U	PAYROLL DEDUCTIONS	19.40
EFT118762	02/08/2013	LAWRENCE & HANSON GROUP	TEST TAG LOG BOOK - KNX	107.25
EFT118763	02/08/2013	LAPPY'S SERVICE CENTRE	REPAIR - P372	242.00
EFT118764	02/08/2013	LINDA WILCOCK (GRAPHIC ARTIST)	PROGRAMMES - KIMBERLEY WRITERS FESTIVAL 13	300.00
EFT118765	02/08/2013	MAGABALA BOOKS ABORIGINAL CORP.	BOOKS - KIMBERLEY WRITERS FESTIVAL 13	519.80
EFT118766	02/08/2013	MCLEODS BARRISTERS AND SOLICITORS	LEGAL ADVICE	1,317.80
EFT118767	02/08/2013	MERCURE INN BROOME	ACCOMMODATION - TRAINING - OHS REP COURSE	584.64
EFT118768	02/08/2013	MARTIN MCCLELLAND	INSTALL PANEL B/N ARCHIVES AND WAITING AREA/SAFETY RAILS-AIRPORT KNX	5,805.10
EFT118769	02/08/2013	MAXXIA	PAYROLL DEDUCTIONS	7,318.32

EFT118770	02/08/2013	MCLEAN ENTERPRISES PTY LTD	FREIGHT - FENCING EQUIPMENT - LANDFILL KNX	1,105.50
EFT118771	02/08/2013	STAFF MEMBER	REIMBURSEMENT IN ACCORDANCE WITH EMPLOYMENT CONTRACT	90.11
EFT118772	02/08/2013	MERCURE HOTEL PERTH	ACCOMMODATION - MEETINGS AND WORKSHOPS - PERTH	890.60
EFT118773	02/08/2013	METALAND KUNUNURRA	SLINGS FOR WORKSHOP - DEPOT KNX. ABLE FLEX - SPEARGRASS ST KNX	208.86
EFT118774	02/08/2013	NYTROWORX	MANT. WORKS -STAFF HSING, CHILDCARE, SHIRE OFFICE, SKATE PARK-WYN/KNX	15,336.00
EFT118775	02/08/2013	ORBIT HEALTH & FITNESS SOLUTIONS	CABLE PLUS FREIGHT - GYM - LEISURE CENTRE KNX	137.50
EFT118776	02/08/2013	ORDCO	HERBICIDES - AIRPORT KNX	561.00
EFT118777	02/08/2013	ORICA AUSTRALIA PTY LTD	3 X 70KG CHLORINE GAS CYLINDER - POOL WYN	1,112.10
EFT118778	02/08/2013	OFFICE NATIONAL KUNUNURRA	PRINT PROGRMS KIMBERLEY WRITERS FESTIVAL 13. STATIONERY-SHIRE OFF KNX	1,283.89
EFT118779	02/08/2013	ORD FUEL SUPPLIES	DIESEL - DEPOT KNX	10,870.25
EFT118780	02/08/2013	ORIA ORCHARDS	WEEKLY FLOWERS - SHIRE OFFICE, AIRPORT KNX. FLOWERS - ALLEN FAMILY	110.00
EFT118781	02/08/2013	QUICK CORPORATE AUSTRALIA	STATIONERY JUL 13 - SHIRE OFFICE KNX	1,323.44
EFT118782	02/08/2013	RED ELEVEN - RED 11 PTY LTD	ICT EQUIPMENT	791.33
EFT118783	02/08/2013	SEARLES HOLDINGS T/A AUTO PRO	INVERTER-LIGHTING-ARPT WYN. DISTILLED WATER-BOM INSTRUMENTS-ARPT KNX	228.00
EFT118784	02/08/2013	SHELF SUPPLY	DOG FOOD AND ACCESSORIES - POUND - WYN/KNX	161.00
EFT118785	02/08/2013	SHIRE OF DOWERIN	REIMBURSEMENT - LONG SERVICE LEAVE	1,073.90
EFT118786	02/08/2013	SHIRE OF WYNDHAM EAST KIMBERLEY	PAYROLL DEDUCTIONS	70.00
EFT118787	02/08/2013	ST JOHN AMBULANCE	RESTOCK - FIRST AID KIT - SHIRE OFFICE KNX	138.00
EFT118788	02/08/2013	STATE LIBRARY WA - DEPT OF TREAS & FIN.	DAMAGED AND LOST BOOKS - LIBRARY - WYN/KNX	1,028.50
EFT118789	02/08/2013	STAFF MEMBER	REIMBURSEMENT IN ACCORDANCE WITH EMPLOYMENT CONTRACT	80.44
EFT118790	02/08/2013	TNT AUSTRALIA PTY LIMITED	FRIEGHT - SAMPLES - HEALTH KNX	649.17
EFT118791	02/08/2013	TOLL EXPRESS	FRIEGHT - RECORDS - KNX	204.78
EFT118792	02/08/2013	THORLEY'S STORE - WYNDHAM	GAS BOTTLE REFILLS - BASTION BBQ WYN	90.00
EFT118793	02/08/2013	TIDAL TYRE AND BATTERIES	SUPPLY/FIT NEW TYRE - P354	599.50
EFT118794	02/08/2013	TOP END MOTORS	ROADWORTH INSPECTION - P472. SERVICE - P122. LICENCE INSPECTION - P126	966.25
EFT118795	02/08/2013	TRAVELWORLD KUNUNURRA	FLIGHT - AUTHOR - WRITERS FESTIVAL 2013	1,480.00
EFT118796	02/08/2013	TYREPLUS KUNUNURRA	NEW BATTERIES - FIRETRUCK - P389	360.00
EFT118797	02/08/2013	UHY HAINES NORTON (WA) PTY LTD	FINANCIAL REPORTING MANNUAL 2013	990.00
EFT118798	02/08/2013	UNITED BOOK DISTRIBUTORS	BOOKS - KIMBERLEY WRITERS FESTIVAL 2013	4,607.29
EFT118799	02/08/2013	VANDERFIELD NORTHWEST PTY LTD	REPAIRS - P475. PARTS - P333. CUT/PROGRAM IGNITION KEYS - P388	1,712.00
EFT118800	02/08/2013	WA LOCAL GOVT SUPERANNUATION PLAN	SUPERANNUATION CONTRIBUTIONS	28,755.69
EFT118801	02/08/2013	WA LOCAL GOVT ASSN - WALGA	TRAVEL AND ACCOM.-ROMAN II MENTORING TRAINER-DEC 12. ADVERT.-ECHO	5,354.45
EFT118802	02/08/2013	WASTE MANAGEMENT ASSOC. OF AUST.	INDIVIDUAL MEMBERSHIP WASTE MANAGEMENT ASSOCIATION AUSTRALIA	242.00
EFT118803	02/08/2013	WESTBOOKS	BOOKS - LIBRARY COLLECTION - KNX	327.49

EFT118804	02/08/2013	WYNDHAM EXCAVATIONS	HIRE OF GRADER, LOADER, WATER TRUCK AND TIPPER TRUCK - LANDFILL WYN	12,342.00
EFT118805	02/08/2013	WYNDHAM GOLF CLUB	CONTRIBUTION - STARS ON THE BASTION 13 - WYN	5,500.00
EFT118806	09/08/2013	VANDERFIELD MACHINERY PTY LTD	MULCHING KIT - P491	379.92
EFT118807	09/08/2013	ABCO PRODUCTS	CLEANING SUPPLIES, GLOVES - AIRPORT KNX	666.86
EFT118808	09/08/2013	ATO CHILD SUPPORT AGENCY	PAYROLL DEDUCTIONS	325.72
EFT118809	09/08/2013	AGRIFOOD TECHNOLOGY	SAMPLING SUPPLIES - HEALTH KNX	111.10
EFT118810	09/08/2013	ALLGEAR MOTORCYCLES AND SMALL ENGINES	CHAINSAW CHAINS, OIL, SPOOL - P356	352.15
EFT118811	09/08/2013	ANALYTICAL REFERENCE LABORATORY	ANALYTICAL REFERENCE - ASBESTOS SAMPLES TAKEN AT 3 DIFFERENT SITES KNX	181.50
EFT118812	09/08/2013	AUSTRALIAN SERVICES UNION	PAYROLL DEDUCTIONS	244.40
EFT118813	09/08/2013	AUSTRALIAN TAXATION OFFICE - PAYG	PAYROLL DEDUCTIONS	71,017.00
EFT118814	09/08/2013	BODAN CONSTRUCTIONS PTY LTD	FIT 2 X SOLAR LIGHT UNITS BASTION LOOK OUT BBQ SHELTER - WYN	1,402.50
EFT118815	09/08/2013	BROADCAST AUSTRALIA PTY LTD	FACILITIES LSING-POWER RECOVERY-01/02/2013-28/05/2013-21/08/12 SBS&GWN	332.00
EFT118816	09/08/2013	BEST KIMBERLEY COMPUTING	PRINTER INK - SHIRE OFFICE KNX	1,582.66
EFT118817	09/08/2013	BLACKWOODS ATKINS PTY LTD	SAFETY GLASSES-AIRPORT.GENERATOR,GREASE,TOOL BAG,EAR MUFFS,KNX DEPOT	2,643.80
EFT118818	09/08/2013	BUSHCAMP SURPLUS STORE	STAFF UNIFORM - OUTDOOR SAFETY WORKWEAR - WYN/KNX	519.75
EFT118819	09/08/2013	C & S JOLLY ELECTRICS PTY LTD	LIGHT INSPECTION AND REPAIRS - OUTDOOR CRICKET, YOUTH CENTRE KNX	1,277.11
EFT118820	09/08/2013	CENTURION TRANSPORT	FREIGHT - SIGNS - GIBB RIVER /KALUMBARU - KNX. BINLINERS - AIRPORT KNX	180.69
EFT118821	09/08/2013	CIVIC LEGAL	LEGAL ADVICE	2,781.08
EFT118822	09/08/2013	COATES HIRE OPERATIONS PTY LTD	HIRE LOADER - TIP KNX	545.14
EFT118823	09/08/2013	DORMA AUTOMATICS PTY LTD	6 MONTHLY INSPECTION AND SERVICE - AUTOMATIC DOORS - AIRPORT KNX	1,056.00
EFT118824	09/08/2013	DAVEY TYRE & BATTERY SERVICE	NEW STEERERS - P309. NEW TYRE - P365	1,160.50
EFT118825	09/08/2013	DERBY CHAMBER OF COMMERCE INC.	SPONSORSHIP FUNDING - 2013 KIMBERLEY ECONOMIC FORUM	3,300.00
EFT118826	09/08/2013	DISCOVERY HOLIDAY PARKS	LEASE ACCOMMODATION - IN ACCORDANCE WITH STAFF HOUSING CONTRACT	2,120.00
EFT118827	09/08/2013	DRYSDALE RIVER STATION	ACCOMMODATION AND MEALS - WORKS ON KALUMBURU ROAD	466.00
EFT118828	09/08/2013	EAST KIMBERLEY HARDWARE	PAINT FOR CABLES AND CONES-APRT KNX. CONCRETE TOWN RD MAINT.	3,651.25
EFT118829	09/08/2013	EAST KIMBERLEY MARINE	FLOAT SWITCH AND PUMP HANDLE - P485	106.82
EFT118830	09/08/2013	EAST KIMBERLEY REAL ESTATE	WATER CONSUMPTION - IN ACCORDANCE WITH STAFF HOUSING CONTRACT	217.75
EFT118831	09/08/2013	FREMANTLE PRESS	BOOKS - KIMBERLEY WRITERS FESTIVAL 2013	2,450.68
EFT118832	09/08/2013	FULLY JUICED ELECTRICS	REWIRE AND RESTORE LOSS OF POWER AT SHIRE BORE FOR TOWN RETIC. - WYN	484.00
EFT118833	09/08/2013	HART SPORT	SPORTING EQUIPMENT - YOUTH SERVICES WYN	912.10
EFT118834	09/08/2013	IBAC PLUMBING PTY LTD	REPAIRS TO POOLSIDE TOILETS - POOL KNX	526.74
EFT118835	09/08/2013	IMAGESOURCE	STATIONERY - ENVELOPES - SHIRE OFICE KNX	515.63
EFT118836	09/08/2013	JASON SIGNMAKERS LTD	STREET SIGNS - VARIOUS KNX. SIGNAGE - TIP WYN	476.30
EFT118837	09/08/2013	JSW HOLDINGS PTY LTD	REFILL TANKS - POUND KNX. CONCRETE -VARIOUS LOCATIONS KNX	7,167.60

EFT118838	09/08/2013	JAB INDUSTRIES	HIRE - TIPPERS - LANDFILL KNX. FLOAT FROM VANDERFIELDS TO LAKE - P485	2,778.60
EFT118839	09/08/2013	KIMBERLEY INDUSTRIES EQUIPMENT HIRE	HIRE CRANE - REFLOAT - P485	396.00
EFT118840	09/08/2013	KIMBERLEY FIRST NATIONAL REAL ESTATE	WATER USAGE - IN ACCORDANCE WITH EMPLOYMENT CONTRACT	175.00
EFT118841	09/08/2013	KIMBERLEY KOOL REFRIG. & AIRCONDITIONING	REPAIR A/C - YOUTH CENTRE, SHIRE ADMIN KNX	690.80
EFT118842	09/08/2013	KIMBERLEY MOTORS	FUEL COSTS - JUN 13 - WYN/KNX	5,515.73
EFT118843	09/08/2013	KIMBERLEY VET CENTRE	EUTHANISING OF FERAL CATS - JULY 13	1,000.00
EFT118844	09/08/2013	KUNUNURRA PANEL BEATING WORKS WA P/L	RELOCATE ABANDONED VEHICLE - PACKSADDLE RD - TO LANDFILL KNX	110.00
EFT118845	09/08/2013	KUNUNURRA RURAL TRADERS	WATER EXTINGUISHER & BRACKET - P385, P382, P384, P386	920.00
EFT118846	09/08/2013	L.G.R.C.E.U	PAYROLL DEDUCTIONS	19.40
EFT118847	09/08/2013	LOCAL GOVERNMENT MANAGERS AUSTRALIA	ANNUAL SUBSCRIPTION - 13/14	930.00
EFT118848	09/08/2013	MAXXIA	PAYROLL DEDUCTIONS	7,318.32
EFT118849	09/08/2013	ORD RIVER ELECTRICS	SUPPLY 4 X LIGHT TUBES FOR SOLAR LIGHTS - BASTION LOOK OUT - WYN	100.00
EFT118850	09/08/2013	ORICA AUSTRALIA PTY LTD	STORAGE - CHLORINE GAS - WYN	754.60
EFT118851	09/08/2013	OFFICE NATIONAL KUNUNURRA	STATIONERY - KIMBERLEY WRITERS FESTIVAL WORKSHOP. INK - OFFICE WYN	152.50
EFT118852	09/08/2013	OLLIE'S IRRIGATIONS & PLUMBING SUPPLIES	RETIC NOZZELS, SPRINKLERS, POLY ELBOWS, JOINERS - MAINTENANCE KNX	3,066.03
EFT118853	09/08/2013	ORD MACHINING	PARTS - P386	154.40
EFT118854	09/08/2013	ORIA ORCHARDS	WEEKLY FLOWER DELIVERY - SHIRE OFFICE, AIRPORT KNX	30.00
EFT118855	09/08/2013	PIVOTEL	SATELLITE PHONES COSTS - JUN/JUL 13	144.75
EFT118856	09/08/2013	SEARLES HOLDINGS T/A AUTO PRO	DEEP CYCLE BATTERIES FOR FIRE HYDRANT SYSTEM - AIRPORT KNX	510.00
EFT118857	09/08/2013	SETON AUSTRALIA PTY LTD	CLEANING SUPPLIES - LEISURE CENTRE KNX.	1,611.82
EFT118858	09/08/2013	SHIRE OF WYNDHAM EAST KIMBERLEY	PAYROLL DEDUCTIONS	70.00
EFT118859	09/08/2013	STITCHED UP EMBROIDERY SERVICES	EKRA LOGO - WIDE BRIM HATS - AIRPORT KNX	340.00
EFT118860	09/08/2013	SURVEY NORTH	RE-ESTABLISH SURVEY IN DUSTY RANKIN DRIVE & SLINGAIR HANGAR	2,480.50
EFT118861	09/08/2013	TST ELECTRICAL	CONNECT FREEMASONS TO AG OVAL POWER. REPAIR SWITCH-CELEBRITY TREE PK	4,339.59
EFT118862	09/08/2013	TIDAL TYRE AND BATTERIES	CALL OUT AND REPAIR 2 X PUNCTURES - P381 WYN	247.50
EFT118863	09/08/2013	TOP END MOTORS	SERVICE - P314, REGO INSPECTION - P126, P128	828.48
EFT118864	09/08/2013	UHY HAINES NORTON (WA) PTY LTD	AUDIT CERTIFICATION - ROADS TO RECOVERY ANNUAL RETURN - 11/12	5,775.00
EFT118865	09/08/2013	VANDERFIELD NORTHWEST PTY LTD	PARTS - P333, P481, P491, P382, P384	980.98
EFT118866	09/08/2013	WA LIBRARY SUPPLIES	SOFT FURNISHINGS - LIBRARY WYN	725.00
EFT118867	09/08/2013	WA LOCAL GOVT SUPERANNUATION PLAN	SUPERANNUATION CONTRIBUTIONS	29,668.91
EFT118868	09/08/2013	WA LOCAL GOVT ASSOCIATION - WALGA	ADVERTISING	30,032.70
EFT118869	09/08/2013	WESTRAC EQUIPMENT PTY LTD	SERVICE - P390	389.21
EFT118870	09/08/2013	WATER DYNAMICS	PUMP FILTER SCREEN - OVAL WYN	1,012.00
EFT118871	09/08/2013	WESTERN AUST. TREASURY CORPORATION	LOAN NO. 120, 120A	38,541.85

EFT118872	09/08/2013	WOOD GROUP DARWIN	BAR CYLINDER REFILL - POOL WYN	22.00
EFT118873		CANCELLED		
EFT118874	16/08/2013	ALCHEMY CORPORATE CONSULTING SERVICE	CONSULTANT SERVICES - CEO PERFORMANCE AGREEMENT QUARTERLY REVIEW	792.00
EFT118875	16/08/2013	ALLGEAR MOTORCYCLES AND SMALL ENGINES	PARTS - P356	151.80
EFT118876	16/08/2013	AUSTRALIAN TAXATION OFFICE	AMENDMENT - FBT RETURN 12 AND FBT RETURN 13	13,141.19
EFT118877	16/08/2013	BADGELINK	NAME BADGES - SCRUTINEER, COUNCILLORS, STAFF WYN/KNX	775.00
EFT118878	16/08/2013	BLACKWOODS ATKINS PTY LTD	GREASE - P479, P477, P488, P382, 384. MEASURING WHEEL	445.54
EFT118879	16/08/2013	BUSHCAMP SURPLUS STORE	STAFF UNIFORM - OUTDOOR SAFETY WORKWEAR - WYN/KNX	536.45
EFT118880	16/08/2013	C & S JOLLY ELECTRICS PTY LTD	SUPPLY 2 X 1000W FLOODLIGHTS - OUTDOOR COURTS - WYN	6,644.00
EFT118881	16/08/2013	CAM MANAGEMENT SOLUTIONS	CAMMS CLOUD HOSTING FEES - JULY 13 - SEPT 13	1,980.00
EFT118882	16/08/2013	CED PRODUCTS PTY LTD	AUTHOR - KIMBERLEY WRITERS FESTIVAL 2013	1,650.00
EFT118883	16/08/2013	STAFF MEMBER	REIMBURSEMENT IN ACCORDANCE WITH EMPLOYMENT CONTRACT	375.00
EFT118884	16/08/2013	CHEMCENTRE	SAMPLE OF SOLID - YOUTH HOSTEL POOL KNX	220.00
EFT118885	16/08/2013	CROCODILE SIGNS PTY LTD	STICKERS FOR BINS - NEW REFUSE SYSTEM KNX/WYN	13,035.00
EFT118886	16/08/2013	DAVEY TYRE & BATTERY SERVICE	TYRE REPLACEMENT - CFBFB VOLUNTEER VEHICLE. REPAIR - P369	698.50
EFT118887	16/08/2013	DEB FITZPATRICK	AUTHOR - KIMBERLEY WRITERS FESTIVAL 2013	1,980.00
EFT118888	16/08/2013	DIANNE TOUCHELL	AUTHOR - KIMBERLEY WRITERS FESTIVAL 2013	1,980.00
EFT118889	16/08/2013	E & MJ ROSHER PTY LTD	PARTS - P492, P382, P384	2,118.25
EFT118890	16/08/2013	EAST KIMBERLEY HARDWARE	PADBOLT-YTH CNTR. FENCE POSTS-TIP.DRAIN SEAL/SILICONE-HODNETT DR KNX	534.50
EFT118891	16/08/2013	EAST KIMBERLEY REAL ESTATE	UNDERPAYMENT OF RENT INCREASE - RENT-STAFF HOUSING	124.21
EFT118892		CANCELLED		
EFT118893	16/08/2013	FIVE RIVERS CAFE	CATERING - COUNCILLORS AND MINISTER OF HOUSING WYN	52.80
EFT118894	16/08/2013	FRANMOR CONSTRUCTIONS PTY LTD	REPLACE SCREEN, LOUVRES, GATE HINGES-STAFF HSNG KNX.	1,043.63
EFT118895	16/08/2013	GUERINONI & SONS	IVANHOE EDGE REPAIRS - KNX. HIRE WATER CART, REAR TIPPER - TIP KNX.	45,073.75
EFT118896	16/08/2013	GULLIVERS TAVERN	REFRESHMENTS - KIMBERLEY WRITERS FESTIVAL 2013	317.96
EFT118897	16/08/2013	INSTITUTE OF PUBLIC WORKS ENG. WA	MEMBERSHIP ANNUAL SUBSCRIPTION	638.00
EFT118898	16/08/2013	STAFF	REIMBURSEMENT IN ACCORDANCE WITH EMPLOYMENT CONTRACT	1,313.30
EFT118899	16/08/2013	JSW HOLDINGS PTY LTD	CONCRETE - ROD HODNETT DRIVE (OUTSIDE SPORTS CLUB) - KNX	563.20
EFT118900	16/08/2013	JW RAYS MECHANICAL REPAIRS & CRANE HIRE	CRANE HIRE - LOAD PIPE ON TIPPER - GIBB RIVER/ KALUMBURU RD	198.00
EFT118901	16/08/2013	JAB INDUSTRIES	HIRE ROLLER - TIP KNX	693.00
EFT118902	16/08/2013	KDHS P&C CANTEEN	CATERING - KIMBERLEY WRITERS FESTIVAL 13	41.80
EFT118903	16/08/2013	KIMBERLEY INDUSTRIES EQUIPMENT HIRE	CRANE HIRE - LIFT CUMBUNGI BOAT FOR REPAIRS	396.00
EFT118904	16/08/2013	KIMBERLEY ASIAN CUISINE	OPENING NIGHT CATERING - KIMBERLEY WRITERS FESTIVAL 13	1,800.00
EFT118905	16/08/2013	KIMBERLEY CAFE	CATERING - KIDSPORT REFERRAL AGENT AFTERNOON TEA - KNX	262.50

EFT118906	16/08/2013	KIMBERLEY COMMUNICATIONS	REPLACE UHF AND AM/FM AERIALS - REWIRE SPOTLIGHTS - P388	688.00
EFT118907	16/08/2013	KIMBERLEY KOOL REFRIG. & AIRCONDITIONING	REPAIR A/C - SHIRE OFFICE KNX	363.00
EFT118908	16/08/2013	KUNUNURRA BETTA ELECTRICAL & GAS	STAFF HOUSING FURNITURE - KNX	5,095.00
EFT118909	16/08/2013	KUNUNURRA DIESEL SERVICE	REPAIRS - P485	217.75
EFT118910	16/08/2013	KUNUNURRA HOME & GARDEN	STAFF BBQ, HOOD AND GAS CYLINDER - SHIRE OFFICE KNX	655.00
EFT118911	16/08/2013	KUNUNURRA LOCK & KEY	INSTALL NEW LOCKS AND KEYS ARCHIVE ROOM & CASA BUILDING - ARPRT KNX	1,083.50
EFT118912	16/08/2013	KUNUNURRA MOBILE WELDING SERVICE	SALVAGE GATE, FABRICATE SIGN POSTS, LIFTING ADAPTER - AIRPORT KNX	4,551.80
EFT118913	16/08/2013	KUNUNURRA PANEL BEATING WORKS WA P/L	RELOCATE ABANDONED VEHICLE - VICTORIA HWY TO LANDFILL KNX	110.00
EFT118914	16/08/2013	LOCAL GOVERNMENT MANAGERS AUSTRALIA	ANNUAL MEMBERSHIP - 13/14	396.00
EFT118915	16/08/2013	MARIE MUNKARA	AUTHOR - KIMBERLEY WRITERS FESTIVAL 2013	2,480.00
EFT118916	16/08/2013	MCLEAN ENTERPRISES PTY LTD	FREIGHT - PART - P479	66.00
EFT118917	16/08/2013	METALAND KUNUNURRA	PURLIN - OVAL ACCESS RD - KNX	942.48
EFT118918	16/08/2013	NORTHERN INTEREST PTY LTD	SES FUEL/WATER COSTS - JUL 13 - KNX	495.56
EFT118919	16/08/2013	NYTROWORX	MAINT-YTH, OVAL,LSR CTR,STAFF HSN,TOILETS KNX. POOL,REC CTR,CCARE WYN	2,353.90
EFT118920	16/08/2013	OPTEON (NORTH WEST WA) PTY LTD	VALUATION - CASH IN LIEU FOR CAR PARKING - LOT 11 RIVERFIG AVENUE, KNX	1,320.00
EFT118921	16/08/2013	ORD RIVER ELECTRICS	LOCATE RETIC VALVE IN CELEBRITY TREE PARK	126.50
EFT118922	16/08/2013	ORIMATECH	CATCHMENT BAG AND FREIGHT - POOLS KNX	204.60
EFT118923	16/08/2013	OFFICE NATIONAL KUNUNURRA	STATIONERY - NEW SYSTEM FOR REFUSE COLLECTION - KNX	168.00
EFT118924	16/08/2013	OLLIE'S IRRIGATIONS & PLUMBING SUPPLIES	PUMP-DONGA-TIP KNX.,SPRINKLERS,CONTROLERS,VALVE,FITTINGS,SOLVENT-KNX	2,757.28
EFT118925	16/08/2013	ORD FUEL SUPPLIES	DIESEL - DEPOT KNX	11,463.69
EFT118926	16/08/2013	ORD MACHINING	PARTS - P485, P386	268.00
EFT118927	16/08/2013	RJ & MG MARSHALL	DETAILING - P468	150.00
EFT118928	16/08/2013	RHOMBUS BCA PTY LTD	CERTIFICATE OF DESIGN - RETAINING WALL AT WATERLILY PLACE	396.00
EFT118929	16/08/2013	ROBERT SCHOFIELD	AUTHOR - KIMBERLEY WRITERS FESTIVAL 2013	1,650.00
EFT118930	16/08/2013	RON ELLIOTT	AUTHOR - KIMBERLEY WRITERS FESTIVAL 2014	1,980.00
EFT118931	16/08/2013	SEARLES HOLDINGS T/A AUTO PRO	PARTS - P309, P319	420.48
EFT118932	16/08/2013	SGS ENVIRONMENTAL SERVICES	SAMPLING OF THE BORES AT THE KUNUNURRA LANDFILL SITE	777.70
EFT118933	16/08/2013	STAFF MEMBER	REIMBURSEMENT IN ACCORDANCE WITH EMPLOYMENT CONTRACT	45.41
EFT118934	16/08/2013	STAFF MEMBER	REIMBURSEMENT IN ACCORDANCE WITH EMPLOYMENT CONTRACT	47.01
EFT118935	16/08/2013	TRIPLE J TOURS	CHARTER BOAT - KNX TO ECHO POINT CAMP AND RETURN - WRITERS FESTIVAL 13	1,650.00
EFT118936	16/08/2013	TIDAL TYRE AND BATTERIES	CALL OUT TO REPAIR 2 X PUNCTURES - P333. SUPPLY,REPAIR,FIT TYRE - P381	357.50
EFT118937	16/08/2013	TOP END MOTORS	SERVICE - P388, P490	1,975.51
EFT118938	16/08/2013	WYNDHAM EXCAVATIONS	INSTALL PAVERS-FORESHORE RD TO LINK PAVED SECT. WITH GT NTHN HWY - WYN	18,160.00
EFT118939	16/08/2013	WALER AUSTRALIA P/L	GREEN DRIVE BELTS, BELT TIGHTENER, REMOTE CONTROL - POOLS KNX	786.14

EFT118940	16/08/2013	WESTERN AUST. TREASURY CORPORATION	LOAN NO. 113, 114, 115	73,567.75
EFT118941	16/08/2013	WRITER OF WRONGS	AUTHOR - KIMBERLEY WRITERS FESTIVAL 2013	1,650.00
EFT118942		CANCELLED		
EFT118943		CANCELLED		
EFT118944	23/08/2013	ATO CHILD SUPPORT AGENCY	PAYROLL DEDUCTIONS	325.72
EFT118945	23/08/2013	ARGYLE ENGINEERING	REWELD BUCKET TEETH - P479	261.25
EFT118946	23/08/2013	AUSTRALIAN SERVICES UNION	PAYROLL DEDUCTIONS	244.40
EFT118947	23/08/2013	AUSTRALIAN TAXATION OFFICE - PAYG	PAYROLL DEDUCTIONS	65,244.00
EFT118948	23/08/2013	AVISURE PTY LTD	WILDLIFE HAZARD MANGEMENT-MILESTONE&FINAL PMT-AIRPORT WYN/KNX	8,277.50
EFT118949	23/08/2013	CENTURION TRANSPORT	FREIGHT - ABCO - DEPOT KNX	57.50
EFT118950	23/08/2013	CAMLISMAR INVESTMENTS PTY LTD	HIRE DOZER - WINDROW GREEN WASTE - LANDFILL KNX	10,444.50
EFT118951	23/08/2013	COCA-COLA AMATIL	ITEMS FOR RESALE - LEISURE CENTRE KNX	1,182.35
EFT118952	23/08/2013	EAST KIMBERLEY PLUMBING	REPAIR TERMINAL FIRE PUMP SYSTEM - AIRPORT KNX	172.43
EFT118953	23/08/2013	GUERINONI & SONS	REINFORCED CONCRETE CULVERTS SUPPLY & DELIVERY COOLIBAH DRAIN - KNX	95,040.00
EFT118954	23/08/2013	KIMBERLEY CAFE	CATERING - WORKING IN PARTNERSHIP MEETING	330.00
EFT118955	23/08/2013	KIMBERLEY COMMUNICATIONS	INSTALLATION OF AERIAL - P387	159.00
EFT118956	23/08/2013	KIMBERLEY KOOL REFRIG. & AIRCONDITIONING	REPLACE FAULTY CIRCUIT BREAKERS AND PHASE RELAY TO AIRCON KNX OFFICE	1,141.80
EFT118957	23/08/2013	KUNUNURRA HOME & GARDEN	WHEELBARROW - TIP KNX	260.50
EFT118958	23/08/2013	KUNUNURRA JUNIOR CRICKET ASSOCIATION	KIDSPORT MEMBERSHIP - 3X CHILDREN	225.00
EFT118959	23/08/2013	L.G.R.C.E.U	PAYROLL DEDUCTIONS	19.40
EFT118960	23/08/2013	LEISURE INSTITUTE OF WA AQUATICS (INC)	REGN-2X LEISURE CNTR STAFF-AQUATICS CONFERENCE & ANNUAL DINNER	1,180.00
EFT118961	23/08/2013	MCLEODS BARRISTERS AND SOLICITORS	LEGAL ADVICE	122.10
EFT118962	23/08/2013	MAXXIA	PAYROLL DEDUCTIONS	5,381.60
EFT118963	23/08/2013	SHELF SUPPLY	OUTDOOR SAFETY WORKWEAR - DEPOT KNX. DOGFOOD - POUND WYN	951.00
EFT118964	23/08/2013	SHIRE OF WYNDHAM EAST KIMBERLEY	PAYROLL DEDUCTIONS	70.00
EFT118965	23/08/2013	TOLL EXPRESS	FREIGHT - LIBRARY WYN, DEPOT KNX	2,002.50
EFT118966	23/08/2013	TOX FREE SOLUTIONS LTD	REFUSE COLLECTION - JUN 13 - KNX/WYN	44,598.44
EFT118967	23/08/2013	WA LOCAL GOVT SUPERANNUATION PLAN	SUPERANNUATION CONTRIBUTIONS	29,104.11
<b>TOTAL EFT PAYMENTS</b>				<b>1,497,275.31</b>

CHQ/EFT	DATE	NAME	DESCRIPTION	AMOUNT
42207	01/08/2013	AMP LIFE LTD	SUPERANNUATION CONTRIBUTIONS	637.18
42208	01/08/2013	AUST ETHICAL INVESTMENT & SUPER	SUPERANNUATION CONTRIBUTIONS	145.08
42209	01/08/2013	AUSTSAFE SUPER	SUPERANNUATION CONTRIBUTIONS	152.06

42210	01/08/2013	AUSTRALIAN INSTITUTE OF BUILD. SURVEYORS	MAGAZINE SUBSCRIPTION - JUL 13 - JUN 14	60.00
42211	01/08/2013	AUSTRALIAN SUPERANNUATION	SUPERANNUATION CONTRIBUTIONS	1,582.14
42212	01/08/2013	BT FINANCIAL GROUP	SUPERANNUATION CONTRIBUTIONS	213.49
42213	01/08/2013	BT LIFETIME PERSONAL SUPER	SUPERANNUATION CONTRIBUTIONS	313.01
42214	01/08/2013	BARRA SHAK	CATERING FOR INTEGRATED PLANNING BRIEFING 14 MARCH 2013	94.01
42215	01/08/2013	CBUS	SUPERANNUATION CONTRIBUTIONS	257.56
42216	01/08/2013	COLONIAL FIRST STATE	SUPERANNUATION CONTRIBUTIONS	243.91
42217	01/08/2013	DEPARTMENT OF TRANSPORT	REGISTRATION - P117	546.85
42218	01/08/2013	EAST KIMBERLEY FOOTBALL LEAGUE	KIDSPORT MEMBERSHIP	420.00
42219	01/08/2013	HORIZON POWER	ELECTRICITY - VARIOUS - SHIRE OFFICE/DEPOT/YOUTH CTR - KUNUNURRA JULY 13	8,897.48
42220	01/08/2013	LOCAL GOVERNMENT SUPER	SUPERANNUATION CONTRIBUTIONS	492.98
42221	01/08/2013	MLC MASTERKEY PERSONAL SUPER	SUPERANNUATION CONTRIBUTIONS	729.35
42222	01/08/2013	MLC NOMINEES PTY LTD	SUPERANNUATION CONTRIBUTIONS	601.24
42223	01/08/2013	REST SUPER	SUPERANNUATION CONTRIBUTIONS	583.95
42224	01/08/2013	SEAFARERS RETIREMENT FUND	SUPERANNUATION CONTRIBUTIONS	205.67
42225	01/08/2013	SPECTRUM SUPER	SUPERANNUATION CONTRIBUTIONS	208.52
42226	01/08/2013	SUNSUPER	SUPERANNUATION CONTRIBUTIONS	442.59
42227	01/08/2013	TAEKWONDO FUNDRAISING	KIDSPORT MEMBERSHIP	400.00
42228	01/08/2013	TASPLAN	SUPERANNUATION CONTRIBUTIONS	27.45
42229	01/08/2013	THE PORTFOLIO SERVICE RETIREMENT FUND	SUPERANNUATION CONTRIBUTIONS	65.46
42230	01/08/2013	THE RUSTY SHED CAFE	CATERING - MINISTER VISIT JUNE 28 WYNDHAM POOL LIGHTS PROJECT	611.05
42231	01/08/2013	THE TRUSTEE FOR HEADING SUPER FUND	SUPERANNUATION CONTRIBUTIONS	407.42
42232	01/08/2013	UNISUPER	SUPERANNUATION CONTRIBUTIONS	148.06
42233	01/08/2013	VISION SUPER	SUPERANNUATION CONTRIBUTIONS	3,515.72
42234	01/08/2013	WESTSCHEME	SUPERANNUATION CONTRIBUTIONS	224.67
42235	01/08/2013	WATER CORPORATION	WATER/SEWER USE INDOOR SPORTS KNX LEISURE CNTR: 01/07/13-31/08/13	14,107.29
42236		CANCELLED		
42237	09/08/2013	AMP LIFE LTD	SUPERANNUATION CONTRIBUTIONS	600.65
42238	09/08/2013	AUST ETHICAL INVESTMENT & SUPER	SUPERANNUATION CONTRIBUTIONS	145.08
42239	09/08/2013	AUSTSAFE SUPER	SUPERANNUATION CONTRIBUTIONS	195.01
42240	09/08/2013	AUSTRALIAN SUPERANNUATION	SUPERANNUATION CONTRIBUTIONS	1,619.25
42241	09/08/2013	BT FINANCIAL GROUP	SUPERANNUATION CONTRIBUTIONS	216.35
42242	09/08/2013	BT LIFETIME PERSONAL SUPER	SUPERANNUATION CONTRIBUTIONS	258.40
42243	09/08/2013	CBUS	SUPERANNUATION CONTRIBUTIONS	280.77

42244	09/08/2013	COLONIAL FIRST STATE	SUPERANNUATION CONTRIBUTIONS	173.74
42245	09/08/2013	HORIZON POWER	ELECTRICITY - OVAL LIGHTS KUNUNURRA: 12/06/13-10/07/13	2,915.37
42246	09/08/2013	LOCAL GOVERNMENT SUPER	SUPERANNUATION CONTRIBUTIONS	492.98
42247	09/08/2013	MLC MASTERKEY PERSONAL SUPER	SUPERANNUATION CONTRIBUTIONS	664.57
42248	09/08/2013	MLC NOMINEES PTY LTD	SUPERANNUATION CONTRIBUTIONS	708.73
42249	09/08/2013	REST SUPER	SUPERANNUATION CONTRIBUTIONS	434.03
42250	09/08/2013	SEAFARERS RETIREMENT FUND	SUPERANNUATION CONTRIBUTIONS	206.62
42251	09/08/2013	SHIRE OF BROOME	REGIONAL WASTE MANAGEMENT PLAN CONSULTANT CONTRIBUTION	11,000.00
42252	09/08/2013	SPECTRUM SUPER	SUPERANNUATION CONTRIBUTIONS	209.55
42253	09/08/2013	SUNSUPER	SUPERANNUATION CONTRIBUTIONS	442.59
42254	09/08/2013	TASPLAN	SUPERANNUATION CONTRIBUTIONS	77.12
42255	09/08/2013	THE PORTFOLIO SERVICE RETIREMENT FUND	SUPERANNUATION CONTRIBUTIONS	153.54
42256	09/08/2013	THE TRUSTEE FOR HEADING SUPER FUND	SUPERANNUATION CONTRIBUTIONS	407.42
42257	09/08/2013	UNISUPER	SUPERANNUATION CONTRIBUTIONS	149.51
42258	09/08/2013	VISION SUPER	SUPERANNUATION CONTRIBUTIONS	3,515.72
42259	09/08/2013	WESTSCHEME	SUPERANNUATION CONTRIBUTIONS	224.67
42260	09/08/2013	WATER CORPORATION	WATER RATES VARIOUS INCLUDING KUNUNURRA AIRPORT/KNX DEPOT	4,897.11
42261	16/08/2013	AVIATION ID AUSTRALIA PTY LTD	ASIC CARD - AIRPORT SECURITY STAFF	216.00
42262	16/08/2013	CASH - PETTY CASH KNX DEPOT	ICE - OUTDOOR WORKFORCE	93.70
42263	16/08/2013	HORIZON POWER	ELECTRICITY - 20 COOLIBAH DRIVE KNX - SHIRE OFFICE 22/05/13 - 11/07/13	5,299.28
42264	16/08/2013	STAFF MEMBER	REIMBURSEMENT OF COSTS - UNIFORMS - AIRPORT SERVICES OFFICER KNX	563.75
42265	23/08/2013	AMP LIFE LTD	SUPERANNUATION CONTRIBUTIONS	610.32
42266	23/08/2013	AUST ETHICAL INVESTMENT & SUPER	SUPERANNUATION CONTRIBUTIONS	145.08
42267	23/08/2013	AUSTSAFE SUPER	SUPERANNUATION CONTRIBUTIONS	50.69
42268	23/08/2013	AUSTRALIAN SUPERANNUATION	SUPERANNUATION CONTRIBUTIONS	1,399.14
42269	23/08/2013	BT FINANCIAL GROUP	SUPERANNUATION CONTRIBUTIONS	214.20
42270	23/08/2013	BT LIFETIME PERSONAL SUPER	SUPERANNUATION CONTRIBUTIONS	266.85
42271	23/08/2013	CBUS	SUPERANNUATION CONTRIBUTIONS	154.13
42272	23/08/2013	COLONIAL FIRST STATE	SUPERANNUATION CONTRIBUTIONS	261.85
42273	23/08/2013	HORIZON POWER	ELECT.-VARIOUS INCL. KNX AIRPORT/WYNDHAM POOL/MESSMATE WY PUMP	25,013.95
42274	23/08/2013	HOSTPLUS SUPERANNUATION FUND	SUPERANNUATION CONTRIBUTIONS	153.09
42275	23/08/2013	LOCAL GOVERNMENT SUPER	SUPERANNUATION CONTRIBUTIONS	492.98
42276	23/08/2013	MLC MASTERKEY PERSONAL SUPER	SUPERANNUATION CONTRIBUTIONS	669.83
42277	23/08/2013	MLC NOMINEES PTY LTD	SUPERANNUATION CONTRIBUTIONS	670.86

42278	23/08/2013	REST SUPER	SUPERANNUATION CONTRIBUTIONS	396.12
42279	23/08/2013	SEAFARERS RETIREMENT FUND	SUPERANNUATION CONTRIBUTIONS	207.61
42280	23/08/2013	SUNSUPER	SUPERANNUATION CONTRIBUTIONS	442.59
42281	23/08/2013	TASPLAN	SUPERANNUATION CONTRIBUTIONS	94.12
42282	23/08/2013	THE PORTFOLIO SERVICE RETIREMENT FUND	SUPERANNUATION CONTRIBUTIONS	17.86
42283	23/08/2013	THE TRUSTEE FOR HEADING SUPER FUND	SUPERANNUATION CONTRIBUTIONS	407.42
42284	23/08/2013	UNISUPER	SUPERANNUATION CONTRIBUTIONS	148.06
42285	23/08/2013	VISION SUPER	SUPERANNUATION CONTRIBUTIONS	3,515.72
42286	23/08/2013	WESTSCHEME	SUPERANNUATION CONTRIBUTIONS	224.67
42287	23/08/2013	WATER CORPORATION	WATER WYNDHAM SHIRE OFFICE/WYNDHAM POOL: 26/03/13-29/07/13	19,094.04
42288	27/08/2013	BENGINEERING TRANSPORT EQUIPMENT	SOLENOID FOR TRAY TIPPING MECHANISM & POSTAGE	127.60
42289	27/08/2013	RADIOLOGICAL COUNCIL	REGISTRATION FOR IRRADIATING APPARATUS - 3 YEARS - AIRPORT KNX	535.00
42290	27/08/2013	STAFF MEMBER	REIMBURSEMENT OF COSTS - UNIFORMS - AIRPORT SERVICES OFFICER KNX	132.22
<b>TOTAL MUNI CHEQUE PAYMENTS</b>				<b>127,941.70</b>

<b>CHQ/EFT</b>	<b>DATE</b>	<b>NAME</b>	<b>DESCRIPTION</b>	<b>AMOUNT</b>
515	09/08/2013	ST JOSEPHS SCHOOL	BOND REFUND BUS HIRE 17/4/13	500.00
<b>TOTAL TRUST CHEQUE PAYMENTS</b>				<b>500.00</b>

<b>CHQ/EFT</b>	<b>DATE</b>	<b>NAME</b>	<b>DESCRIPTION</b>	<b>AMOUNT</b>
500542	05/08/2013	TRUST DPI CLEARING	TRANSPORT CLEARING 5/8/13	1,920.80
500543	06/08/2013	TRUST DPI CLEARING	TRANSPORT CLEARING 6/8/13	483.40
500544	07/08/2013	TRUST DPI CLEARING	TRANSPORT CLEARING 7/8/13	2,890.40
500545	08/08/2013	TRUST DPI CLEARING	TRANSPORT CLEARING 8/8/13	921.00
500546	09/08/2013	TRUST DPI CLEARING	TRANSPORT CLEARING 9/8/13	1,308.85
500547	12/08/2013	TRUST DPI CLEARING	TRANSPORT CLEARING 12/8/13	674.85
500548	13/08/2013	TRUST DPI CLEARING	TRANSPORT CLEARING 13/8/13	685.80
500549	14/08/2013	TRUST DPI CLEARING	TRANSPORT CLEARING 14/8/13	752.95
500550	15/08/2013	TRUST DPI CLEARING	TRANSPORT CLEARING 15/8/13	766.25
500551	16/08/2013	TRUST DPI CLEARING	TRANSPORT CLEARING 16/8/13	2,685.00
500552	21/08/2013	TRUST DPI CLEARING	TRANSPORT CLEARING 21/8/13	414.10
500553	22/08/2013	TRUST DPI CLEARING	TRANSPORT CLEARING 22/8/13	363.90
500554	23/08/2013	TRUST DPI CLEARING	TRANSPORT CLEARING 23/8/13	299.20
500555	26/08/2013	TRUST DPI CLEARING	TRANSPORT CLEARING 26/8/13	458.45

500556	27/08/2013	TRUST DPI CLEARING	TRANSPORT CLEARING 27/8/13	422.50
500557	28/08/2013	TRUST DPI CLEARING	TRANSPORT CLEARING 28/8/13	195.20
500558	29/08/2013	TRUST DPI CLEARING	TRANSPORT CLEARING 29/8/13	147.40
500559	30/08/2013	TRUST DPI CLEARING	TRANSPORT CLEARING 30/8/13	592.40
<b>TOTAL TRUST EFT PAYMENTS</b>				<b>15,982.45</b>

CHQ/EFT	DATE	NAME	DESCRIPTION	AMOUNT
	7/08/2013	PAYROLL	PAYROLL	230,689.82
	9/08/2013	PAYROLL	PAYROLL	849.25
	15/08/2013	PAYROLL	PAYROLL	11,611.70
	21/08/2013	PAYROLL	PAYROLL	219,067.64
	26/08/2013	PAYROLL	PAYROLL	2,743.24
	27/08/2013	PAYROLL	PAYROLL	3,223.72
<b>TOTAL PAYROLL PAYMENTS</b>				<b>468,185.37</b>

CHQ/EFT	DATE	NAME	DESCRIPTION	AMOUNT
	1/08/2013	DIRECT DEBIT	BANK FEES	328.77
	1/08/2013	DIRECT DEBIT	LEASE COSTS - 11 KWINANA STREET WYNDHAM	1,441.00
	6/08/2013	DIRECT DEBIT	LEASE COSTS - 9B PLUM COURT KUNUNURRA	1,380.50
	12/08/2013	DIRECT DEBIT	LEASE COSTS - 5 RATTLEPOD CLOSE KUNUNURRA	2,946.66
	12/08/2013	DIRECT DEBIT	LEASE COSTS - 38 GARDENIA DRIVE KUNUNURRA	3,606.55
	14/08/2013	DIRECT DEBIT	MASTERCARD PAYMENT	6,000.00
	15/08/2013	DIRECT DEBIT	VEHICLE LEASE - SG FLEET AUSTRALIA	1,532.55
	19/08/2013	DIRECT DEBIT	LEASE COSTS - 1/25 KONKERBERRY DRIVE KUNUNURRA	3,141.66
	20/08/2013	DIRECT DEBIT	LEASE COSTS - 9B PLUM COURT KUNUNURRA	1,380.50
	20/08/2013	DIRECT DEBIT	MASTERCARD PAYMENT	8,077.79
	27/08/2013	DIRECT DEBIT	LEASE COSTS 17/33 KONKERBERRY DRIVE KUNUNURRA	2,253.33
	28/08/2013	DIRECT DEBIT	LEASE COSTS - LOT 2433 (REAR) 60 COOLIBAH DRIVE KUNUNURRA	2,383.33
	29/08/2013	DIRECT DEBIT	LEASE COSTS 16/33 KONKERBERRY DRIVE KUNUNURRA	2,253.33
<b>TOTAL DIRECT DEBIT PAYMENTS</b>				<b>36,725.97</b>

### 12.2.3 Amendment to Schedule of Fees and Charges for 203/14

<b>DATE:</b>	24 September 2013
<b>PROPONENT:</b>	Shire of Wyndham East Kimberley
<b>LOCATION:</b>	N/A
<b>AUTHOR:</b>	Niroshini Nandasiri
<b>REPORTING OFFICER:</b>	Ingrid Bishop, Acting Director Corporate Services
<b>FILE NO:</b>	FM.08.1

#### **PURPOSE**

To notify council of the statutory amendments to the Schedule of Fees and Charges - 2013/14.

#### **BACKGROUND**

01. Following feedback from the sector to Department Circular N° 09-2013 as well as comment from the Western Australian Local Government Association and Local Government Managers Australia, the Department has completed a review of the registration fees prescribed under the Dog Act 1976 and developed the registration fees to be prescribed under the Cat Act 2011. With phase 2 of the Cat Act 2011 commencing on 1 November 2013, it is considered an urgent priority to progress both matters now and to align registration fees for cats and dogs.
02. The Health Department Application Fee is to be removed from the schedule as the shire no longer accepts this trust receipt on behalf of the Department of Health.

#### **STATUTORY IMPLICATIONS**

Cat Act 2011 & Dog Act 1976.

#### **POLICY IMPLICATIONS**

No policy implications apply in the preparation of this report.

#### **FINANCIAL IMPLICATIONS**

The introduction of the Cat registration fee and the increase in the Dog registration fee will provide additional revenue to Council for the coming year.

#### **STRATEGIC IMPLICATIONS**

Strategic Community Plan – Strategy 1.4.1  
Ensure legislative compliance and follow best practice principles in planning and service delivery.

#### **COMMUNITY CONSULTATION**

Community consultation is not required in relation to this item.



## **OFFICER'S RECOMMENDATION**

That Council adopt the following amendments to the Schedule of Fees and Charges for 2013/14:

1. Statutory charges to commence from 01 November 2013:

- *Sterilised Dog & Cat Registration*

- One Year

- Normal Fee ' 20.00

- Pensioner Concession ' 10.00

- Working Dogs ' 5.00

- Three Years

- Normal Fee ' 42.50

- Pensioner Concession ' 21.25

- Working Dogs ' 10.62

- *Unsterilized Dog & Cat Registration*

- One Year

- Normal Fee ' 50.00

- Pensioner Concession ' 25.00

- Working Dogs ' 12.50

- Three Years

- Normal Fee ' 120.00

- Pensioner Concession ' 60.00

- Working Dogs ' 30.00

- Cat Breeders Annual Registration Fee - 100.00

- Unsterilized Dog & Cat Registration

- Lifetime

- Normal Fee ' 250.00

- Sterilised Dog & Cat Registration

- Lifetime

- Normal Fee ' 100.00

2. Health Department Application Fee of \$35.00 to be removed from the schedule as determined by the WA Department of Health.

