

ATTACHMENTS.

Ordinary Council Meeting

27 June 2017

Items 7.2.1 – 8.4.1 Only

ATTACHMENTS TO AGENDA ITEMS

Ordinary Council - 27 June 2017

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CONCEPT BRIEFING.

Overview: South Perth Station Precinct Draft Report & Recommendations from Roberts Day

Meeting Date & Time: 6.30pm, Tuesday 9 May 2017

Meeting Location: Reception Room

Meeting Attendees:

Sue Doherty

Mayor

Councillors

Jessica Black

Como Ward

Colin Cala

Manning Ward

Sharron Hawkins-Zeeb

Manning Ward

Travis Burrows

Moresby Ward

Fiona Reid

Moresby Ward

Ken Manolas

Mill Point Ward

Officers

Geoff Glass

Chief Executive Officer

Mark Taylor

Director Infrastructure Services

Vicki Lummer

Director Development and Community Services

Elyse Maketic

Manager Strategic Planning

Presenters

Elyse Maketic

Manager Strategic Planning

Opening

The Briefing opened at 6.40pm.

Topics Discussed

- Presentation outlining the Place and Design Study process and report. The presentation outlined the draft revised vision, goals, ideas and actions for the further planning and development of the area recommended by Roberts Day (attached)
- Administration's priorities for further actions were outlined by Vicki Lummer and Elyse Maketic:
 - Establish a Stakeholder Reference Group
 - Progress an Activity Centre Plan for the area;
 - Progress a Community Needs Assessment; and
 - Complete a Developer Contributions Scheme.
- Risks associated with a 'quick win' scheme amendment for the area were outlined and discussed:
 - An amendment would take 12 months to complete at the very least;

- Given the polarised views of stakeholders and history of previous amendments in the area there is a significant risk that the process could be delayed at various stages;
- Progressing an amendment would detract resources from the broader strategic planning work;
- It would be more beneficial to focus resources and energy on progressing the strategic planning framework in the area (Activity Centre Plan and associated Strategies, plans and policies)
- The need for and benefits of progressing the strategic planning framework were discussed.
- Intent of the process (front end engagement to inform further work) and further engagement opportunities associated with the recommended actions were outlined.
- Opportunities for stakeholder feedback on the report were outlined. It was highlighted that stakeholders would be made aware that the feedback would not be translated into the final report but would be used to inform the further work.
- Benefits and risks of adopting and advertising the the report were outlined and discussed.
- Consensus to bring the report to Council for noting in June. Specifically Council would note:
 - That the report will form the basis for further work; and
 - That any feedback received from stakeholders would not inform the content of the report but will be used to inform further work.
- Report to Council is also to outline the process moving forward, specifically when further engagement will occur.

Close

The Briefing closed at 7:30pm

South Perth Station Precinct

Place and Design Study Report

PRESENTATION | 9 May 2017



The Study

Aim

- Review South Perth Station Precinct Plan, 2011
- Build on work done to date
- Update the vision and planning direction for area through collaboration with stakeholders



The Process



The Process

Planning and Design Forum

- 70 people
- Project team, elected members, community group, development industry and business group representatives, residents and ratepayers
- Days 1 and 2 site visit and workshops with entire group to understand issues and aspirations for area
- Days 3 to 5 design studio with project team



'he Process





The Report

- Five parts
 - relevant background;
 - planning and development context;
 - Place and design process;
 - **Renewed Vision, Goals, Ideas and Actions;** and
 - Implementation Schedule.



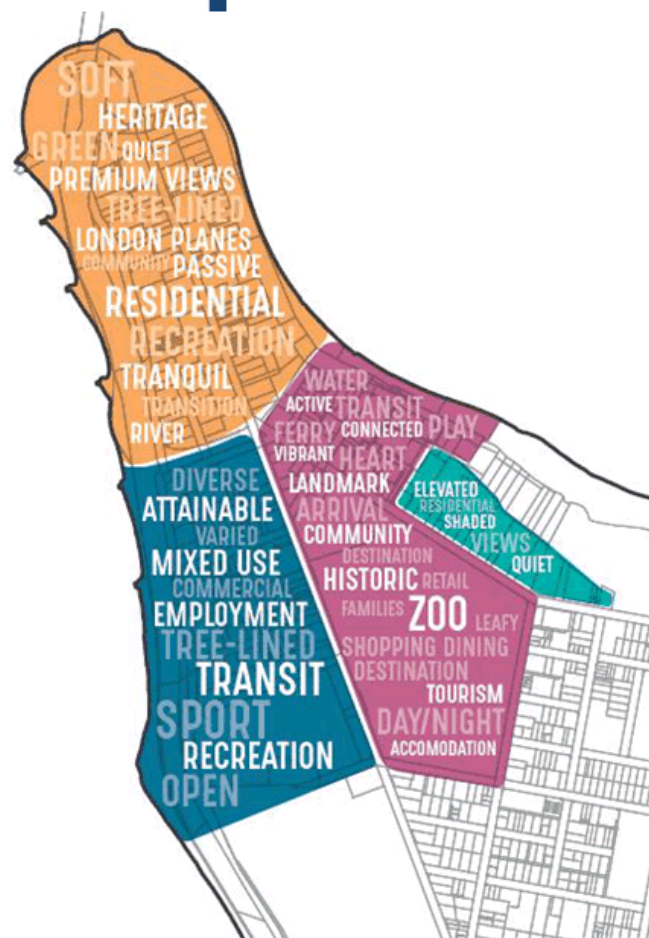
The Report – Renewed Draft Vision

A distinctive residential neighbourhood, city centre and tourism destination that is shaped by its connection to nature, unique assets, distinctive buildings, and future forward approaches to sustainable living.

Its lively epicenter and pedestrian friendly, tree-lined streets connect locals and visitors to its diverse businesses, transport nodes and local heritage



The Report – Character Areas



Character areas:

CITY CENTRAL

RICHARDSON

MILL POINT

HILLSIDE



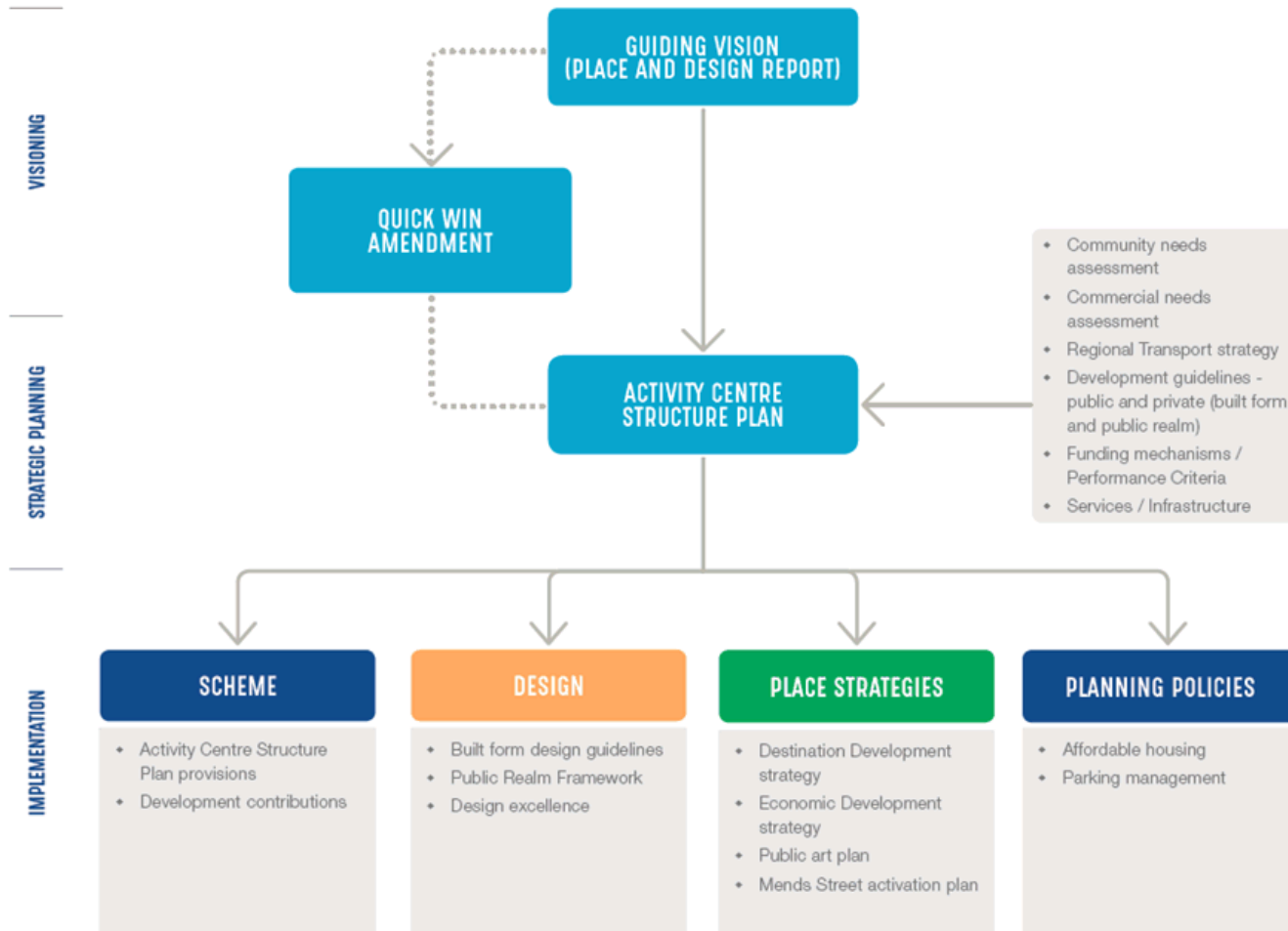
Goals, Ideas and Actions

#	Idea	#	Action	Short Term (1 year)	Medium Term (2-5 years)	Long Term (5+ years)
GOAL 1: DELIVER A ROBUST PLANNING FRAMEWORK						
1	Collaborate closely with all stakeholders through implementation of a renewed Vision for the Precinct	1.1	Advertise and adopt this Report as the Guiding Vision for the South Perth Peninsula.			
		1.2	Establish a Stakeholder Reference Group for the Peninsula area, with Terms of Reference aligned to actions contained on Goal 1.			
2	Implement a comprehensive Planning Framework that develops an overarching plan for the entire Peninsula area	2.1	Progress a 'Quick Win' Scheme Amendment			
		2.2	Prepare an Activity Centre Plan, incorporating the following:			
		2.2.1	Prepare a Community Needs Assessment			
		2.2.3	Commercial Needs / Market Feasibility Assessment			
		2.2.4	Regional Integrated Transport Strategy			
		2.2.5	Development Guidelines (incorporating Built Form Design Guidelines and Public Realm Framework)			
		2.2.6	Services / Infrastructure Plan			
		2.2.7	Development Contributions Scheme / Funding Mechanisms			
		2.3	Develop an Affordable Housing Strategy (and associated Policy and Scheme provisions)			
		2.4	Prepare a Parking Management Policy			
3	Deliver community amenities and facilities to meet the diverse of our residents and visitors	3.1	Prepare a Community Needs Assessment (refer to 2.2.1 and 14.1)			
		3.2	Implement a Development Contributions Scheme (refer to 2.2.7)			
		3.3	Explore differential rates as a mechanism for ongoing management costs (refer to 2.2.7)			
GOAL 2: IMPROVE MOVEMENT AND CONNECTIVITY						
4	Holistically address regional traffic congestion, in partnership with key stakeholders	4.1	Prepare a Regional Integrated Transport Strategy (refer to - 2.2.4)			
5	Achieve a fully-integrated public transit network, and promote a modal shift from driving to walking, cycling and public transit	5.1	Prepare an Integrated Transport Plan			
		5.2	Be a leader in supporting and promoting new transit technologies			
6	Deliver a forward-looking, sustainable approach to car parking	6.1	Prepare a revised parking policy			
		6.2	Strategically manage public parking			
7	Renew efforts to deliver the South Perth Train Station	7.1	Conduct a detailed planning, design and costing exercise to explore opportunities to expedite delivery of the train station.			
GOAL 3: ENHANCE STREETS AND SPACES						
8	Holistically address the design of the Peninsula's public realm	Prepare a comprehensive Public Realm Framework for the Peninsula which incorporates: - Establish a hierarchy of street typologies for residential, mixed use and retail streets - Create a central City Square on Mends Street - Reinvent Windsor Park as the green heart of the Peninsula - Enhance Richardson Park as a multi-purpose open space - Renew and upgrade the South Perth Esplanade as a key tourism attraction - Encourage the creation of urban plazas and pocket parks at key locations - Establish mid-block green links through development sites				
9	Improve the design and usability of the Peninsula's Streets					
10	Enhance the Peninsula's parks and open spaces					

Goals, Ideas and Actions

Idea	#	Action	Short Term (1 year)	Medium Term (2-5 years)	Long Term (5+ years)
I: ENCOURAGE RESPONSIVE DEVELOPMENT					
Establish a clear representation of the Peninsula's desired future urban form	12.1	Prepare Built Form Development Guidelines as a part of the Activity Centre Plan, including the following: - Establish guiding principles for overall skyline form - Revise height limit controls to give greater certainty around the application of discretion - Develop secondary height controls to deal specifically with built form transitions within larger individual sites - Promoting slender tower forms, - Strengthening controls around podiums, and - Increasing separation distances between towers - Mitigate negative impacts of development on wind, views and solar access - Ensure development outcomes appropriately respond to the public realm at street level - Deliver sustainable and adaptable built form (Refer to 2.2.5)			
	12.2	Prepare a Commercial / Market Feasibility Assessment (refer to 2.2.3)			
Promote building forms and character that are contextually appropriate	13.1	Develop Design Guidelines to govern implementation of Development Guidelines (refer also to 12.1)			
	13.2	Review the composition and role of a Design Review Panel			
	13.3	Establish a framework for compulsory design competitions for landmark sites and developments seeking significant height variation			
Ensure that new development respects adjoining buildings and public spaces	15.1	Refer to 12.1			
Appropriately respond to the public realm at street level	16.1				
Deliver sustainable and adaptable built form	17.1				
I: CREATE PLACES FOR PEOPLE					
Create a strong local identity and areas of distinctive character	17.1	Prepare a Destination Development Strategy			
	17.2	Prepare a Mends Street Activation Strategy			
	17.3	Deliver an Economic Development Strategy			
	17.4	Prepare and implement a Community Development Plan			
Integrate and showcase heritage assets and stories	18.1	Prepare a Public Art Plan for the the Peninsula			
	18.2	Consider heritage assets into future Town Square (Refer to 2.2 - Activity Centre Plan)			
	18.3	Integrate culture, heritage and the river (refer to 2.2 and 17.1)			
Adopt a strategic, place-led approach to the management and activation	19.1	Prepare a governance framework and allocate resources			

Goals, Ideas and Actions



Quick win amendment?

- Modifying side and rear setbacks to improve amenity and establish View Corridors between buildings
- Clarify the purpose and design requirements of street setback areas along passive and active streets
- Permit variations and encroachments into setback areas to improve design outcomes
- Replace square metre minimum dwelling sizes with minimum bedroom requirements to allow design flexibility
- Replace parking minimums with maximums to incentivise reductions to private parking
- Remove commercial floor space requirement north of Judd Street



Next Steps

- Action the following as a priority:
 - Stakeholder reference group
 - Community Needs Assessment
 - Activity Centre Plan
 - Development Contributions Scheme
- Prioritise and implement remaining actions





Questions and Discussion



CONCEPT BRIEFING.

Notes: 2017/2018 Draft Budget Overview

Meeting Date & Time: 5:30pm Monday 15 May 2017

Meeting Location: Civic Administration Building – Reception Room

Meeting Attendees: Elected Members

Sue Doherty	Mayor
Cr Colin Cala	Manning Ward
Cr Jessica Black	Como Ward
Cr Travis Burrows	Moresby Ward
Cr Ken Manolas	Mill Point Ward
Cr Fiona Reid	Moresby Ward

City Officers

Geoff Glass	Chief Executive Officer
Vicki Lummer	Director Planning and Development
Mark Taylor	Director Infrastructure
Colin Cameron	Director Corporate Services
Les Croxford	Manager Engineering Infrastructure
Bruce Moorman	Manager City Environment

Leave of Absence

Cr Glenn Cridland	Como Ward
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Opening

The Briefing opened at 5:30pm.

Topics Discussed

The Concept Briefing was presented by the Director Corporate Services, Director Infrastructure Services, Manager Engineering Services and the Manager City Environment broken down as follows:

- Overall Budget context
- Gross Rental Valuations provided by Landgate (revaluation every three years)
- Proposed Capital Works
- Next steps

Actions/Outcomes

- The powerpoint presentation will be available on the Councillors Hub
- Draft Budget, 13 June 2017
- Budget Adoption at the Special Council Meeting 10 July 2017

Close

The Briefing closed at 7:40pm.



CONCEPT BRIEFING NOTES.

Kensington/South Perth Character Study Report – Part B Delegation Framework for Planning Applications

Meeting Date & Time: 5:30pm, Monday 22 May 2017

Meeting Location: Civic Administration Building – Reception Room

Meeting Attendees: Mayor Sue Doherty
Cr Jessica Black – Como Ward
Cr Glenn Cridland – Como Ward
Cr Fiona Reid – Moresby Ward
Cr Colin Cala – Manning Ward
Cr Sharron Hawkins-Zeeb – Manning Ward
Cr Cheryle Irons – Mill Point Ward
Cr Ken Manolas – Mill Point Ward

Ms Vicki Lummer – Director Development and Community Services
Mr Mark Taylor – Director Infrastructure Services
Mr Stevan Rodic – Manager Development Services
Mr Elyse Maketic – Manager Strategic Planning
Mr Mark Carolane – Senior Strategic Projects Officer

Opening

The Briefing opened at 5:30pm.

Kensington/South Perth Character Study Report – Part B

- Mark Carolane gave a presentation outlining the background to the project, the process to date, contents of the report and next steps (presentation attached).
- The following was discussed:
 - Side setbacks in transition areas and the need for these setbacks to be adequate where adjacent to single dwellings.
 - Incentives for consolidating blocks adjacent to Canning Highway to avoid access to Canning Highway. Staff outlined that this would be investigated as part of the Access Study.
 - Request to identify the following on the height and density map:
 - Key landmarks;
 - Cul de sacs; and
 - Maximum height.
 - Importance of certainty and clear guidance for discretion in the subsequent planning framework.



- Streetscape typology diagrams in the report. Staff explained that these would be included in the Scheme Amendment report.

Delegation for Planning Approvals:

- Stevan Rodic gave a presentation outlining the process for assessing and determining development applications (presentation attached).
- The following was discussed:
 - Processing time requirements under the Planning and Development Regulations 2015 and the need to have an efficient system.
 - Consultation requirements for overshadowing.
 - Requirement for site visits as part of the assessment process.
 - Opportunity to encourage the retention of trees on private property is limited. Greater opportunity exists on City land such as verges, medians and parkland.
 - Content of neighbour notification letters and intent to include advice of reasons for decision in the letter.
 - Importance of a transparent process that clearly outlines the reasons for approval, which appears to be current practice.
- The briefing on the above topic is considered to fulfil the requirements of the following Council resolution:

23 August 2017

Item 12.1

Council resolved :

That the City of South Perth undertakes a review of the delegation framework for Planning Applications with a view to providing a transparent framework and understanding for decisions to approve applications under Delegated Authority or refer them to Council for determination. This would take the form of a discussion paper presented to the Elected Members by October 2016 for further consideration.

Close

The Briefing closed at 7:30pm

Kensington/South Perth Character Study Report – Part B

Canning Highway #ShapeOurPlace Stage 2

PRESENTATION | 22 May 2017



Background

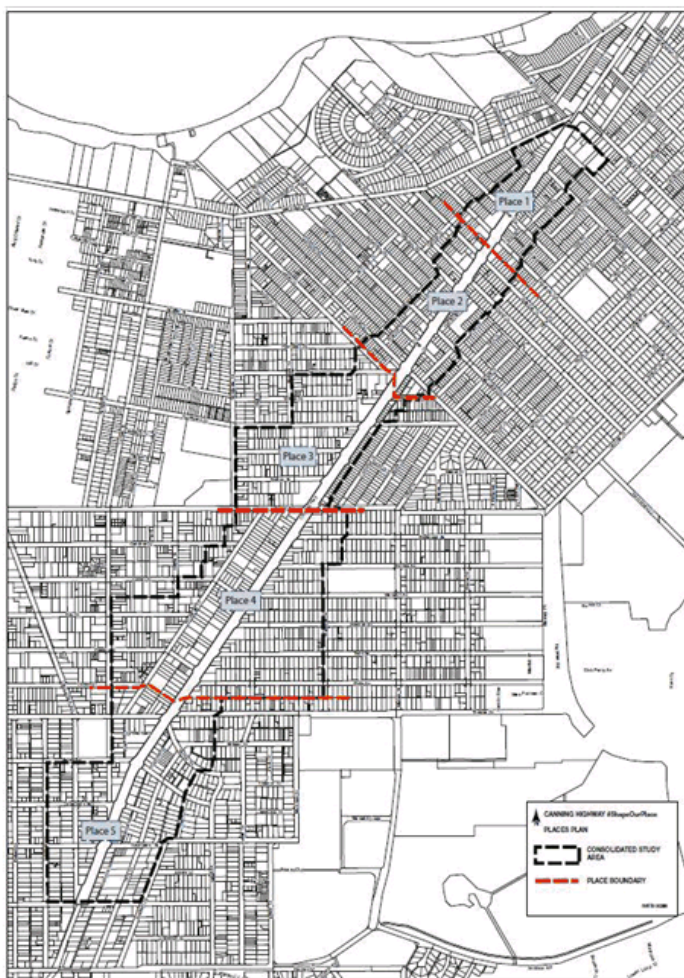
Draft **Local Housing Strategy** (2012) recommends medium density development either side of Canning Highway.

