

ATTACHMENTS

Ordinary Council Meeting

19 November 2024

ATTACHMENTS TO AGENDA ITEMS

Ordinary Council Meeting - 19 November 2024

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NOTES

Council Agenda Briefing

Meeting Date & Time: 6.00pm, Tuesday 12 November 2024
Meeting Location: Council Chamber

1. DECLARATION OF OPENING

The Presiding Member opened the Briefing at 6.00pm and welcomed everyone in attendance.

ITEMS FOR COUNCIL

The Presiding Member informed the meeting that Agenda Items 2, 3, 6, 7, 8.1, 8.2, 9, 11, 13 and 14 will be dealt with at the Ordinary Council Meeting to be held 19 November 2024.

4. ATTENDANCE

Presiding Member

Mayor Greg Milner

Councillors

Como Ward
Manning Ward
Mill Point Ward
Mill Point Ward
Moresby Ward
Moresby Ward

Councillor Glenn Cridland (Arrived at 6.05pm)
Councillor Blake D'Souza (Arrived at 6.04pm)
Councillor Mary Choy (Arrived at 6.05pm)
Councillor Nic Coveney
Councillor Jennifer Nevard
Councillor Hayley Prendiville

Officers

Chief Executive Officer
A/Director Corporate Services
Director Development and Community Services
Director Infrastructure Services
Manager Development Services
Manager Governance
Governance Coordinator
Governance Officer
Governance Administration Officer

Mr Mike Bradford
Mr Abrie Lacock
Ms Donna Shaw
Ms Anita Amprimo
Ms Fiona Mullen
Ms Toni Fry
Mr Morgan Hindle
Ms Jane Robinson
Ms Kira Digwood

Gallery

Nil.

4.1 Apologies

- Councillor Bronwyn Waugh

4.2 Approved Leave of Absence

- Councillor André Brender-A-Brandis for the period 23 October 2024 to 30 November 2024, inclusive.

5. DECLARATIONS OF INTEREST

- Mayor Greg Milner - Impartiality Interest in Item 10.1.1 as 'I know several of the nominees. I have previously served on the board of one of the nominees in a voluntary capacity.'
- Councillor Mary Choy – Impartiality Interest in Item 10.1.1 as 'some of the nominees are known to me.'

8. PRESENTATIONS

8.3 Deputations

Nil.

10. DRAFT NOVEMBER 2024 REPORTS

The Chief Executive Officer, Mr Mike Bradford gave a brief summary of the November 2024 Agenda Items to be considered by Council, as follows.

Mayor Greg Milner and Councillor Mary Choy declared an Impartiality Interest in Item 10.1.1

10.1.1 City of South Perth - 2025 Auspire Community Citizen of the Year Awards - Nominations, Assessment and Recommendations

This report seeks Council's approval of the award recipients for the City of South Perth – 2025 Auspire Community Citizen of the Year Award.

10.3.1 Draft Local Planning Policy - Unhosted Short-Term Rental Accommodation (Advertising) and Revocation of Policy 350.18 - Short-Term Accommodation

The purpose of this report is for Council to consider revoking Policy P350.18 – Short-Term Accommodation and to adopt a new draft Local Planning Policy – Unhosted Short-Term Rental Accommodation for the purpose of advertising.

Councillor Blake D'Souza arrived at 6.04pm during consideration of Item 10.3.2.

10.3.2 Proposed Change of Use - Multiple Dwelling to Unhosted Short-Term Rental Accommodation - Lot 40, No. 310/29 Melville Parade, South Perth

The purpose of this report is to consider an application for development approval for a Change of Use from a Multiple Dwelling to Unhosted Short-Term Rental Accommodation on Lot 40, No. 310/29 Melville Parade, South Perth.

The item is referred to Council as the proposed land use falls outside of the delegation to Officers.

For the reasons outlined in this report, it is recommended that the application be approved subject to conditions.



Councillor Mary Choy arrived at 6.05pm during consideration of Item 10.3.3.

10.3.3 Proposed Change of Use - Multiple Dwelling to Unhosted Short-Term Rental Accommodation - Lot 26, No. 14/240 Mill Point Road, South Perth

The purpose of this report is to consider an application for development approval for a Change of Use from a Multiple Dwelling to Unhosted Short-Term Rental Accommodation on Lot 26, No. 14/240 Mill Point Road, South Perth.

The item is referred to Council as the proposed land use falls outside of the delegation to Officers.

For the reasons outlined in this report, it is recommended that the application be approved subject to conditions.

Councillor Glenn Cridland arrived at 6.05pm during consideration of Item 10.3.4.

10.3.4 Proposed Change of Use - Multiple Dwelling to Unhosted Short-Term Rental Accommodation - Lot 3, 3/45 Mary Street, Como

The purpose of this report is to consider an application for development approval for a Change of Use from a Multiple Dwelling to Unhosted Short-Term Rental Accommodation on Lot 3, 3/45 Mary Street, Como.

The item is referred to Council as the proposed land use falls outside of the delegation to Officers.

For the reasons outlined in this report, it is recommended that the application be approved subject to conditions.

10.3.5 Proposed Change of Use - Multiple Dwelling to Unhosted Short-Term Rental Accommodation - Lot 4, 4/45 Mary Street, Como

The purpose of this report is to consider an application for development approval for a Change of Use from a Multiple Dwelling to Unhosted Short-Term Rental Accommodation on Lot 4, 4/45 Mary Street, Como.

The item is referred to Council as the proposed land use falls outside of the delegation to Officers.

For the reasons outlined in this report, it is recommended that the application be approved subject to conditions.

10.3.6 Proposed Change of Use - Single House to Unhosted Short-Term Rental Accommodation - Lot 800, No. 16D Greenock Avenue, Como

The purpose of this report is to consider an application for development approval for a Change of Use from a Single House to Unhosted Short-Term Rental Accommodation on Lot 800, No. 16D Greenock Avenue, Como.

The item is referred to Council as the proposed land use falls outside of the delegation to Officers.

For the reasons outlined in this report, it is recommended that the application be approved subject to conditions.

10.3.7 Proposed Change of Use - Grouped Dwelling to Unhosted Short-Term Rental Accommodation - Lot 1, No. 1/22 Anstey Street, South Perth

The purpose of this report is to consider an application for development approval for a Change of Use from a Grouped Dwelling to Unhosted Short-Term Rental Accommodation on Lot 1, No. 1/22 Anstey Street, South Perth.

The item is referred to Council as the proposed land use falls outside of the delegation to Officers.

For the reasons outlined in this report, it is recommended that the application be approved subject to conditions.

10.3.8 Proposed Change of Use - Grouped Dwelling to Unhosted Short-Term Rental Accommodation - Lot 4, No. 4/22 Anstey Street, South Perth

The purpose of this report is to consider an application for development approval for a Change of Use from a Grouped Dwelling to Unhosted Short-Term Rental Accommodation on Lot 4, No. 4/22 Anstey Street, South Perth.

The item is referred to Council as the proposed land use falls outside of the delegation to Officers.

For the reasons outlined in this report, it is recommended that the application be approved subject to conditions.

10.3.9 eQuote 16/2024 - Cleaning of Stormwater Drains and Other Services

This report considers submissions received from the advertising of eQuote 16/2024 for the Cleaning of Stormwater Drains and Other Services.

This report will outline the assessment process used during evaluation of the eQuotes received and recommend approval of the submission that provides the best value for money and level of service to the City.

10.4.1 Listing of Payments October 2024

This report presents to Council a list of accounts paid under delegated authority between 1 October 2024 to 31 October 2024 for information. It also includes purchase card transactions between 1 September 2024 to 30 September 2024 in line with new legislative requirements.

10.4.2 Monthly Financial Statements October 2024

The monthly Financial Statements are provided within **Attachments (a)–(i)**, with high level analysis contained in the comments of this report.

12. MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN

Nil.

15. MEETING CLOSED TO THE PUBLIC

Nil.

16. CLOSURE

At 6.16pm the Presiding Member closed the Council Agenda Briefing and thanked everyone for their attendance.



Strategic Direction

Environment (Built and Natural)

Policy P350.18 – Short-term Accommodation

Responsible Business Unit/s	Development Services
Responsible Officer	Manager Development Services
Affected Business Unit/s	Development Services

Policy Objectives

The objectives of this policy are as follows:

- (1) To facilitate the provision of self-contained visitor accommodation for short-term occupancy, as these visitors play an important role in the economic well-being of the City; and
- (2) To guide the City's decision making in respect to the appropriateness of various forms of tourist accommodation facilities, as determined by the locality, the appropriateness of facilities and the scale of the proposal.

Policy Status

This policy is made pursuant to Part 2 (Division 2) of the Deemed Provisions of the *Planning and Development (Local Planning Schemes) Regulation 2015* (the Regulations). Under clause 3(2) of the Regulations (Part 2), the City may make a local planning scheme based on sound town planning principles to address a strategic or operational consideration. This policy provides principles for the assessment of planning applications involving short-term accommodation as part of a land use that are not otherwise established in Town Planning Scheme No. 6.

Policy application

The policy aims to provide criteria for the assessment of planning proposals involving the use of land for 'short-term accommodation'. This term is not defined in Town Planning Scheme No. 6, however for the purpose of this policy is taken to be as per that definition in the Model Provisions of the Regulations, being:

'temporary accommodation provided either continuously or from time to time with no guest accommodated for periods totalling more than 3 months in any 12 month period.'

Notwithstanding the term above, the provisions of this policy apply only to the following land uses;

- (i) Bed and Breakfast,
- (ii) Hotel
- (iii) Motel,
- (iv) Serviced Apartments,
- (v) Tourist Accommodation or Tourist Development, or,
- (vi) Any 'use not listed' considered by the City to involve short-term accommodation.

Policy statement

1.0 Specific criteria for Bed and Breakfast proposals

- (a) The total floor area of the dwelling/building shall not exceed 300m² and may only be associated with a Single House or Grouped Dwelling.
- (b) A maximum of two bedrooms shall be provided for guests and not more than six guests shall be accommodated at any one time.
- (c) One vehicle parking bay per guest bedroom shall be provided in addition to the parking specified in the R-Codes applicable to the dwelling type and location.
- (d) The operator may display a non-illuminated sign on the dwelling or the street fence to advertise the Bed and Breakfast accommodation, provided that the area of the sign does not exceed 0.2m². Signage that meets these criteria shall not be subject to separate development approval.

2.0 Exercise of discretion under Town Planning Scheme No.6

In considering an application for a discretionary land use where this policy applies, including relating to Bed & Breakfast proposals, the City will have regard to the following matters in considering the development proposal:

- (a) The proximity of the development site to tourist features. The City will generally not support proposals located more than 400 metres walking distance from a site, feature or area considered to be of tourism significance, or located in isolated locations such as cul-de-sac streets or in rear grouped dwellings. Sites and features considered to be of tourism significance include Perth Zoo, regional foreshore reserves, activity centres and Curtin University.
- (b) The proximity and accessibility to transport infrastructure, including railway station, high frequency bus services as well as cycling, taxi or ride-share infrastructure.
- (c) The potential impact of increased vehicle access demand to a site, namely whether the proposal results in a significant increase in the volume of vehicle traffic and/or movements in the area. The City may request a transport impact assessment for proposals likely to generate large volumes of vehicle traffic.
- (d) The quality and appropriateness of facilities/communal areas available to occupants of the development, and,
- (e) The scale of the proposed use compared to the scale and intensity of development in the area surrounding the development site.
- (f) Any proposed management controls by the operator that will be incorporated into the Management Plan required by clause 3.0, which mitigate potential adverse amenity impacts to nearby landowners and occupiers. In the cases where the operator is known, the City shall consider any identified experience or expertise of the applicant/operator in operating other uses involving short term accommodation.
- (g) If the application relates to a retrospective development application, whether previous valid complaints have been received relating to a loss of amenity to adjoining properties and whether or not these impacts can be addressed by appropriate management under an approved management plan (refer clause 3.0).

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Policy Number: P350.18

Council Adoption: 27 March 2018

Reviewed/Modified: N/A

Relevant Council Delegation:

Relevant Delegation:

Relevant Management Practice:

DC690 Town Planning Scheme

DC690 Town Planning Scheme

DM690 Town Planning Scheme

3.0 Management plans

- (a) The City will typically require the submission of a Management Plan at lodgement of an application the subject of this policy. The Management Plan shall address the following matters:
 - Duration of stay, number of guests and check in and departure procedures;
 - Control of noise and other disturbances;
 - Complaints management procedure;
 - The use and on-going maintenance of all common property and common facilities;
 - Security of guests, residents and visitors;
 - Control of anti-social behaviour and potential conflict between the short-term and long-term residents; and,
 - Vehicle parking management.
- (b) Submission of a Management Plan may be deferred in circumstances where the operator of the short term accommodation proposal are unknown. Where the City resolves to approve a land use that is subject to this policy, the following condition shall be applied to the approval:

‘Prior to occupation, a comprehensive [Insert Use] Management Plan shall be submitted the City for approval and be distributed to nearby landowners and occupiers for information purposes. The operation of the development shall comply with the approved Management Plan.’

4.0 Temporary approval of short term accommodation uses

- (a) Where the City resolves to approve a ‘use not listed’ where this policy applies, the City may grant approval to the use on a temporary basis for a period of 12 months under Clause 72 of Schedule 2 (Deemed Provisions) of the *Planning and Development (Local Planning Schemes) Regulations 2015* (Deemed Provisions).
- (b) At the conclusion of the 12 month period under clause 4(a) of this policy, the approval shall lapse and be of no further affect unless the City resolves to grant approval to a new development application, amends the original approval to delete the condition(s) limiting the time of approval or extends the term of the approval under Clause 77 of the Deemed Provisions.
- (c) In determining whether a subsequent approval is to be granted under Clause 77 of the Deemed Provisions, the City shall have regard to the following matters:
 - Any changes to the characteristics of the area surrounding the use since the original approval was granted, including re-examination of the matters in Clause 2.0 of this policy;
 - Whether the approved Management Plan has been sufficiently complied with; and
 - The validity and severity of any complaints received relating to the operation of the approved use.

Legislation / Local Law Requirements

City of South Perth Health Local Laws 2002
Town Planning Scheme No. 6
Building Code of Australia
Environmental Protection (Noise) Regulations 1997

Other Relevant Policies / Key Documents

City of South Perth Planning Policies

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Policy Number:	P350.18	Relevant Council Delegation:	DC690 Town Planning Scheme
Council Adoption:	27 March 2018	Relevant Delegation:	DC690 Town Planning Scheme
Reviewed/Modified:	N/A	Relevant Management Practice:	DM690 Town Planning Scheme

Local Planning Policy – Unhosted Short-Term Rental Accommodation

1. Citation

This is a Local Planning Policy prepared under Schedule 2 of the *Planning and Development (Local Planning Schemes) Regulations 2015*. This Policy may be cited as Local Planning Policy – Unhosted Short-Term Rental Accommodation.

2. Purpose

To guide the location, design and operation of Unhosted Short-Term Rental Accommodation (USTRA) within the City of South Perth (the City) to ensure development is compatible within its context and the amenity of the surrounding area.

3. Application

This Policy applies to all applications for USTRA but does not apply in the following circumstances / accommodation types:

- (a) USTRA if the dwelling is:
 - (i) registered under the *Short-Term Rental Accommodation Act 2024* Part 3;
 - (ii) used as USTRA for no more than 90 nights in a relevant 12-month period; and
 - (iii) not located in a zone in relation to which the use of a dwelling as USTRA is a class 'X' use or a use that is not consistent with the objectives of that zone.
- (b) Hosted Short-Term Rental Accommodation;
- (c) Lodging and/ or boarding houses;
- (d) Hotel;
- (e) House swapping and housesitting;
- (f) Personal use of a holiday home or the sharing of a holiday home with the owner's family and friends;
- (g) Student exchange accommodation;
- (h) Workforce accommodation;

- (i) Residential parks, park home parks, caravan parks and retirement and lifestyle villages; and
- (j) Aged and dependant persons' dwellings.

Where this local planning policy is inconsistent with a local development plan, precinct structure plan or other local planning policy that applies to a specific site or area, the provisions of that specific planning instrument shall prevail.

4. Objectives

- 4.1 To encourage USTRA in localities located near visitor attractions, activity centres and areas of high tourism value.
- 4.2 To ensure the location, scale, design and operation of USTRA is appropriate to its setting to preserve the amenity of adjoining development and the locality.
- 4.3 To ensure USTRA is appropriately serviced to meet the needs of visitors and prevent impacts on the local environment or infrastructure.

5. Development requirements

5.1 Carparking

- 5.1.1 In zones where the Residential Design Codes (R-Codes) applies, on-site car parking should be provided in accordance with requirements of the R-Codes. Where the maximum number of guests is greater than six, one additional car bay shall be provided for every additional three guests, rounded up (i.e. one additional car bay for 7-9 guests, two additional car bays for 10-12 guests).
- 5.1.2 Where the R-Codes do not apply to the site, car parking shall be provided at the rate of one car bay per three guests, rounded up.
- 5.1.3 Strata and community title developments must not rely on the use of visitor car parking bays for USTRA.

5.2 Operation and Management

- 5.2.1 All applications for USTRA shall be accompanied by a detailed Management Plan addressing the following matters:
 - (a) The control of noise and anti-social behaviour, so as to comply with the *Environmental Protection (Noise) Regulations 1997* and avoid conflict between temporary residents and permanent residents of the area;
 - (b) A complaints management procedure, including:

- (i) An after-hours complaints procedure including expected response times;
 - (ii) The provision of the telephone number of the USTRA Manager to neighbouring property owners/occupiers, for during and after-hours complaints; and
 - (iii) The provision of the Western Australian emergency telephone number (WA Police, ambulance and fire services – 000).
- (c) Confirmation that guests will be provided a copy of the Code of Conduct on arrival, and are made aware that anti-social behaviour and excessively loud noise nuisance will not be tolerated;
 - (d) Access and carparking arrangements, including that all car parking is to be provided on-site and details of alternate transport options to on-site car parking, such as public transport;
 - (e) Method of reservation/ booking platform, including any registration number; and
 - (f) Means of waste management, ensuring waste generated by the development will be appropriately managed and ensuring occupants have access to convenient, legible and safe access to waste management facilities.

5.2.2 All applications for USTRA shall be accompanied by a detailed Code of Conduct addressing the following matters:

- (a) The expected behaviour of guests/residents to minimise any impact on adjoining residents (house rules);
- (b) Details of any relevant car parking restrictions applicable to the area;
- (c) Details regarding guest check-in and check-out procedures, including minimum stay or booking requirements;
- (d) Details regarding waste management which must include specifying the expectations on guests about general rubbish and bin collection (if applicable);
- (e) Information on any relevant strata by-laws (if applicable);
- (f) Rules relating to the use of a swimming pool and/or spa (if applicable);
- (g) Whether or not dogs and other pets will be permitted at the property, and if so, whether or not they can be left unattended;
- (h) Proposed restrictions of visitors or parties/ events; and

- (i) Bushfire Management Plan addressing bushfire emergency procedures and how these will be communicated to people occupying the property (where the USTRA is within a designated bushfire prone area).