## **COUNCIL DECISION**

Minute No. 10184

Moved: Cr J Parker

Seconded: Cr D Learbuch

That Council adopt the following amendments to the Schedule of Fees and Charges for 2013/14:

1. Statutory charges to commence from 01 November 2013:

• ***Sterilised Dog & Cat Registration***

**One Year**

Normal Fee	'	20.00	
Pensioner Concession	'	10.00	
Working Dogs	'		5.00

**Three Years**

Normal Fee	'	42.50	
Pensioner Concession	'	21.25	
Working Dogs	'		10.62

• ***Unsterilized Dog & Cat Registration***

**One Year**

Normal Fee	'	50.00	
Pensioner Concession	'	25.00	
Working Dogs	'		12.50

**Three Years**

Normal Fee	'	120.00	
Pensioner Concession	'	60.00	
Working Dogs	'		30.00

• **Cat Breeders Annual Registration Fee - 100.00**

• **Unsterilized Dog & Cat Registration**

**Lifetime**

Normal Fee	'	250.00	
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• **Sterilised Dog & Cat Registration**

**Lifetime**

Normal Fee	'	100.00	
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2. Health Department Application Fee of \$35.00 to be removed from the schedule as determined by the WA Department of Health.

**Carried Unanimously 6/0**

## 12.2.4 Request for a discount or concession on Waste Receptacle Charges – Assessment A1160

<b>DATE:</b>	24 September 2013
<b>PROPONENT:</b>	Shire of Wyndham East Kimberley
<b>LOCATION:</b>	Shire of Wyndham East Kimberley
<b>AUTHOR:</b>	Shelley Binnie, Finance Officer Rates and Property
<b>REPORTING OFFICER:</b>	Ingrid Bishop, Acting Director Corporate Services
<b>FILE NO:</b>	A1160D
<b>ASSESSMENT NO:</b>	A1160

### **PURPOSE**

For Council to consider a request to offer a discount or concession on Waste Receptacle Charges for weekly bin collection services to Assessment A1160.

### **BACKGROUND**

A bin request form was received from the Manager of A1160 on 14 December 2012 requesting additional services to take the total number of services to 6 bins to be collected twice per week. An interim rate notice was issued in February 2013 for the additional Waste Receptacle Charges at a pro-rata amount for the period from 14 February to 30 June 2013.

The Annual rates notice for Assessment A1160 for 2013-2014 was issued on the 13 August 2013. This notice included charges for One Waste Receptacle (service) at \$264.00 per annum plus 11 Additional Waste Receptacles (services) at \$464.00 per annum. Total Waste receptacle charges per annum for the 2013/2014 financial year are \$5,368.00.

On 14 August 2013 an email was received from the Manager of A1160 requesting a discount on their weekly waste collection services on the basis that they are a not for profit club that welcomes other local clubs and provides facilities for the use of other clubs (see attachment).

### **STATUTORY IMPLICATIONS**

Local Government Act 1995

#### **6.12. Power to defer, grant discounts, waive or write off debts**

- (1) Subject to subsection (2) and any other written law, a local government may –
- (a) when adopting the annual budget, grant\* a discount or other incentive for the early payment of any amount of money; or
  - (b) waive or grant concessions in relation to any amount of money ; or
  - (c) write off any amount of money,
- which is owed to the local government.

*\*absolute majority required.*

(2) Subsection (1)(a) and (b) do not apply to an amount of money owing in respect of rates and service charges.

(3) The grant of a concession under subsection (1)(b) may be subject to any conditions determined by the local government.

(4) Regulations may prescribe circumstances in which a local government is not to exercise a power under subsection (1) or regulate the exercise of that power.

#### **6.46. Discounts**

Subject to the *Rates and Charges (Rebates and Deferments) Act 1992*, a local government may, when imposing a rate or service charge, resolve\* to grant a discount or other incentive for the early payment of any rate or service charge.

#### **6.47. Concessions**

Subject to the *Rates and Charges (Rebates and Deferments) Act 1992*, a local government may at the time of imposing a rate or service charge or at a later date resolve to waive\* a rate or service charge or resolve to grant other concessions in relation to a rate or service charge.

### **POLICY IMPLICATIONS**

Nil

### **FINANCIAL IMPLICATIONS**

The total value of the Waste Receptacle Charges charged to Assessment A1160 for 2013/2014 is \$5,368.00. If a concession was granted the financial implication would be dependent on the value of the concession granted.

### **STRATEGIC IMPLICATIONS**

There are no strategic implications associated with this item.

### **COMMUNITY CONSULTATION**

Community consultation is not relevant to this item.

### **COMMENT**

Under section 6.12 and 6.46 of the Local Government Act a discount can only be granted at the time of imposing a rate or service charge. This would have to occur at the time of budget adoption.

Under section 6.47 of the Local Government Act a concession in relation to a service charge can be granted at the time of imposing the service charge or at a later date.

The Additional Waste Receptacle charge has been set to recover costs for the provision of waste collection services and to contribute to the disposal of the waste collected and to the management of the landfill site.

The manager of assessment A1160 was made aware of the charges for the additional Waste Receptacle services prior to the request for the additional services being submitted.

If Council was to agree to a concession this would set a precedent for other not for profit organisations to request a concession on service charges. It is therefore recommended that the request for a concession be refused.

## **ATTACHMENTS**

Attachment 1 – Provided under separate cover

## **VOTING REQUIREMENT**

Absolute Majority

## **OFFICER'S RECOMMENDATION**

That Council refuses the request for a concession in relation to Waste Receptacle service charges for Assessment A1160.

## **COUNCIL DECISION**

**Minute No. 10185**

**Moved: Cr J Parker**

**Seconded: Cr D Learbuch**

**That Council refuses the request for a concession in relation to Waste Receptacle service charges for Assessment A1160.**

**Carried Unanimously 6/0**

## 12.3 INFRASTRUCTURE

### 12.3.1 Cattle Grid Replacement, Valentine Springs Road

<b>DATE:</b>	24 September 2013
<b>PROPONENT:</b>	Shire of Wyndham East Kimberley
<b>LOCATION:</b>	Valentine Springs Road
<b>AUTHOR:</b>	Kevin Hannagan, Director Infrastructure
<b>REPORTING OFFICER:</b>	Kevin Hannagan, Director Infrastructure
<b>FILE NO:</b>	RD.07.18

#### **PURPOSE**

For Council response to request from Carlton Hill Station for Shire consideration to replace a damaged and dysfunctional one lane cattle grid near the junction of Valentine Springs Road and Great Northern Highway with a two lane grid in accordance with MRWA standards.

#### **BACKGROUND**

The one lane grid has become silted up over time and water pools around the area. The Shire has recently reformed this section of road to alleviate the water pooling.

The Shire invited quotations in 2009 to construct a number of cattle grids along Parry Creek Road to replace existing grids that were dysfunctional. Five (5) grids were identified for replacement but only two (2) were proceeded with due to budget constraints. The cost of supply and installation of the two cattle grids was borne fully by the Shire with a grant contribution.

Carlton Hill Station is presently fencing their boundary along the Great Northern Highway and the cattle grid is required to stop stock wandering thru the Valentine Springs Road junction with the highway. Their letter has offered 50% contribution (\$6,000) to the steel manufacture only.

#### **STATUTORY IMPLICATIONS**

There are no statutory implications associated with this report.

#### **POLICY IMPLICATIONS**

Council has no adopted policy on Cattle Grids. In 2007 there were three Councillor Briefing Sessions on this matter but it appears to remain unresolved.

The proposed policy for road junctions with MRWA was:

#### *2.3 Fenced Highways and Main Roads*

*Where a pastoral owner/station manager negotiates with Main Roads WA for the provision of fencing of the road reserve, any grids required on intersecting local roads will be the responsibility of the pastoral property and/or Main Roads WA.*

As this policy has not been adopted, it is assumed it has also not been adopted by MRWA. An enquiry has been made with Regional Manager, MRWA as to their policy on this matter, their response will be discussed further in this report.

## **FINANCIAL IMPLICATIONS**

There are no funds for this project in the 2013/14 adopted budget. However should another Capital Works project in the adopted budget be deferred / cancelled then in the Council mid-year budget review this could be amended. It is estimated that the installation of the grid could be around \$42,000. An allowance has been made in this estimate to reshape the road so that water will not pond and therefore reduce future maintenance costs significantly.

There are no longer grants funds available for such a project. However it can be argued that any cattle grid installed, the main beneficiary would be Carlton Hill Station but conversely it would also greatly improve public safety with stock not accessing the Great Northern Highway. As such a contribution from the station and MRWA should be sought.

## **STRATEGIC IMPLICATIONS**

As Council does not have a policy on this matter, any action could create further precedent for Council.

## **COMMUNITY CONSULTATION**

Community consultation is not required in relation to this item.

## **COMMENT**

MRWA have responded that they also have no formal policy position on funding towards cattle grids and it is left to the discretion of the region. However the Kimberley Regional Manager has advised he will enquire with the Perth, Head Office and seek advice as to whether a funding contribution can be made by MRWA. The Director Infrastructure requested consideration of 2/3 funding (\$28,000) MRWA and 1/3 funding Shire (\$7,000) and Carlton Hill Station (\$7,000). Advice has now been received from the MRWA Kimberley Regional Manager that MRWA would make a contribution as requested.

Council has several options that it may consider:

1. Spend considerable funds to reinstate the existing inadequate one lane cattle grid. This may not comply with Council's requirement to provide a safe carriageway for public use. Without providing additional signage warning motorists, on a two lane carriageway, of the one lane cattle grid ahead.
2. Accept Carlton Hill Stations offer of 50% contribution (est. \$6,000) towards the steel component of new cattle grid in accordance with MRWA specification with Council funding the balance of \$38,000 and the Shire providing future maintenance.
3. Request \$7,000 contribution from Carlton Hill Station to match Shire contribution of \$7,000 to be matched by \$28,000 from MRWA towards total cost of installation of new dual lane cattle grid to MRWA specification and Shire to provide future maintenance.

## **ATTACHMENTS**

There are no attachments associated with this report.

## **VOTING REQUIREMENT**

Simple Majority

### **OFFICER'S RECOMMENDATION**

That Council requests a \$7,000 contribution from Carlton Hill Station to match a Shire contribution of \$7,000 to be matched by \$28,000 from MRWA towards total cost of installation of new dual lane cattle grid to MRWA specification and Shire to provide future maintenance.

### **COUNCIL DECISION**

**Minute No. 10186**

**Moved: Cr J Parker**

**Seconded: Cr D Ausburn**

**That Council requests a \$7,000 contribution from Carlton Hill Station to match a Shire contribution of \$7,000 to be matched by \$28,000 from MRWA towards total cost of installation of new dual lane cattle grid to MRWA specification and Shire to provide future maintenance.**

**Carried Unanimously 6/0**

### 12.3.2 Amendment to 2013/14 Fees and Charges

<b>DATE:</b>	24 September 2013
<b>PROPONENT:</b>	Shire of Wyndham East Kimberley
<b>LOCATION:</b>	N/A
<b>AUTHOR:</b>	Kevin Hannagan, Director Infrastructure
<b>REPORTING OFFICER:</b>	Kevin Hannagan, Director Infrastructure
<b>FILE NO:</b>	WM.05.1

#### **PURPOSE**

To advise Council of action required to create new Waste Management 'Fees & Charges' for:

1. \$464.00 p.a. for payment of Waste Management and Receptacle Services provided to Non-Rateable Properties, effective 1 July 2013 and
2. \$23.10 per m3 for Domestic Waste Disposal Fee - Uncontaminated Green Waste (in excess of the 1m3 free per day), effective 1 October 2013.

#### **BACKGROUND**

##### Waste Management Fee

Council will recall previous briefings regarding non-payment of waste services by properties that are exempt from payment of rates.

Whilst agreement has been reached with Department of Housing (DoH) to pay for waste services provided to residential properties in aboriginal communities a new 'fee and charge' needs to be created to actually charge DoH.

Additionally there are other 'rate exempt' properties that are receiving waste services that are not being charged e.g. Waringarri Arts / Radio, various churches.

##### Uncontaminated Green Waste Fee

Currently Domestic Properties may deposit Uncontaminated Green Waste for free at the Shire landfills. In accordance with moving to 'user pays' principles Council proposes from 1 October 2013 to allow Domestic Properties to dispose of Uncontaminated Green Waste up to 1m3 daily for free and charge \$23.10 per m3 thereafter. As such a new fee and charge needs to be adopted to do this.

#### **STATUTORY IMPLICATIONS**

Sections 6.16 to 6.19 of the Local Government Act 1995.

#### **POLICY IMPLICATIONS**

No policy implications apply in the preparation of this report.

#### **FINANCIAL IMPLICATIONS**

The combined fees and charges that will be raised by this new fee will be in excess of \$30,000 to \$40,000 p.a. in new income to the Shire Waste account.

## **COMMUNITY CONSULTATION**

Public Notice must be given for at least 7 days of Councils intention to impose Fees and Charges.

## **COMMENT**

Shire staff have sought legal advice on the introduction of new waste fees and charges and the process to implement those changes. Attached is a copy of the proposed public notice pursuant to S61.9 of the LG Act 1995.

## **ATTACHMENTS**

Attachment 1 – Proposed Local Public Notice

## **VOTING REQUIREMENT**

Absolute Majority

## **OFFICER'S RECOMMENDATION**

That Council:

1. Subject to S67 of the Waste Avoidance and Resource Recovery Act 2007 authorises the following changes to the 'Shire of Wyndham East Kimberley 2013/14 Fees and Charges'
  - a) Waste Management Service Fee, \$464 p.a. effective 1 July 2013
  - b) Domestic Waste Disposal- Uncontaminated Green Waste, free daily up to 1m3 and \$23.10 m3 thereafter, effective 1 October 2013.
2. Subject to S1.7 of the Local Government Act 1995 publishes and exhibits the attached Local Public Notice

## **COUNCIL DECISION**

**Minute No. 10187**

**Moved: Cr D Ausburn**

**Seconded: Cr R Dessert**

**That Council:**

1. **Subject to S67 of the Waste Avoidance and Resource Recovery Act 2007 authorises the following changes to the 'Shire of Wyndham East Kimberley 2013/14 Fees and Charges'**
  - a) Waste Management Service Fee, \$464 p.a. effective 1 July 2013**
  - b) Domestic Waste Disposal- Uncontaminated Green Waste, free daily up to 1m3 and \$23.10 m3 thereafter, effective 1 October 2013.**
2. **Subject to S1.7 of the Local Government Act 1995 publishes and exhibits the attached Local Public Notice**

**Carried Unanimously 6/0**

**Notice pursuant to Section 6.19 of the *Local Government Act 1995***

**Notice of Intention to Impose Waste Management Service Fees pursuant to s67 of the *Waste Avoidance and Resource Recovery Act 2007***

To Whom it May Concern

NOTICE IS HEREBY GIVEN that pursuant to section 6.19 of the *Local Government Act 1995*, the Shire of Wyndham East Kimberley intends to impose:

- a) Waste Management Receptacle charge for non-rateable land pursuant to section 67 of the *Waste Avoidance and Resource Recovery Act 2007*. The new charge is an annual charge per receptacle (240 litre bin) in the amount of \$464.00 per annum.

The new charge will be imposed as at 1 July 2013 for the 2013/2014 financial year.

- b) Domestic Waste Disposal, Uncontaminated Green Waste pursuant to section 67 of the *Waste Avoidance and Resource Recovery Act 2007*. The new charge will be imposed at a per cubic metre charge free daily up to 1m<sup>3</sup> and \$23.10 m<sup>3</sup> thereafter.

The new charge will be imposed as at 1 October 2013 for the 2013/14 financial year.

Signed for and on behalf of the Shire of Wyndham East Kimberley this .... day of ..... 2013.

.....  
Chief Executive Officer

### 12.3.3 Ivanhoe Crossing Inspection

<b>DATE:</b>	24 September 2013
<b>PROPONENT:</b>	Shire of Wyndham East Kimberley
<b>LOCATION:</b>	Ivanhoe Crossing
<b>AUTHOR:</b>	Kevin Hannagan, Director Infrastructure
<b>REPORTING OFFICER:</b>	Kevin Hannagan, Director Infrastructure
<b>FILE NO:</b>	RD.09.31

#### **PURPOSE**

To advise Council on the outcome of the visual inspection of the Ivanhoe Crossing undertaken by Main Roads WA and their structural bridge consultants.

#### **BACKGROUND**

The Shire initiated an inspection of the Ivanhoe Crossing to ascertain the structural integrity of the crossing after the March 2011 flood event. The crossing has been closed for several years now. For this inspection to be carried out, Main Roads WA's Structural Engineering Branch and their structural bridge consultants were commissioned by Shire Wyndham East Kimberley to carry out the inspection.

To undertake the bridge inspection it was essential for Water Corporation to reduce the flows downstream of the diversion dam as low as possible as water still comes from the un-regulated Dunham River. At the time of the inspection, Friday 2 August 2013, Water Corp was unable to reduce the flows low enough to allow a complete inspection to occur as they needed to keep the Hydro Electricity generators operating. The Diversion Dam can only hold back so much water before flooding occurs on the upstream side and puts additional pressure on its dam wall structural integrity.

Therefore the water level on the downstream from the Diversion Dam did not fall enough to enable the bridge engineers to carry out a full assessment. As such they could not conclude if the structural integrity of the crossing was compromised or not.

#### **STATUTORY IMPLICATIONS**

There are no statutory implications associated with this report.

#### **POLICY IMPLICATIONS**

No policy implications apply in the preparation of this report.

#### **FINANCIAL IMPLICATIONS**

Inspection costs were borne by Main Roads WA.

#### **COMMUNITY CONSULTATION**

Community consultation is not required in relation to this item. However it is acknowledged that there is much community interest in the potential opening of the crossing to the public.

## COMMENT

The Shire had undertaken various works over past years for both public safety and structural integrity reasons on the Ivanhoe crossing of which works included:

- Sluice gates installed on the upstream of culvert barrels for public safety
- Rocks placed over sluice gates to hold them in position and direct water flow over the structure
- Undercutting identified downstream of crossing was reinforced with mass concrete placement onto bedrock to halt further undercutting of the structure

Water Corp co-operated fully with the Shire in lowering the water level on the day of the inspection. Water Corp had to maintain the minimum flow to ensure no compromise to the water level necessary for hydro-electric power generation or the Diversion Dam.

Director Infrastructure was provided with comments from Main Roads WA by email dated 29<sup>th</sup> August 2013 as follows:-

The Shire had undertaken various works over past years for both public safety and structural integrity reasons on the Ivanhoe crossing of which works included:

- Sluice gates installed on the upstream of culvert barrels for public safety
- Rocks placed over sluice gates to hold them in position and direct water flow over the structure
- Undercutting identified downstream of crossing was reinforced with mass concrete placement onto bedrock to halt further undercutting of the structure

Water Corp co-operated fully with the Shire in lowering the water level on the day of the inspection. Water Corp had to maintain the minimum flow to ensure no compromise to the water level necessary for hydro-electric power generation or the Diversion Dam.

Director Infrastructure was provided with comments from Main Roads WA by email dated 29<sup>th</sup> August 2013 as follows:-

*The water level did not drop enough to enable inspection; hence there is no new information that could be used by Structures Engineering for load capacity rating. In fact it would be difficult to calculate a definite load rating.*

*The main area of concern was the undermining. The structure had been previously undermined along almost the entire length of the downstream face as well as a small section along the upstream face.*

The water level on the downstream toe did not fall enough to enable bridge engineers to carry out a full assessment that would conclude that the structural integrity of the crossing was not compromised.

If the crossing is proposed to be re-opened to traffic in the near future without having the full inspection carried out to ascertain the structure is sound, would be a dangerous direction to take *“as the crossing structure must support the loads without exceeding permissible stresses and deflections and this has not been professionally assessed to satisfy Council’s due diligence.”*

Shire Infrastructure Officers are liaising with Main Roads WA to see if their Structural Engineering Branch may return in late October 2013 to inspect the downstream undermining. The proposed inspection is dependent upon the cooperation of the Water Corporation again reducing of the water flow and the likely impact on stakeholders.

It is unlikely the crossing will be opened in the immediate future as a full inspection has not been achieved. If repairs are required this will entail extensive design including diverting the water from the structure to enable its repairs, strengthening upgrade etc.

### **ATTACHMENTS**

There are no attachments associated with this report.

### **VOTING REQUIREMENT**

Simple Majority

### **OFFICER'S RECOMMENDATION**

That Shire staff continue to liaise with Main Roads WA and other stakeholders to arrange another inspection (at no cost to the Shire) of the Ivanhoe Crossing in late October 2013.

### **COUNCIL DECISION**

**Minute No. 10188**

**Moved: Cr J Parker**

**Seconded: Cr D Ausburn**

**That Shire staff continue to liaise with Main Roads WA and other stakeholders to arrange another inspection (at no cost to the Shire) of the Ivanhoe Crossing in late October 2013.**

**Carried Unanimously 6/0**

### 12.3.4 Ord Irrigation Expansion Stage 2, Goomig Farmlands Reseal Proposal

<b>DATE:</b>	24 September 2013
<b>PROPONENT:</b>	Shire of Wyndham East Kimberley
<b>LOCATION:</b>	Goomig Farmlands
<b>AUTHOR:</b>	Kevin Hannagan, Director Infrastructure
<b>REPORTING OFFICER:</b>	Kevin Hannagan, Director Infrastructure
<b>FILE NO:</b>	RD.07.25

#### **PURPOSE**

To seek Council support regarding a proposal from Landcorp to bond the value of the cost of the future final seal of roads within the Goomig Farmlands development associated with the Ord Irrigation Expansion Project.

#### **BACKGROUND**

Delivery of the Ord Irrigation Expansion Project is project managed by Landcorp on behalf of the Western Australian State Government and ultimately will expand the Shire's total road network asset responsibility by some 39kms.

The project is close to practical completion (September 2013), and Landcorp has forwarded a proposal for Council consideration that due to low traffic volumes anticipated on the newly formed roads until the farmlands are developed, the second coat 14mm aggregate seal treatment be delayed for a number of years as determined by Shire Engineers.

#### **STATUTORY IMPLICATIONS**

There are no statutory implications associated with this report.

#### **POLICY IMPLICATIONS**

No policy implications apply in the preparation of this report.

#### **FINANCIAL IMPLICATIONS**

There is financial risk for the Shire as it would be responsible for any costs incurred over the 'bonded amount'.

#### **COMMUNITY CONSULTATION**

Community consultation is not required in relation to this item.

#### **COMMENT**

Landcorp's primary contractor, Leighton Contractors will be applying a suitable primer-binder to the prepared 39km road pavement length with 10mm aggregate as a temporary treatment prior to the application of final seal of 14mm aggregate at a later date.

Primer-sealing is designed to seal a pavement immediately after construction and surface preparation to hold the pavement in good condition until the final treatment bituminous surfacing, such as a sprayed seal as proposed, can be applied at a later date. The most

common type of primer-binder used is cutback bitumen, but cationic bituminous emulsion (CRS) may also be used as a primer-binder. Landcorp will design a primer-binder suitable for the Kimberley conditions with an application of 10mm sized aggregate.

The average life that can be expected of a primer-seal without further treatment can be up to a maximum of 36 months, dependent upon many factors viz. type of road pavement material, type and grade of primer-binder, rates of application of primer-binder and aggregate, nature and volume of traffic and general climatic conditions.

Landcorp has stated in their proposal it is *“common engineering practice to let the primer-seal settle down before the final seal is applied.* Infrastructure Directorate concurs with the statement, where possible, cutback bitumen primer-binder should be allowed to age until it hardens and is fully cured. This usually takes in excess of 12 months and experience has shown that a major cause of fatty/bleeding wheel paths is due to applying a final seal too early after the primer-binder has been applied. The soft and lively primer-binder reacts and softens the new binder and aggregate, and the new seal embeds into the soft primer-seal. The risk of this happening increases with increasing traffic.

The Shire’s Infrastructure Directorate fully supports the Landcorp proposal to delay the final seal, due to the inherent risk of bleeding occurring due to the bitumen oxidising because of anticipated low traffic volumes. Infrastructure will monitor the condition of the primer-seal over the entire 39km length on a regular basis and schedule final seal as warranted.

Landcorp originally proposed bonding the value of final seal at \$2.25m which included escalation contingency. The quotation was provided by Main Road WA spray sealing contractor RnR Spray Seal Contractors. The \$2.25m bonded money would be deposited into a Shire “restricted reserve” account with the interest earned on the account to be utilised for any further escalation of bitumen application costs.

Councillors at their August Briefing considered the above proposal and instructed the Director Infrastructure to further negotiate with Landcorp to increase the escalation contingency. This has now been undertaken and it is now proposed that Landcorp provide bonding of \$2.5m (\$275k increase). Should the actual cost of works be below \$2.5m (plus interest) the difference is to be refunded to Landcorp. Whilst there is always risk that should the works be above \$2.5m that Council will bear that risk but it is Shire Officers view that this risk is very unlikely to eventuate given the increased bonding from \$2.25m to \$2.5m.

However Council may consider that it is bearing all the financial risk should the project go over the \$2.5m bonded amount and Landcorp bears no risk as it would also receive a refund of any under spend.

Note: aggregate associated with the final reseal project is already stockpiled on site within the Goomig Farmlands and the Shire will be required to secure that asset prior to its final use.

## **ATTACHMENTS**

There are no attachments associated with this report.

## **VOTING REQUIREMENT**

Simple Majority

## **OFFICER'S RECOMMENDATION**

That Council:

1. Accepts Landcorp's offer to bond \$2,500,000 (restricted reserve) for the second coat seal of roads within the Goomig Farmlands,
2. Does not agree to refund any under spend of the bonded \$2,500,000 as Council is bearing all the financial risk for the project should it go over the estimate.
3. Directs Shire staff to ensure the aggregate stock pile is secured until to its final seal use.

**Cr Dessert proposes an additional dot point 4 to the recommendation as follows:**

That Council:

1. **Accepts Landcorp's offer to bond \$2,500,000 (restricted reserve) for the second coat seal of roads within the Goomig Farmlands,**
2. **Does not agree to refund any under spend of the bonded \$2,500,000 as Council is bearing all the financial risk for the project should it go over the estimate.**
3. **Directs Shire staff to ensure the aggregate stock pile is secured until to its final seal use**
4. **Will not prior to the second coat seal to use this gravel for any other project.**

## **COUNCIL DECISION**

Minute No. 10189

Moved: Cr R Dessert

Seconded: Cr D Learbuch

That Council:

1. **Accepts Landcorp's offer to bond \$2,500,000 (restricted reserve) for the second coat seal of roads within the Goomig Farmlands,**
2. **Does not agree to refund any under spend of the bonded \$2,500,000 as Council is bearing all the financial risk for the project should it go over the estimate.**
3. **Directs Shire staff to ensure the aggregate stock pile is secured until to its final seal use**
4. **Will not prior to the second coat seal to use this gravel for any other project.**

**Carried Unanimously 6/0**

### 12.3.5 Shire Rangers – Authorised Officers

<b>DATE:</b>	24 September 2013
<b>PROPONENT:</b>	Shire of Wyndham East Kimberley
<b>LOCATION:</b>	N/A
<b>AUTHOR:</b>	Beck Foulkes-Taylor, Infrastructure Support Officer
<b>REPORTING OFFICER:</b>	Kevin Hannagan, Director Infrastructure
<b>FILE NO:</b>	PL.23.1

#### **PURPOSE**

To formally recognise the Shire Rangers and Emergency Regulatory Services Coordinator (ERSC) as authorised persons, in accordance with Sections 9.10 (1) of the *Local Government 1995 Act*, in order for them to perform their daily duties.

#### **BACKGROUND**

The Shire has previously had three rangers, one based in Wyndham and two based in Kununurra. Since the Senior Ranger resigned the Ranger services have been in demand for both areas. Recent employment of a second ranger, relief ranger and the (ERSC) has improved the Ranger services in both Wyndham and Kununurra commencing 29 August and 2 September 2013 respectively.

Both the ERSC, second Kununurra / relief Rangers are not currently endorsed as Council Authorised Ranger Officers.

#### **STATUTORY IMPLICATIONS**

Legislation currently applicable for these Officers include the Dog Act 1976, Bushfires Act 1954, Litter Act 1979, Caravans and Camping Grounds Act 1995, Local Government Act 1995 and the newly introduced Cat Act being implemented from November 1 2013 as well as the enforcement of Council Local Laws.

#### **POLICY IMPLICATIONS**

Nil

#### **FINANCIAL IMPLICATIONS**

Nil

#### **STRATEGIC IMPLICATIONS**

Nil

#### **COMMUNITY CONSULTATION**

Not required

## **COMMENT**

Officers are currently restricted in the performance of their duties because they are not yet identified as authorised officers of the Shire as is required in accordance with the *Local Government Act 1995* and delegations register.

## **ATTACHMENTS**

There are no attachments associated with this report.

## **VOTING REQUIREMENT**

Simple Majority

## **OFFICER'S RECOMMENDATION**

That Council:

Appoints Mr Brent Christianson (Ranger), Mr Trent Mettham (Relief Ranger) and Mr Robert Jehu (ERSC) as Authorised Officers under the provisions of the followings Acts:

### **AUTHORISATION**

As officers authorised to administer the followings Acts, regulations and local laws.

- Dog Act 1976 and regulations;
- Bush Fires Act 1954, regulations and local laws created under that Act;
- Litter Act 1979 and regulations;
- Caravan Parks and Camping Grounds Act 1995;
- Control of Vehicles (Off Road) and regulations;
- Spearguns Control Act 1955;
- Local Government (Parking for Disabled Persons) Regulations 1998;
- Local Government Act 1995 in accordance with Section 9.10 as follows:-
  - S 3.39 – power to remove and impound;
  - S 9.13 (1) – power to issue notices requesting identification;
  - S 9.16 – giving a notice;
  - S 9.17 – content of notice;
  - S 9.19 – extension of time.

The following local laws of the Shire of Wyndham East Kimberley:

- 2003 Shire of Wyndham East Kimberly Local Laws

### **CONDITIONS & EXCEPTIONS**

The authority to commence prosecution action may only be made with the approval of the Chief Executive Officer and/or the delegated Directorate Officer.

No Officer who issues an infringement notice may withdraw an infringement notice.

## **COUNCIL DECISION**

**Minute No. 10190**

**Moved: Cr J Parker**

**Seconded: Cr D Learbuch**

**That Council:**

**Appoints Mr Brent Christianson (Ranger), Mr Trent Mettham (Relief Ranger) and Mr Robert Jehu (ERSC) as Authorised Officers under the provisions of the followings Acts:**

### **AUTHORISATION**

**As officers authorised to administer the followings Acts, regulations and local laws.**

- **Dog Act 1976 and regulations;**
- **Bush Fires Act 1954, regulations and local laws created under that Act;**
- **Litter Act 1979 and regulations;**
- **Caravan Parks and Camping Grounds Act 1995;**
- **Control of Vehicles (Off Road) and regulations;**
- **Spearguns Control Act 1955;**
- **Local Government (Parking for Disabled Persons) Regulations 1998;**
- **Local Government Act 1995 in accordance with Section 9.10 as follows:-**
  - **S 3.39 – power to remove and impound;**
  - **S 9.13 (1) – power to issue notices requesting identification;**
  - **S 9.16 – giving a notice;**
  - **S 9.17 – content of notice;**
  - **S 9.19 – extension of time.**

**The following local laws of the Shire of Wyndham East Kimberley:**

- **2003 Shire of Wyndham East Kimberley Local Laws**

### **CONDITIONS & EXCEPTIONS**

**The authority to commence prosecution action may only be made with the approval of the Chief Executive Officer and/or the delegated Directorate Officer.**

**No Officer who issues an infringement notice may withdraw an infringement notice.**

**Carried Unanimously 6/0**

### 12.3.6 Welch Street Seal Extension

<b>DATE:</b>	24 September 2013
<b>PROPONENT:</b>	Shire of Wyndham East Kimberley
<b>LOCATION:</b>	Welch Street, Wyndham
<b>AUTHOR:</b>	Kevin Hannagan, Director Infrastructure
<b>REPORTING OFFICER:</b>	Kevin Hannagan, Director Infrastructure
<b>FILE NO:</b>	RFQ 03/2013

#### **PURPOSE**

For Council to consider an amendment to the 2013/14 Budget for the construction and seal of a 60m extension of Welch Street, Wyndham

#### **BACKGROUND**

The Department of Education propose to seal the car park within the school land. The department originally tendered their sealing job but tenders received were way in excess of their budgeted funds. They have requested the Shire to 'project manage' the job using Council 'panel tender' local contractors. Council has also made a 2013/14 budget allocation of \$25,000 to seal a 60m section of Welch Street to align with the entrance to their car park.

#### **STATUTORY IMPLICATIONS**

There are no statutory implications associated with this report.

#### **POLICY IMPLICATIONS**

No policy implications apply in the preparation of this report.

#### **FINANCIAL IMPLICATIONS**

Request for Quotation to construct the car park and extend seal on Welch Street was sought from 4 local companies on Council's Panel Contract for Plant Hire and Road Worker Hire. Receipt of the 'separate' two quotations has indicated that the car park construction is within the Department of Education's budget limit but insufficient funds in the Council adopted Welch Street extension \$25,000 budget. However alternative quotations were received that should the contractor be successful in getting both quotations a discount could be given. The Education Department is happy with the 'separate' rate quoted as it is within their budget. Therefore Council could use the discount given for both projects to enable sealing of Welch Street within the original budget.

#### **COMMUNITY CONSULTATION**

Community consultation is not required in relation to this item.

#### **COMMENT**

Infrastructure Services developed RFQ 03-2103 (Welch Street Seal Extension) and RFQ 04-2013 (Wyndham High School Car Park Construction) in accordance with Council's Panel Contract List with quotations closing 5<sup>th</sup> August 2013.

At the time Infrastructure Services were developing the RFQ document, state government agency, Building Management and Works (BM & W) requested if an opportunity existed for the Wyndham High School car park construction be included in the quotation document as both jobs are located in Welch Street, Wyndham. It was anticipated savings could be made to Council and state government through economies of scale in plant and material costs and reduced mobilisation costs.

Three companies' (Guerinoni and Sons, JSW Holdings P/L and JAB Industries) submitted prices before the Deadline.

Works outside the scope not provided in both RFQ's included the following scope of works:

1. supply and lay in-situ concrete kerbing
2. supply and apply double-double bitumen seal
3. line mark car parking bays
4. survey set-out

These items can be project managed by Shire Engineers using Council existing panel tenders / contracts or Shire resources.

The estimated total cost of the RFQ lowest quotation and estimates for outside of scope works above is within the Education Department and Shire budgets. Should the Welch Street extension not proceed and the stand alone quote for the car park only proceed (rather than the discounted joint quote for both projects), the Education Budget estimate will still be achievable.

The Shire was originally advised that the car park and Welch Street extension were to be used by school teachers and parents dropping off / picking up children and an all sealed access was required. As such Council made an allocation in its 2013/14 budget for the Welch Street extension component. However there now seems to be some conjecture as to whether parents actually use this area to drop off and pick up children. It is now thought that the car park to be sealed will be used exclusively by school staff as parents use another area for children drop off / pickup.

Council must now decide to proceed with the Welch Street sealing project or not and therefore has two options:

1. That Council Officers in awarding the Quotations to the cheapest contractor use the discount savings against the Shire's Welch Street seal project to achieve both projects within the Education Department and Shire budgets, or
2. That Council does not propose to seal Welch Street and considers an alternative use of the \$25,000 allocated budget in its March 2014 mid-year review.

## **ATTACHMENTS**

There are no attachments associated with this report.

## **VOTING REQUIREMENT**

Simple Majority

**OFFICER'S RECOMMENDATION**

That Council directs Shire Officers in awarding the Quotations to the cheapest contractor use the discount savings against the Shire's Welch Street seal project to achieve both projects within the Education Department and Shire budgets.

**COUNCIL DECISION**

**Minute No. 10191**

**Moved: Cr D Ausburn**

**Seconded: Cr D Learbuch**

**That Council directs Shire Officers in awarding the Quotations to the cheapest contractor use the discount savings against the Shire's Welch Street seal project to achieve both projects within the Education Department and Shire budgets.**

**Carried Unanimously 6/0**

## 12.4 COMMUNITY DEVELOPMENT

### 12.4.1 Development Application for Proposed caretakers Dwelling, Lot 910 Koolinda Street, Wyndham

<b>DATE:</b>	24 September 2013
<b>PROPONENT:</b>	Kitmyth Pty Ltd
<b>LOCATION:</b>	Lot 910 Koolinda Street, Wyndham
<b>AUTHOR:</b>	Jennifer Ninyette, Senior Planning Officer
<b>REPORTING OFFICER:</b>	Nick Kearns, Director Community Development
<b>FILE NO:</b>	A468P

#### PURPOSE

For Council to consider a development application for a Caretakers Dwelling at Lot 910 Koolinda Street, Wyndham.

#### BACKGROUND

An application for planning approval was lodged on 29 August 2013 by Kitmyth Pty Ltd, represented by Patrick Walton, for the development of a caretakers dwelling at Vaggs Liquor Store, Lot 910 Koolinda Street, Wyndham.

The property is located on Koolinda Street, which runs parallel to the Great Northern Highway, and has an area of 860m<sup>2</sup>. The land is zoned Town Centre under *Town Planning Scheme No. 6 – Wyndham Townsite (TPS 6)*.

The property contains a building used as a bottle shop and take away food outlet. A cool room is located at the rear of the property and ablution and laundry facilities are located within the existing building.



Figure One – Location Plan of Lot 910 Koolinda Street, Wyndham

A complaint was received by the Shire relating to the use of a caravan on the site, which Shire Officers actioned by way of a letter on 23 November 2013. This application has been lodged as a result of this letter being sent to the owner.

### *Proposal*

The applicant proposes to place an accommodation unit measuring 4.7 x 7.4 metres, which includes a verandah. A small kitchenette is proposed within the unit and ablution and laundry facilities are located within the existing building. The exterior of the building will be clad with weatherboard.

An application for a building permit with the Shire's Building department will be required.

### **STATUTORY IMPLICATIONS**

Town Planning Scheme No. 6 – Wyndham Townsite

The land at Lot 910 Koolinda Street is zoned Town Centre under TPS 6. The objectives of this zone is promote the continued development of the main commercial centre for the town and apply appropriate development and land use controls to ensure that development meets the Shires requirements.

The proposed use is 'IP' and therefore is required to be incidental to the predominant use of the land being a liquor store.

Council approval is sought as currently Shire officers do not have delegated authority to approve any development in Wyndham.

### **POLICY IMPLICATIONS**

There are no policy implications associated with this item.

### **FINANCIAL IMPLICATIONS**

There are no financial implications associated with this item.

### **STRATEGIC IMPLICATIONS**

There are no strategic implications associated with this report.

### **COMMUNITY CONSULTATION**

Community consultation is not required in relation to this item.

### **COMMENT**

The applicant has advised that an onsite caretaker is required for security purposes and the proposed residence will provide a more permanent structure for a caretaker.

It is acknowledged that the proposed caretaker's dwelling will replace the current use of a caravan onsite, which will address the non-compliance issue and result in a favourable development outcome.

## **ATTACHMENTS**

Attachment 1 – Plans and correspondence

## **VOTING REQUIREMENT**

Simple Majority

## **OFFICER'S RECOMMENDATION**

That Council grants planning consent for the development of a Caretakers Dwelling at Lot 910 Koolinda Street, Wyndham, subject to the following conditions:

- 1) Development shall be in accordance with the attached approved plan(s) and subject to any modifications required as a consequence of any condition(s) of this approval. The endorsed plans shall not be modified or altered without the prior written approval of the local government.
- 2) Any change of use will require further consent from the Shire.
- 3) The caretaker's dwelling shall only be occupied by workers associated with the commercial use of the property.
- 4) A kitchenette is to be provided within the caretaker's dwelling, which shall include as a minimum; a sink, bench, fridge and an appropriate cooking facility.
- 5) The caretaker's dwelling shall be connected to the existing deep sewer/sewerage system.
- 6) No site earthworks or development shall occur that will cause additional runoff of stormwater to adjacent properties. Stormwater runoff from any sealed areas shall be mechanically directed into Council's stormwater system or disposed of onsite. Stormwater shall not be permitted to pond on the site, other than within designated detention basins, or against any buildings or structures. Details on the proposed method of control and disposal of stormwater from the site, including access roads, parking areas and roofs are to be confirmed with the Shire's Infrastructure Department and submitted with the building application.

## **COUNCIL DECISION**

**Minute No. 10192**

**Moved: Cr J Parker**

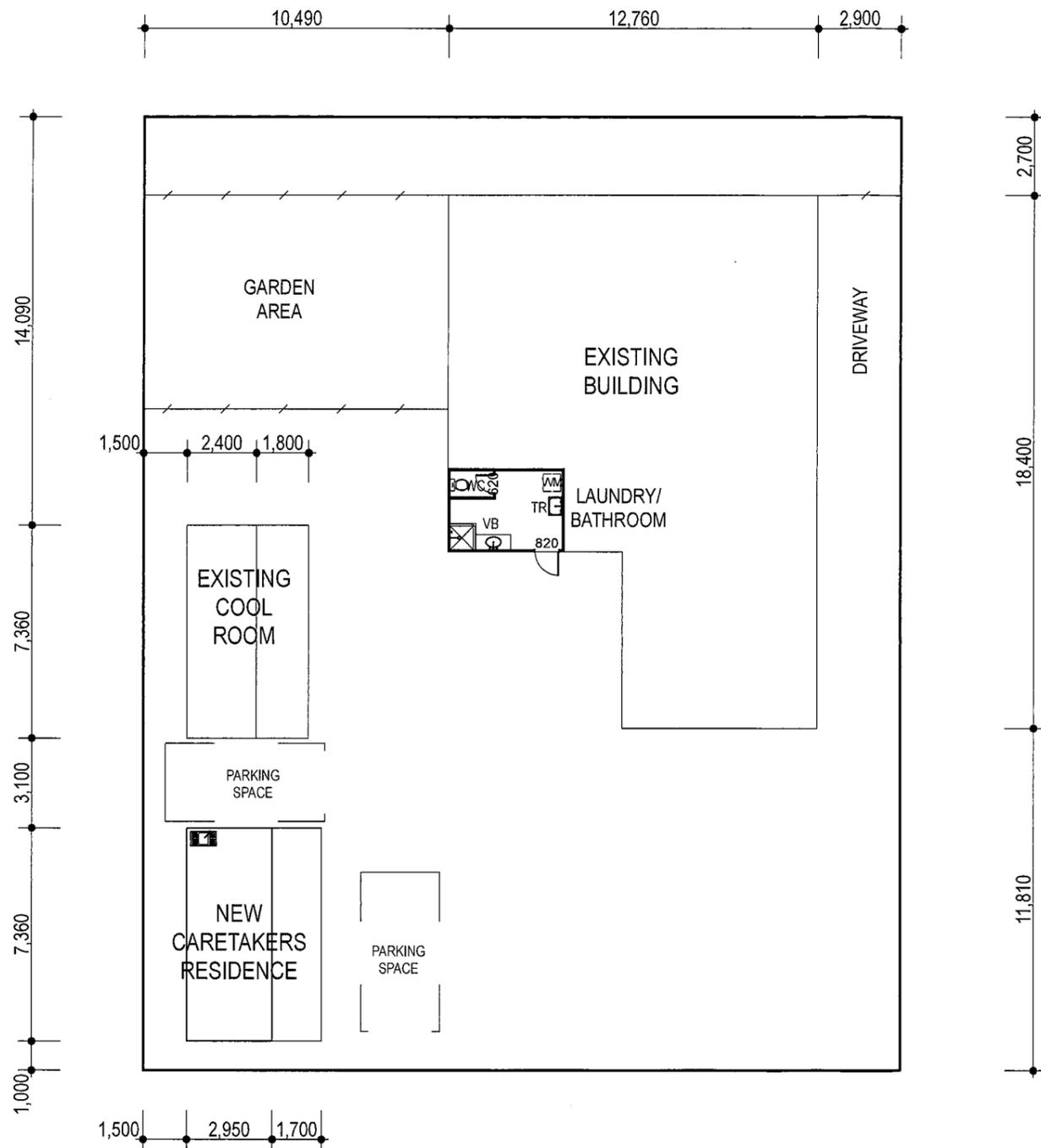
**Seconded: Cr D Learbuch**

**That Council grants planning consent for the development of a Caretakers Dwelling at Lot 910 Koolinda Street, Wyndham, subject to the following conditions:**

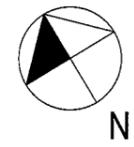
- 1) Development shall be in accordance with the attached approved plan(s) and subject to any modifications required as a consequence of any condition(s) of this approval. The endorsed plans shall not be modified or altered without the prior written approval of the local government.**
- 2) Any change of use will require further consent from the Shire.**
- 3) The caretaker's dwelling shall only be occupied by workers associated with the commercial use of the property.**
- 4) A kitchenette is to be provided within the caretaker's dwelling, which shall include as a minimum; a sink, bench, fridge and an appropriate cooking facility.**
- 5) The caretaker's dwelling shall be connected to the existing deep sewer/sewerage system.**
- 6) No site earthworks or development shall occur that will cause additional runoff of stormwater to adjacent properties. Stormwater runoff from any sealed areas shall be mechanically directed into Council's stormwater system or disposed of onsite. Stormwater shall not be permitted to pond on the site, other than within designated detention basins, or against any buildings or structures. Details on the proposed method of control and disposal of stormwater from the site, including access roads, parking areas and roofs are to be confirmed with the Shire's Infrastructure Department and submitted with the building application.**

**Carried Unanimously 6/0**

GREAT NORTHERN HIGHWAY



LOT 910  
860m<sup>2</sup>



**ZONING R40**

SITE AREA 910m<sup>2</sup>

MINIMUM LOT SIZE REQUIRED 200m<sup>2</sup>

AVERAGE LOT SIZE REQUIRED 220m<sup>2</sup>

**SITE AREAS**

RESIDENTIAL AREA = 263.07m<sup>2</sup>

OPEN SPACE REQUIRED 45% OF 910m<sup>2</sup> = 409.5m<sup>2</sup>

OPEN SPACE ACHIVED 646.93m<sup>2</sup> OR 71.1%

- NOTES**
- Written Dimensions to take precedence over scaled dimensions.
  - Builder must verify all dimensions on site prior to commencement of works or prior to the production of shop drawings.
  - All workmanship to be in accordance with The Building Code of Australia and relevant Australian Standards.
  - All rights of these documents for design and concept remain the property of CRE8TIVE DESIGN & DRAFTING

REV	DESCRIPTION	DATE

**CRE8TIVE DESIGN & DRAFTING**

E-mail: sandrachappell@westnet.com.au  
PO Box 2396 Broome WA 6725  
MOB: 0432 306 311

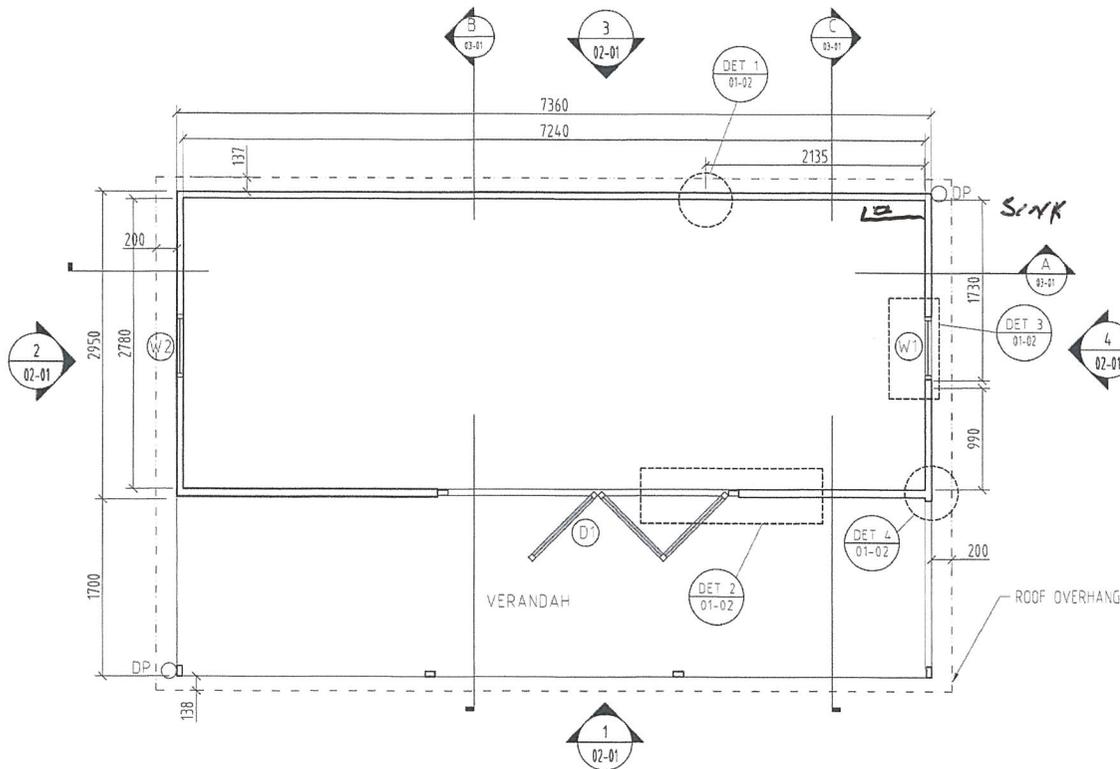
SITE PLAN FOR:  
LOT 910  
GREAT NORTHERN HIGHWAY  
Job No: 1419

DRAWING:  
**CONSTRUCTION COPY**

DATE: 29-08-13 SCALE: AS SHOWN

DRAWN: SC SHEET: 1 OF 1  
63 of 258

**SITE PLAN**  
SCALE 1:200



GENERAL ARRANGEMENT  
SCALE 1:50

WINDOW AND DOOR SCHEDULE

#	WIDTH	HEIGHT	DESCRIPTION	SLS	ULS	WATER PENETRATION	U VALUE	SHGC VALUE
W1	600	600	ALUMINIUM AWNING WINDOW	3000Pa	4500Pa	450Pa	4.4	0.45
W2	600	900	ALUMINIUM AWNING WINDOW	3000Pa	4500Pa	450Pa	4.4	0.45
D1	2740	2400	3 PANEL GLASS BI-FOLD	3000Pa	4500Pa	300Pa	3.9	0.57
D2	820/920	2040	INTERNAL SWING DOOR (CUSTOMER TO PROVIDE)	-	-	-	-	-

APPROX. BUILDING WEIGHT (CORE ONLY)

--- 4500kg

BUILDING DESIGN CRITERIA

-SEE 3S10-01 NOTES

FLOOR

FINISH -AS PER CUSTOMERS SPECIFICATION  
SUB FLOOR -15mm FIBRE CEMENT (FC) SHEET  
SUB-FLOOR INSULATION -AS PER CUSTOMERS SPECIFICATION

WALLS

50mm STEEL STUD SECTION EXTERNAL WALL PANELS  
EXTERNAL CLADDING -7.5MM FC WEATHERBOARD, FIXED TO 40mm STEEL BATTENS AT 450 CTRS  
INSULATION -REFLECTIVE FOIL SHEET  
-90mm GLASSWOOL BATTS R2.5  
INTERNAL LINING -10mm PLASTERBOARD

50mm STEEL STUD SECTION INTERNAL WALL PANELS

INSULATION -N/A  
INTERNAL LINING -10mm PLASTERBOARD (TO BOTH SIDES)

ROOF

ROOF FRAME -GALVANISED STEEL TRUSSES AND BATTENS  
CLADDING -STEEL ROOF SHEETING  
CEILING PANELS -50mm GALVANISED STEEL FRAME, 10mm LINED PLASTERBOARD  
INSULATIONS -180mm GLASS WOOL BATTS R3.5

W.A. VENTILATION NOTE (IF REQUIRED)

UNDER THE W.A. "LIGHTING, VENTILATION AND CONSTRUCTION REGULATIONS 1971", A MECHANICAL VENTILATION SYSTEM OF 25L OF EXTRACTED AIR PER SECOND TO BE PROVIDED IN THE BATHROOM AND RUN CONTINUOUSLY DURING USE WHERE A SANITARY COMPARTMENT OPENS DIRECTLY TO A LIVING AREA OR THE LIKE.