The **Canning Highway Residential Density and Built Form Study** (November 2015) investigated residential density and built form adjacent to Canning Highway. Report was endorsed by Council in March 2016.

The **Multi-Unit Housing Code** is currently being updated by the State Government. The revised Code covers a wider range of topics in greater detail than the current R-Codes.

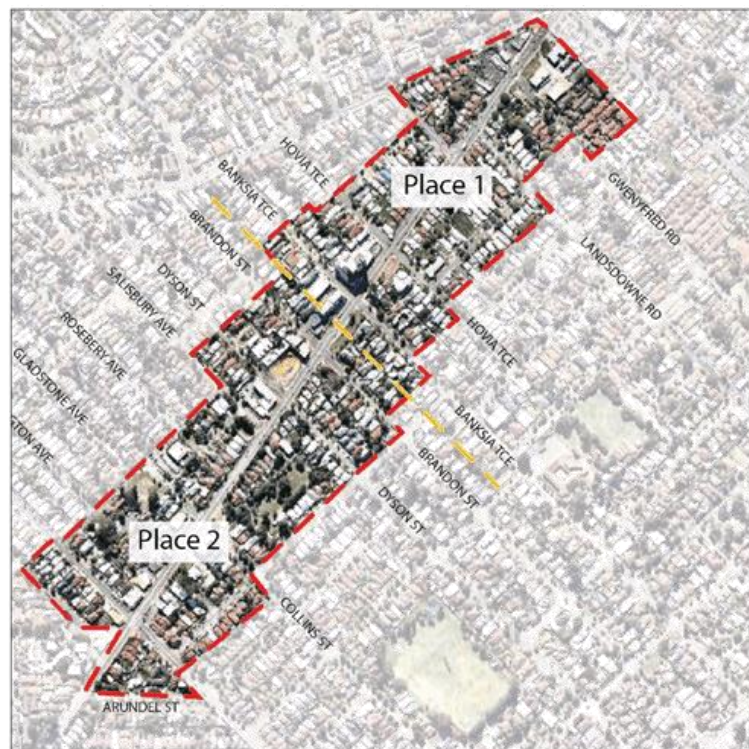


Canning Highway Study Area



The Study separated Canning Highway into 5 parts, each of which will be the subject of further detailed analysis.

Kensington/South Perth Character Study Area



The Study Objectives

Recommend changes to Town Planning Scheme No. 6 to facilitate medium density residential development while protecting the amenity and character of the existing suburbs, including:

- Identify elements of existing built form that contribute positively to the character of the study area and surrounding suburbs;
- Prepare a draft amendment to Town Planning Scheme No. 6 to facilitate medium density development adjacent to Canning Highway and an appropriate transition from the highway to surrounding suburbs;
- Prepare draft planning controls (e.g. policy or design guidelines) to supplement the R-Codes and protect the identified character elements in new residential development, including medium density development.



The Process

Background review, began in July 2016



Character assessment (Report – Part A, October 2016)



Community consultation on Report – Part A, October-November 2016



Implementation recommendations (Report – Part B, May 2017)



Draft scheme amendment and additional planning controls, May 2017



Community engagement to date

Community Open Day

- 22 October 2016
- Approximately 30 attendees
- Consultants and City staff discussed findings of the character assessment

Online survey

- Completed through [yoursay.southperth](https://yoursay.southperth.wa.gov.au/)
- Open 10 October to 4 November 2016 (32 days)
- 34 responses received
- Feedback informed the implementation recommendations in the Character Study Report – Part B



Community open day, 22 Oct. 2016



The Report – Part A

Part A (October 2016) - identifies elements of the existing built form of the study area that contribute positively to the character of the area.

The Part A report has been available on the City's website since October 2016.



The Report – Part B

Part B (May 2017) - provides the rationale for a new planning framework to facilitate appropriate medium density development along and close to Canning Highway and provide for an appropriate transition to adjacent low density residential areas.

The Part B report will be made available on the City's website following this briefing.



Report structure



- Executive Summary
- 1 – Introduction
- 2 – Approach and Methodology
- 3 – Key Issues and Influences
- 4 – Analysis and Rationale for Change to Planning Framework
- 5 – Summary by Theme
- 6 – Next Steps



Streetscape typologies

The Canning Highway study (2015) and the draft Apartment Design Policy advocate the establishment of desired streetscape patterns as an appropriate focus for development controls.

Three streetscape typologies are recommended:

- Medium Density Attached – adjacent to the highway
- Medium Density Detached – in selected transition areas
- Neighbourhood Detached – in transition areas to reflect the proportions and scale of existing single houses





streetscape Typology Plan
Manning Highway East Precinct

Date: 12 May 2017
Scale: NTS @ A3
Drawing No: 716-540 CP-1 A
Set: AMPLD

Level 7, 102 St Georges Terrace
Perth Western Australia 6000
Telephone +61 (0) 8 939 0033
Facsimile +61 (0) 8 939 0035
www.tpg.com.au
The Planning Group Pty Ltd
ABN 65 627 271 025



Streetscape typologies

- Rationale for the recommended streetscape type in each location is set out in the report.
- Each streetscape typology has corresponding character statement and design priorities.
- Primary controls based on streetscape typology are set out in the draft scheme amendment.
- Further guidance on built form is provided in a planning policy.

Primary controls

Primary controls table (in the Scheme) is adapted from the provisions of the draft Apartment Design Policy.

Defines:

- Residential density
- Plot ratio limits
- Building height limits
- Boundary wall height limits
- Setbacks



Additional height and plot ratio

- Plan 1 identifies selected areas considered ‘Eligible for additional Plot Ratio and Building Height’.
- Balance between certainty and flexibility.
- Eligibility is defined in the Scheme through the Streetscape Typology Plan and Primary Controls Table.
- Further to the location eligibility, proposals for additional height and plot ratio must demonstrate the achievement of incentive-based development provisions.
- Incentives are set out as performance criteria in the Scheme.

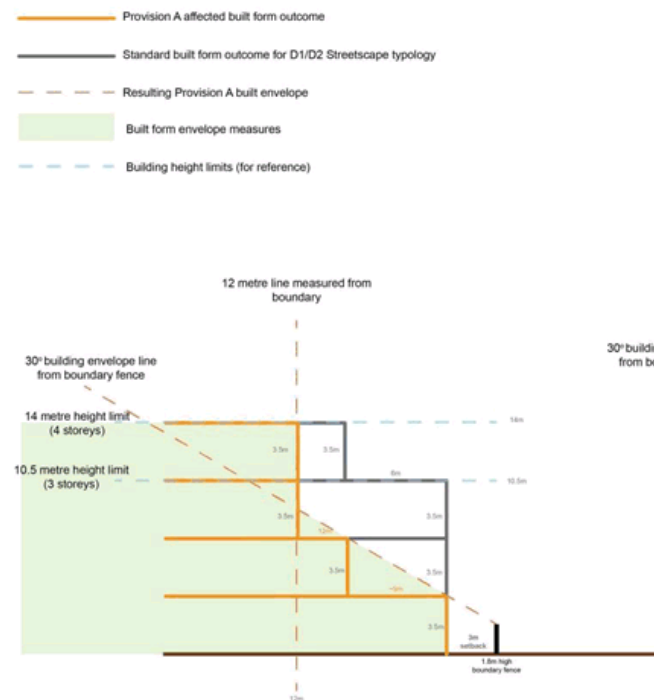


Setbacks and transition provisions

- Important for creating and maintaining a desired sense of openness and separation and to help ensure that areas of higher density transition appropriately into lower density areas.
- Setback provisions have been adapted from the draft Apartment Design Policy.
- At transition boundaries greater ground and upper floor setbacks are required.
- Additional provisions to protect privacy of lower-density dwellings on transition boundaries are provided in a new planning policy.

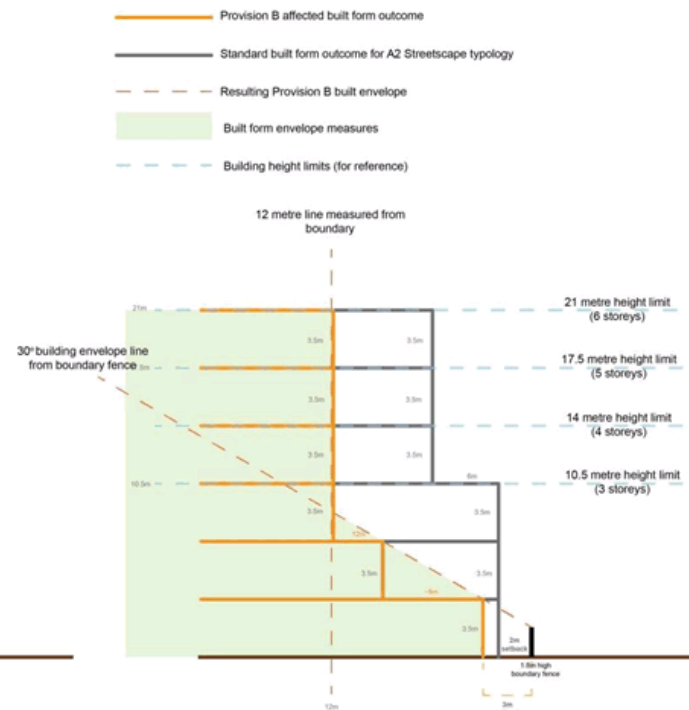


Provision A



Note: this section is indicative only to demonstrate the setback requirements for the Provision A boundary (orange) relative to the standard rear setback requirements for the D1 and D2 streetscape. These have demonstrated with floor heights of 3.5 metres as per the City of South Perth building height limits. The green area and red dashed lines indicate the overall building envelope. The City of South Perth may apply discretion as to what constitutes a side or rear boundary for a particular site, including sites of an irregular shape, or where amalgamation or road widening affect the site configuration.

Provision B



Note: this section is indicative only to demonstrate the setback requirements for the Provision B boundary (orange) relative to the standard rear setback requirements for the A2 streetscape. These have demonstrated with floor heights of 3.5 metres as per the City of South Perth building height limits. The green area and red dashed lines indicate the overall building envelope. The City of South Perth may apply discretion as to what constitutes a side or rear boundary for a particular site, including sites of an irregular shape, or where amalgamation or road widening affect the site configuration.

Canning Highway East Precinct Built Form Policy

Provides guidance on how development can produce good design outcomes within the specific context and character of the Precinct.

Policy provisions:

- Existing character elements
- Streetscape typology character statements and design priorities
- Transition provisions
- Separation between buildings
- Façade design
- Climate sensitive design
- Fencing to streets
- Public domain interface of development fronting Canning Highway
- Communal open space
- Vehicular access



Next Steps

- Publish report on City of South Perth website and notify previous participants
- Access study to detail the most appropriate access arrangements to ensure lots do not become 'land locked' by having access only off Canning Highway
- Finalisation of draft amendment and policy, including discussions with Department of Planning
- Initiation of town planning scheme amendment



Questions and Discussion



CONCEPT BRIEFING.

Overview: Draft Strategic Community Plan 2017-2027

Meeting Date & Time: 6.30pm, Monday 12 June 2017
Meeting Location: Reception Room
Meeting Attendees:

Councillors

Jessica Black	Como Ward
Glen Cridland	Como Ward
Colin Cala	Manning Ward
Travis Burrows	Moresby Ward
Fiona Reid	Moresby Ward
Ken Manolas	Mill Point Ward

Officers

Geoff Glass	Chief Executive Officer
Mark Taylor	Director Infrastructure Services
Vicki Lummer	Director Development and Community Services
Colin Cameron	Director Corporate Services

Presenters

Vanessa Loncar	Manager Organisational Planning and Performance
Charlotte Carlish	Stakeholder Engagement Coordinator

Apologies

Sue Doherty	Mayor
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Opening

The Briefing opened at 6.30pm.

Topics Discussed

- A presentation was given to Elected Members outlining:
 1. Integrated Planning and Reporting Framework
 2. Purpose of Strategic Community Plan
 3. Vision 2027 project outcomes to date
 4. Proposed overall Vision
 5. Proposed change in Strategic Directions
 6. Proposed Vision for each Strategic Direction
 7. Proposed Strategies
 8. Next Steps
- Numbers 4-7 were discussed with Elected Members and specific feedback was as follows:
 - Officers recommended moving from six Strategic Directions to four, based on community and stakeholder feedback, research with other local governments, and State Government guidelines, as follows:



Strategic Direction	Proposed Strategic Direction
Community	Social
Environment	Economy
Housing and Land Uses	Environment – Built and Natural
Places	Leadership
Infrastructure and Transport	
Governance, Advocacy and Corporate Management	

- Elected Members suggested changing Social to Community.
- Elected Members suggested adding the word 'safe' into the Vision for Social.
- Elected Members read through all strategies with officers and proposed a variety of changes.
- All the above feedback was taken on board and the draft amended accordingly.
- Report to Council will include the reports of results from stages one and two of Vision 2027 and the draft Strategic Community Plan 2027-2027 for Council's consideration.

Close

The Briefing closed at 7:45pm

CONCEPT BRIEFING.

Notes: 2017/2018 Draft Budget Overview

Meeting Date & Time: 6:30pm Monday 13 June 2017

Meeting Location: Civic Administration Building – Reception Room

Meeting Attendees: Elected Members

Cr Glenn Cridland	Como Ward
Cr Jessica Black	Como Ward
Cr Colin Cala	Manning Ward
Cr Travis Burrows	Moresby Ward
Cr Cheryle Irons	Mill Point Ward
Cr Ken Manolas	Mill Point Ward
Cr Fiona Reid	Moresby Ward

City Officers

Geoff Glass	Chief Executive Officer
Vicki Lummer	Director Planning and Development
Mark Taylor	Director Infrastructure
Colin Cameron	Director Corporate Services
Stephen Bowley	Interim Accountant

Leave of Absence

Sue Doherty	Mayor
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Apologies

Cr Sharron Hawkins-Zeeb	Manning Ward
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Opening

The Briefing opened at 6:30pm.

Topics Discussed

The Concept Briefing was presented by the Director Corporate Services and broken down as follows:

- Overall Budget context.
- Rate setting context.
- Draft Operating Budget.
- Draft Capital Budget.
- Proposed Fees and Charges.
- Collier Park Village.
- Next steps

Actions/Outcomes

- The powerpoint presentation will be available on the Councillors Hub
- Budget Adoption at the Special Council Meeting 10 July 2017

Close

The Briefing closed at 7:40pm.



CONCEPT BRIEFING.

Notes: The Westralian Centre Concept

Meeting Date & Time: 6:00pm Wednesday 14 June 2017

Meeting Location: Civic Administration Building – Reception Room

Meeting Attendees:

Councillors

Cr Colin Cala	Manning Ward
Cr Travis Burrows	Moresby Ward
Cr Fiona Reid	Moresby Ward
Cr Ken Manolas	Mill Point Ward
Cr Jessica Black	Como Ward

City Officers

Geoff Glass	Chief Executive Officer
Mark Taylor	Director Infrastructure
Vicki Lummer	Director Planning and Development
Colin Cameron	Director Corporate Services
Phil McQue	Manager Governance & Marketing
Danielle Cattalini	Manager Stakeholder & Customer Relations
Lisa Williams	Marketing Coordinator
Naomi Kavanagh	Senior Project Officer

Guests

Kelli Blatchford	Jackson McDonald
Matthew Reid	Jackson McDonald
Anthony Hasluck	Clarity Communications
Anne Gribble	Clarity Communications
Michael Chappell	Pracsys
Dawson Demassiet-Huning	Pracsys

Leave of Absence

Mayor Sue Doherty	Mayor
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Opening

The Briefing opened at 6:00pm.

Topics Discussed

Pracsys Business Case

Michael Chappell presented an overview of their business case (refer attached presentation)

Clarity Communications / Thinkfield Survey

Anne Gribble presented an overview of the independent survey results (refer attached presentation)

Your Say South Perth / Stakeholder Engagement

Danielle Cattalini and Lisa Williams presented an overview of the Your Say South Perth survey results and stakeholder engagement (refer attached presentation)

Sir James Mitchell Park

Kelli Blatchford presented a confidential overview on the following:

- Land tenure matters - Westalian Centre
- Sir James Mitchell Park Management Order
- Proposed Pop Up Bar Expression of Interest
- Proposed Café at Millers Pool

Close

The Briefing closed at 8:45pm.

WESTRALIAN CENTRE CONCEPT

COUNCILLOR BRIEFING

The South Perth Foreshore is an asset of WA.

*The City acknowledges the role of
'custodian'/caretaker*

PRESENTATION | 14 JUNE 2017





Coode Street Beach with Flagpole in background on Australia Day



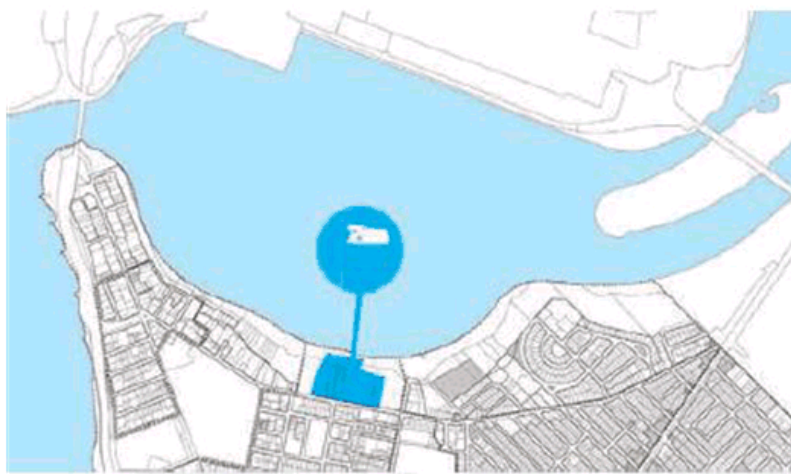
AGENDA

- Overview of Westralian Centre Concept within project plan context
- Stakeholder engagement overview
- Survey Presentation
- Your Say Presentation
- Pracsys Presentation
- Locational Analysis and Land Tenure Issues
- Where to from here



SOUTH PERTH FORESHORE STRATEGY AND MANAGEMENT PLAN

- Proposed Westralian Centre concept is located in Node 9, The Flagpole of the South Perth Foreshore area.
- Vision for Node 9 Flagpole is to create:
 - A landmark site, representing national, state, local and Aboriginal significance, that expresses the historical background of the area; and
 - A landmark event space for civic and social events that also provides recreational facilities throughout the year.



NODE 9 CURRENT CONTEXT

- Symbolic location for the celebration of civic events, marked by a flagpole and a limestone Coat of Arms constructed in the grass.
- Area looks ‘tired’, is disconnected from the rest of the park and provides no reason to stop and linger
- Things to Consider:
 - Underutilised
 - Degraded infrastructure
 - Disconnected to the surrounding park
 - Site of Australia Day and other civic ceremonies
 - One hundred years of Chinese History (market gardens)
 - Major event space
 - Flag Pole Project



NODE 9 STRATEGIES

- 9.1 Improve family and picnic facilities
- 9.2 Expression of site history
 - Chinese market gardens
 - European Settlement
 - Aboriginal history
- 9.3 Develop area as civic ceremony and events space



STAKEHOLDER ENGAGEMENT

- At the City's February 2017 Council Meeting, the Council resolved to give in principle support to the proposed project and the City commenced initial investigations and preparatory works on the Westralian Centre concept.
- The City commenced consultation with local, state and national stakeholders to assist the Council in the decision-making process.



PRELIMINARY ENGAGEMENT

As part of the stakeholder engagement plan for the Westralian Centre, the City commenced initial consultation of stakeholders at the IAP2 **inform** and **consult** level including:

- Clarity Consultants engaged by the City to conduct a survey of randomly selected residents in WA and a further sample of City of South Perth residents for independent, statistical research
- A questionnaire open to community and other stakeholders
- Workshop/focus groups including one with key military/ex-military stakeholders
- Workshop/focus group with key Traditional Owners/Aboriginal stakeholders
- Preliminary meetings with government agencies, key special interest groups and possible funding opportunities
- Special Electors Meeting



SURVEY RESULTS

clarity.