5.3 Built Form and Site Appearance

- 5.3.1 On sites where the R-Codes apply, the built form shall be consistent with requirements of the relevant density coding.
- 5.3.2 Built form shall be generally consistent with requirements for the zone, including the R-Codes as applicable.
- 5.3.3 Signage shall be limited to sign types affixed to the main frontage of the building and shall not exceed an area of 0.27m² and one sign per dwelling. Where a site contains multiple USTRA, signage shall be consolidated.

5.4 Occupancy

- 5.4.1 USTRA shall have a maximum occupancy of no more than two persons per bedroom.
- 5.4.2 USTRA within multiple dwelling developments shall have a maximum occupancy of six persons.

5.5 Servicing Considerations

- 5.5.1 USTRA development shall be connected to a reticulated potable water supply.
- 5.5.2 Unhosted STRA development should be connected to reticulated sewerage or serviced by an approved on-site effluent disposal system with adequate capacity for the proposed number of occupants.

Definitions

Designated Bushfire Prone Area:

means the land is designated by an order made under the Fire and Emergency Services Act 1998 section 18P as a bush fire prone area.

Hotel:

means a premises subject of a hotel license other than a small bar or tavern licence granted under the provisions of the Liquor Control Act 1988 including any betting agency on the premises.

Hosted Short-Term Rental Accommodation:

means any of the following:

- (a) *short-term rental accommodation where the owner or occupier, or an*

agent of the owner or occupier who ordinarily resides at the dwelling, resides at the same dwelling during the short-term rental arrangement;

(b) short-term rental accommodation that is an ancillary dwelling where the owner or occupier, or an agent of the owner or occupier who ordinarily resides at the other dwelling on the same lot, resides at that other dwelling during the short-term rental arrangement;

(c) short-term rental accommodation that is a dwelling on the same lot as an ancillary dwelling where the owner or occupier, or an agent of the owner or occupier who ordinarily resides at the dwelling, resides at the ancillary dwelling during the short-term rental arrangement.

Short-Term Rental Accommodation:

means:

(a) a dwelling provided, on a commercial basis, for occupation under a short-term rental arrangement; but

(b) does not include a dwelling that is, or is part of, any of the following —

(i) an aged care facility as defined in the Land Tax Assessment Act 2002 section 38A(1);

(ii) a caravan park;

(iii) a lodging-house as defined in the Health (Miscellaneous Provisions) Act 1911 section 3(1);

(iv) a park home park;

(v) *a retirement village as defined in the Retirement Villages Act 1992 section 3(1);*

(vi) *workforce accommodation;*

Short-Term Rental Arrangement:

means:

- (a) *an arrangement, including a lease, licence or other contract or arrangement, under which –*
- (i) *a dwelling is provided for occupation to a person; and*
- (ii) *the person does not occupy the dwelling for periods totalling more than 3 months in any 12-month period; and*
- (b) *includes an arrangement under which the owner or occupier of the dwelling, or an agent of the owner or occupier, also resides at the dwelling.*

Unhosted Short-Term Rental Accommodation:

means short-term rental accommodation that:

- (a) *is not hosted short-term rental accommodation; and*
- (b) *accommodates a maximum of 12 people per night.*

Relevant Legislation, Policies, Documents

Planning and Development Act 2005

Planning and Development (Local Planning Schemes) Regulations 2015

Short-Term Rental Accommodation Act 2024

Residential Design Codes

City of South Perth Local Planning Scheme No.7

City of South Perth Local Planning Policies

Document Control

Adoption date	xxx
Date Modified	xxx
Strategic Community Plan Reference	Economy Environment (Built and Natural)

Local Planning Policy – Unhosted Short-Term Rental Accommodation

1. Citation

This is a Local Planning Policy prepared under Schedule 2 of the *Planning and Development (Local Planning Schemes) Regulations 2015*. This Policy may be cited as Local Planning Policy – Unhosted Short-Term Rental Accommodation.

2. Purpose

To guide the location, design and operation of Unhosted Short-Term Rental Accommodation (USTRA) within the City of South Perth (the City) to ensure development is compatible within its context and the amenity of the surrounding area.

3. Application

This Policy applies to all applications for USTRA but does not apply in the following circumstances / accommodation types:

- (a) USTRA if the dwelling is:
 - (i) registered under the *Short-Term Rental Accommodation Act 2024* Part 3;
 - (ii) used as USTRA for no more than 90 nights in a relevant 12-month period; and
 - (iii) not located in a zone in relation to which the use of a dwelling as USTRA is a class 'X' use or a use that is not consistent with the objectives of that zone.
- (b) Hosted Short-Term Rental Accommodation;
- (c) Lodging and/ or boarding houses;
- (d) Hotel;
- (e) House swapping and housesitting;
- (f) Personal use of a holiday home or the sharing of a holiday home with the owner's family and friends;
- (g) Student exchange accommodation;
- (h) Workforce accommodation;

- (i) Residential parks, park home parks, caravan parks and retirement and lifestyle villages;
and
- (j) Aged and dependant persons' dwellings.

Where this local planning policy is inconsistent with a local development plan, precinct structure plan or other local planning policy that applies to a specific site or area, **the provisions of the local planning policy shall prevail.**

4. Objectives

- 4.1 To encourage USTRA in localities located near visitor attractions, activity centres and areas of high tourism value.
- 4.2 To ensure the location, scale, design and operation of USTRA is appropriate to its setting to preserve the amenity of adjoining development and the locality.
- 4.3 To ensure USTRA is appropriately serviced to meet the needs of visitors and prevent impacts on the local environment or infrastructure.

5. Development requirements

5.1 Carparking

- 5.1.1 In zones where the Residential Design Codes (R-Codes) applies, on-site car parking should be provided in accordance with requirements of the R-Codes. Where the maximum number of guests is greater than six, one additional car bay shall be provided for every additional three guests, rounded up (i.e. one additional car bay for 7-9 guests, two additional car bays for 10-12 guests).
- 5.1.2 Where the R-Codes do not apply to the site, car parking shall be provided at the rate of one car bay per three guests, rounded up.
- 5.1.3 Strata and community title developments must not rely on the use of visitor car parking bays for USTRA.

5.2 Operation and Management

- 5.2.1 All applications for USTRA shall be accompanied by a detailed Management Plan addressing the following matters:
 - (a) The control of noise and anti-social behaviour, so as to comply with the *Environmental Protection (Noise) Regulations 1997* and avoid conflict between temporary residents and permanent residents of the area;
 - (b) A complaints management procedure, including:

- (i) An after-hours complaints procedure including expected response times;
 - (ii) The provision of the telephone number of the USTRA Manager to neighbouring property owners/occupiers, for during and after-hours complaints; and
 - (iii) The provision of the Western Australian emergency telephone number (WA Police, ambulance and fire services – 000).
- (c) Confirmation that guests will be provided a copy of the Code of Conduct on arrival, and are made aware that anti-social behaviour and excessively loud noise nuisance will not be tolerated;
 - (d) Access and carparking arrangements, including that all car parking is to be provided on-site and details of alternate transport options to on-site car parking, such as public transport;
 - (e) Method of reservation/ booking platform, including any registration number; and
 - (f) Means of waste management, ensuring waste generated by the development will be appropriately managed and ensuring occupants have access to convenient, legible and safe access to waste management facilities.

5.2.2 All applications for USTRA shall be accompanied by a detailed Code of Conduct addressing the following matters:

- (a) The expected behaviour of guests/residents to minimise any impact on adjoining residents (house rules);
- (b) Details of any relevant car parking restrictions applicable to the area;
- (c) Details regarding guest check-in and check-out procedures, including minimum stay or booking requirements;
- (d) Details regarding waste management which must include specifying the expectations on guests about general rubbish and bin collection (if applicable);
- (e) Information on any relevant strata by-laws (if applicable);
- (f) Rules relating to the use of a swimming pool and/or spa (if applicable);
- (g) Whether or not dogs and other pets will be permitted at the property, and if so, whether or not they can be left unattended;
- (h) Proposed restrictions of visitors or parties/ events; and

- (i) Bushfire Management Plan addressing bushfire emergency procedures and how these will be communicated to people occupying the property (where the USTRA is within a designated bushfire prone area).

5.3 Built Form and Site Appearance

- 5.3.1 On sites where the R-Codes apply, the built form shall be consistent with requirements of the relevant density coding.
- 5.3.2 Built form shall be generally consistent with requirements for the zone, including the R-Codes as applicable.
- 5.3.3 Signage shall be limited to sign types affixed to the main frontage of the building and shall not exceed an area of 0.27m² and one sign per dwelling. Where a site contains multiple USTRA, signage shall be consolidated.

5.4 Occupancy

- 5.4.1 USTRA shall have a maximum occupancy of no more than two persons per bedroom.
- 5.4.2 USTRA within multiple dwelling developments shall have a maximum occupancy of six persons.

5.5 Servicing Considerations

- 5.5.1 USTRA development shall be connected to a reticulated potable water supply.
- 5.5.2 Unhosted STRA development should be connected to reticulated sewerage or serviced by an approved on-site effluent disposal system with adequate capacity for the proposed number of occupants.

5.6 Location Requirements

5.6.1 USTRA should be located:

- (a) Within 800m of high frequency public transport; and/or
- (b) Within 800m of an entertainment or tourism attraction; and/or
- (c) Within activity centres; and/or
- (d) In residential areas coded R40 or above.

5.6.2 USTRA should not be located:

- (a) In residential areas coded R30 or below; and/or

- (b) In areas without visitor attractions or areas without high tourism value.

Definitions

Designated Bushfire Prone Area:

means the land is designated by an order made under the Fire and Emergency Services Act 1998 section 18P as a bush fire prone area.

Hotel:

means a premises subject of a hotel license other than a small bar or tavern licence granted under the provisions of the Liquor Control Act 1988 including any betting agency on the premises.

Hosted Short-Term Rental Accommodation:

means any of the following:

- (a) short-term rental accommodation where the owner or occupier, or an agent of the owner or occupier who ordinarily resides at the dwelling, resides at the same dwelling during the short-term rental arrangement;*
- (b) short-term rental accommodation that is an ancillary dwelling where the owner or occupier, or an agent of the owner or occupier who ordinarily resides at the other dwelling on the same lot, resides at that other dwelling during the short-term rental arrangement;*
- (c) short-term rental accommodation that is a dwelling on the same lot as an ancillary dwelling where the owner or occupier, or an agent of the owner or occupier who ordinarily resides at the dwelling, resides at the ancillary dwelling during the short-term rental arrangement.*

Short-Term Rental Accommodation:

means:

- (a) a dwelling provided, on a commercial basis, for occupation*

under a short-term rental arrangement; but

(b) does not include a dwelling that is, or is part of, any of the following —

- (i) an aged care facility as defined in the Land Tax Assessment Act 2002 section 38A(1);*
- (ii) a caravan park;*
- (iii) a lodging-house as defined in the Health (Miscellaneous Provisions) Act 1911 section 3(1);*
- (iv) a park home park;*
- (v) a retirement village as defined in the Retirement Villages Act 1992 section 3(1);*
- (vi) workforce accommodation;*

Short-Term Rental Arrangement:

means:

- (a) an arrangement, including a lease, licence or other contract or arrangement, under which —*
 - (i) a dwelling is provided for occupation to a person; and*
 - (ii) the person does not occupy the dwelling for periods totalling more than 3 months in any 12-month period; and*
- (b) includes an arrangement under which the owner or occupier of the dwelling, or an agent of the owner*

or occupier, also resides at the dwelling.

Unhosted Short-Term Rental Accommodation: *means short-term rental accommodation that:*

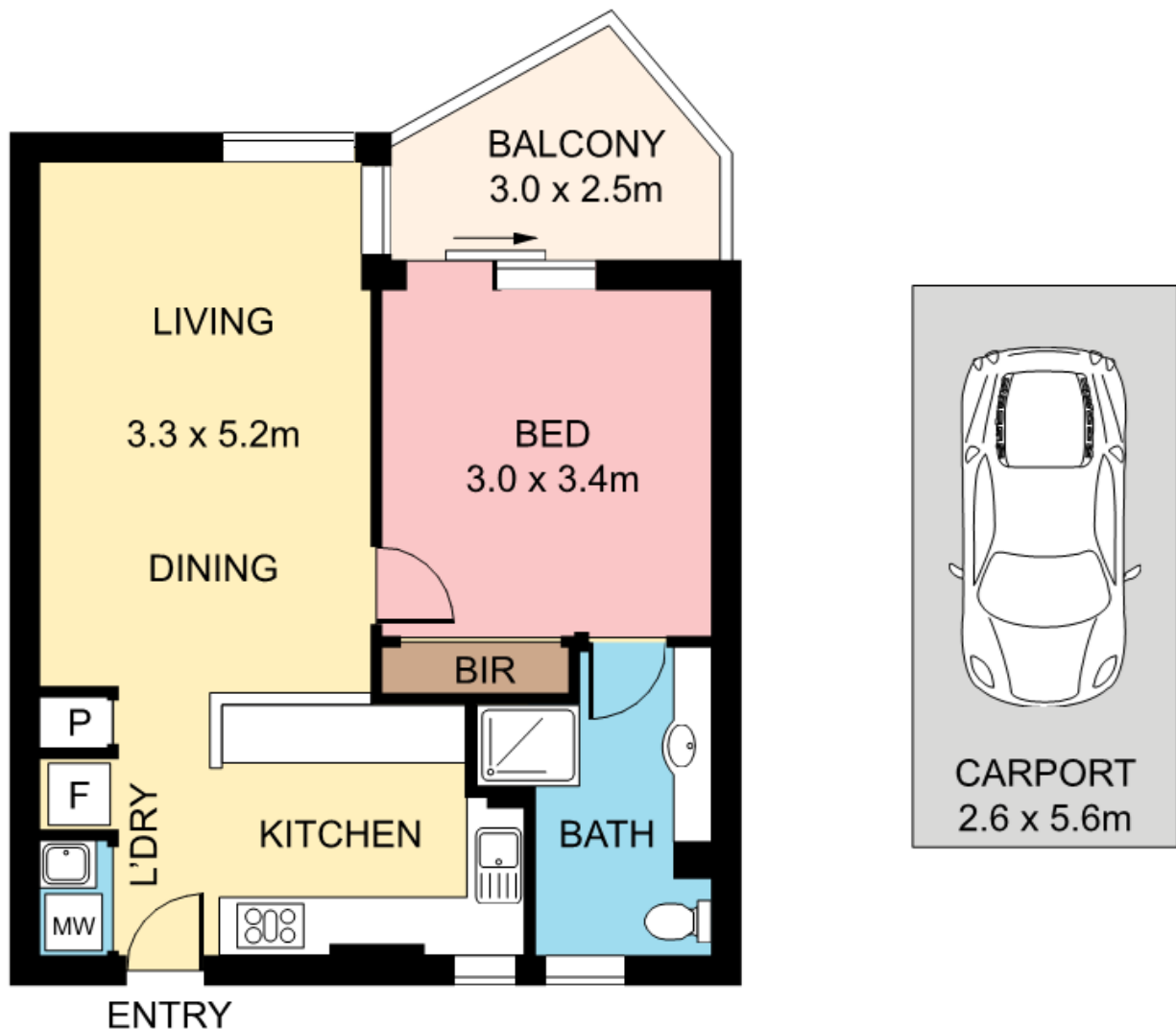
- (a) is not hosted short-term rental accommodation; and*
- (b) accommodates a maximum of 12 people per night.*

Relevant Legislation, Policies, Documents

Planning and Development Act 2005
Planning and Development (Local Planning Schemes) Regulations 2015
Short-Term Rental Accommodation Act 2024
Residential Design Codes
 City of South Perth Local Planning Scheme No.7
 City of South Perth Local Planning Policies

Document Control

Adoption date	xxx
Date Modified	xxx
Strategic Community Plan Reference	Economy Environment (Built and Natural)

Residence: 52m²Carport: 14m²Balcony: 5m²Total Area: 71m²

Plans shown are for presentation purposes only and are not part of any legal document or title. They are subject to errors, omissions, inaccuracies and should not be used as a sole and accurate reference. Interested parties should make their own inquiries using independent sources.

310/29 Melville Pde, South Perth WA 6151

UNIT 310/29 MELVILLE PDE, SOUTH PERTH

SHORT TERM ACCOMODATION MANAGEMENT PLAN

INTRODUCTION AND BACKGROUND

This management plan will outline, in detail how the short-term accommodation will function and seek to affirm the overall operations adherence to the City of South Perth's "Policy P350.18 – Short-term Accommodation" ('the Policy').

The management plan will also address the notable specifics regarding duration of stay, number of guests, check in and departure procedures, control of noise and other disturbances, how complaints will be managed, the use and on-going maintenance of all common property and common facilities, the security of guests, residents and visitors, control of anti-social behaviour, resolution of potential conflict between the short-term and long-term residents and vehicle parking management.

It is worth noting a large number of apartments within the complex (29 Melville Pde, South Perth) currently exist and operate as short stay accommodation, via the onsite business 'Lodestar Waterside Apartment Hotels' and also via individual or company owned operators with their use and purpose aligned to short stay accommodation. With this in mind, the proposed use of 310/29 Melville Pde, South Perth in accordance with that proposed in this application is in align with the current nature and mixed use of the complex, with the specific areas named above and as will be detailed in this management plan likely already given consideration by all stakeholders of the complex when considering the overall realm, nature and scope of the proposed operation.

The proposed use for the purposes of this application in accordance with the Policy will be the provision of 'temporary accommodation provided either continuously or from time to time with no guest accommodated for periods totaling more than 3 months in any 12-month period'.

Full strata approval has been gained for this proposal and an email confirming their support has been attached to this application.

SUMMARY OF OPERATION

The accommodation will be advertised primarily online via the popular online accommodation marketplace, Airbnb. Other means of advertising may be used from time to time, including but not limited to, word-of-mouth advertising, email advertising or listings via other shared marketplaces, such as Stayz.

The accommodation will be marketed and aimed primarily to singles and couples who are travelling to Perth and seeking accommodation for short-stay that is located within close proximity to Perth CBD (approx. 5km away and accessible by walking distance to nearby transport links, including direct ferry and bus connections, cycling paths, as well as a range of other local landmarks of tourist significance, including Perth Zoo (approx. 850m away, 2 min drive, 10 min walk), South Perth Esplanade and Foreshore (approx. 650m away, 2 min drive, 9 min walk) and Mends St Shops (approx. 600m away, 2 min drive, 6 min walk).

SUMMARY OF FUNCTIONING, CHECK IN AND DEPARTURE

The accommodation will function whereby visitors who have had their bookings confirmed will be provided detailed instructions digitally, via the guest's nominated phone number and email, ahead of time guiding them on how to access the premises. The full address of the property will be made available to the guest approximately 48 hours prior to check in.

Check in will be at 3pm and access will be by key via a secure lock box affixed to the front door of the apartment, with the code shared with the guest at the time of check in on the day of their stay.

A contact number and email will be provided to the guest for assistance during their stay and inside the premises will also be signage detailing a set of guidelines and house rules that must be followed by guests. These rules pertain to respectful behaviour during their stay, including consideration of

neighbours and other guests in the complex, appropriate conduct in the property common areas i.e. courtyard, bin disposal, parking area, the prohibition of parties and loud music - with 'quiet hours' between the hours of 9pm and 8am, no smoking or illegal activity to be conducted anywhere on the complex, the reporting of any imminent threat toward people or property immediately to emergency services, details regarding allocated parking and processes surrounding appropriate disposal of rubbish in the complex.