COLOUR SCHEDULE

EXTERNAL CLADDING	FAWN
ROOF SHEETS	CREAM
EXTERNAL FLASHING	FAWN
WINDOW FRAMING	CREAM
EXTERNAL DOOR FRAMING	CREAM

CERTIFICATION

RSA REF: SMARTSPACE 1-DIY



RSA Pty Ltd CERTIFY THAT THE BUILDING SHOWN ON THIS DRAWING HAS BEEN APPROVED AS PER THE DESIGN CRITERIA SPECIFIED ON DRAWING 3S-10-01 AND IN ACCORDANCE WITH THE STRUCTURAL REQUIREMENTS OF THE BUILDING CODE OF AUSTRALIA.

*Robin Salter*  
1/11/2012

ROBIN SALTER B.E. (Hons) M.I.E. Aust. C.P.Eng.  
E.A. 17229, PREC. 0147, W1 1338855  
24 September 2013  
Aust. C.P.Eng.  
E.A. 34497  
E.info@rsaspace.com.au ABN: 93 541 619 184

No.	Amendment	Drawn	Date

BUSHFIRE COMPLIANCE NOTES

- STRUCTURE TO COMPLY WITH AS3959-2009/Amdt.3-2011
- SMOKE ALARM TO COMPLY WITH AS3786-1993/Amdt.4-2004
- NOT TO BE BUILT IN ALPINE AREAS
- FOOTINGS TO BE CONSTRUCTED WITH NON COMBUSTIBLE MATERIALS IN ACCORDANCE WITH AS3959-2009/Amdt.3-2011
- ALL WEEP-HOLES OR VENTS GREATER THAN 3mm MUST BE SCREENED WITH A MESH (STEEL, BRONZE, ALUMINIUM) MAX APERTURE OF 2mm
- ALL MATERIALS ARE NON-COMBUSTIBLE AS PER NCC CLASSIFICATIONS
- UNIT SHOULD BE SET BACK 0.9M FROM ALLOTMENT BOUNDARIES OR 1.8M FROM OTHER CLASS 1 BUILDING ON SAME ALLOTMENT.

CONSTRUCTION NOTES

- SEE NOTES PAGE 3S-10-01 FOR DETAILED WINDOW INFORMATION
  - ALL DOORS TO BE SEALED WITH SILICON DRAUGHT SEALS OR SIMILAR
  - ALL HARDWARE TO DOORS & WINDOWS TO BE METAL
- WET AREA FLOORS
- THE SHOWER AREA WILL BE CONSTRUCTED SO THAT WATER FLOWS TO FLOOR WASTE WITHOUT PONDING AS PER NCC 3.8.1.14, 2012

FOR CONSTRUCTION-product only

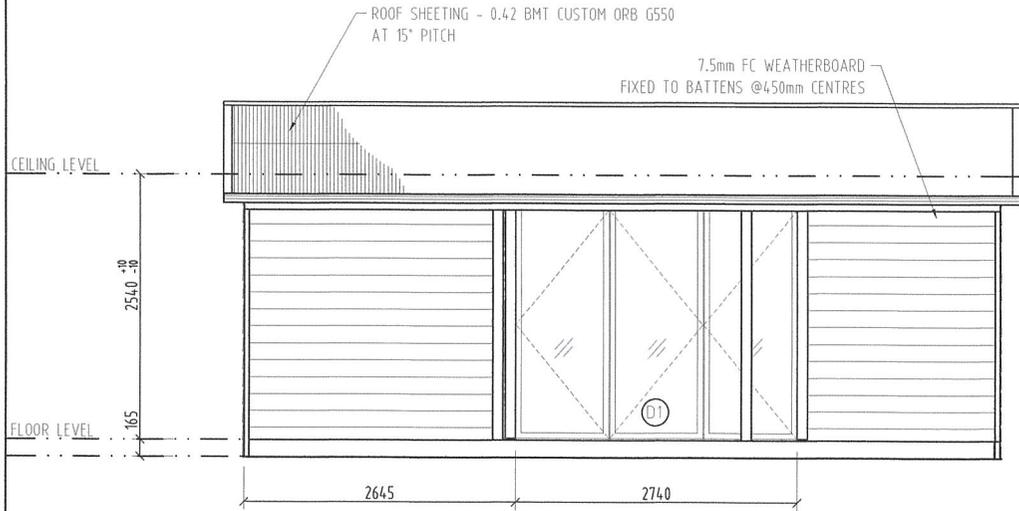


Product	SMART SPACE 1
Description	DIY
Drawing	3S-01-01: GENERAL ARRANGEMENT
Scale	1:50 @ A3
Date	01/11/12
Rev	BATCH 3.1
Drawn	Authorized

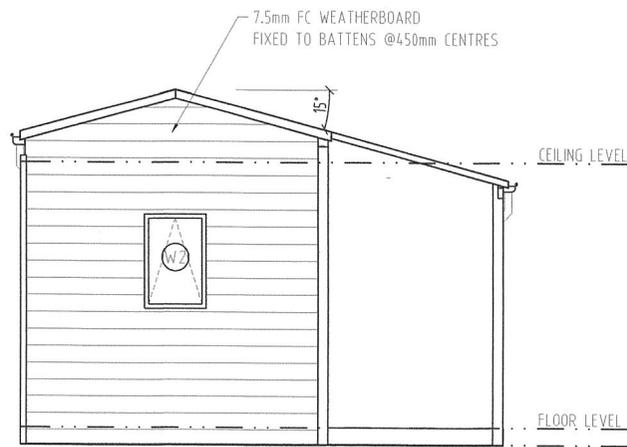
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WINDOW SCHEDULE  
SEE 3S-01-01 GENERAL ARRANGEMENT

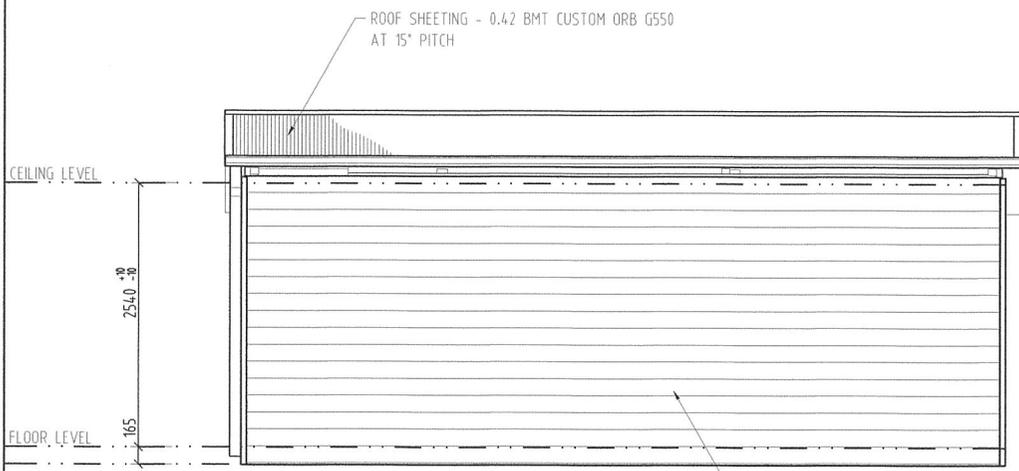
No.	Amendment	Drawn	Date



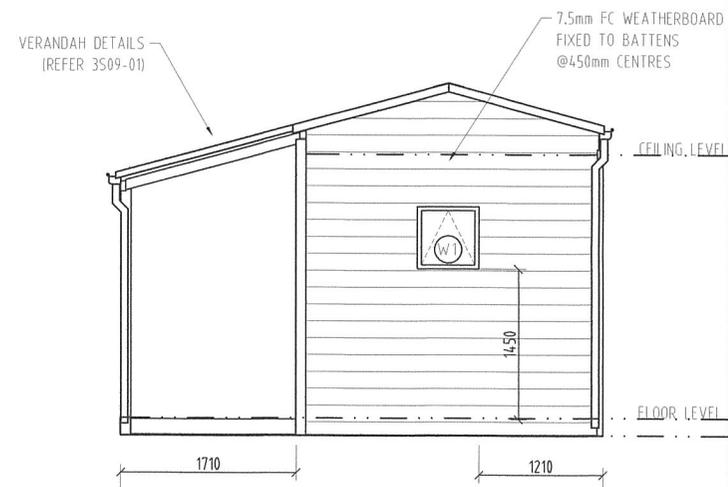
ELEVATION 1



ELEVATION 2



ELEVATION 3



ELEVATION 4

**CERTIFICATION**  
RSA REF: SMARTSPACE 1



RSA Pty Ltd CERTIFY THAT THE BUILDING SHOWN ON THIS DRAWING HAS BEEN APPROVED AS PER THE DESIGN CRITERIA SPECIFIED ON DRAWING 3S-10-01 AND IN ACCORDANCE WITH THE STRUCTURAL REQUIREMENTS OF THE BUILDING CODE OF AUSTRALIA.

*John M...* 17/05/2012  
ROBIN SALTER B.E (Hons) M.I.E Aust C.P.Eng.  
FRANK MARONI B.E M.I.E Aust C.P.Eng.  
EInfo@rsaperth.com.au ABN: 93 541 619 184

FOR CONSTRUCTION-product only



Product SMART SPACE 1	
Description DIY	
Drawing 3S-02-01: ELEVATIONS	
Scale 1:50 @ A3	
Date 16/05/12	Rev BATCH 3.1
Drawn	Authorized

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## Jennifer Ninnette

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**From:** Patrick Walton <assets@kimberleyaccommodation.com.au>  
**Sent:** Thursday, 5 September 2013 3:16 PM  
**To:** Jennifer Ninnette  
**Subject:** FW:

Hi Elle  
Re:Vaggs Liquor Store Wyndham

In response to your email this morning for justification of dwelling on lot 13 Koolinda Street ,Wyndham. I refer to your letter of 23 November 2012 asking us to remove the caravan which gives accommodation to our on site caretaker, we are building this single residence to accommodate the caretaker in a more permanent structure, due to the lack of affordable residential accommodation in Wyndham and the reduction of vandalism and Burglary since our onsite caretaker it is a necessity to house him here, and ask for the planning approval to do so .

Yours Sincerely

Patrick J Walton  
**Assets Manager**

**Kimberley Accommodation**  
PO BOX 198, BROOME, WA 6725  
M: 0412 612 056  
F: +61 8 9193 7999  
E: [assets@kimberleyaccommodation.com.au](mailto:assets@kimberleyaccommodation.com.au)  
W: [www.kimberleyaccommodation.com.au](http://www.kimberleyaccommodation.com.au)

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Bayside Holiday Apartments / Kimberley Hotel WA/ Hotel Kununurra / Vaggs  
Wyndham Liquor**

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ANW Tourism Awards 2012 - Winner of The West Australian Retail Tourism Award  
ANW Tourism Awards 2012 - Winner of The Tourism WA General Tourism Award



AHA WA Awards for Excellence 2011 - Winner of Best Boutique Brewery Award  
AHA WA Awards for Excellence 2012 - Winner of Best West Australian Regional Venue of the Year Award  
AHA WA Awards for Excellence 2012 - Winner of Best Marketed Venue Award



Perth Airport WA Tourism Awards 2011 - Winner Wineries, Distilleries & Boutique Breweries

## 12.4.2 Cash in Lieu, Lot 11 Riverfig Avenue, Kununurra

<b>DATE:</b>	24 September 2013
<b>PROPONENT:</b>	Westal Holdings Pty Ltd
<b>LOCATION:</b>	Lot 11 River Fig Avenue, Kununurra
<b>AUTHOR:</b>	Jennifer Ninnette, Senior Planning Officer
<b>REPORTING OFFICER:</b>	Nick Kearns, Director Community Development
<b>FILE NO:</b>	A784P

### **PURPOSE**

For Council to consider a request to reconsider a cash in lieu payment amount in relation to a development approved on Lot 11 River Fig Avenue (previously Lot 30), Kununurra.

### **BACKGROUND**

A mixed use development at Lot 30 River Fig Avenue, Kununurra was approved by Council at the Ordinary Council Meeting of 18 May 2010 (**Minute 9175**), which resulted in a shortfall of four onsite car parking bays, subject to three parallel bays being provided within the road reserve at the cost of the developer and a cash in lieu payment being made.

Council approved the development, subject to the following conditions:

4. *Construction of a 1.5m wide footpath of 100mm thick unreinforced concrete along the Riverfig Avenue property frontage and parallel to the property alignment at the cost of the developer.*
5. *Provision of three (3) parallel parking bays within the Riverfig Avenue road reserve, to be constructed 150mm thick reinforced cast in situ concrete with kerbing and line marking at the cost of the developer.*
6. *The proponent shall make a payment of cash in lieu of a shortfall in the car parking to the local government in accordance with the following requirements;*
  - (a) *The estimated land value component for four (4) car bays, as determined by a licensed valuer appointed by the local government, and based on an area of 30.8m<sup>2</sup> per car bay inclusive of crossovers;*
  - (b) *The estimated construction cost of one as determined by the local government who is competent in the field of engineering;*
  - (c) *A further amount, being 20% of the cash-in-lieu payment, for the future maintenance of the car parking and landscaping as provided for by the Shire with the cash-in-lieu funds; and*
  - (d) *The payment shall be made to the local government prior to first occupation of the commercial building.*

In accordance with condition 6 (a), Shire Officers obtained a valuation for the estimated value for the area of land on the property that the four car bays would have occupied based on an area of 30.8m<sup>2</sup> per car bay i.e. total area of 123m<sup>2</sup>. A copy of the valuation report, which outlined a valuation amount of \$400/m<sup>2</sup>, is provided at Attachment 1. Please note that Lot 30 has since been re-subdivided and is now Lot 11.

In accordance with Condition 6(b) the Shire's Manager Engineering Services advised that the estimated cost of construction of one bay would be approximately \$7,500, and an invoice for an amount of \$56,780, was sent to the landowner.

The landowner/developer has recently requested in writing that the Shire reconsider the cash in lieu and seeking a reduction in the cash in lieu payable on the basis that amount on the following grounds:

1. The area calculation per bay is more than required; and
2. The square metre rate applied is excessive.

As an alternative the landowner considers that the cash in lieu payment should instead be an amount of \$28, 860. A copy of this request is provided at Attachment 2

### **STATUTORY IMPLICATIONS**

#### **Town Planning Scheme No. 7 – Kununurra and Environs (TPS 7)**

Clause 8.4 of TPS 7 allows an applicant to make, if Council agrees, a cash payment to the Council in lieu of the provision of all or any of the required number of car parking spaces.

Clause 8.4 of the Scheme states that:

*8.4.2 The cash-in-lieu payment shall, not be less than the estimated cost to the owner or developer of providing and constructing the parking spaces required by the Scheme plus the value of that area of land which would have been occupied by the parking spaces.*

*8.4.5 The monies received by Council under clause 8.4.1 shall be paid into a separate car-parking fund and shall only be used for the acquisition or development of land as a public car park or to reimburse the Council any expenses it has incurred including loan repayments, within the locality and shall relate as much as practicable to the development of the land subject of the payment.*

*8.4.7 If the Parties cannot agree upon the amount payable, it shall be determined by arbitration in accordance with the Commercial Arbitration Act 1985. The costs of the arbitration shall be borne by the applicant.*

### **POLICY IMPLICATIONS**

There are no policy implications associated with this item.

### **FINANCIAL IMPLICATIONS**

The income is unbudgeted. The income is placed in a Shire reserve and used to establish car parking within a reasonable vicinity of the development.

### **STRATEGIC IMPLICATIONS**

There are no strategic implications associated with this report.

### **COMMUNITY CONSULTATION**

Community consultation is not required in relation to this item.

## **COMMENT**

It is acknowledged that TPS 7 outlines that cash in lieu payments should include the value of the area of land which would have occupied parking spaces. However, this does not specify whether this should include manoeuvring and access into the bay.

The intent of obtaining the estimated land value at 30.8m<sup>2</sup> per car parking bay is to take into consideration the dimension of the car bay (15.4m<sup>2</sup>) which has essentially been doubled to provide for manoeuvring and access into the bay, which would have also been required onsite.

The valuation is considered excessive, and it is noted that on the very few occasions that developments have been required to pay an amount in lieu of parking, this was solely for the estimated cost to construct the bays within the road reserve, and did not incorporate an estimated land value or any additional payment for maintenance costs.

Council has on a number of occasions approved visitor bays (residential developments) or commercial bays to be constructed in the road reserve at the cost of the developer and has generally resulted in more bays being provided than required.

In any case, the developer has already constructed three parallel bays within the River Fig Avenue road reserve at their expense.

## **ATTACHMENTS**

Attachment 1 – Valuation Report

Attachment 2 – Request for reconsideration

## **VOTING REQUIREMENT**

Simple Majority

## **OFFICER'S RECOMMENDATION**

That Council advises Westal Holdings Pty that it will accept a cash in lieu payment for parking in an amount of \$28,860 associated with the development on Lot 11 River Fig Avenue, Kununurra.

## **COUNCIL DECISION**

**Minute No. 10193**

**Moved: Cr J Parker**

**Seconded: Cr D Learbuch**

**That Council advises Westal Holdings Pty that it will accept a cash in lieu payment for parking in an amount of \$28,860 associated with the development on Lot 11 River Fig Avenue, Kununurra.**

**5/1  
Against Cr R Dessert**

5 August 2013

Jennifer Ninyette  
Shire of Wyndham East Kimberley  
jennifer.ninyette@swek.wa.gov.au

Dear Sir/Madam

**RE: LOT 11 RIVER FIG AVENUE,  
KUNUNURRA, WESTERN AUSTRALIA**

Further to your instructions, we confirm having inspected the above property on 29<sup>th</sup> July 2013 for the purpose of assessing the market value of the property. We have prepared a brief valuation report. Preparation of a more comprehensive valuation report and verification of our investigations can be undertaken if required. We have retained on file all relevant details to enable preparation of a full report at a later date if required.

This report should only be used assessing a cash consideration in lieu of parking provision.

The scope of work undertaken by the valuer in completing the valuation has included:

- collation of information from relevant parties regarding the subject property;
- undertaking our own research regarding the subject property;
- an inspection of the property;
- undertaking market research in terms of values and/or costs of similar properties;
- preparation of valuation calculations, and;
- preparation of this report;

Whilst we have attempted to confirm the veracity of information supplied, the scope of work did not extend to verification of all information supplied or due diligence. Our valuation and report has been prepared on the assumption the instructions and information supplied has been provided in good faith and contains a full disclosure of all information that is relevant. The valuer and valuation firm does not accept any responsibility or liability whatsoever in the event the valuer has been provided with insufficient, false or misleading information.

Information we have been provided with and relied upon in undertaking our valuation includes:

- Local Planning Policy 14 - Car Parking Policy;
- Aerial Plan of Property; and
- Total Area of Car Parking Subject to Cash in Lieu.

Opteon (North West WA)  
ABN 26 088 064 724  
PO Box 514 Kununurra WA 6743  
T (08) 9169 2268  
F (08) 9168 3325  
E kimberley.info@opteonproperty.com.au  
W opteonproperty.com.au

Liability limited by a scheme approved under Professional Standards Legislation

## 1.0 Valuation Summary

<b>Instructing Party</b>	Jennifer Nynette, Shire of Wyndham East Kimberley
<b>Client / Authorised Party</b>	Shire of Wyndham East Kimberley
<b>Valuation Purpose</b>	Required to establish the land value component of each car bay (4) subject to the cash in lieu of parking provisions
<b>Property Address</b>	(Parent) Lot 11 River Fig Avenue, Kununurra, Western Australia 6743
<b>Property Description</b>	The property comprises an almost complete mixed use strata development on a parent lot of 2,009sqm.
<b>Date of Inspection</b>	29 <sup>th</sup> July 2013
<b>Certificate of Title</b>	Lot 11 Deposited Plan 68596, Titles held separately in Strata Plan 60840
<b>Registered Proprietor</b>	Not Applicable.
<b>Encumbrances</b>	Easement burden for access to sewerage (approximately 143.1sqm)
<b>Site Area</b>	2009 sqm
<b>Zoning</b>	“Town Centre” by virtue of the Town Planning Scheme No. 7
<b>Heritage Issues</b>	Not applicable
<b>Last Sale</b>	(\$1,850,000 in May 2009) Multi-sale in conjunction with adjoining Lot 10.
<b>Interest Valued</b>	Fee simple vacant possession
<b>Occupancy Status</b>	Not Applicable.

**Important**

*All data provided in this Valuation Summary must be read in conjunction with the remainder of this report. The Valuation Summary is only a synopsis designed to provide a brief overview and must not be acted upon in isolation to the contents of the valuation report. Also the contents of the Report proper should be read in conjunction with the Assumptions, Qualifications and Disclaimers listed at the end of this Report.*

## 2.0 Location

The subject property is located in the far northern town of Kununurra, approximately 3,250 kms from Perth and 825 kms from Darwin. Kununurra has a population of approximately 7,100 people. Main industries supporting the town include irrigated agriculture, tourism, mining and pastoral. The town has a wide range of amenities including a shopping precinct, schools, hospital and airport.

More specifically, the subject fronts River Fig Avenue which is a moderately busy street within Kununurra's 'Town Centre' precinct. Accordingly, surrounding uses are mixed with commercial (retail and office) to the north and east and medium to low density residential to the south and west.



## 3.0 Photography



## 4.0 Improvements

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### Summary

Comprises a mixed use development retaining 3 original 1 bedroom units and adding five 3 bedroom townhouses, two 1 bedroom apartments and a commercial unit.

However, we are assessing the underlying land value only and have had no regard to the added value of improvements.

---

## 5.0 General Comments

The purpose of this report is to establish the land value component of each car bay (4) subject to the cash in lieu of parking provisions. We have been advised that the 4 bays would have occupied an area of 123.2 square metres (being 30.8 square metres each including parking and turning area).

In undertaking the valuation, we have calculated the underlying land value of the subject site excluding the value of improvements and then analysed the adopted value to a rate per square metre which is then applied to the subject area of 123.2 square metres.

In calculating the underlying land value of the subject land we have had regard to the size, location, zoning, site layout (including easements) and the market conditions as at the date of valuation.

In general terms, there have been few commercial development site sales over the past 5 years within Kununurra's town centre precinct. Following a buoyant period at the peak of the market in 2007 and 2008, purchaser demand reduced significantly in conjunction with the Global Financial Crisis. Subsequent growth in construction costs and increased developer prudence meant that even with limited sales, fundamental indicators pointed toward a value decline for commercial development sites. However, this lack of new stock eventually led to an undersupply of office accommodation and encouraged rental growth to a point where developments became feasible. A number of small to medium sized developments within the town over the past 12 to 24 months appears to have satiated demand and vacancy rates appear to be increasing.

There are only few development sites currently available within the townsite.

## 6.0 Market Evidence

In forming our opinion of value we have had regard to various sales transactions, a selection of which are detailed below.

### 6.1 Sales Evidence - Commercial and Tourist Development Sites

<b>Property</b>	<b>12, 16 Collina Way and 11 Bluegrass Avenue, Kununurra</b>		
<b>Sale Price</b>	<b>\$841,000 Incl. GST</b>	<b>Sale Date</b>	<b>11/12</b>
<b>Comments</b>	<p>Land Area: 2,768m<sup>2</sup> Zoning: Town Centre</p> <p>Comprises 3 adjoining lots in Landcorp's development, Coolibah Estate. The 3 adjoining lots are bound on all sides by 4 streets, primary frontage is to Chestnut Avenue with secondary access to Bluegrass Avenue, Collina Way and Lirita Pass at the rear. 12 Collina Way and 11 Bluegrass Avenue are identical rear corner allotments of 634 sqm and 16 Collina Way has a large frontage to Chestnut Drive and an area of 1,500sqm. In total the sites are level and near to rectangular.</p> <p>The properties were purchased in one line for \$445,000 (\$297sqm), \$198,000 (\$312sqm) and \$198,000 (\$297sqm) for 16 Collina Way, 12 Collina Way and 11 Bluegrass Avenue respectively. The above prices include GST if applicable. Therefore the overall GST exclusive price equates to \$764,545 or approximately \$276 sqm.</p> <p>The property was purchased by a foreign owned company to establish a head office and staff accommodation. The land is predominantly clear though is subject to reasonably stringent design guidelines.</p> <ul style="list-style-type: none"> <li>• Sale price reflects \$304 per m<sup>2</sup> of land area including GST</li> <li>• Assumed GST exclusive sale price reflects \$276 per m<sup>2</sup></li> </ul>		

<b>Property</b>	<b>Lot 2451 Konkerberry Drive, Kununurra</b>		
<b>Sale Price</b>	<b>\$1,125,000</b>	<b>Sale Date</b>	<b>02/08</b>
<b>Comments</b>	<p>Land Area : 2,147m<sup>2</sup> Zoning : Town Centre</p> <p>Comprises a rectangular parcel of land in the heart of Kununurra's Town Centre precinct with a frontage of approximately 60m<sup>2</sup> to Konkerberry Drive. The zoning permits a variety of commercial and residential uses with potential for up to 11 residential units. The site currently comprises a childcare centre which will be demolished at the purchaser's expense. The sale appears well above market value. The property sold by closed tender, we understand that approximately 4 other tenders were received with the next highest tender being \$700,000 excluding GST (\$326m<sup>2</sup>).</p> <ul style="list-style-type: none"> <li>• Sale price based on rate per m<sup>2</sup> of land area \$524 per m<sup>2</sup></li> <li>• Sale price based on number of units permitted \$102,273 per unit</li> </ul>		

## Market Evidence (Cont'd)

<b>Property</b>	Lot 100 River Fig Avenue, Kununurra		
<b>Sale Price</b>	\$1,300,000 Exc. GST	<b>Sale Date</b>	10/09
<b>Comments</b>	<p>Land Area: 3,361m<sup>2</sup> Zoning: Town Centre</p> <p>Comprises a relatively large development site within the town centre precinct of Kununurra. The property has a main frontage to River Fig Avenue opposite Kununurra's main shopping centre plus a rear frontage to Rosella Close within Kununurra's residential precinct. The zoning permits a variety of commercial and residential uses with potential for up to 18 residential units. The property has been listed for sale for in excess of 12 months.</p> <ul style="list-style-type: none"> <li>• Sale price reflects \$387 per m<sup>2</sup> of land area</li> <li>• Sale price reflects \$72,222 per unit site</li> </ul> <p>The property had previously sold for \$900,000 excluding GST (\$268m<sup>2</sup>) in July 2007. The price growth reflects approximately 44%. The property was subsequently sub-divided into a front commercial lot and rear residential unit site which was sold/transferred to a related party at arbitrary figures of \$495,000 for 16 River Fig Avenue (\$393sqm) and \$805,000 for 6 Rosella Close (\$383 sqm or \$73,000 per potential unit site)</p>		

<b>Property</b>	17 and 29 Bloodwood Drive, Kununurra		
<b>Sale Price</b>	<b>Offers Invited</b>	<b>Sale Date</b>	<b>Asking</b>
<b>Comments</b>	<p>Land Area: 1.166ha and 1.112 ha respectively Zoning: Mixed Business</p> <p>For sale are two adjoining sites, 17 Bloodwood Drive predominantly comprises a 1.166ha development site while 29 Bloodwood Drive comprises a purpose constructed car dealership on 1.112 hectares. 17 Bloodwood Drive contains an old residence whose value is countered by its cost to remove upon redevelopment. Discussions with the agent advise that there is no set asking price on the properties and offers are invited. Furthermore they advised that typically the vendor would be looking at listing in the order of \$150m<sup>2</sup> for the redevelopment site. The agent also advised of low purchaser enquiry.</p> <p>The property has been formally listed on the market since late 2011 though was privately available prior to this.</p>		

## Market Evidence (Cont'd)

<b>Property</b>	<b>129 Coolibah Drive, Kununurra</b>		
<b>Sale Price</b>	<b>\$1,350,000 plus GST</b>	<b>Sale Date</b>	<b>Asking</b>
<b>Comments</b>	<p>Land Area: 3,081sqm *</p> <p>Zoning: Town Centre</p> <p>Comprises a long narrow strip of Town Centre zoned land. The property has old unused improvements which will require demolition upon development. The property is being sold with a development approval in place for 684sqm of commercial space, 9 multiple dwellings and 6 group dwellings. Demand for residential accommodation has been satiated and therefore demand for this development is limited. Regardless, the site remains available for a range of town centre uses.</p> <p>* The current D.A. includes a conditional approval to convert adjoining road reserve into parking allocation. The road reserve has an area of approximately 1,800sqm (suitable for commercial parking use only).</p> <p>The property has been on the market since early to mid 2012 with an initial asking price of \$1,500,000 which was reduced to \$1,350,000 in mid to late 2012. We understand that there was occasional interest in the site though at lower price levels.</p> <ul style="list-style-type: none"> <li>• Asking price reflects \$438m<sup>2</sup> of actual lot area excluding GST.</li> </ul>		

<b>Property</b>	<b>16 Bandicoot Drive, Kununurra</b>		
<b>Sale Price</b>	<b>\$1,800,000 plus GST</b>	<b>Sale Date</b>	<b>Sold 06/07</b>
<b>Comments</b>	<p>Land Area: 1.8473Ha</p> <p>Zoning: Tourist</p> <p>Property comprises a substantial development site situated along Victoria Highway, which is a major thoroughfare through Kununurra. The zoning permits a variety of tourist type uses such as accommodation, restaurants, shops, roadhouse and other associated land uses and some residential component. We understand the property is to be developed into a mixture of short stay and permanent residential accommodation.</p> <ul style="list-style-type: none"> <li>• Sale reflects approximately \$97m<sup>2</sup> of land excluding GST.</li> </ul>		

<b>Property</b>	<b>Lot 30 River Fig Avenue, Kununurra - SUBJECT</b>		
<b>Sale Price</b>	<b>\$1,850,000 no GST</b>	<b>Sale Date</b>	<b>Sold 05/09</b>
<b>Comments</b>	<p>Land Area: 4,184m<sup>2</sup></p> <p>Zoning: Town Centre</p> <p>The property comprises 9 attached 1 bedroom units trading as a short stay accommodation complex. The units are relatively old and in poor condition. The units were sold fully furnished for \$1,850,000 as a going concern. The property was leased for \$218,400 per annum net which appears above market levels. We understand the purchasers are looking to redevelop the property in the medium term. As such the property is considered a development site, sold with a premium for holding income.</p> <ul style="list-style-type: none"> <li>• The sale price reflects approximately \$442m<sup>2</sup> of improved land area excluding GST.</li> <li>• The sale price reflects a passing yield of 11.8%.</li> </ul>		

## Market Evidence (Cont'd)

<b>Property</b>	Town Caravan Park, Corner Bloodwood and Konkerberry Drives, Kununurra		
<b>Sale Price</b>	\$5,102,724	<b>Sale Date</b>	Sold 10/08
<b>Comments</b>	Land Area: 1.7172Ha Zoning: Town Centre The land comprises 3 lots and currently contains the Town Caravan Park. We understand that the land and buildings were sold under a leaseback scenario. We do not know the terms of the lease however from previous experience with the business we consider it unlikely that the business could afford a rent that represents a commercially acceptable return for such an investment. We understand that a portion of the property is subject to a long term lease being in the order of 30 years. The price paid is well above market levels for a caravan park and is included significant proposed buildings to be developed at the vendors (Lessee's) expense. A discussion with the agent indicated that there was limited purchaser demand (other than the purchaser) at this price level, though moderate demand at lower price levels. The land appears to be a long term redevelopment option with holding income. <ul style="list-style-type: none"><li>• Sale reflects approximately \$297m<sup>2</sup> of improved land area.</li><li>•</li></ul>		

Some of the above sales occurred some time ago, however, in the absence of more recent transactions of comparable properties we consider they remain relevant.

### 6.2 Market Evidence Summary/ Valuation Conclusions.

As can be seen there are few recent town centre zoned development site transactions. The sale in one line of 3 lots in Coolibah Estate is the most recent sale reflecting approximately \$304sqm including GST (assumed \$276sqm excluding GST). The property is in an inferior position within the town and is subject to more stringent design guidelines.

In terms of location, adjoining site Lot 100 is the most comparable and we consider that this provides the best indicator of market value. The sale showed a rate of \$387sqm in 2009 for a vacant development site. Overall, we do not consider land values to have risen considerably.

Having consideration to the available evidence, we consider the subject to have a relatively wide underlying land value in the range of \$380sqm to \$420sqm and we have adopted a preferred midpoint value of \$400sqm. This applied to the subject area of 123.2 square metres equates to a total value of \$49,280.

## 7.0 Valuation

### 7.1 Market Value of Car Parking Provision

\$49,280

(FORTY NINE THOUSAND TWO HUNDRED AND EIGHTY DOLLARS)

Our valuation is exclusive of GST.

Date of Valuation 29 July 2013

Inspecting Valuer



**BEN FARQUHAR B.COM**  
AAPI - Certified Practising Valuer  
Licensed Valuer 44320  
In the State of Western Australia

#### Key Assumptions

- The instructions and subsequent information supplied contain a full disclosure of all information that is relevant;
- The land value is assessed assuming no improvements.

#### Important

*This valuation is subject to the definitions, qualifications and disclaimers and other comments contained within this report.*

#### Pecuniary Interest

*We confirm that the valuer does not have any pecuniary interest that would conflict with the proper valuation of the property.*

## 8.0 Definitions

#### Market Value

“Market value is the estimated amount for which an asset should exchange on the date of valuation between a willing buyer and a willing seller in an arm’s length transaction after proper marketing wherein the parties had each acted knowledgeably, prudently and without compulsion”.

## 9.0 Assumptions, Conditions and Limitations

Abbreviated Short Form Report	<i>This valuation report has been prepared with acknowledgement by the client that the valuation is presented in the form of an abbreviated short form report. A more detailed valuation report with additional advice can be provided if required.</i>
Third Party Disclaimer	<i>This report has been prepared for the private and confidential use of our client, Shire of Wyndham East Kimberley for the specified purpose. It should not be reproduced in whole or part without the express written authority of Opteon (North West WA) or relied upon by any other party for any purpose and the valuer shall not have any liability to any party who does so. Our warning is registered here, that any party, other than those specifically named in this paragraph should obtain their own valuation before acting in any way in respect of the subject property.</i>
Full Disclosure Disclaimer	<i>Whilst we have attempted to confirm the veracity of information supplied, the scope of work did not extend to verification of all information supplied or due diligence. Our valuation and report has been prepared on the assumption the instructions and information supplied has been provided in good faith and contains a full disclosure of all information that is relevant. The valuer and valuation firm does not accept any responsibility or liability whatsoever in the event the valuer has been provided with insufficient, false or misleading information.</i>
Digital Copies of Reports	<i>Where a report has been provided in digital copy and has not been received directly via our firm, the report contents, especially the valuations and critical assumptions, should be verified by contacting the issuing office to ensure the contents are bona fide. In particular if the reader of this report has suspicions that the report appears to be tampered or altered then we recommend the reader contact the issuing office.</i>
Reliance on Whole Report	<i>This valuation should be read in its entirety, inclusive of any summary and annexures. The valuer and valuation firm does not accept any responsibility where part of this report has been relied upon without reference to the full context of the valuation report.</i>
Publication of Report	<i>The publication of the valuation or report in whole or any part, or any reference thereto, or the names and professional affiliations of the valuers is prohibited without the prior written approval of the valuer as to the form and context in which it is to appear.</i>
Market Change Disclaimer	<i>This valuation is current as at the Date of Valuation only. The value assessed herein may change significantly and unexpectedly over a relatively short period (including as a result of general market movements or factors specific to the particular property). We do not accept liability for losses arising from such subsequent changes in value. Without limiting the generality of the above comment, we do not assume any responsibility or accept any liability where this valuation is relied upon after the expiration of three (3) months from the date of the valuation, or such earlier date if you become aware of any factors that have any effect on the valuation. We recommend the valuation be reviewed at regular intervals.</i>
Land and Building Area Disclaimer	<i>In the event actual surveyed areas of the property are different to the areas adopted in this valuation the survey should be referred to the valuer for comment on any valuation implications. We reserve the right to amend our valuation in the event that a formal survey of areas differs from those detailed in this report.</i>
Title Assumption	<i>Our valuation assumes the property would be offered for sale subject to encumbrances noted on the Title but otherwise unencumbered by mortgages, caveats, or priority notices etc which would prevent transfer of the property.</i>
Native Title Assumption	<i>We are not experts in native title or the property rights derived there from and have not been supplied with appropriate expert advice or reports. Therefore, this valuation is made assuming there are no actual or potential native title interests affecting the value or marketability of the property.</i>

## Assumptions, Conditions and Limitations (Cont'd)

Site Survey Disclaimer	<i>This report is not a site survey and no advice is given in any way relating to survey matters. Any comments given in relation to the property are not given in the capacity as an expert, however, are based on our inspection of the property and review of the Certificate of Title plans. Should the addressee require absolute certainty in relation to encroachments we recommend that a surveyor be engaged to provide appropriate advice and a survey of the property if considered necessary.</i>
Geotechnical Assumption	<i>We have not sighted a geotechnical engineers' survey of the property. We are not experts in the field of civil or geotechnical engineering and we are therefore unable to comment as to the geotechnical integrity of the ground and soil conditions. It is specifically assumed that there are no adverse geotechnical conditions that compromise the utility of the property for the current or highest and best use. In the event there is found to be adverse ground conditions we recommend the matter be referred to this Company for comment.</i>
Planning Disclaimer	<i>Town planning and zoning information was informally obtained from the relevant local and State Government authorities. This information does not constitute a formal zoning certificate. Should the addressee require formal confirmation of planning issues then we recommend written application be made to the relevant authorities to obtain appropriate current zoning certificates.</i>
Environmental Disclaimer	<i>This report is not an environmental audit and no advice is given in any way relating to environmental matters. Any comments given as to environmental factors in relation to the property are not given in the capacity as an expert. This assessment of value is on basis that the property is free of contamination. In the event the property is found to contain contamination the matter should be referred to this office for comment. Given contamination issues can have a significant impact on the Market Value of the property, we reserve the right to review and if necessary vary our valuation if any contamination or other environmental hazard is found to exist.</i>
Information Availability (Market Evidence)	<i>In preparing this valuation the valuer has researched market evidence from various sources. While we believe the information to be accurate, not all details have been formally verified. Due to privacy laws, confidentiality agreements and other circumstances beyond our control, the valuer may not have had access to: Personal details of parties involved in transactions and is therefore unable to confirm whether such dealings are arm's length transactions; Information on recent transactions which are yet to become public knowledge; Copies of leases/contracts to confirm rents/prices and to ascertain whether or not rents/prices are inclusive or exclusive of GST. In the event additional market evidence information becomes available regarding these circumstances this may affect the opinion expressed by the valuer. Nevertheless the valuation is based on information and market evidence reasonably available to the valuer as at the date of the valuation in accordance with usual valuation practices.</i>

# Westel Holdings

ACN 115 207 308

23 August 2013

Nick Kearns  
Director Community Development  
SWEK  
20 Coolibah Drive  
Kununurra Western Australia

## **BY EMAIL**

**Dear Nick**

**RE: Cash in Lieu for car bays at 2-10 River Fig Ave Kununurra**

We have recently received an invoice for the cash in lieu component which we are required to be paid under our planning approval for this development. I am writing to you to ask Council to reconsider the amount on the following grounds.

1. The area calculation for those bays required to be constructed beyond our boundaries is more than is required
2. The square metre rate applied is excessive

### **Area Calculation**

The planning approval mentions 30.8m<sup>2</sup> for each bay which include the actual bay and access legs or crossover allowance. In this case we have actually constructed the car bays and have only used 19.4m<sup>2</sup> of actual Council Verge for each bay as they are parallel to an existing road. We would request that the area calculation reflect the actual Council verge used.

### **Price per m<sup>2</sup> applied to this land**

The price applied to the land seems to be high on two fronts.

Firstly this is only land being used as car bays so I don't think it should attract the same \$/m<sup>2</sup> as land that is Zoned Town Centre which can be used for a variety of uses and therefore would attract a higher rate.

Secondly I would also argue that the \$/m<sup>2</sup> rate is also premium end and not reflective of the current market. There is a property on the corner of Konkerberry Dr and Agate Lane which is zoned Town Centre as well. It has been on the market for almost a year without attracting much interest. I would consider this location superior to River Fig Avenue.

The Real Estate Agent advised that they had just received an offer on this land at \$950,000. This lot size is 3081m<sup>2</sup>. This equates to a rate of \$308/m<sup>2</sup> which is significantly less than the rate of \$400/m<sup>2</sup> being applied to this land.

The following tables reflect the current calculation and what we would like to recommend as a more appropriate amount.

**6 John St  
Cottesloe WA 6011  
9383 5000**

# Westel Holdings

ACN 115 207 308

## Currently Proposed by SWEK

	Status	m2 ea	#	Total m2	\$/m2	Total
Carbays 1 - 3		30.8	3	92.4	400	36,960
Carbay 4		30.8	1	30.8	400	12,320
Construction	1 Bay not provided					7,500
<b>Total</b>						<b>\$56,780</b>

## Proposed New Rates

	Status	Actual Size of Bays	#	Total M2	\$/m2	Total	Discount Applied**	
Carbays 1 - 3	Already Constructed in verge	19.4	3	58.2	300	17,460	20%	13,968
Carbay 4	SWEK to provide elsewhere	30.8	1	30.8	300	9,240	20%	7,392
Construction	1 bay not provided					7,500		7,500
Sub Total						34,200		
<b>New Amount Proposed</b>								<b>\$28,860</b>

\*\* Discount applied for the land not being the same value as Town Centre Zoned Land

In Summary we would request that Council reconsider the amount it would apply to the Cash In Lieu payment to **\$28,860**.

Signed



Brett Endersby

Secretary  
Westel Holdings Pty Ltd  
6 John St Cottesloe WA 6011  
Ph: 0418 904 924

6 John St  
Cottesloe WA 6011  
9383 5000

### 12.4.3 Development Application for Proposed Change of Use, Incidental Markets, Wyndham Caravan Park, Baker Street, Wyndham

<b>DATE:</b>	24 September 2013
<b>PROPONENT:</b>	S Bermingham
<b>LOCATION:</b>	Lot 53, 54, 56, 57, 802, 1691 and 1692 Baker Street, Wyndham
<b>AUTHOR:</b>	Jennifer Ninnette, Senior Planning Officer
<b>REPORTING OFFICER:</b>	Nick Kearns, Director Community Development
<b>FILE NO:</b>	A2465P

#### **PURPOSE**

For Council to consider a development application for a Change of Use – Incidental Markets at Wyndham Caravan Park, Lot 53, 54, 56, 57, 802, 1691 and 1692 Baker Street, Wyndham.

#### **BACKGROUND**

An application for planning approval was lodged on 1 August 2013 by Sharyn Bermingham for a Change of Use – Incidental Markets at the Wyndham Caravan Park.

The property, consisting of Lots 53, 54, 56, 57, 802, 1691 and 1692, is located on Baker Street, Wyndham, and has an area of 6,474m<sup>2</sup>. The land is zoned Special Site – Caravan Park under Town Planning Scheme No. 6 – Wyndham Townsite.

The 'Big Boab Markets' began operating on 9 June 2013 and the committee lodged for an event approval. After assessment of the application, Shire Officers concluded that a Change of Use to incorporate Incidental Markets would be more appropriate as the markets are intended to be an ongoing use on the land.



Figure One – Location of Property

## Proposal

The applicant proposes to incorporate an approved market site into the predominant use of a caravan park. It is proposed to hold the 'Big Boab Markets' once a fortnight from May through to September each year, with a maximum number of 10 markets be held annually. The markets are proposed for alternative Sundays from 8.30-11.30am.

Parking will be located on the empty lots adjacent to the main entrance, which are owned by the caravan park and which are highlighted on the location plan. The applicant proposes to clearly sign and provide parking attendants for the market days.

Relevant Health Approvals relating to the preparation and serving of food from the Environmental Health Department is necessary.

### **STATUTORY IMPLICATIONS**

Town Planning Scheme No. 6 – Wyndham Townsite (TPS6)

The land at Lot 1691 Baker Street, Wyndham is zoned Special Site – Caravan Park under TPS 6. Under section 5.10.2 of TPS 6 additional uses for the site must be deemed by the Council as incidental to the predominant use.

### **POLICY IMPLICATIONS**

There are no policy implications associated with this item.

### **FINANCIAL IMPLICATIONS**

There are no financial implications associated with this item.

### **STRATEGIC IMPLICATIONS**

There are no strategic implications associated with this item.

### **COMMUNITY CONSULTATION**

Owners of properties on Baker Street have been notified and an advertisement was placed in the Kimberley Echo on 29 August 2013 til 20 September 2013. Advertising was undertaken in accordance with section 10.2 of TPS6 and will be advertised for 21 days. Shire Officers have not yet received any submissions relating to this development. Any submissions received will be considered at the Ordinary Council Meeting.

Since the markets began operating in June, the Shire has not received any complaints relating to the use of the Wyndham Town Caravan Park for this purpose.

### **COMMENT**

It is considered that the impact of the proposed use will be minimal due to the maximum number of markets being limited to 10 annually and only to be held throughout the dry season. The proposed area to be used for the markets will not affect the approved accommodation sites within the park and an appropriate number of ablutions are provided.

Parking will need to be managed appropriately as parking in Baker Street would not be supported. The applicant proposes to engage parking attendants to ensure that parking occurs within the vacant lots nominated in attachment 1, and would be conditioned to an

approval. The area proposed for parking area will need to be kept well maintained and clearly marked for market patrons, which can be conditioned as part of any approval and monitored by the Shire Ranger.

The proposal to incorporate markets into the approved uses at the Wyndham Town Caravan Park is considered to be incidental to the predominant use as a caravan park and is recommended for approval.

### **ATTACHMENTS**

Attachment 1 – Proposed plan and correspondence

### **VOTING REQUIREMENT**

Simple Majority

## **OFFICER'S RECOMMENDATION**

That Council grants planning consent for a Change of Use – Incidental Markets at Lots 53, 54, 56, 57, 802,1691 and 1692 Baker Street, Wyndham, subject to the following conditions:

1. Use shall be in accordance with the attached approved plan(s) and subject to any modifications required as a consequence of any condition(s) of this approval. The endorsed plans shall not be modified or altered without the prior written approval of the local government.
2. Any change of use will require consent from the Shire.
3. All parking associated with the markets is to be provided onsite. The areas proposed for parking will need to be kept well maintained and clearly marked for market patrons.
4. The ablutions at the Wyndham Caravan Park shall be open and available for use by market patrons.
5. All food stalls are required to obtain a temporary food stall licence and/or register with the Shire as a food business.
6. All stalls and food handling shall occur in accordance with requirements of the Australian New Zealand Food Standards Code and the conditions of the temporary food stall approval.
7. In the event of temporary food stalls operating, 'No Dogs' signs should be displayed for the duration of each market.
8. All electrical leads & generators are to be inspected & tagged by an authorised electrical contractor in accordance with Australian Standard 3760.
9. Electrical leads on the ground shall be dug in or covered to prevent trip hazards and lifted leads shall be high enough to protect patron's safety for the duration of each market.

## **COUNCIL DECISION**

**Minute No. 10194**

**Moved: Cr D Ausburn**

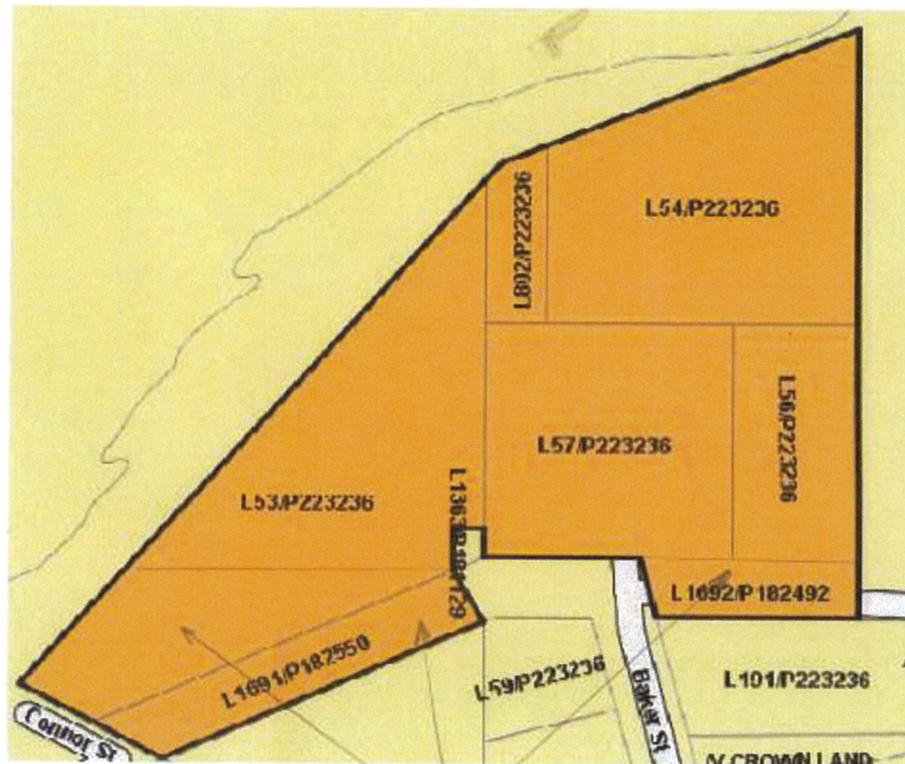
**Seconded: Cr D Learbuch**

**That Council grants planning consent for a Change of Use – Incidental Markets at Lots 53, 54, 56, 57, 802,1691 and 1692 Baker Street, Wyndham, subject to the following conditions:**

- 1. Use shall be in accordance with the attached approved plan(s) and subject to any modifications required as a consequence of any condition(s) of this approval. The endorsed plans shall not be modified or altered without the prior written approval of the local government.**
- 2. Any change of use will require consent from the Shire.**
- 3. All parking associated with the markets is to be provided onsite. The areas proposed for parking will need to be kept well maintained and clearly marked for market patrons.**
- 4. The ablutions at the Wyndham Caravan Park shall be open and available for use by market patrons.**
- 5. All food stalls are required to obtain a temporary food stall licence and/or register with the Shire as a food business.**
- 6. All stalls and food handling shall occur in accordance with requirements of the Australian New Zealand Food Standards Code and the conditions of the temporary food stall approval.**
- 7. In the event of temporary food stalls operating, 'No Dogs' signs should be displayed for the duration of each market.**
- 8. All electrical leads & generators are to be inspected & tagged by an authorised electrical contractor in accordance with Australian Standard 3760.**
- 9. Electrical leads on the ground shall be dug in or covered to prevent trip hazards and lifted leads shall be high enough to protect patron's safety for the duration of each market.**

**Carried Unanimously 6/0**

We have provided the following maps indicating the subject lots, their respective locations and the overall site layout:



Source: RP Data.



## Wyndham Caravan Park

PO Box 401 WYNDHAM WA 6740

P: (08) 916 11064

M: 0427 388 328

E: [clemnsharyn@hotmail.com](mailto:clemnsharyn@hotmail.com)

ABN# 40149825230

30 July 2013

Shire Wyndham East Kimberley  
PO Box 614  
KUNUNURRA  
WA 6743

To Whom it May Concern

### **Change of Use Application**

#### **Request approval to hold markets fortnightly at Wyndham Caravan Park from May – September.**

The "Big Boab Markets" committee propose that the markets would be held fortnightly from May through to September, with a maximum number of 10 markets held yearly. It is proposed that the markets be held on alternate Sunday mornings from 8:30am – 11:30am. The markets are to be held as a community event with all proceeds donated to community organisations.