City of South Perth

Public reaction to proposed Node 9 development



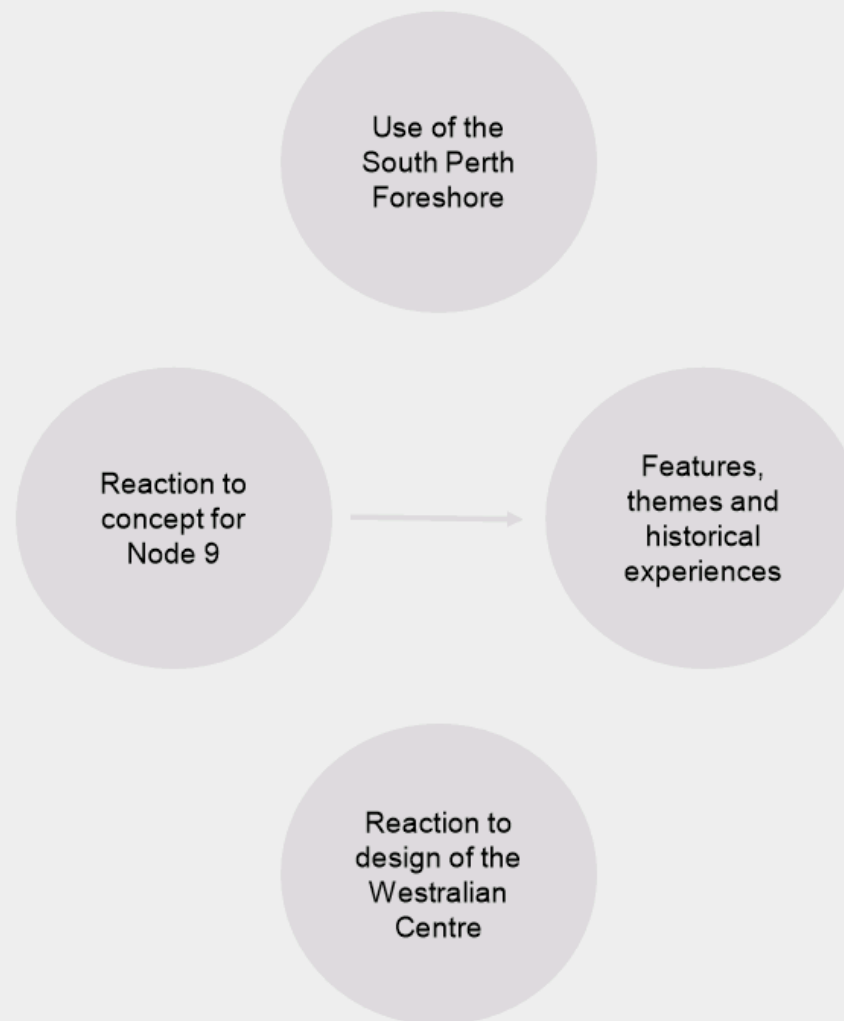
Content and Concepts © Clarity Communications

Project background and objectives

City of South Perth has developed a concept for Node 9 in response to the South Perth Foreshore Plan.

The Foreshore Plan identifies the opportunity to create a Landmark Site at Node 9.

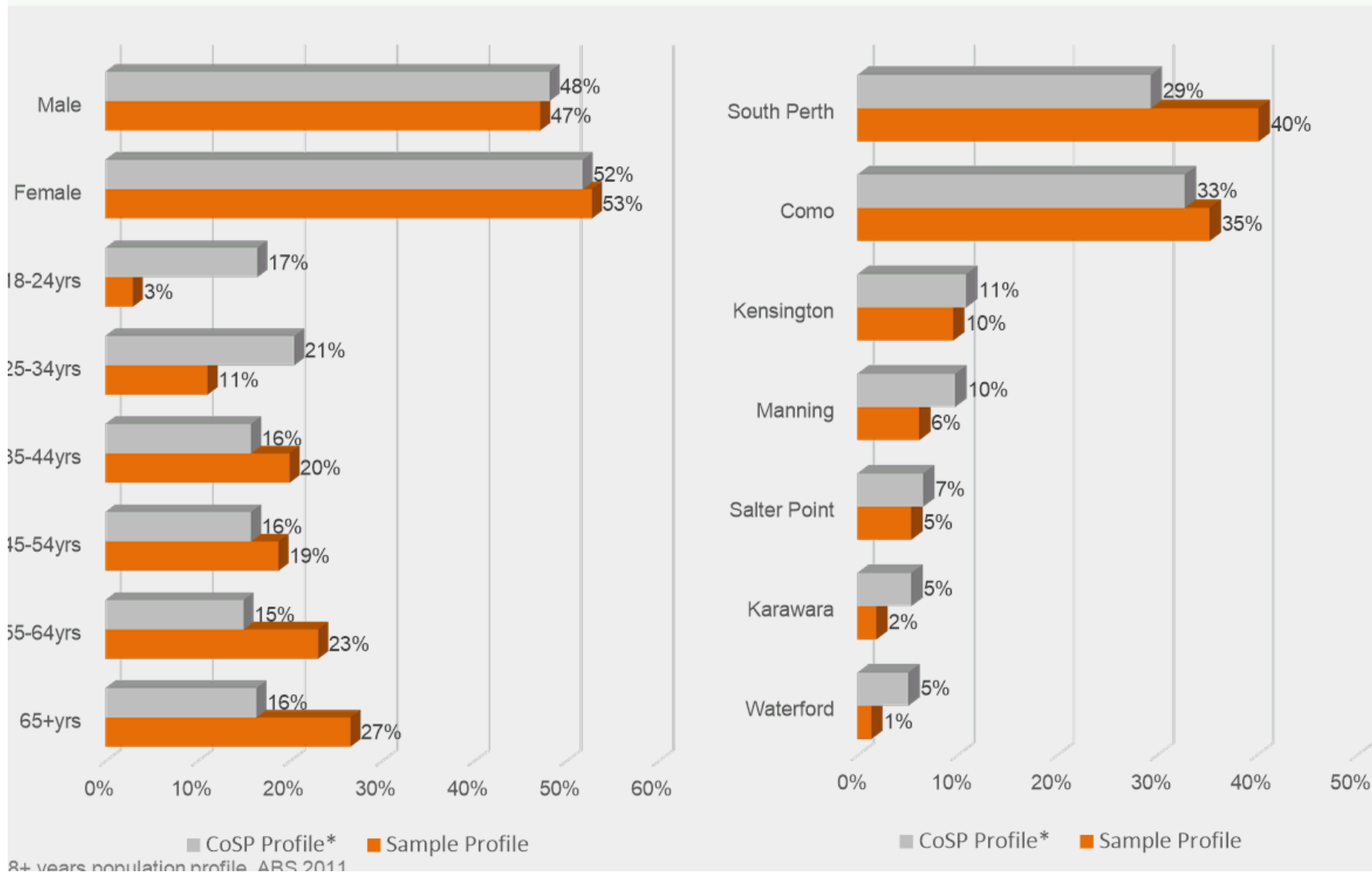
The two surveys sought information from West Australians and locals on their reaction to an initial concept.



Research method



South Perth survey - sample profile



Key themes

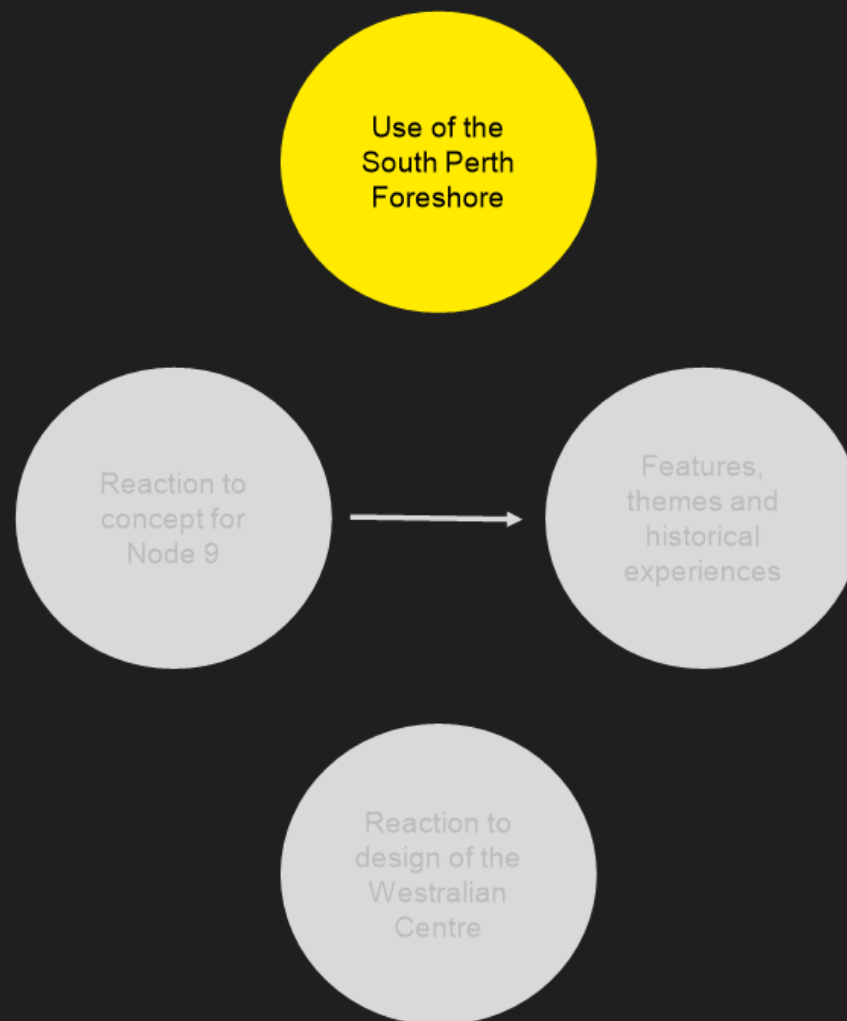
Majority of people
across WA and the City
of South Perth support
the concept

Those most likely to
oppose are:
- Every day visitors
- South Perth residents
- Over 55s.

Change vs Choice

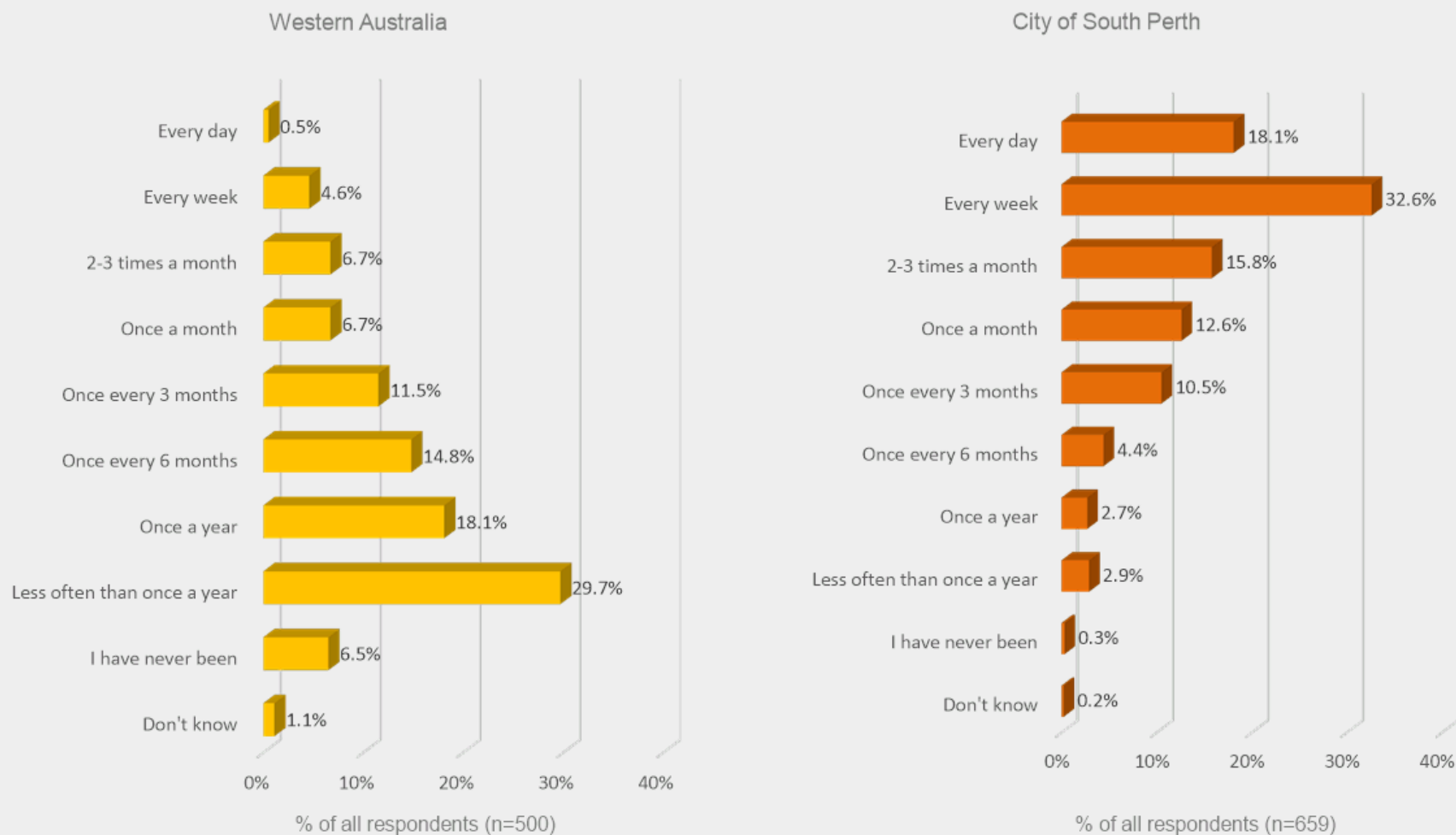
Approach to the natural
environment, enhancing
a unique area

Current use of the South Perth foreshore

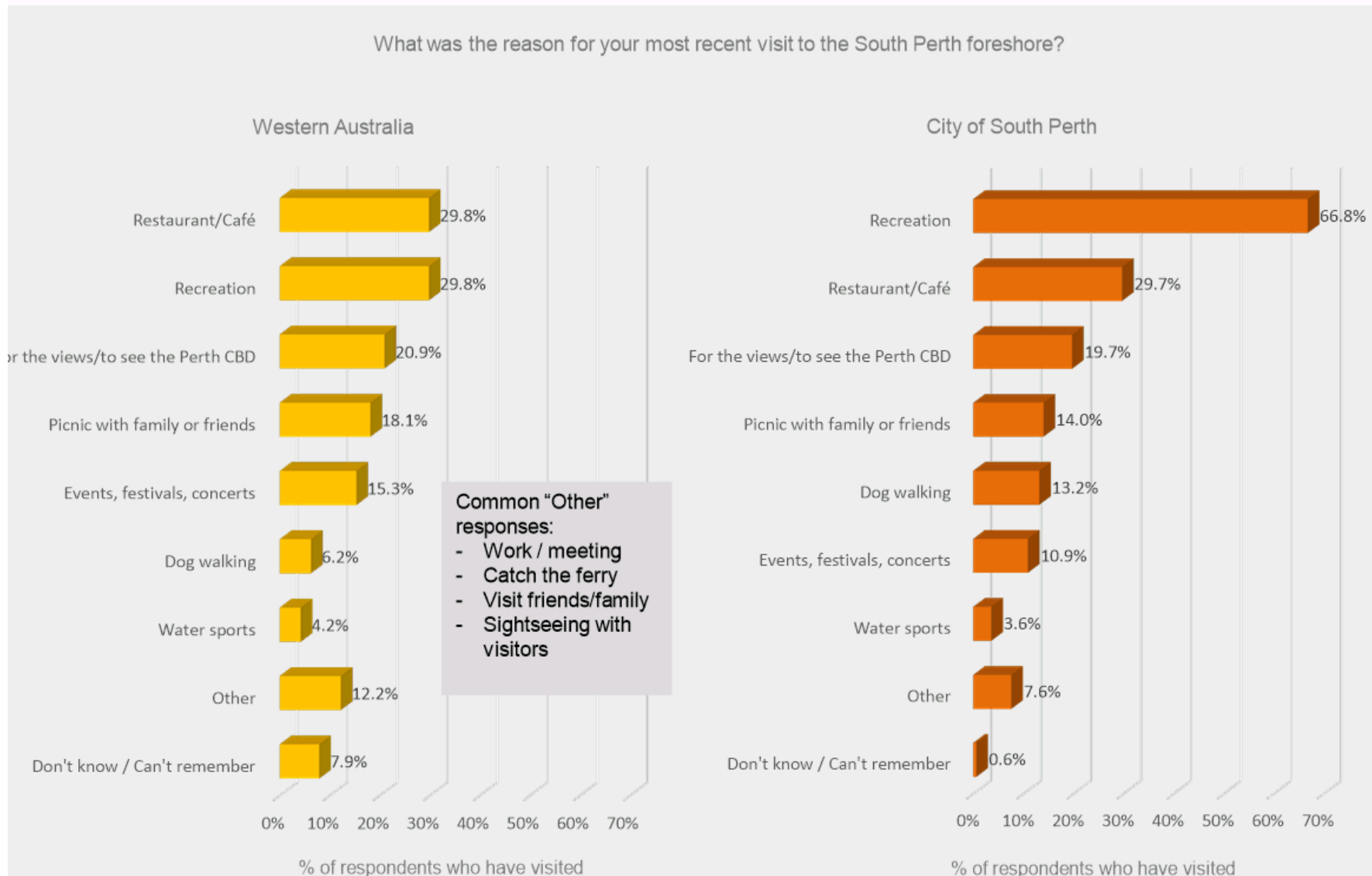


Frequency of visitation to South Perth foreshore

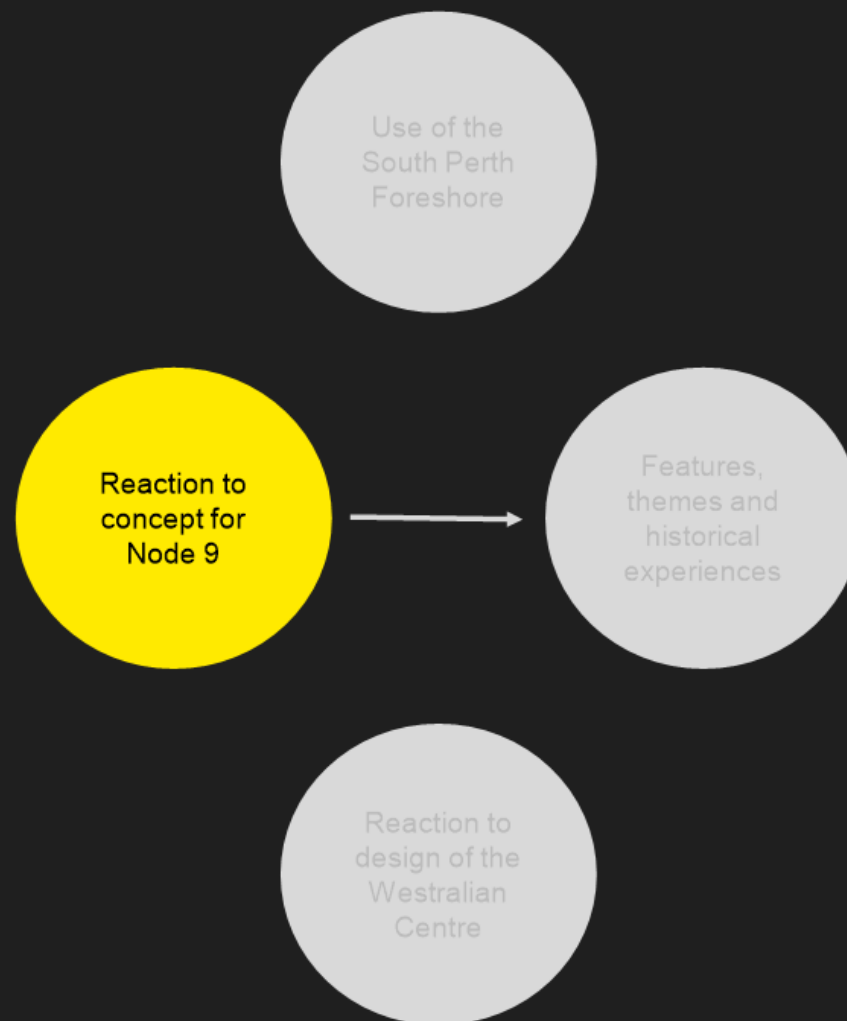
How often do you visit the South Perth foreshore? By the South Perth foreshore, we are talking about the area between the Coode Street and Mends Street jetties as shown in the map.