Departure and check out instructions will further be communicated to guests via written signage in the premises and also via email and text message to the guests' nominated details. Checkout will be at a time no later than 10am. Guests will be required to remove any excess rubbish on the premises, placing it in the garbage and/or recycling bins at the front of the complex. They will be required to ensure all windows and doors are locked and ensure they do not leave any personal effects behind, leave the keys on the dining table inside the apartment and depart the complex in a quiet and considerate manner.

Professional, external contractors will be engaged following the course of each stay (and prior to the commencement of check in following the next guest) to ensure the apartment is cleaned and presented for each guest to a high standard. These contractors will operate in a manner similar to those functioning currently at the complex to maintain the apartments that are currently available for short-stay under the on-site Lodestar Waterside Apartment Hotels business, in which professional cleaning and linen providers as well as property management consultants will visit as needed to clean, maintain and upkeep the operation to ensure its successful functioning, with the aim of minimal disturbance to guests, onsite visitors and other short-term and long-term residents of the complex. No more than one firm and their relevant employees or contractors will be at the premises at any one time in accordance with this operation and they will be advised to park in the dedicated parking spot that is aligned to the apartment.

DURATION OF STAY AND NUMBER OF GUESTS

The apartment features one bedroom and one bathroom, featuring a queen bed and single 'day' bed in the lounge area, and as such is suited to no more than 3 guests. As previously noted, the ideal profile for the desired guest will be a single or couple. The inclusion of the single 'day bed' means on occasion the guest profile may extend to a couple and one child. All guests will be required to declare the number of people intending to be present during their stay, as well as provide their personal details which will be stored securely (in accordance with relevant privacy laws) by the relevant booking platform (primarily Airbnb) should any issues arise pertaining to complaints or dispute either during or after their stay.

Regarding duration of stay, in accordance with the Policy, this will be for a period of no greater than 3 months in any 12-month period. It is proposed the majority of all stays will be for a period of approximately no greater than 1 week. All guest stays will be required to be screened and reviewed first prior to confirmation and approval, with consideration given to the number of guests, guests past feedback available for viewing via the relevant hosting platform (if available) and duration of stay.

CONTROL OF NOISE, ANTI-SOCIAL BEHAVIOUR AND OTHER DISTURBANCES

As previously stated, guests will be required to respect their neighbours and other guests and residents within the complex and must ensure they keep noise to a minimum both during ordinary hours of the day and during designated 'quiet hours' being hours between the time of 9pm and 8am each day, both inside the apartment as well as in the common areas of the property.

Loud noise, parties, smoking and other illegal activities are all prohibited in the apartment and on the common areas of the property and any guests found to be engaging in this activity will be required to vacate the premises immediately, may have their details shared with relevant authorities as deemed necessary and may not be allowed to rebook in future at the premises.

MANAGEMENT OF COMPLAINTS, SECURITY OF GUESTS, RESIDENTS AND VISITORS AND RESOLUTION OF POTENTIAL CONFLICT BETWEEN SHORT-TERM AND LONG- TERM RESIDENTS

Details of the proposed use have been shared with the strata body, Custom Strata Management.

In line with existing processes surrounding complaints within the complex, residents are able to contact strata management for prompt resolution of their complaint. This will be the primary means of resolving complaints raised pertaining to security, noise, rubbish disposal and other similar matters by short and long-term residents or guests that are not the specifically approved visitors (at 310/29 Melville Pde, South Perth) in accordance with the accommodation proposed under this application.

Guests to the complex that will be staying at the short-stay accommodation in line with this application will be provided a dedicated phone number and email to raise both urgent and non-urgent issues and will be provided appropriate and timely support and guidance for any matters that may arise during their course of their stay, pertaining to such matters such as noise, security, cleanliness of the premises and amenities within the premises. Any matters raised by other residents of the complex (both short and long-term) to strata management that may be in relation to conduct of the guests in accordance with this proposed agreement will be forwarded by strata management and be attended to and responded to promptly, via means of communication with guests by phone and email.

Where the issue raised requires imperative/in-person immediate attention, contact will be made to a third-party external security provider who will be dispatched to the location to ensure the peace and safety of all residents within the complex is restored and maintained.

Guests will be implored via signage inside the premises to contact emergency services promptly for any police, fire or ambulance matters that require urgent attention that are outside the scope of support that could be provided by strata, the external security provider or the management of the operation.

Guests' security and safety is of utmost importance and by following the house rules in full and communicating any concerns promptly to the necessary parties named above, all complaints and enquiries will be able to be managed promptly. Adequate levels of building, home contents and

accidental damage insurance as well as public liability insurance have been acquired and will be maintained during the course of this proposed use.

THE USE AND ON-GOING MAINTENANCE OF ALL COMMON PROPERTY AND COMMON FACILITIES AND PARKING MANAGEMENT

Guests will be advised to park their vehicle only in the dedicated undercover parking space that is associated and marked with the unit number (310) within the complex. Guests will be made aware that street parking is not the preferred means of parking and any visitors parking on the street must acknowledge that the parking may be subject to time limits and restrictions and to ensure they do not under any circumstances park over the driveway of the complex or on the verge as verge parking is not permitted in the vicinity of the complex on Melville Pde and cross-streets. Guests will be advised not to loiter on the common areas of the complex or engage in any antisocial behaviour in the apartment or on any common areas including the complex's courtyard, parking and rubbish areas and verandah or balcony areas, as well as the surrounding areas (i.e. street, cross-street, driveway and footpath areas etc.). As previously stated, all guests will need to ensure noise is kept to a minimum both inside the apartment as well as in the common areas.

Guests will also be reminded to ensure no rubbish is dumped in any area on the complex and to ensure all waste is disposed of correctly in the complex's dedicated rubbish area in accordance with the City of South Perth's waste and recycling streaming policies (i.e. red and yellow bins), and must ensure any deliveries that may occur of food (such as Uber Eats) are collected promptly from in front of their door and not left in the corridors and common areas. Guests will further be reminded of Perth's largely dry climate and to be considerate with water usage in their apartment.

Any complaints regarding the above matters will be addressed as per the previous statement covering the management of complaints.

CLOSING STATEMENT

This management plan will be updated as deemed necessary by notification of any relevant parties, including the City of South Perth. Further, an application will be made in accordance with the Western Australian state government by the date required, regarding upcoming changes to the requirement to register short-term stay accommodation under the proposed Short-Term Rental Accommodation Register. Any other such application will be made as necessary in accordance with the proposed use as is required in the future.

Power Free Pty Ltd

Ainslie-patrick@bigpond.com

MANAGEMENT PLAN
FOR
SHORT – TERM ACCOMMODATION

2/10/24

Rev 1

Property Address

14/240 Millpoint Road, South Perth WA 6152

Contents

Page #

3	-	Background and overview
4	-	Objectives of management plan
4	-	Booking requirements
4	-	Guest screening procedures
5	-	Check in & check out procedures
6	-	Guest handbook
7	-	Mitigation and complaints procedure
8	-	Guests code of conduct
9	-	Safety and Emergency Information
10	-	Hygiene, comfort & waste management
10	-	Car Parking

Background and overview

Power Free Pty Ltd are committed to providing high quality short term accommodation from 14/240 Millpoint Road, to guests looking to enjoy the amenities of the South Perth Foreshore and the Angelo St Precinct and other convenient locations by way of the bus stop just out the front of the complex.

We are committed to providing a high standard of accommodation and seek a high star rating on Airbnb by providing very comfortable furniture and furnishings and a modern newly renovated kitchen. Our feedback has been great as the complex is relatively quiet and a peaceful place to stay and in a very convenient location.

The owners Ainslie and Patrick reside just a 10minute drive from the premises and are often at the complex and have met a number of the residents who are all very friendly and stop to have a chat.

The owners contact details are left available to all the guests for the property and adjacent neighbours also have owners contact details should and issue arise at any time. Ainslie and Patrick are contactable 24/7.

Objectives of management plan

To clearly outline and demonstrate the professional management procedures implemented by Power Free Pty Ltd to ensure smooth operational management of 14/240 Millpoint Rd, whilst mitigating perceived disruptions to the local amenity & surrounding areas.

Booking requirements

We anticipate from 2-3 bookings per month upto 1/week on long weekends and holidays. We have a minimum of 3 nights stay per booking with a maximum of 28 days, as this deters smaller party bookings.

Guest screening procedures

We will currently only be using Airbnb for our online bookings. They're very secure. Airbnb have to ascertain the identity of a guest on their platform and this is stringently checked before allowing them to book accommodation, there are many verification steps that confirm their identity with government issued ID.

With the Airbnb platform when a booking comes through to us we are able to ascertain the guest's name, they have a star rating from other host reviews.

Airbnb have a code of conduct (dos and donts) on their website when booking:

Airbnb House Rules: The Dos and Don'ts

- *No loud noise after 11 pm.*
- *No food or drinks in bedrooms.*
- *No parties or events.*
- *No smoking.*
- *No pets / Pets allowed.*

If the guests haven't had any bookings or reviews on Airbnb yet, then they are screened and cannot automatically book with out host approval. We also have a strict no cancellation policy so we only have serious guest bookings. We have a maximum of 4 guests with 2 Queen sized beds, generally 2 couples or a small family.

We like to message the guests prior to their arrival to ensure they know everything they require and are clear about the accommodation.

Check in and checkout procedures

The guests are issued with check-in procedures only 48 hours before they're due for arrival, 2pm check-in time and 10am check-out time.

There is a lockbox at the front door for which they're given a code via the messenger service on the Airbnb platform, there are remote keys for the gate in here. The guests are asked to only park in bay 14 and not in the areas marked NO PARKING. If they require a visitor parking they're asked only to parking in these bays not other numbered bays.

On departure guests are requested to lock keys up back in lockbox and dispose of rubbish in bins downstairs.

Guest handbook

We have a comprehensive guest handbook (visitor information booklet) on the bench for the guest's arrival. This provides them with all the important information they need to have an enjoyable stay and lists Ainslie and Patrick's contact details.

This handbook also reiterates to guests only parking in Bay 14 is permitted and in the visitor's bays when required. They are not to make noise on the balcony, especially after 10pm to be respectful to other tenants in the complex.

Rubbish is to be disposed of in the appropriate bins downstairs before leaving the unit. Guests are encouraged to picnic down at the foreshore (especially if there are visitors) so we've left folder chairs and a picnic blanket in the unit for their convenience.

Mitigation and complaints procedure

We are contactable 24/7 and our mobile numbers and email addresses are provided to guests upon confirmation of bookings and are also in the visitor information booklet.

There are a number of immediate neighbours (such as unit #13, #12 and #11) who have our mobile numbers in case they need to contact us. The Strata Managers communicated our contact information to all other apartment owners during the last AGM Sept 2024.

Guests are asked in our visitor information book to be courteous to other tenants and keep noise to a minimum around the complex at all times, and on the balcony, quiet time is after 10pm on the balcony and in the apartment, if arriving late at night they are requestsed to keep quiet and close doors quietly.

Should we receive any complaints about guests, we will contact the guests and discuss the repercussions should they not cease the undesirable behaviour or reduce the noise (such as cancelling their booking and calling the authorities). They may also get a visit from us at this early stage with a warning.

Should harmful behaviour escalate the Police may be called and we will visit the unit to accompany them in the event they don't cooperate.

We respect the rights of the owners and tenants of the complex as we do in our own home and won't tolerate offensive and excessive noise or anti-social behaviour and should these issues arise with any guests we will do our very best to resolve them as soon as possible.

This is the Code of Conduct as written in the Visitor Handbook:

GUEST BEHAVIOUR , CODE OF CONDUCT

Should you experience any antisocial behaviour between yourself and another tenant please contact us immediately so we can inform the Strata Manager, to reduce the risk to your safety and ensure your enjoyment and comfort at the apartment.

Should you or any of your fellow guests engage in antisocial behaviour with each other or the other tenants. The tenants will contact our Strata Manager and action will be taken to provide comfort and safety to all parties. This could be eviction or calling authorities based on the level of risk to safety or discomfort to others.

Such antisocial behaviour could be in the form of shouting, loud music, banging on doors, abuse or causing damage to other property whether private or to the complex. Parties are not allowed as there is limited space on the balcony for many guests and noise is to be kept at a minimum, the apartment is to be treated respectfully and we don't want any property damaged due to partying.

Cars which are parked blocking in other tenants or blocking access to the gates are at your own risk and could be towed upon the request of the Strata Managers.

Authorities who may be called would be the local Police.

Safety

The property includes compliant RCD's and Smoke alarm. We have annual electrical safety certifications to make sure the property is compliant and safe. We also have a first aid kit, a fire blanket and fire extinguisher made available to the guests in the kitchen.

Emergency Information

There is an emergency contact information sheet in the visitor book, and also on the kitchen cupboard door for the guests to access in case of an emergency, with the below information:

Emergency Phone List

FIRE, POLICE & EMERGENCY SERVICES –
if emergency phone 000

- Nearest Hospitals
 - Royal Perth Hospital – Approx 12 mins**
(Victoria Square, Perth WA 6000)
P:9224 2244
 - Perth Children's Hospital – Approx 12 mins**
(15 Hospital Ave, Nedlands WA 6009)
P:6456 2222
- Nearby Police Station – **Approx 9 mins**
(WA Police Force, 2 Adelaide Terrace, Perth 6004)
P: 13 14 44

Hygiene, comfort & waste management

Rubbish and recycling items are to be disposed of in correct bins downstairs. No other rubbish is to be brought into the complex and dumped in the bins, only that which the paying guests use during their stay. Rubbish should not be left beside the bins at any time.

Cleaning and housekeeping is carried out to a high standard immediately after a guest departs, by the owners or a cleaning company engaged in the work. Linen is washed offsite after guest departure and returned washed and stored in the closet, unless guests wash linen during their stay in which case they may use the clothes lines downstairs.

Exhaust fans and air-conditioner's are regularly checked and cleaned by the owners to ensure there in working order and not noisy.

Car parking

The property is allocated with parking bay #14 downstairs. This is communicated with the guests to ensure they only park here, or in the unmarked visitors bays if required. They are informed not to park in the NO PARKING areas.

The guests are allocated with 1 set of keys and 1 remote for the rear gates for easy and secure access of their vehicle.

14/240 Mill Point Road, South Perth WA 6151 | Bourkes

24/5/23, 12:28 pm



14/240 Mill Point Road

South Perth WA

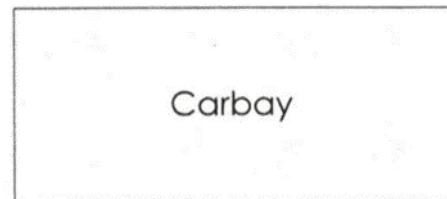
2 1 1 75 m²

GONE

Floor Plan

Enquire Now

Building/Pest Report



PANORAMIC VIEWS ARE JUST ONE OF THE MANY BENEFITS OF THIS PROPERTY.

PROPERTY FEATURES

- Unit
- 2 bed
- 1 bath
- 1 Parking Spaces
- Total Floor Area: 75 m²
- Toilet
- Open Parking Spaces
- Built In Robes
- City Views (<https://bourkes.com.au/feature/city-views/>)
- Close to Schools (<https://bourkes.com.au/feature/close-to-schools/>)
- Close to Shops (<https://bourkes.com.au/feature/close-to-shops/>)
- Close to Transport (<https://bourkes.com.au/feature/close-to-transport/>)
- River Views (<https://bourkes.com.au/feature/river-views/>)

Approximate Areas

Residence:	75m ²
Balcony:	5m ²
Carbay:	14m ²
Total Area:	94m ²

(Not Actual Location)

<https://bourkes.com.au/property/14-240-mill-point-road-south-perth-wa-6151/>

Page 1 of 3

FORM 1

STRATA PLAN 2684

HELD BY LANDGATE
IN DIGITAL FORM ONLY.

LOCATION PLAN
(Scale 1 : 500)

20

27


18

CODE STREET

MILL POINT ROAD

CARLTON SURVEYS
LICENSED SURVEYORS
SUITE 4, 80 BURGWOOD ROAD,
SOUTH PERTH, WA 6150
TELEPHONE 9430088 FAX 9430087

WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION

STRATA+SURVEY — STRATA PLAN 2684		SHEET 1 OF 1 SHEETS		MANAGEMENT STATEMENT <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO		Lodged 15.11.18 <i>MMW</i> Examined 17.03.19 <i>MM</i> Registered 18.05.19 <i>Ap 63551H</i>		REGISTRAR OF TITLES WESTERN AUSTRALIAN PLANNING COMMISSION Certificate of Approval of W.A.P.C. under Section 25(1) or 25(1)(2) of Strata Titles Act 1985 FOR CHAIRMAN 18.05.19 DATE		PLAN OF LOTS 19 & 24 AND COMMON PROPERTY ON STRATA PLAN 2684		CERT OF TITLE VOLUME 1965 FOLIOS 119, 124		LOCAL GOVERNMENT CITY OF SOUTH PERTH		INDEX PLAN BG3411 26.43		FIELD BOOK NUMBER		SCALE 1 : 500 & 1 : 300		NAME OF SCHEME GLENGARRY		ADDRESS OF PARCEL 238 MILL POINT ROAD SOUTH PERTH, WA, 6151		 DOLA DEPARTMENT OF LANDS, AUSTRALIA	
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LANDGATE COPY OF ORIGINAL NOT TO SCALE 07/04/2022 12:10 PM Request number: 63437704


www.landgate.wa.gov.au

FORM I

Ca. I

PARCEL OF LAND LOT 21 ON DIAGRAM 34491
PERTH SUB LOT 48
CERTIFICATE OF TITLE 128/632, 127/479, 127/430, 1387-469
LOCAL AUTHORITY CITY OF SOUTH PERTH
LOCALITY SOUTH PERTH INDEX PLAN 4574
NAME OF BUILDING GLENGARY
ADDRESS FOR SERVING OF H. DAVEY HOTEL MOSMAN
NOTICES ON COMPANY GLENGARY MOSMAN PARK

ST [REDACTED]
LODGED 14.6.74
EXAMINED 11/4.9.74
REGISTERED A82561 12-11-74
REGISTRAR OF TITLES

SEE ANNEXURE B

20
18
21
27
CODE STREET
MILL POINT ROAD
Walkway
Stairs

SCALE 1:500 LINKS TO AN INCH

(CI)

SCHEDULE OF UNIT ENTITLEMENT		OFFICE USE ONLY	
LOT No.	UNIT ENTITLEMENT	CURRENT Cs. of TITLE	FOL.
NOW SUBDIVIDED			
SEE FURTHER SHEET OF PLAN OF SUBDIVISION			
SEE ANNEXURE			
AGGREGATE			

SURVEYOR'S CERTIFICATE

I hereby certify that the building shown on the plan is within the external surface boundaries of the parcel and where eaves or guttering project beyond those boundaries, that a registered easement has been granted as an appurtenance of the parcel or, where the projection is over a road that the Local Authority has consented thereto.