The stall holders would set up in the medium strip highlighted on Annexure A.

Designated parking areas will be clearly signed and parking attendants will be in attendance to assist. Vacant Lots 1691 & 1692 will be available for parking and also the adjacent strip in Lot 53 (camping area) will be left free for additional car parking if required.

The bathroom facilities at the caravan park will be made available for market patrons. Within the two amenity blocks there are 8 women's toilets & 6 men's toilets plus two urinals.

The primary use of the freehold land as a caravan park will not be altered, or undermined in any way. Our principal focus will always be managing our business/ caravan park successfully. We would simply like the opportunity to offer this location for a community event which we believe would have a positive impact on the town of Wyndham.

Yours sincerely

Clem & Sharyn Bermingham

#### 12.4.4 Terms of Reference, Lake Kununurra Foreshore Reference Committee

<b>DATE:</b>	24 September 2013
<b>PROPONENT:</b>	Shire of Wyndham East Kimberley
<b>LOCATION:</b>	Lake Kununurra Foreshore
<b>AUTHOR:</b>	Katya Tripp, Strategic Planner
<b>REPORTING OFFICER:</b>	Nick Kearns, Director Community Development
<b>FILE NO:</b>	EM.11.05

#### **PURPOSE**

For Council to endorse a minor change to the Terms of Reference for the Lake Kununurra Foreshore Reference Committee

#### **BACKGROUND**

The *Lake Kununurra Foreshore and Aquatic Use Plan* was adopted by Council on 16 August 2011 (Item 12.4.3).

The Terms of reference for the Lake Kununurra Foreshore Reference Committee were endorsed at the February 2012 OCM (Item 12.4.5).

The purpose of the committee as outlined in the Terms of Reference is to:

*Implement the Lake Kununurra Foreshore and Aquatic Use Plan (2011) and to ensure a holistic and coordinated approach to the management of Lake Kununurra and its foreshore.*

The committee has requested that the Terms of Reference be revised and updated to include reference to the committee providing a common place for interagency discussion on proposed developments and/or issues relating to the foreshore and its management yet that this does not replace agency statutory responsibilities.

#### **STATUTORY IMPLICATIONS**

There are no statutory implications associated with this report.

#### **POLICY IMPLICATIONS**

No policy implications apply in the preparation of this report.

#### **FINANCIAL IMPLICATIONS**

There are no financial implications associated with this item.

#### **STRATEGIC IMPLICATIONS**

There are no financial implications associated with this item.

## **COMMUNITY CONSULTATION**

Community consultation is not required in relation to this item.

## **COMMENT**

The Officer proposes to amend the purpose of the committee as outlined in the Terms of Reference to:

*To ensure a holistic and coordinated approach to the management of Lake Kununurra and its foreshore through regular interagency discussion on associated foreshore development and/or management issues with reference to implementing the Lake Kununurra Foreshore and Aquatic Use Plan (2011).*

## **ATTACHMENTS**

Attachment 1 – Amended Terms of Reference

## **VOTING REQUIREMENT**

Simple Majority

## **OFFICER'S RECOMMENDATION**

That Council amends the purpose of the Lake Kununurra Foreshore Committee as contained in the Terms of Reference to the following: *To ensure a holistic and coordinated approach to the management of Lake Kununurra and its foreshore through regular interagency discussion on associated foreshore development and/or management issues with reference to implementing the Lake Kununurra Foreshore and Aquatic Use Plan (2011).*

## **COUNCIL DECISION**

**Minute No. 10195**

**Moved: Cr J Parker**

**Seconded: Cr R Dessert**

**That Council amends the purpose of the Lake Kununurra Foreshore Committee as contained in the Terms of Reference to the following: *To ensure a holistic and coordinated approach to the management of Lake Kununurra and its foreshore through regular interagency discussion on associated foreshore development and/or management issues with reference to implementing the Lake Kununurra Foreshore and Aquatic Use Plan (2011).***

**Carried Unanimously 6/0**

**Lake Kununurra Foreshore Reference Committee**  
**TERMS OF REFERENCE**  
**(February 2012)**

**1. NAME**

The Lake Kununurra Foreshore Reference Committee is to be known as the "Lake Kununurra Foreshore Reference Committee".

**2. PURPOSE**

The purpose of the Lake Kununurra Foreshore Reference Committee is to ensure a holistic and coordinated approach to the management of Lake Kununurra and its foreshore through regular interagency discussion on associated foreshore development and/or management issues with reference to implementing the Lake Kununurra Foreshore and Aquatic Use Plan (2011).

*The Lake Kununurra Foreshore Reference Committee will focus on the following objectives:*

- a) Ensure implementation of the recommendations, objectives and actions listed in the Lake Kununurra Foreshore and Aquatic Use Plan.
- b) Ensure that all new works are consistent with the recommendations, objectives and actions detailed in the Lake Kununurra Foreshore and Aquatic Use Plan.
- c) Review, and if necessary, recommend modifications to the recommendations, objectives and actions in Lake Kununurra Foreshore and Aquatic Use Plan.
- d) Ensure relevant foreshore and waterway land owners and managers are aware of any planned works, projects or changes to management programs which may affect their interest in the land.
- e) Develop management strategies/programs, policies and/or detailed plans for actions listed in the plans.
- f) Assist in broad community and stakeholder information, awareness and education including advertising of actions to be completed.
- g) Report to Council on the progress of implementing the Lake Kununurra Foreshore and Aquatic Use Plan.
- h) All other activities deemed relevant to the implementation of the Lake Kununurra Foreshore and Aquatic Use Plan.
- i) All other activities given or approved by Council.

*In particular, the Lake Kununurra Foreshore Reference Committee is to prioritise those actions associated with:*

- Consistency and currency of all Foreshore leases and licenced areas.
- The development of stage 2 of the commercial boating facility.
- The management of vegetation in Lake Kununurra and Lily Creek Lagoon.
- The provision of passive recreational activities along the foreshore.
- Any current management of activities of concern.

*In general the Lake Kununurra Foreshore Reference Committee should aim for an outcome that fosters:*

- Holistic and coordinated management and development of the foreshore and its waters that ensures protection and enhancement of its social, economic, cultural and environmental values.

### **3. MEMBERSHIP**

Invitation for membership of the Lake Kununurra Foreshore Reference Committee will be extended to the following people/groups/agencies:

- 1) Cr (Council to nominate), Shire of Wyndham East Kimberley (Chair)
- 2) Cr (Council to nominate), Shire of Wyndham East Kimberley
- 3) Department of Water
- 4) Water Corporation
- 5) Department of Environment & Conservation
- 6) MG Corporation
- 7) Department of Transport
- 8) Ord Land and Water
- 9) Department for Regional Development & Lands
- 10) LandCorp
- 11) Kimberley Chamber Commerce and Industry
- 12) 2 x community members

Two community members will be selected by the Shire's Chief Executive Officer following a call for nominations.

The Chair reserves the right to co-opt representatives from other agencies or organisations as required.

### **4. MEETINGS**

- a) Meetings of the Lake Kununurra Foreshore Reference Committee shall be held quarterly or as required to ensure implementation of the actions in a timely manner.
- b) At each meeting members will be expected to report on progress against actions in the Lake Kununurra Foreshore and Aquatic Use Plan for which they play the lead role.
- c) Meetings are usually held at the Shire's Kununurra Council Chambers but the Lake Kununurra Foreshore Reference Committee may by agreement decide to hold a particular meeting at a different location. Telephone conferencing may be necessary in some instances.
- d) Special meetings of the Lake Kununurra Foreshore Reference Committee may be convened by the Presiding member or Council. Notice of meetings will be no less than seven days with an agenda to be provided.
- e) Administrative support for the Lake Kununurra Foreshore Reference Committee shall be provided by the Shire.

### **5. QUORUM**

The quorum for meetings of the Lake Kununurra Foreshore Reference Committee shall be at least half of the members plus one.

### **6. MEETING RULES**

#### *a) Meeting Procedure*

Procedures for meetings shall follow standard protocols except that in the event of a dispute, in which the Council's Local-laws relating to Standing Orders shall apply.

#### *b) Invitees*

The Chair of the Lake Kununurra Foreshore Reference Committee may invite individuals or representatives from organisations to provide advice to the Lake Kununurra Foreshore Reference Committee on matters being considered by the Lake Kununurra Foreshore Reference Committee.

*c) Public Attendance*

The Lake Kununurra Foreshore Reference Committee will not have the power to make decisions on behalf of the Council. The meetings will not be open to members of the public.

*d) Minutes*

- I. Minutes shall be distributed to all members of the Lake Kununurra Foreshore Reference Committee.
- II. Minutes are to be accepted as true and correct at the beginning of every meeting by the attending members.

### 12.4.5 Multiple Dwelling, Lot 185 Corkwood Court, Kununurra

<b>DATE:</b>	24 September 2013
<b>PROPONENT:</b>	Scribe Design Group
<b>LOCATION:</b>	Lot 185 Corkwood Court, Kununurra
<b>AUTHOR:</b>	Nick Kearns, Director Community Development
<b>REPORTING OFFICER:</b>	Nick Kearns, Director Community Development
<b>FILE NO:</b>	A468P

#### **PURPOSE**

For Council to consider a development application for seven dwellings on a parcel of land in the Lakeside Park Estate.

#### **BACKGROUND**

An application for planning approval was lodged on 26 April 2013 by Scribe Design for the development of 7 Multiple Dwellings at Lot 185 Corkwood Court, Kununurra.

The property is located on the corner of Banyan Street and Corkwood Court and has an area of 1,317m<sup>2</sup>. The land is zoned R30 under Town Planning Scheme No. 7 – Kununurra and Environs. Development in the surrounding area consists of single storey dwellings on allotments ranging between 600-800m<sup>2</sup> with only a small number of grouped dwelling developments, in the vicinity, that generally appear as single dwellings.

The property is currently vacant and is subject to approval from LandCorp under the *Revised Design Guidelines for Residential Lots at Lakeside Park*.



Figure One – Location of Lot 185 Corkwood Court, Kununurra

## Proposal

The applicant has applied to develop 7 dwellings as Multiple Dwellings. Each dwelling will have a floor area of 99m<sup>2</sup> and additional outdoor living areas. Each two storey dwelling is proposed to include two bedrooms and two bathrooms. The applicant proposes outdoor living areas and first floor balconies that address Banyan Street. Outdoor drying areas, individual secure storage, bin storage areas and private entrances from the driveway off Banyan Street are proposed for each dwelling.

Vehicular entry for the development is proposed from Corkwood Court with a covered carport for each dwelling and a total of 18 car bays for the residents and visitors. The applicant has included soak wells with trafficable grates to manage stormwater on the property.

## **STATUTORY IMPLICATIONS**

### *Town Planning Scheme No. 7 – Kununurra and Environs*

The land at Lot 185 Corkwood Court is zoned R30 under TPS 7, as is all of the land south of Banyan Street between Flametree Street and Siris Street.

The proposed use of Multiple Dwelling in the Residential Zone is classified as 'AA' and therefore is a land use that requires Council's discretion.

Under section 5.8 of TPS7, the objective of the residential zone is:

- a) *To allocate a density coding for the Residential Zone throughout the Scheme Area designed to:*
  - i. *Provide sufficient land in appropriate locations for residential development to meet the needs of the Scheme Area's anticipated growth and population without unduly restricting the choices of sites;*
  - ii. *Promote and safeguard health, safety, convenience, the general public welfare and the amenity of the residential areas;*
  - iii. *Allow redevelopment opportunities for areas of older housing stock.*

Specific building heights are outlined in section 5.4.3 of TPS7:

*A building (including dwelling house) shall not be erected on land to which this Scheme applies where the building contains more than three storeys or the perpendicular distance from its highest point to the natural ground level of the land on which it is erected exceeds 10 metres.*

### *Western Australian Residential Design Codes*

Within the *Western Australian Residential Design Codes (R-Codes)*, a Multiple Dwelling is defined as 'a dwelling in a group of more than one dwelling on a lot where **any part of the plot ratio area** of a dwelling is vertically above part of the plot ratio area of any other but: does not include a grouped dwelling; and includes any dwellings above the ground floor in a mixed use development'. A Grouped Dwelling is defined as 'a dwelling that is one of a group of two or more dwellings on the same lot such that no dwelling is placed wholly or partly vertically above another, except where special conditions of landscape or topography dictate otherwise, and includes a dwelling on a survey strata with common property'.

Part 6 of the *R-Codes* applies to multiple dwelling in areas with a coding of R30 or greater, within mixed use development and activity centres. The objective of Part 6.1 - Context of the *R-Codes* is:

*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.*

### *Building Size*

In relation to building size, section 6.1.1 of the *R-Codes* prescribes a maximum of 0.5 plot ratio or 50% site cover for development within R30. The performance criteria for Part 6.1.1 states that development of the building is at a bulk and scale indicated in the local planning scheme and is consistent with the existing or future desired built form of the locality. Under the previous *R-Codes 2010*, external storage areas were included in the calculation of plot ratio area, however, have been removed in the *R-Codes 2013*.

### *Building Height*

The building height is limited to a maximum of 6 metres to the top of the external wall in Table 4 under section 6.1.2, which sets out the site requirements for Part 6 of the *R-Codes*. Further, a maximum height of 9 metres to the top of pitched roof is stipulated in Table 4. The design principles or performance criteria for section 6.1.2 states:

*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 were appropriate maintains:*

- *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.*

### *Street Setback*

A primary street is defined as 'unless otherwise designated by the local government, the sole or principal public road that provides access to the major entry (front door) to the dwelling'. Table 4 of the *R-Codes* requires a setback of 4 metres from the Primary Street. Part 5.1.2 of the *R-Codes* permits the use of averaging in calculating the street setback, however, Part 6.1.3 does not allow for the use of averaging. The design principles for street setback state:

*Buildings are set back from street boundaries (primary and secondary) an appropriate distance to ensure they:*

- *Contribute to the desired streetscape;*
- *Provide articulation of the building on the primary and secondary streets;*
- *Allow for minor projections that add interest and reflect the character of the street without impacting on the appearance of bulk over the site;*
- *Are appropriate to its location, respecting the adjoining development and existing streetscape; and*
- *Facilitate the provision of weather protection where appropriate*

### *Building Appearance*

Under section 6.2.4 of the *R-Codes* building appearances are required to comply with the special control area, which therefore requires approval from LandCorp having regard to the revised Lakeside Park design guidelines.

Lakeside Park Design Guidelines

Lot 185 Corkwood Court is identified in the *Design Guidelines for Residential Lots at Lakeside Park* as a site for Grouped Dwellings and requires approval from LandCorp prior to assessment by the Shire.

**POLICY IMPLICATIONS**

There are no policy implications associated with this item.

**FINANCIAL IMPLICATIONS**

There are no financial implications associated with this item.

**STRATEGIC IMPLICATIONS**

*Local Planning Strategy*

Lakeside is identified as an area with a proposed R Coding of R15, which supports low scale development that provide sufficient outdoor living space between houses under the *Local Planning Strategy (LPS)*.

The intent of the proposed R Coding density of R15 density is to allow for larger suburban style lots. This is considered to be important in allowing for flexibility in housing design so that shaded areas are provided and there is sufficient outdoor living space between built houses to allow for greater privacy as well as encouraging breezes. Notwithstanding this the LPS outlines, limited higher density residential development could occur in appropriate pockets of the locality to foster a range of housing types. For Lakeside, the LPS notes that grouped dwelling sites should only be developed in accordance with an approved structure plan.

**COMMUNITY CONSULTATION**

Although advertising was not required under *Town Planning Scheme No. 7 – Kununurra and Environs*, adjoining owners were notified on 17 May 2013 and were allowed until 7 June 2013 to lodge a submission with the Shire. A total of 15 objections were received with 7 submissions from owners in close proximity to the development. The following table summarises the submissions received. A copy of the submissions can be made available upon request.

<b>Comments</b>	<b>Officers Response</b>
Within the surrounding locality there are no other multiple dwellings. Concerns with the bulk and scale of the building and lack of precedent in the vicinity	It is acknowledged that the current built form is not reflected by the proposed development. The current zoning for the property, R30, allows for multiple dwelling development and permits for a 0.5 plot ratio or 50% site coverage. This development (if considered as multiple dwellings) complies with the prescribed height and plot ratio for R30.
Proposed units are not easily accessible to	The property has been zoned R30 and

shops and schools	therefore the intent for this zone is to incorporate unit development and allow for a variety in housing choice. During the zoning of this property the proximity to shops would have been considered.
Concern with the proposed 8.5 metre height	The proposed building height complies with the maximum 9 metre height restriction. Although the top of external wall exceeds the maximum by 0.1m this is considered minor.
Privacy issues in relation to overlooking	The <i>Western Australian Residential Design Codes(R-Codes)</i> specifically outline measures to mitigate privacy issues. The development complies with these regulations and does not pose an overlooking issue due to the proposed setback distances and appropriate placement and design of openings.
Additional traffic generation creating issues with noise and safety. School bus stop on the corner of Banyan Street and Corkwood Court	This property has been identified for grouped dwellings and therefore traffic generation should be expected from this property.
Social issues relating to the increase in residential dwellings in the area	The zoning of the property being R30 permits the development of this site to include grouped or multiple dwellings (subject to Council discretion) and therefore additional units are permitted. The development will improve passive surveillance of the area.
Potential of additional parking on road verge and therefore creating traffic hazards	Under the <i>R-Codes</i> 11 parking bays and 2 visitor bays are required for the development. The applicant proposes to provide 16 parking bays and 2 visitor bays, which therefore exceeds the required number. During the assessment process the applicant has removed the proposed security gate that was proposed to limit access to the additional parking.

## **COMMENT**

### Multiple Dwelling

Legal advice was sought to clarify if the proposed development constituted a Multiple Dwelling as only a shower recess totalling 0.3m<sup>2</sup> was proposed to project over the adjoining unit. As outlined previously, a Multiple Dwelling includes the provision of **any part** of the dwelling to be vertically over another. In comparison a Grouped Dwelling does not include a dwelling **wholly or partly** over another, which could be argued is more than 0.3m<sup>2</sup>.

Advice from Civic Legal concluded that the development appears to be for the provision of 7 dwellings to be grouped on one site. A previous State Administrative Tribunal decision, *Metropolitan Management Pty Ltd and Town of Vincent*, concluded that 3.5m<sup>2</sup> of a 98m<sup>2</sup> proposed units did not constitute 'any part of a dwelling' as it should be interpreted as 'any substantial part of a dwelling'.

### LandCorp Endorsement

The applicant referred the proposed development to LandCorp for endorsement, as required under the *Revised Design Guidelines for Residential Lots at Lakeside Park*. Upon receiving the application, LandCorp sought advice from planning consultants, Urbis, to clarify if the proposal would be classified as Multiple Dwellings. Urbis concluded that none of the proposed dwellings would meet the definition of Multiple Dwellings as they are not vertically stacked and are essentially seven two storey Grouped Dwellings. As a result LandCorp will not endorse the proposal.

### Assessment of the application

The determination with respect to the land use classification is critical to the assessment and appropriateness of the application. If the dwellings are classified as Grouped Dwellings a maximum of 4 would be permitted to be established on the site in accordance with the R-Codes, and the proposal cannot be entertained or assessed.

If the dwellings are classified as Multiple Dwellings, as surmised by the applicant, then the applicant is required to justify the development against the design principles for any concessions sought from the *R-Codes*. Under section 2.4 of the *R-Codes* if the proposal does not meet the deemed-to-comply the decision-maker is required to exercise judgement to determine the proposal. Judgement of merit is exercised only for specific element(s) of a proposal which does not satisfy the relevant deemed-to-comply provision(s). If assessed as Multiple Dwellings, the elements to be considered by Council, as the decision-maker, for the proposal are discussed below:

#### *Street Setback*

The applicant proposes a 2.5 metre setback from Corkwood Court, which is the primary street setback. Under the provisions in Table 4 of the *R-Codes*, the building must be setback 4 metres from the primary street and Part 6 of the *R-Codes* does not allow for concessions via averaging. In a further information request, sent 22 May 2013, the Shire requested that compliance with Table 4 be demonstrated by the applicant. This information was not provided by the applicant and a reduced setback is proposed for the development.

#### *Building Design*

During the design of this proposal, the applicant stated they were mindful of the existing development and considered integration, aesthetics, form, scale, orientation and possible impacts on surrounding properties. The following considerations informed the choice of building location:

- The adjoining dwelling to the west, Lot 186 Quandong Street, did not have any windows facing the property. However, Lot 186 has an outdoor area in the south-eastern corner of the property and therefore the applicant designed the proposed units to limit overlooking into this area.
- The adjoining property to the south, Lot 184 Corkwood Court, featured openings that were orientated toward the proposed development and therefore parking was placed on the southern boundary.

The applicant identified an opportunity to activate the Banyan Street frontage through facing the outdoor living spaces towards it with gates and also addresses overlooking issues with the proposed balconies on the first floor facing Banyan Street with a required privacy screen for unit 1. By orientating the proposed outdoor living areas and balconies to the north, the areas could be utilised all year round and would not be adversely affected by the afternoon sun.

The scope provided to the applicant by the owner was to develop more affordable accommodation within Kununurra that would suit single people, young couples, older couples and people whom have recently moved to town. An objective of the *R-Codes* is to allow variety and diversity in housing choice where appropriate, which the applicant believes the proposed development delivers.

#### *Building Size*

Under the previous *R-Codes 2010*, the proposed plot ratio area was calculated as 50.15%, which therefore slightly exceeded the specified 50%. The calculation of plot ratio has now been amended under *R-Codes 2013* as storage units are no longer included, which has resulted in a proposed plot ratio of 47.68% that now complies with the requirements.

Although the design principles apply, as the proposal conforms to the designated plot ratio of the *R-Codes*, the applicant has provided justification relating to compliance with the design principles for building size. The applicant argues that the proposal meets the requirements of density coding, R30, and therefore meets the indicated building and bulk under the local planning framework. The applicant acknowledges that although the proposal is not consistent with the existing built form of the locality, the designated zoning for the area indicates that there is redevelopment potential for increased density in the vicinity.

Further, the applicant has stated that the development complies with section 5.8(iii) of TPS7, which intends to allow redevelopment opportunities for areas of older housing stock. As noted by the applicant, all properties in the locality that are zoned R30 have the potential to redevelop to this density and that given a concentration of R30 sites in this area that it is the Shire's Strategic Planning intention for high density in this area.

#### *Building Height*

The applicant proposes to exceed the permitted top of external wall height by 0.1 metre to allow for an appropriate ceiling to fan height and has verbally discussed that this is a required in the Kimberley climate. Although the proposed external wall height exceeds the prescribed height in the *R-Codes* the overall height of the building does not exceed the required 9 metre maximum. It is therefore concluded that the excess of 0.1 metre for the top of external wall does not affect the overall building height and perceived bulk from the street.

#### *Bulk and Scale of the Development*

The development would essentially present as one large building to Banyan Street and does not meet the setback requirements under the R Codes.

When considered against the existing predominant development in the area the bulk and scale of the proposal is considered to be out of context with the area and will unduly impact the visual amenity of the area.

It is acknowledged that Lot 185 is intended as being a 'group housing' site, as indicated by the revised Lakeside Design Guidelines, and is also noted that Multiple Dwelling is a use within the Residential zone for which approval requires the discretion of Council.

The subject area was zoned R30 in 2006 and subdivision of the land occurred in December 2007, therefore is not a rezoning that has occurred recently. While it was intended to be a pocket of higher density housing, this was the intent prior to the introduction of the Multi Unit Housing Code.

Of the 35 lots in this R30 area, 32 lots have been developed; 29 for Single Dwellings, and 3 for Grouped Dwellings. Of the 3 vacant lots, 2 of these are identified as 'group housing' lots in LandCorp's design guidelines.

### Conclusion

Based on the legal opinion received, the Shire is not convinced that the proposed development constitutes the intent of what a Multiple Dwelling is.

The bulk and scale of the development is also considered to be excessive, as it is not consistent with adjoining development or in keeping with the prevailing and desired bulk and scale of development in the area. It will therefore unduly impact on the amenity of the area.

The application is recommended for refusal.

### **ATTACHMENTS**

Attachment 1 – Plans  
Attachment 2 - Correspondence

### **VOTING REQUIREMENT**

Simple Majority

### **OFFICER'S RECOMMENDATION**

That Council refuses the planning application for seven dwellings at Lot 185 Corkwood Court, Kununurra, for the following reasons:

1. The proposal does not meet the requirements for multiple dwellings and the proposal will not comply with the relevant provisions for grouped dwellings on this site.
2. The bulk and scale of the proposal is considered excessive and would unduly affect the amenity of the surrounding area.
3. The proposal is inconsistent with adjoining and nearby development and considered to be contrary to the orderly and proper planning of this location.

**COUNCIL DECISION**

**Minute No. 10196**

**Moved: Cr D Ausburn**

**Seconded: Cr J Parker**

**That Council refuses the planning application for seven dwellings at Lot 185 Corkwood Court, Kununurra, for the following reasons:**

- 1) The proposal does not meet the requirements for multiple dwellings and the proposal will not comply with the relevant provisions for grouped dwellings on this site.**
- 2) The bulk and scale of the proposal is considered excessive and would unduly affect the amenity of the surrounding area.**
- 3) The proposal is inconsistent with adjoining and nearby development and considered to be contrary to the orderly and proper planning of this location.**

**Carried Unanimously 6/0**

Cr Parker moves to suspend standing orders 7.5 Limitation on number of speeches to discuss item 12.4.6 Response to Reduction of 2014 Teacher Numbers at Kununurra District High School

**COUNCIL DECISION**

**Minute No. 10197**

**Moved: Cr D Ausburn**

**Seconded: Cr J Parker**

**That Council suspends standing orders 7.5 Limitation on number of speeches to discuss item 12.4.6 Response to Reduction of 2014 Teacher Numbers at Kununurra District High School**

**Carried Unanimously 6/0**

5.37pm Council suspends standing orders.

**COUNCIL DECISION**

**Minute No. 10198**

**Moved: Cr J Parker**

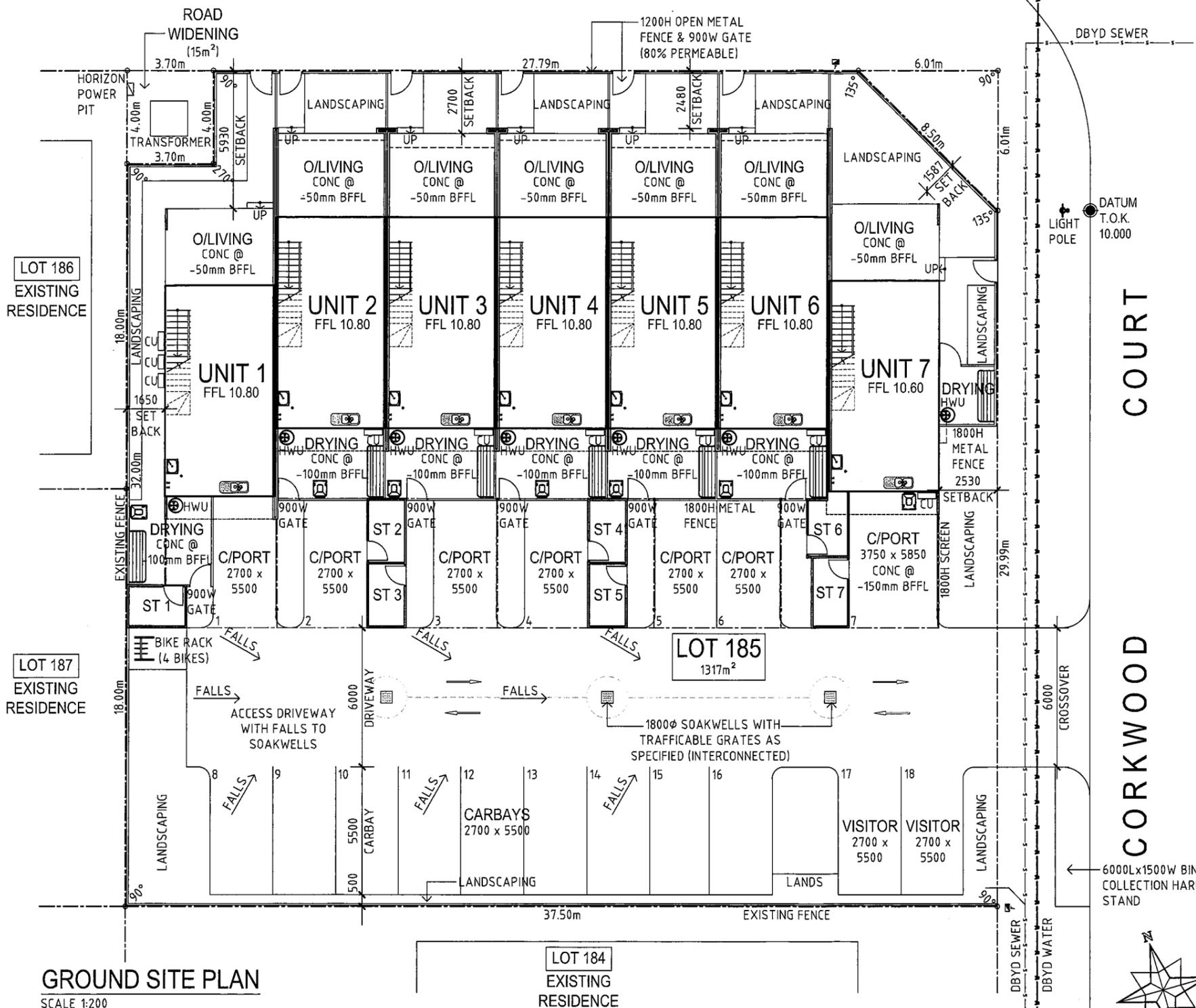
**Seconded: Cr D Ausburn**

**That Council resumes standing orders**

**Carried Unanimously 6/0**

5:38pm Council resumes standing orders

# BANYAN STREET



UNIT 1	
GROUND LIVING	44.30 m <sup>2</sup>
O/LIVING	15.26 m <sup>2</sup>
CARPORT	14.72 m <sup>2</sup>
STORE	4.71 m <sup>2</sup>
UPPER LIVING	45.57 m <sup>2</sup>
BALCONY	15.26 m <sup>2</sup>
<b>TOTAL</b>	<b>139.82 m<sup>2</sup></b>

UNIT 2	
GROUND LIVING	44.41 m <sup>2</sup>
O/LIVING	16.38 m <sup>2</sup>
CARPORT & PATH	21.38 m <sup>2</sup>
STORE	4.73 m <sup>2</sup>
UPPER LIVING	45.16 m <sup>2</sup>
BALCONY	15.01 m <sup>2</sup>
<b>TOTAL</b>	<b>147.07 m<sup>2</sup></b>

UNIT 3	
GROUND LIVING	44.41 m <sup>2</sup>
O/LIVING	16.38 m <sup>2</sup>
CARPORT & PATH	21.45 m <sup>2</sup>
STORE	4.73 m <sup>2</sup>
UPPER LIVING	45.19 m <sup>2</sup>
BALCONY	13.65 m <sup>2</sup>
<b>TOTAL</b>	<b>145.81 m<sup>2</sup></b>

UNIT 4	
GROUND LIVING	44.41 m <sup>2</sup>
O/LIVING	16.38 m <sup>2</sup>
CARPORT & PATH	21.45 m <sup>2</sup>
STORE	4.73 m <sup>2</sup>
UPPER LIVING	45.19 m <sup>2</sup>
BALCONY	15.01 m <sup>2</sup>
<b>TOTAL</b>	<b>147.17 m<sup>2</sup></b>

UNIT 5	
GROUND LIVING	44.41 m <sup>2</sup>
O/LIVING	16.38 m <sup>2</sup>
CARPORT & PATH	21.45 m <sup>2</sup>
STORE	4.73 m <sup>2</sup>
UPPER LIVING	45.19 m <sup>2</sup>
BALCONY	13.65 m <sup>2</sup>
<b>TOTAL</b>	<b>145.81 m<sup>2</sup></b>

UNIT 6	
GROUND LIVING	44.41 m <sup>2</sup>
O/LIVING	16.38 m <sup>2</sup>
CARPORT & PATH	21.78 m <sup>2</sup>
STORE	4.95 m <sup>2</sup>
UPPER LIVING	45.14 m <sup>2</sup>
BALCONY	15.01 m <sup>2</sup>
<b>TOTAL</b>	<b>147.67 m<sup>2</sup></b>

UNIT 7	
GROUND LIVING	44.04 m <sup>2</sup>
O/LIVING	15.26 m <sup>2</sup>
CARPORT	22.14 m <sup>2</sup>
STORE	5.53 m <sup>2</sup>
UPPER LIVING	45.10 m <sup>2</sup>
BALCONY	15.26 m <sup>2</sup>
<b>TOTAL</b>	<b>147.33 m<sup>2</sup></b>

CAR PARKING CALCULATION	
UNDER RESIDENTIAL DESIGN CODES OF WESTERN AUSTRALIA (2010) PART 7.3.3 ON-SITE PARKING PROVISION A1 ON-SITE PARKING SPACES PROVIDED IN ACCORDANCE WITH THE FOLLOWING:	
• LOCATION B:	
• 1.25 SPACE PER DWELLING 75 - 110SQM:	
• IN ADDITION, VISITORS PARKING SPACES ARE PROVIDED AT A RATE OF ONE SPACE FOR EACH FOUR DWELLINGS, OR PART THEREOF IN EXCESS OF FOUR DWELLINGS, SERVED BY A COMMON ACCESS.	

PARKING CARBAYS	
MULTIPLE DWELLINGS	
REQUIRED 7 UNITS x 1.25 BAYS	9 BAYS
ACHIEVED	16 BAYS
REQUIRED VISITOR PARKING (0.25 BAY PER DWELLING) (0.25 x 7 = 1.75 BAYS)	
ACHIEVED	2 BAYS
REQUIRED CARBAYS (9+2)	11 BAYS
<b>ACHIEVED CARBAYS</b>	<b>18 BAYS</b>

PARKING BICYCLE SPACE	
MULTIPLE DWELLING DEVELOPMENT	
REQUIRED RESIDENTS BICYCLE SPACE 1 BICYCLE SPACE / 3 DWELLINGS (7 UNITS x 0.33)	3 SPACES
REQUIRED VISITORS BICYCLE SPACE 1 BICYCLE SPACE / 10 DWELLINGS (7 UNITS x 0.10)	1 SPACES
REQUIRED BICYCLE SPACE	4 SPACES
<b>ACHIEVED SPACE</b>	<b>4 BAYS</b>

PLOT RATIO FOR MULTIPLE DWELLINGS	
SITE AREA	1317.00m <sup>2</sup>
TOTAL ALLOWED AREA @ R30 1317.00m <sup>2</sup> @ 0.5 =	658.50m <sup>2</sup>
TOTAL AREA =	627.96m <sup>2</sup> (47.68%)

OPEN SPACE	
SITE AREA	1317.00m <sup>2</sup>
OPEN SPACE REQUIRED @ R30 45% OF 1317.00m <sup>2</sup> =	592.65m <sup>2</sup>
SITE COVERAGE 55% =	724.35m <sup>2</sup>
TOTAL COVERAGE =	636.63m <sup>2</sup>
THEREFORE OPEN SPACE ACHIEVED	74%

**DENSITY CODE R30**

**PRELIMINARY**  
ISSUED FOR PLANNING APPROVAL

C	27.08.13	LL	ADDITIONAL PLANNING INFORMATION ADDED
B	28.06.13	LL	ISSUED FOR DESIGN GUIDELINES CHECK
A	22.03.13	LL	ISSUED FOR PLANNING APPROVAL

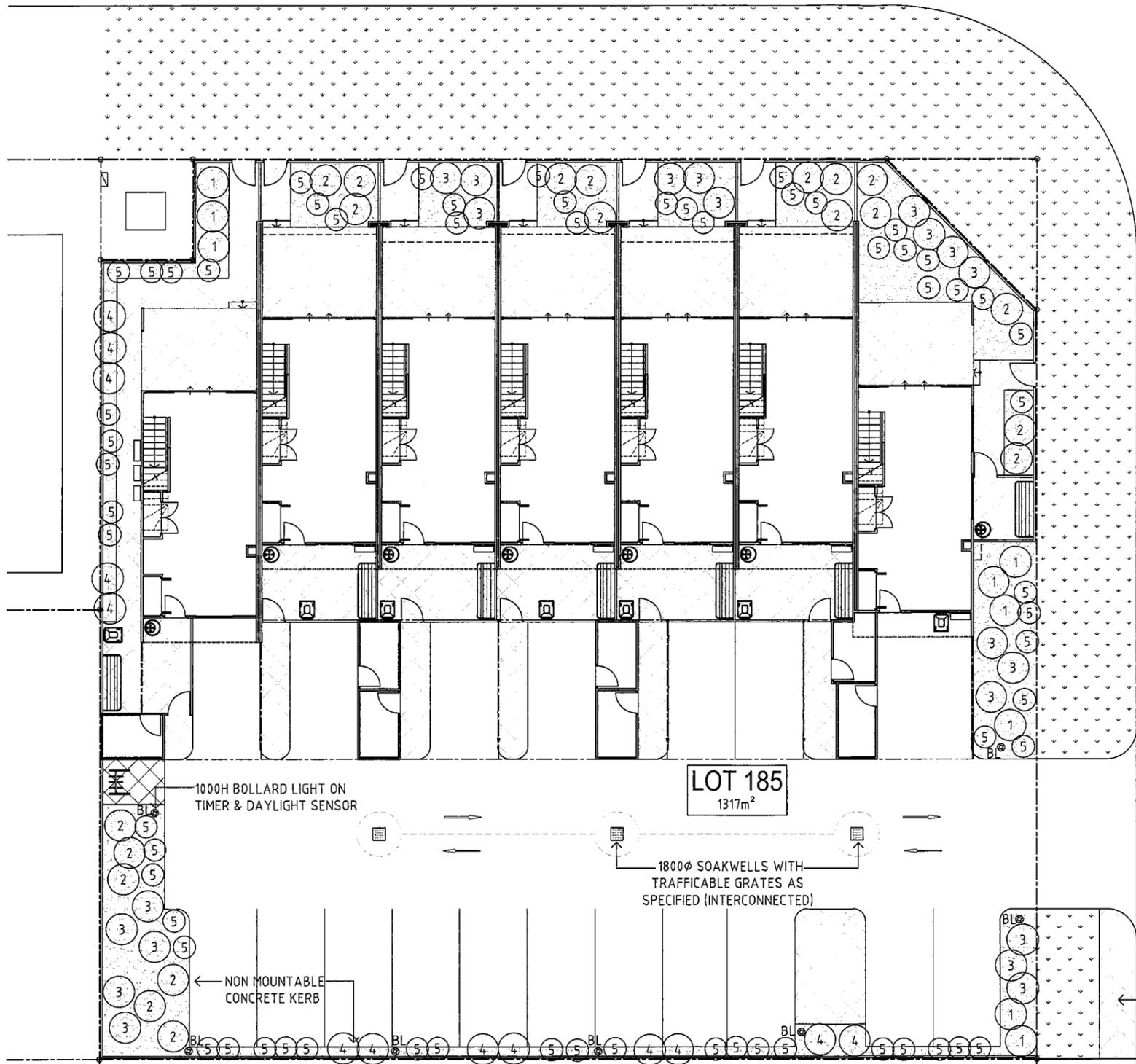
**CWD**  
Colin Wilkinson Developments Pty Ltd

PO Box 3112  
Broome WA, 6725  
Ph : 91937444  
Fax : 91937466

Client: TRE VAG PTY LTD  
Project: LOT 185 CORKWOOD COURT  
LAKESIDE ESTATE, KUNUNURRA

Date: AUG 2013	Sheet No: A01	Rev: C
Scale: 1:200 @ A3	Job: XXXX	1202/1018
Drawn: LL		

BANYAN STREET



LOT 185  
1317m<sup>2</sup>

1000H BOLLARD LIGHT ON  
TIMER & DAYLIGHT SENSOR

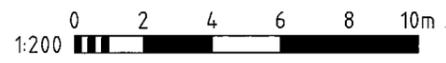
1800Ø SOAKWELLS WITH  
TRAFFICABLE GRATES AS  
SPECIFIED (INTERCONNECTED)

NON MOUNTABLE  
CONCRETE KERB

6000Lx1500W BIN  
COLLECTION HARDSTAND

LANDSCAPING PLAN

SCALE 1:200



CORKWOOD COURT



LANDSCAPING NOTES:	
PREPARATION OF SHRUBBERY AREAS	REMOVAL OF ALL EXISTING WEED GROWTH, 100mm OF ROLLED GRAVEL TO BE INSTALLED
RETICULATION	FULLY AUTOMATIC RETICULATION SYSTEM, WITH POP UP SPRINKLERS TO ALL LAWN AREAS WITH TRICKLE TO ALL GARDEN BEDS
HARDSCAPING	CONCRETE KERB
SELECTED GROUND COVERS	
	GRASS - WINTER GREEN COUCH
	GARDEN BED TREATMENT SELECTED ROCK MULCH (PEA GRAVEL)
	SELECTED CONCRETE

SELECTED HEDGING SHRUBS	
1	SHRUB - ACALUPHA INFERNO (FIRESTORM)
2	SHRUB - CYPERUS INVOLUCRATUS (UMBRELLA SEDGE)
3	SHRUB - EREMOPHILA MACULATA (EMU BUSH)
4	SHRUB - DIANELLA REVOLUTA (SPREADING FLAX LILY)
5	SHRUB - IXORA COCCINEA (FLAME OF THE WOOD)
BL	SELECTED BOLLARD LIGHTING (1000H) ON TIMER & DAYLIGHT SENSER TO COMMON AREA

**PRELIMINARY**  
ISSUED FOR PLANNING APPROVAL

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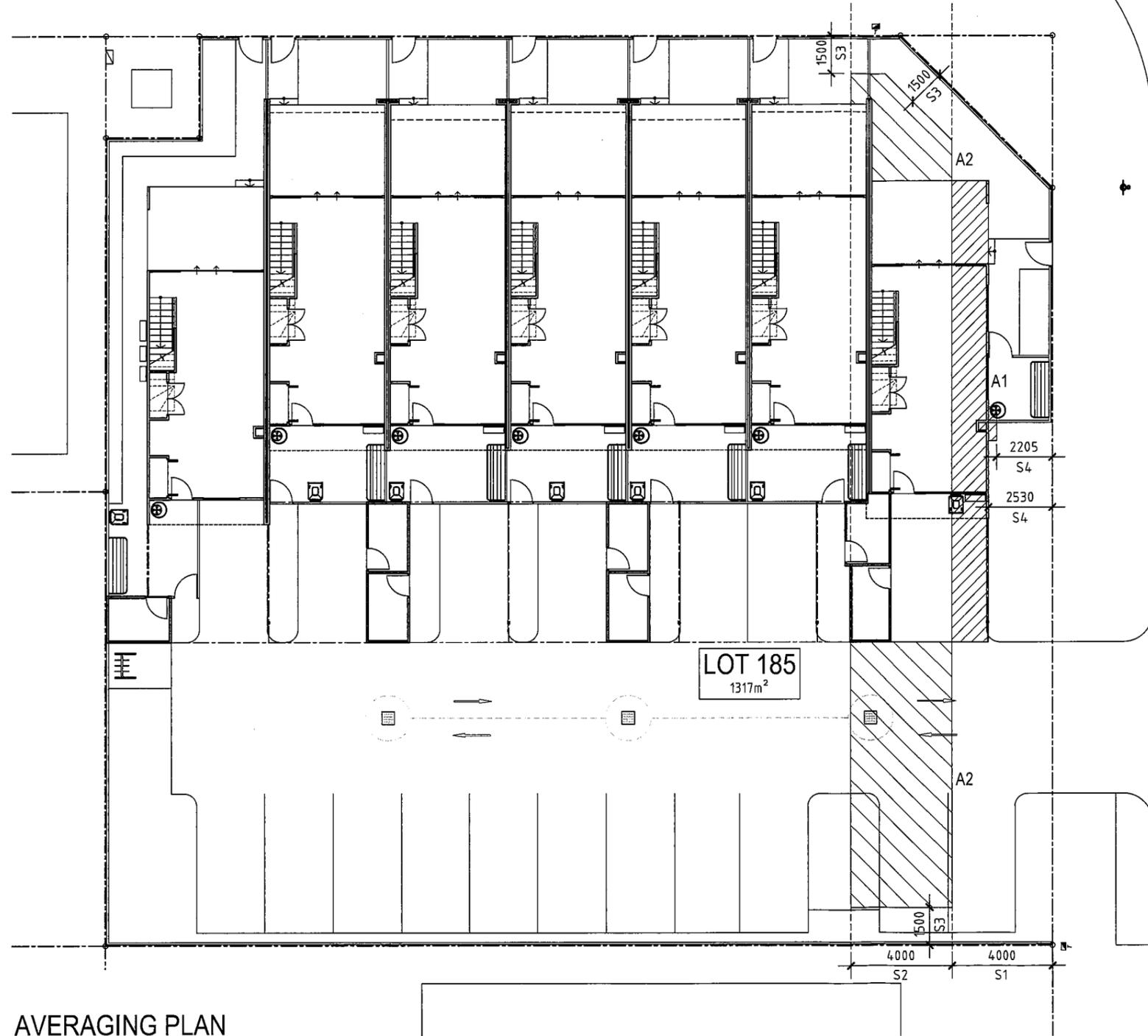
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Scale: 1:200 @ A3  
Drawn: LL

Sheet No	Rev: <b>C</b>
<b>A05</b>	Job: XXXX 1202/1018

BANYAN STREET

SECONDARY ROAD

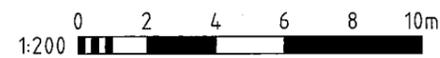
	A1		A2
AVERAGING CALCULATIONS			
TOTAL AREA FOR A1 = 27.30m <sup>2</sup>			
TOTAL AREA FOR A2 = 52.83m <sup>2</sup>			
THEREFORE COMPLIES			



PRIMARY ROAD  
CORKWOOD COURT

AVERAGING PLAN

SCALE 1:200



DENSITY CODE R30

**PRELIMINARY**  
ISSUED FOR PLANNING APPROVAL

C	27.08.13	LL	ADDITIONAL PLANNING INFORMATION ADDED
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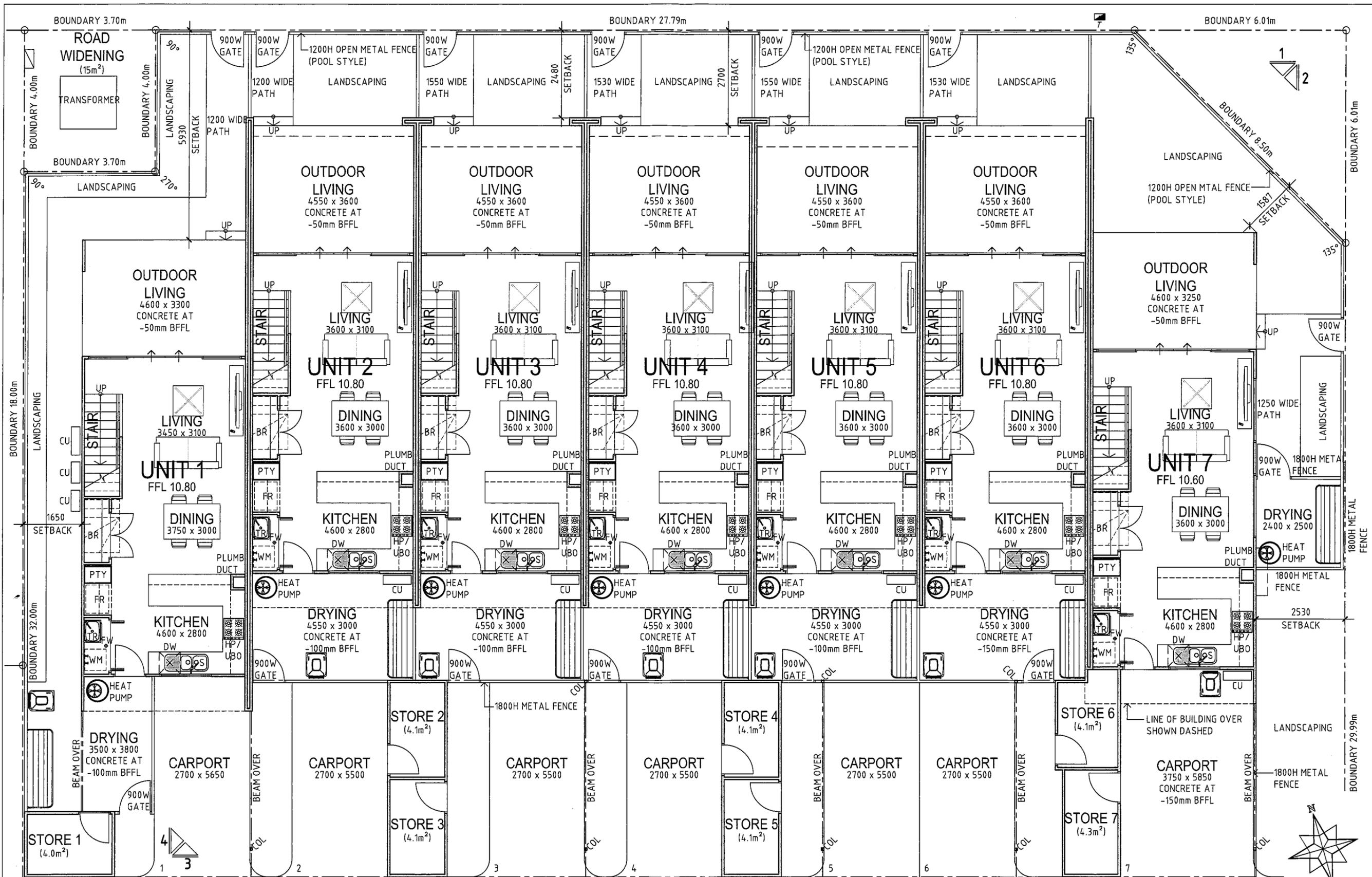