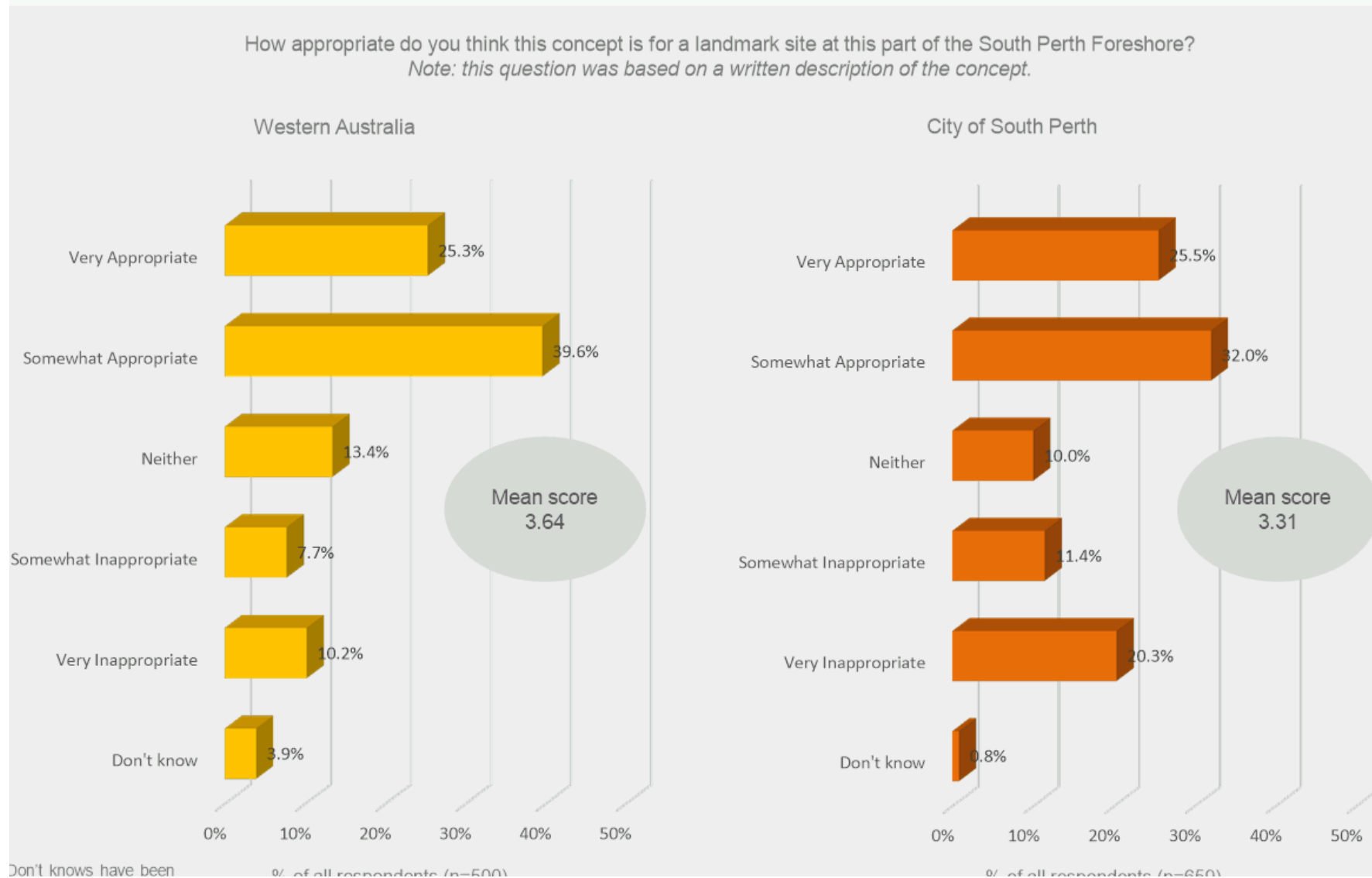
Reasons for visiting



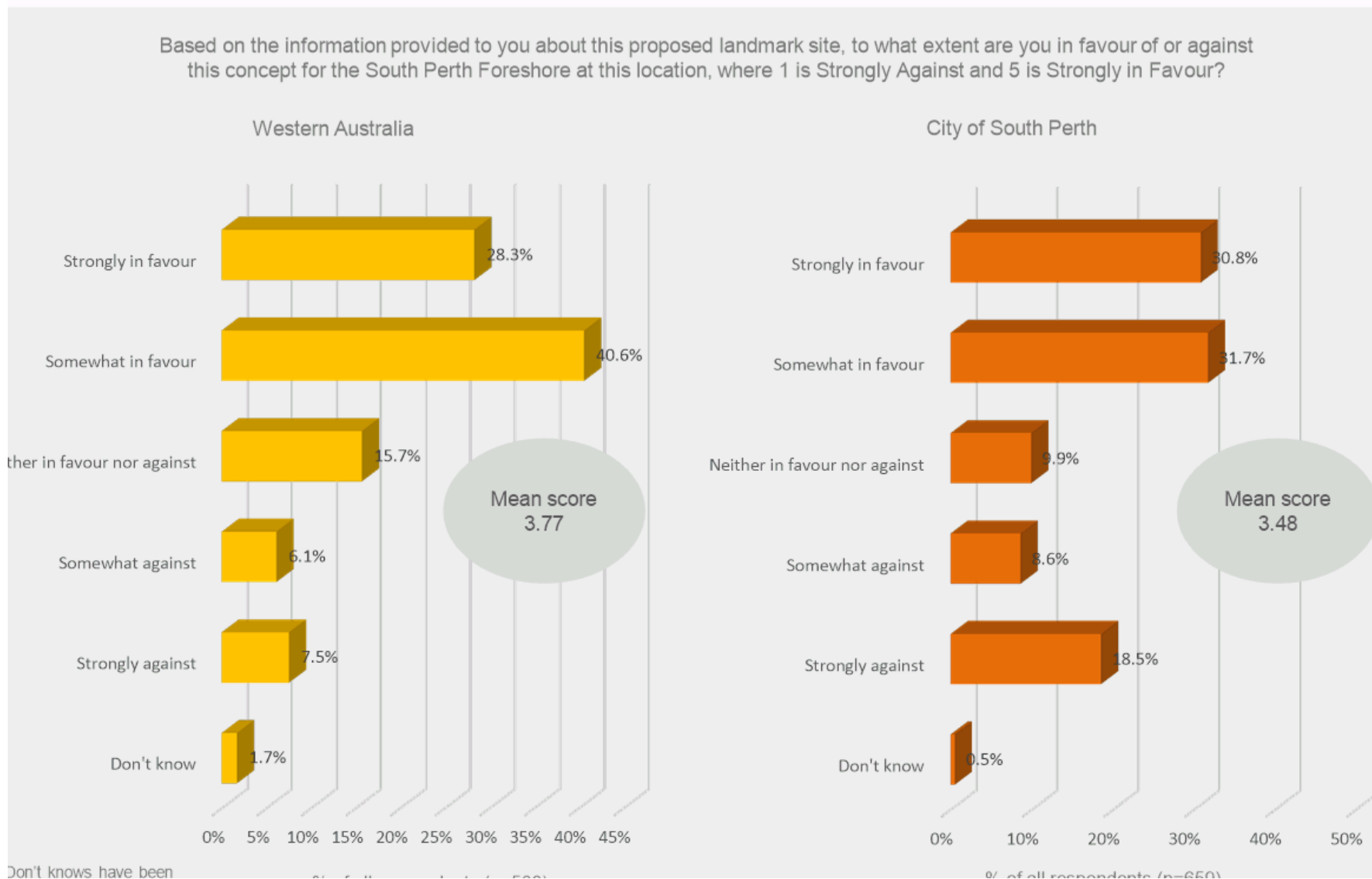
Reaction to concept proposed for Node 9



Appropriateness of concept for Node 9

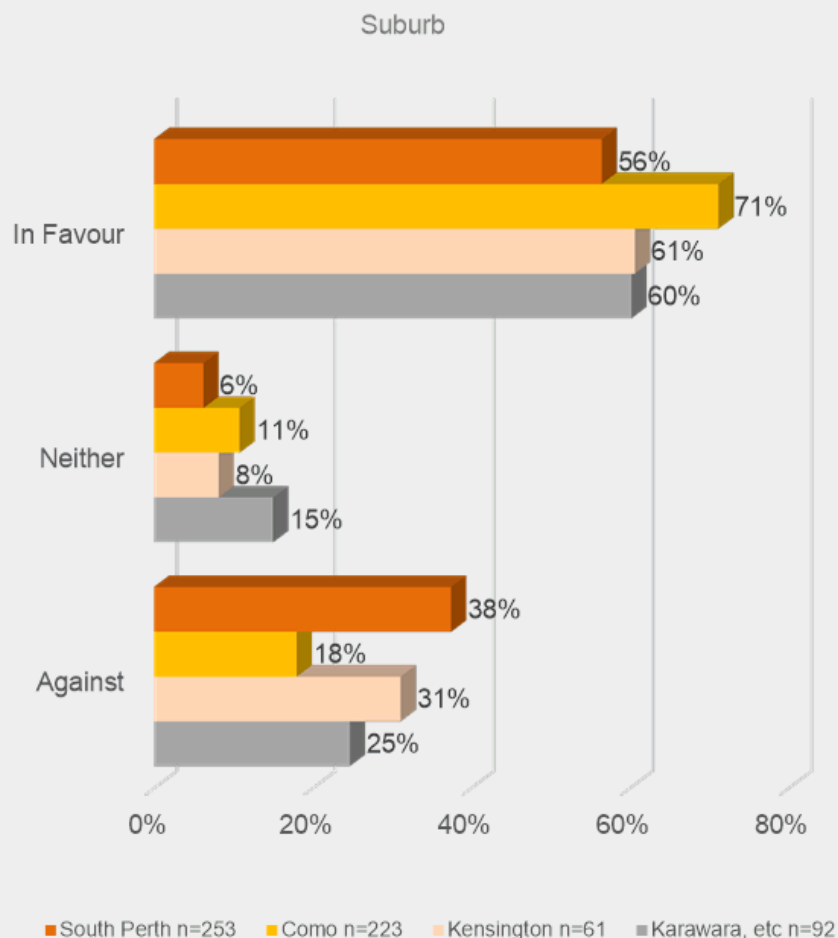
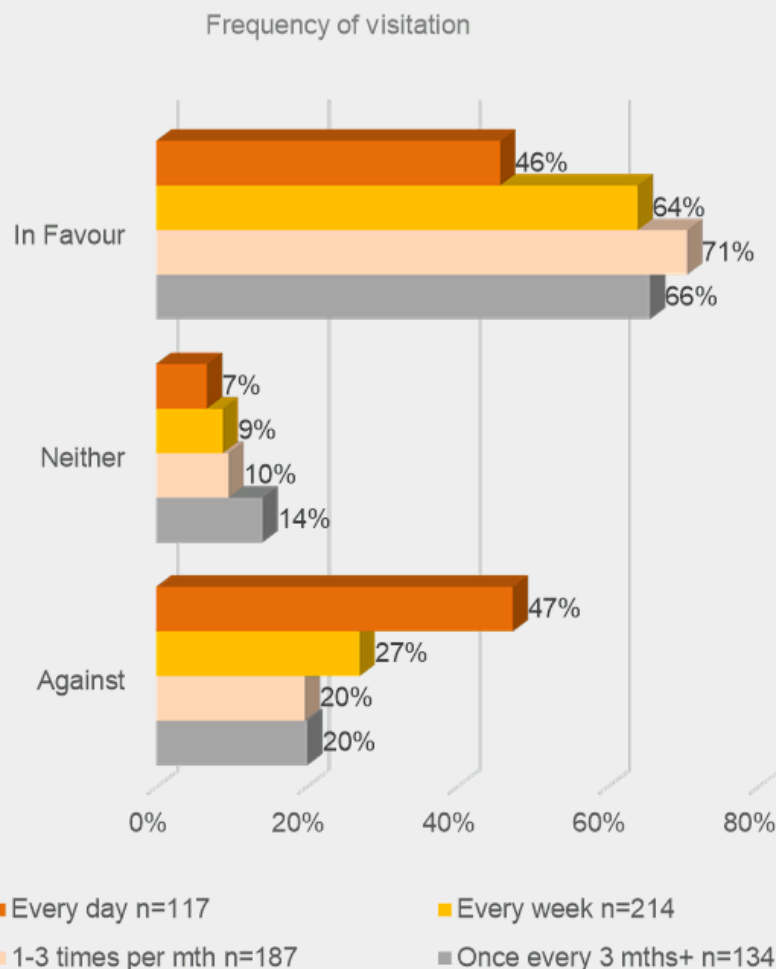


Level of support for concept at Node 9



Profiling support for concept at Node 9 – South Perth sample

Based on the information provided to you about this proposed landmark site, to what extent are you in favour of or against this concept for the South Perth Foreshore at this location, where 1 is Strongly Against and 5 is Strongly in Favour?



Key reasons for support and opposition - summary

Why are you in favour?

- Adds tourism to the area / Attracts visitors
- Gives history of the area / Teaching Indigenous stories of the area
- Help to activate the foreshore precinct
- Better utilization of the space
- Something new or unique for the area

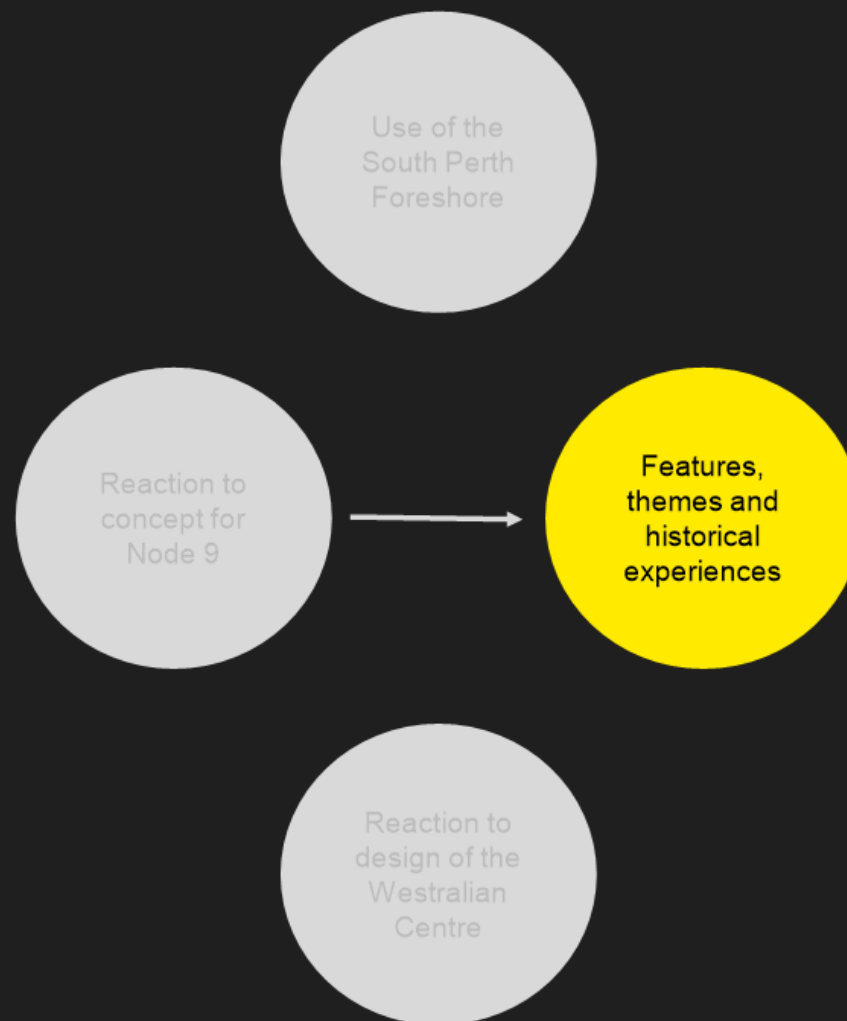
“Anything that adds to this underdeveloped area, is recreational, adds and gives depth to social infrastructure and further encourages visits and sojourns can only benefit and have positive impact on the community generally. We also need a focal point where people are made aware of local history in a relaxing, pleasant environment.”

Why are you NOT in favour?

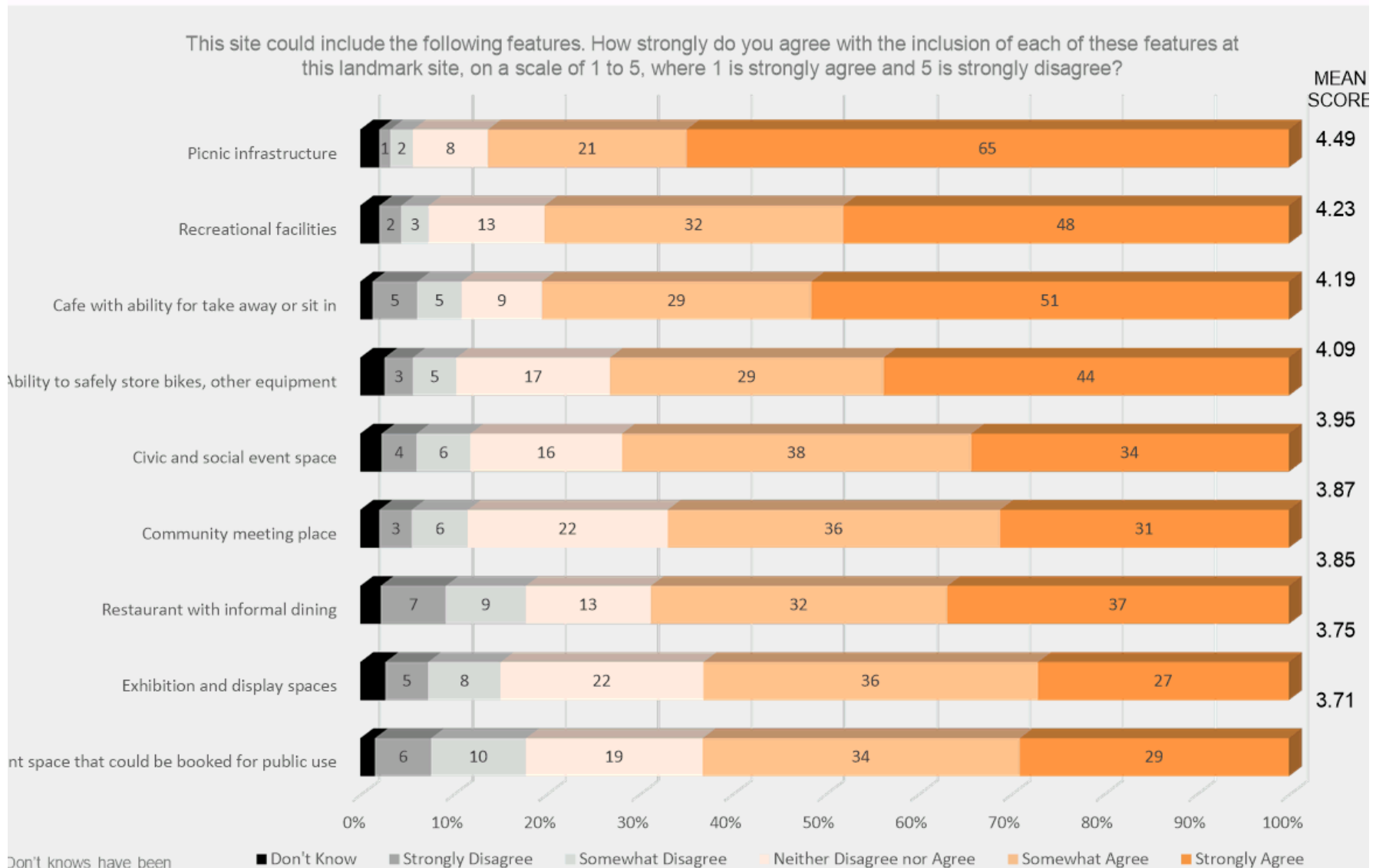
- Need to maintain green / open spaces
- Like the foreshore the way it is now
- Too much construction would ruin the foreshore
- Money could be spent elsewhere

“The main reason locals and visitors come to the foreshore is for the open space. This can be ascertained by visiting the area, especially over the weekend where the grassed areas are full of visitors and locals enjoying the fresh air and views. There are already sufficient civic centres, meeting places and museums where the public can visit. We need to keep this area open and accessible while not losing the main reason for its attraction.”