DATE 9/5/73
L. J. Johns
LICENSED SURVEYOR.

APPROVED BY THE TOWN PLANNING BOARD
FOR THE PURPOSES OF THE STRATA TITLES ACT 39 OF 1966

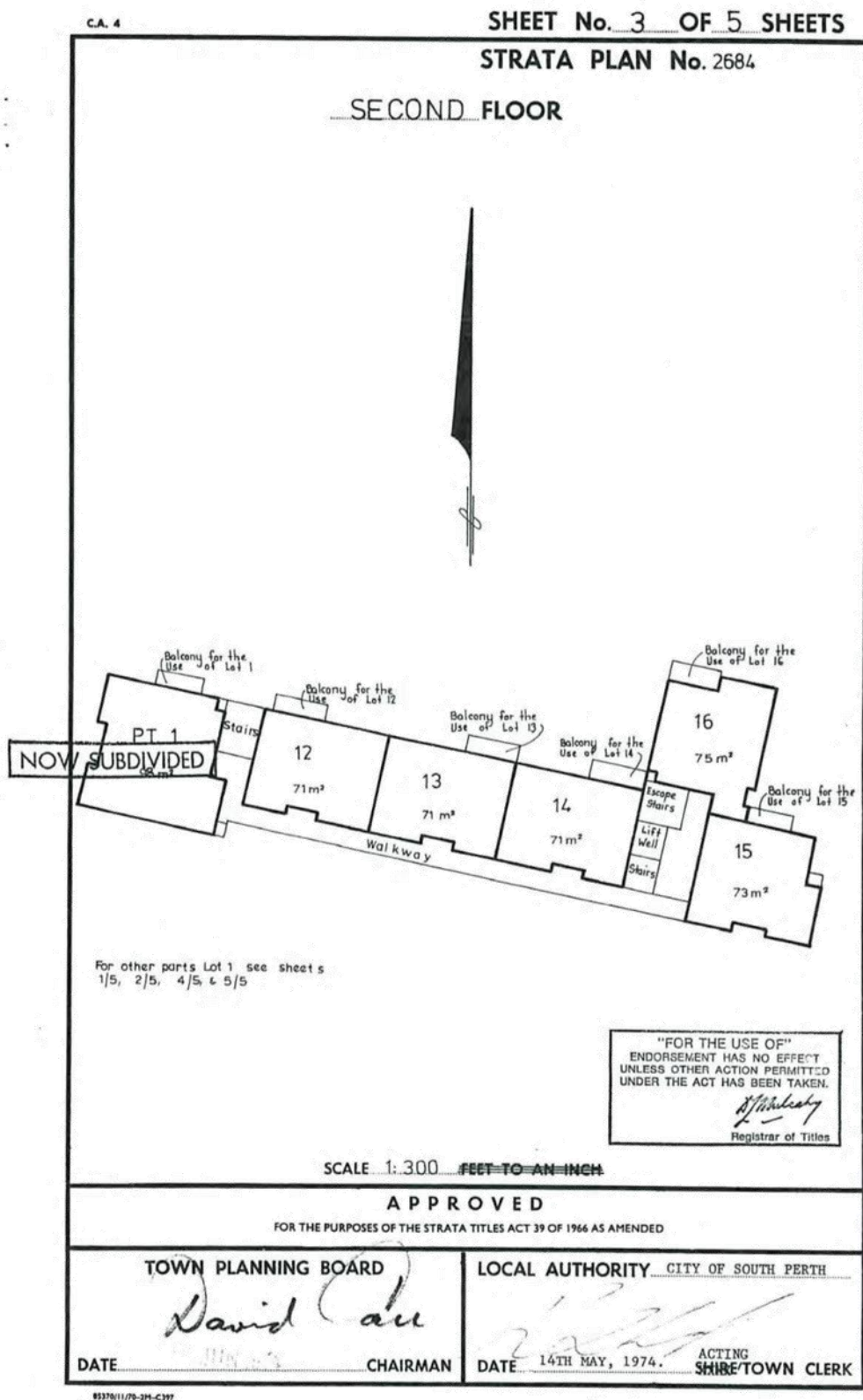
David [Signature]
CHAIRMAN.
DATE 11/10/76

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LANDGATE COPY OF ORIGINAL NOT TO SCALE 07/04/2022 12:10 PM Request number: 63437704



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SHORT STAY ACCOMMODATION PROPOSAL

Unit 3 / 45 Mary St, COMO

1. PURPOSE

The purpose of this document is to assist City of South Perth in their consideration to grant planning approval for Unit 3 / 45 Mary St Como (the "Property") to be converted to short stay accommodation under the City's Policy P350.18

The City of South Perth recognises the economic contribution that visitors give to the local economy. Combined with changing consumer demands for alternative accommodation offerings has resulted in the development of P350.18

This document will detail how the Property meets the criteria as set out in the council's planning policy P350.18 for planning approval under exercise of discretion under Town Planning Scheme No.6

2. CRITERIA

Planning Policy P350.18 sets out a number of criteria for which planning officers are asked to take into consideration in relation to the development application. These criteria include:

- Proximity to Tourist Features
- Proximity to Transport Infrastructure including Public Transport
- Vehicle Traffic
- Appropriateness of Facilities
- Scale of Proposed Use compared to surrounding area
- Management Plan

2.1 PROXIMITY TO TOURIST FEATURES

The Property meets the P350.18 policy criteria in being close proximity to tourist features. It is located only 2 blocks away (less than 4 minutes / 350m) from the Preston Street precinct as well as a similar distance to the Thelma St pedestrian overpass to Como Beach.

Preston Street precinct is considered an activity centre as well as a tourist attraction with council working alongside tourism website Visit Perth to market the precinct as such.

<https://southperth.wa.gov.au/about-us/news-and-publications/news-and-public-notice/news-detail/2021/07/09/welcome-to-preston-street-como>

The Property is also located 350m away from the Thelma Street pedestrian overpass connecting people to the Como Beach foreshore. Como Beach and Jetty is considered a tourist attraction as well as a place of historical significance.

2.2 PROXIMITY TO TRANSPORT INFRASTRUCTURE

The Property meets the P350.18 policy criteria for its accessibility to a variety of transport infrastructure including cycling paths, public bus transport and private car sharing services.

The Property is less than 100m away from the nearest bus stop (bus service 32) which takes occupants to the Perth CBD via Coode St, Mill Point Road and the Causeway which is a twice to thrice hourly service during weekdays and hourly service on weekends.

The next nearest bus services are 170m away and 350m (bus service 30 and 31 respectively) which takes occupants in the direction of Curtin University or the Perth CBD. On the way to the Perth CBD this bus service also drops occupants off at the Perth Zoo. Combined these two services are four times

SHORT STAY ACCOMMODATION PROPOSAL

Unit 3 / 45 Mary St, COMO

an hour during weekdays and twice an hour during weekends. Rapid bus services (910) is available at a bus stop 12 minutes walk away (850metres) on Canning Highway.

Cycling paths are easily available either along the freeway via the Thelma St pedestrian overpass (shared path) which connects to Canning Bridge or Perth CBD.

Ride sharing and taxi services are also readily available on call due to the Property's proximity to nearby points of interests and the Perth CBD.

2.3 VEHICLE TRAFFIC

It is unlikely that the Property's conversion to short-term rental will increase the vehicle access demand to the site. The Property is a two bed-room one bathroom unit. Other units (3 others) in the complex are of a similar size.

At present each tenant has between 1 to 2 cars. We do not envisage that a short term guest would have more than 1 car at a time, some will even forgo a car completely and rely on public and taxi services. Having said this there is more than sufficient space for two cars onsite per unit as well as additional bays. On site there is one garage and a carport to fit four vehicles, giving five covered bays in total. There is also ample space for open air off street parking on site, including 4 at the front and at least 3 carbays in the rear.

2.4 COMMUNAL FACILITIES

Communal facilities are minimal but include, car parking, grassed areas, paved courtyard and laundry line. There are no other resort style communal facilities, such as pool or gym in the complex. As such, any concerns about conflicts with long term occupants in the complex is a non-issue with respect to the use (or overuse) of communal facilities.

2.5 SCALE OF USE & APPROPRIATENESS FOR SURROUNDING AREA

The Property is a two bed room one bathroom unit. The streetscape of Mary Street is predominantly strata complexes either as units, grouped housing, duplexes and triplexes. The Property falls in line with the streetscape. Two blocks away on the corner of Mary Street and Preston Street is a hotel. As there are no plans to change the layout of the property, the change of use classification is in keeping with the streetscape.

2.6 MANAGEMENT PROPOSAL

A management plan is included with this document.

3. PROPERTY LAYOUT

The Property will be let out on a short term basis as a two bedroom one bathroom space with a maximum of 4 occupants.

The main master bedroom will consist of a queen bed whilst the supplementary bedroom will contain a two single beds. This layout will ensure that the property is attractive to singles, couples and parent(s) with children.

The living area will consist of dining, TV and sofa. The adjacent open plan kitchen area is equipped with stove, oven, fridge and microwave facilities. The bathroom consists of vanity, shower as well as a washing machine. The water closet is located separately.

SHORT STAY ACCOMMODATION PROPOSAL

Unit 3 / 45 Mary St, COMO

There are no resort style facilities in the common area such as a pool or gym, and main common feature is a clothes line and the front lawn. As such the Property can be seen as well suited to short term accommodation as there will be little, if any conflict with long term tenants of the complex.

Furthermore, the scale of the Property also lends itself well to short term tenancy, the Property is in a group of 4 units. Each unit is approximately 80m² in size with 2 bedrooms and 1 bathroom units. With a total land size 1073m², and only a combined living area across all 4 units of 320m², it can be argued that the whole building is low in density. There are also no changes planned to modify the layout of the property. Thus one can reason that the units are in keeping with the nature of the street.

4. TARGET MARKET

The Property will be marketed as short term accommodation for new migrants, regional holiday makers, overseas tourists and FIFO workers on their rest stays. These people generally want to be nearby the Perth CBD, able to park their vehicle (or hire car) whilst being in a socially active area nearby restaurants, cafes and grocery shops such as the Preston Street precinct.

Como beach being on the Swan river is pleasant for young families offering beautiful sunsets.

Perth Zoo and the South Perth foreshore is only a bus ride away and makes the property attractive for young families.

For active lifestyles, the proximity of Canning Bridge, Narrows Bridge as well as the Thelma, Preston and Comer St pedestrian overpasses offers a variety of running circuit options. Bicycle users will also enjoy the parallel shared path alongside the Kwinana freeway.

5. CONCLUDING REMARKS

We believe that the Property's conversion to short term accommodation is a positive contribution to the amenity of the neighbourhood. It will improve overall economic activity in the Preston Street precinct by offering alternative accommodation options and additional business, tourists generally spend more money than residents on eating out and partaking in paid recreational activities. Further, it provides alternative accommodation options for nearby residents who have friends or relatives wanting to stay close by.

This application meets P350.18 policy criteria in proximity to tourist features, public transport, vehicle access and property layout. Further a management plan will be in place as desired by the Council.

MANAGEMENT PLAN
Unit 3 / 45 Mary Street

1. PURPOSE

The purpose of this document is provide the City of South Perth with a management plan of the proposed short term accommodation located at Unit 3 / 45 Mary Street.

2. BACKGROUND

As operators of the proposed short term accommodation I have over ten years hospitality accommodation experience; I have served as an Assistant Manager at a boutique hotel in New York City, and more recently running a short-term accommodation business in the Perth CBD since 2012. Since 2014, and most recently at the end of 2023, the business has consistently and repeatedly won multiple Gold, Silver and Bronze awards at the prestigious WA Tourism Awards. It's fair to say that based on past experience, my team and I will provide a quality, value for money experience for guests.

I am aware that some at the City of South Perth maybe concerned about the impact short term accommodation may pose on the amenity of neighbouring residents. We hope that this management proposal will assuage such concerns. Further our proposal fully meets Council Policy P350.18-Short Term Accommodation.

3. THE ACCOMMODATION

The premises is catered to accommodate up to 4 guests; with a queen sized bed in the main bedroom and two single beds in the second bedroom. There is a single bathroom with separate water closet. There is an open plan living area including kitchen and dining. The premises is self-contained with fridge, stove top/oven, microwave as well as washing machine and dryer. There is ample off-street parking at the front and the rear of the premises for existing residents as well as the proposed short term accommodation.

4. GUEST & STAY PROFILE

It is anticipated that guests will be singles, couples or those with young families.

The accommodation will be marketed as a place to relax in a quiet suburban environment (as opposed to a central CBD location close to nightlife hotspots), within walking distance to the beach as well as local cafes and shops. It will not be marketed as a party house.

For couples and those with young families we envision that these people will most likely be coming from regional WA, interstate and overseas as tourists. Based on experience, we foresee the following length of stay durations: We anticipate Regional WA guests will visit Perth for a weekend getaway, a dedicated event trip such as the recent Coldplay Concert, to a longer school holiday period. Those that are coming from interstate or overseas will tend to use Perth as a 'landing base' where they begin and end their holidays, with the middle part of their itinerary filled with exploring the rest of WA. As such, I would expect a one to five days stay at either the beginning or end of their stay. An alternative stay pattern for overseas guests have been those that use Perth as a landing or exit pad to/from Europe/Asia before or after the journey throughout the rest of Australia.

MANAGEMENT PLAN
Unit 3 / 45 Mary Street

As Perth is currently experiencing an increase in new migrant arrivals, we anticipate to also attract new migrants as guests who will be staying at our premises while they secure more permanent lodgings in the surrounding locality. On this point I think I should stress that our property will provide a competitive advantage as it allows new migrants to 'try' the neighbourhood before renting elsewhere.

We also anticipate that due to our suburban locality and kitchen amenities, our accommodation will be attractive to friends and families of those residents living in the area which is a positive contribution to the amenity of the neighbourhood by offering accommodation choice. Not only this, we also anticipate residents to also use our premises as a place to call home while their renovate their premises or are between residences. This particularly applies to those with young children who do not wish to relocate too far from the local primary school which is within walking distance.

5. CHECK IN PROCEDURES

Guests will generally agree to meet at an appointed time to check in whereby staff will meet and greet guests to facilitate the check in and to show them around the property. Check-in time is standard along industry norms as any time after 2pm on day of Check-In.

There will be protocols in place with regards to after-hours check-in including getting copies of identification papers of guests prior to their stay.

If there are any after hours access issues we have on standby back up keys available. Further staff will be available on standby and attend onsite if required.

As we will be using an electronic booking management system, it is at the point of booking that we can and will request security deposits to guard against any anti-social behaviour.

6. CHECK OUT PROCEDURES

Check out procedures is quite standard for the industry, with guests required to leave by a set time, in this case around 10am on their day of departure. As we will be using electronic locks there is no requirement to return any keys. At some point soon after Check Out, staff will arrive to undertake cleaning of the premises.

7. GUEST ISSUES DURING STAY

It will be a condition of stay that guests socially behave themselves and not create a nuisance to neighbours; this extends to excessive noise and visitors. This will include the following:

7.1 No Parties/Function

MANAGEMENT PLAN
Unit 3 / 45 Mary Street

There are some elements in the community which believes, incorrectly, that proprietors do not care whether or not a guest holds a party. This is wholly incorrect to reputable proprietors such as myself. Apart from inconveniencing neighbours and damaging cordial relations with neighbours, parties have a high likelihood of damaging the premises, as such it is not in the interest of the operator for parties to be accepted.

There will be a strict no parties or functions rule. Parties will not be tolerated and guests will be evicted immediately. Our policy is also in line with some third party platforms (such as AirBnb) who have implemented no parties as part of their condition of stay. It is worth noting that the size of the premises as well as the lack of resort style facilities reduces the attractiveness of this property as a party place.

7.2 Noise Limits

We will seek that guests keep noise to within acceptable limits as per the Western Australian Environmental Protection (Noise) Regulations of 1997

Time of Day	Permitted Decibels (Approximately)
0700 to 1900 Hours Monday to Saturday	45dB
0900 to 1900 Hours Sunday and public holidays	40dB
1900 to 2200 Hours All Days	40dB
2200 to 0700 Hours Monday Saturday	35dB
2200 to 0900 Hours Sunday and Public Holidays	

7.3 On Site Parking

Eventhough street parking is free and greatly used by surrounding neighbours on the street to park their extra cars, we realise that parking can be a sensitive topic. As such we will ask that guests park their vehicles on the property.

7.3 Pets

Pets will not be accepted.

7.5 Complaints Handling

MANAGEMENT PLAN
Unit 3 / 45 Mary Street

Complaints made by neighbours will be dealt swiftly. Where the issue is in relation to late evening/early morning noise, management will deal with the guest directly and if any anti-social behaviour is not rectified then that will be met with eviction and non-refund of the remaining balance if their stay as well as forfeiture of guest's security deposit.

To manage any complaints, neighbours will be provided with the manager's contact phone number to ring as well as an after hours line in case of any issues that may arise. Guests will also get contact numbers to assist them with any issues that may arise during their stay.

Owing to my experience in the industry, I have a number of trades persons available that would be able assist him with any guest issues that may arise whether it be an electrical, plumbing or building issue.

7.6 Waste Management

Guests will be advised of how to deal with waste in our guidebook as well as through direct communication. The section of guidebook with respect to Waste Management will include excerpts from the City of South Perth's own Waste & Recycling guide. This section will inform the guests of various items including:

- a) How to properly put the bins out on the verge, including bin orientation, distance from the kerb and distance from each bin
- b) Bin days, when to put bins out and when to put them back in
- c) Bin Calendar to identify when it is recycling bin day
- d) What type of items that can be put in each type of bin

When there are no guests staying at the property, our staff will be responsible for taking the bins out and putting them back in.

8. MAINTENANCE OF COMMON PROPERTY

Common property of 45 Mary Street, is managed by the real estate firm Karri Real Estate. Common facilities are bare minimal such as the provision of laundry line, parking and the gardens/courtyard surrounding the property. There are no resort style facilities such as a gym or pool.

9. INTERACTIONS WITH OTHER TENANTS

It is not envisioned that there will be significant issues with the other tenants.

There are no common facilities except for parking and gardens which means there won't be any conflict with respect to short term guests over-using facilities such as swimming pools.