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LAKESIDE ESTATE, KUNUNURRA

Date: AUG 2013  
Scale: 1:200 @ A3  
Drawn: LL

Sheet No	Rev: <b>C</b>
<b>A04</b>	Job: XXXX 1202/1018



**GROUND FLOOR PLAN**

SCALE 1:100



SECURITY SLIDING GATE

DENSITY CODE R30

**PRELIMINARY**  
ISSUED FOR PLANNING APPROVAL

C	27.08.13	LL	ADDITIONAL PLANNING INFORMATION ADDED
B	28.06.13	LL	ISSUED FOR DESIGN GUIDELINES CHECK
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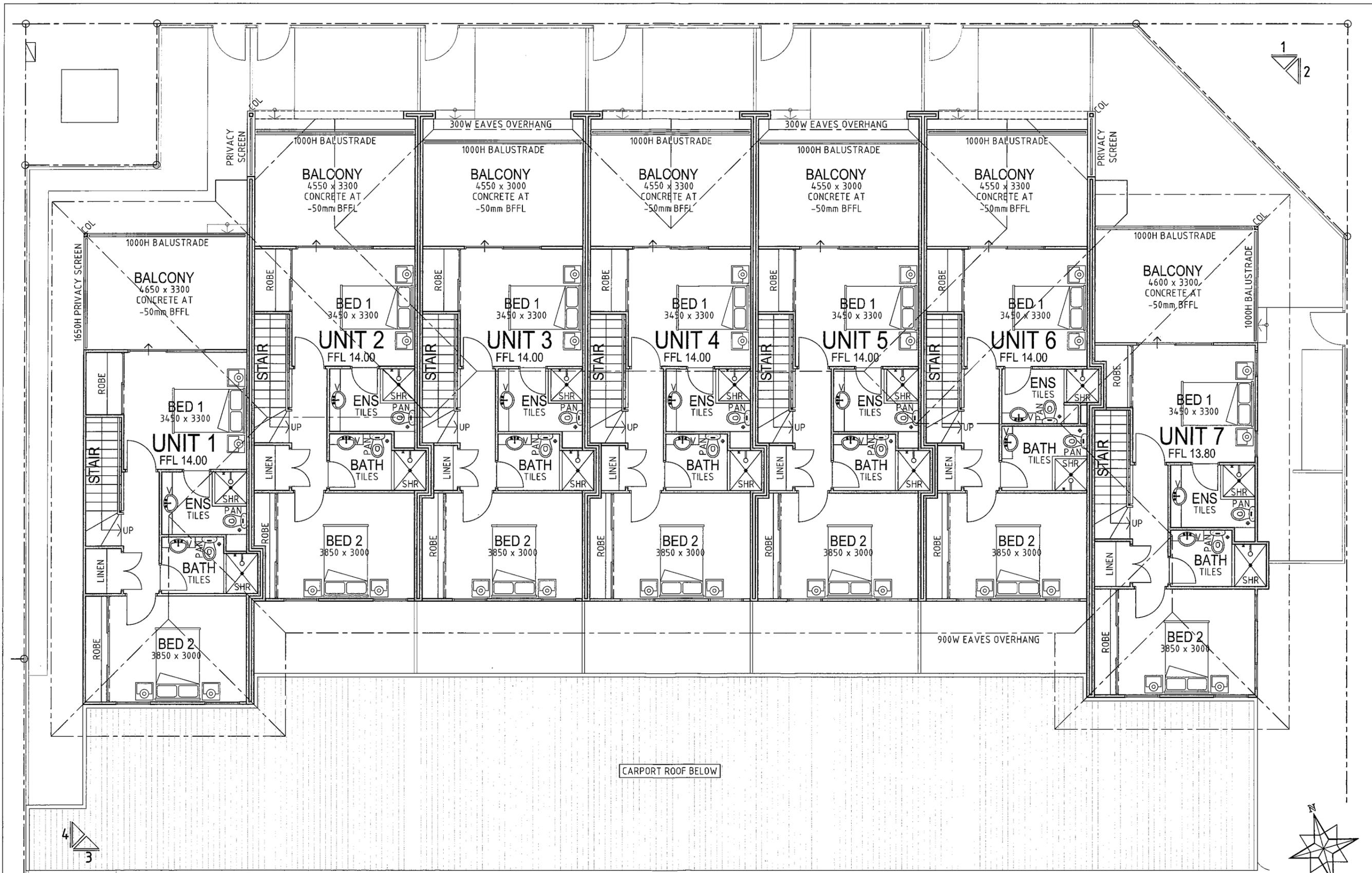
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LAKESIDE ESTATE, KUNUNURRA

Date: AUG 2013  
Scale: 1:100 @ A3  
Drawn: LL

Sheet No: A07  
Rev: C  
Job: XXXX  
1202/1018



**UPPER FLOOR PLAN**

SCALE 1:100



NOTE : REFER TO A01 FOR UNIT AREAS

DENSITY CODE R30

**PRELIMINARY**  
ISSUED FOR PLANNING APPROVAL

C	27.08.13	LL	ADDITIONAL PLANNING INFORMATION ADDED
B	28.06.13	LL	ISSUED FOR DESIGN GUIDELINES CHECK
A	22.03.13	LL	ISSUED FOR PLANNING APPROVAL

**CWD**  
Colin Wilkinson Developments Pty Ltd

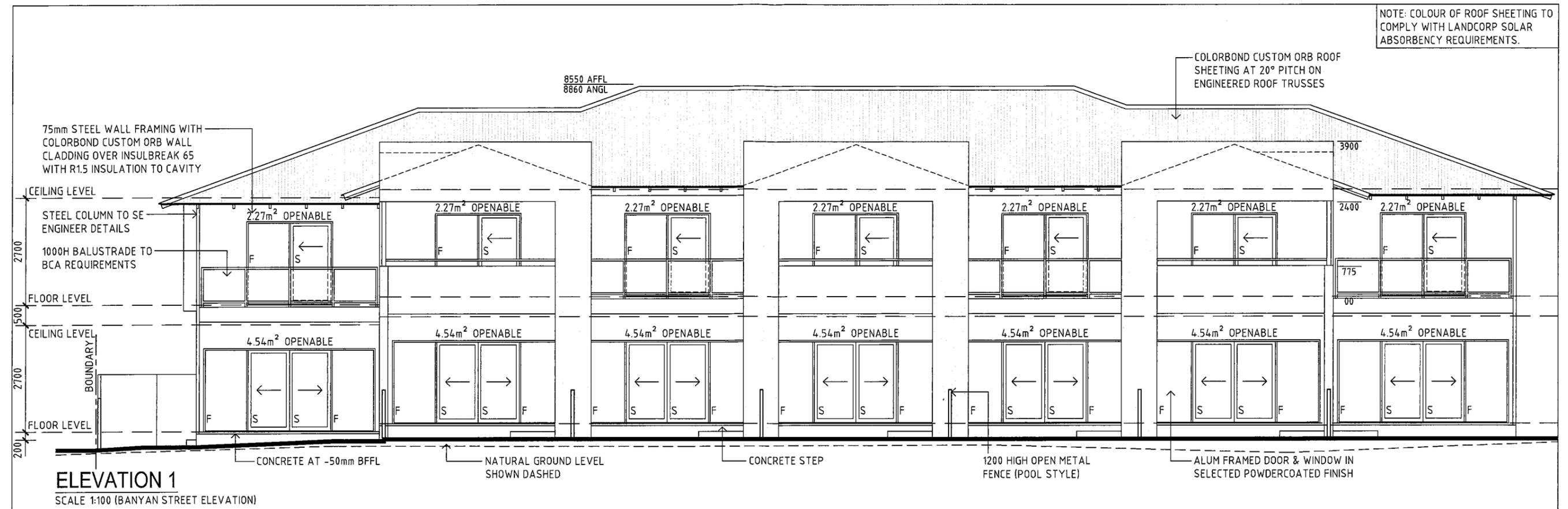
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LAKESIDE ESTATE, KUNUNURRA

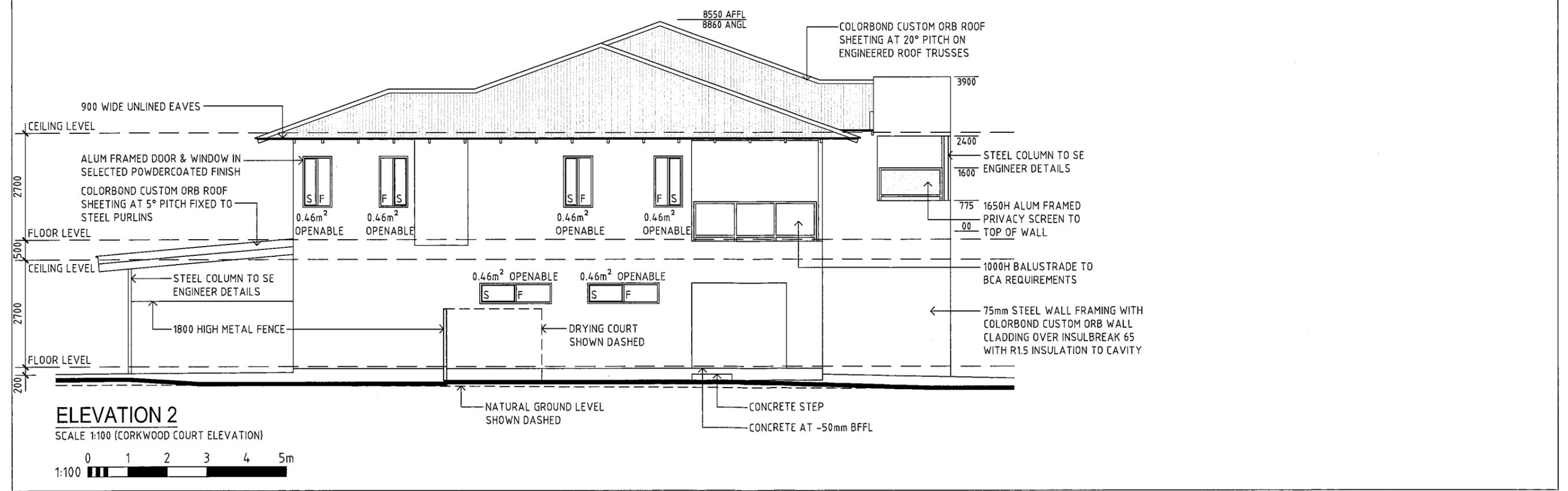
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Scale: 1:100 @ A3  
Drawn: LL

Sheet No: A08  
Rev: C  
Job: XXXX  
1202/1018

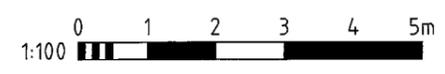
NOTE: COLOUR OF ROOF SHEETING TO COMPLY WITH LANDCORP SOLAR ABSORBENCY REQUIREMENTS.



**ELEVATION 1**  
SCALE 1:100 (BANYAN STREET ELEVATION)



**ELEVATION 2**  
SCALE 1:100 (CORKWOOD COURT ELEVATION)



**PRELIMINARY**  
ISSUED FOR PLANNING APPROVAL

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B	28.06.13	LL	ISSUED FOR DESIGN GUIDELINES CHECK
A	22.03.13	LL	ISSUED FOR PLANNING APPROVAL



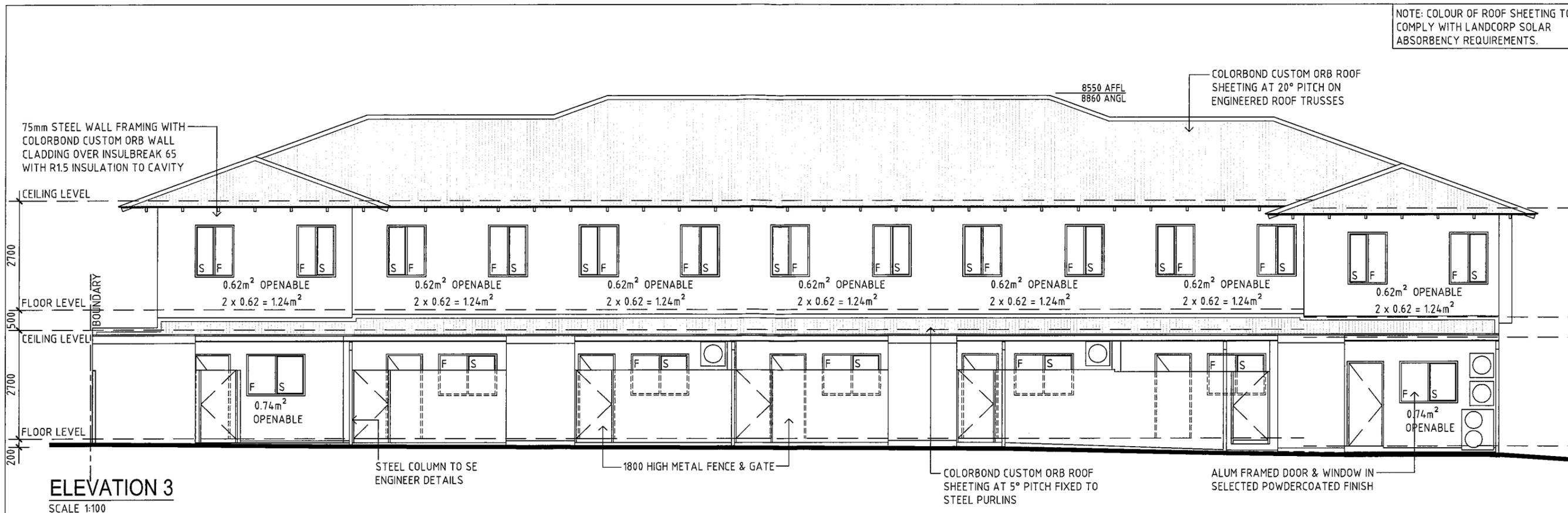
PO Box 3112  
Broome WA, 6725  
Ph : 91937444  
Fax : 91937466

Client: TRE VAG PTY LTD  
Project: LOT 185 CORKWOOD COURT  
LAKESIDE ESTATE, KUNUNURRA

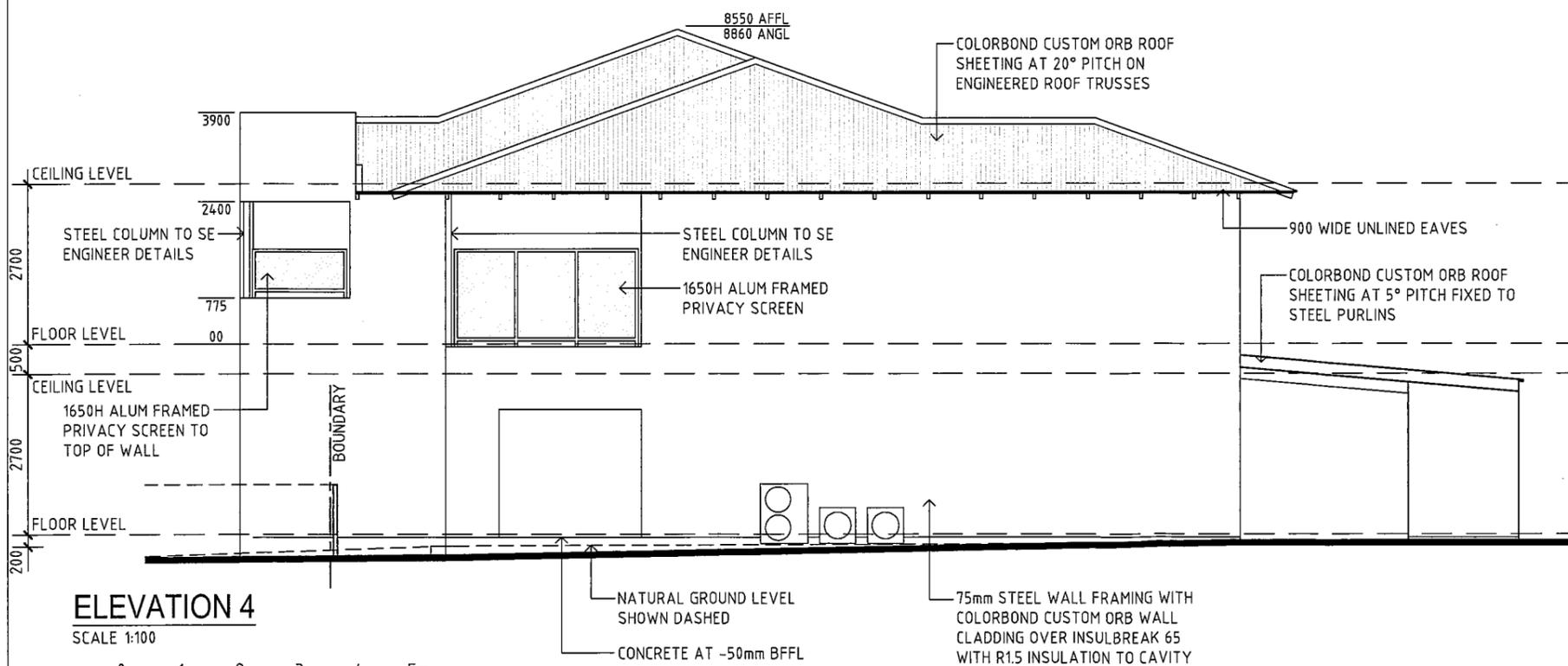
Date: AUG 2013  
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Sheet No: A09  
Rev: C  
Job: XXXX  
1202/1018

NOTE: COLOUR OF ROOF SHEETING TO COMPLY WITH LANDCORP SOLAR ABSORBENCY REQUIREMENTS.



**ELEVATION 3**  
SCALE 1:100



**ELEVATION 4**  
SCALE 1:100

**PRELIMINARY**  
**ISSUED FOR PLANNING APPROVAL**  
Minutes Ordinary Council Meeting

C	27.08.13	LL	ADDITIONAL PLANNING INFORMATION ADDED
B	28.06.13	LL	ISSUED FOR DESIGN GUIDELINES CHECK
A	22.03.13	LL	ISSUED FOR PLANNING APPROVAL

**CWD**  
Colin Wilkinson Developments Pty Ltd  
PO Box 3112  
Broome WA, 6725  
Ph : 91937444  
Fax : 91937466

Client: **TRE VAG PTY LTD**  
Project: **LOT 185 CORKWOOD COURT  
LAKESIDE ESTATE, KUNUNURRA**

Date: AUG 2013  
Scale: 1:100 @ A3  
Drawn: LL

Sheet No: **A10**  
Rev: **C**  
Job: XXXX  
1202/1018

Date: 17<sup>th</sup> April 2013

Our Ref: 1202/1018                      130417\_SWEK\_185 Application for DA  
Your Ref:

Planning Department  
**SHIRE OF WYNDHAM EAST KIMBERLEY**  
20 Coolibah Drive  
KUNUNURRA WA 6743

To the Chief Executive Officer,  
Mr Gary Gaffney

**PLANNING APPLICATION FOR PROPOSED MULTIPLE DWELLINGS ON  
LOT 185 CORKWOOD COURT, KUNUNURRA**

This Application for Development Approval is for the provision of a Multiple Dwelling Development, consisting of 7 (seven) 2 storey, 2 bedroom, 2 bathroom, steel wall framed dwellings at the abovementioned address. In accordance with the requirements of the Residential Design Codes of Western Australia (R-Codes) and the Local Town Planning Scheme we are pleased to provide the following documents and justification, including this letter, for your information and approval:

- A completed Application for Planning Approval – Signed by the nominated Land Owner(s)
- The required fee, as nominated under the Schedule of Fees, for the application

Under the R-Codes a number of PARTS are identified that need to be addressed as part of an application. Please find as follows our response to each of these parts, and sub-parts, as follows:

**Part 3 - Accompanying Information**

In accordance of Part 3 of the Residential Design Codes please find enclosed **3 (three)** copies of the following drawings;

- A01 – Ground Floor Site Plan (1:200 @ A3)
- A02 – Upper Site Plan (1:200 @ A3)
- A03 – Drainage Plan (1:200 @ A3)
- A04 – Averaging Plan (1:200 @ A3)
- A05 – Landscaping Plan (1:200 @ A3)
- A06 – Breeze Plan (1:200 @ A3)
- A07 – Ground Floor Plans (1:100 @ A3)
- A08 – Upper Floor Plans (1:100 @ A3)
- A09 – Elevations (1:100 @ A3)
- A10 – Elevations (1:100 @ A3)

**Part 4 – Neighbour Consultation**

No issues were identified that required formal neighbour consultation.

**Part 5 – Local Planning Policies**

A review of the Local Planning Policies has been undertaken as part of the design and planning process with no issues identified or required to be specifically addressed by this application.

**Part 6 – Design Elements for all single house(s), all grouped dwellings and multiple dwellings in areas with a coding of less than R30**

The proposed development is for the provision of 7 (seven) multiple dwellings to be constructed on the aforementioned site. As such the development is to be addressed under the requirements of Part 7 and therefore compliance with Part 6 of the R-Codes is not required.

**Part 7 – Design elements for multiple dwellings in areas with a coding of R30 or greater and within mixed use developments and activity centres**

The nominate density coding for the property is R30.

As stated earlier, we are proposing to development the site with multiple dwellings and therefore will be addressing the Design Elements nominated under Part 7.

Under the R-Codes a property with a density coding of R30 having multiple dwellings proposed must comply with Table 4.

A summary of the requirements listed under Table 4 are as follows:

1	2	3	4	5	6			7	
R-Code	Maximum Plot Ratio	Minimum open space (% of Site)	Minimum Primary Street Boundary Setback (m)	Secondary Street Setback (m)	Maximum Height (m)			Maximum height of built to boundary walls	
					Top of External Wall	Top of External Wall (Concealed Roof)	Top of Pitched Roof	Maximum Height	Average
R30	0.5	45	4	1.5	6	7	9	3.5	3
<b>Achieved</b>	<b>0.5</b>	<b>73</b>	<b>4 (Ave)</b>	<b>3</b>	<b>6.2</b>	<b>n/a</b>	<b>8.86</b>	<b>2.85</b>	<b>2.72</b>

As can be seen from the summary table above, the proposed development generally complies with all the requirements nominated within the table however, due to the slope of the site exceeds the maximum height limit nominate within Table 4. Please refer to Part 7.1.2 for justification relating to the proposed maximum wall height of 6.2m ANGL.

**Part 7.1 Building Size**

The objective of Part 7.1 is “To ensure that development of multiple dwellings occurs with due regard to the existing development context and/or the desired future building form for the locality as defined by the local government planning framework”.

Although the proposed development generally complies with the Acceptable Development criteria nominated under Part 7.1, we are seeking an approval from the Council to vary the acceptable development criteria and for the development to be evaluated using the nominated performance criteria for the elements listed below in order to satisfy the objective of this part;

**Part 7.1.2 – Building Height**

Under the Acceptable Development criteria for Building Height referenced in Table 4 the maximum height for the “top of external wall” is nominated as 6m.

As part of all development within Kununurra there is a requirement for finished floor levels (FFL) of buildings to be determined so as to locate them above known or possible flood levels. As such a general rule of thumb for the FFL of a residence or development is to nominate a level 300mm higher than the crown of the adjacent road level. This generally ensures surface storm water egresses the site and into the storm water/road network where it is directed and discharged into the local storm water network and will not result in water ingress into buildings. This requirement results in a nominal floor level starting 200-400mm above natural ground level.

As part of the design of residences and our experience in the Kununurra we also endeavour to provide clients with a minimum ceiling height of 2700mm above FFL to enable the provision of ceiling fans and to provide rooms that are more comfortable and efficient to live in.

These two factors often combine to result in a building heights approaching the maximum allowable building height nominated under Table 4. We would like to note that specific attention has been given to the overall height of the building to ensure that the ridge height of the development does not exceed the 9m limit but is restricted to 8.86m.

We are seeking a variation to the acceptable Development requirements nominated under Part 7.1.2, and request the development be assessed under the Performance Criteria listed under P2, and offer the following justification in support of the variation;

P2 - Building height consistent with the desired height of buildings in the locality, and to recognise the need to protect the amenities of adjoining properties, including, where appropriate:

- Adequate direct sun to buildings and outdoor living areas;  
*We have reviewed the site plan and building orientation and acknowledge that the design will allow adequate direct sun to the building(s) and outdoor living areas of the development.*
- Adequate daylight to major openings to habitable rooms;  
*Access to adequate daylight to major openings to habitable rooms will not be adversely affected by the slight increase in building height.*
- Access to views of significance from public places;  
*No views of significance will be impeded or obstructed by the building*
- Buildings present a human scale for pedestrians;  
*The design and scale of the building has been carefully considered to provide a development that reinforces and provides visual cues of scale and points of reference to people living in and visiting the dwellings, to ensure the building is in keeping with the design and style of surrounding buildings and presents a tangible human scale of welcoming feeling.*
- Building facades are designed to reduce the perception of height through design measures; and  
*The Façade and fenestration of the building as well as the choice of colours and location of the outdoor living areas to provide additional relief within the façade have all been used to reduce the perception of height and building bulk.*

- Podium style development is provided where appropriate.

*It is not believed that the design of the building or style of the development would benefit from a podium style design and therefore it has not been used.*

**Part 7.1.3 – Street Setback**

The development complies with the acceptable development criteria nominated under Part 7.1.3.

**Part 7.1.4 – Side and Rear boundary setback**

The development complies with the acceptable development criteria nominated under Part 7.1.3.

**Part 7.1.5 – Open Space**

The development complies with the acceptable development criteria nominated under Part 7.1.3.

**Part 7.2 Streetscape**

The proposed development complies with the Acceptable Development requirements nominated under Part 7.1.

**Part 7.3 Site Planning and Design**

The proposed development complies with the Acceptable Development requirements nominated under Part 7.3.

**Part 7.4 Building Design**

The proposed development complies with the Acceptable Development requirements nominated under Part 7.4.

We look forward to a favourable response to our application however, if there are any queries regarding the above or you require additional information or clarification of a point(s) made, please don't hesitate to contact the undersigned on 9417 1388 or via email at [khawkins@scribe.net.au](mailto:khawkins@scribe.net.au).

Should you have any queries or require further information, please contact the undersigned.

Yours sincerely

**Kym Hawkins**

Director

Enc.



Our Ref: A6924P:101025:TP2654

Enquiries: Elle Davidson

22 May 2013

Kym Hawkins  
Scribe Design  
PO Box 3125  
Success WA 6964

Dear Kym,

**Further information – Lot 185 Corkwood Court, Kununurra**

This letter relates to the development application for seven multiple dwellings at Lot 185 Corkwood Court, Kununurra. An assessment of the application has been completed against the *Residential Design Codes of Western Australia (R-Codes)* and there are a number of matters that the Shire requires to be addressed.

*Building Size*

It is noted that the overall plot ratio slightly exceeds the permitted maximum 50% coverage as stipulated under section 7.1.1 of the *R-Codes*. Please demonstrate compliance with the Performance Criteria of section 7.1.1 of the *R-Codes*. This justification should address how the development respects the adjoining and surrounding built form in the locality. Further, please provide details of how the plot ratio was determined and which elements of the development have been excluded from the calculations.

Please note that the Shire is concerned about the proposal of seven units on this particular site. Shire officers suggest reducing the number of units to six, to better respond to surrounding development in the area and limit the bulky appearance of the development. A further option is to reconsider the bulk of the proposed building by articulating the design through architectural elements i.e. breaking up the proposed roof line.

*Primary Street*

The definition of a Primary Street under the *R-Codes* is described as the sole or principal public road that provides access to the major entry (front door) to the dwelling. A four metre setback is stipulated in Table 4 of the *R-Codes* from the primary street. It is noted that Corkwood Court is nominated as the Primary Street frontage for the calculations of setbacks; however, frontage treatment of the development faces Banyan Street. Please provide reasoning as to why Corkwood Court is nominated as the primary street and how the development meets the requirements of Table 4 of the *R-Codes*.

*Stormwater Disposal*

Stormwater disposal is addressed under section 7.4.6 of the *R-Codes* and requires that all stormwater should be retained on-site, where climatic and soil conditions allow. Please

address this requirement and further justify the proposed drainage arrangement to direct all stormwater into the Shires stormwater system.

#### *Refuse Collection*

The proposed site plan fails to nominate a location for the placement of refuse bins for collection, which is necessary for a development of seven units and stipulated under section 7.4.7 of the *R-Codes*. Please submit amended plans that illustrate an appropriately sized hardstand area for the collection of seven bins.

#### *Security Gate*

Based on past experience in the town, the Shire has resolved that security gates are not very practical both for visitors and residents. Often security gates result in parking outside of the premises and cause issues associated with parking on the road verge such as amenity and traffic hazard. Based on this information, the Shire requests that the security gate is removed from the proposed development.

#### *LandCorp Endorsement*

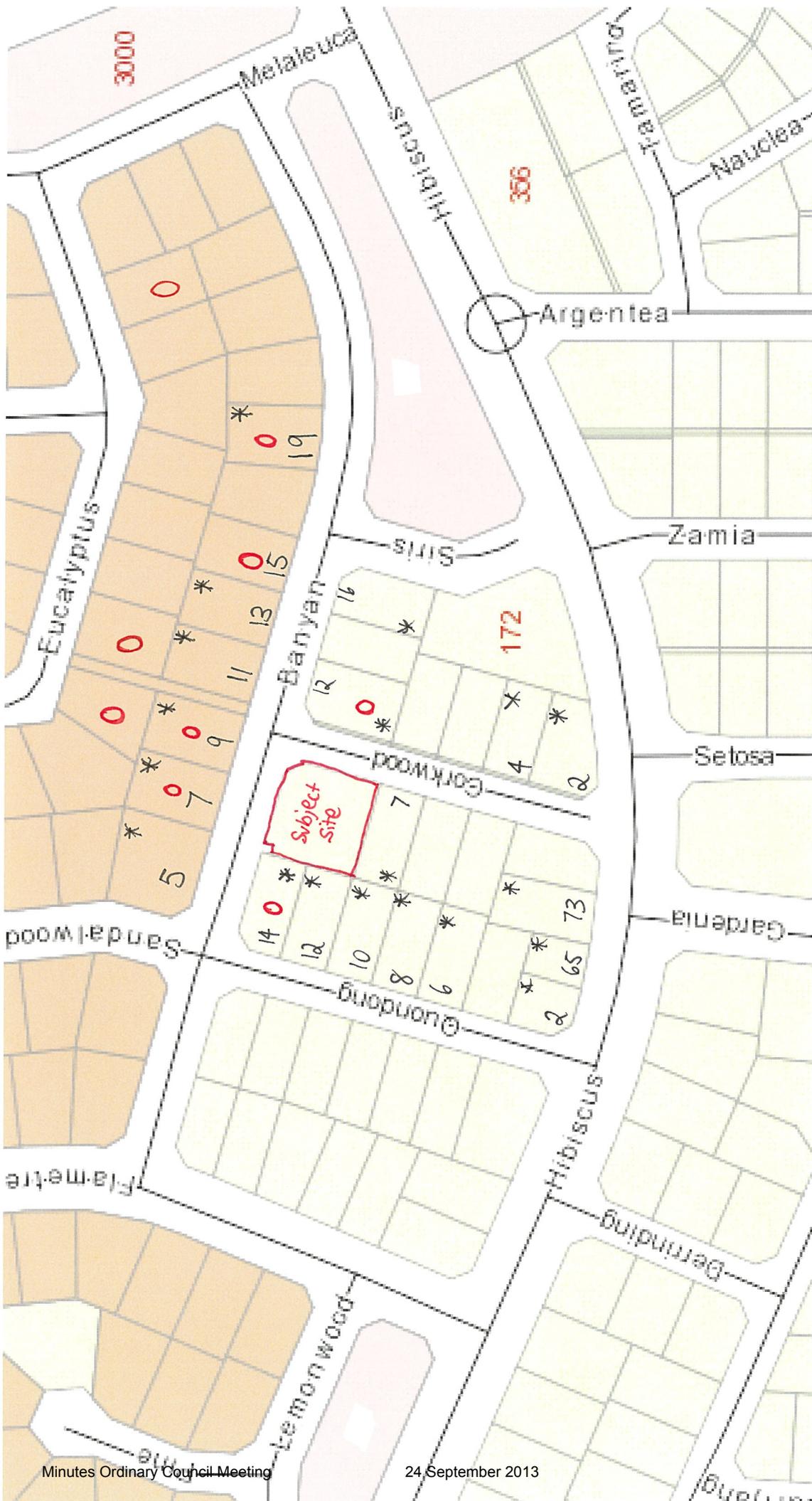
Under section 7.3.2 of the *R-Codes* buildings are to comply with the provisions of a special control area. It has come to the attention of Shire officers that the application requires approval from LandCorp under the *Revised Design Guidelines for Residential Lots at Lakeside Park*. Please provide evidence that the proposal has been approved by LandCorp and is accordance with the design guidelines.

Should you have any further enquiries please do not hesitate to contact me on (08) 9168 4100 or email [elle.davidson@swk.wa.gov.au](mailto:elle.davidson@swk.wa.gov.au).

Yours sincerely



Elle Davidson  
Planning Officer



5 Submissions received without address/not within vicinity

0 = Submission Received

\* = Owners notified of development application

## Elle Davidson

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**From:** Ertan Barkman <Ertan.Barkman@landcorp.com.au>  
**Sent:** Wednesday, 17 July 2013 6:34 PM  
**To:** Elle Davidson  
**Subject:** RE: Lakeside Stage 3

Good Morning Elle

Since we have last spoken, we sought legal advice on our contracts, specifically if they would allow us to restrict the development of lot 172 and 185 to 4 lots and 6 lots respectively. The advice stated that the wording of the contract made it hard to make a definite call either way, however, it also stated that if we were to follow the litigious path, a typical judge would be more likely to favour the developer/builder than LandCorp.

Upon receipt of the building plans for design guideline approval, we requested planning advice from Urbis, our planning consultants. This advice stated that:

*With R30 coding, multiple dwellings are achievable for both sites. Specifically, in accordance with Table 4 of the R-Codes, a Maximum Plot Ratio of 0.5 applies to sites coded R30. In the instance of Lot 185, this means that a total of 658.5m<sup>2</sup> of floor area (not including balconies, courtyards, stores etc) is achievable and for Lot 172, 1013.5m<sup>2</sup> can be delivered. The number of dwellings achievable based on these respective floor areas is unlimited but all dwellings need to satisfy the definition of a Multiple Dwelling. The R-Codes define a multiple dwelling as:*

*"A dwelling in a group of more than one dwelling on a lot where any part of a dwelling is vertically above part of any other. But :*

- Does not include a grouped dwelling; and*
- Included any dwellings above the ground floor in a mixed use development."*

*In relation to Lot 185, I don't consider any of the proposed dwellings meet the above definition as none of the 7 proposed dwellings are vertically stacked (essentially they are 7 two storey grouped dwellings). In relation to Lot 172, Units 1, 8, 9 and 10 also seem to fail to meet the multiple dwelling definition test (for the same reasons as Lot 185)*

During our previous communications you mentioned that you got independent planning advice. Could you please confirm if your advice is consistent with the one we got from Urbis above? If so, there is no point assessing the plans according to design guidelines, as the proposed building(s) are to be compliant with R-Codes regardless of design guideline assessment outcomes.

At this stage based on this, we are considering going back to CWD / Scribe Design and state that we need a letter from the Shire confirming the proposal meets the R-Codes before we advance the DG assessment.

I will call you tomorrow afternoon to discuss.

Kind regards

Ertan Barkman  
Project Manager  
LandCorp

Level 6 Wesfarmers House 40 The Esplanade Perth Western Australia 6000  
T: 08 9482 7841 F: 08 9481 0861 M: 0412 796 923  
E: <mailto:Ertan.Barkman@landcorp.com.au> W: [www.landcorp.com.au](http://www.landcorp.com.au)

-----Original Message-----

From: Elle Davidson [<mailto:Elle.Davidson@swek.wa.gov.au>]  
Sent: Tuesday, 16 July 2013 9:44 AM  
To: Ertan Barkman  
Subject: FW: Lakeside Stage 3

Good morning Ertan,

Date: 23<sup>rd</sup> August 2013

Our Ref: 1202/1018 130823\_SWEK\_Response to Queries  
Your Ref: A6924P:101025:TP2654

**SHIRE OF WYNDHAM EAST KIMBERLEY**

PO Box 614  
Kununurra WA

ATT: Elle Davidson

**RE: RESPONSE TO REQUEST TO FOR FURTHER INFORMATION  
LOT 185 CORKWOOD COURT, LAKESIDE ESTATE, KUNUNURRA**

Dear Elle,

Further to your letter dated 22<sup>nd</sup> May 2013, we would like to offer the following responses and justification to the issues and items raised in relation to the proposed development and its design.

As outlined in your letter, we have responded to each of the points under the headings nominated as follows. We also note that pursuant to the receipt of the request from the Shire the Western Australian Planning Commission has issued and endorsed a revised version of the Residential Design Codes (R-Codes 2013) and will therefore address the points under the appropriate parts of Part 6 "Design Elements for Multiple Dwellings in areas coded R30 or greater, within mixed use developments and activity centres".

**Building Size**

*"It is noted that the overall plot ratio slightly exceeds the permitted maximum of 50% coverage as stipulated under section 7.1.1 of the R-Codes. Please demonstrate compliance with the Performance Criteria of section 7.1.1 of the R-Codes. This justification should address how the development respects the adjoining and surrounding built form in the locality. Further, please provide details of how the plot ratio was determined and which elements of the development have been excluded from the calculations".*

**Response:**

Under the previous R-Codes (November 2010) the definition for Plot Ratio was given as *"The ratio of the gross total of all floors of buildings on a site to the area of land in the site boundaries. For this purpose, such areas shall include the area of any walls but not include the areas of any lift shafts, stairs or stair landings common to two or more dwellings, machinery, air conditioning and equipment rooms, space that is wholly below natural ground level, areas used exclusively for the parking of wheeled vehicles at or below natural ground level, lobbies, bin storage areas and passageways to bin storage areas or amenities areas common to more than one dwelling, or balconies, verandahs, courtyards and roof terraces".*

This definition has now been revised in the current R-Codes and is stated as: *"The gross total area of all floors of buildings on a development site, including the area of any internal and external walls but not including the areas of any lift shafts, stairs or stair landings common to two or more dwellings, machinery, air conditioning and equipment rooms, space that is wholly below natural ground level, areas used exclusively for the parking of wheeled vehicles at or below natural ground level, storerooms, lobbies, bin storage areas and passageways to bin storage areas or amenities areas common to more than one dwelling, or balconies, eaves, verandahs, courtyards and roof terraces".*

Notably the current R-Codes (2013) exclude 'storerooms' from the plot ratio area where previously it had been included. Subtracting the areas associated with the storerooms from the plot ratio calculation for the development results in a plot ratio of 0.47, which is under the nominated plot ratio of 0.5 and now complies with the plot ratio requirements of the R-Codes and the sites density coding.

Please find attached a copy of our drawing A14 and A15 showing the development and the areas included within our plot ratio calculation.

In addition to the Plot Ratio, we note the Shires concerns regarding the context of the proposed development and the desire for the development to "respects the adjoining and surrounding built form". The Shire's concern is one that we too were mindful of when designing the development and undertaking site analysis for the project as we have found that with recent changes to the R-Codes and the development opportunities for sites coded R30, these sites are being identified as critical development sites for medium density residential developments that bring alternate housing stock to a town and address a gap in the residential requirements for some members of the community.

Within the R-Codes (2013) Section 6.1 "Context" nominates a number of areas that developments are required to address.

The Shires letter refer to Section 7.1.1 "Building Size" of the R-Codes (November 2010) which has been reproduced in the current R-Codes under Section 6.1.1 "Building Size" and as such we will be structuring our response to address the requirements nominated under Parts 6.1.1 as follows:

- 6.1.1 C1 states under the Deemed-to-Comply provisions in respect to building size that a development complies with the requirements nominated under 6.1.1 "building size" if the "Development complies with the maximum plot ratio requirements set out in Table 4". With the revised definition for Plot ratio contained in the current edition of the R-Codes and the recalculation of the plot ratio as nominated, the development now complies with the requirements "Building Size".
- Part 6.1.1 P1, states under the Performance Criteria that a proposed development can achieve compliance under the code if the "**Development of the building is at a bulk and scale indicated in the local planning framework and is consistent with the existing or future desired built form of the locality**".

Under the Shire of Wyndham East Kimberley's Town Planning Scheme No 7, and scheme map 18 of 20, the site is zoned RESIDENTIAL, with a density coding of R30. The density coding encompasses approximately 36 blocks within the zone and is bounded by Banyan Street to the North, Flametree Street to the West, Hibiscus Drive to the South and Melaleuca Drive to the East.

A density coding of R30 under the R-Codes is identified as the minimum requirement for the proposal of "Multiple dwellings" on a site. Multiple Dwellings are defined under the R-Codes (2013) as "**A dwelling in a group of more than one dwelling on a lot where any part of the plot ratio area of a dwelling is vertically above any part of the plot ratio area of any other but:**

- does not include a **grouped dwelling**; and
- includes any dwellings above the ground floor in a mixed use development".

Under the R-Codes the proposed development meets these requirements and therefore complies.

Under the Performance criteria it references "**the building is at a bulk and scale indicated in the local planning framework**" and therefore we refer to parts 5.4 and 5.8 of the TPS No 7 to determine the indicated bulk and scale required;

Part 5.4 of the Shire's Town Planning Scheme nominates under item 5.4.3 that "**A building (including a dwelling house) shall not be erected on land to which this Scheme applies where the building contains more than three storeys or the perpendicular distance from its highest point to the natural ground level of the land on which it is erected exceeds 10 metres**", and;

Under Part 5.8 identifies the objectives for the Residential Zoning under the scheme as;

- a) "to allocate a density coding for the Residential zone throughout the Scheme Area designed to:
  - (i) provide sufficient land in appropriate locations for residential development to meet the needs of the Scheme Area's anticipated growth and population without unduly restricting the choice of sites;
  - (ii) promote and safeguard health, safety, convenience, the general public welfare and the amenity of the residential areas;
  - (iii) Allow redevelopment opportunities for areas of older housing stock".

The second part of the performance criteria requirements relates to the need for proposed developments that are "**consistent with the existing or future desired built form of the locality**". We are aware that the proposed development is not consistent with the EXISTING built form of the locality however, we would strongly argue that

given TPS Map 18 of 20 clearly identifies a 'zone' of residential blocks all with a density coding of R30 and this higher density is not designated on a single block within a lower density zoning, (ie the site is not a single R30 site surrounded by R15 blocks) all the blocks have the capacity to be developed in a similar way and therefore would comply with the intention of Part 5.8 (iii) being "Allow redevelopment opportunities for areas of older housing stock". Given there is a deliberate concentration of R30 sites within this residential zone of Lakeside estate on the scheme map that it is the intention of the Shire's Strategic Planning to have a zone of higher density developments, and more specifically a concentration of multiple dwelling developments that an R30 zoning permits under the scheme and the R-codes.

During the design of the proposed development a lot of time and consideration has been taken to address key areas of the proposed development and the integration, aesthetics, form, scale, orientation and possible impact on the existing residential fabric as well as the surrounding amenity as the transition from lower density single residences are replaced with higher density developments that would be expected under the TPS zoning.

The site analysis indicated that the adjoining property to the West (Lot 186) is oriented on an east-west axis with its driveway and front door facing Sandalwood Street. The residence does not address Banyan Street in any way and the elevation facing our development does not include any windows in its facade. Additionally, no houses to the west of our site address Banyan Street with anything other than 1800 high metal fencing. There is no change or variation in roof pitch or form, no gates or access to Banyan Street, only minimal side setback requirements.

Although the existing residences to West of the site did not address or have any architectural elements or treatment facing Banyan Street we felt that the site demanded a design that could be considered more in keeping with a developing community and so as a number of schemes were developed it was felt a design that embraced the opportunity offered by Banyan Street and attempted to activate the street by facing outdoor living spaces toward it with gates to enable occupants to access adjoining units and socialise or chat could be a good solution and one that build community and neighbour relations. From this concept it was determined that given the existing minimum setback chosen for the adjoining residences that we would utilise Corkwood Court as the primary street as it would be providing direct access to the development and use the secondary street setback afforded us in the R-Codes to mirror the building line of the adjacent residences. As the neighbouring property (Lot 186) had positioned their house North on their block, with no windows in their eastern elevation and a large back yard to the southwest of the residence we also knew that this would minimise any possible overlooking issues. We were also mindful of providing balconies and outdoor living areas on the Banyan Street elevation which will form voids in the elevation resulting in the vertical building line appearing an additional 3.6m further back or 6.9m from the northern boundary.

On the opposite corner of our development (HN 12 Corkwood) there appears to be a modular home, that is being used as two units, that has both carports with their primary points of access off corkwood but has incorporated a path and opening in the fencing of the northern unit to directly access the cracker-dust verge area where a vehicle was parked. It was with reference to the location and position of the path that solidified the design concept for activating Banyan Street for our design which also meant the Northern aspect afforded the outdoor living areas and balcony's could be utilised all year round and would not be adversely affect by late afternoon sun.

Having spent time on the site it was noted that Banyan Street formed a link between the old and the new. The two houses directly across from the development on Banyan Street were both single storey, linear brick houses with simple pitch roofs with a single ridge line and gable ends. This roof form was mimicked on the residence on Lot 186. Other houses in the area all have relative simple roof forms that minimised hips and valleys, and so it was determined that the design should be designed in a similar way with simple gable projections over units 2, 4 and 6 to break up the mass of the roof and provide an aesthetic identity to the development. Comparatively the overall size of the roof is not much larger than that of the existing residence on Lot 187.

The positioning of the development on the site was carefully considered with respect to the size and mass of the building and the possibility of overshadowing the adjoining property to the south (Lot 184). Preliminary sketch developed to investigate massing, building form and site layout were developed however it was determined the proposed development layout submitted provided the least impact in terms overshadowing and disruption of prevailing winds. The design also prevents overlooking of adjoining properties and it was determined that given the location of the adjoining residences, and the positions of their windows within critical elevations, by locating the development on the Northern edge of the site this would minimise the visual impact of the building as site lines

over fences from backyards and windows would direct people's eyes over the development and not into a massive blank wall.

We understand that the proposal of a Multiple Dwelling development within an existing residential fabric can sometimes be confronting to existing residents and therefore have spent a lot of time investigating the site, existing housing forms, adjoining house locations and the Town Planning Scheme in relation to the long term planning goals for the area.

We are consistently being asked to investigate and propose alternate housing types to address the need for more housing, higher density developments, that provide alternate housing options, other than the single storey 3 or 4 bedroom residences, to address the growing need for smaller, more affordable accommodation within towns that suit single people, young couples, older couples and people whom have just moved into the community and needed somewhere small where they can become established. We would argue that this development offers all those things and in a well designed and considered development that endeavours to have minimal impacts on the adjoining properties and neighbourhood. Additionally, the proposed development is in a precinct that is identified within the TPS that is intended to have medium density housing all developed at an R30 density coding, it is not a single lot identified within a lower density residential area.

We request that the Shire review the proposed development with reference to the Shire's intentions for the R30 zone within Lakeside estate and the growing need for alternate housing stock and affordable housing options that this style of development offers the community.

*"Please note that the Shire is concerned about the proposal of seven units on this particular site. Shire officers suggest reducing the number of units to six, to better respond to surrounding development in the area and limit the bulky appearance of the development. A further option is to reconsider the bulk of the proposed building by articulating the design through architectural elements i.e. breaking up the proposed roof line."*

Response:

A primary focus, and project mandate, when designing the proposed development was to address the growing and immediate need for affordable housing within the town. A key mechanism to address the requirement for affordable housing is to investigate alternate paradigms and propose housing forms that acknowledge and provide housing types (ie bedroom, bathroom and living areas) that people want and to ensure that a development utilises its full potential. We understand the desire for the shire to reduce the number of units however, we are also mindful of the impact this will have on the clients mandate for affordable housing as well as what housing typology is expected as more sites within the R30 zone are developed. Having designed developments within the Shire of Roebourne that have not received planning approval due solely to the fact that the proposed development has not maximised the potential of the density coding and the Shire's desire to have affordable and alternate housing stock increased within their town to cater for community demand. We are now acutely aware and attentive to designing developments within higher density coding areas to ensure that, we acknowledge, the Shire's intention in relation to higher density developments and alternate housing stock is conscientiously addressed and integrated within the urban fabric to provide housing solutions that provide liveable, energy efficient and well designed homes for people wanting to be a part of the community.

We have been extremely mindful throughout the design of the development that there is an immediate need to integrate the design of the proposed development within the existing single storey, single residential urban fabric whilst at the same time acknowledging the R30 zone in which the development sits. As touched on above we understood this zone within Lakeside Park as a transition area that has been planned within the Current TPS (No 7) to have higher density, unit style developments that optimise the R30 zoning the opportunities that are given within the R-Codes (2013). Given the zoning, it is possible for all the sites in and around our proposed development to be developed in the same way, it is just a question of when.

We acknowledge the Shire's comments regarding the building bulk and have provided architectural elements on the northern elevation to provide articulation. Please refer our enclosed revised elevation drawings A09 and A10 for changes.

**Primary Street**

*"The definition of a Primary Street under the R-Codes is described as the sole or principal public road that provides access to the major entry (front door) to the dwelling. A four metre setback is stipulated in Table 4 of the R-Codes from the Primary Street. It is noted that Corkwood Court is nominated as the Primary Street frontage for the calculations of setbacks; however, frontage treatment of the development faces Banyan Street. Please provide reasoning as to why Corkwood Court is nominated as the Primary Street and how the development meets the requirements of Table 4 of the R-Codes".*

**Response:**

As part of the design process specific attention was given to the site analysis and the placement and arrangement of the units on the site to not only achieve the client requirements but also to minimise the impact and effect of the units on the neighbouring properties.

During the investigation of the site and surrounding buildings it was noted that the existing residence on Lot 186 (West of the proposed development) was designed on a east-west orientation with the primary street being Sandlewood Street. This orientation results in a simple elevation that does not acknowledge Banyan Street at all. It also means that the residence has a setback that we have calculated as being 3m from the boundary. When examining our site and the possible arrangement of the units on the site a conscious effort was made to develop a design that minimised the units exposure to direct eastern and western sun whilst also presenting a development that acknowledged its prominence and corner location. It was therefore determined that the units should reference and mirror the set-back of the existing residence on Lot 186 which would provide consistency with the existing residential fabric and enable the development to address the corner more formally.

Through locating the development on the North of the site this also meant that we would be reducing the perception of building bulk for the residence on Lot 184 as well as ensuring that their property would not be overshadowed or impacted by the proposed units.

As outlined in the Shire's query we understand that *"The definition of a Primary Street under the R-Codes is described as the sole or principal public road that provides access to the major entry (front door) to the dwelling"*. The acknowledgement of Corkwood Court as the Primary Street, we believe, is justified on a number of levels most notably;

- Corkwood Court is the principal public road that provides direct access to the development for residents and visitors, as well as direct access to the principal entry point to each dwelling. Although a gate is provided within the fencing facing Banyan Street, the intention for this was to enable residents to easily access and socialise with their neighbours. It was not design or envisaged as the "front door" or primary point of access to the units as there is no formal street, or verge parking off Banyan street and there is no footpaths or paving providing access to the units from the street.
- The properties address is nominated as Corkwood Court and therefore generally dictates that people visiting the site will look for an entry or parking off Corkwood Court.

**Stormwater Disposal**

*"Stormwater disposal is addressed under section 7.4.6 of the R-Codes and requires that all stormwater should be retained on-site, where climatic and soil conditions allow. Please address this requirement and further justify the proposed drainage arrangement to direct all stormwater into the Shires stormwater system.*

It has been our experience that the *climatic and soil conditions* in Kununurra do not allow the efficient retention of storm water on site. The R-Codes have been primarily developed for Metropolitan areas of Western Australia which exhibit free draining sandy soils suitable for the retention and dispersement of storm water in to the surrounding soil.

Following discussions with the Shire's technical services we have indicated on our plans the provision of stormwater sumps and retention system within the carpark for the development.

### **Refuse Collection**

*"The proposed site plan fails to nominate a location for the placement of refuse bins for collection, which is necessary for a development of seven units and stipulated under section 7.4.7 of the R-Codes. Please submit amended plans that illustrate an appropriately sized hardstand area for the collection of seven bins".*

#### *Response:*

Please find enclosed a copy of our amended Site (A01) and Landscaping (A05) plans showing the provision of a 6000 long x1500 wide bin collection hardstand located to the south of the main entry (crossover) to the site.

### **Security Gate**

*"Based on past experience in the town, the Shire has resolved that security gates are not very practical both for visitors and residents. Often security gates result in parking outside of the premises and cause issues associated with parking on the road verge such as amenity and traffic hazard. Based on this information, the Shire requests that the security gate is removed from the proposed development".*

#### *Response:*

Given the Shire's experience and the potential adverse impact this could cause to neighbouring properties we have deleted the security gate from the project.

### **Landcorp Endorsement**

*"Under section 7.3.2 of the R-Codes buildings are to comply with the provisions of a special control area. It has come to the attention of Shire officers that the application requires approval from Landcorp under the Revised Design Guidelines for Residential Lots at Lakeside Park. Please provide evidence that the proposal has been approved by Landcorp and is in accordance with the design guidelines".*

#### *Response:*

We have encountered a catch 22 situation with Landcorp as they will not review the drawings unless they have been given approval by the Shire. We request that following the Shire's review of the drawings, and on the understanding that they are happy with the development as amended, then an approval in principal be provided enabling us to further proceed with obtaining Landcorp Endorsement.