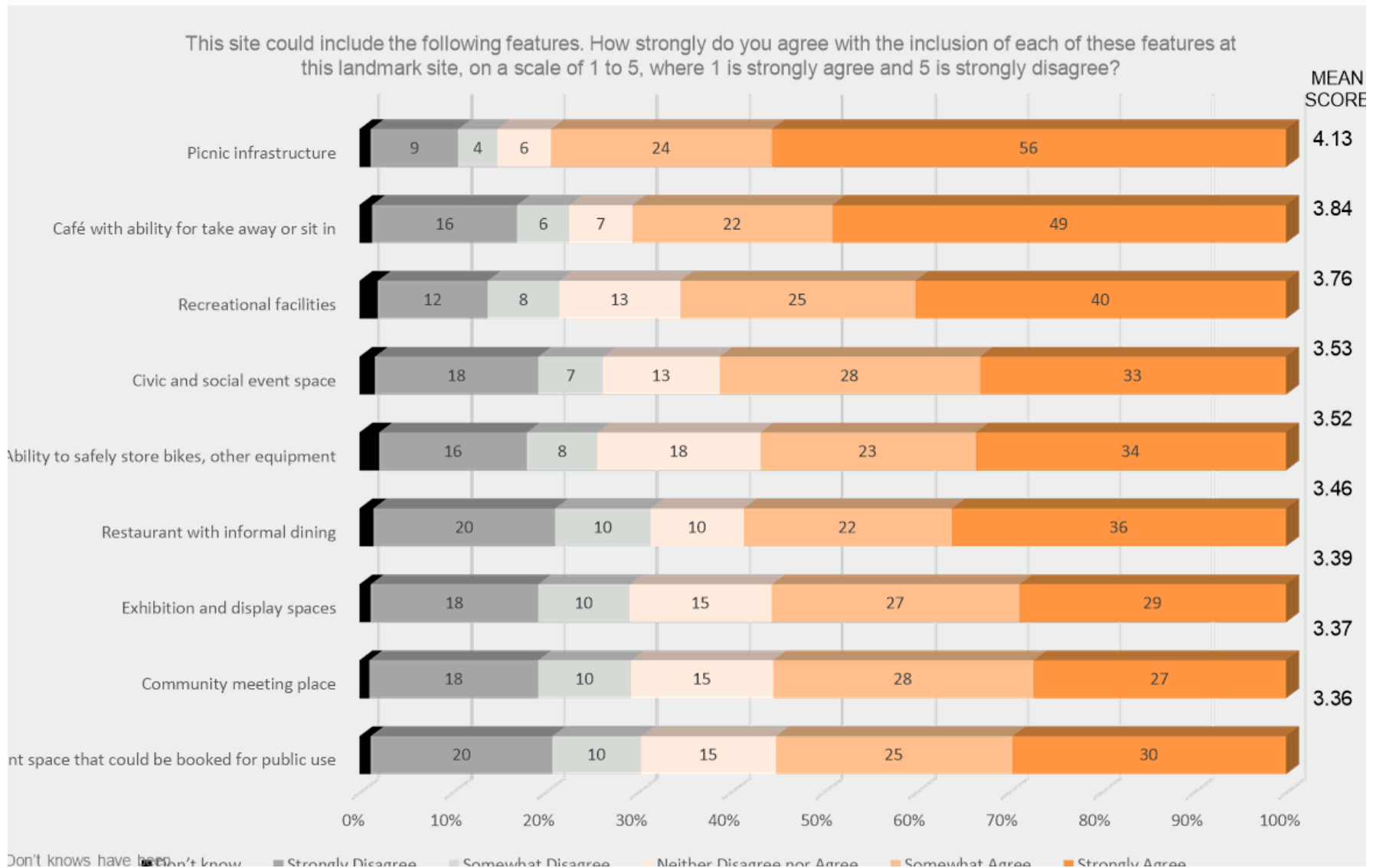
Features, experiences and stories



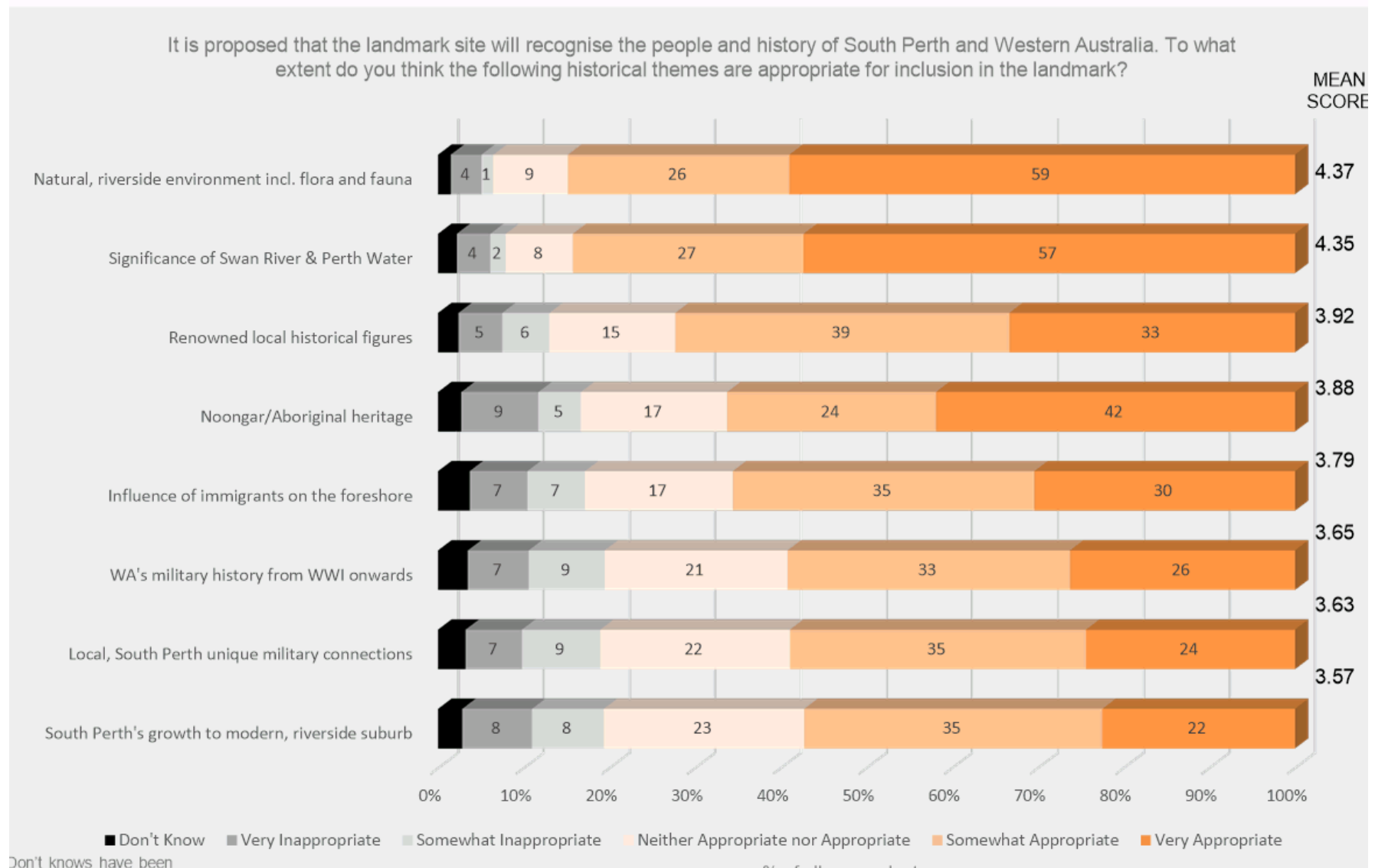
Level of Agreement with site features – WA sample



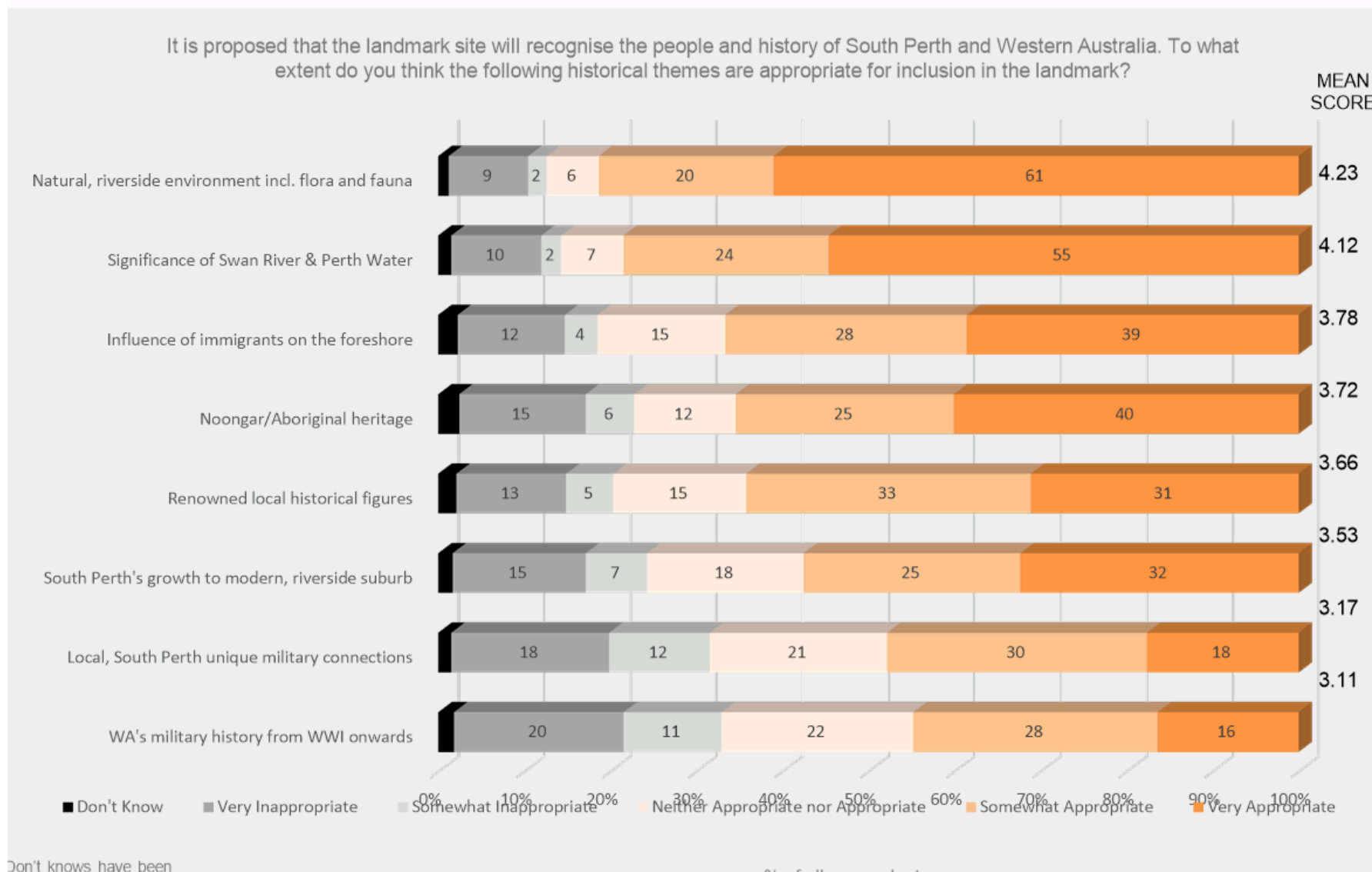
Level of Agreement with site features – South Perth sample



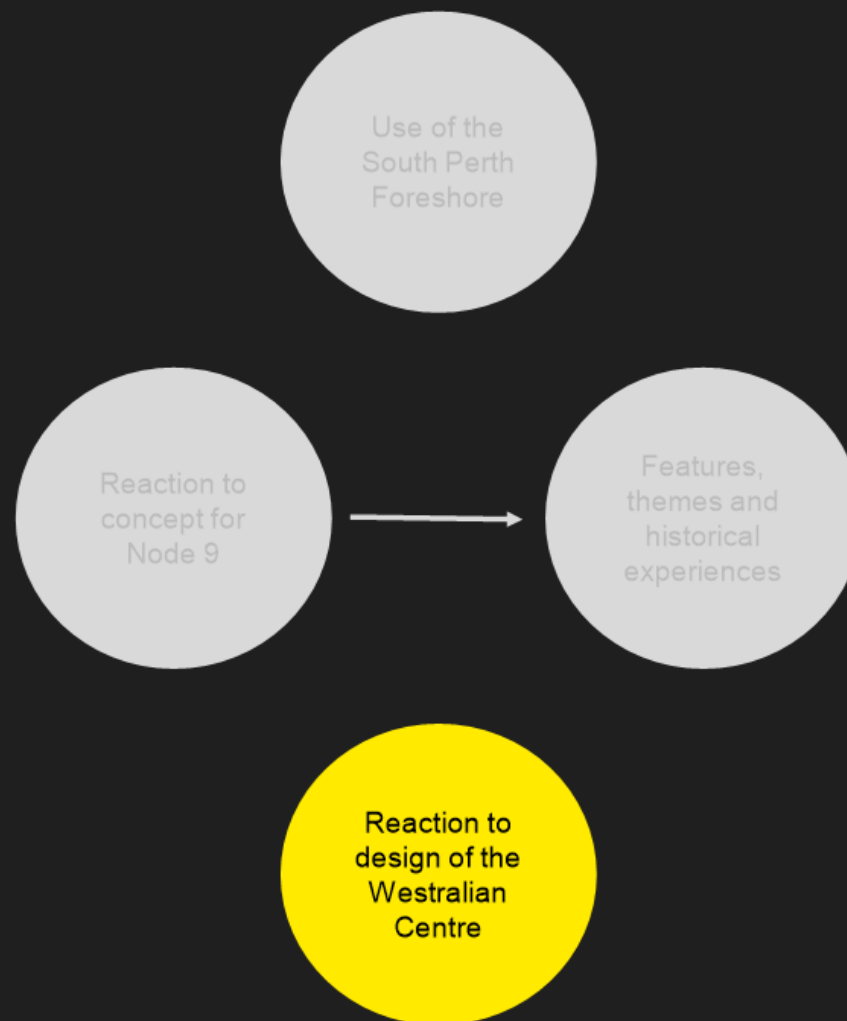
Appropriateness of historical themes at site – WA sample



Appropriateness of historical themes at site – South Perth sample



Reaction to design of Westralian Centre concept

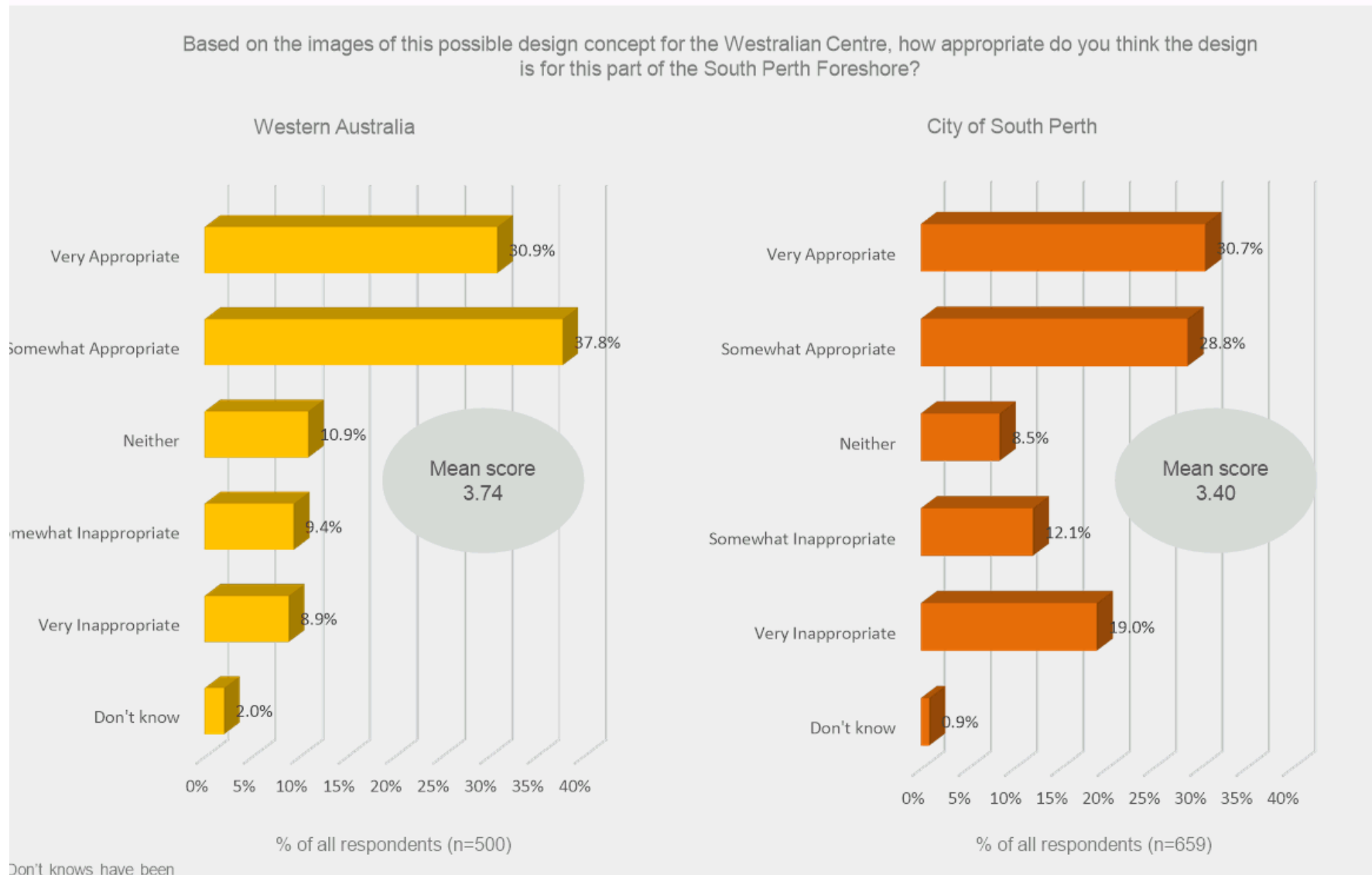


Introducing the Westralian Centre as a possible concept

People completing the survey were shown these three photos of a possible concept for a Landmark Site



Appropriateness of design for South Perth foreshore



Appropriateness of design for South Perth foreshore - summary

Why appropriate?

- Low impact / blends with the environment / unobtrusive
- Like the design / modern / interesting
- The area is still open and green
- Will attract visitors to the area

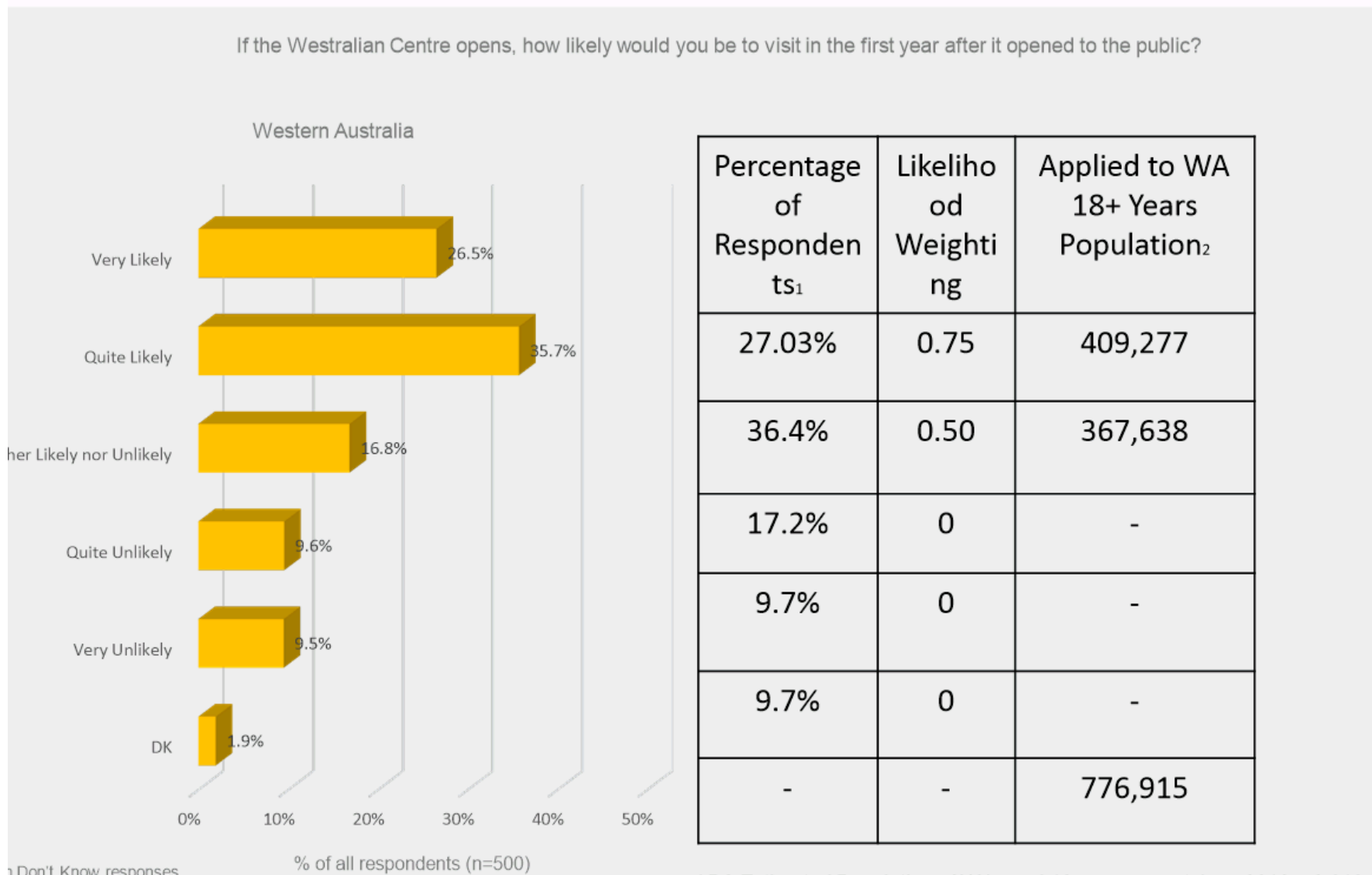
"It does not impose itself on the foreshore landscape, and is very sympathetic to the natural environment, and provides much needed public amenity to this part of the foreshore. It is also unique, and doesn't follow the normal building "on top of the ground", but appears to "sit into the ground". It is also stylish, and reflects what South Perth deserves."

Why inappropriate?