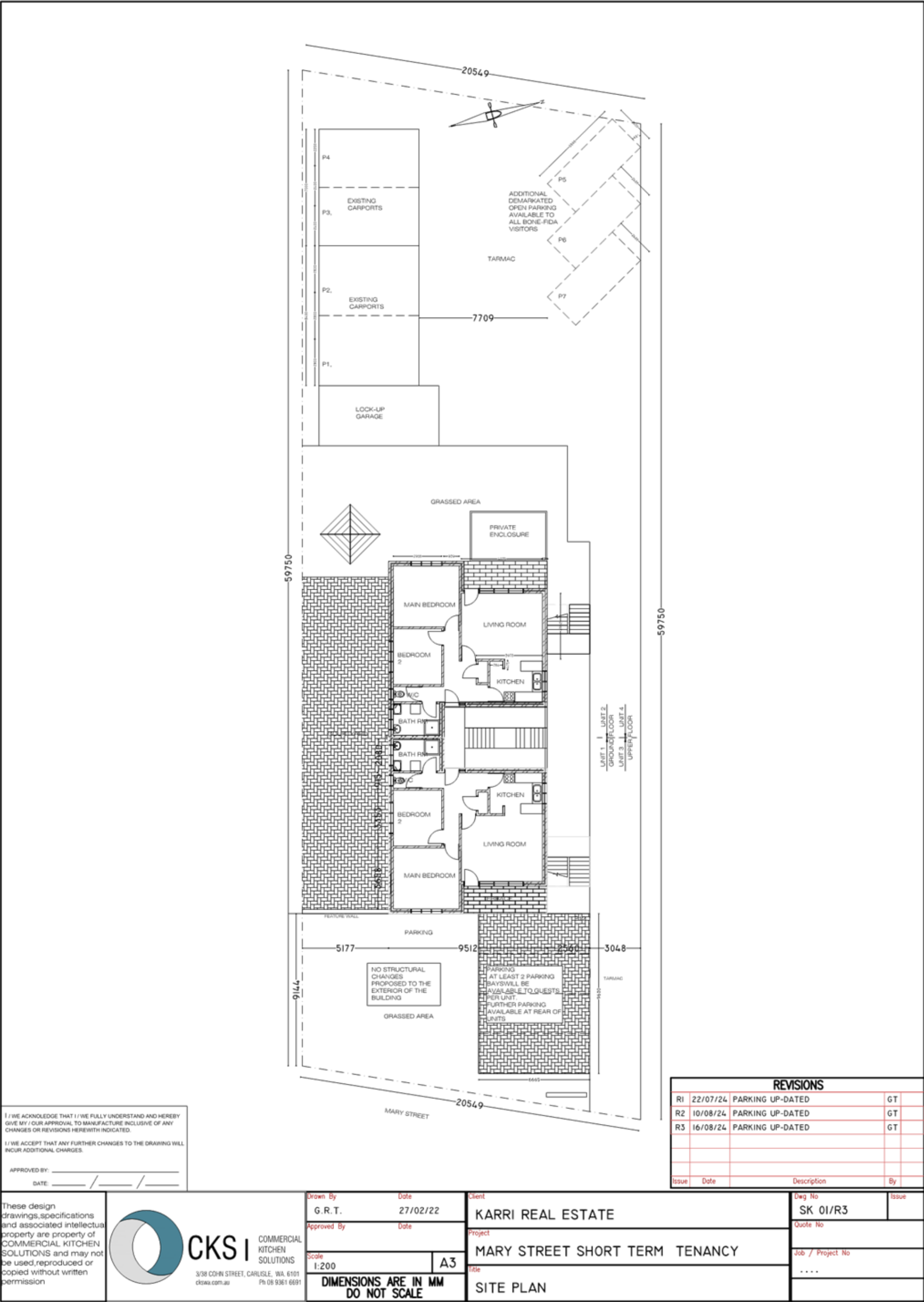
In terms of entrances all the properties in the complex have their own entrances. As such frequent entry or exit by a short-term guest should not prove an issue nor will tenants feel a loss of privacy.

10. SUMMARY

MANAGEMENT PLAN
Unit 3 / 45 Mary Street

As an established hospitality operator, we recognise that hospitality guests are demanding more variety and flexibility in their accommodation options. Guests want to feel part of a community that they are staying and the close proximity to the Preston Street precinct reinforces this notion. Further having a variety of short-term accommodation options near the precinct will further enhance the attractiveness of the precinct as a destination location thus enhancing economic activity in the area. It is partly for these reasons that Policy P350.18 was implemented by the City of South Perth.

Finally, our well recognised experience in the industry shows that we have the skills to manage not just the needs of our guests but also that of our neighbours.



Received: Sun, 6 Oct 2024

Subject: PDDA-2024/4007

3/45 Mary Street, Como WA 6152 – Change of Use – Holiday Accommodation

As previously advised to the City I am strongly opposed to this proposal. I have lived at live at unit 4 43 Mary Street Como and paid South Perth rates for 32 years.

The City took no notice of my and other neighbours in Mary Street expressing our concerns to this proposal and approved units 1 and 2, 45 Mary St for temporary holiday accommodation. I suspect the property was operating as an airbnb prior to approval when the front section of the adjoining fence between 43 and 45 was destroyed. People unfamiliar with the inadequate unapproved parking at the front of the property would hit the fence trying to negotiate the tight turning space.

The property manager has been approached many times via correspondence requesting that section of fence be repaired. These approaches are ignored even after one number plate of a vehicle that caused some of the fence damage was provided to the property manager.

As predicted, the owners now seek approval for units 3 and 4, 45 Mary Street to also become holiday accommodation. I strongly object to strangers living next door to me. I have no idea who is coming and going to the rear of the property, up and down the driveway and fear for my safety and security. There is currently a small hole in the rear part of the fence no doubt made by a temporary holidaying visitors. Let's see how that progresses!

The balconies at 45 Mary St are almost parallel to my bedroom. Temporary holidaying people in a residential area will not be considering or respecting their noise levels.

The attached are photos of the initial damage to the fence and how further damage has now left the front section of fence. The property manager refuses to act and take responsibility for repairs to this section of fence. The rest of the fence is doing its job but for how long?

We are a quiet residential area and object to the City of South Perth destroying rate payers' safety, security and tranquillity.

Please record my objection to this proposal.

G Pearce

Owners Unit 4/43 Mary Street, Como WA 6152





Received: Wed, 9 Oct 2024

Subject: PDDA-2024/4007

3/45 Mary Street, Como WA 6152 – Change of Use – Holiday Accommodation

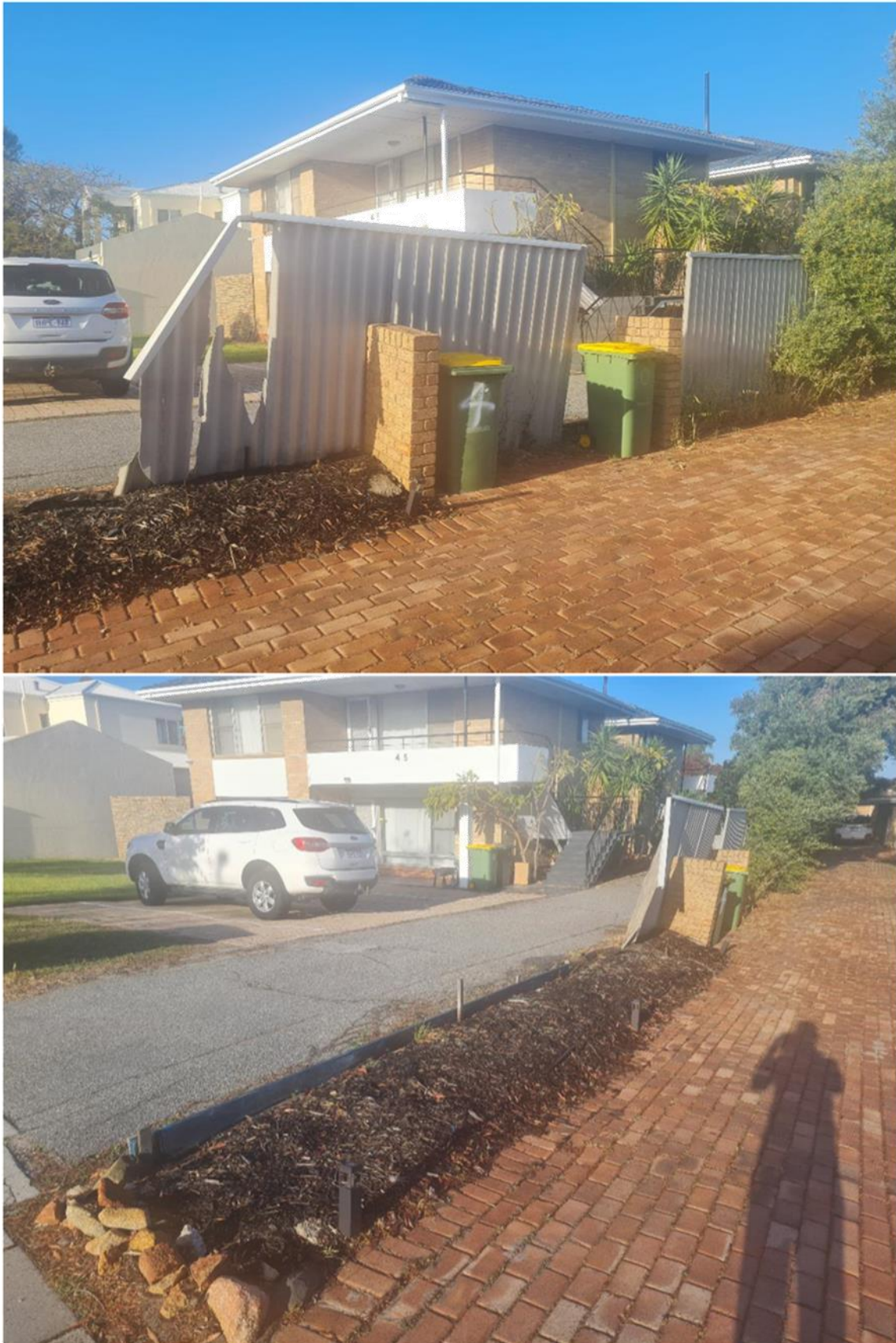
1. The proposal to change the units 3 & 4 at 45 Mary into short term accommodation in the current housing market is problematic on a number of fronts. The availability of suitable long-term accommodation in Perth is already at an all-time low and causing significant rental stress to a lot of Perth rental tenants. Removing two more units in an area of high demand only exacerbates this critical shortage and drives prices ever higher.
2. Short term accommodation changes the neighbourly aspect of the area quite drastically and breaks down the social cohesion of the area in general. This has impacts on the many positive social outcomes of living in Como and getting to know your neighbours and the interactions that go with that.
3. Short term accommodation creates far more traffic movement and disturbance to neighbours with the often very early or late arrivals and departures. Coupled with the associated loading / unloading of vehicles and the associated chatter.
4. The unapproved parking at the front of the property is inadequate and is too confined to enable even a medium sized car to access and depart the very small bays and there is very little room to reverse. This has led to numerous collisions with the boundary fence and subsequent damage. (photos attached)
5. The managing agent and subsequently the owners have refused to repair the damage to the fence even when provided with photographs and licence plate details of the vehicles that caused the damage.
6. The owners of 43 Mary St have provided quote to repair the fence but the agent and owners either don't respond or respond weeks or months later and then demanded that they would only replace the entire fence line - some 50 - 60 odd meters. This is ok for them, as the owners get a tax benefit for this, but for us there is no such benefit. And the rest of the fence is fit for purpose and does not require replacing. Replacing the entire fence is a significant cost to be borne by us and which was ultimately caused by the coming and going of the temporary tenants next door.
7. Bins are constantly left out for days after the collection day and rubbish from overflowing bins constantly blow across from next door to our property.
8. The managing agent is very difficult to deal with and it appears that she might have a personal interest in the property at 45 Mary St. This creates a very clear conflict of interest and might explain her reluctance to answer our queries, respond to our quotes and deal with any complaints.
9. The lack of the dividing fence at the front of the property affects me (unit 1) a lot more than the others. The diving garden bed is constantly run over causing damage to plants and reticulation, my security camera is constantly triggered by the movement of vehicles due to the missing fence which would usually screen the motion from my camera.

The previous planning change was approved despite our objections and this time I would appreciate some objective consideration of our concerns regarding the proposed planning changes.

Kind Regards

I Jones

Owners Unit 1/ 43 Mary Street, Como WA 6152





SHORT STAY ACCOMMODATION PROPOSAL
Unit 4 / 45 Mary St, COMO

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SHORT STAY ACCOMMODATION PROPOSAL

Unit 4 / 45 Mary St, COMO

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3. PROPERTY LAYOUT

The Property will be let out on a short term basis as a two bedroom one bathroom space with a maximum of 4 occupants.

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The living area will consist of dining, TV and sofa. The adjacent open plan kitchen area is equipped with stove, oven, fridge and microwave facilities. The bathroom consists of vanity, shower as well as a washing machine. The water closet is located separately.

SHORT STAY ACCOMMODATION PROPOSAL
Unit 4 / 45 Mary St, COMO

There are no resort style facilities in the common area such as a pool or gym, and main common feature is a clothes line and the front lawn. As such the Property can be seen as well suited to short term accommodation as there will be little, if any conflict with long term tenants of the complex.

Furthermore, the scale of the Property also lends itself well to short term tenancy, the Property is in a group of 4 units. Each unit is approximately 80m² in size with 2 bedrooms and 1 bathroom units. With a total land size 1073m², and only a combined living area across all 4 units of 320m², it can be argued that the whole building is low in density. There are also no changes planned to modify the layout of the property. Thus one can reason that the units are in keeping with the nature of the street.

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MANAGEMENT PLAN
Unit 4 / 45 Mary Street

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2. BACKGROUND

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I am aware that some at the City of South Perth maybe concerned about the impact short term accommodation may pose on the amenity of neighbouring residents. We hope that this management proposal will assuage such concerns. Further our proposal fully meets Council Policy P350.18-Short Term Accommodation.

3. THE ACCOMMODATION

The premises is catered to accommodate up to 4 guests; with queen sized beds in both bedrooms. There is a single bathroom with separate water closet. There is an open plan living area including kitchen and dining. The premises is self-contained with fridge, stove top/oven, microwave as well as washing machine and dryer. There is ample off-street parking at the front and the rear of the premises for existing residents as well as the proposed short term accommodation.

4. GUEST & STAY PROFILE

It is anticipated that guests will be singles, couples, friends or those with young families.

The accommodation will be marketed as a place to relax in a quiet suburban environment (as opposed to a central CBD location close to nightlife hotspots), within walking distance to the beach as well as local cafes and shops. It will not be marketed as a party house.

For couples and those with young families we envision that these people will most likely be coming from regional WA, interstate and overseas as tourists. Based on experience, we foresee the following length of stay durations: We anticipate Regional WA guests will visit Perth for a weekend getaway, a dedicated event trip such as the recent Coldplay Concert, to a longer school holiday period. Those that are coming from interstate or overseas will tend to use Perth as a 'landing base' where they begin and end their holidays, with the middle part of their itinerary filled with exploring the rest of WA. As such, I would expect a one to five days stay at either the beginning or end of their stay. An alternative stay pattern for overseas guests have been those that use Perth as a landing or exit pad to/from Europe/Asia before or after the journey throughout the rest of Australia.

MANAGEMENT PLAN
Unit 4 / 45 Mary Street

As Perth is currently experiencing an increase in new migrant arrivals, we anticipate to also attract new migrants as guests who will be staying at our premises while they secure more permanent lodgings in the surrounding locality. On this point I think I should stress that our property will provide a competitive advantage as it allows new migrants to 'try' the neighbourhood before renting elsewhere.

We also anticipate that due to our suburban locality and kitchen amenities, our accommodation will be attractive to friends and families of those residents living in the area which is a positive contribution to the amenity of the neighbourhood by offering accommodation choice. Not only this, we also anticipate residents to also use our premises as a place to call home while their renovate their premises or are between residences. This particularly applies to those with young children who do not wish to relocate too far from the local primary school which is within walking distance.

5. CHECK IN PROCEDURES

Guests will generally agree to meet at an appointed time to check in whereby staff will meet and greet guests to facilitate the check in and to show them around the property. Check-in time is standard along industry norms as any time after 2pm on day of Check-In.

There will be protocols in place with regards to after-hours check-in including getting copies of identification papers of guests prior to their stay.

If there are any after hours access issues we have on standby back up keys available. Further staff will be available on standby and attend onsite if required.

As we will be using an electronic booking management system, it is at the point of booking that we can and will request security deposits to guard against any anti-social behaviour.

6. CHECK OUT PROCEDURES

Check out procedures is quite standard for the industry, with guests required to leave by a set time, in this case around 10am on their day of departure. As we will be using electronic locks there is no requirement to return any keys. At some point soon after Check Out, staff will arrive to undertake cleaning of the premises.

7. GUEST ISSUES DURING STAY

It will be a condition of stay that guests socially behave themselves and not create a nuisance to neighbours; this extends to excessive noise and visitors. This will include the following:

MANAGEMENT PLAN
Unit 4 / 45 Mary Street

7.1 No Parties/Function

There are some elements in the community which believes, incorrectly, that proprietors do not care whether or not a guest holds a party. This is wholly incorrect to reputable proprietors such as myself. Apart from inconveniencing neighbours and damaging cordial relations with neighbours, parties have a high likelihood of damaging the premises, as such it is not in the interest of the operator for parties to be accepted.

There will be a strict no parties or functions rule. Parties will not be tolerated and guests will be evicted immediately. Our policy is also in line with some third party platforms (such as Airbnb) who have implemented no parties as part of their condition of stay. It is worth noting that the size of the premises as well as the lack of resort style facilities reduces the attractiveness of this property as a party place.

7.2 Noise Limits

We will seek that guests keep noise to within acceptable limits as per the Western Australian Environmental Protection (Noise) Regulations of 1997

Time of Day	Permitted Decibels (Approximately)
0700 to 1900 Hours Monday to Saturday	45dB
0900 to 1900 Hours Sunday and public holidays	40dB
1900 to 2200 Hours All Days	40dB
2200 to 0700 Hours Monday Saturday	35dB
2200 to 0900 Hours Sunday and Public Holidays	

7.3 On Site Parking

Eventhough street parking is free and greatly used by surrounding neighbours on the street to park their extra cars, we realise that parking can be a sensitive topic. As such we will ask that guests park their vehicles on the property.

7.3 Pets

Pets will not be accepted.

MANAGEMENT PLAN
Unit 4 / 45 Mary Street

7.5 Complaints Handling

Complaints made by neighbours will be dealt swiftly. Where the issue is in relation to late evening/early morning noise, management will deal with the guest directly and if any anti-social behaviour is not rectified then that will be met with eviction and non-refund of the remaining balance if their stay as well as forfeiture of guest's security deposit.

To manage any complaints, neighbours will be provided with the manager's contact phone number to ring as well as an after hours line in case of any issues that may arise. Guests will also get contact numbers to assist them with any issues that may arise during their stay.

Owing to my experience in the industry, I have a number of trades persons available that would be able assist him with any guest issues that may arise whether it be an electrical, plumbing or building issue.

7.6 Waste Management

Guests will be advised of how to deal with waste in our guidebook as well as through direct communication. The section of guidebook with respect to Waste Management will include excerpts from the City of South Perth's own Waste & Recycling guide. This section will inform the guests of various items including:

- a) How to properly put the bins out on the verge, including bin orientation, distance from the kerb and distance from each bin
- b) Bin days, when to put bins out and when to put them back in
- c) Bin Calendar to identify when it is recycling bin day
- d) What type of items that can be put in each type of bin

When there are no guests staying at the property, our staff will be responsible for taking the bins out and putting them back in.

8. MAINTENANCE OF COMMON PROPERTY

Common property of 45 Mary Street, is managed by the real estate firm Karri Real Estate. Common facilities are bare minimal such as the provision of laundry line, parking and the gardens/courtyard surrounding the property. There are no resort style facilities such as a gym or pool.