We trust this meets the Shires requirements and look forward to a favourable response. However, should the Shire have any queries or require further information, please contact the undersigned via telephone on 9417 1388 or via email at [khawkins@scribe.net.au](mailto:khawkins@scribe.net.au).

Yours sincerely,



**Kym Hawkins**  
DIRECTOR

Enc.



## CIVIC LEGAL

Incorporating Brett Davies Lawyers and Wojtowicz Kelly Legal

Our Ref: PJM/XLD/103759  
Your Ref:

Australia  
Level 2  
11 Mounts Bay Road  
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Western Australia 6000

4 September 2013

PO Box 7432  
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Western Australia 6850

Shire of Wyndham-East Kimberley  
PO Box 614  
KUNUNURRA WA 6743

DX 97 PERTH

**Attention: Elle Davidson**  
**By Email: Elle.Davidson@swek.wa.gov.au**

+61 8 9460 5000 T  
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admin@civiclegal.com.au

Singapore  
24 Raffles Place  
#25-06A Clifford Centre  
Singapore 048621

Dear Elle

+65 6327 8481 T  
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### DEVELOPMENT APPLICATION – LOT 185 CORKWOOD CT, KUNUNURRA

We refer to your telephone conversation with the writer on 4 September 2013.

#### 1. YOUR INSTRUCTIONS

##### 1.1 We confirm the following:

- (a) on 15 May 2013, we provided the Shire of Wyndham-East Kimberley (**Shire**) with an advice in regard to a planning application (**Application**) from Scribe Design Group (**Applicant**) for the development of seven two-storey residential dwellings (**Dwellings**);
- (b) on 4 September 2013, Civic Legal provided the Shire with advice in regard to the Application and the definition in the Application that the Dwellings being constructed were multiple dwellings rather than grouped dwelling as defined in the State Planning Policy 3.1 – Residential Design Codes (**RDC**);
- (c) the advice was provided to the Applicant who subsequently informed the Shire that the RDC was amended in and during 2010 with a revised definition of multiple dwelling.
- (d) the RDC was again amended and came into force in August 2013, with an amended definition of multiple dwelling.
- (e) you have instructed us to determine whether the Application complies with the definition of “multiple dwelling” in the RDC as at August 2013.

1.2 We have amended the advice to refer to the 2013 RCD definitions however confirm that the majority of the advice remains unchanged.

#### 2. EXECUTIVE SUMMARY

2.1 Legal authority provides that the definition of “multiple dwelling” should be interpreted as a whole. Words should not be isolated from the rest of the definition to produce a result which is not in accordance with the legislative intention that:

- (a) multiple dwellings refer to apartments, flats or units (i.e. developments where the inhabitants are living vertically on top of each other); and
- (b) grouped dwellings generally refer to duplex townhouses or villas (i.e. development where the inhabitants are living adjacent to each other).

2.2 The Dwelling should be classified as a "grouped dwelling" and not a "multiple dwelling" under the RDC.

2.3 The Shire should not approve the Application as it is currently classified.

### 3. RESIDENTIAL DESIGN CODES DATED 2 AUGUST 2013

3.1 The RDC defines "grouped dwelling" as follows:

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

3.2 The RDC defines "multiple dwelling" as follows:

"A dwelling in a group of more than one dwelling on a lot where any part of the plot ratio area of a dwelling is vertically above any part of the plot ratio area of any other but:

- does not include a grouped dwelling; and
- includes any dwellings above the ground floor in a mixed use development."

3.3 We refer specifically to paragraphs 3.3- 3.11 of the previous advice and add that we note the definition of "grouped dwelling" refers to a "...dwelling that is one of a group of two or more dwellings..." whereas the definition of "multiple dwelling" refers to "a dwelling in a group of more than one dwelling...". We consider that this is an important distinction. The definition of multiple dwelling clearly refers to the situation where there is more than one dwelling contained within the one building. The current Application refer to 7 separate buildings each containing a dwelling which are to be grouped together.

3.4 We refer to the SAT decision of *Metropolitan Management Pty Ltd and Town of Vincent* [2008] WASAT 261 which made the following determination in similar circumstances to the present case and considered the "keys" to resolving the issue of the definition of "multiple dwelling" and "grouped dwelling" (see paragraphs 83 to 88 excerpted from the **attached** decision.

"Key to resolving this issue is a careful interpretation and sensible application of the definitions of 'Multiple dwelling' and 'Grouped dwelling' set out in the Codes.

The applicant has stressed the appropriateness of a straightforward literal interpretation of the multiple dwelling definition and that any manifestation of an overlap of one dwelling over another must be interpreted in favour of the development being classified as a multiple dwelling. The example of the multiple dwelling classification of the development at No 194 - No 196 Carr Place is a case demonstrating this point.

The respondent, by contrast, has relied on analysing the overall characteristics of the development and classifying it in accordance with the definition that best fits the characteristics of the development.

The respondent has drawn upon the Tribunal's decision in *Filton* where it was concluded that the words 'partly vertically above' in the definition of grouped dwelling and 'any part of a dwelling' in the definition of multiple dwelling should have the meaning 'in relation to a substantial part vertically above' and 'any substantial part of a dwelling', respectively, in order for the definition to be applied reasonably. The Tribunal, in the *Filton* matter, reached this conclusion and rejected the literal interpretation argument because this path would not conform to the well explained intent of the Codes to maintain the essential distinction between the characteristics of group dwellings and multiple dwellings.

Exercising the Tribunal's previous conclusion, it can be reasonably argued that the minor overlap of the loft floor spaces over the adjoining dwellings, the subject of this review, cannot be accepted as 'substantial'. The approximate area of each overlap amounts to only 3.5 square metres of the 98 square metres total floor space of a typical dwelling unit in the proposed development.

It is also apparent from the plans of the proposed development, that the disposition of the dwelling units on the site is best described as a sidebyside arrangement, with parking and private open space assigned integrally and exclusively to each unit as would be expected for group dwellings. There is no manifestation of dwelling units being placed wholly or substantially above another as might be expected in the case of multiple dwellings and no provision of common open space as required by the codes for multiple dwellings."

- 3.5 We further note that the basis for the Application to be considered under the requirements of Part 7 is that "the proposed development is for the provision of 7 (seven) **multiple** dwellings constructed on the aforementioned site." (see Page 2 of the Application).
- 3.6 From perusing the proposed site plans, it is clear that the above description is erroneous. The proposed development appears to be for the provision of 7 dwellings to be grouped on one site. There would clearly be more than 7 dwellings if the proposed dwellings were multiple dwellings.
- 4. HOW TO PROCEED**
- 4.1 Our advice in regard to how to proceed remains unchanged. In our view the Dwellings should be classified as "grouped dwellings" and not "multiple dwellings".

4.2 In light of the above and previous advice provided, the Shire should not approve the Application as a "multiple dwelling." This would be contrary to the RDC and the legislative intention behind the RDC.

We look forward to receiving your further instructions.

Yours faithfully

A handwritten signature in black ink, appearing to be 'RH', with a long horizontal flourish extending to the right.

**REBECCA HINCHLIFFE**

Lawyer

Email: [Rebecca.Hinchliffe@civiclegal.com.au](mailto:Rebecca.Hinchliffe@civiclegal.com.au)

## 12.4.6 Response to Reduction of 2014 Teacher Numbers at Kununurra District High School

<b>DATE:</b>	24 September 2013
<b>PROPONENT:</b>	Shire of Wyndham East Kimberley
<b>LOCATION:</b>	N/a
<b>AUTHOR:</b>	Wayne Richards, Manager Community and Youth
<b>REPORTING OFFICER:</b>	Nick Kearns, Director Community Development
<b>FILE NO:</b>	GR.08.3

### **PURPOSE**

For Council to endorse a formal request to the Minister for Education regarding a reduction of teacher numbers at Kununurra District High School in 2014.

### **BACKGROUND**

At the August 22 2013 Working in Partnership (WiP) meeting it was announced that following an Education Department audit of Kununurra District High School, the school will have three less teaching positions available in 2014. The process involved a count of the students in attendance on the day of audit and the number of teachers is allocated based on this count.

It is well documented that within the Kimberley school attendance rates are low in comparison to the rest of the state. This means that the process of counting those actually at school underestimates the actual number of children that should be at school. This also means that any success in improving the school attendance rate leads to a resource shortage at the school, detrimental to all students but also negatively affecting the re-engagement process.

A strong focus of agencies working with young people in the region is on re-engaging these young people into the education system and it is believed that the cuts to teacher numbers will have a detrimental effect on this process. In addition, Kununurra District High School has flagged that one of the positions to be removed will be the teaching position at the Werlemen program due to low attendance in the past six months. Officers believe however, that this program is a key link in the pathway of re-engaging young girls into the education system and the loss of the program would have a significant impact on efforts to engage young girls back into the education system.

### **STATUTORY IMPLICATIONS**

There are no statutory implications associated with this report.

### **POLICY IMPLICATIONS**

No policy implications apply in the preparation of this report.

### **FINANCIAL IMPLICATIONS**

There are no financial implications associated with this item.

### **STRATEGIC IMPLICATIONS**

This report aligns with Council's 10 year Community Plan item:

2.5 East Kimberley Residents have access to a broad range of educational opportunities

### **COMMUNITY CONSULTATION**

Community consultation is not required in relation to this item.

### **COMMENT**

A letter has been drafted for endorsement by Council and distribution to the Minister for Education the Honourable Mr Peter Collier at Attachment 1.

### **ATTACHMENTS**

Attachment 1 – Draft letter to Minister for Education, the Honourable Mr Peter Collier

### **VOTING REQUIREMENT**

Simple Majority

### **OFFICER'S RECOMMENDATION**

That Council writes to the Minister for Education, the Honourable Mr Peter Collier to reconsider plans to reduce teacher numbers at the Kununurra District High School and that a "one size fits all" model, on gathering data on student numbers for the purposes of allocating teacher resources is not appropriate for the East Kimberley and will furthermore be to the detriment of existing alternative teaching programs which are aimed at re-engaging disengaged youth in the town.

Motion Cr J McCoy

That Council postpone item 12.4.6, Response to reduction of 2014 Teacher Numbers at Kununurra District High School until October Ordinary Council Meeting with additional information pertaining to all educational facilities within the Shire.

**COUNCIL DECISION**

**Minute No. 10199**

**Moved: Cr J Parker**

**Seconded: Cr D Ausburn**

**That Council postpone item 12.4.6, Response to reduction of 2014 Teacher Numbers at Kununurra District High School until October Ordinary Council Meeting with additional information pertaining to all educational facilities within the Shire.**

**Carried Unanimously 6/0**

**COUNCIL DECISION**

**Minute No. 10200**

**Moved: Cr J Parker**

**Seconded: Cr J McCoy**

**That Cr Ausburn may remain in the meeting and vote on item 12.4.7 Development Application for Proposed Change of Use, Rural Industry at Lot 22, Weaber Plain Road, Kununurra, despite impartiality interest.**

**Carried Unanimously 6/0**

<Date>

Mr Peter Collier  
Minister for Education; Aboriginal Affairs; Electoral Affairs  
10<sup>th</sup> Floor, Dumas House  
2 Havelock St, West Perth WA 6005

Dear Mr Collier

### **Reduction of Kununurra District High School Teaching Positions**

The Shire of Wyndham East Kimberley was recently made aware of a planned reduction in the number of teachers at Kununurra District High School. The explanation given for this reduction of three teaching positions in 2014 was the number of children on the school site on the day of an attendance audit was lower than expected and that this method was standard practice.

It is well known that in the Kimberley region and in particular in Kununurra, non-school attendance and truancy is a significant issue. The importance of this issue to the community is such that it has been the driver for a significant investment into a large interagency initiative "Get up and Go". The first round of this program was responsible for an additional 40 students attending in the first days of the 2013 school year however this number fell away following some logistical problems. The evidence however, is that the program was successful in getting the students to school and that it is possible to engage these young people in the education system. The next challenge, and focus of the "Get up and Go" program ahead is to keep them at school and improve the culture of school attendance. There are mechanisms in place to assist with this and transitioning disengaged young people into the education system including Clontarf (boys) and the Werlemen program (girls). The Shire is highly supportive of these programs and believes such models are a key link in addressing the disengagement cycle.

Regarding past audit results, it is evident that there are many school age children in Kununurra not at school on any one day, reducing the figures and subsequently leading to reduced teacher numbers. There are also initiatives in place to encourage these students back to the school environment. Under the current system, if these programs were to be successful it would lead to an increase in student number well above what the school is resourced for using the officially counted figured. In effect the more successful the school attendance programs are, the more stretched the school resources become. It has also been flagged that the reduction of teaching resources will affect the Werlemen program and at this point, the programs will not be in place in 2014. As mentioned above, this program is a key link in the process of reengaging these young people into the Education system.

For the reasons above, the Shire of Wyndham East Kimberley requests that the department consider the effect of this "one size fits all" model on gathering data on student numbers. It is requested that consideration is given to an alternative method of gathering student numbers

in the East Kimberley to more accurately reflect the number of students that will be attending school if attendance rates are improved.

Many local agencies, including the Shire of Wyndham East Kimberley, place a high priority on addressing the disengagement from school that is prevalent in our community. Reduction of education resources, in particular where it affects the existing alternate education programs, will have a significant detrimental effect on these efforts.

Yours Sincerely

Cr John Moulden  
Shire President

DRAFT

## 12.4.7 Development Application for Proposed Change of Use, Rural Industry at Lot 22, Weaber Plain Road, Kununurra

<b>DATE:</b>	24 September 2013
<b>PROPONENT:</b>	Camlismar Pty Ltd
<b>LOCATION:</b>	Lot 22 Weaber Plain Road, Kununurra
<b>AUTHOR:</b>	Jennifer Ninnette, Senior Planning Officer
<b>REPORTING OFFICER:</b>	Nick Kearns, Director Community Development
<b>FILE NO:</b>	A2465P

### **PURPOSE**

For Council to consider a development application for a Change of Use – Rural Industry at Lot 22 Weaber Plain Road, Kununurra.

### **BACKGROUND**

An application for planning approval was lodged on 25 November 2011 by Camlismar Pty Ltd for a Change of Use – Rural Industry at Lot 22 Weaber Plain Road, Kununurra. The Shire received an application for an extension to a single dwelling on 7 September 2011. Under the Town Planning Scheme No. 7 – Kununurra and Environs (TPS7), extensions to a single dwelling do not require planning approval. It was identified around this time that various machinery and stockpiles were being stored on the property and the Shire advised the applicant that a planning application for a change of use for rural industry was required, which involves the storage of machinery. The application was brought before Council on 8 November 2011 when Shire Officers were advised that a proposed site plan is required prior to approval.

The property is located approximately 1.5km from the intersection of Mills Road and has an area of 8 hectares. The land is zoned Rural Agriculture 2 under TPS7.



Figure One – Location of Property

The property contains a single dwelling with an approved extension adjacent to a swimming pool and two sheds. There is currently farming machinery and stockpiles of vegetation to be mulched stored at the property. The land is currently not used for cultivation purposes and the applicant has stated machinery availability impacted their early attempts to harvest a viable hay crop on the land, and a past mango season did not prove to be financially viable. The applicant currently uses the land for storage of machinery associated with the business Camlismar Pty Ltd, which provides equipment for land clearing for farmers and other land developing clients.

## Proposal

Shire officers met with the applicant on-site and confirmed the machinery and mulch piles are currently being stored on the property. A list of machinery to be stored is provided in Attachment 1.

The applicant proposes to relocate a large portion of the machinery to a defined area behind an existing shed to the rear of the property. The applicant has stated this placement should provide complete screening from Weaber Plain Road. The applicant also proposes to relocate two 'heritage' tractors closer to the northern boundary. Due to issues with ground moisture, the applicant proposes to store mulch piles in a defined area in the north western corner of the site.

## **STATUTORY IMPLICATIONS**

### *Town Planning Scheme No. 7 – Kununurra and Environs*

The land at Lot 22 Weaber Plain Road is zoned Rural Agriculture 2 under TPS 7. The objectives of this zone are:

- a) *To ensure the adequate supply of land for intensive agricultural and horticultural holdings in localities of adequate water supply and suitable soil types;*
- b) *To promote the use of these lots for the production of horticultural crops and associated uses.*

The proposed use is Rural Industry and therefore is a land use that requires Council's discretion.

## **POLICY IMPLICATIONS**

There are no policy implications associated with this item.

## **FINANCIAL IMPLICATIONS**

There are no financial implications associated with this item.

## **STRATEGIC IMPLICATIONS**

The current Local Planning Strategy acknowledges a need to incorporate additional uses that will support the agricultural industry without compromising the viability of agricultural activities.

## **COMMUNITY CONSULTATION**

Adjoining owners were notified and an advertisement was placed in the Kimberley Echo on 29 August 2013. Advertising was undertaken in accordance with section 11.2 of *Town*

*Planning Scheme no.7 – Kununurra and Environs.* To date no submissions relating to the proposal has been received.

## **COMMENT**

### *Rural Industry in Rural Agriculture 2*

The setback of machinery storage from the boundaries and adjoining properties ensures that amenity impacts are minimised. Rural agricultural properties are permitted to store machinery associated with their agricultural activities and therefore the proposal is deemed to comply with the typical activity in this zone. The proposed machinery storage area is appropriately setback from the northern boundary and therefore provides an adequate distance from the adjoining dwelling. The residence on the property to the south is visually buffered from the proposed machinery storage by a mango plantation and via a distance in excess of 180 metres.

Access to the property is via Weaber Plain Road, which is considered a major road and sightlines from the driveway provide appropriate visibility.

This approval is considered by Shire Officers as an opportunity to ensure that the machinery storage is kept in a tidy manner and to condition the continued use of the property. The approval would be specifically limited to machinery storage and therefore limit any other types of Rural Industry uses. It is considered that the placement of machinery storage behind the existing dwelling also provides adequate screening from Weaber Plain Road. The placement of vegetation stockpiles behind the heritage tractors also provides screening.

## **ATTACHMENTS**

Attachment 1 – Site plan and correspondence

## **VOTING REQUIREMENT**

Simple Majority Officer's recommendation

That Council grants planning consent for the Change of Use – Rural Industry at Lot 22 Weaber Plain Road, Kununurra, subject to the following conditions:

1. Use shall be in accordance with the attached approved plan(s) and subject to any modifications required as a consequence of any condition(s) of this approval. The endorsed plans shall not be modified or altered without the prior written approval of the local government.
2. The Rural Industry is limited to the storage of machinery and associated vegetation stockpiles.
3. Any change of use will require further consent from the Shire.
4. All machinery, the vegetation stockpiles and sea containers located on the property are to be relocated in accordance within the approved site plan within one month of this approval.

**COUNCIL DECISION**

**Minute No. 10201**

**Moved: Cr J Parker**

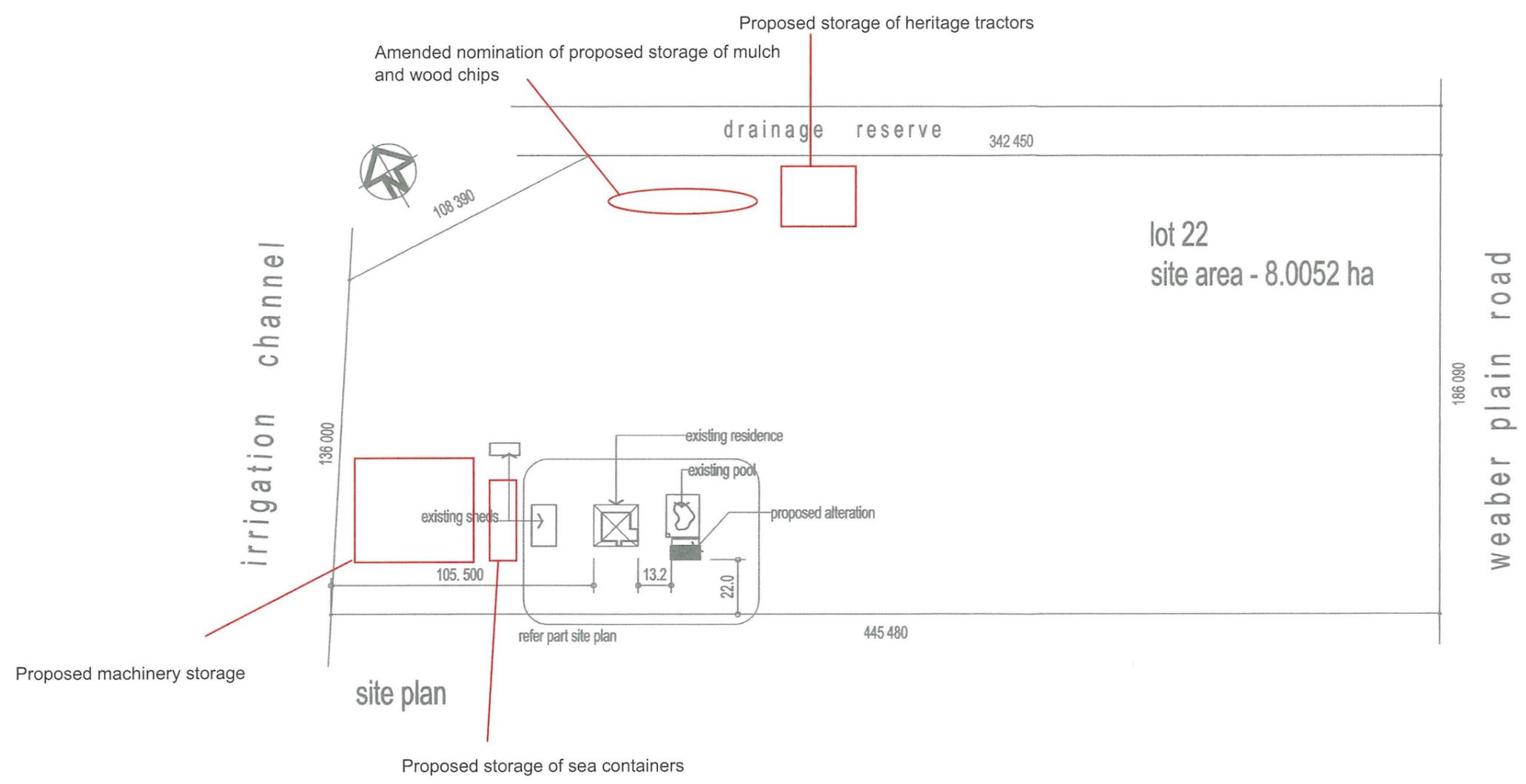
**Seconded: Cr D Ausburn**

**That Council grants planning consent for the Change of Use – Rural Industry at Lot 22 Weaber Plain Road, Kununurra, subject to the following conditions:**

- 1. Use shall be in accordance with the attached approved plan(s) and subject to any modifications required as a consequence of any condition(s) of this approval. The endorsed plans shall not be modified or altered without the prior written approval of the local government.**
- 2. The Rural Industry is limited to the storage of machinery and associated vegetation stockpiles.**
- 3. Any change of use will require further consent from the Shire.**
- 4. All machinery, the vegetation stockpiles and sea containers located on the property are to be relocated in accordance within the approved site plan within one month of this approval.**

**Carried Unanimously 6/0**

**RECEIVED**  
DATE 19.8.13 BY E.O



- drawing schedule
- S1. - site plan
  - S2. - part site plan
  - S3. - cabins details



project  
proposed residence alteration  
lot 22 weaber plain road  
kununurra

drawing title  
site plan

client  
top end building company

scale 1:2000 (A3)

drawn C. C. F.

date sep. '11.

building designers established 1974  
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all work shall comply with the building code of australia, any applicable government act, australian standard and any bylaws or requirements of the local authority. use figured dimensions only, do not scale, if in doubt ask. report any discrepancies immediately for clarification and rectification. verify dimensions on site prior to any ordering or shop fabrication. this drawing shall not be copied or used without authorization and is protected by copyright



05/09/11	initial issue	A
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**RD11033 S1. A**

Heritage  
Tractors



09/05/2008

Heritage  
Tractor



01/01/2006

# CAMLISMAR PTY LTD

ABN: 47 174 347 055

ACN: 112 723 725

PO BOX 2429  
KUNUNURRA WA 6743  
Fax: 08 9169 3626



Mark Robinson Mb 0438 682 207  
Lisa Guerinoni Mb: 0409 960 860  
infor@camlismar.com.au

24 November, 2011

Shire of Wyndham East Kimberley  
Att: Dean Pettit  
Planning Officer  
PO Box 614  
KUNUNURRA WA 6743

Dear Dean,

## **Lot 22 Weaber Plain Road, Kununurra**

Camlismar Pty Ltd was started at the request of Farmers & Farming Land Developers, to clear farming land.

As a result of this we needed to purchase land to store our machinery and equipment whilst not out working. At this time there was no land available for rural industrial, which left us little choice, but to purchase the only block available (Lot 22 Weaber Plain Road) that was most appropriate for our needs.

Upon buying the block we attempted to grow a wet season hay crop in the front paddock, but were unable to obtain a harvester / baler.

With the help of our neighbour, the first Mango season that we were on the block, we picked, washed, packaged and sent off the Mango's from the trees on our property,. Though we were told that the Mango's were sold, we did not get paid, therefore it was a financial discussion not to bother again as the cost out weighted the returns.

Our neighbours on the town side of the property regular bring their horses over to graze in our front paddock, as feed has been very short in the valley over the dry season. We have had a various number of horse people request to do the same.

Recently new neighbours have moved into the none town side of our property, and they also have asked if they could fence off sections of our front paddock for their horse.

## **Storage of Plant & Equipment.**

Whilst the land is dry enough to support the weight of our plant & equipment, we are clearing under power lines and fence lines for Horizon Power, in and around farming property, and also working for and on various stations.

I:\Camlismar\Assets\Weaber Plain Rd Lot 22\SWEK Proposed land use 24 Nov 11.docx

# CAMLISMAR PTY LTD

ABN: 47 174 347 055

ACN: 112 723 725

PO BOX 2429

KUNUNURRA WA 6743

Fax: 08 9169 3626



Mark Robinson Mb 0438 682 207

Lisa Guerinoni Mb: 0409 960 860

infor@camlismar.com.au

This same machinery is only brought back to our property to maintenance fire breaks there, or when the ground is water logged, and we are unable to work.

The same applies to our other machinery, which is usually working out of the Kununurra area. These machines are only back at our property during the wettest months of the year. As whilst they are there, they are not earning an income, and that is why during the wet season we also attempt to find work for them out of the Kimberley area.

If the widening of the drainage under M1C1 proves to be successful, to prevent any further flooding on our property, we propose to park our machinery toward the rear of the property.

We hope that the Shire will consider our application to allow us to park / store our machinery, at Lot 22 Weaber Plain Road, while it is not out working.

Now that the Shire has started to clean the drainage easement on the non-town side of our property, we are considering moving our driveway to run parallel with it. This will be subject to flooding no longer occurring.

Yours sincerely,

**Lisa Guerinoni**

## Jennifer Ninnette

---

**From:** Lisa Guerinoni [lisa@guerinoni.com.au]  
**Sent:** Monday, 12 September 2011 11:53 AM  
**To:** Jennifer Ninnette  
**Cc:** camlismar1@bigpond.com; camlismar@bigpond.com  
**Subject:** Camlismar Pty Ltd - Background

Hello Jennifer,

Camlismar Pty Ltd was started at the request of Farmers & Farming Land Developers.

A few of the main projects of land clearing for farming that we have worked on was at;

- Green Swamp,
- Capricorn Timber Plantation (Mulligan Lagoon),
- Kingston's Rest.

As a result of this we purchased Lot 22 Weaber Plain Road to store our machinery & equipment,

- Caterpillar D8T Bull Dozer.
- 3 x Caterpillar D7 Bull Dozers, with full scrub canopies & rippers.
- 300hp Caterpillar Challenger Rubber Track Tractor.
- 16ton Sheep's Foot.
- 100m of scrub pulling chain.
- 5m Symond's Blade plough,
- 3.5m Gessner Cutter Bar,
- 7 Pin Wheel stick / rock rake,
- 40 Heavy Duty Plate, Offset Large Disc Plough,
- 3 x 22ft Dozer Mounted push rakes,
- Merlo Farm handler for slashing,
- Various slashers & mulchers,
- Grader for fire breaks,
- Trucks to move these equipment and tree / green waste,
- And various other support vehicles & Equipment.

Currently we are clearing under power lines and fence lines for Horizon Power, in and around farming property. And also working for and on various stations.

Further to this, extended agricultural use is anticipated with the completion of the Ord Development Project.

Should you require further details, please do not hesitate to contact me.

Regards,

*Lisa Guerinoni*

# Camlismar Pty Ltd

ABN 47 174 347 055  
ACN 125 877 867

PO Box 2429  
Kununurra, Wa 6743  
Ph. 08 9169 1508 Fax.08 9169 3626  
info@camlismar.com.au

Mark Robinson  
Mobile No. 0438 682 207

23 July 2013

Shire Wyndham East Kimberley  
Attn: Elle Davidson  
Planning Officer  
Po Box 614  
Kununurra  
WA 6743

Dear Elle,

***Amended Plan and Rural Industry justification required at Lot 22 Weaber Plain Road, Kununurra***

I acknowledge receiving your letter dated 04 July 2013, and thank you for your response. I would like to advise a third amendment to current site plan, removing all reference to existing stockpile, sea containers and home office. Also, to give justification around how Rural Industry is appropriate within the Rural Agriculture 2 zone.

*Site Plan*

Please see enclosed detailing only proposed location of stockpiles, 3 sea containers, storage of farming equipment and heritage tractors and machinery storage.

*Rural Industry Use*

It was noted in letter dated 29 May 2013 and 24 November 2011, original intention was to purchase land for rural industrial use, with no land being made available at the time of purchase, we were left with little choice but to purchase Lot 22 Weaber Plain Road, Kununurra.

However, we have made attempts to grow a hay crop in the front paddock, but were unable to obtain a harvester / baler.

Mango trees were grown and another attempt was made during the Mango season, due to unforeseen financial circumstances, this led to the closure of this venture as cost outweighed the returns.

What we have organised with some of our neighbouring properties is allowing their horses over to graze in our front paddock regularly, as feed has been very short in the valley over the dry season. This has resulted in a various number of horse people requesting to do the same.

In more recent time, neighbours that have moved into the non-town side of our property have asked if they could fence off sections of our front paddock for their horses.

# Camlismar Pty Ltd

ABN 47 174 347 055  
ACN 125 877 867

PO Box 2429  
Kununurra, Wa 6743  
Ph. 08 9169 1508 Fax.08 9169 3626  
info@camlismar.com.au

Mark Robinson  
Mobile No. 0438 682 207

Recently, I have started producing tropical mulch. This is why there are stockpiles in view from Weaber Plain Road. Tropical mulch has been requested by several local clients for use on their garden bedding and surrounds.

Having machinery as part of my business, I do supply machinery for land clearing for farmers and other land developing clients.

Machinery is only ever stored on the property during the wet season when work is low, and when required for maintenance.

To mitigate any negative amenity impacts this may cause, I have proposed to have both machinery and stockpiles moved not only within Shire guidelines of The Town Planning Scheme but away from view of Weaber Plain Road.

I have proposed to have machinery stored behind existing residence and stockpiles to be stored behind heritage tractors, making them all within Shire guidelines.

Being within these guidelines when having stockpiles and machinery stored will ultimately limit and remove all amenity impacts.

I thank you for your time and look forward to your response.

Regards,

Mark Robinson

## 12.5 CHIEF EXECUTIVE OFFICER

### 12.5.1 Use of the Common Seal

<b>DATE:</b>	24 September 2013
<b>PROPONENT:</b>	Shire of Wyndham East Kimberley
<b>LOCATION:</b>	N/a
<b>AUTHOR:</b>	Debbie McCallum, Governance Support Officer
<b>REPORTING OFFICER:</b>	Gary Gaffney, Chief Executive Officer
<b>FILE NO:</b>	GN.02.1

#### **PURPOSE**

For Council to receive this report on the application of the Shire of Wyndham East Kimberley Common Seal for the period 22 August to 19 September 2013.

#### **STATUTORY IMPLICATIONS**

*Local Government Act 1995*

Council's Standing Order Local Law makes reference to the application of the Common Seal.

#### **POLICY IMPLICATIONS**

No policy implications apply in the preparation of this report.

#### **FINANCIAL IMPLICATIONS**

There are no financial implications associated with this item.

#### **STRATEGIC IMPLICATIONS**

This report aligns with Council's focus on Governance, Goal 1 of Council's Strategic Community Plan.

#### **COMMENT**

The following documents have had the Shire of Wyndham East Kimberley Common Seal applied:

<b>Date of Use</b>	<b>Document</b>
3 September 2013	Section 70A notification of subdivision of lot 647 Crossing Falls Road, Kununurra.

#### **ATTACHMENTS**

There are no attachments associated with this report.

**VOTING REQUIREMENT**

Simple Majority

**OFFICER'S RECOMMENDATION**

That Council receives the report on the application of the Shire of Wyndham East Kimberley Common Seal for the period 22 August to 19 September 2013.

**COUNCIL DECISION**

**Minute No. 10202**

**Moved: Cr J Parker**

**Seconded: Cr J McCoy**

**That Council receives the report on the application of the Shire of Wyndham East Kimberley Common Seal for the period 22 August to 19 September 2013.**

**Carried Unanimously 6/0**

## 12.5.2 Delegated Authority Report

<b>DATE:</b>	24 September 2013
<b>PROPONENT:</b>	Shire of Wyndham East Kimberley
<b>LOCATION:</b>	N/a
<b>AUTHOR:</b>	Debbie McCallum, Governance Officer
<b>REPORTING OFFICER:</b>	Gary Gaffney, Chief Executive Officer
<b>FILE NO:</b>	PL.02.1

### **PURPOSE**

To report to Council on the use of Delegated Authority by Officers for the period 1 August to 31 August 2013.

### **BACKGROUND**

Use of Council approved Delegated Authority by Officers is reported to Council on a monthly basis.

The attached tables outline use of Delegated Authority by relevant Officers for the above period.

### **STATUTORY IMPLICATIONS**

Local Government Act 1995 - Sect 5.46

5.46. Register of, and records relevant to, delegations to CEO's and employees.

- 4) The CEO is to keep a register of the delegations made under this Division to the CEO and to employees.
- 5) At least once every financial year, delegations made under this Division are to be reviewed by the delegator.
- 6) 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.

### **POLICY IMPLICATIONS**

No policy implications apply in the preparation of this report.

### **FINANCIAL IMPLICATIONS**

There are no financial implications associated with this item.

### **STRATEGIC IMPLICATIONS**

There are no strategic implications associated with this matter

### **COMMUNITY CONSULTATION**

Community consultation is not required in relation to this item.

### **COMMENT**

The attached report outlines the use of Delegated Authority by relevant Council Officers for endorsement by Council.

### **ATTACHMENTS**

Attachment 1 – Delegated Authority Report

### **VOTING REQUIREMENT**

Simple Majority

### **OFFICER'S RECOMMENDATION**

That Council receives the Delegated Authority Report for the period 1 August to 31 August 2013.

### **COUNCIL DECISION**

**Minute No. 10203**

**Moved: Cr D Ausburn**

**Seconded: Cr D Learbuch**

**That Council receives the Delegated Authority Report for the period 1 August to 31 August 2013.**

**Carried Unanimously 6/0**

**AMENDMENTS TO EXISTING BUILDING PERMIT (Form BA04) ISSUED AS THE CERTIFIER FOR THE PERMIT ISSUING AUTHORITY –  
01 to 31 August 2013**

DOC NO	DATE ISSUED	ASSESS NO.	BUILDING PERMIT	AMEND NO	OWNER	BUILDER	BRB / OB NO	LOCATION	DESCRIPTION	AMENDMENT DETAILS
BA5495	2/08/2013	A7347P	047/ 2013	1	Thomas Kahl	Franmor Constructions	WA 10803	Lot 114 Berkeley Crescent Kununurra	Class 10A Non-habitable shed without ablutions	Addition of internal ablution to non-habitable shed

**CERTIFICATE OF DESIGN COMPLIANCE (Form BA03) ISSUED AS THE CERTIFIER FOR THE PERMIT ISSUING AUTHORITY –  
01 to 31 August 2013**

APPLIC NO	DATE APPLIC RECD	DATE ISSUED	ASSESS NO.	CERT No	LOCATION	DESCRIPTION
101139	31/07/2013	5/08/2013	A7523P	BA5496	Lot 296 (30) Zamia Link Kununurra	Class 10A - Non-habitable garage
101146	5/08/2013	8/08/2013	A5095P	BA5524	Lot 120 Weaver Plain Road Kununurra	Class 1A - addition to existing dwelling
101087	19/06/2013	13/08/2013	A6821P	BA5531	Lot 10 (King Loc 300F) Ningbing Road Kununurra	Class 10A Rural Non-Habitable Shed
101116	12/07/2013	16/08/2013	A1078P	BA5540	Lot 1503 (9) Poiciana Street Kununurra	Class 1A transportable dwelling with Class 10A tropical roof
73223	1/08/2013	22/08/2013	A196P	BA5559	Lot 952 (25) Kabbarli Street Wyndham WA	Class 10A free standing carport
101059	30/05/2013	14/06/2013	A7767P	BA5584	King Loc 373 Ord Stage 2	Class 10B - Installation of a 40 metre mast and associated communications equipment

**BUILDING PERMITS (Form BA04) ISSUED AS THE PERMIT ISSUING AUTHORITY – 01 to 31 August 2013**

LIC#	DATE RECEIVED	DATE LICENCED	OWNER	BUILDER	LOCATION	DESCRIPTION	NEW/ADD	EST. VALUE	COMMENT / PROCESSING TIME – WORKING DAYS
069/2013	31/07/2013	5/08/2013	Bryan Carson	Bryan Carson	Lot 296 (30) Zamia Link Kununurra	Class 10A - Non-habitable garage	New	\$ 9,930.00	2/25 assess days
070/2013	5/08/2013	6/08/2013	KDT Holdings Pty Ltd	Gary Holben t/as Pandanus Homes	Lot 698 (45 & 45A) Weaber Plain Road Kununurra	Class 1A Group Dwelling (2 x units with attached Class 10A carport, store & outdoor living)	New	\$ 443,771.00	1/10 assess days
071/2013	6/08/2013	7/08/2013	Shire of Wyndham - East Kimberley	Guerinoni & Sons	Lot 501 Waterlily Place Kununurra	Class 10B Retaining Wall	New	\$ 228,000.00	1/10 assess days
072/2013	5/08/2013	8/08/2013	Shannon & Tony Tuohey	Gary Holben t/as Pandanus Homes	Lot 120 Weaber Plain Road Kununurra	Class 1A - addition to existing dwelling	Add	\$ 250,000.00	2/25 assess days
073/2013	19/06/2013	13/08/2013	Green Swamp Agriculture Pty Ltd	Green Swamp Agriculture Pty Ltd	Lot 10 (King Loc 300F) Ningbing Road Kununurra	Class 10A Rural Non-Habitable Shed	New	\$ 135,000.00	1/25 assess + 26/21 pending + 12/25 assess days
074/2013	12/07/2013	16/08/2013	Guerinoni Investments Pty Ltd	Gary Holben t/as Pandanus Homes	Lot 1503 (9) Poiciana Street Kununurra	Class 1A transportable dwelling with Class 10A tropical roof	Add	\$ 95,000.00	24/25 assess days

LIC#	DATE RECEIVED	DATE LICENCED	OWNER	BUILDER	LOCATION	DESCRIPTION	NEW/ADD	EST. VALUE	COMMENT / PROCESSING TIME - WORKING DAYS
075/2013	14/08/2013	21/08/2013	Shire of Wyndham - East Kimberley	East Kimberley Constructions Pty Ltd	Lot 990 Koolama Street Wyndham	Class 9B - Alterations to Office/Activity area	Add	\$ 60,000.00	4/10 assess days
BAC 076/2013	8/08/2013	21/08/2013	Norman Stanley	Norman Stanley	Lot 116 Pardalote Close Kununurra	Class 1A dwelling (conversion of shed with mezzanine floor) EXCLUSIONS: UPPER FLOOR ROOM LAYOUT IS NON-HABITABLE & FREESTANDING CLASS 10A TROPICAL ROOF/ SHED	Exist	\$ 100,000.00	8/10 assess days
077/2013	1/08/2013	22/08/2013	Shane Devita & Nyalee Daniel	Franmor Constructions	Lot 952 (25) Kabbarli Street Wyndham WA	Class 10A free standing carport	Add	\$ 25,000.00	14/25 assess days
BAC 078/2013	20/08/2013	26/08/2013	Steven & Lorraine Couacaud	Steven & Lorraine Couacaud	Lot 4 (Loc 370F) Weaber Plain Road Kununurra	Class 1A dwelling alteration - Raised Footings	Exist	\$ 2,000.00	3/10 assess days

LIC#	DATE RECEIVED	DATE LICENCED	OWNER	BUILDER	LOCATION	DESCRIPTION	NEW/ ADD	EST. VALUE	COMMENT / PROCESSING TIME - WORKING DAYS
BAC 079/ 2013	28/08/2013	28/08/2013	Primelift Pty Ltd	Maglion Pty Ltd	Lot 213 (14) Mango Street Kununurra	Class 1A Care takers transportable dwelling with attached Class 10A verandah & deck, Class 10A verandah extension to existing shed, Class 10A tropical roof over existing demountable with Fire Rated Wall (FRL 90/90/90) on boundary, Class 10A lean-to ablution facility attached to existing Class 7B/8 structure	Exist	\$ 205,000.00	> 25 days
080/ 2013	30/05/2013	14/06/2013	Department for Regional Development & Lands on behalf of the State of Western Australia	Rubicon Systems Australia	King Loc 373 Ord Stage 2	Class 10B - Installation of a 40 metre mast and associated communications equipment	New	\$ 234,000.00	9/25 assess days + 32/pending days + 21/25 assess days
								<b>\$ 1,787,701.00</b>	

**DEMOLITION PERMITS (Form BA06) ISSUED AS THE PERMIT ISSUING AUTHORITY – 01 to 31 August 2013**

DEMO LIC#	DATE APPLIC RECVD	DATE LICENCED	ASSESS NO.	BA RECORD	OWNER	BUILDER/ DEMOLITION CONTRACTOR	DEMO CLASS (1, 2 or 3)	WAD CLASS/ LIC NO	LOCATION	DESCRIPTION
DP017/ 2013	6/08/2013	7/08/2013	A1093P	BA5519	KDT Holdings Pty Ltd	Gary Holben t/as Pandanus Homes	N/A	N/A	Lot 698 (45) Weaber Plain Road IKununurra	Partial Demolition - Removal of Transportable Class 1A dwelling & Full Demolition of associated infrastructure
DP018/ 2013	31/07/2013	8/08/2013	A1063P	BA5522	Ian & Diana Oliver	Ian & Diana Oliver	N/A	N/A	Lot 1205 (59) Bandicoot Drive Kununurra	Demolition - Class 10A Shed
DP019/ 2013	29/08/2013	29/08/2013	A330P	BA5583	Cyril Mills	Paul Cavanagh Wyndham Excavations / John Kestle	WARA	WARA 94	L593 (34) Great Northern Highway Wyndham	Demolition Class 1A dwelling (incinerated lot)

**OCCUPANCY PERMITS (Form BA10) ISSUED – 01 to 31 August 2013**

OCCUP PERMIT NO	DATE	BUILDING PERMIT / LICENCE NO	ASSESS NO.	Receipt No	Building Class	OWNER	BUILDER	BRB / OB NO	LOCATION	DESCRIPTION
BA5568	26/08/2013	BP 079/2006	A363P	N/A prior to 01.04.2012	7B & 8	HCJB Australia	HCJB Australia	Owner/Builder - Not within jurisdiction of Building Services (Registration) Board	Lot 3000 Packsaddle Road Kununurra	Class 7B/8 Transmission Building

**OCCUPANCY PERMITS (Form BA10) ISSUED BY EXTERNAL PERMIT ISSUING AUTHORITIES UNDER BUILDING ACT 2011 S.7(02)  
RELATING TO PROPERTIES WITHIN THE SHIRE OF WYNDHAM EAST KIMBERLEY.- 01 to 31 August 2013**

<b>PERMIT NO</b>	<b>DATE OF ISSUE</b>	<b>PERMIT ISSUING AUTHORITY</b>	<b>PROPERTY ASSESS NO.</b>	<b>PROPERTY ADDRESS</b>	<b>DESCRIPTION</b>	<b>BUILDING CLASS</b>	<b>BUILDING PERMIT No</b>	<b>BUILDER</b>	<b>CERTIFICATE OF CONSTRUCTION COMPLIANCE ISSUED BY:</b>	<b>CONSTRUCTION VALUE</b>
OP2013-2523-0053	8/08/2013	Department of Finance - Building Management and Works	A5665P	Doongan Loc 21 - Kalumburu Community Lot 39 Reserve 46596 Kalumburu	Class 9B Classrooms (4 x transportable with parasol roof)	9B	B2012-2523-0053	Woodland Contractors Pty Ltd	IDS Consultants Pty Ltd t/a Ian Lush & Associates	\$1,003,480.00

**BUILDING APPROVAL CERTIFICATES (Form BA14) ISSUED AS THE CERTIFIER FOR THE PERMIT ISSUING AUTHORITY  
– 01 to 31 August 2013**

APPLIC NO	DATE ISSUED	ASSESS NO.	CERT No	LOCATION	DESCRIPTION
101149	21/08/2013	A5091P	BA5556	Lot 116 Pardalote Close Kununurra	Class 1A dwelling (conversion of shed with mezzanine floor) EXCLUSIONS: UPPER FLOOR ROOM LAYOUT IS NON-HABITABLE & FREESTANDING CLASS 10A TROPICAL ROOF/ SHED
101154	26/08/2013	A1981P	BA5563	Lot 4 (Loc 370F) Weaber Plain Road Kununurra	Class 1A dwelling alteration - Raised Footings
101159	28/08/2013	A902P	BA5579	Lot 213 (14) Mango Street Kununurra	Class 1A Care takers transportable dwelling with attached Class 10A verandah & deck, Class 10A verandah extension to existing shed, Class 10A tropical roof over existing demountable with Fire Rated Wall (FRL 90/90/90) on boundary, Class 10A lean-to ablution facility attached to existing Class 7B/8 structure

**CERTIFICATES OF CONSTRUCTION COMPLIANCE (Form BA17) ISSUED AS THE CERTIFIER FOR THE PERMIT ISSUING AUTHORITY  
– 01 to 31 August 2013**

APPLIC NO	DATE ISSUED	ASSESS NO.	CERT No	BUILDING PERMIT NO	LOCATION	DESCRIPTION
53378	25/08/2013	A363P	BA5567	BP 079/2006	Lot 3000 Packsaddle Road Kununurra	Class 7B/8 Transmission Building

**CERTIFICATES OF BUILDING COMPLIANCE (Form BA18) ISSUED AS THE CERTIFIER FOR THE PERMIT ISSUING AUTHORITY  
 – 01 to 31 August 2013**

<b>APPLIC NO</b>	<b>DATE ISSUED</b>	<b>ASSESS NO.</b>	<b>CERT No</b>	<b>LOCATION</b>	<b>DESCRIPTION</b>
101149	21/08/2013	A5091P	BA5555	Lot 116 Pardalote Close Kununurra	Class 1A dwelling (conversion of shed with mezzanine floor) EXCLUSIONS: UPPER FLOOR ROOM LAYOUT IS NON-HABITABLE & FREESTANDING CLASS 10A TROPICAL ROOF/ SHED
101154	26/08/2013	A1981P	BA5562	Lot 4 (Loc 370F) Weaber Plain Road Kununurra	Class 1A dwelling alteration - Raised Footings
101159	28/08/2013	A902P	BA5577	Lot 213 (14) Mango Street Kununurra	Class 1A Care takers transportable dwelling with attached Class 10A verandah & deck, Class 10A verandah extension to existing shed, Class 10A tropical roof over existing demountable with Fire Rated Wall (FRL 90/90/90) on boundary, Class 10A lean-to ablution facility attached to existing Class 7B/8 structure

**SIGN LICENCES – 01 to 31 August 2013**

<b>SIGN LIC#</b>	<b>DATE APPLIC RECVD</b>	<b>DATE LICENCED</b>	<b>ASSESS NO.</b>	<b>Receipt No</b>	<b>LOCATION</b>	<b>DESCRIPTION</b>	<b>PLANNING APPROVAL / DELEGATION</b>
SL002/ 2013	12/08/2013	12/08/2013	A2859P	N/A	1/ Cnr Drovers Road & Victoria Highway and 2/ Cnr Messmate & Victoria Highway	Temporary Metal Frame sign	N/A exempt sign

**THERE WAS NO REPORTABLE ACTIVITY FOR THE PERIOD – 01 to 31 August 2013 for the following:**

- **BUILDING PERMITS (BA04), DEMOLITION PERMITS (BA06) AND CERTIFICATES OF DESIGN COMPLIANCE (BA03) & Record Purposes Only (exempt) ISSUED BY EXTERNAL PERMIT ISSUING AUTHORITIES UNDER BUILDING ACT 2011 S.7(02) RELATING TO PROPERTIES WITHIN THE SHIRE OF WYNDHAM EAST KIMBERLEY.**
- **OCCUPANCY PERMITS – STRATA (BA12)**
- **BUILDING APPROVAL CERTIFICATES – STRATA (Form BA16)**
- **EXTENSIONS OF TIME GRANTED TO EXISTING BUILDING PERMITS (BA04)**
- **FORMAL NOTICE / BUILDING ORDER – pursuant to Building Act 2011**

**Planning Delegated Authority Approvals - 1 - 31 August 2013**

<b>Application / Delegation Number</b>	<b>Approval Type</b>	<b>Date Received</b>	<b>Owner</b>	<b>Address</b>	<b>Proposed Development</b>	<b>Assess't Number</b>	<b>Approval Date</b>	<b>Approved By</b>
DA40/13	P	3/05/2013	Russell John Hextall	Unit A/ Lot 1493 Konkerberry Drive, Kununurra	Change of Use – Whole sale Pharmacy	1009	2/08/2013	Julia Hall
DA49/13	P	13/06/2013	Mervyn Brennan	Lot 189 Drysdale Approach, Kununurra	Dwelling/Shed	7391	8/08/2013	Julia Hall
DA67/13	P	17/07/2013	Delta Santanol Pty Ltd	Lot 416 Research Station Road, Kununurra	Caretaker's Dwelling	99	9/08/2013	Julia Hall
DA71/13	HBB Renewal	30/07/2013	Bronte and Simon O'Kane	Lot 1700 Rattlepod Close, Kununurra	HBB Renewal – Gelato, Wild Mango Cafe	3175	7/08/2013	Julia Hall

### 12.5.3 Corporate Business Plan

<b>DATE:</b>	24 September 2013
<b>PROPONENT:</b>	Shire of Wyndham East Kimberley
<b>LOCATION:</b>	N/a
<b>AUTHOR:</b>	Katya Tripp, Strategic Planner
<b>REPORTING OFFICER:</b>	Gary Gaffney, Chief Executive Officer
<b>FILE NO:</b>	CM.10.3

#### **PURPOSE**

For Council to adopt the Corporate Business Plan 2012-2016 for forwarding to the Department of Local Government in accordance with the Department's Integrated Planning and Reporting Framework.

#### **BACKGROUND**

The draft Corporate Business Plan 2012-2016 was adopted by Council at the June OCM (Item 12.3.2).

Under the regulatory requirements the Corporate Business Plan:

- (i) Is for a minimum of 4 years.
- (ii) Identifies and prioritises the principal strategies and activities the council will undertake in response to the aspirations and objectives stated in the Strategic Community Plan.
- (iii) States the services, operations and projects that a local government will deliver over the period of the plan, the method for delivering these and the associated cost.
- (iv) References resourcing considerations such as asset management plans, finances and workforce plans.
- (v) Is adopted by council by absolute majority.