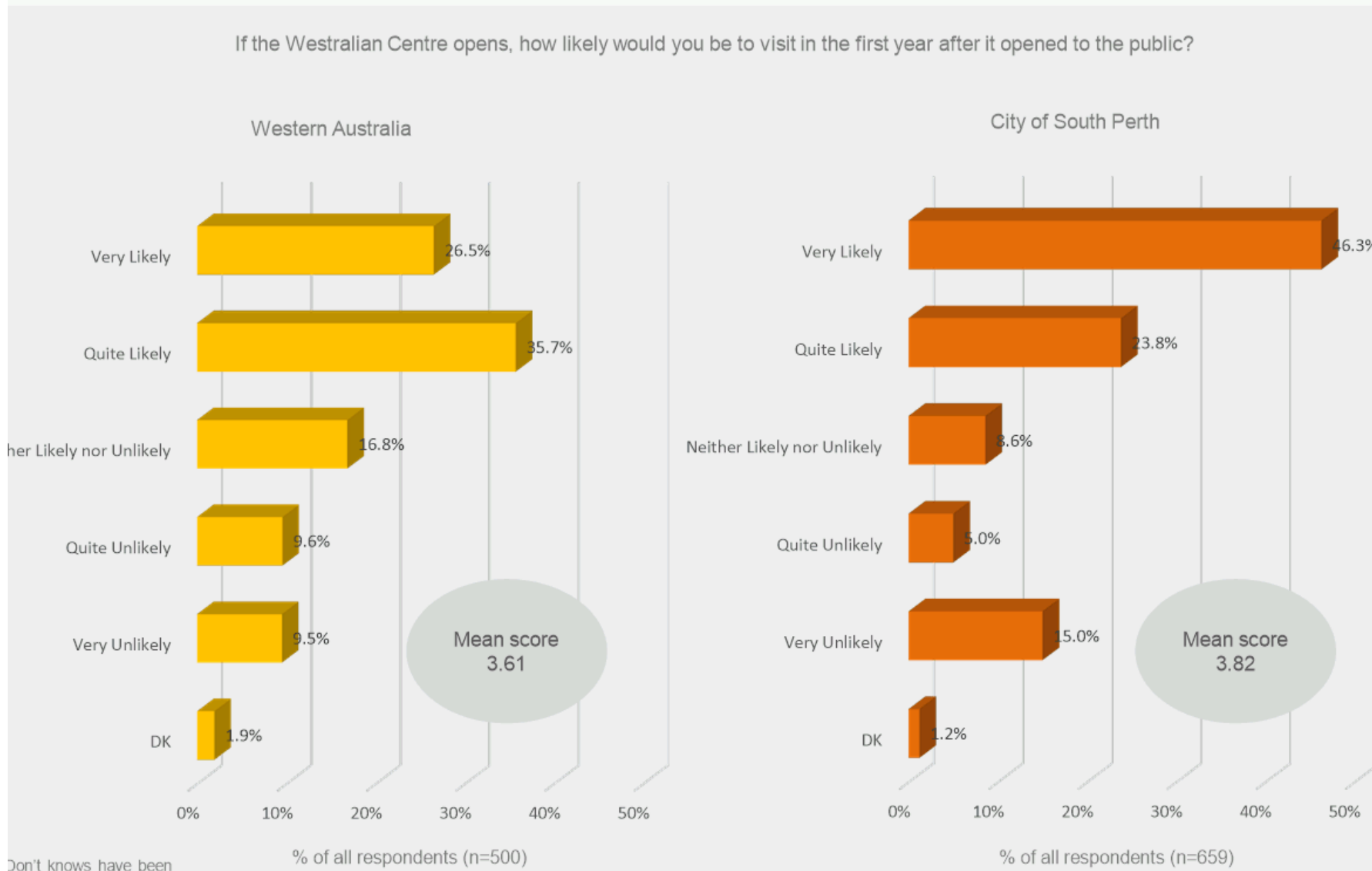
- I don't want development there / it's unnecessary
- Too much concrete / prefer grass or natural look
- Don't like the design or the look
- Lack of shade

"So much concrete! Please do not build on what is a lovely natural park. It's unusual for a city to have so much grass and trees right in the centre and it is always well used as it stands. No concrete and brick building, please!"

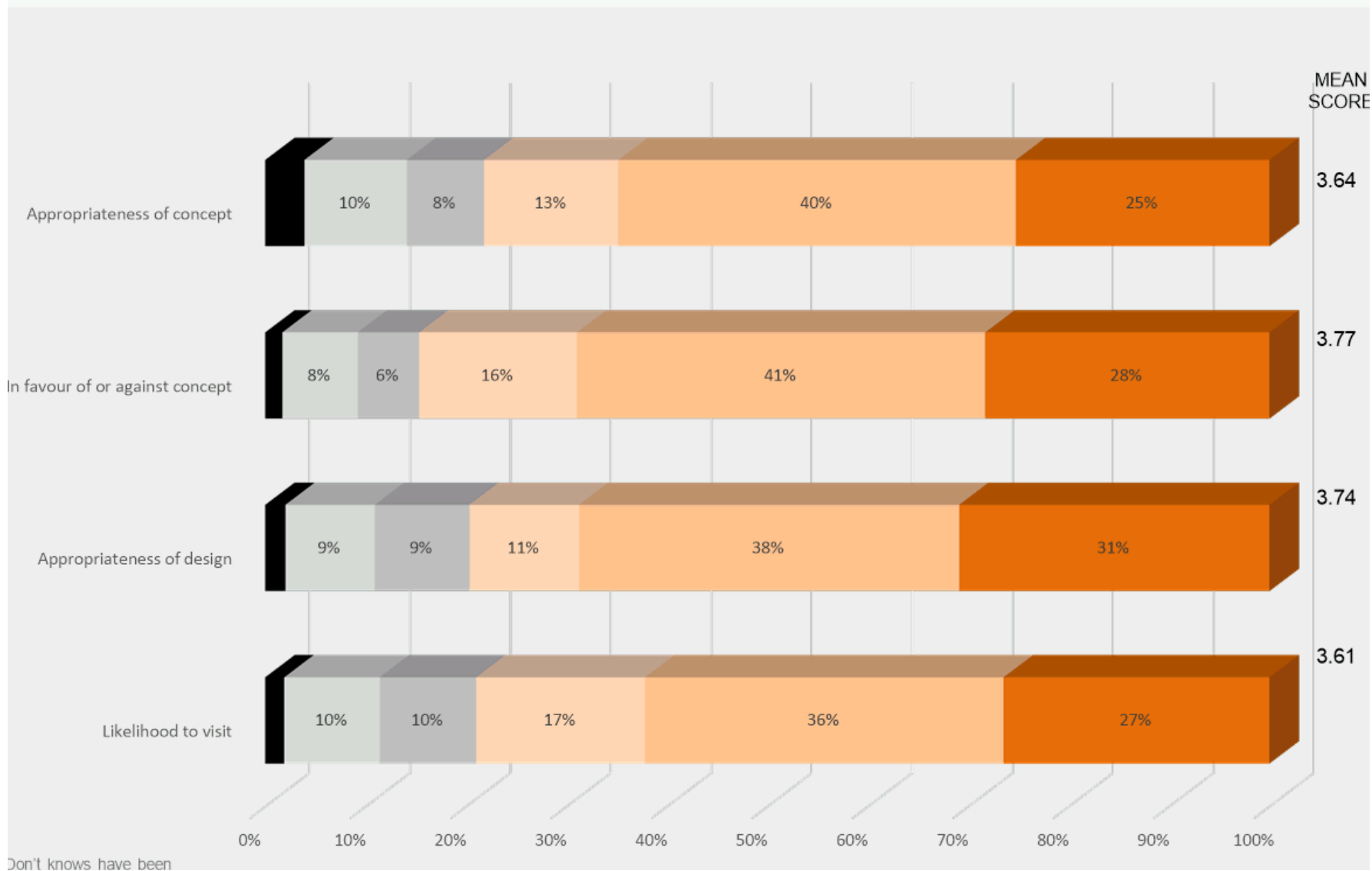
Likelihood of visiting the Westralian Centre



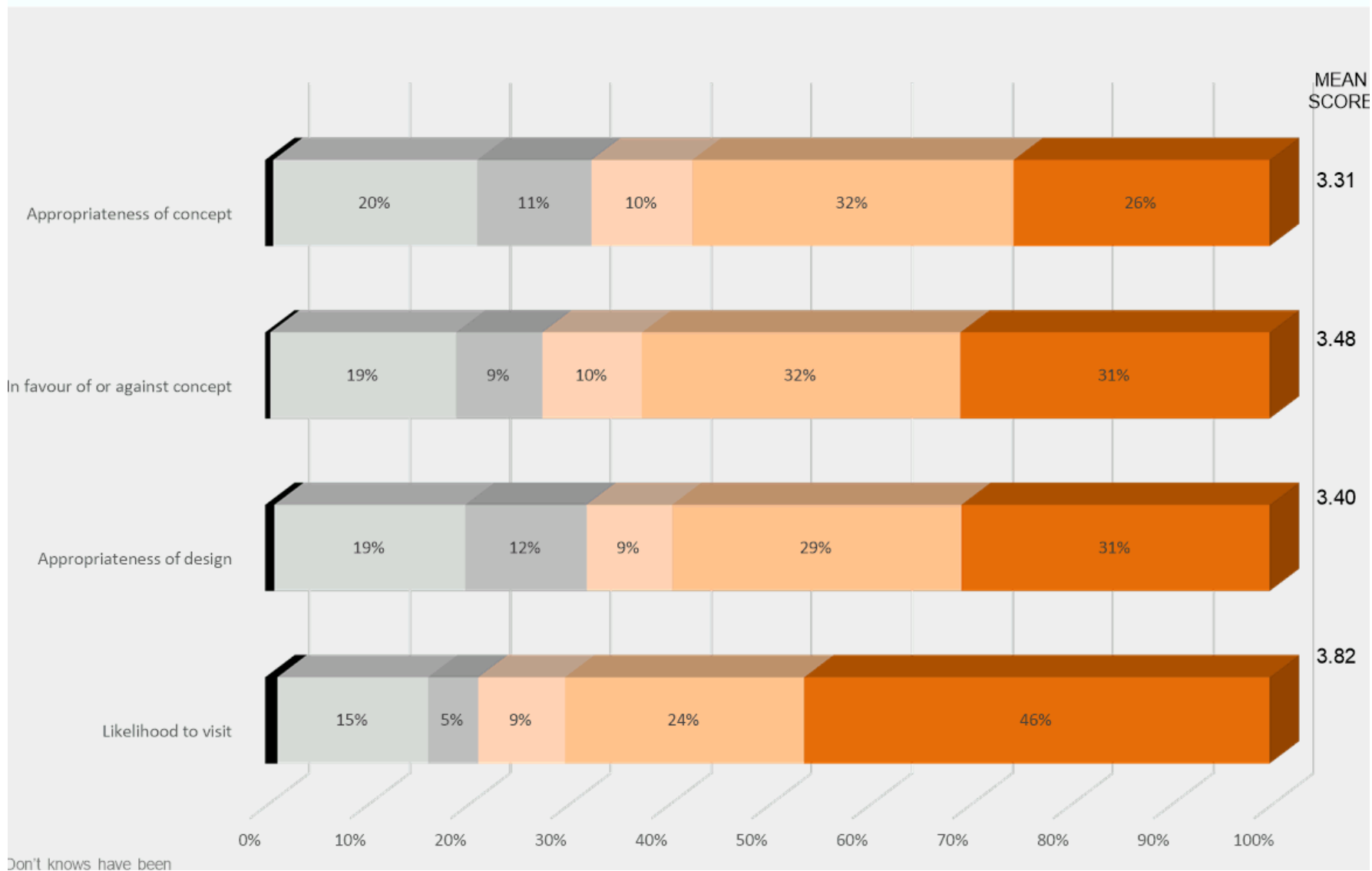
Likelihood of visiting the Westralian Centre



Overall sentiment towards concept and design – WA sample



Overall sentiment towards concept and design – South Perth



Key findings

Support	Majority of people across WA and City of South Perth support the concept and design	Main reasons for support: <ul style="list-style-type: none">• Activation of the area• Teaching of history• Attraction of visitors
Opposition	A subset of City of South Perth sample (broadly 20%) appear strongly opposed – many are South Perth residents who are against any change	Main objections of this subset are due to a resistance to change and fear of losing a natural environment
Overall	Desire for maintenance of natural environment and green spaces – low impact and unobtrusive	Likely to attract many visitors from across WA

clarity.

City of South Perth

Public reaction to proposed Node 9 development



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YOUR SAY SOUTH PERTH

- Questionnaire open Wednesday 10 May – closed Friday 2 June
- Hard copy survey also distributed
- 435 responses



COMMUNICATION

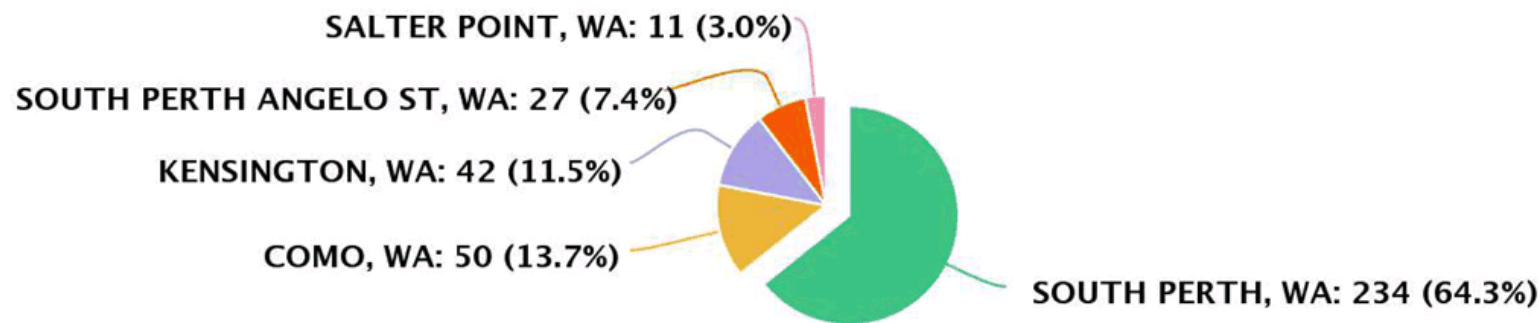
- Southern Gazette advertising
- Posters and flyers - City venues and Million Paws Walk
- Banners at Node 9: Flagpole
- Social media campaign
- News updates and banner advert on home page of the City's website



QUESTIONNAIRE - Key Findings

- 84% respondents City of South Perth residents

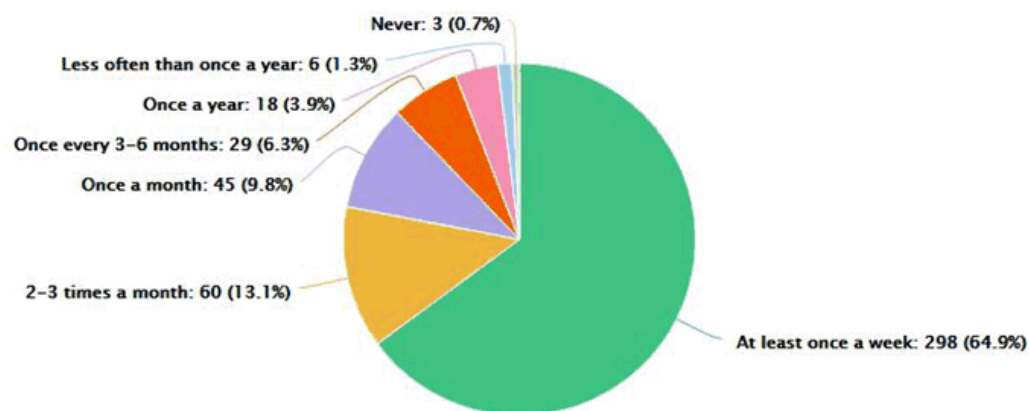
Which suburb do you live in?



QUESTIONNAIRE - Key Findings

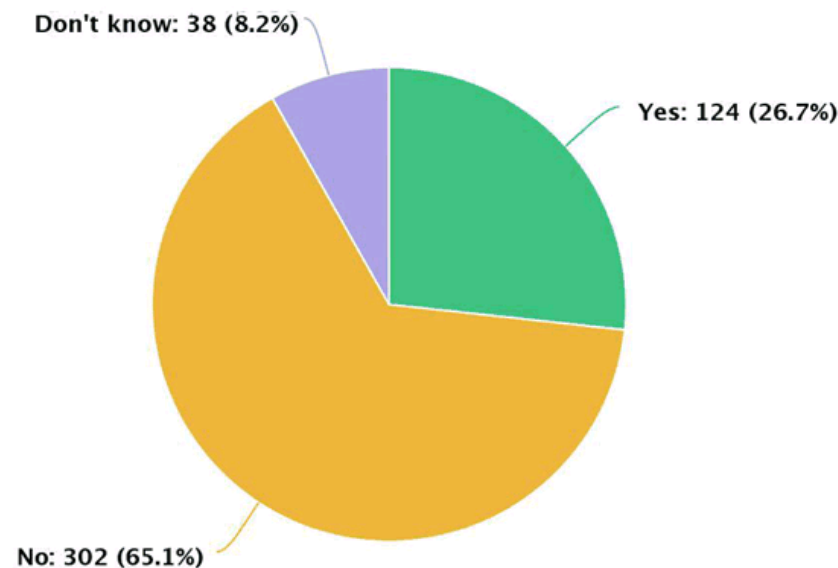
- Over 80% visit the South Perth Foreshore at least once a month.

How often do you visit the South Perth Foreshore?



QUESTIONNAIRE - Key Findings

Do you like the proposed concept?



QUESTIONNAIRE - Key Findings

Summary of reasons against the proposal:

- Wrong location
- Keep open park space and don't build/ will spoil the views
- The space needs more shade not buildings
- Additional parking and traffic for the area
- Burden on ratepayers
- There has been no business case/research/consultation/planning
- Design unappealing/needs more wow factor
- Will set a precedent for more development
- There are enough commemorative sites already in Perth
- The area is a high flood risk



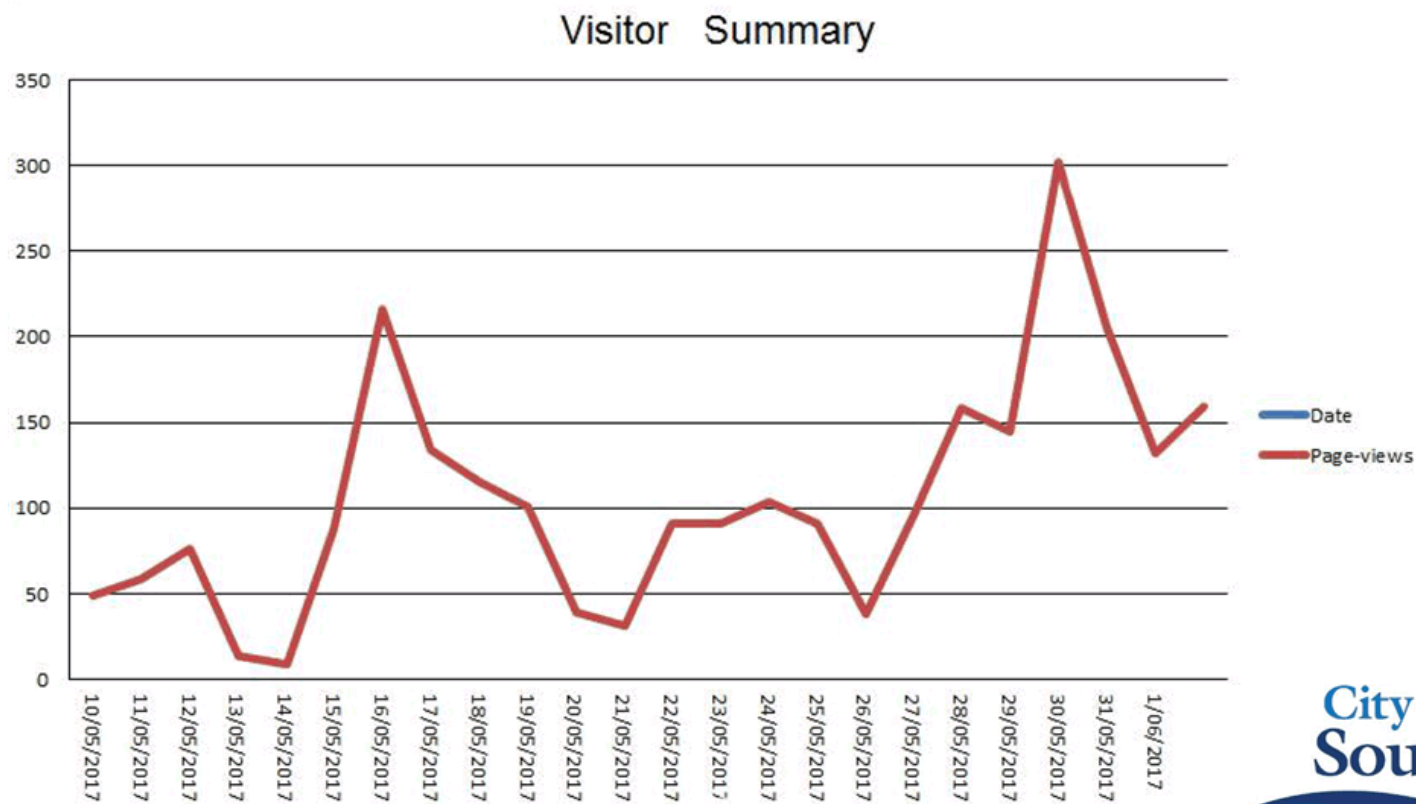
QUESTIONNAIRE - Key Findings

Summary of reasons for the proposal:

- The space is currently under utilised/boring/needs an anchor
- Would love to see the area activated
- The area needs more places for families and young people
- Tourist attraction needed in South Perth
- It would put South Perth on the international map
- Will bring people to the foreshore
- It would be good to have more food and beverage options on the foreshore



YOUR SAY VISITOR FLOW



KEY MEDIA COVERAGE DATES

- 12 May 2017 - Southern Gazette article
- 15 May 2017 - City of South Perth Facebook post
- 16 May 2017 - City of South Perth Peninsula article
- 23 May 2017 - Southern Gazette article
- 24 May 2017 - City of South Perth Facebook post
- 24 May 2017 - COSPRA Facebook post and website post
- 27 May 2017 - WA Today article and responding Facebook post
- 28 May 2017 - Channel 7 feature and responding Facebook post
- 31 May 2017 - COSPRA Facebook and website post

NB: two community flyers distributed during this period.