9. INTERACTIONS WITH OTHER TENANTS

It is not envisioned that there will be significant issues with the other tenants.

There are no common facilities except for parking and gardens which means there won't be any conflict with respect to short term guests over-using facilities such as swimming pools.

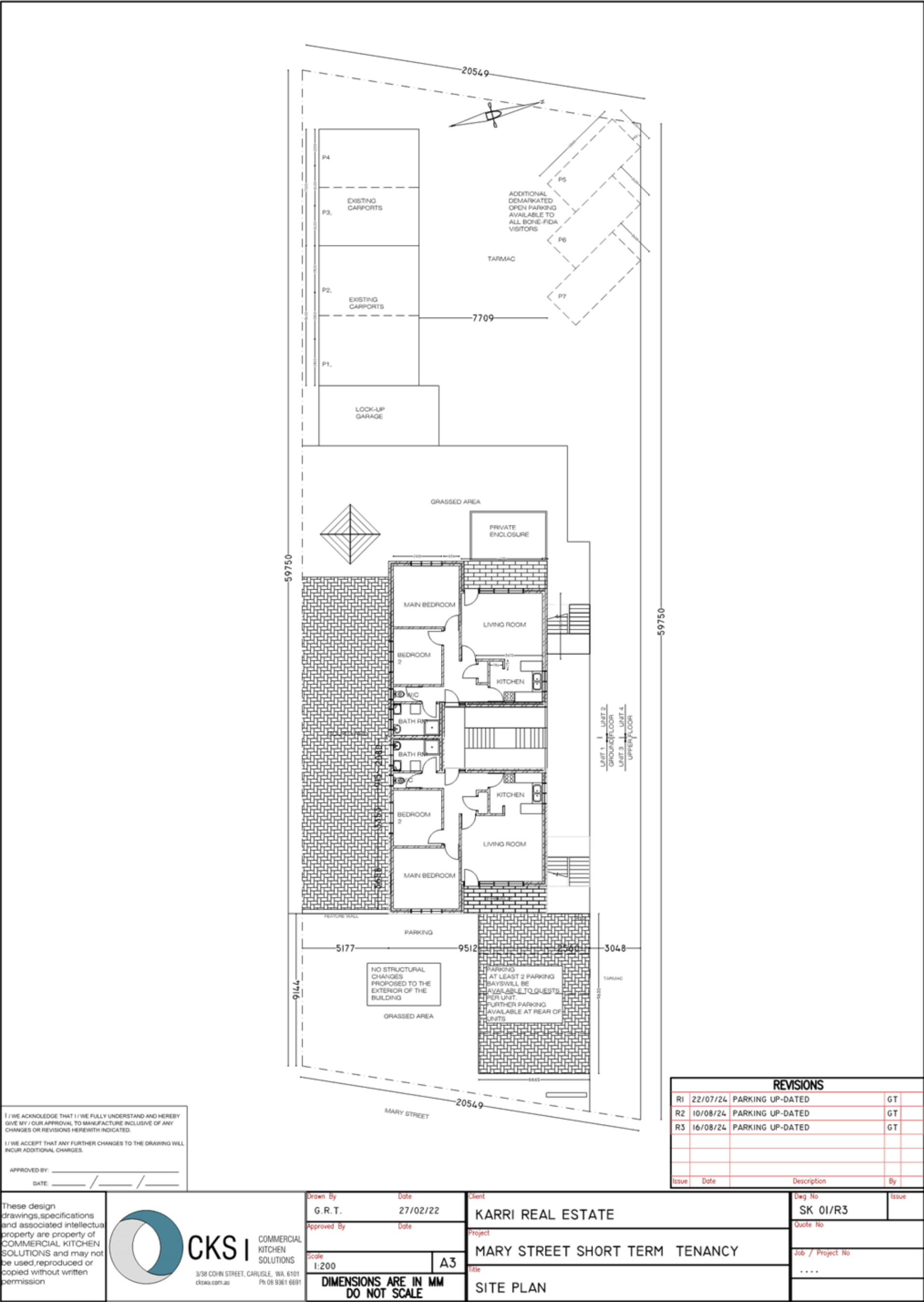
In terms of entrances all the properties in the complex have their own entrances. As such frequent entry or exit by a short-term guest should not prove an issue nor will tenants feel a loss of privacy.

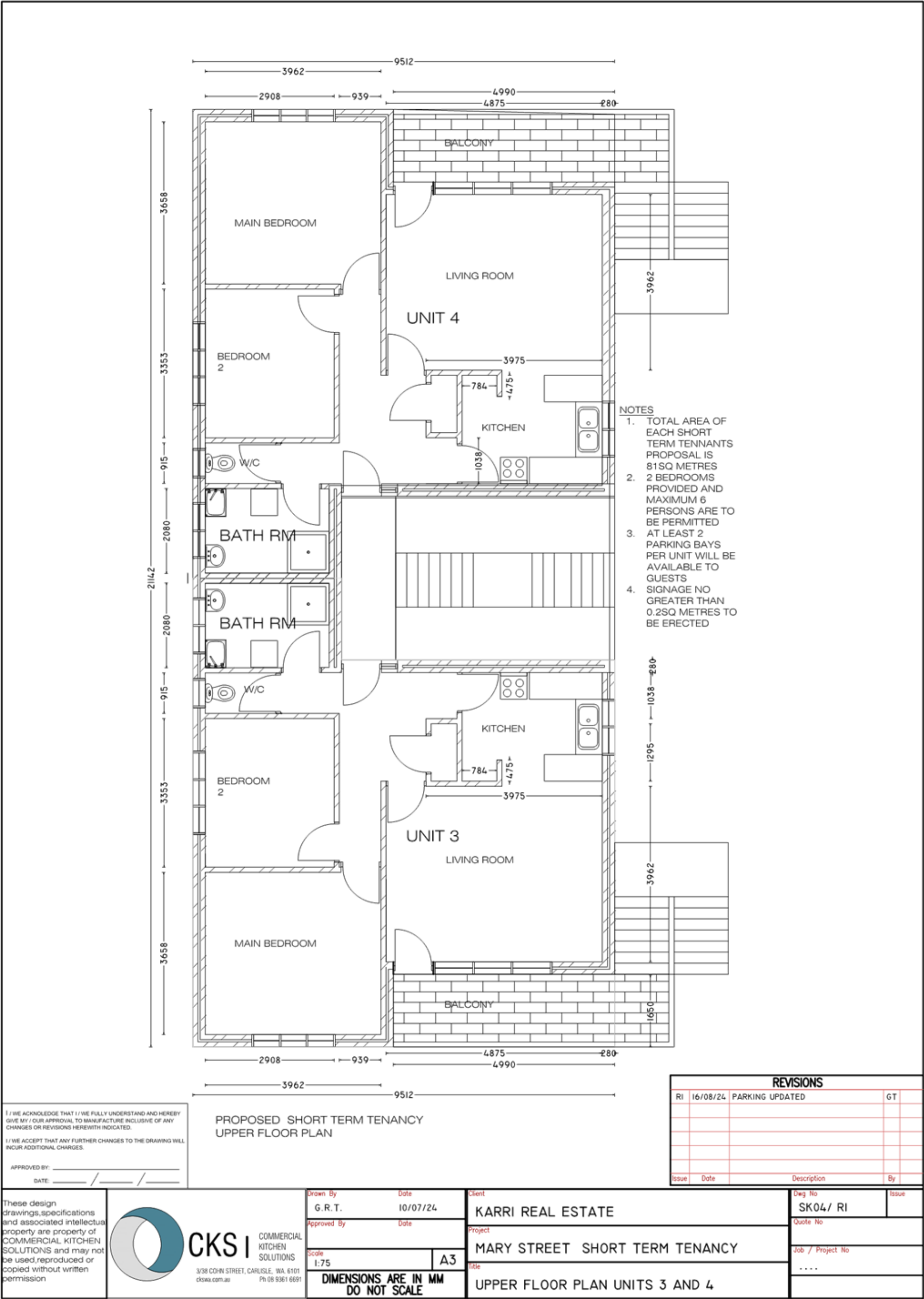
MANAGEMENT PLAN
Unit 4 / 45 Mary Street

10. SUMMARY

As an established hospitality operator, we recognise that hospitality guests are demanding more variety and flexibility in their accommodation options. Guests want to feel part of a community that they are staying and the close proximity to the Preston Street precinct reinforces this notion. Further having a variety of short-term accommodation options near the precinct will further enhance the attractiveness of the precinct as a destination location thus enhancing economic activity in the area. It is partly for these reasons that Policy P350.18 was implemented by the City of South Perth.

Finally, our well recognised experience in the industry shows that we have the skills to manage not just the needs of our guests but also that of our neighbours.





Received: Sun, 6 Oct 2024

Subject: PDDA-2024/4008

4/45 Mary Street, Como WA 6152 – Change of Use – Holiday Accommodation

As previously advised to the City I am strongly opposed to this proposal. I have lived at live at unit 4 43 Mary Street Como and paid South Perth rates for 32 years.

The City took no notice of my and other neighbours in Mary Street expressing our concerns to this proposal and approved units 1 and 2, 45 Mary St for temporary holiday accommodation. I suspect the property was operating as an airbnb prior to approval when the front section of the adjoining fence between 43 and 45 was destroyed. People unfamiliar with the inadequate unapproved parking at the front of the property would hit the fence trying to negotiate the tight turning space.

The property manager has been approached many times via correspondence requesting that section of fence be repaired. These approaches are ignored even after one number plate of a vehicle that caused some of the fence damage was provided to the property manager.

As predicted, the owners now seek approval for units 3 and 4, 45 Mary Street to also become holiday accommodation. I strongly object to strangers living next door to me. I have no idea who is coming and going to the rear of the property, up and down the driveway and fear for my safety and security. There is currently a small hole in the rear part of the fence no doubt made by a temporary holidaying visitors. Let's see how that progresses!

The balconies at 45 Mary St are almost parallel to my bedroom. Temporary holidaying people in a residential area will not be considering or respecting their noise levels.

The attached are photos of the initial damage to the fence and how further damage has now left the front section of fence. The property manager refuses to act and take responsibility for repairs to this section of fence. The rest of the fence is doing its job but for how long?

We are a quiet residential area and object to the City of South Perth destroying rate payers' safety, security and tranquillity.

Please record my objection to this proposal.

G Pearce

Owners Unit 4/43 Mary Street, Como WA 6152





Received: Wed, 9 Oct 2024

Subject: PDDA-2024/4008

4/45 Mary Street, Como WA 6152 – Change of Use – Holiday Accommodation

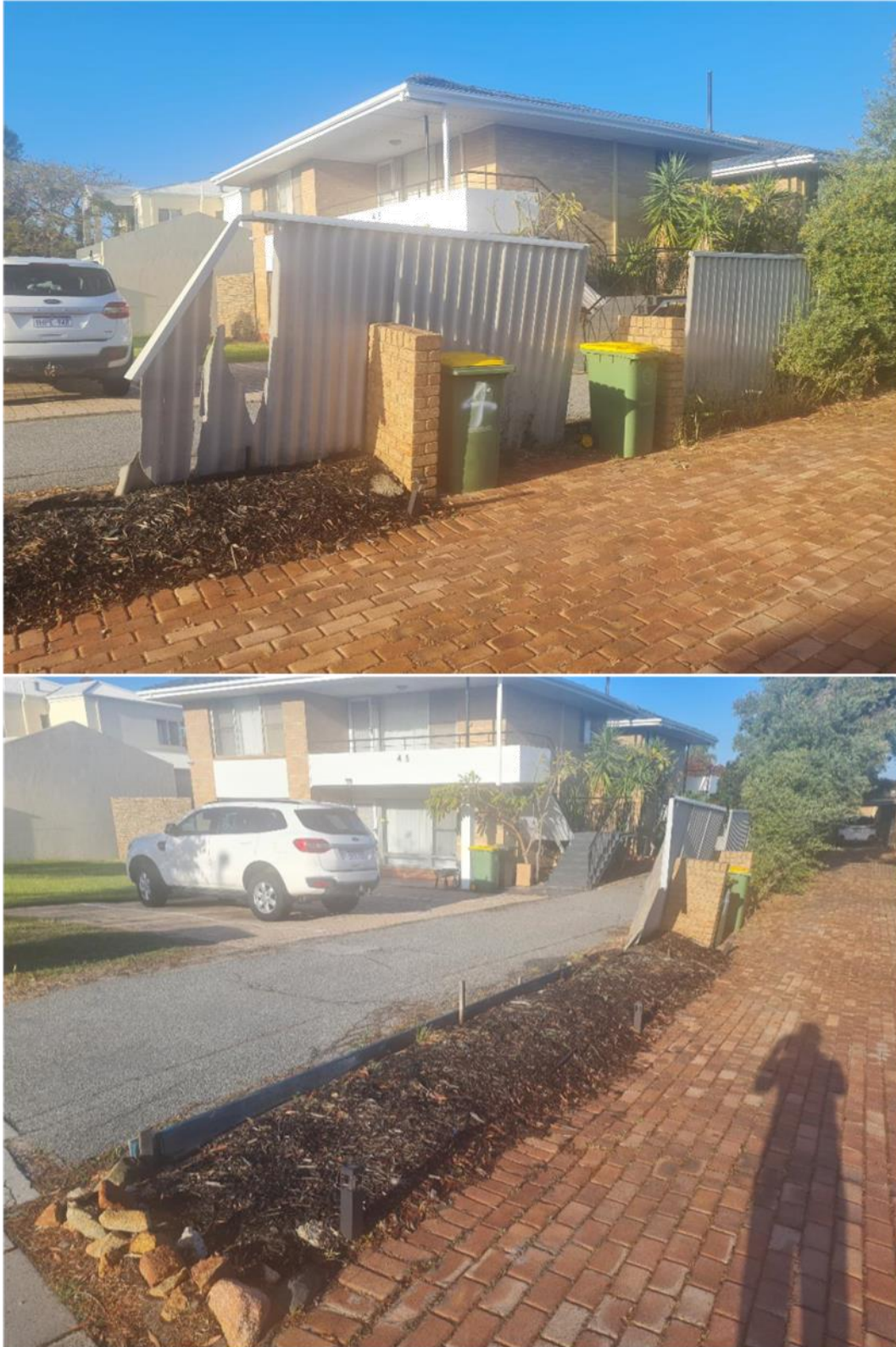
1. The proposal to change the units 3 & 4 at 45 Mary into short term accommodation in the current housing market is problematic on a number of fronts. The availability of suitable long-term accommodation in Perth is already at an all-time low and causing significant rental stress to a lot of Perth rental tenants. Removing two more units in an area of high demand only exacerbates this critical shortage and drives prices ever higher.
2. Short term accommodation changes the neighbourly aspect of the area quite drastically and breaks down the social cohesion of the area in general. This has impacts on the many positive social outcomes of living in Como and getting to know your neighbours and the interactions that go with that.
3. Short term accommodation creates far more traffic movement and disturbance to neighbours with the often very early or late arrivals and departures. Coupled with the associated loading / unloading of vehicles and the associated chatter.
4. The unapproved parking at the front of the property is inadequate and is too confined to enable even a medium sized car to access and depart the very small bays and there is very little room to reverse. This has led to numerous collisions with the boundary fence and subsequent damage. (photos attached)
5. The managing agent and subsequently the owners have refused to repair the damage to the fence even when provided with photographs and licence plate details of the vehicles that caused the damage.
6. The owners of 43 Mary St have provided quote to repair the fence but the agent and owners either don't respond or respond weeks or months later and then demanded that they would only replace the entire fence line - some 50 - 60 odd meters. This is ok for them, as the owners get a tax benefit for this, but for us there is no such benefit. And the rest of the fence is fit for purpose and does not require replacing. Replacing the entire fence is a significant cost to be borne by us and which was ultimately caused by the coming and going of the temporary tenants next door.
7. Bins are constantly left out for days after the collection day and rubbish from overflowing bins constantly blow across from next door to our property.
8. The managing agent is very difficult to deal with and it appears that she might have a personal interest in the property at 45 Mary St. This creates a very clear conflict of interest and might explain her reluctance to answer our queries, respond to our quotes and deal with any complaints.
9. The lack of the dividing fence at the front of the property affects me (unit 1) a lot more than the others. The diving garden bed is constantly run over causing damage to plants and reticulation, my security camera is constantly triggered by the movement of vehicles due to the missing fence which would usually screen the motion from my camera.

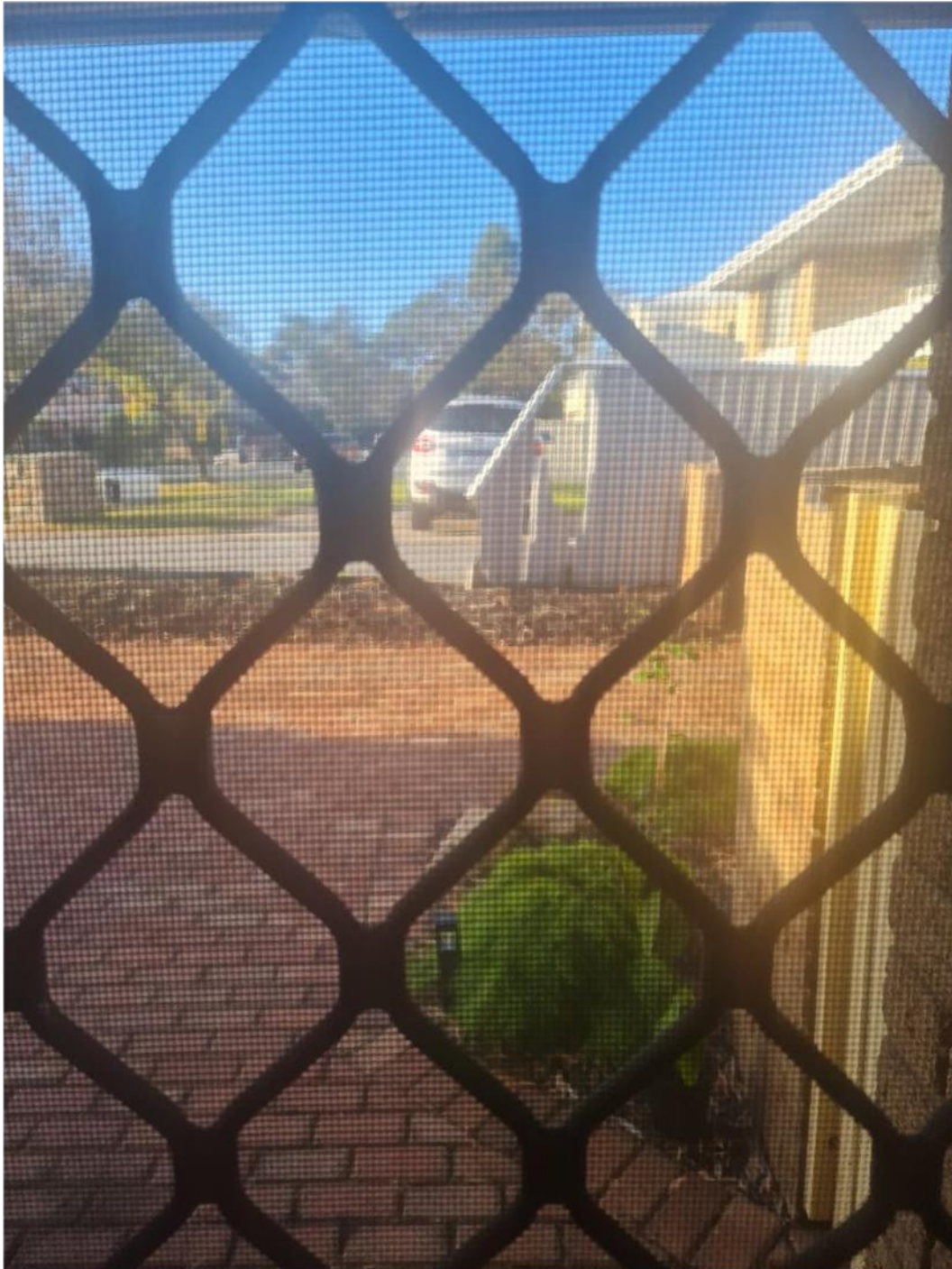
The previous planning change was approved despite our objections and this time I would appreciate some objective consideration of our concerns regarding the proposed planning changes.