Regulations also require that:

- (i) Notice has been given to the public when the Corporate Business Plan is adopted (or modified).
- (ii) The Corporate Business Plan is reviewed annually. This is because it is the main 'driver' for the local government's annual budget.

Officers have refined the document to ensure legislative compliance and applicability from an operational sense. A copy of the Corporate Business Plan is attached.

The Corporate Business Plan is scheduled to be reviewed early in 2014 in preparation for development of the annual budget.

#### **STATUTORY IMPLICATIONS**

Council must comply with the statutory requirements of the Integrated Planning and Reporting Framework.

#### **POLICY IMPLICATIONS**

No policy implications apply in the preparation of this report.

## **FINANCIAL IMPLICATIONS**

There are no financial implications associated with this item.

## **COMMUNITY CONSULTATION**

Community consultation has been undertaken in regard to the development of the Strategic Community Plan but is not required in relation to this report.

## **COMMENT**

In order for the Shire to be compliant with the Department of Local Government's Integrated Planning and Reporting Framework the Shire must be able to forward to the Department of Local Government, and advertise to the community, a final adopted Corporate Business Plan.

The Shire of Wyndham East Kimberley's Corporate Business Plan 2012- 2016 is compliant with the Integrated Planning and Reporting. Council and the Executive have been involved in the review of strategies and actions to ensure that they are achievable and reflect the priorities established under the Strategic Community Plan.

## **ATTACHMENTS**

Attachment 1 – Strategic Community Plan – recommended changes

## **VOTING REQUIREMENT**

Absolute Majority

## **OFFICER'S RECOMMENDATION**

That Council

1. Adopts the Corporate Business Plan 2012-2016.
2. Provides notice to the public that the Corporate Business Plan 2012-2016 has been adopted.

## **COUNCIL DECISION**

**Minute No. 10204**

**Moved: Cr D Ausburn**

**Seconded: Cr J McCoy**

**That Council**

1. **Adopts the Corporate Business Plan 2012-2016.**
2. **Provides notice to the public that the Corporate Business Plan 2012-2016 has been adopted.**

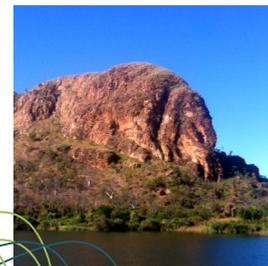
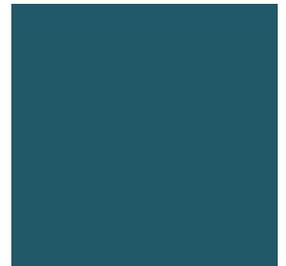
**Carried Unanimously 6/0**

Cr Parker expresses thanks to staff for their efforts with the corporate business plan.

# SHIRE of WYNDHAM EAST KIMBERLEY



## CORPORATE BUSINESS PLAN 2012 - 2016



# Acknowledgement

The Shire of Wyndham East Kimberley wish to acknowledge funding provided by the Department of Local Government and Department of Regional Development and Lands through Royalties for Regions to support this project.



Department of **Local Government**  
Department of **Regional Development and Lands**



The Draft Corporate Business Plan has been developed and endorsed by the Shire of Wyndham East Kimberley



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# Foreword

## Message from the President



The Shire of Wyndham East Kimberley is the northern gateway to the diverse Kimberley Region. Boasting sustainable economic development through agriculture, tourism and mining the East Kimberley continues to grow and prosper. Productivity within the Shire assists to drive regional development including population and economic growth thereby also contributing to the State and National economies.

Our Local Government strives to serve the communities that enable this activity to continue.

This Plan maps out the operations of the Shire for the next 4 years including the development and delivery of services and projects. Informed by the Strategic Community Plan, this plan will ensure the Community's vision and goals for the region are achieved.

John Moulden  
Shire President

## Message from the CEO



The Corporate Business Plan clearly identifies the activities the Shire will seek to resource and deliver over the next 4 years and is the key driver of the annual budget.

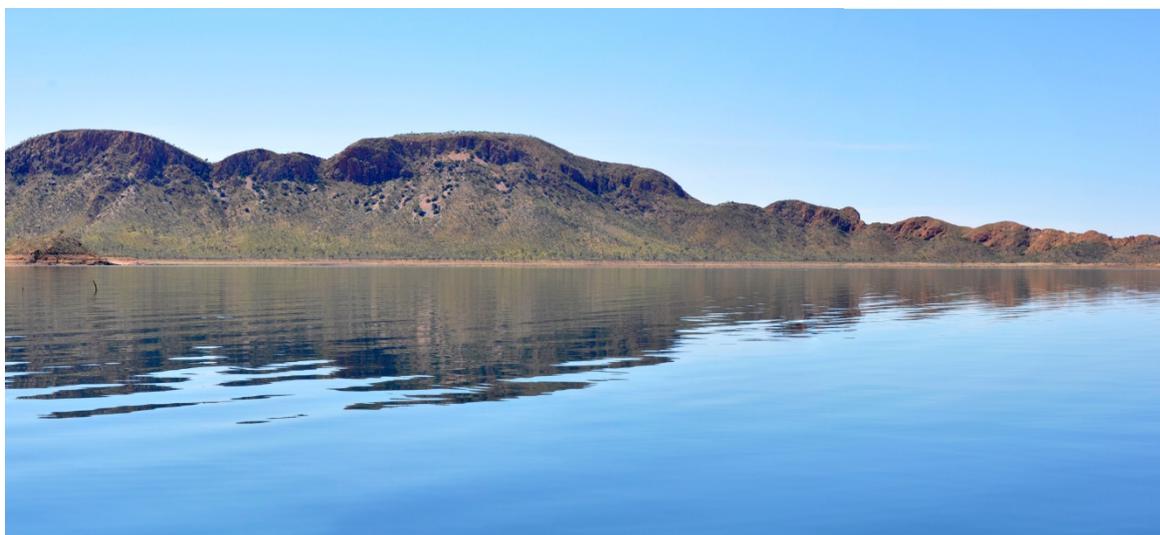
This Plan activates the Strategic Community Plan whilst also considering and informing other key plans and strategies including the the Asset Management Plan and Long Term Financial Plan.

The activities within the Corporate Business Plan are reviewed and reprioritised annually to ensure the priorities of the community and its elected members are being met together with our legislative obligations as a Local Government.

Gary Gaffney  
Chief Executive Officer

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# Planning Context

## The Integrated Planning and Reporting Framework

The Integrated Planning and Reporting Framework provides the basis for improving the practice of strategic and business planning in Local Government and therefore its long term sustainability. It addresses the requirements to meet the intent of the Local Government Act 1995, and outlines the processes and activities to develop and integrate the necessary plans.

The core plans in the Integrated Planning and Reporting Framework are the:

### Strategic Community Plan

States a long term (10+ years) vision, goals, outcomes and strategies, which drives the development of other local government informing strategies and plans.

### Corporate Business Plan

A rolling 4 year plan which identifies the services, activities and projects and their resourcing requirements to deliver on the strategies and outcomes of the Strategic Community Plan.

### Annual Budget

The resources required to deliver the Corporate Business Plan on an annual basis.

**Figure 1: Core Plans in the Integrated Planning and Reporting Framework**



# Developing the Corporate Business Plan

The Corporate Business Plan addresses all of the Shire’s operations – including services, assets (capital works and ongoing operating) and projects. It also identifies how the Shire’s operations link to the Strategic Community Plan through strategies and outcomes.

The Corporate Business Plan is based on the Shire’s Operational and Service plans, which were developed by Shire management and key staff. During this process, service related actions and projects are identified through alignment with the Strategic Community Plan and Informing Strategies (see figure below).

The following sections of this Plan outline both the Strategic and Operational contexts for the development of the Corporate Business Plan, the Services and associated outputs for the Shire and the actions, projects and associated resource requirements over the 4 year period of the Plan.

As this is the initial Corporate Business Plan, the costs associated with the operations and projects that the Shire will deliver over the period of the Plan are preliminary or indicative.

These figures will be refined once the final Long Term Financial Plan, Asset Management Plan, Workforce Plan and Annual Budget are adopted by Council.

**Figure 2: The Corporate Business Plan within the Integrated Planning Framework**



# Strategic Context

## Our Vision

For the East Kimberley to be a thriving community with opportunities for all.

## Our Mission

To enable the East Kimberley to develop in a manner that will achieve social, cultural, economic and environmental benefits for all.



## Key Drivers

The following key drivers of community and economic development for the 10 years to 2022 have been identified for the Shire of Wyndham East Kimberley:

- Agricultural industry – Ord Stage 2 and 3
- Resources sector – mining, niche mining, petroleum
- Construction – linked to agriculture and resource development
- Government services
- Tourism sector – adventure and cultural tourism

## Challenges Facing the Shire

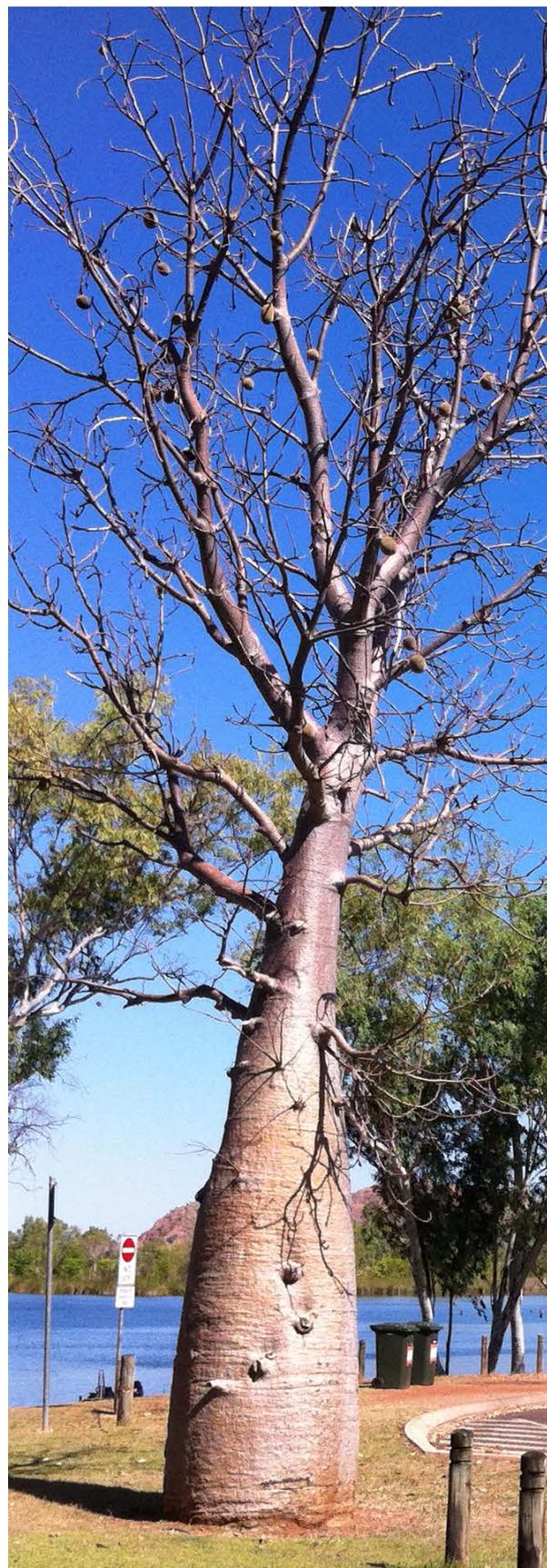
The Shire of Wyndham East Kimberley faces a variety of challenges over the next 10 years. The critical challenges affecting the Shire have been identified through community engagement and the strategic community planning process. These include:

- Cost of living
- Provision and maintenance of Infrastructure
- Attraction and retention of key workers
- The gap between Indigenous and non Indigenous

These challenges have been considered in the development of the Corporate Business Plan.

The development of this plan is based on the Shire's current knowledge. However, there are some critical uncertainties that the Shire has no control over, which may affect its planning, resourcing and implementation of key initiatives. These include:

- Global financial conditions that may affect the resources industry and the Australian economy
- Change of State or Federal government policy
- Change of resource sector operations
- Climatic/weather changes
- Natural disasters



## Key Opportunities

The following opportunities have been identified by the Shire during the development of the Strategic Community Plan and the Corporate Business Plan:

- Greater opportunity to work in partnership with different levels of government – to facilitate discussion and to avoid duplication.
- To promote racial harmony and address key social issues.
- To enhance and build upon what residents feel are the East Kimberley's most attractive attributes.
- Build vibrancy and connectedness in our town centres.
- To ensure that new facilities are able to serve multiple purposes and are budgeted in consideration of expenses for their whole of life cost.
- To improve educational and training opportunities that will have long-term benefits for the region including the availability of locally trained employees.
- To seek opportunities for grants by working collaboratively with other agencies and organisations.
- The potential to extend the runway at the East Kimberley Regional Airport in order to increase competition and therefore reduce airfares.

## Our Priorities

Over the next four years the Shire has identified its priorities for funding as being:

- Asset management - in particular storm water drainage, Shire properties and facilities including leisure and recreation, rural and urban roads including the Kalumburu Road and bridge over D4 on Weaber Plain Road.
- Waste management – landfills and litter
- Building community capacity and engagement
- Participation in regional projects
- Customer service
- Operation of the East Kimberley Regional Airport
- Information and communication technology
- Management of parks and reserves
- Provision of library, environmental health, land use, leisure and recreation, youth and childcare (Wyndham) services
- Financial management
- Risk management

## Role and Responsibilities

The Shire's key responsibilities are:

- Planning, directing and controlling the Shire's affairs
- Managing and being accountable for the performance of the Shire's functions
- Overseeing the allocation of the Shire's finances and resources
- Determining the Shire's policies.

Nine elected members make up the Council. Councillors play a very important policy-making role, requiring the identification of community needs, setting objectives to meet those needs, establishing priorities between competing demands and allocating resources. The implementation of Council's policy and plans and the ongoing management and administration of Shire affairs is the responsibility of the Chief Executive Officer and employed staff.

The Council undertakes a range of roles which are put into practice by the Shire officers. These roles inform how the Shire will activate the Strategic Community Plan through new projects and operational activities.

Council's Role	Council will	Example
Leader	Plan and provide direction through policy and practices	Local Planning Strategy and Scheme.
Provider	Fund or partially fund physical infrastructure and essential services	Waste Management, Roads, Drainage, Parks, East Kimberley regional Airport.
Regulator	Take direct legal responsibility	Environmental Health and Building Services. Emergency Management. Integrated Planning as required by law.
Partner	Contribute funds or other resources	Kimberley Regional Collaborative Group and Kimberley Zone. Ord Land and Water joint project on weed control.
Supporter	Proactively make representation	Ord Stage Two.
Promoter	Contribute funds or other resources	Event investment policy including Ord Valley Muster. Kimberley Writers Festival, Barramundi Concert.
Facilitator	Bring stakeholders together	Working in Partnership Forum and Foreshore Committee. Joint Remote Communities Group (ICC).
Funder	Provide funds or other resources	Quick grants, Annual Community Grants, Economic Development fund, Australia Day Celebrations..

## Informing Plans

The following Council plans have been referenced throughout the development of the Corporate Business Plan:

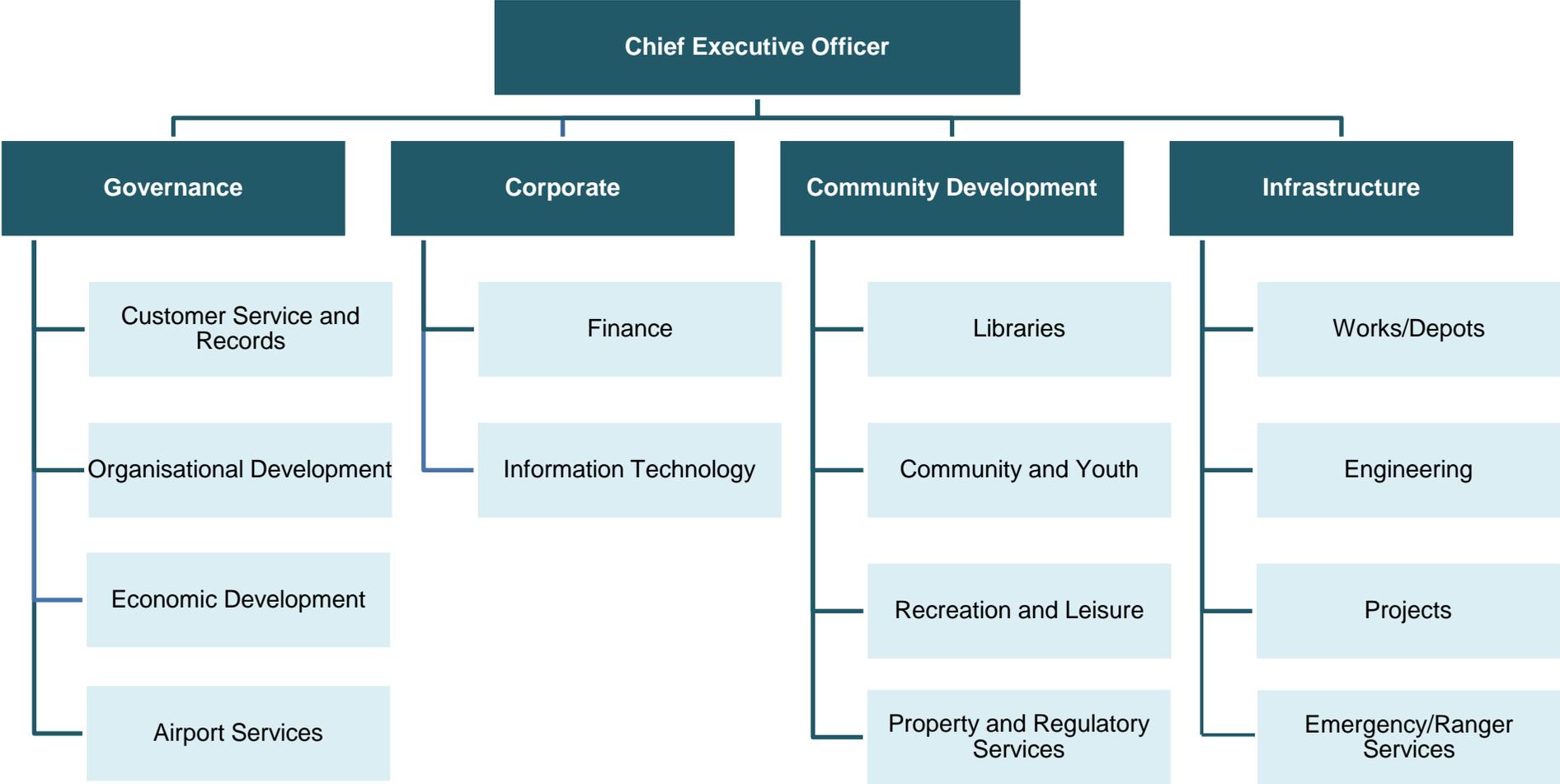
1. Strategic Community Plan 2012-2022
2. Waste Management Strategy
3. Kununurra Strategic Directions
4. Lake Kununurra Foreshore and Aquatic Use Plan
5. Asset Management Plan
6. East Kimberley Regional Airport Master Plan
7. Disability Access and Inclusion Plan
8. Workforce Management Plan
9. Long Term Financial Plan
10. Integrated Risk Management Strategy
11. Sports Precinct Master Plan
12. Environmental Sustainability Strategy

The actions to be resourced in the 4 year timeframe of the Corporate Business Plan are shown in tables in Section 4 of this document. These tables include a column labelled "Informing Plans", which shows the linkage of specific actions to the corresponding Informing Plans.



# Operational Context

## Organisation Structure



## Service Delivery

The four Directorates and their corresponding business units are responsible for delivering services and infrastructure to the community. Shire services are both internal and external to the organisation.

Governance	Corporate	Community Development	Infrastructure
<ul style="list-style-type: none"> <li>▪ Office of the Chief Executive</li> <li>▪ Governance Administration</li> <li>▪ Economic Development</li> <li>▪ Wyndham Area Services</li> <li>▪ Customer Services</li> <li>▪ Records Management</li> <li>▪ Integrated Planning</li> <li>▪ Human Resources</li> <li>▪ Occupational Health and Safety</li> <li>▪ Airport Operations</li> </ul>	<ul style="list-style-type: none"> <li>▪ Corporate Administration</li> <li>▪ Information &amp; Communications Technology</li> <li>▪ Finance</li> </ul>	<ul style="list-style-type: none"> <li>▪ Community Administration</li> <li>▪ Libraries</li> <li>▪ Strategic Planning</li> <li>▪ Childcare</li> <li>▪ Community Capacity Strengthening</li> <li>▪ Disability Access</li> <li>▪ Youth Services</li> <li>▪ Club Development</li> <li>▪ Leisure Facility Management</li> <li>▪ Recreation Services and Programs</li> <li>▪ Property and Regulatory Services Administration</li> <li>▪ Buildings Applications and Permits</li> <li>▪ Land Use Planning</li> <li>▪ Property and Facility Maintenance</li> <li>▪ Environmental Health Services</li> </ul>	<ul style="list-style-type: none"> <li>▪ Infrastructure Services Administration</li> <li>▪ Ranger Services</li> <li>▪ Emergency Services</li> <li>▪ Asset Management</li> <li>▪ Design and Development</li> <li>▪ Project Delivery</li> <li>▪ Depot Services Administration</li> <li>▪ Plant and Equipment</li> <li>▪ Roads and Bridges</li> <li>▪ Footpaths, Trails and Cycle ways</li> <li>▪ Drainage Systems</li> <li>▪ Parks, Ovals and Reserves</li> <li>▪ General Assets</li> <li>▪ Waste Management</li> </ul>

## Organisation SWOT Analysis

The following analysis of organisational strengths, weaknesses, opportunities and threats, provides an overview of the operational context within which the Corporate Business Plan has been developed. The concerns identified through the SWOT analysis have been considered and addressed in the development of actions in Section 4 of this Plan.

Strengths	Weaknesses
<ul style="list-style-type: none"> <li>▪ Efficient delivery of a defined set of services</li> <li>▪ Reduced legacy infrastructure projects</li> <li>▪ Council understands asset management</li> <li>▪ Senior management is experienced and skilled in Local Government</li> <li>▪ Council has a strategic focus for the future</li> <li>▪ Open and approachable management that encourages teamwork</li> <li>▪ Multi-skilling of staff and staff prepared to take on new opportunities</li> </ul>	<ul style="list-style-type: none"> <li>▪ Staff turnover in Kimberley region is greater than in other regions</li> <li>▪ Ability to attract appropriately skilled and experienced staff plus limited local labour pool</li> <li>▪ Some staff are inexperienced in Local Government</li> <li>▪ The budget currently limits optimum staffing for service delivery</li> <li>▪ Reliance on grant funding and a limited rate base</li> <li>▪ Inability to fund the infrastructure gap</li> <li>▪ Costs of operating across a large geographical region, not recognised in Federal Assistance Grants</li> <li>▪ Limited local training opportunities and high cost of alternatives</li> </ul>
Opportunities	Threats
<ul style="list-style-type: none"> <li>▪ Increasing Indigenous employment</li> <li>▪ Increase productivity through a planned and strategic approach</li> <li>▪ Government investment through Ord Stage 2 and 3</li> <li>▪ Stronger position for funding through integrated planning and reporting process</li> <li>▪ Increasing revenue streams through investment in regional airport</li> <li>▪ Shared and regional services with other Kimberley Shires</li> </ul>	<ul style="list-style-type: none"> <li>▪ High cost of housing and cost of living</li> <li>▪ Competition by mining and construction sectors for staff (higher salaries)</li> <li>▪ Downturn in major industries that drive the local economy and population</li> <li>▪ Lack of economies of scale for agriculture</li> <li>▪ Cost shifting from State Government</li> <li>▪ Municipal service delivery to Aboriginal communities that is not fully funded</li> <li>▪ Service duplication and inefficiency from fragmented State and Federal government funding</li> <li>▪ Reducing Federal Assistance Grants</li> <li>▪ Impact of unfunded infrastructure gap under Council amalgamation</li> <li>▪ Extreme weather events (flooding, cyclones, fire)</li> </ul>

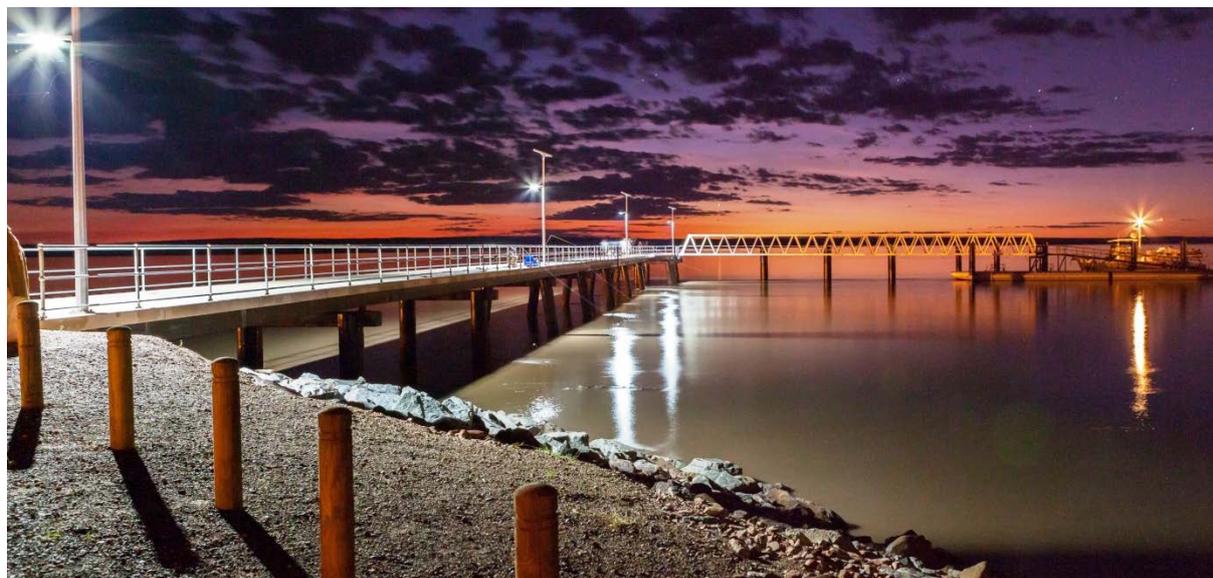
## Asset Management Planning

Recommendations from the Shire's Asset Management Plan have been incorporated into the Long Term Financial Plan, through the inclusion of annual upgrade, renewal and operating expenditures for each of the Shire's asset classes.

The Shire holds a portfolio of \$629.6m in infrastructure assets. The Shire is currently spending \$1.899m/annum on asset renewal and \$1.623m/annum to fund asset maintenance, a combined total of \$3.522m/annum.

Infrastructure Summary	Renewal Estimate	Renewal Expenditure	Maintenance Expenditure
Roads	\$488,550,938	\$1,678,625	\$1,198,000
Pathways	\$2,955,395	\$0	\$0
Buildings	\$66,136,318	\$170,000	\$344,250
Storm Water	\$30,042,000	\$0	\$0
Parks & Reserves	\$11,150,553	\$0	\$51,000
Miscellaneous	\$30,807,410	\$49,950	\$30,000
<b>Total Infrastructure (inc Formation)</b>	<b>\$629,642,614</b>	<b>\$1,898,575</b>	<b>\$1,623,250</b>
<b>Total Infrastructure (ex Formation)</b>	<b>\$269,149,634</b>		

A guideline in asset management is that between 2% - 4% of the infrastructure value is needed for asset renewal and maintenance combined. Based on an asset portfolio of \$269m (excluding the road and airport which is currently not modelled or depreciated), the Shire would need to be spending between \$5.3m (2%) and \$10.8m (4%) on asset renewal and maintenance.





The Shire does not presently have an accurate assessment of overall asset condition, as asset condition surveying has either not been undertaken, is out of date or is not in a format that is suitable for modelling purposes.

Modelling based on assumptions has predicted that Council has a 20 year annual average renewal demand of \$10.129m/annum and if fully funded, the annual consequential maintenance demand would be in the order of \$1.335m/annum (ie a combined maintenance and renewal of \$11.464m/annum). The Shire is currently spending \$1.899m/annum on asset renewal, which equates to a funding gap of \$8.230m/annum.

To close the funding gap, the Shire needs to consider options including:

- Rationalising assets where possible.
- Setting hierarchies across all asset groups and defining levels of service across each level of the hierarchy.
- Targeting funding opportunities and developing a long term funding strategy to address the renewal gap.

## Workforce Planning

The Shire's Workforce Plan identified a range of key issues that impact the current and future workforce:

- Lack of experienced and skilled people available locally
- Competition from the mining industry for experienced and skilled labour
- Lack of adequate staff and community housing
- Comparatively high staff turnover in the Local Government sector which is also a feature of the Kimberley region

The Workforce Plan identified the following additional positions aligned to core business / service requirements within the 4 year duration of the Workforce Plan:

Position	Directorate	Sourcing	Award Grade Level	FTE	13/14	14/15	15/16
Community Development Officer	Community Development	Re-classification	6/7	1			
Grant Officer	Corporate Services	Re-classification	6/4	1			
Landfill Gate Keeper	Infrastructure	New Position	5/4	1.4			
Wyndham Childcare Early Educator	Community Development	New Position	6/8	1			
Municipal Emergency/Ranger Services Coordinator	Infrastructure	New Position	7	1			
Town Maintenance Officers	Infrastructure	New Position	4	2			
Works Supervisor	Infrastructure	New Position	7	1			
<b>Total FTE's</b>			<b>8.4</b>				

The costs associated with these positions have been incorporated in both the Corporate Business Plan and the Long Term Financial Plan.

Other key areas of focus and the actions/tasks to address them identified in the Workforce Plan include the following:

Workforce Focus	Actions / Tasks
Preparedness around succession planning for any future loss of key positions within the organisation.	Encourage mentoring and up skilling/job rotation of staff to ensure critical positions can be covered in the short term.
Attraction and retention of staff	Develop and implement strategies to retain and attract people into the Shire's workforce (e.g. Improve focus on local workforce and suitable housing options where applicable).
Performance management	Improve annual performance appraisals including KPIs.
Agreement on employment conditions between employer and employees	Review and amend the Enterprise Agreement (13/14-15/16).
Employee engagement	Improve internal communications.



## Long Term Financial Planning

Global assumptions surrounding the ongoing annual increases in revenue and expenditure items, for example rates, fees and charges, operating grants, interest rates and employee costs have all been established by the Shire in the Long Term Financial Plan. The following table summarises the assumptions that will be applied for revenue and expenditure line items of the Shire for the 4 years span of the Corporate Business Plan.

	2012/2013	2013/2014	2014/2015	2015/2016
<b>OPERATING REVENUES</b>				
Rates - Annual Increases	4.0%	5.5%	5.5%	5.5%
Rates - Growth in Rate Base	0.0%	0.5%	0.5%	0.5%
Operating Grants, Subsidies and Contributions	-11.0%	-10.0%	-10.0%	2.8%
Non-operating Grants, Subsidies, Contributions	4.0%	4.0%	4.0%	4.0%
Fees and Charges	4.0%	4.0%	4.0%	4.0%
Interest Earnings	4.5%	1.0%	1.0%	1.0%
Other Revenue	4.0%	2.5%	2.5%	2.5%
<b>OPERATING EXPENSES</b>				
Employee Costs	3.5%	4.0%	4.0%	4.0%
Materials and Contracts	3.0%	4.5%	4.5%	4.5%
Utility Charges	6.0%	6.0%	6.0%	6.0%
Interest Expenses	6.0%	4.05%	5.0%	5.0%
Insurance Expense	3.5%	3.5%	3.5%	3.5%
Other Expenditure	3.0%	3.0%	3.0%	3.0%

It is evident from the Long Term Financial Plan that the Shire is reliant on external operating and capital grant funding to supplement operating expenditure and capital works projects.

With Federal Government Assistance grant funding now reducing and a relatively static rate base for the 4 year span of the Corporate Business Plan, the focus of the Shire is on prioritising capital works expenditure, reviewing services for efficiency gains and closely managing operating expenditure.

The Shire's Long Term Financial Plan includes a funding line "Infrastructure Gap Funding" to highlight the additional funding that is needed to meet current and projected infrastructure requirements (refer key points under Section 3.3).

The Shire's Long Term Financial Plan shows the Operating Surplus Ratio moving further into deficit to 2022. The Rates Coverage Ratio is forecast to increase from -28.4% (2012/2013) to -20.6% (2021/2022). This is still significantly outside the target range set by the Department of Local Government of 40% or higher.

Council is committed to continuing to explore initiatives and options to ensure its operations and capital commitments are financially sustainable and are confident that with strong fiscal policy and management this will occur.



## Priority projects

The Shire is actively planning and advocating for funding for a number of significant projects. These priority projects have been identified to improve the quality of services in the Shire and include:

- New Leisure and Aquatic Facility for Kununurra
- Continuation of the shared pathway around Kununurra foreshore
- A pathway that links Wyndham town to Wyndham Port
- New Kununurra Administration Offices
- Upgrade of Wyndham foreshore (Antons Landing)
- Upgrades to Peter Reid Memorial Hall

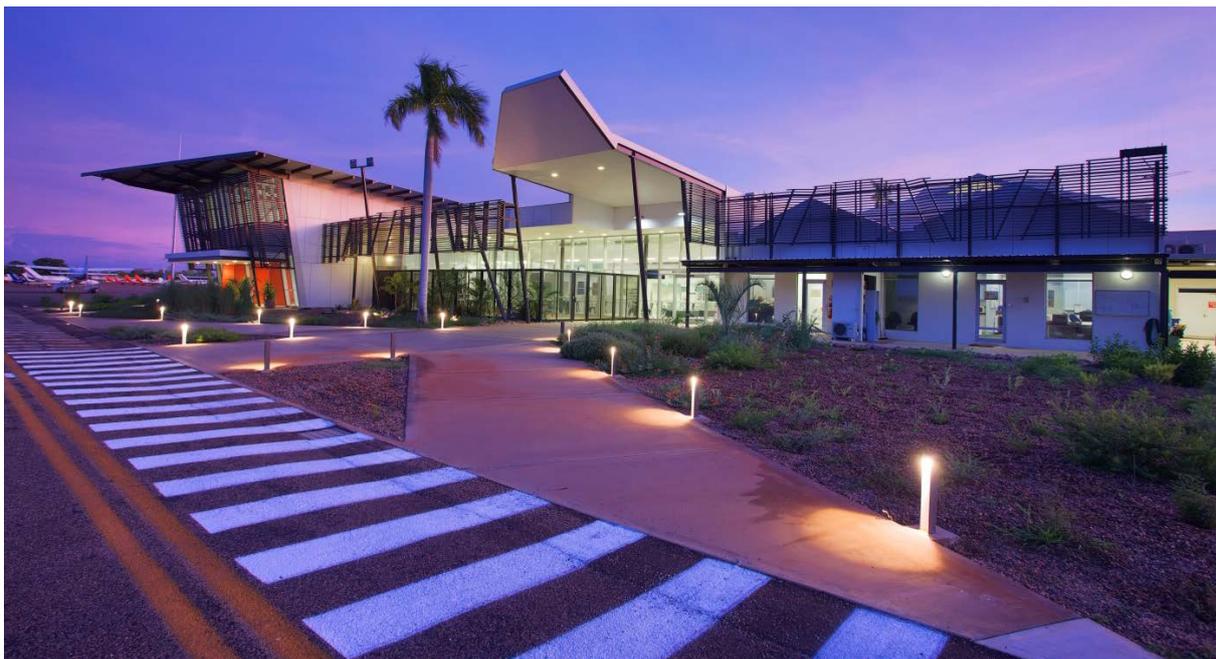
# Actions Linked to Strategic Community Plan and Services

The following tables provide details for actions that the Shire will undertake over the next 4 years. These actions have been categorised according to their budget as either operational activities or projects. Operational activities are ongoing actions which generally have a recurring annual budget. Projects will have specific start and end dates and generally budgeted as capital expenditure.

All actions in the Corporate Business Plan have been linked to their appropriate service. The services that the Shire provides have been outlined in Section 3.2 of this document. Also, each action has been linked to a strategy from the Strategic Community Plan. This linkage ensures that the Shire is implementing appropriate activities in order to achieve the long term strategies that have been outlined in the Strategic Community Plan.

Budget has been assigned, where possible, to the respective action. For operational activities, this has been achieved by mapping 2012/13 adopted budget figures for salaries, on-costs, materials, and maintenance accounts to their relevant actions. For future years, these amounts have been increased by the CPI to provide an accurate budgeted figure for the remainder of the plan. For projects, the budget figures have been determined by mapping appropriate project budgets from the 2012/13 budget, utilising budget bids for 2013/14 budget, or attaching costs as outlined in the Forward Capital Works Plan for future years.

The actions may be reviewed and refined in future years according to a number of factors such as, when a Long Term Financial Plan is completed, or if Shire service delivery standards change.



## Leadership and Governance

**Goal 1: Strong leadership and governance that underpins a more strategic approach to community engagement, regional development and organisational sustainability**

**Objective 1.1: Strong community engagement**

**Strategy 1.1.1: Investigate and implement options to encourage and integrate community input in Council planning, policies and decisions making.**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13 Strategic Community Plan	13/14	14/15	15/16+		
Action 1.1.1.1 Develop and implement a community engagement and external communications strategy.	Media and Communications	NA	● ✕ \$10,000	● #	● #	Strategic Community Plan	✕ # \$10,000

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✕ One off project

**Goal 1: Strong leadership and governance that underpins a more strategic approach to community engagement, regional development and organisational sustainability**

**Objective 1.1: Strong community engagement**

**Strategy 1.1.2: Improve planning processes to ensure broader engagement and identification of relevant issues from all parties.**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 1.1.2.1 Develop and implement a strategy to improve internal collaboration on projects	Integrated Planning	NA	● ✕ # \$5,000	● #	● #	Strategic Community Plan	✕ # \$5,000
Action 1.1.2.2 Continually update staff skills and qualifications in community engagement	Community Development Administration	NA	● # \$5,000	● # \$3000	● # \$4000	Strategic Community Plan 2012-2022	✕ # \$12,000
Action 1.1.2.3 Develop and Implement Strategic Community Plan	Community Development Administration	● ✕ # \$26,707	● #	● #	● #	Strategic Community Plan	✕ # \$26,707

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✕ One off project

**Goal 1: Strong leadership and governance that underpins a more strategic approach to community engagement, regional development and organisational sustainability**

**Objective 1.2: Alignment of regional and local priorities with other agencies and community groups**

**Strategy 1.2.1: Work collaboratively with agencies for forward planning and to expand opportunities and to reduce wastage and duplication**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 1.2.1.1 Support the Kimberley Development Commission's Regional blueprint plan for the Kimberley.	Office of the Chief Executive	● #	● #	● #	● #	Strategic Community Plan	#
Action 1.2.1.2 Liaise with government departments and other stakeholders on key community issues including participation in WiP Group	Community Capacity Strengthening	● #	● #	● #	● #	Strategic Community Plan	#
Action 1.2.1.3 Plan and deliver programs to strengthen community capacity and engagement	Community Capacity Strengthening	● # \$190,916	● # \$198,553	● # \$206,495	● # \$214,755	Strategic Community Plan	# \$810,721

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✘ One off project

**Goal 1: Strong leadership and governance that underpins a more strategic approach to community engagement, regional development and organisational sustainability**

**Objective 1.2: Alignment of regional and local priorities with other agencies and community groups**

**Strategy 1.2.2: Continue to actively participate in the Kimberley Zone and RCG on regional projects such as waste management and affordable housing**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 1.2.2.1 Continue to actively participate in the Kimberley Zone and Kimberley Regional Group on regional projects	Office of the Chief Executive	● # ✕ \$1,706,613	● # \$14,990	● # \$15,589	● # \$16,213	Strategic Community Plan	# ✕ \$1,753,406

**Strategy 1.2.3: Promote the colocation of community facilities and sharing of resources among community groups**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 1.2.3.1 Review Shire facilities to identify colocation opportunities in consultation with community groups	Community Development Administration	NA	NA	● ✕ \$25,000	TBC	Strategic Community Plan	✕ \$25,000

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✕ One off project

**Goal 1: Strong leadership and governance that underpins a more strategic approach to community engagement, regional development and organisational sustainability**

**Objective 1.3: Advocacy of East Kimberley issues and opportunities at regional, state and national levels**

**Strategy 1.3.1: Actively provide input to decision making at the Regional, State and Federal levels on behalf of the community**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 1.3.1.1 Seek opportunities to have Councillor representation on Relevant Boards and Organisations	Office of the Chief Executive	● #	● #	● #	● #	Strategic Community Plan	#

**Strategy 1.3.2: Actively participate in the review and implementation of municipal services to remote and Aboriginal communities**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 1.3.2.1 Liaise with State and Federal government agencies on municipal services in Aboriginal communities	Integrated Planning	● # \$2,000	● # \$10,000	● # \$25,000	● # TBC	Strategic Community Plan	# \$37,000

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✳ One off project

**Goal 1: Strong leadership and governance that underpins a more strategic approach to community engagement, regional development and organisational sustainability**

**Objective 1.4: Business innovation, efficiency and improved services**

**Strategy 1.4.1: Ensure legislative compliance and follow best practice principles in planning and service delivery**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 1.4.1.1 Develop and implement a service performance management framework linked to Integrated Planning	Integrated Planning	● #	● ✕ # \$5,000	● ✕ # \$5,000	● #	Strategic Community Plan Workforce Management Plan	✕ # \$10,000
Action 1.4.1.2 Implementation, reporting and review of the DLG Integrated Planning Framework	Integrated Planning	● #	● #	● #	● #	Strategic Community Plan	#
Action 1.4.1.3 Manage records to ensure compliance with legislation and the needs of the organisation	Records Management	● ✕ \$6,000	● #	● #	● #	Strategic Community Plan	✕ # \$6000
Action 1.4.1.4 Provide financial functions that comply with legislative requirements	Finance	● # \$19,000	● # \$19,760	● # \$20,550	● # \$21,372	Strategic Community Plan Long Term Financial Plan	# \$504,007
Action 1.4.1.5 Manage and administer the Shire's insurance risks	Finance	● # \$435,266	● # \$452,676	● # \$470,783	● # \$489,615	Strategic Community Plan Asset Management	# \$1,848,340

						Plan	
						Long Term Financial Plan	
						Integrated Risk Management Strategy	

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✂ One off project

**Goal 1: Strong leadership and governance that underpins a more strategic approach to community engagement, regional development and organisational sustainability**

**Objective 1.4: Business innovation, efficiency and improved services**

**Strategy 1.4.2: Improve the efficiency and productivity of Shire services**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 1.4.2.1 Undertake organisational review and restructuring to reflect changing needs	Office of the Chief Executive	● #	● #	● #	● #	Strategic Community Plan Workforce Management Plan	#
Action 1.4.2.2 Lead and manage the organisation	Office of the Chief Executive	● # \$994,815	● # \$136,411	● # \$ 141,867	● # \$ 147,542	Strategic Community Plan Workforce Management Plan	# \$1,420,636
Action 1.4.2.3 Manage and administer funds and cash (Operating)	Finance	● # \$298,739	● # \$298,739	● # \$298,739	● # \$273,539	Strategic Community Plan Long term Financial Plan	# \$1,169,756
Action 1.4.2.4 Manage and administer funds and cash (Capital)	Finance	● # \$352,991	● # \$352,991	● # \$1,852,991	● # \$352,991	Strategic Community Plan Long term Financial Plan	# \$2,911,964

**Goal 1: Strong leadership and governance that underpins a more strategic approach to community engagement, regional development and organisational sustainability**

**Objective 1.4: Business innovation, efficiency and improved services**

**Strategy 1.4.3: Maintain Council's long term financial viability**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 1.4.3.1 Develop and implement a Long Term Financial Plan	Finance	● # ✘ \$30,300.00	● # ✘ \$15000	● #	● #	Strategic Community Plan Asset Management Pan Long term Financial Plan	# ✘ \$45,300
Action 1.4.3.2 Manage and administer asset sales and depreciation	Finance	● # \$4,241,117	● # \$4,410,762	● # \$4,587,192	● # \$4,770,680	Strategic Community Plan Asset Management Pan Long term Financial Plan	# \$18,009,751
Action 1.4.3.3 Establish a grants management process and central grants register for the organisation	Finance	NA	● #	● # \$75,000	● # \$78,000	Strategic Community Plan Long term Financial Plan	# \$153,000

Action 1.4.3.4 Implement the Budget Management Centre system	Finance	NA	● #	● #	● #	Strategic Community Plan Long term Financial Plan	#
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● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✳ One off project

**Goal 1: Strong leadership and governance that underpins a more strategic approach to community engagement, regional development and organisational sustainability**

**Objective 1.4: Business innovation, efficiency and improved services**

**Strategy 1.4.4: Deliver cost effective and efficient corporate services**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 1.4.4.1 Provide customer services	Customer Service	● # \$337,135	● # \$350,620	● # \$364,645	● # \$379,231	Strategic Community Plan	# \$1,431,632
Action 1.4.4.2 Manage and review strategic and operational risks	Office of the Chief Executive	● ✖ # \$5,000	● #	● #	● #	Strategic Community Plan Workforce Management Plan Integrated Risk Management Strategy	✖ # \$5000
Action 1.4.4.3 Manage the Wyndham Shire office, staff and facilities to improve service delivery (Operating)	Wyndham Area Services	● # \$17,500	● # \$68,076	● # \$70,799	● # \$73,631	Strategic Community Plan Workforce Management Plan	# \$212,506

Action 1.4.4.4 Manage the Wyndham Shire office, staff and facilities to improve service delivery (Capital)	Wyndham Area Services	● # \$307,444	● # \$319,742	● # \$332,531	● # \$345,833	Strategic Community Plan Asset Management Plan Workforce Management Plan Long Term Financial Plan	# \$1,305,550
Action 1.4.4.5 Work collaboratively with external service providers and key stakeholders in Wyndham	Wyndham Area Services	● #	● #	● #	● #	Strategic Community Plan	#
Action 1.4.4.6 Provide Council administration	Office of the Chief Executive	● # \$185,000	● # \$192,400	● # \$200,096	● # \$208,100	Strategic Community Plan	# \$785,596
Action 1.4.4.7 Provide governance administration and support	Office of the Chief Executive	● # \$283,473	● # \$294,812	● # \$306,604	● # \$318,869	Strategic Community Plan	# \$1,203,758
Action 1.4.4.8 Develop and Implement the recommendations of the Financial Services Review	Corporate Services Administration	● ✕ # \$15,000	● # \$30,000	● # \$31,200	● # \$32,448	Strategic Community Plan	✕ # \$108,648
Action 1.4.4.9 Lead, manage and administer the Corporate Services Directorate	Corporate Services Administration	● # \$970,270	● # \$994,081	● # \$1,033,844	● # \$1,075,198	Strategic Community Plan	# \$4,073,393
Action 1.4.4.10 Manage and support Information and Communication Technology (ICT) systems (Operating)	Information Technology	● # \$307,000	● # \$283,600	● # \$294,944	● # \$306,742	Strategic Community Plan	# \$1,192,286

Action 1.4.4.11 Manage and support Information and Communication Technology (ICT) systems (Capital)	Information Technology	● # \$310,500	● # \$731,057	● # \$354,000	● # \$1,498,000	Strategic Community Plan Asset Management Plan Long Term Financial Plan	# \$2,893,557
Action 1.4.4.12 Develop and implement an Information and Communication Technology (ICT) Strategy	Information Technology	● # NA	● #	● #	● #	Strategic Community Plan	#
Action 1.4.4.13 Develop and implement a Geographic Information Service (GIS) - Capital	Information Technology	● # \$25,000	● # \$25,000	● # \$5,000	● # \$10,000	Strategic Community Plan Asset Management Plan Long Term Financial Plan	# \$65,000
Action 1.4.4.14 Develop and implement a Geographic Information Service (GIS) - Operating	Information Technology	● # \$4,500	● # \$10,000	● # \$10,400	● # \$10,816	Strategic Community Plan Kununurra Strategic Directions	# \$35,716
Action 1.4.4.15 Develop and implement a corporate risk and business continuity plan	Corporate Services Administration	● # NA	● #	● #	● #	Strategic Community Plan Integrated Risk Management Strategy	#

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✘ One off project

**Goal 1: Strong leadership and governance that underpins a more strategic approach to community engagement, regional development and organisational sustainability**

**Objective 1.4: Business innovation, efficiency and improved services**

**Strategy 1.4.5: Attract and maintain a skilled, motivated and professional workforce**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 1.4.5.1 Implement a Workforce Plan	Human Resources	● ✕ # \$25,000	● #	● #	● #	Strategic Community Plan Workforce Management Plan	✕ # \$25,000
Action 1.4.5.2 Manage and administer human resources, including policies, procedures and initiatives	Human Resources	● # \$550,407	● # \$572,423	● # \$595,320	● # \$619,133	Strategic Community Plan Workforce Management Plan	# \$2,337,284
Action 1.4.5.3 Manage and implement OSH plans, policies, procedures, promotions and training	Occupational Health & Safety	● # \$20,000	● # \$20,000	● # \$20,800	● # \$21,632	Strategic Community Plan Workforce Management Plan	# \$82,432
Action 1.4.5.4 Manage staff injury and compensation processes	Occupational Health & Safety	● #	● #	● #	● #	Strategic Community Plan Workforce Management Plan	#

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✕ One off project

# Physical and Social Infrastructure

**Goal 2: Greater returns from regional investment to ensure sustainable provision of appropriate physical and social infrastructure**

**Objective 2.1: A highly valuable East Kimberley economy that maximises social benefits**

**Strategy 2.1.1: Encourage a mix of businesses that meet community needs**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 2.1.1.1 Review and implement relevant recommendations from the Kununurra Strategic Directions report (Enquiry by Design)	Strategic Planning	● #	● #	● #	● #	Strategic Community Plan	#

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✕ One off project

**Goal 2: Greater returns from regional investment to ensure sustainable provision of appropriate physical and social infrastructure**

**Objective 2.1: A highly valuable East Kimberley economy that maximises social benefits**

**Strategy 2.1.2: Promote and support major events that benefit locals and attract visitors to the area**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 2.1.2.1 Continue to sponsor and offer in-kind support to Council endorsed events	Economic Development	● # \$80,000	● # \$80,000	● # \$83,200	● # \$86,528	Strategic Community Plan	# \$329,728
Action 2.1.2.2 Prepare plans for the establishment of an events facility at Kununurra	Land Use Planning	● # \$5,000	● # \$25,000	● # ✕ \$250,000	● #	Strategic Community Plan Kununurra Strategic Directions Asset Management Plan Long Term Financial Plan	# ✕ \$280,500

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✕ One off project

**Goal: Greater returns from regional investment to ensure sustainable provision of appropriate physical and social infrastructure**

**Objective 2.2: Maintenance of economic diversity and greater community returns from investment in the region**

**Strategy 2.2.1: Promote the expansion of residential and industrial land**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 2.2.1.1 Promote and support the development of new and infill residential land	Land Use Planning	● #	● #	● #	● #	Strategic Community Plan Kununurra Strategic Directions Asset Management Plan Long Term Financial Plan	#
Action 2.2.1.2 Promote and support the development of general industrial land in Kununurra	Land Use Planning	● #	● #	● #	● #	Strategic Community Plan Kununurra Strategic Directions Asset Management Plan Long Term Financial Plan	#

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✳ One off project

**Goal: Greater returns from regional investment to ensure sustainable provision of appropriate physical and social infrastructure**