WORKSHOPS

a.) Military/ex-military key stakeholders

- 3 hour workshop on Friday 19 May 2017 with 6 stakeholders attending
- Initial thoughts and feedback on the proposal
- Supportive of the proposal: keen for recognition of WA military history and the social contribution of Western Australian, Aboriginal people and the local community

b.) Traditional Owners/key Aboriginal stakeholders

- 3 hour workshop facilitated by David Collard on 13 June 2017 with 7 stakeholders attending
- Feedback on the proposal and information sharing/stories of the South Perth Foreshore
- Keen on the concept of a commemorative centre and need to acknowledge Aboriginal heritage and culture



INDIVIDUAL MEETINGS

Key stakeholders

- Preliminary with CEO and/or Mayor with key stakeholders.

Funding Sources

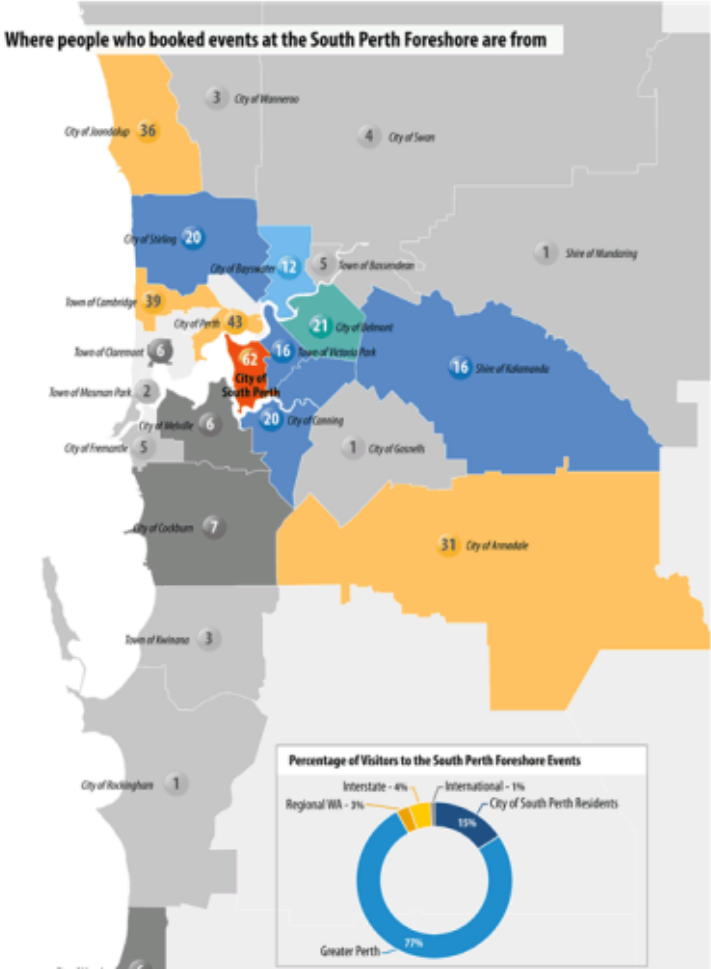
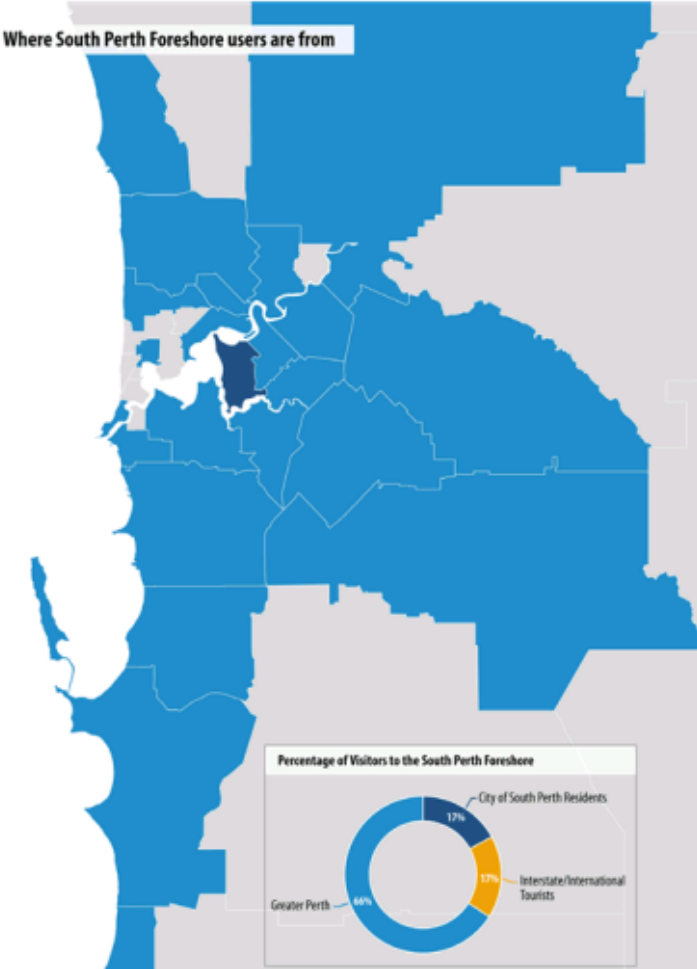
- Preliminary discussion with possible funding supporters



BRIEF: ASSESS THE CASE FOR INFRASTRUCTURE TO SERVICE VISITOR ACTIVITY AT SOUTH PERTH FORESHORE

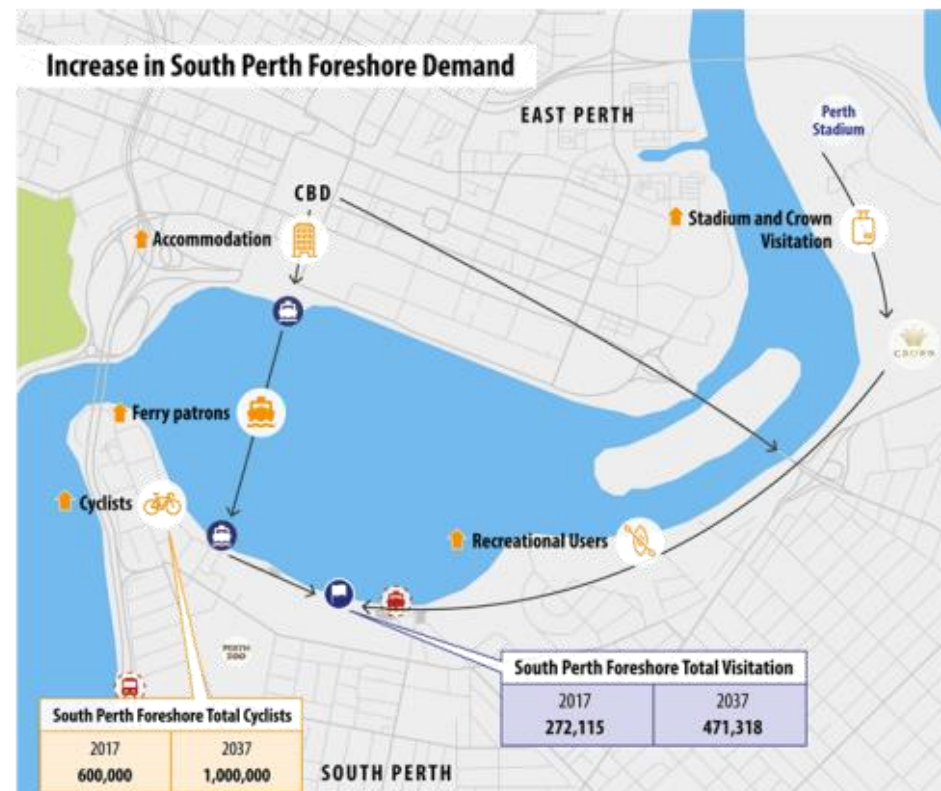
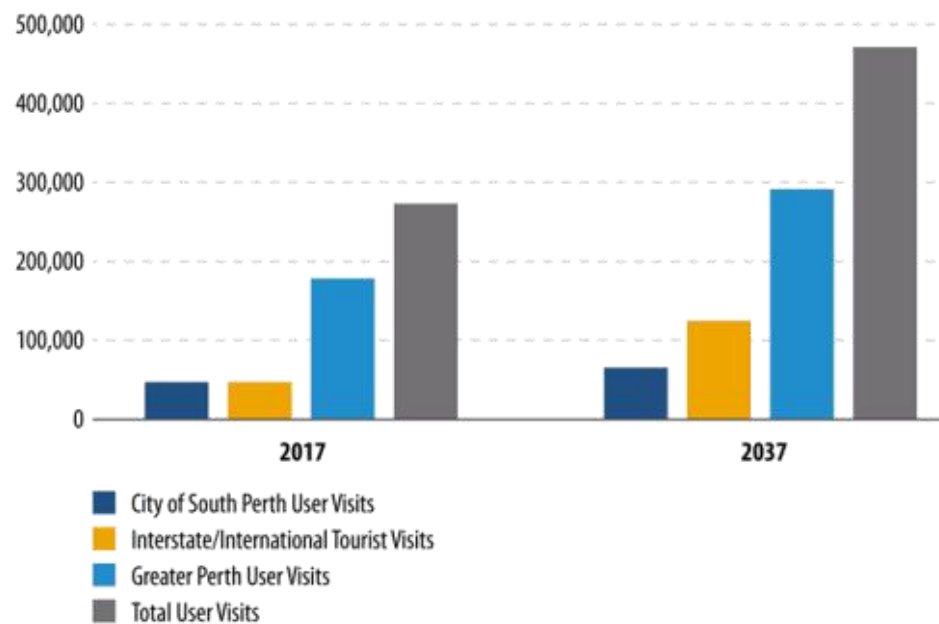


Visitor Activity



Visitor Trends

Projected South Perth Foreshore Visitation



Infrastructure: Current vs Possible

Public toilets at the Scented Gardens



Westralian Centre Concept



Signage: Point Fraser



Potential Infrastructure and Favoured Uses

Infrastructure Item	Level of Support
Picnic infrastructure	High
Recreational facilities	High
Café with ability for take away or sit in	High
Ability to safely store bikes, other equipment	Medium/High
Civic and social event space	Medium/High
Community meeting place	Medium/High
Restaurant with informal dining	Medium/High
Exhibition and display spaces	Medium/High
Event space that could be booked for public use	Medium/High

Source: Clarity Communications 2017



Options

Infrastructure Item	Economic Benefit	Social Benefit	Cultural Benefit	Environmental Benefit	Result
No Change	None	Dis-Benefit	None	Dis-Benefit	×
Minimal Infrastructure	None	Limited	None	Limited	×
Moderate Infrastructure	Medium	High	High	Medium	✓
Comprehensive Infrastructure	High	Low	Low	Dis-Benefit	×



Operating Model

Operating Scenario	Build	Own	Operate	Transfer
Scenario 1: Private Developer & Operator/Ground Lease to The City - No Loan	✗	✓	✗	✗
Scenario 2: The City Develops/ Private Operator/ Market Rate Rent of Floorspace - City \$1.5 Million Loan	✓	✓	✗	✗
Not Applicable	✓	✓	✓	✗
Not Applicable	✓	✓	✓	✓



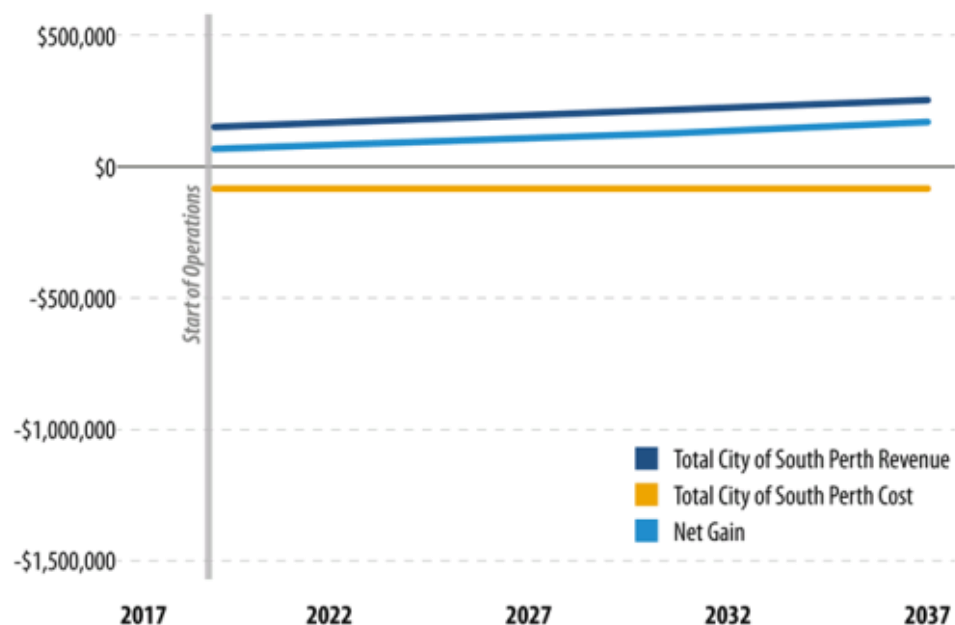
Feasibility: Operating Cashflow

City of South Perth Revenue	Scenario 1 (No Loan)	Scenario 2 (City \$1.5 Million Loan)
Café rent (Total rent Scenario 1)	\$110,000 *	\$145,000
Function Rent	-	\$107,000
Guided Tours	\$80,000	\$80,000
Total Revenue	\$154,000 *	\$332,000
City of South Perth Cost		
Maintenance and Utilities	-	(\$58,000)
Security (CoSP Contract)	-	-
Cleaning (CoSP Contract)	-	-
Staff (Relocation of 2 current CoSP staff)	-	-
Facility Manager/Curator	(\$80,000)	(\$80,000)
Interest Payment	-	(\$52,000)
Total Cost	(\$80,000)	(\$190,000)
Total Net Gain/Subsidy	\$74,000	\$142,000

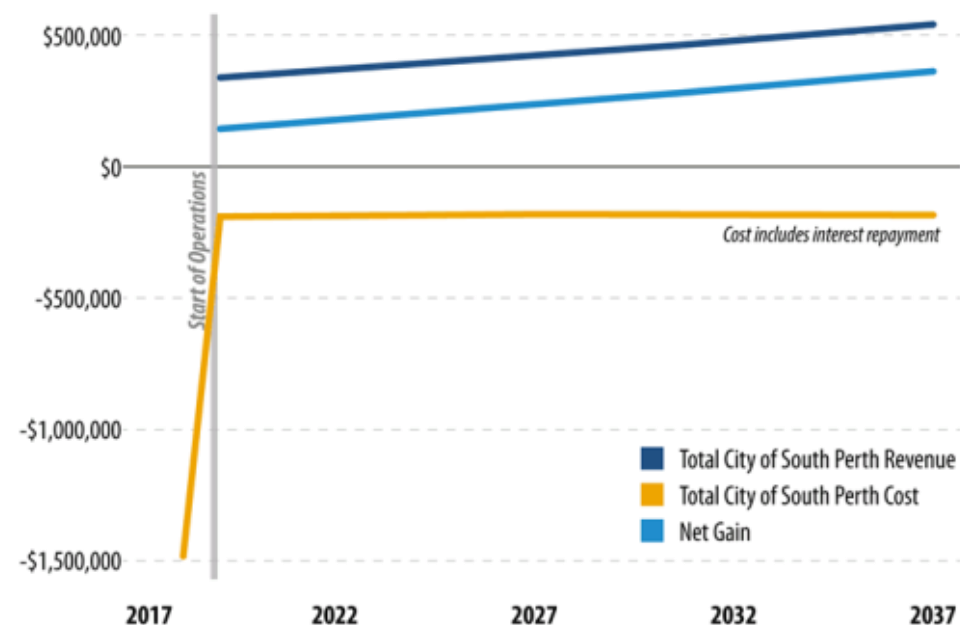
* \$26,000 is a transfer from the current Sir Isaac Mitchell Dock museum and has been excluded from the model

Feasibility: 20-year Cashflow

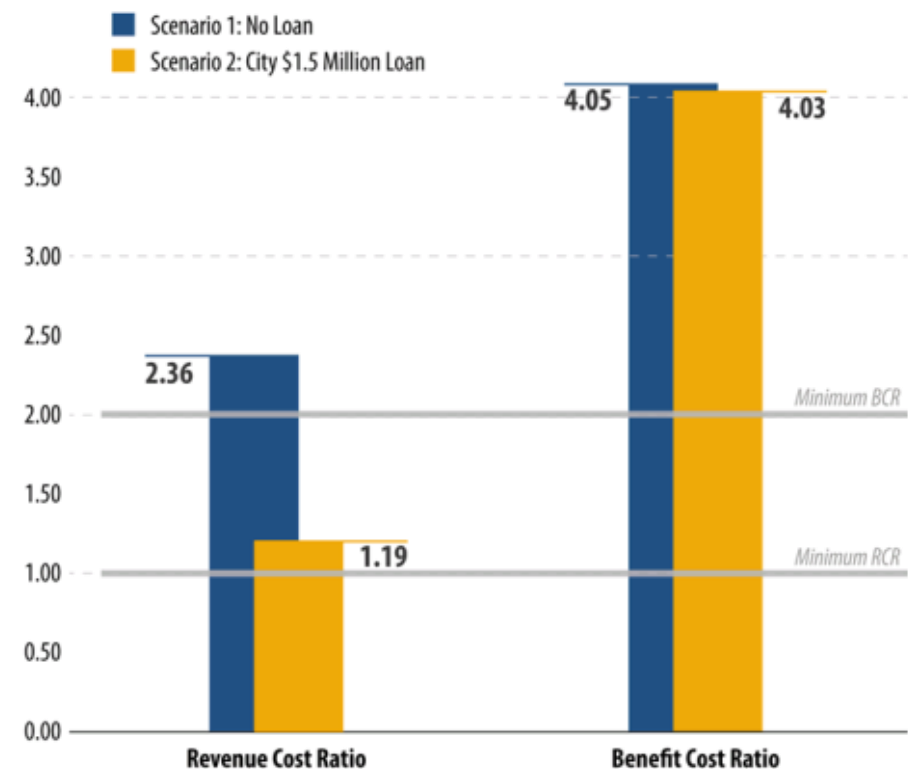
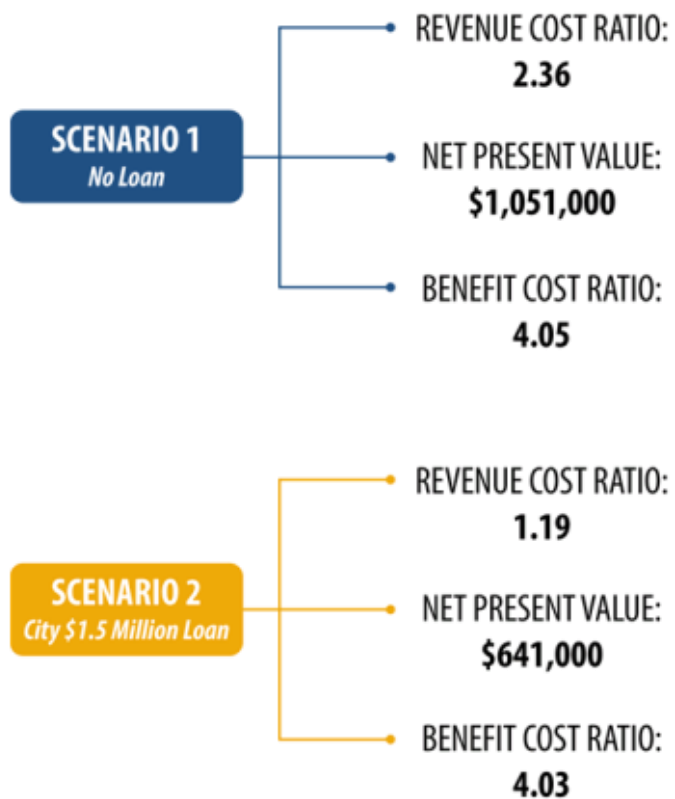
Scenario 1: No Loan



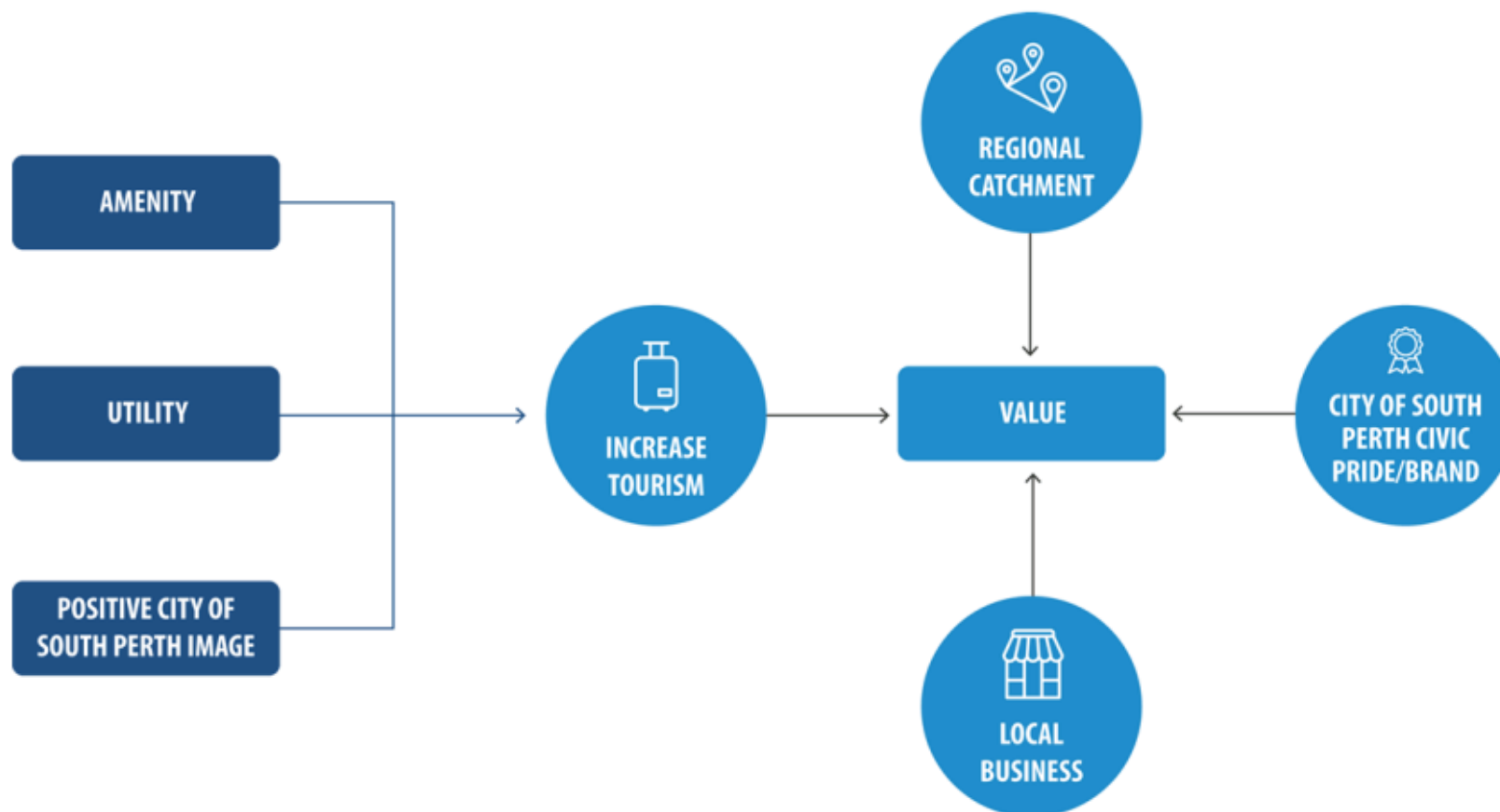
Scenario 2: City \$1.5 Million Loan



Financial: Investment Analysis



Outcomes and Impacts



Value Summary

LOW RISK INVESTMENT

Scenario 1: Immediate Revenue Source
Scenario 2: Long-term Revenue Source

LEVERAGE FUNDING

- State
- Federal
- Private

STIMULATES LOCAL ECONOMY

- Short-term Employment - Construction
- Long-term Employment - Facility
- Long-term Employment - Tourism Spend

ANOTHER PROJECT OF WHICH THE CITY OF SOUTH PERTH CAN BE PROUD



NOTES.