Kind Regards

I Jones

Owners Unit 1/ 43 Mary Street, Como WA 6152







**Short Stay Accommodation
Property Management Plan
for**

16d Greenock Avenue, Como, 6152

13 August 2024

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 - 3.1.4 House rules
 - 3.2 Check in and check out procedures
 - 3.3 Mitigation and complaints procedures
 - 3.4. Use and maintenance
 - 3.5 Safety, hygiene and security
 - 3.5.1 Safety
 - 3.5.2 Hygiene and comfort
 - 3.5.3 Security
 - 3.6 Car parking
4. Summary

1. Background and overview

HostYou is a Perth based short-term accommodation management company providing full property management services to property owners in Perth metro and surrounds.

HostYou intends on becoming the Exclusive Managing Agent for the property at 16d Greenock Avenue, Como 6152 and subsequently has developed this management plan on behalf of the owners in accordance with requirements stipulated by the City of South Perth.

The property in question is seeking permission for change of use to short stay accommodation. This property hosts a maximum of eight (8) guests and is a two and half (2,5) bathroom, four (4) bedroom house with three (3) allocated parking bays (2 inside the double garage and 1 in the large double driveway). The bedding configurations will be one (1) King bed and two (2) Queen beds and (1) Double bed.

The property is conveniently located just 300m (5-minute walk) from its closest high frequency bus stop on Robert St After Greenock Av (ID 11923 servicing route 30).

Preston Street Shopping Centre is located a short 10-minute walk or 2-minute drive and close by you will find Como Jetty and Como Beach with its many attractions, restaurants and bars; Perth Zoo, ferry across to Elizabeth Quay and Perth CBD plus plenty more.

HostYou is located in Doubleview WA 6018 and is within a 19-minute drive from 16d Greenock Avenue, Como 6152. For simple contact and availability of the hosts, Michelle Mac Siomoin and Kate Hawker of HostYou will be the main points of contact:

Michelle Mac Siomoin : 0429 417 631 / michelle@hostyou.com.au

Kate Hawker: 0458 771 734 / info@hostyou.com.au

Operations: 0436 800 655 / operations@hostyou.com.au

Our contact details are made available to all guests for properties under our management. We are contactable 24/7 and typically able to attend to properties in person within an hour for emergencies. In addition, we are more than happy to provide our contact details to all adjacent neighbors in the rare chance of an issue arising.

Airbnb and short-term accommodation deliver an enormous economic contribution to Western Australia and to its Local Government Authorities. In a 5-page report commissioned by Deloitte into the economic effects of Airbnb in Western Australia, Airbnb guests spent \$155 million supporting 780 jobs and \$100 million in GSP. These figures have grown exponentially in recent years and are of enormous benefit to local businesses, residents, guests and the tourism sector.

We provide guests with handbooks which include local recommended tips for nearby shops, restaurants, cafes, entertainment, sights, attractions and so much more. This local spending allows local businesses in the council area to thrive and continue or expand their operations with this added revenue. We find from talking with local business owners and staff that they are very grateful for the contribution we provide.

2. Objectives of Management Plan

To clearly outline and demonstrate the professional management procedures implemented by HostYou to ensure effective operational management.

3. Management Strategies

3.1 Management

3.1.1 Booking requirements

We anticipate approximately one to two bookings per week and our average trip length is between 3-8 nights. This is based on historical data from our existing portfolio.

We specify a mandatory minimum stay length of two (2) nights as we find this significantly deters any unwanted targeting for parties or gatherings. The maximum length of stay is 89 nights. We have a booking cut-off time after 7:00pm so that last minute and late night bookings are impossible, again lessening the risk of undesirable guests.

3.1.2 Guest screening procedures

When a guest requests or books a stay at this property, we require the following guest verification steps:

- Contact details including full name(s), phone number & e-mail address
- Acceptance of our stipulated house rules
- Confirmed payment
- Profile photo (if set)
- Government issued ID (such as driver's licence or passport)
- Written reviews/recommendations from other hosts
- Total number of guests & location guests are travelling from
- Their reason for visiting Perth & booking the property

To add an extra level of confidence in relation to the identity of a booking guest we then cross reference guest information details by using social media platforms. We can further screen the potential guest/booking by obtaining names of all guests, requiring government issued ID that all guests are required to submit upon successful booking confirmation.

Once we have carried out a thorough check of the prospective guest, we then have a right to refuse, accept or cancel the reservation. Prior or after acceptance of the booking, each guest is sent a "HOUSE RULES and PARTY screening" message. This reiterates our stance on no parties, no gatherings, and no events. This further encourages guests with differing intentions to cancel their booking, as NO deviation from these rules will be tolerated.

Our set of house rules are displayed on the online listing and in the hard-copy guest handbook inside the property in the kitchen for the guest to refer to.

All bookings are backed by Airbnb's Professional Host support and their 'AirCover' which provides a \$1m USD host guarantee & \$1m USD host protection insurance, underwritten by Lloyds of London. The guest receives our contact number upon confirmation of their booking for any emergencies or required communication. We keep records of all messaging on the platforms.

3.1.3 Guest Handbook

Each guest on the property is provided with a physical handbook that provides them with all information required for an enjoyable, safe and compliant stay. When a guest checks in, they are encouraged to read our 'Guest Handbook.' This lists the property managers contact details, emergency contact details, emergency plan, house rules, parking rules, bin collection days, public transport, nearby amenities, sights, and attractions in the area and more.

The guest handbook which we have created is very comprehensive, which significantly mitigates any queries, risks and issues regarding their stay.

3.1.4 House Rules

Our set of house rules are displayed both on the online listing and in our comprehensive guest handbook which is located inside the property in the kitchen. As mentioned above, guests are also re-directed to the house rules via screening procedures and a message sent upon booking. We can add additional house rules to suit the property, location, neighborhood, or landlord's desires.

Rules:

- No parties or gatherings permitted
- Guests and visitors must not create noise which is offensive and excessive to occupiers of neighboring properties especially between 10pm and 7am Monday to Saturday and 10pm – 9am

on Sunday and public holidays, during arrival, and during departure, and at any time throughout the occupancy

- Maximum of 8 guests are permitted to stay at this property
- No additional guests other than those booked are permitted to stay at the property
- No pets
- Offensive and excessive noise is prohibited and may result in termination of permission to occupy the property, eviction, and extra charges for damage, security, and other expenses, which may be deducted under the terms and conditions
- Guests must not engage in any anti-social behavior and must minimize their impact upon the residential amenity of neighbors and local community
- Professionals and/or Police may be engaged to attend during & after normal business hours.

3.2 Check in and check out procedures

Check-in is from 3:00pm until late, this is to allow guests arriving from international/interstate flights the ability to check in. We communicate with all guests in relation to their check-in time. All guests receive detailed check-in instructions prior to their arrival, on day 7, day 2 and 1 day prior to check-in.

Check-in is achieved using a digital front door lock whereby each guest gets a unique entry code valid for the duration of their stay only. This code is sent to the guest through the booking platform 1-2 days prior to check-in to ensure the process is seamless.

Guests will also receive a photo of the property they are staying at; how to access the front door, a photo of their parking spot and where the council bins are located.

Check-out is at 10am or earlier on their departure date.

3.3 Mitigation and Complaints procedures

We are contactable 24/7 and our phone numbers and e-mail addresses are provided to our guests upon confirmation of booking and are also advertised in the property guest handbook for easy access. As previously stated, we are more than happy to provide these details to nearby neighbors for us to be even more effective in managing our properties.

In our online listing, which the guest(s) must agree to before booking and in our guest handbook, we have extensively listed our house rules in respect to the property and other nearby residents of the surrounding area & amenity. Priority is given to the adherence of our noise and parking policy.

In the unlikely event that a complaint does occur at the property, we have developed a systemised approach to address and eliminate concerns. First and foremost, the guest will be notified of the complaint and requested to make the necessary adjustments to comply with the house rules. It is

rarely needed to take further action. The guest will be informed that any continued breach of the house rules could result in the reservation being terminated.

In the unlikely case that contact cannot be made with the guest or a suitable resolution is not reached, HostYou will be expected to appear at the property and settle the dispute. Thanks to the vicinity of the HostYou Directors/ Operations team and managers, they can be onsite within 10-60 minutes. If deemed necessary, professionals and or Police may be engaged to attend during and after normal business hours to minimise disruptions to neighbours.

Guests and visitors must not create noise which is offensive and excessive to occupiers of neighboring properties especially between 10pm and 7am Monday to Saturday and 10pm – 9am on Sunday and public holidays, during arrival, and during departure, and at any time throughout the occupancy.

Offensive and excessive noise is prohibited and may result in termination of permission to occupy the property, eviction, and extra charges for damage, security, and other expenses, which may be deducted under the terms and conditions.

Guests and visitors must not engage in any anti-social behaviour and must minimize their impact upon the residential amenity of neighbors and local community. Any complainant will be kept informed throughout the process and will be encouraged to provide evidence to support the cause of us taking swift action. From receipt of a complaint, it is extremely rare for an issue to extend beyond just a few minutes, and we aim to resolve all issues within 30 minutes – 1 hour total.

If required and to further ensure the smooth operational management of the property *Real time noise monitoring* can be installed in the property for noise mitigation. This technological device will manage non- conformance to the House Rules outlining “excessive noise after 10pm”. This software allows assurance that if a noise nuisance is created by guests, the management is aware before complaint calls need to be made. Time stamped data allows management to quickly validate or invalidate a complaint about noise, in real-time or post check-out as guests are often easy targets for false, perceived, or real noise complaints.

3.4 Use and Maintenance

Property upkeep and maintenance is an essential component of effective short-term rental management and is an aspect we take extremely seriously. The HostYou team will inspect the property after each guest leaves the premise to allow for rapid repair of maintenance issues within or outside the property and ensures that the property's appearance meets or exceeds the standard of neighboring properties.

The HostYou maintenance team is responsible for all maintenance requirements in relation to this property. Likewise, any maintenance issues are flagged immediately by HostYou staff and dealt with accordingly. No Furniture will be removed by any persons other than by HostYou and in the event of this happening the old or disused furniture will be taken from the property completely.

The storeroom is for the exclusive use of the owners and will not be available to potential guests throughout their stay.

3.5 Safety, Hygiene and Security

3.5.1 Safety

The property is equipped with compliant RCDs and Smoke Alarms. To ensure compliance and safety, a licensed electrician may be required to provide an electrical safety certificate periodically. Additionally, we also provide first aid kits, fire extinguishers and a fire blanket. Our detailed guest handbook includes contact information for the local police station, hospitals, and fire station, as well as our emergency contact number, which is '000'.

3.5.2 Hygiene and Comfort

All waste, including general waste (green lid), recycling (yellow lid) must be disposed of according to local council policies and procedures and placed in the appropriate allocated bins for weekly collection. The housekeeping team are tasked with removing any excess rubbish and will promptly remove it from the public view.

We remind guests to place all rubbish and recycling in the allocated bins at the property and provide assistance with rubbish disposal during checkout and when the property is vacant. This is done through an automated message along with instructions in our house manual.

The housekeeping team monitors bin location and contents at each check-out and may take photos or gather evidence to ensure efficient bin maintenance and reduce the risk of problems.

In addition, the property features a fully functional kitchen with a fridge and pantry for food storage, and we take measures to prevent vermin and pest problems.

The linen and towels are removed off-site following each check-out clean and provided to a professional commercial laundering service to wash, dry, and return to our storage facility upon completion.

We regularly check exhaust fans and air conditioning/heating appliances and repair or replace them as needed. Guests are encouraged to report maintenance issues to us immediately so that we can resolve them quickly.

Finally, we provide a washing machine and dryer for guest convenience to use during their stay to wash their clothes as required.

3.5.3 Security

As mentioned in 3.2 check in /out is done via a digital lock. This allows for easy check-in but elevates the security of the property. As previously mentioned, we can also install an internal intuitive decibel device named <https://www.minut.com/solutions/hosts-and-owners> which monitors the decibel level within the household and is customised to SMS and call the relevant guests and/or us if levels peak and persist at certain pre-set decibel ranges which will allow mitigation of noise and compliance with the noise policy, particularly between hours of 10:00pm – 7:00am.

3.6 Car Parking

The property has three (3) allocated parking spaces. The parking area is located at the front of the property. All parking configurations allow for 3 cars to be parked safely and securely within the boundaries of the property without parking on the road. At no stage is it necessary for there to be any vehicles parked outside of the property boundary. Two (2) cars inside the double garage and one (1) car on the double driveway.

Fig.1: Parking area as shown in front of property with double garage and double driveway areas



Fig.2: Here is a side view of the location clearly showing ample room for cars



Please review photos detailing property parking.

Fig.1: Parking area as shown in front of property with double garage and double driveway areas

Fig.2: Here is a side view of the location clearly showing ample room for cars

As the property will be used for residential purposes, we expect no excessive trips to and from the property. This property will be listed with families in mind and guests can have up to 3 vehicles. For bookings from local guests and during the booking process, guests will be able to provide us with further information regarding whether they will need to park a vehicle at the premises as we allow for only three (3) allocated car spaces at the property and will advertise this accordingly.

Guests will always be made aware that there is also NO street parking, and we will advertise this accordingly. As stated in our online listing, in the house rules section under 'Things to Know' will be our parking information, it will also be listed again in the 'Space' section of the listing & guest handbook. Furthermore, we provide details for ride share companies such as Uber and Ola. We also promote our local taxi companies and locations of bus stops and local transport.

4. Summary

Short-stay accommodation is not subject to the same stringent rules of the Residential Tenancy Act of 1987 in favour of a tenant and their rights to occupy a premise; and therefore we have significant power to be able to manage any potentially antisocial behaviour.

You can be assured that under our management, 16d Greenock Avenue, Como 6152 will be undertaken with the upmost respect and best of intentions for the neighboring community. HostYou is a highly experienced short-term rental management company dedicated to meeting all applicable laws, regulations and policies set forth by the Council. For all these reasons, we request your favourable consideration of our application to change the use of this property to approved short stay accommodation.

Please do not hesitate to contact me should you seek any additional information relating to the management of the property.