**Objective 2.2: Maintenance of economic diversity and greater community returns from investment in the region**

**Strategy 2.2.2: Support agricultural opportunities**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 2.2.2.1 Participate in the Ord East Kimberley expansion project	Economic Development	● #	● #	● #	● #	Strategic Community Plan Asset Management Plan Long Term Financial Plan	#

**Strategy 2.2.3: Advocate for improved availability of adequate water resources**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 2.2.3.1 Lobby the State Government for improved waste water management and alternative drinking water systems	Office of the Chief Executive	● #	● #	● #	● #	Strategic Community Plan Kununurra Strategic Directions	#

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✳ One off project

**Goal: Greater returns from regional investment to ensure sustainable provision of appropriate physical and social infrastructure**

**Objective 2.2: Maintenance of economic diversity and greater community returns from investment in the region**

**Strategy 2.2.4: Enhance and expand tourism opportunities in the East Kimberley**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 2.2.4.1 Develop and implement an East Kimberley Tourism Strategy in collaboration with the tourism sector	Economic Development	● # \$10,000	● # ✕ \$110,000	● # \$90,000	● # \$90,000	Strategic Community Plan Asset Management Plan Long Term Financial Plan	# ✕ \$300,000

**Strategy 2.2.5: Advocate for improved telecommunications and internet services**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 2.2.5.1 Liaise with State and Federal government agencies for improved Information and Communications Technology outcomes	Economic Development	● #	● #	● #	● #	Strategic Community Plan	#

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✕ One off project

**Goal: Greater returns from regional investment to ensure sustainable provision of appropriate physical and social infrastructure**

**Objective 2.2: Maintenance of economic diversity and greater community returns from investment in the region**

**Strategy 2.2.6: Support local initiatives that promote entrepreneurial activities and a greater diversity of industries in the East Kimberley**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 2.2.6.1 Manage the Shire's economic development fund	Economic Development	● # \$55,000	● # \$55,000	● # \$55,000	● # \$55,000	Strategic Community Plan Long Term Financial Plan	# \$220,000
Action 2.2.6.2 Work with relevant agencies to support industry and business development	Economic Development	● #	● #	● #	● #	Strategic Community Plan	#
Action 2.2.6.3 Manage economic development services	Economic Development	● # \$118,236	● # \$122,965	● # \$127,884	● # \$132,999	Strategic Community Plan	# \$502,085

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✘ One off project

**Goal: Greater returns from regional investment to ensure sustainable provision of appropriate physical and social infrastructure**

**Objective 2.2: Maintenance of economic diversity and greater community returns from investment in the region**

**Strategy 2.2.7: Advocate for a range of affordable housing options and styles that cater to a broad market including key worker housing**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 2.2.7.1 Develop and implement staff key worker housing options	Human Resources	● #	● #	● #	● #	Strategic Community Plan Workforce Management Plan Long Term Financial Plan	#
Action 2.2.7.2 Lobby for the provision of key worker housing across the region	Office of the Chief Executive	● #	● #	● #	● #	Strategic Community Plan Workforce Management Plan	#

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✳ One off project

**Goal: Greater returns from regional investment to ensure sustainable provision of appropriate physical and social infrastructure**

**Objective 2.2: Maintenance of economic diversity and greater community returns from investment in the region**

**Strategy 2.2.8: Support and advocate for further development of the East Kimberley regional airport to attract more aircraft and greater competition**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 2.2.8.1 Implement the East Kimberley Regional Airport Master Plan	Airport Operations	● ✕ # \$24,000	● #	● #	● #	Strategic Community Plan East Kimberley Regional Airport Master Plan	# ✕ \$24,000
Action 2.2.8.2 Manage the operations of the East Kimberley Regional Airport in compliance with Federal aviation regulations (Operating)	Airport Operations	● # \$2,611,656	● # \$3,096,000	● # \$3,278,012	● # \$3,335,733	Strategic Community Plan East Kimberley Regional Airport Master Plan	# \$12,321,401
Action 2.2.8.2 Manage the operations of the East Kimberley Regional Airport in compliance with Federal aviation regulations (Capital)	Airport Operations	● # \$650,000	● # \$2,191,000	● # \$1,513,800	● # \$1,184,132	Strategic Community Plan East Kimberley Regional Airport Master Plan	# \$5,538,932

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✕ One off project

**Goal 2: Greater returns from regional investment to ensure sustainable provision of appropriate physical and social infrastructure**

**Objective 2.2: Maintenance of economic diversity and greater community returns from investment in the region**

**Strategy 2.2.9: Lobby for improvements to transport infrastructure, particularly for heavy haulage and shipping**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 2.2.9.1 Advocate for the construction of the Kununurra by-pass	Office of the Chief Executive	● #	● #	● #	● #	Strategic Community Plan	#
Action 2.2.9.2 Lobby the State and Federal Governments for funding to upgrade the Great Northern Highway to Wyndham including town by-pass and port facilities	Office of the Chief Executive	● #	● #	● #	● #	Strategic Community Plan	#

**Strategy 2.2.10: Provide growth management plans that identify and guide decision making for potential population growth scenarios**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 2.2.10.1 Advocate for funding for the development and implementation of growth management plans in accordance with the Super Towns framework	Economic Development	● #	● #	● #	● #	Strategic Community Plan Kununurra Strategic Directions Long Term Financial Plan	#

● Operational expenditure

● Capital expenditure

# Included in day to day operations

✳ One off project

**Goal 2: Greater returns from regional investment to ensure sustainable provision of appropriate physical and social infrastructure**

**Objective 2.3: Assets are appropriate for their intended purpose and factor in whole of life costing and maintenance**

**Strategy 2.3.1: Manage and maintain assets in a strategic and cost effective manner**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 2.3.1.1 Prepare plans for the upgrade of the Peter Reid Memorial Hall in Wyndham	Wyndham Area Services	● #	● #	● #	● #	Strategic Community Plan Asset Management Plan Long Term Financial Plan	#
Action 2.3.1.2 Seek funding and prepare project implementation plan for Anton's Landing upgrade	Wyndham Area Services	● # ✕ \$40,000	● #	● #	● #	Strategic Community Plan Asset Management Plan Long Term Financial Plan	# ✕ \$40,000
Action 2.3.1.3 Seek funding and prepare design for the next stage of the pathway connecting Wyndham Port to Wyndham	Wyndham Area Services	● # ✕ \$10,000	● #	● #	● #	Strategic Community Plan Asset Management Plan Long Term	# ✕ \$10,000

						Financial Plan	
Action 2.3.1.4 Renew or upgrade of new Airport assets as per Master Plan	General Assets	● # ✘ \$250,000	● #	● #	● #	Strategic Community Plan Asset Management Plan Long Term Financial Plan	# ✘ \$250,000
Action 2.3.1.5 Provide supervision for Landcorp / SWEK Ord Stage2 Roadworks	Design & Development	● # ✘ \$85,922	● #	●	●	Strategic Community Plan Asset Management Plan Long Term Financial Plan	# ✘ \$85,922
Action 2.3.1.6 Develop and Implement the Asset Management Plan	Infrastructure Services Administration	● # ✘ \$87,000	● #	● #	● #	Strategic Community Plan Asset Management Plan Long Term Financial Plan	# ✘ \$277,000
Action 2.3.1.7 Develop and implement the Stormwater Management Strategy for two priority areas in Kununurra	Asset Management	● # ✘ \$105,000	● # ✘	●	●	Strategic Community Plan Asset	# ✘ \$105,000

						Management Plan Long Term Financial Plan	
Action 2.3.1.8 Maintain miscellaneous assets	General Assets	● # \$177,174	● # \$142,080	● # \$147,763	● # \$153,674	Strategic Community Plan Asset Management Plan Long Term Financial Plan	# \$620,691
Action 2.3.1.9 Renew or upgrade miscellaneous assets as per Asset Management Plan and Long Term Financial Plan	General Assets	● # \$203,111	● # \$225,000	● # \$234,000	● # \$243,360	Strategic Community Plan Asset Management Plan Long Term Financial Plan	# \$905,471
Action 2.3.1.10 Maintain Stormwater assets	Drainage Systems	● # \$100,000	● # \$50,000	● # \$52,000	● # \$54,080	Strategic Community Plan Asset Management Plan Long Term Financial Plan	# \$256,080
Action 2.3.1.11 Renew or upgrade Stormwater assets as per Asset Management Plan and Long Term Financial Plan	Drainage Systems	● # \$948,245	● # \$300,000	● # \$280,000	● # \$320,000	Strategic Community Plan Asset	# \$1,848,245

						Management Plan Long Term Financial Plan	
Action 2.3.1.12 Manage Kulumbaru Road project funded by WANDRAA for 2011 flooding event.	Roads and Bridges	● # ✕ \$653,000	● NA	● NA	● NA	Strategic Community Plan Asset Management Plan Long Term Financial Plan	# ✕ \$653,000
Action 2.3.1.13 Maintain rural road network assets	Roads and Bridges	● # \$749,900	● # \$700,000	● # \$700,000	● # \$700,000	Strategic Community Plan Asset Management Plan Long Term Financial Plan	\$2,849,900
Action 2.3.1.14 Defect repairs, Valentine Falls Estate	Roads and Bridges	● # ✕ \$119,524	● #	● #	● #	Strategic Community Plan Asset Management Plan Long Term Financial Plan	# ✕ \$119,524
Action 2.3.1.15 Maintain urban road network assets	Roads and Bridges	● # \$958,000	● # \$1,052,000	● # \$1,094,080	● # \$1,137,843	Strategic Community Plan Asset	# \$4,241,923

						Management Plan Long Term Financial Plan	
Action 2.3.1.16 Provide urban street lighting (electricity)	Roads and Bridges	● # \$190,000	● # \$200,000	● # \$216,000	● # \$233,280	Strategic Community Plan Asset Management Plan Long Term Financial Plan	# \$839,280
Action 2.3.1.17 Renew or upgrade of Rural Road assets as per Asset Management Plan and Long Term Financial Plan (Capital)	Roads and Bridges	● # \$1,221,161	● # \$900,000	● # \$790,000	● # ✕ \$3,250,000	Strategic Community Plan Asset Management Plan Long Term Financial Plan	# ✕ \$6,161,161
Action 2.3.1.18 Renew / Upgrade sections, Carlton Hill Rd	Roads and Bridges	● # ✕ \$450,000	NA	NA	NA	Strategic Community Plan Asset Management Plan Long Term Financial Plan	# ✕ \$450,000
Action 2.3.1.19 Renew or upgrade of Urban Road assets as per Asset Management Plan and Long Term Financial Plan	Roads and Bridges	● # \$1,419,222	● # \$1,234,000	● # \$1,332,000	● # \$420,000	Strategic Community Plan Asset	# \$4,405,222

						Management Plan Long Term Financial Plan	
Action 2.3.1.20 Renewal Erythrina Street, Kununurra	Roads and Bridges	NA	● # ✕ \$800,000	NA	NA	Strategic Community Plan Asset Management Plan Long Term Financial Plan	# ✕ \$800,000
Action 2.3.1.21 Manage safety improvements to Coolibah Road	Roads and Bridges	NA	● # ✕ \$152,500	NA	NA	Strategic Community Plan Asset Management Plan Long Term Financial Plan	# ✕ \$152,500
Action 2.3.1.22 Undertake Mangaloo Traffic Management improvements	Roads and Bridges	NA	● # ✕ \$20,000	NA	NA	Strategic Community Plan Asset Management Plan Long Term Financial Plan	# ✕ \$20,000
Action 2.3.1.23 Undertake Renewal or Upgrading of Kalumburu Road	Roads and Bridges	● # \$798,815	● # \$655,000	● # \$656,000	● # \$418,000	Strategic Community Plan Asset	# \$2,527,815

						Management Plan Long Term Financial Plan	
Action 2.3.1.24 Weaber Plain Road reconstruction	Roads and Bridges	● # ✕ \$830,614	NA	NA	NA	Strategic Community Plan Asset Management Plan Long Term Financial Plan	# ✕ \$830,614
Action 2.3.1.25 Kalumburu Road Renewal / Upgrade	Roads and Bridges	● # \$500,850	● # \$2,000,000	● # \$2,000,000	● # \$2,000,000	Strategic Community Plan Asset Management Plan Long Term Financial Plan	# \$6,500,850
Action 2.3.1.26 Plant and Equipment renewal	Plant and Equipment	● # \$296,000	● # \$2,074,252	● # \$1,039,000	● # \$689,000	Strategic Community Plan Asset Management Plan Long Term Financial Plan	# \$4,098,252
Action 2.3.1.27 Renew or upgrade new Landfill Assets as per Waste Management Strategy	Waste Management	● # \$970000	● # \$1,782,000	● # \$957,000	● # \$705,000	Strategic Community Plan Asset	# \$4,414,000

						Management Plan Long Term Financial Plan Waste Management Strategy	
Action 2.3.1.28 Renew or upgrade Pathway Assets.	Footpaths, Trails and Cycle ways	● # \$12,500	● # \$50,000	● # \$50,000	● # \$50,000	Strategic Community Plan Asset Management Plan Long Term Financial Plan	# \$162,500
Action 2.3.1.29 Maintain Pathway assets	Footpaths, Trails and Cycle ways	● #	● # \$50,000	● # \$50,000	● # \$50,000	Strategic Community Plan Kununurra Strategic Directions Asset Management Plan Long Term Financial Plan	# \$150,000
Action 2.3.1.30 Maintain Parks and Reserves assets	Parks, Ovals and Reserves	● # \$1,433,295	● # \$1,476,932	● # \$1,536,009	● # \$1,597,449	Strategic Community Plan Kununurra Strategic Directions	# \$6,043,685

						Asset Management Plan Long Term Financial Plan	
Action 2.3.1.31 Renew or upgrade Parks and Reserves Assets	Parks, Ovals and Reserves	● # \$104,000	● # \$50,000	● # \$50,000	● # \$50,000	Strategic Community Plan Kununurra Strategic Directions Asset Management Plan Long Term Financial Plan	# \$254,000
Action 2.3.1.32 Manage Depot and Plant	Depot Services Administration	● # \$448,000	● # \$465,000	● # \$483,600	● # \$502,944	Strategic Community Plan Asset Management Plan Long Term Financial Plan	# \$1,899,544
Action 2.3.1.33 Renew / Upgrade Weaber Plain Bridge over D4 drain	Asset Management	NA	NA	● # ✕ \$400,000	● # ✕ \$4,000,000	Strategic Community Plan Asset Management Plan	# ✕ \$4,400,000

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✕ One off project

**Goal 2: Greater returns from regional investment to ensure sustainable provision of appropriate physical and social infrastructure**

**Objective 2.3: Assets are appropriate for their intended purpose and factor in whole of life costing and maintenance**

**Strategy 2.3.2: Plan, design and budget for sustainable infrastructure**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 2.3.2.1 Manage technical services	Design & Development	● # \$185,000	● # \$155,000	● # \$161,200	● # \$167,648	Strategic Community Plan	# \$668,848
Action 2.3.2.2 Lead, manage and administer the Infrastructure Services Directorate	Infrastructure Services Administration	● # \$16,500	● # \$295,000	● # \$306,800	● # \$319,072	Strategic Community Plan	# \$937,372

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✳ One off project

**Goal 2: Greater returns from regional investment to ensure sustainable provision of appropriate physical and social infrastructure**

**Objective 2.4: Access to appropriate health, family and community services**

**Strategy 2.4.1: Advocate for improved health and community services**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 2.4.1.1 Advocate for improved health and community services	Office of the Chief Executive	● #	● #	● #	● #	Strategic Community Plan	#
Action 2.4.1.2 Develop and maintain a Disability Access and Inclusion Plan	Disability Access	● #	● #	● #	● #	Strategic Community Plan Disability Access and Inclusion Plan	#
Action 2.4.1.3 Lead, manage and administer the Community Development Directorate	Community Development Administration	● # \$177,572	● # \$184,675	● # \$192,062	● # \$199,744	Strategic Community Plan	# \$754,053
Action 2.4.1.4 Manage and support library services in Kununurra and Wyndham (Operating)	Libraries	● # \$328,037	● # \$341,158	● # \$354,805	● # \$368,997	Strategic Community Plan	# \$1,392,997
Action 2.4.1.5 Manage and support library services in Kununurra and Wyndham (Capital)	Libraries	● # \$50,000	● # \$52,000	● # \$54,080	● # \$56,243	Strategic Community Plan	# \$212,323

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✳ One off project

**Goal 2: Greater returns from regional investment to ensure sustainable provision of appropriate physical and social infrastructure**

**Objective 2.4: Access to appropriate health, family and community services**

**Strategy 2.4.2: Advocate for the introduction of culturally appropriate alternative education for Indigenous people**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 2.4.2.1 Manage and provide environmental health services (Operating)	Environmental Health	● # \$251,991	● # \$262,071	● # \$272,553	● # \$283,456	Strategic Community Plan	# \$1,070,071
Action 2.4.2.2 Manage and provide environmental health services (Capital)	Environmental Health	● # \$22,000	● # \$22,880	● # \$23,795	● # \$24,747	Strategic Community Plan Long Term Financial Plan	# \$93,422

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✂ One off project

**Goal 2: Greater returns from regional investment to ensure sustainable provision of appropriate physical and social infrastructure**

**Objective 2.4: Access to appropriate health, family and community services**

**Strategy 2.4.3: Support early childhood and family support services**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 2.4.3.1 Support for the Ewin Early Learning Centre facility in Kununurra	Childcare	● # \$8,095	● # \$1,000	● # \$1,000	● # \$1,000	Strategic Community Plan	# \$11,095
Action 2.4.3.2 Provide Wyndham Childcare facility, program and service delivery	Childcare	● # \$307,357	● # \$319,651	● # \$332,437	● # \$345,735	Strategic Community Plan	# \$1,305,180

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✂ One off project

**Goal 2: Greater returns from regional investment to ensure sustainable provision of appropriate physical and social infrastructure**

**Objective 2.4: Access to appropriate health, family and community services**

**Strategy 2.4.4: Provide an environment where youth are empowered to develop their potential**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 2.4.4.1 Manage and promote Shire youth services and program delivery in Wyndham and Kununurra aligned with a youth services plan	Youth Services	● # \$312,139	● # \$395,269	● # \$411,080	● # \$427,523	Strategic Community Plan	# \$1,546,011
Action 2.4.4.2 Manage and support the Kununurra Youth Hub and the Youth and Recreation Centre in Wyndham aligned with a youth services plan	Youth Services	● # \$3,000	● # \$3,120	● # \$3,245	● # \$3,375	Strategic Community Plan	# \$12,739
Action 2.4.4.3 Develop and implement a Youth Services Plan	Youth Services	NA	● ✕ # \$55,000	● #	● #	Strategic Community Plan	✕ # \$55,000

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✕ One off project

**Goal 2: Greater returns from regional investment to ensure sustainable provision of appropriate physical and social infrastructure**

**Objective 2.5: East Kimberley residents have access to a broad range of educational opportunities**

**Strategy 2.5.1: Support initiatives aimed at enhancing the range of educational programs offered at Years 11 and 12**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 2.5.1.1 Identify land for suitable school sites (potential non-government education facility) in line with growth management plans	Land Use Planning	NA	● #	● ✕ # \$50,000	NA	Strategic Community Plan Kununurra Strategic Directions Asset Management Plan	✕ # \$50,000

**Strategy 2.5.2: Advocate for the introduction of culturally appropriate alternative education for Indigenous people**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 2.5.2.1 Support culturally appropriate alternative education opportunities	Community Capacity Strengthening	NA	● #	● #	● #	Strategic Community Plan	#

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✕ One off project

**Goal 2: Greater returns from regional investment to ensure sustainable provision of appropriate physical and social infrastructure**

**Objective 2.5: East Kimberley residents have access to a broad range of educational opportunities**

**Strategy 2.5.3: Advocate for the establishment of more school based apprenticeships**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 2.5.3.1 Lobby the Department of Education for more school based apprenticeships	Community Capacity Strengthening	NA	● #	● #	● #	Strategic Community Plan	#

**Strategy 2.5.4: Encourage activities that promote adult educational opportunities including family support and life skills programs**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 2.5.4.1 Advocate for additional adult education opportunities	Community Capacity Strengthening	NA	● #	● #	● #	Strategic Community Plan	#

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✳ One off project

## Lifestyle and Environment

**Goal 3: Protection and enhancement of lifestyle values, community facilities and the environment to provide safe and inviting communities**

**Objective 3.1: A broad range of lifestyle opportunities and activities are available for East Kimberley residents**

**Strategy 3.1.1: Support activities that promote volunteerism and active participation in community events and programs**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 3.1.1.1 Support civic and volunteer events	Community Capacity Strengthening	● # \$1,863	● # \$1,938	● # \$2,015	● # \$2,096	Strategic Community Plan	# \$7,911

● Operational expenditure

# Included in day to day operations – business as usual

● Capital expenditure

✳ One off project

**Strategy 3.1.2: Promote a greater range of cultural and art activities**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 3.1.2.1 Promotion and support of art centres, local artists and cultural activities	Community Capacity Strengthening	● #	● #	● #	● #	Strategic Community Plan	#

● Operational expenditure

# Included in day to day operations – business as usual

● Capital expenditure

✳ One off project

**Goal 3: Protection and enhancement of lifestyle values, community facilities and the environment to provide safe and inviting communities**

**Objective 3.1: A broad range of lifestyle opportunities and activities are available for East Kimberley residents**

**Strategy 3.1.3: Support the community by providing access to local funding and sponsorship opportunities**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 3.1.3.1 Administer grants for community clubs and events	Community Capacity Strengthening	● # \$86,550	● # \$107,000	● # \$111,280	● # \$115,731	Strategic Community Plan	# \$ 420,561

**Strategy 3.1.4: Facilitate activities that link communities**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 3.1.4.1 Identify opportunities and support activities that encourage relationships between different communities and community groups	Community Development Administration	● #	● #	● #	● #	Strategic Community Plan	#

- Operational expenditure
- Capital expenditure

- # Included in day to day operations – business as usual
- ✕ One off project

**Goal 3: Protection and enhancement of lifestyle values, community facilities and the environment to provide safe and inviting communities**

**Objective 3.2: Sustainable waste management and protection of the environment**

**Strategy 3.2.1: Provide an integrated approach to waste management that includes waste minimisation strategies**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 3.2.1.1 Review and implement the Shire's Environmental Sustainability Plan	Integrated Planning	● #	● # \$10,000	● # \$5,000	● # \$5,000	Strategic Community Plan Environmental Sustainability Plan	# \$20,000
Action 3.2.1.2 Develop and implement the Waste Management Strategy	Waste Management	● # ✕ \$148,000	● # \$120,000	● # \$90,000	● # \$130,000	Strategic Community Plan Waste Management Strategy	# \$488,000
Action 3.2.1.3 Manage landfills and provide waste / litter services	Waste Management	● # \$1,885,050	● # \$1,924,120	● # \$2,001,084	● # \$2,081,128	Strategic Community Plan Waste Management Strategy	# \$7,891,382

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✕ One off project

**Goal 3: Protection and enhancement of lifestyle values, community facilities and the environment to provide safe and inviting communities**

**Objective 3.3: Towns are safe and inviting for locals and tourists**

**Strategy 3.3.1: Improve streetscapes in town and urban centres incorporating public art and 'designing out crime' principles**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 3.3.1.1 Work with community organisations to identify and support public art opportunities	Community Capacity Strengthening	● #	● #	● #	● #	Strategic Community Plan	#
Action 3.3.1.2 Develop streetscape and landscape plans for town centres in Wyndham and Kununurra	Land Use Planning	NA	NA	NA	● ✖ # \$150,000	Strategic Community Plan Kununurra Strategic Directions Asset Management Plan	✖ # \$150,000

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✖ One off project

**Goal 3: Protection and enhancement of lifestyle values, community facilities and the environment to provide safe and inviting communities**

**Objective 3.3: Towns are safe and inviting for locals and tourists**

**Strategy 3.3.2: Promote greater vibrancy and activity within town centres, particularly through a mix of restaurants and accommodation**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 3.3.2.1 Review Town Centre strategies for Kununurra and Wyndham aligned to the Local Planning Strategy and Kununurra Strategic Directions	Strategic Planning	NA	NA	● ✕ # \$75,000	NA	Strategic Community Plan Kununurra Strategic Directions	✕ # \$75,000

**Strategy 3.3.3: Ensure adequate street lighting**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 3.3.1.3 Improve street lighting in priority areas of Kununurra	Engineering	● # \$46,000	● # \$40,000	● # \$41,600	● # \$43,264	Strategic Community Plan Asset Management Plan Long Term Financial Plan	# \$170,864

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✕ One off project

**Goal 3: Protection and enhancement of lifestyle values, community facilities and the environment to provide safe and inviting communities**

**Objective 3.3: Towns are safe and inviting for locals and tourists**

**Strategy 3.3.4: Ensure a well-connected and maintained network of shared paths**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 3.3.4.1 Determine the next priority stage and design of the shared pathway around Lily Lagoon and seek funding	Recreation Services and Programs	● #	● #	● # \$20,000	● # \$25,000	Strategic Community Plan Lake Kununurra Foreshore and Aquatic Use Plan	# \$45,000
Action 3.3.4.2 Prepare a Kununurra and Wyndham Shared Paths, Trails and Cycle ways Strategy	Recreation Services and Programs	● #	● #	● #	● \$50,000	Strategic Community Plan Kununurra Strategic Directions	# \$50,000
Action 3.3.4.3 Manage Lake Kununurra Foreshore Recreational Nature Trail - Swim Beach to Pump house	Project Delivery	● # ✘ \$16,500	NA	NA	NA	Strategic Community Plan Lake Kununurra Foreshore and Aquatic Use Plan Asset Management Plan Long Term Financial Plan	# ✘ \$16,500

**Goal 3: Protection and enhancement of lifestyle values, community facilities and the environment to provide safe and inviting communities**

**Objective 3.3: Towns are safe and inviting for locals and tourists**

**Strategy 3.3.5: Provide for adequate public parking areas that meet demand, including for long vehicles**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 3.3.5.1 Integrate parking plans into town centre strategies including provision for long parking bays	Land Use Planning	NA	NA	NA	● ✖ # \$50,000	Strategic Community Plan Kununurra Strategic Directions Asset Management Plan	✖ # \$50,000

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✖ One off project

**Goal 3: Protection and enhancement of lifestyle values, community facilities and the environment to provide safe and inviting communities**

**Objective 3.3: Towns are safe and inviting for locals and tourists**

**Strategy 3.3.6: Collaborate with Police and other agencies to review and make recommendations with regard to improved safety and reduced vandalism in towns**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 3.3.6.1 Develop and implement a Closed Circuit Television (CCTV) security network as part of town centre strategies	Information Technology	NA	● # ✕ \$25,000	● #	● #	Strategic Community Plan	# ✕ \$25,000
Action 3.3.6.2 Review and implement the Shire's Community Safety Plan	Youth Services	NA	● # ✕ \$25,000	● #	● #	Strategic Community Plan	# ✕ \$25,000

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✕ One off project

**Goal 3: Protection and enhancement of lifestyle values, community facilities and the environment to provide safe and inviting communities**

**Objective 3.3: Towns are safe and inviting for locals and tourists**

**Strategy 3.3.8: Ensure quality, consistent and responsive development and building assessment approval processes and enforcement**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 3.3.8.1 Manage and provide building services	Building Applications and Permits	● # \$146,245	● # \$152,095	● # \$158,179	● # \$164,506	Strategic Community Plan Asset Management Plan Long Term Financial Plan	# \$621,024
Action 3.3.8.2 Assessment, inspection, approval and compliance with Pool Fencing Act	Building Applications and Permits	● #	● #	● #	● #	Strategic Community Plan Asset Management Plan Long Term Financial Plan	#
Action 3.3.8.3 Manage and provide land use approval services	Land Use Planning	● # \$346,718	● # \$360,587	● # \$375,010	● # \$390,011	Strategic Community Plan Asset Management Plan Long Term Financial Plan	# \$1,472,326

Action 3.3.8.4 Develop and review of Planning Scheme	Land Use Planning	NA	● # ✕ \$15,000	NA	NA	Strategic Community Plan Kununurra Strategic Directions Asset Management Plan Long Term Financial Plan	# ✕ \$15,000
Action 3.3.8.5 Review and prepare design guidelines to reflect the character of the region	Land Use Planning	NA	NA	● ✕ \$25,000	NA	Strategic Community Plan Kununurra Strategic Directions Asset Management Plan Long Term Financial Plan	# ✕ \$25,000
Action 3.3.8.6 Review Local Planning Strategy	Strategic Planning	NA	● # ✕ \$100,000	NA	NA	Strategic Community Plan Kununurra Strategic Directions Asset Management Plan Long Term Financial Plan	# ✕ \$100,000

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✕ One off project

**Goal 3: Protection and enhancement of lifestyle values, community facilities and the environment to provide safe and inviting communities**

**Objective 3.3: Towns are safe and inviting for locals and tourists**

**Strategy 3.3.9: Provide animal control in accordance with legislative requirements**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 3.3.9.1 Develop and implement an Animal Management Plan	Ranger Services	● #	● # ✕ \$15,000	● #	● #	Strategic Community Plan	# ✕ \$15,000
Action 3.3.9.2 Implement new Local Laws	Ranger Services	● #	● # ✕ \$5,000	● #	● #	Strategic Community Plan	# ✕ \$5,000
Action 3.3.9.3 Implement Cat Act	Ranger Services	● #	● # ✕ \$10,000	● #	● #	Strategic Community Plan	# ✕ \$10,000
Action 3.3.9.4 Provide Ranger Services	Ranger Services	● # \$223,083	● # \$237,500	● # \$247,000	● # \$256,880	Strategic Community Plan	# \$964,463
Action 3.3.9.5 Provide Fire / Emergency Services	Ranger Services	● # \$108,948	● # \$125,000	● # \$130,000	● # \$135,200	Strategic Community Plan	# \$499,148

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✕ One off project

**Goal 3: Protection and enhancement of lifestyle values, community facilities and the environment to provide safe and inviting communities**

**Objective 3.3: Towns are safe and inviting for locals and tourists**

**Strategy 3.3.10: Adopt a partnership approach for emergency and fire management planning, preparedness, response and recovery**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 3.3.10.1 Develop and implement a Municipal Emergency / Regulatory Services function	Emergency Services	● #	● # \$105,000	● # \$150,800	● # \$156,832	Strategic Community Plan	# \$412,632

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✕ One off project

**Goal 3: Protection and enhancement of lifestyle values, community facilities and the environment to provide safe and inviting communities**

**Objective 3.4: Enhancement of community facilities**

**Strategy 3.4.1: Manage, maintain and upgrade public parks and amenities to ensure they meet community need and are accessible to people of all ages and abilities**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 3.4.1.1 Upgrade Wyndham waste water reuse treatment facility	Property and Facility Management	NA	● # ✕ \$88,000	NA	NA	Strategic Community Plan Asset Management Plan	# ✕ \$88,000
Action 3.4.1.2 Provision of tourist facilities (Capital)	Parks, Ovals & Reserves Maintenance	● # \$99,529	● # \$93,110	● # \$96,834	● # \$100,707	Strategic Community Plan Asset Management Plan	# \$390,181
Action 3.4.1.3 Provision of tourist facilities (Operating)	Parks, Ovals & Reserves Maintenance	● # \$11,500	● # \$11,960	● # \$12,438	● # \$12,935	Strategic Community Plan Asset Management Plan	# \$48,834

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✕ One off project

**Goal 3: Protection and enhancement of lifestyle values, community facilities and the environment to provide safe and inviting communities**

**Objective 3.4: Enhancement of community facilities**

**Strategy 3.4.2: Consider cultural values in all planning and design phases**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 3.4.2.1 Engage with Indigenous people in relation to public planning and design projects	Land Use Planning	● #	● #	● #	● #	Strategic Community Plan Asset Management Plan	#

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✳ One off project

**Goal 3: Protection and enhancement of lifestyle values, community facilities and the environment to provide safe and inviting communities**

**Objective 3.4: Enhancement of community facilities**

**Strategy 3.4.3: Ensure Shire facilities are planned and managed to meet community needs**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 3.4.3.1 Manage and provide maintenance and construction of Council properties and facilities (Operating)	Property and Facility Management	● # \$813,130	● # \$845,655	● # \$879,481	● # \$914,661	Strategic Community Plan Asset Management Plan	# \$3,452,927
Action 3.4.3.2 Manage and provide maintenance and construction of Council properties and facilities (Capital)	Property and Facility Management	● # \$4,851,079	● # \$3,890,694	● # \$4,046,322	● # \$4,208,175	Strategic Community Plan Asset Management Plan	# \$16,996,269
Action 3.4.3.3 Manage Shire leased properties and reserves (Operating)	Property and Facility Management	● # \$20,310	● # \$21,122	● # \$21,967	● # \$22,846	Strategic Community Plan Asset Management Plan	# \$86,246
Action 3.4.3.4 Manage Shire leased properties and reserves (Capital)	Property and Facility Management	● # \$41,000	● # \$42,640	● # \$44,346	● # \$46,119	Strategic Community Plan Asset Management Plan	# \$174,105

● Operational expenditure

● Capital expenditure

# Included in day to day operations

✘ One off project

**Goal 3: Protection and enhancement of lifestyle values, community facilities and the environment to provide safe and inviting communities**

**Objective 3.4: Enhancement of community facilities**

**Strategy 3.4.4: Provide and support a more effective range of sport and recreation services and facilities including a new leisure and aquatic facility in Kununurra**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 3.4.4.1 Plan and manage the Shire's leisure and recreation facilities (Capital)	Leisure Facility Management	● # \$1,244,912	● # \$1,294,708	● # \$1,346,497	● # \$1,400,357	Strategic Community Plan Asset Management Plan Sports Precinct Master Plan	# \$5,286,474
Action 3.4.4.2 Plan and manage the Shire's leisure and recreation facilities (Operating)	Leisure Facility Management	● # \$480,276	● # \$499,487	● # \$519,467	● # \$540,245	Strategic Community Plan Asset Management Plan	# \$2,039,475
Action 3.4.4.3 Provide and support safe and accessible sport and recreation services and programs to the community	Recreation Services and Programs	● # \$715,575	● # \$744,198	● # \$773,966	● # \$804,925	Strategic Community Plan Asset Management Plan	# \$3,038,663
Action 3.4.4.4 Prepare a business case and design for a new recreation hub at East Lily Creek, Kununurra incorporating a new	Recreation Services and Programs	● #	● # ✕ \$50,000	● #	● #	Strategic Community Plan Kununurra Strategic	# \$50,000

leisure and aquatic facility						Directions	
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- Operational expenditure
- Capital expenditure

- # Included in day to day operations – business as usual
- ✳ One off project

**Goal 3: Protection and enhancement of lifestyle values, community facilities and the environment to provide safe and inviting communities**

**Objective 3.5: An active outdoor lifestyle is encouraged and promoted**

**Strategy 3.5.1: Promote an increase in the number of outdoor (public) events and promote cultural diversity**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 3.5.1.1 Strengthen community capacity by supporting outdoor community events	Community Development Administration	● #	● #	● #	● #	Strategic Community Plan	#

**Strategy 3.5.2: Encourage cooperation between sporting groups and assist them in building capacity**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 3.5.2.1 Provide support to sport and recreation clubs at community level	Club Development	● # \$35,697	● # \$80,000	● # \$83,200	● # \$86,528	Strategic Community Plan	# \$285,425

● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

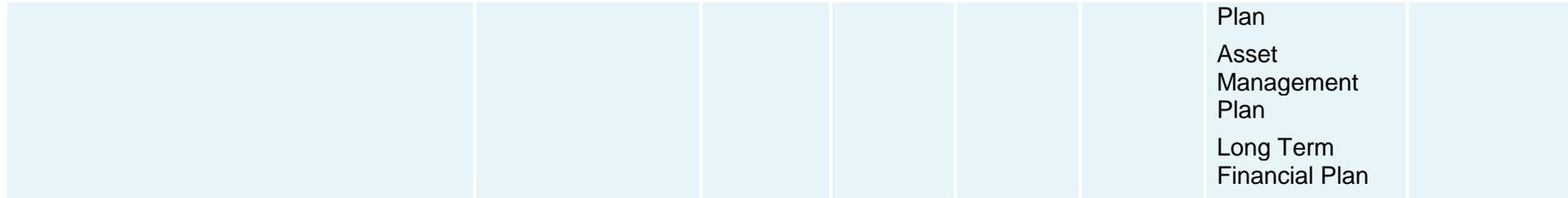
✘ One off project

**Goal 3: Protection and enhancement of lifestyle values, community facilities and the environment to provide safe and inviting communities**

**Objective 3.5: An active outdoor lifestyle is encouraged and promoted**

**Strategy 3.5.3: Increase access to the lake, gulf and rivers, including boat ramps, according to demand usage and safety considerations**

Actions	Service	Timeframe/Budget				Informing Plans	Total Indicative Project Budget
		12/13	13/14	14/15	15/16+		
Action 3.5.3.1 Implement recommendations from the Lake Kununurra Foreshore and Aquatic Use plan	Strategic Planning	● # \$13,641	● # \$20,000	● # \$25,000	● # \$25,000	Strategic Community Plan Lake Kununurra Foreshore and Aquatic Use Plan	# \$83,641
Action 3.5.3.2 Prepare plans for the development of the second stage commercial boating facility in Kununurra	Land Use Planning	NA	● #	● # ✕ \$50,000	● #	Strategic Community Plan Lake Kununurra Foreshore and Aquatic Use Plan Asset Management Plan Long Term Financial Plan	# \$50,000
Action 3.5.3.3 Manage cumbungi and noxious plants in Lily Creek Lagoon	Parks, Ovals and Reserves	● # \$117,000	● # \$121,680	● # \$126,547	● # \$131,609	Strategic Community Plan Lake Kununurra Foreshore and Aquatic Use	# \$496,836



● Operational expenditure

● Capital expenditure

# Included in day to day operations – business as usual

✳ One off project

# Action Plan Budget Summary

The table below summarises the indicative budgets for the four years of the Corporate Business Plan, 2012/2013 to 2015/2016.

	2012/2013	2013/2014	2014/2015	2015/2016
<b>Operating Revenue</b>				
Rates	\$7,044,356	\$7,079,578	\$7,114,976	\$7,150,551
Rates Growth	\$0	\$0	\$0	\$0
Operating Grants, Subsidies & Contributions	\$5,056,428	\$4,550,785	\$4,095,707	\$4,210,386
Fees & Charges	\$6,761,694	\$7,032,162	\$7,313,448	\$7,605,986
Interest Earnings	\$667,760	\$674,438	\$681,182	\$687,994
Other Revenue	\$345,158	\$353,787	\$362,632	\$371,697
<b>Total</b>	<b>\$19,875,396</b>	<b>\$19,690,749</b>	<b>\$19,567,944</b>	<b>\$20,026,614</b>
<b>Operating Expenses</b>				
Employee Costs	\$10,033,412	\$10,434,749	\$10,852,138	\$11,286,224
Materials & Contracts	\$8,107,766	\$8,472,616	\$8,853,883	\$9,252,308
Utilities	\$1,055,740	\$1,119,084	\$1,186,229	\$1,257,403
Depreciation	\$4,116,354	\$3,525,576	\$4,233,960	\$5,364,850
Interest Expenses	\$198,293	\$259,163	\$214,963	\$160,580
Insurance	\$435,265	\$450,499	\$466,267	\$482,586
Other Expenditure	\$834,008	\$859,028	\$884,799	\$911,343
<b>Total</b>	<b>\$24,780,838</b>	<b>\$25,120,715</b>	<b>\$26,692,239</b>	<b>\$28,715,294</b>
<b>Non-Cash Items – Adjustments</b>	<b>\$3,439,679</b>	<b>\$3,525,576</b>	<b>\$4,233,960</b>	<b>\$5,364,850</b>
<b>Capital Expenditure &amp; Revenue</b>				
Development of Land Held for Resale	(\$94,000)	\$0	0	0
Purchase Land and Buildings	0	(\$7,790,784)	(\$12,010,000)	(\$17,550,000)
Infrastructure Assets - Roads	0	(\$4,699,500)	(\$9,293,000)	(\$6,823,000)
Infrastructure Assets - Other	(\$15,781,784)	(\$4,014,919)	(\$11,690,000)	(40,225,000)

	2012/2013	2013/2014	2014/2015	2015/2016
Purchase Plant and Equipment	\$0	(\$2,686,252)	(\$1,458,141)	(697,603)
Purchase Furniture and Equipment	\$0	(\$123,000)	(\$899,505)	(617,369)
Purchase Infrastructure - Work in Progress	\$0	\$0	\$0	0
Purchase Property, Plant & Equipment - Work in Progress	\$0	\$0	\$0	0
Proceeds Disposal of Assets	\$1,190,759	\$0	\$0	0
Repayment of Debentures	\$352,993	\$515,103	\$2,078,729	607,798
Proceeds from New Debentures	\$4,400,000	\$0	\$0	0
Self-supporting Loan Principal	\$0	\$0	\$0	0
Transfers to Reserves	(\$939,744)	(\$65,856)	(\$66,514)	(67,180)
Transfers from Reserves	\$822,619	\$0	\$0	0
<b>Total</b>	<b>(\$10,049,157)</b>	<b>(\$18,865,208)</b>	<b>(\$33,338,431)</b>	<b>(65,372,353)</b>
<b>Estimated Surplus/(Deficit) B'fwd</b>	<b>\$8,590,708</b>	<b>(\$94,436)</b>	<b>(\$20,967,506)</b>	<b>(46,779,712)</b>
<b>Estimated Closing Position</b>	<b>(\$94,436)</b>	<b>(\$20,967,506)</b>	<b>(\$46,779,712)</b>	<b>(76,165,892)</b>

# Monitoring and Reporting

The Corporate Business Plan is built on Operational and Service Plans which clearly allocate responsibilities, timeframes and resources for implementation of prioritised actions and projects.

The implementation of the Corporate Business Plan will be monitored and reported on a quarterly basis through progress of action and project delivery against targets and year to date expenditure against budget. As well, performance will be monitored and reported against operational key performance indicators, which will be progressively developed and implemented across the organisation during 2013-2014.

Because the Corporate Business Plan is integrated with and delivers on the Strategic Community Plan, monitoring and reporting of outcome performance through the strategic key performance indicators is important in determining the effectiveness of the Shire's services and projects.

All elements of the Corporate Business Plan will be reviewed and amended as required each year prior to the annual budget process. This enables the corresponding year of the Corporate Business Plan and Long Term Financial Plan to accurately inform the annual budget.

The Corporate Business Plan will also be informed by the periodic review of the Strategic Community Plan, the Workforce Plan, Asset Management Plans and other Shire plans and strategies.

## 12.6 ELECTED MEMBER REPORTS

### Councillor John Moulden

27 August	Audit committee
28 August	Minister Harvey meeting
3 September	GHD session
12 September	Election ballot draw
16 September	Clontarf function
17 September	Asset management session
19 September	Managing Director, Horizon Power
21 September	East Kimberley Aboriginal Achievement Awards
23 September	Community Reference Group Meeting

### **COUNCIL DECISION**

**Minute No. 10205**

**Moved: Cr D Ausburn  
Seconded: Cr J McCoy**

**That Council accepts the Elected Member Reports for the period 22 August to 24 September 2013.**

**Carried Unanimously 6/0**

## 12.7 CHIEF EXECUTIVE OFFICER REPORTS

The Chief Executive and Acting Chief Executive Officer attended the following meetings on behalf of Council:

<b>Gary Gaffney</b>	<b>Chief Executive Officer</b>
22 August	Hon Kenneth Baston MLC, Minister for Agriculture and Food
23 August	Child Abuse Royal Commission
27 August	Victoria Daly Shire
<b>Nick Kearns</b>	<b>Acting Chief Executive Officer</b>
3 September	Kununurra Residential Group Home Opening
4 September	Department of Aboriginal Affairs Westpac Bank
11 September	The Youth Service for Young People at Risk
16 September	Clontarf Presentation
19 September	Managing Director, Horizon Power
21 September	East Kimberley Aboriginal Achievement Awards

### **COUNCIL DECISION**

**Minute No. 10206**

**Moved: Cr D Ausburn**

**Seconded: Cr D Learbuch**

**That Council accepts the Chief Executive Officer reports for the period 22 August to 24 September 2013.**

**Carried Unanimously 6/0**

**13. MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN**

Nil

**14. QUESTIONS BY MEMBERS OF WHICH DUE NOTICE HAS BEEN GIVEN**

Nil

**15. URGENT BUSINESS APPROVED BY THE PERSON PRESIDING OR BY DECISION**

**15.1 CAR PARK CORNER KONKERBERRY DRIVE AND COTTON TREE AVENUE, KUNUNURRA**

<b>DATE:</b>	24 September 2013
<b>PROPONENT:</b>	Shire of Wyndham East Kimberley
<b>LOCATION:</b>	Corner Konkerberry Drive & Cotton Tree Avenue, Kununurra
<b>AUTHOR:</b>	Kevin Hannagan, Director Infrastructure
<b>REPORTING OFFICER:</b>	Kevin Hannagan, Director Infrastructure
<b>FILE NO:</b>	CP.06.11

**PURPOSE**

To seek Council approval for a budget variation to transfer \$97,000 from the Carpark

**VOTING REQUIREMENT**

Absolute Majority

**OFFICER'S RECOMMENDATION**

That Council:

1. Approves the transfer of \$97,000 from the Carpark Reserve Fund to GL 04120237 to enable completion of construction of the carpark known as 'Gulliver's Carpark' on the corner of Konkerberry Drive and Cotton Tree Avenue, Kununurra
2. Directs Officers to amend Council's 2013/14 Adopted Budget in the Mid-Year Budget review to reflect this transfer.

**COUNCIL DECISION**

**Minute No. 10207**

**Moved: Cr R Dessert**

**Seconded: Cr D J Parker**

**That Council:**

1. **Approves the transfer of \$97,000 from the Carpark Reserve Fund to GL 04120237 to enable completion of construction of the carpark known as 'Gulliver's Carpark' on the corner of Konkerberry Drive and Cotton Tree Avenue, Kununurra**
2. **Directs Officers to amend Council's 2013/14 Adopted Budget in the Mid-Year Budget review to reflect this transfer.**

**Carried Unanimously 6/0**

**COUNCIL DECISION**

**Minute No. 10208**

**Moved: Cr D Ausburn**

**Seconded: Cr D J Parker**

**In accordance with section 5.23(2) of the Local Government Act 1995 that the meeting be moved behind closed doors to consider items 16.1 Future of Tourism House and 16.2 Tourism House assignment of lease for restaurant.**

**Carried Unanimously 6/0**

**5.57pm Sophie Cooke, Wayne Richards, Jennifer Ninnette, Nick Kearns leave the meeting.**

**5.58pm Wayne Richards, Jennifer Ninnette and Nick Kearns enter the meeting.**

## 16. MATTERS BEHIND CLOSED DOORS

### 16.1 Future of Tourism House

<b>DATE:</b>	24 September 2013
<b>PROPONENT:</b>	Shire of Wyndham East Kimberley
<b>LOCATION:</b>	Shire of Wyndham East Kimberley
<b>AUTHOR:</b>	Janet Takarangi, Economic Development Officer
<b>REPORTING OFFICER:</b>	Gary Gaffney, Chief Executive Officer
<b>FILE NO:</b>	CP.07.8

The business of the meeting is of a confidential nature as it relates to the business affairs of a person. The item will be discussed Behind Closed Doors under Section 5.23 (2) (c) and (e) (ii) as this is a matter that affects:

- c) A contract entered into, or which may be entered into, by the local government and which relates to a matter to be discussed at the meeting.
- e) A matter that if disclosed, would reveal –
  - (ii) information that has a commercial value to a person.

#### **PURPOSE**

To update Council on work done over the last 18 months following a request by Australia's NorthWest to surrender the lease they hold for Tourism House until 2018 and to seek a decision on the matter of surrender.

#### **VOTING REQUIREMENT**

Simple Majority

#### **COUNCIL DECISION**

**Minute No. 10209**

**Moved: Cr R Dessert**

**Seconded: Cr J Parker**

**That Council lets the lease to Australias NorthWest to Tourism House stand as is until the lease expires in 2018.**

**Carried Unanimously 6/0**

## 16.2 Tourism House – Assignment of Lease for Restaurant

<b>DATE:</b>	24 September 2013
<b>PROPONENT:</b>	Shire of Wyndham East Kimberley
<b>LOCATION:</b>	Shire of Wyndham East Kimberley
<b>AUTHOR:</b>	Janet Takarangi, Economic Development Officer
<b>REPORTING OFFICER:</b>	Gary Gaffney, Chief Executive Officer
<b>FILE NO:</b>	CP.07.8

The business of the meeting is of a confidential nature as it relates to the business affairs of a person. The item will be discussed Behind Closed Doors under Section 5.23 (2) (c) and (e) (ii) as this is a matter that affects:

- c) A contract entered into, or which may be entered into, by the local government and which relates to a matter to be discussed at the meeting.
- e) A matter that if disclosed, would reveal –
  - (ii) information that has a commercial value to a person.

### **PURPOSE**

This report updates Council on a change of tenancy for Suite 5 in Tourism House. The Suite is currently being used as a restaurant and café. Under the Head Lease (1998) held by the Shire as Lessor for the building the lessee Australia's Northwest Tourism is required to seek the Shires approval for any changes in the sub-leases.

### **VOTING REQUIREMENT**

Simple Majority

### **COUNCIL DECISION**

**Minute No. 10210**

**Moved: Cr R Dessert**

**Seconded: Cr J Parker**

**That Council approves the assignment of the lease for Unit 5 Tourism House 75 Coolibah Drive Kununurra from Chen San Australia Pty Ltd to Jiang Food Industry Pty Ltd effective from 1 September 2013.**

**Carried Unanimously 6/0**

### 16.3 Tourism House, Lease Surrender

<b>DATE:</b>	24 September 2013
<b>PROPONENT:</b>	Shire of Wyndham East Kimberley
<b>LOCATION:</b>	Shire of Wyndham East Kimberley
<b>AUTHOR:</b>	Janet Takarangi, Economic Development Officer
<b>REPORTING OFFICER:</b>	Gary Gaffney, Chief Executive Officer
<b>FILE NO:</b>	CP.07.8

The business of the meeting is of a confidential nature as it relates to the business affairs of a person. The item will be discussed Behind Closed Doors under Section 5.23 (2) (c) and (e) (ii) as this is a matter that affects:

- c) A contract entered into, or which may be entered into, by the local government and which relates to a matter to be discussed at the meeting.
- e) A matter that if disclosed, would reveal –
  - (ii) information that has a commercial value to a person.

#### **PURPOSE**

To seek Council approval for Delaware North Companies to surrender their lease and for the space currently occupied by them (Suite 4) to be relet to the Kununurra Visitor Centre who will then sublet a smaller space back to Delaware North Companies.

#### **VOTING REQUIREMENT**

Simple Majority

#### **COUNCIL DECISION**

**Minute No. 10211**

**Moved: Cr D Learbuch  
Seconded: Cr D Ausburn**

**That Council:**

- 1) Supports the surrender of the lease by Delaware North Companies for Suite 4 in Tourism House 75 Coolibah Drive Kununurra.**
- 2) Notes the plans of the Kununurra Visitor Centre to extend their space inside Tourism House to include the vacated space known as Suite 4 and that the new lease will be reported on to Council for approval in the future.**

**Carried Unanimously 6/0**

**COUNCIL DECISION**

**Minute No. 10212**

**Moved: Cr J Parker**

**Seconded: Cr D Ausburn**

**That Council moves out from behind closed doors**

**Carried Unanimously 6/0**

**6:04pm Council moves out from behind closed doors**

**17. CLOSURE**

The Shire President declares the meeting closed at 6.04pm. Thank you to staff for attendance in gallery.