Council Agenda Briefing

Meeting Date & Time: 5.30pm, Tuesday 20 June 2017

Meeting Location: Community Hall

1. Declaration of Opening

The Presiding Member opened the Agenda Briefing at 5.33pm and welcomed everyone in attendance.

2. Attendance

Cr Glenn Cridland Como Ward (Deputy Mayor / Presiding Member)

Councillors

Cr Jessica Black	Como Ward
Cr Colin Cala	Manning Ward
Cr Sharron Hawkins-Zeeb	Manning Ward
Cr Travis Burrows	Moresby Ward
Cr Cheryle Irons	Mill Point Ward
Cr Ken Manolas	Mill Point Ward

Officers

Mr Geoff Glass	Chief Executive Officer
Ms Vicki Lummer	Director Development and Community Services
Mr Mark Taylor	Director Infrastructure Services
Mr Colin Cameron	Director Corporate Services
Mr Stevan Rodic	Manager Development Services
Ms Elyse Maketic	Manager Strategic Planning
Ms Vanessa Loncar	Manager Organisational Planning & Performance
Ms Sharron Kent	Governance Officer

Gallery

There were approximately 55 members of the public and 1 member of the press present.

2.1 Apologies

Nil

2.2 Approved Leave of Absence

Cr Fiona Reid	Moresby Ward
Sue Doherty	Mayor

3. Audio Recording of Council Meeting

The Presiding Member requested that all electronic devices be turned off or switched to silent and advised that, as the Community Hall did not have the facilities to do so, the Agenda Briefing would not be audio recorded.

4. Declarations of Interest

The Presiding Member noted that a Declaration of Interest was received from Councillor Ken Manolas in relation to *Item 10.0.1 Foreshore Node 9: Flagpole - Westralian Centre Concept* as follows:

"I wish to declare an impartiality interest in Item 10.0.1 FORESHORE NODE 9 FLAGPOLE: WESTRALIAN CENTRE CONCEPT.

I declare that I reside at and am joint owner of 193 Mill Point Rd, and that, the proximity of this property to the South Perth Foreshore could lead to a perception that my impartiality on this item may be affected.

In accordance with requirements set out in section 5.65 of the Local Government Act, I acknowledge that there also may be a perception that I have a proximity interest and/or a financial interest in item 10.0.1 regarding the Westralian Centre to be discussed at the Agenda Briefing Meeting 20th June 2017.

In accordance with section 5.60B of the Local Government Act 1995, I wish to declare that I do not have a proximity interest as my property does not adjoin or have a common boundary with the proposed location for the Westralian Centre.

In accordance with Section 5.60A of the Local Government Act 1995, I wish to declare that I do not have a financial interest as I do not believe that the proposed Westralian Centre development proceeding would result in a financial impact (negative or positive) on the value of my property.

It is also my view that the proposed Westralian Centre concept is an item that is common with a significant number of electors and/or ratepayers - 5.63 (1) (a) of the Local Government Act 1995.

In the event that council do not concur with the above declarations, I request that Council to allow me to participate in item 10.0.1 The Westralian Centre in accordance with section 5.68 of the Local Government Act 1995."

This Declaration was read aloud immediately prior to discussion on the Item.

5. Deputations

Deputations were heard from the following:

1. Chee Jun Ng of Chapman Road, St. James speaking FOR the Officer Recommendation at *Item 10.3.2 Proposed Change of Use (Café/Restaurant). Lot 3 (No. 5/71) Manning Road, Como.*
2. Mr Greg Benjamin of Norfolk Street, South Perth speaking TO (FOR some parts and AGAINST some parts) the Officer Recommendation at *Item 10.0.1 Foreshore Node 9: Flagpole - Westralian Centre Concept.*
3. Dr Sarah Schladow of Garden Street, South Perth speaking AGAINST the Officer Recommendation at *Item 10.0.1 Foreshore Node 9: Flagpole - Westralian Centre Concept.*

4. Dr Jennifer Nevard Mill Point Road, South Perth speaking FOR (the last 3 dot points) the Officer Recommendation at *Item 10.0.1 Foreshore Node 9: Flagpole – Westralian Centre Concept*.
5. Ms Cecilia Brooke (on behalf of the City of South Perth Residents Association) speaking AGAINST the Officer Recommendation at *Item 10.0.1 Foreshore Node 9: Flagpole – Westralian Centre Concept*.
6. Mr Chris McMullen of Elderfield Street, Waterford speaking TO (seeking amendment to) the Officer Recommendation at *Item 10.0.1 Foreshore Node 9: Flagpole – Westralian Centre Concept*.
7. Ms Helen McGettigan of (unspecified address), Manning speaking TO (FOR some parts and generally commenting on others) the Officer Recommendation at *Item 10.0.1 Foreshore Node 9: Flagpole – Westralian Centre Concept*.
8. Mr John McBain of Canning Highway, South Perth speaking TO (FOR some parts and AGAINST some parts) the Officer Recommendation at *Item 10.0.1 Foreshore Node 9: Flagpole – Westralian Centre Concept*.
9. Mr Chris McMullen of Elderfield Street, Waterford speaking TO (seeking amendment to) the Officer Recommendation at *Item 10.6.5 Third Party Appeal Rights in Planning – WALGA Discussion paper*.

6. Draft June 2017 Reports

The Chief Executive Officer, Mr Geoff Glass gave a brief summary of the June 2017 Agenda Items to be considered by Council:

10.0.1 Foreshore Node 9: Flagpole – Westralian Centre Concept

Note: Cr Ken Manolas read aloud his Declaration of Interest immediately prior to discussion on this Item.

This report provides Council with a progress report on the Westralian Centre concept business plan, community and stakeholder consultation, investigation and preparatory works, and potential external funding sources, as resolved by Council in February 2017.

10.0.2 Electors' Motions – Special Electors' Meeting – 8 June 2017

This report presents to the Council the Motions carried at the Special Electors' Meeting held in the City's Community Hall on 8 June 2017 for consideration.

10.3.1 Proposed Two Storey Single House. Lot 216 (No. 139) River Way, Salter Point.

This report seeks Council's consideration of an application for planning approval on this site.

Council is being asked to exercise discretion in relation to Street Setbacks – Building other than Carports and Garages (Council Policy P306 and Solar Access to Adjoining Site).

The Officer Recommendation is for approval subject to conditions.

10.3.2 Proposed Change of Use (Cafe/ Restaurant). Lot 3 (No.5/71) Manning Road, Como

This report seeks Council's consideration of an application for planning approval in the Canning Bridge Activity Centre on this site.

Council is being asked to exercise discretion in relation to Land Use.

The Officer Recommendation is for approval subject to conditions.

10.3.3 Final Adoption of Policy P303 Design Review Panel

The Western Australian Planning Commission recently released a suite of documents to assist with good design in development, particularly apartments.

These documents, being delivered as Design WA include a “Design Review Guide”. Whilst these documents are only in draft form at this point, they do provide a useful basis for the City to review its own policy on design review, currently known as Design Advisory Consultants.

The review of this policy seeks to implement changes to bring the name and operation of the Design Advisory Consultants group more into alignment with contemporary practices and the operation of the Canning Bridge Activity Centre Plan Design Review Panel (CBACDRP).

This report seek Council’s consideration of the submissions received during the advertising period of the draft policy P303 Design Review Panel and recommends some changes prior to final adoption.

10.3.4 Review of Town Planning Scheme No. 6

The *Planning and Development (Local Planning Schemes) Regulations, 2015* (the Regulations) require the City to commence a review of Town Planning Scheme No. 6 (the Scheme) in 2017. Under the Regulations the Council is required to consider, approve and forward a report of review to the Western Australian Planning Commission for their consideration by June 2017. The report must cover the matters outlined in Regulation 66(2) and make a recommendation on how to proceed with the review.

This report seeks Council’s consideration of the overview of the report’s findings. In summary, the City’s Scheme requires a holistic and substantial review in order to align it with the overarching planning framework, which has substantially changed since the Scheme’s gazettal. It is therefore recommended that a new local planning scheme be prepared and Town Planning Scheme No. 6 be repealed upon the gazettal of the new Scheme. The decision to prepare a new local planning scheme also requires a resolution of the Council under a separate part of the Regulations and the *Planning and Development Act, 2005*. The report also recommends that Council resolve to prepare a new local planning Scheme under the relevant parts of this legislation.

10.4.1 South Perth Peninsula Place + Design Report

This report presents the outcomes of the South Perth Station Precinct Place + Design project, along with the next steps for the planning of the South Perth Station Precinct and surrounding area.

Council resolved in May 2015 to review the Town Planning Scheme No. 6 provisions pertaining to the South Perth Station Precinct and the geographic extent of the remainder of that precinct. The City engaged a consultant in August 2015 to review the relevant scheme provisions and procedures. Consultants RobertsDay were engaged in September 2016 to further this work by undertaking a Place and Design exercise with a focus on engagement with key stakeholders. The engagement program included two workshops, followed by a five-day Planning Design Forum (PDF), as well a community open day to present the project outcomes.

The process culminated in the preparation of the report. This report provides an overview of the process and sets out a renewed draft vision, as well as recommended goals, ideas and actions to achieve this vision. It also provides a draft implementation schedule for the ideas and actions, which will provide the basis for the ongoing planning of the South Perth Station Precinct and the surrounding area. The place and design project provides a sound basis for progressing with a more collaborative approach to the planning and development of the South Perth Station Precinct and surrounding area.

It is recommended that Council note the report and endorse the associated priority actions.

10.6.1 Management Account Summaries

This report presents to Council the monthly management account summaries comparing the City's actual performance against budget expectations with comment provided on the significant financial variances disclosed in those reports.

10.6.2 Statement of Funds, Investments and Debtors at 31 May 2017

This report presents to Council a statement summarising the effectiveness of treasury management for the month.

10.6.3 Listing of Payments

This report presents to Council a list of accounts paid under delegated authority (Delegation DC602) between 1 May 2017 and 31 May 2017.

10.6.4 Draft Strategic Community Plan 2017-2027

The purpose of this report is to provide an overview of the major review of the City's Strategic Community Plan 2013-2023 and gain approval to release the draft Strategic Community Plan 2017-2027 for public advertising to obtain further community and stakeholder feedback and subsequently finalise the plan.

10.6.5 Third Party Appeal Rights in Planning - WALGA Discussion Paper

This report discusses the recent Western Australia Local Government Association (WALGA) discussion paper on third party appeal rights in planning and recommends feedback to WALGA on the matter.

10.7.1 Matters Referred from the Audit, Risk and Governance Committee Meeting: 6 June 2017

The purpose of this report is to provide the recommendations from the Audit, Risk and Governance Committee meeting held on 6 June 2017 for Council's consideration.

7. Closing

The Presiding Member closed the Council Agenda Briefing at 7.10pm and thanked everyone for their attendance.

DELEGATES' REPORT.

Rivers Regional Council Meeting

Meeting Date & Time: 6.45-7.30pm, Thursday 20 April 2017

Meeting Location: Shire of Serpentine Jarrahdale

Meeting Attendees: Councillor Fiona Reid, Councillor Travis Burrows

Items

1. Payments for the Period 1 February 2017 to 31 March 2017

A Statutory Report listing all payments completed in the past two months and requiring Council endorsement. Carried 10/0

2. Financial Report for the Period 1 February 2017 to 31 March 2017

A series of Financial Statements presented at each Council meeting to provide an overview of the Budget Year to Date versus Actual enabling the Council to fulfil its role of monitoring the Annual Budget. The Financial Statements are required to be adopted by Council. Carried 10/0

3. Draft Budget 2017/18

This report prepared by the Chief Executive Officer provides Council with the first indicative Draft Budget for 2017/18 and is intended to promote discussion and to make changes as required. The Report recommended that the financial implications of the Draft Budget be noted. Carried 10/0

4. Regional Waste Education – Progress Report

This Report is prepared to provide Council with a summary of activities undertaken over the past two months. The Report is simply received by the Council. Carried 10/0

5. CEO - Activity Update

This Report is prepared to provide Council with an update of the CEO's recent activities/issues including raising the possibility of a reduction in the number of representatives to one from each of the member Councils. The reduction in representatives was proposed to be listed for consideration at the

next meeting. The Report recommendation was amended by Council to have the change needed to reduce the number of representatives considered at the first available meeting after the Waste Services Project achieves Financial Close. Carried 11/0

6. Tender 2013/1 – Receipt and Processing of Waste for Resource Recovery – Further Request for Extension of Time

A Confidential Report outlining the reasons for the preparation and signing of two Deeds of Amendment with Council accepting the recommendation contained within the report. Carried 11/0

7. Shire of Serpentine Jarrahdale – Dispute

A Confidential Report to detail the proposal to settle an outstanding issue with Council accepting the recommendation contained within the report. Carried 11/0



DELEGATES' REPORT.

WALGA South East Metropolitan Zone (SEMZ) Meeting

Meeting Date & Time: 6-7 pm, Thursday 27 April 2017

Meeting Location: City of Gosnells, 2120 Albany Highway, Gosnells

Meeting Attendees: Councillor Fiona Reid
Councillor Sharron Hawkins-Zeeb
Mr Geoff Glass, Chief Executive Officer (non-voting delegate)

ZONE AGENDA

6.1 WALGA State Council Regional Meetings

Brief Summary

The WALGA State Council has held a regional State Council meeting since 2002. Up until 2015, it was 1 meeting per annum. Over the last 2 years this has been increased to 2. The regional meeting consists of a 2 day visit that includes a Zone forum, hosted by the zone on regional issues, together with a dinner and on the second day the State Council meeting is held. During the course of the visit a tour of parts of the region are conducted.

The regional meetings have been successful over the years. Recently country State Councillors raised the issue of the possibility of holding 1 of the 2 regional meetings in the metropolitan area, to allow country State Councillors to see more of the metropolitan Local Governments issues. State Council has asked officers to carry out preliminary enquiries on this proposal. It is envisaged that the country regional meeting would continue to be held in May each year and the metropolitan meeting would be held in September.

Recommendation

That the South East Metropolitan Zone advises that it sees/does not see merit in the regional meeting proposal and would/would not be interested in hosting the (insert year) regional meeting..

Zone Resolution

That the South East Metropolitan Zone advises that it sees merit in the regional meeting proposal and would be interested in hosting a regional meeting during the 2018 calendar year, subject to a cost benefit analysis being prepared and indicative costs being approved by the Zone.

6.2 The Single Use Non-Reusable Plastic Shopping Bag

Brief Summary



The environmental damage caused by the single use non-reusable shopping bag is a well-known worldwide problem. A few WA Local Governments have attempted to introduce some control over their use with limited success.

WALGA currently has a sector survey available for membership comment in relation to regulatory and other options for plastic bags, with a deadline of 31 March 2017. As of beginning of March, survey results indicated:-

- 41 responses have been received to date
- 26 Local Governments support a state-wide ban, 5 oppose a state-wide ban, the remainder did not have a position.
- 4 Local Governments support a Local Law.

The outcome of the survey will be important in setting the direction of advocacy by WALGA at the state and national level in relation to this issue.

This issue will be considered at the next meeting of MWAC and then a Zone / State Council Agenda item will be prepared for the June/July round of meetings.

Recommendation

Noted.

STATE COUNCIL AGENDA - MATTERS FOR DECISION

5.1 Review of Emergency Services Levy

Recommendation

That the interim submission to the Economic Regulatory Authority (ERA) on the Review of the Emergency Services Levy (ESL) be endorsed.

Summary

- The ERA has been tasked with undertaking the review with a final report to be tabled to the Treasurer by no later than 29 September 2017.
- The Association prepared a submission on behalf of members addressing the questions for interested parties as outlined in the ERA's issues paper.
- The submission completes phase one of the Review of the ESL with WALGA's submission provided to the ERA on Monday 13 March 2017.

SEMZ Resolution

That the interim submission to the Economic Regulatory Authority (ERA) on the Review of the Emergency Services Levy (ESL) be amended to explicitly request the introduction of an alternative option to collect the Emergency Services Levy (ESL) and oppose its collection through Local Government rates.



State Council Resolution

That the interim submission to the Economic Regulatory Authority (ERA) on the Review of the Emergency Services Levy (ESL) be amended to explicitly request the introduction of an alternative option to collect the Emergency Services Levy (ESL) and oppose its collection through Local Government rates as from the 2018/19 financial year.

5.2 Interim submission to the Department of Planning on the Government Sewerage Policy

Recommendation

That the interim submission to the Department of Planning regarding the draft Government Sewerage Policy be endorsed.

Summary

- Late last year the Western Australian Government released the draft Government Sewerage Policy 2016 and accompanying Explanatory Notes for public comment, which closed on 10 February. The draft Policy has been jointly prepared by the Departments of Health, Planning and Water.
- The draft Policy requires all new subdivision and relevant forms of development to be connected to reticulated sewerage where available. In areas where reticulated sewerage is not available, the draft Policy permits on-site sewerage disposal, providing that proposals are able to satisfy a number of prescribed controls.
- Whilst welcoming the State Government's attempt to refresh the Policy, the Association's interim submission raises a number of concerns about the draft Policy. Primarily these concerns are focused on the resource implications for Local Government in monitoring and enforcing compliance with the requirements of the draft Policy.
- During the course of the public consultation, an interim submission was provided by the Association.

SEMZ Resolution

That the interim submission to the Department of Planning regarding the draft Government Sewerage Policy be endorsed.

State Council Resolution

That the interim submission to the Department of Planning regarding the draft Government Sewerage Policy be endorsed.

5.3 Productivity Commission Study into Transitioning Regional Economies

Recommendation



That the interim submission to the Productivity Commission study into Transitioning Regional Economies be endorsed.

Summary

- The Federal Treasurer has directed the Productivity Commission to conduct a 12-month study into the geographic impacts of the transition of the Australian economy following the resources investment boom.
- The purpose of the study is to examine the regional geography of Australia's economic transition since the mining investment boom, and to identify those regions and localities that face significant challenges in successfully transitioning to a more sustainable economic base as the investment phase is completed.
- The Association has provided an interim submission to the study which was endorsed by the Executive Committee at its meeting on 15 February. Formal endorsement is now being sought from State Council.

SEMZ Resolution

That the interim submission to the Productivity Commission study into Transitioning Regional Economies be endorsed.

State Council Resolution

That the interim submission to the Productivity Commission study into Transitioning Regional Economies be endorsed.

GEOFF GLASS
CHIEF EXECUTIVE OFFICER