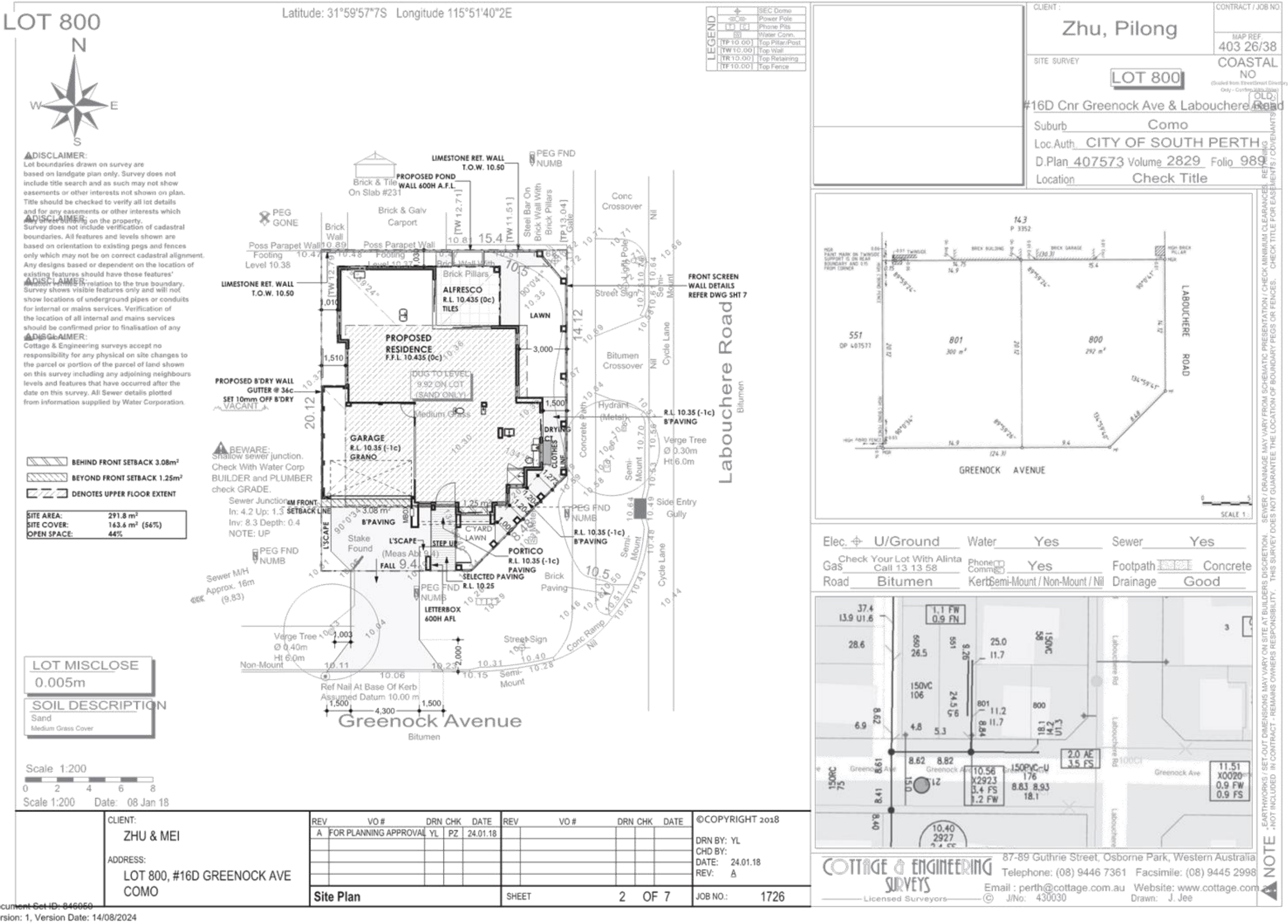
Yours faithfully,

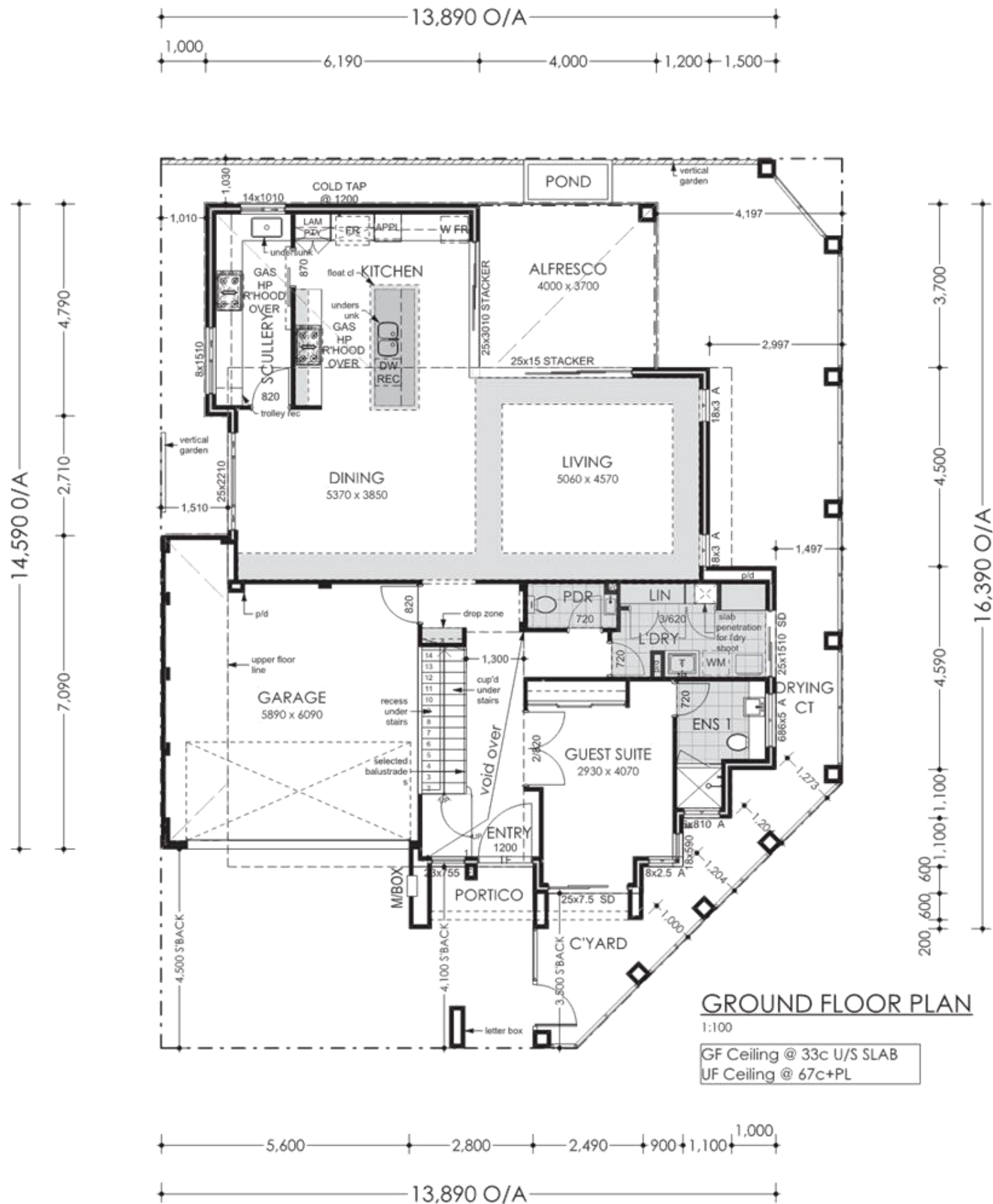
Kate Hawker

HostYou 0458 771 734

info@hostyou.com.au



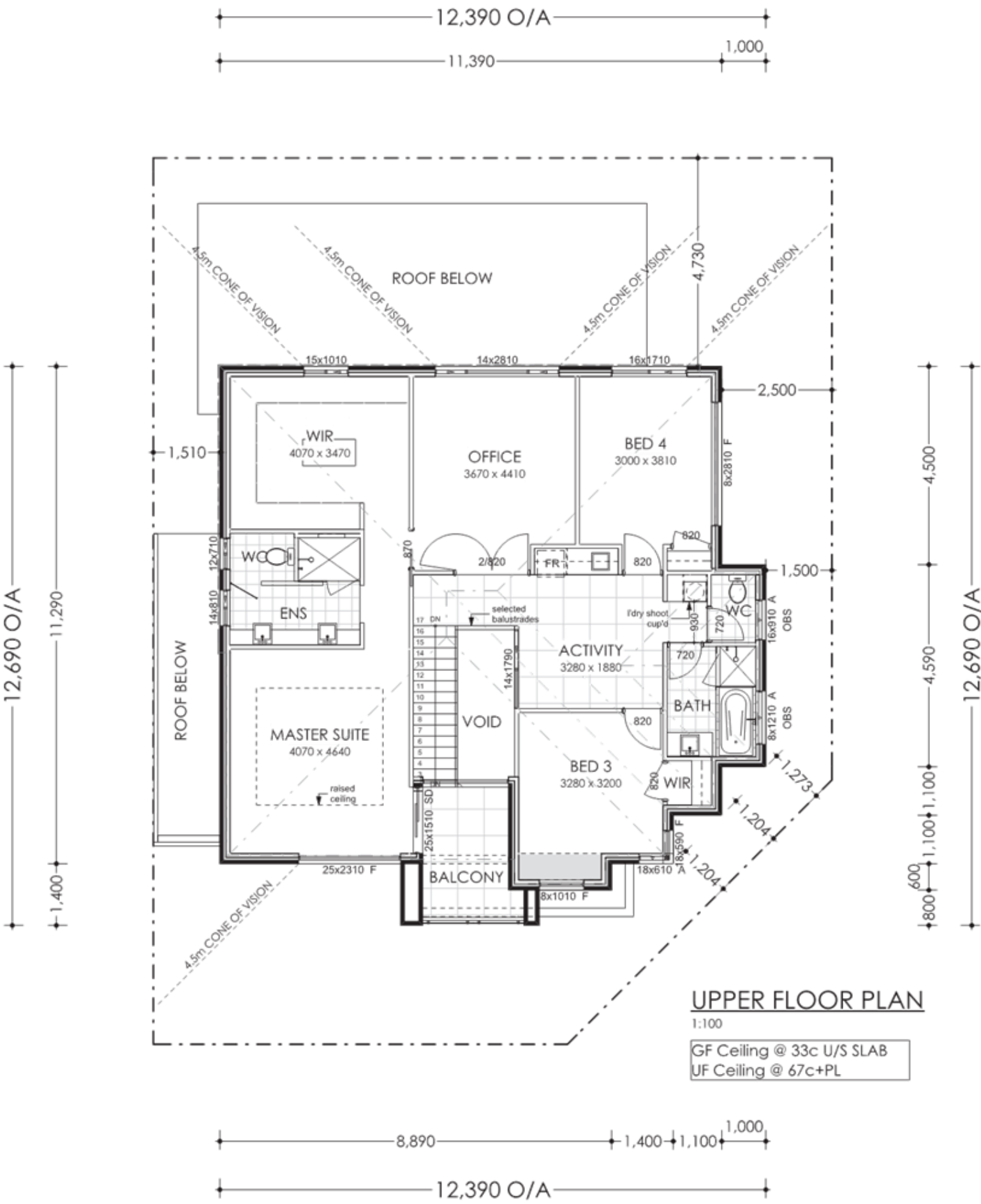




DENOTES DROPPED
CEILING

YL Floor Area 2 Storey		
Location	Area	Perimeter
1st floor		
HOUSE	133.38	48.56
	133.38 m ²	48.56 m
Ground floor		
HOUSE	127.23	57.36
GARAGE	36.43	25.78
POR	4.96	13.38
ALFRESCO	14.80	15.40
	183.42 m ²	111.92 m
	316.80 m ²	160.48 m

CLIENT: <div>ZHU & MEI</div> ADDRESS: <div>LOT 800, #16D GREENOCK AVE COMO</div>	REV				VO #		DRN	CHK	DATE	REV				VO #		DRN	CHK	DATE	©COPYRIGHT 2018 DRN BY: YL CHD BY: DATE: 24.01.18 REV: A	
	A				FOR PLANNING APPROVAL		YL	PZ	24.01.18											
Ground Floor Plan										1:100		SHEET				3		OF 7		JOB NO.: 1726



YL Floor Area 2 Storey		
Location	Area	Perimeter
1st floor		
HOUSE	133.38	48.56
	133.38 m ²	48.56 m
Ground floor		
HOUSE	127.23	57.36
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	CLIENT:	REV	VO #		DRN	CHK	DATE	REV	VO #		DRN	CHK	DATE	©COPYRIGHT 2018
	ZHU & MEI	A	FOR PLANNING APPROVAL		YL	PZ	24.01.18							DRN BY: YL
														CHD BY:
	ADDRESS:													DATE: 24.01.18
	LOT 800, #16D GREENOCK AVE													REV: A
	COMO													
		Upper Floor Plan					1:100, 1:1		SHEET		4		OF 7	

Received: 09 September 2024

Subject: PDDA-2024/3980 City of South Perth

16D Greenock Avenue, Como WA 6151 – Change of Use – Holiday House

This property has been running as an short stay accommodation for 3 years already. Maintenance on street scape of property has become non excitant and looks terrible. Our major concerns as a neighbour on Greenock avenue is the traffic issue. I personally have spoken to the council about our street traffic and parking since the changes on Labouchere have forced more Traffic down our street. Parking is limited due to units across the road and the road is not wide enough for cars on both sides. I have requested line marking and council have refused to budge as apparently new traffic studies are being undertaken. The application states enough parking for 4 cars which is false really it could have 3.

If all of these points are covered and supported by owner and South Perth council I would be happy to support but at this point I oppose the application.



Mitchel Nichols

16B Greenock Avenue, Como

Received: 09 September 2024

Subject: PDDA-2024/3980 City of South Perth

16D Greenock Avenue, Como WA 6151 – Change of Use – Holiday House

THE OWNERS OF 16D GREENOCK AVE COMO HAVE BEEN USING THIS PROPERTY AS AN AIR BNB FOR THE PAST 3 YEARS,WE HAVE BEEN SUBJECT TO PARTIES,NOISY GATHERINGS DURING THIS TIME. WE HAVE COUNTED UP TO 10CARS DURING THESE RENTAL DAYS AND AT LEAST ONE OCCASION THERE WAS AT LEAST 20 PEOPLE IN THE RESIDENCE.WE OPPOSE THE PROPOSAL BECAUSE OF THE NOISE AND EXCESS TRAFFIC AND HAVE BEEN TO THE COUNCIL TO COMPLAIN AND ASK IF IT IS AN AIR BNB,THE COUNCIL PERSON LOOKES AT HER COMPUTOR AND WE WERE TOLD SHE COULD NOT ADVISE US ONE WAY OR THE OTHER AND OUR NAME WAS NEVER RECORDED. AS RECENT AS LAST FRIDAY 6TH SEPTEMBER THERE WAS A NOISY GATHERING WHICH WENT LATE INTO THE NIGHT.

THE GARDEN IS NEVER TENDED AND IS OVERGROWN BOTH ON THE LAWN AND THE VERGE, NOT IN KEEPING WITH A RESIDENTIAL SUBURB.

Michael Mcrae

231 Labouchere Road, Como

Received: 13 September 2024

Subject: PDDA-2024/3980 City of South Perth

16D Greenock Avenue, Como WA 6151 – Change of Use – Holiday House

- Parking is an issue. The garage is never used. 2 cars park in the driveway and other cars park on the road directly behind my driveway making it difficult and dangerous to reverse out.
- The bins are over stuffed and rubbish blows down the street.
- The front yard is overgrown making the house look abandoned *The noise on the weekend is too loud and goes beyond 10pm.

Lesley Wham

16C Greenock Avenue, Como

Received: 13 September 2024

Subject: PDDA-2024/3980 City of South Perth

16D Greenock Avenue, Como WA 6151 – Change of Use – Holiday House

My comments on the advertised planning proposal in a residential zone for the shortterm accommodation (holiday house) at 16 D Greenock Avenue Como:

- A change in property purpose from residential to a 'holiday house' is against the planned and management objectives for is area. The change does not make sense when 'affordable' residential stocks are limited in Perth. A block away to Canning Bridge there is an increase in accommodation from high rise apartments and more are planned. Current and future residential living attraction and identity in the Greenock Avenue area may be negatively affected if clusters of Holiday Houses are allowed.
- In general, 'Holiday Houses' are not fully occupied and potentially risk valued living residences, residential attraction, urban environment and neighbourly connection, dependence and identity.
- As I understand Holiday Houses are considered as a discretionary use and may be approved if a place is close to tourist activities and features and public transport. The approval of this Greenock Avenue Holiday House will imply a discretionary area is defined. If this happens a greater area will be impacted from stretching notional distances from tourist activities and features.
- I believe the property at 16D Greenock Avenue has operated as a 'Holiday House' for the last 3 years. To approve the use or development application now makes the approval retrospective.
- Over the last few years there has been an increase in congestion in Greenock Avenue caused by not only parking for this place but the flats over the road. This place is on the corner of Greenock Avenue and Labouchere Road where traffic movement has increased significantly. I guess this increase in traffic has resulted from the increase in apartments nearby, redirecting traffic access to and from the Como Primary School. Traffic management is becoming an issue on Labouchere Road between Como Primary School and Saunders Street.
- Noisy parties have occurred at this this Holiday House.
- Verge and yard care and upkeep at the place has been inconsistent. Not in keeping with nearby residential properties.
- We have not complained because we thought the stays were only for a short time. However, the stays have been ongoing and concerns about noise, verge and yard care and traffic have increased. The fact retrospective approval is now being sort is definitely a concern given the reasons in the above bullet points.
- Ongoing issues are likely to be sensitive for nearby neighbours if the 'Holiday House' continues. If approval is granted a precedent will be set and increase the potential for more Holiday Houses between Henley Street and Preston Street. Residents will not be happy about with this outcome. Who will monitor the compliance and how will complaints be administered by the City of South Perth.

Leith Bowyer

234 Labouchere Road, Como

22 Anstey Street South Perth - Application to register as an Airbnb.

This Airbnb has been operating very successfully for 7 years at this address. It has the approval of the members of the strata and has never been the subject of a complaint. It receives a lot of repeat and returning guests.

Listed on Airbnb as "Lovely villa in the centre of leafy South Perth" it appears at the top or in the top 5 listings in South Perth. With over 300 reviews rating it a 4.88 out of 5. Airbnb comments on the listing that this is one of the most loved homes on Airbnb from ratings reviews and reliability.

Linda has been a superhost for 5 years and has 1084 reviews with a 4.89 / 5 star rating.

She has also manages several other airbnbs for the owners.

Management plan.

- Guests can book through the Airbnb listing. Airbnb manage all guests. They identify and take personal information from each guest. That information is not passed on to hosts and we don't keep a guest registration book. As a superhost I have access to a dedicated phone number for assistance if needed.
- The villa has 2 bedrooms with 1 queen and 1 double bed. 1 bathroom & toilet. It sleeps 4 and guests can choose from a 2 night minimum stay onwards.
Check in and check out is via a lockbox in the carport at the rear of the villa.
Check in is 3pm and check out is 10am.
- The listing contains this "The villa is in a small group of 4. Please be considerate of other occupants and limit noise or other interruptions."
There is a strict policy of no gatherings, parties or events. Excess noise or anti social behaviour will result in your booking being cancelled.

The listing is heavily marketed toward families and older people.

A house manual is available to each booking which lists information about the villa, including bin days and local information. All appliances have a manual available.

- All of the other residents in the complex have my card with my phone number and email address. We are all known to each other and watch out in the complex for each other. I have assured them that they can call me at any time if they are uncomfortable for any reason.
- I have a very strict policy on no gatherings of any kind without express permission. I have had many afternoon teas, bridal party makeup and hair sessions, kids birthday parties and the like with never a complaint.

- I have handled complaints in other airbnbs that I manage, my process is:
 1. Receipt of the complaint
 2. Recording in writing of the complaint
 3. Acknowledgement of the complaint
 4. Assessing the complaint
 5. Taking appropriate action.
- The common areas include parking bays and lawn and gardens. There is a gardener who attends monthly and a lawn mowing man who attends to the lawn.
There are 2 parking bays assigned to each villa – a site plan is attached.
- As noted above the complex is monitored by residents and there have been no issues of note since I bought the villa.
Airbnb screen and identify guests before they are able to book. Airbnb has a very strong review process for both guests and hosts. I am a superhost which means I reach or surpass the highest standard of communication and delivery of service expected by Airbnb and my listings are at a high level of cleanliness and amenity.

The Villa has a courtyard completely surrounded by a 6 ft high brick wall. Entry is by a full height lockable gate. There are movement activated lights in the carport and the gate.
- There has not been any conflict reported to me between residents and guests.
- Guests are advised of parking arrangements on the listing.

Linda Thompson

Information

Air conditioner

Is set to auto mode, so please don't change any settings except the temperature or fan speed.

The manual is in the bottom drawer in the kitchen. There is a ceiling fan in the master bed, and a fan in the 2nd bedroom. The old air conditioner does work – on really hot days it can help cool the entire villa.

Bins

If you at the villa on Tuesday could you please put the bins out to the kerb. You will see from others which bin will be collected. Yellow top bin is recycling, green top is rubbish. If you could return them on Wednesday. Thank you!

Pets

Please no pets on the beds or the furniture.

Check out

Check out is **10am** unless you have made other arrangements. Please put the key back in the lockbox for use by the next occupant.

Cleaning

There are cleaning products under the sink in the bathroom. The vacuum cleaner is in the cupboard behind the door.

Clothes airer

There is a foldout clothes airer hanging on the outside wall of the bathroom.

First aid kit

Located in the bottom drawer in the bathroom.

Gym

The gym at Wesley College offers casual rates to attend classes or use the heated Olympic size pool. Classes include Group fitness, yoga and a weights room.

Maps and brochures

Please take any maps or brochures that you might need.

Outdoor Lights

The lights are powered entirely by solar.

Toilet paper and Tissues

Spare toilet paper and tissues are in the bathroom cabinet.

Towels

There are spare towels in the cabinet in the bathroom.

TV Cabinet

There are some stationery items, batteries, a small tool kit and other useful items in the cabinet.

Wifi

Wifi codes are: Network **TelstraC527FF** Key **ADB5456291**

Shops and amenities

Angelo Street has a lovely ambience – like an old fashioned high street.

Walk to Coles and turn left for:

Pharmacy/ chemist
Bocelli Italian Café and restaurant
Secret garden café – plants and gifts
Laundromat
Nail salon
Dale James Hair and Beauty Salon
Travel agent
Renouf personal training

Turn right for:

Coffee shops
Gift shop
Brumbys bakery
Post office,
Anz, NAB, Commonwealth bank branches
Liquor Barons bottle shop
Wesley College
Hopscotch wine bar and restaurant
Scutti's continental deli
Kebab shop – burgers, fish and chips. Pizza, gozleme
Hairdresser
Dry cleaner
Jeweller
Boutiques
Barber
Dentist
OPSM
Newsagency
Travel agency
Specialist butcher – seafood
Patisserie

South Perth Villa

Information

House Rules

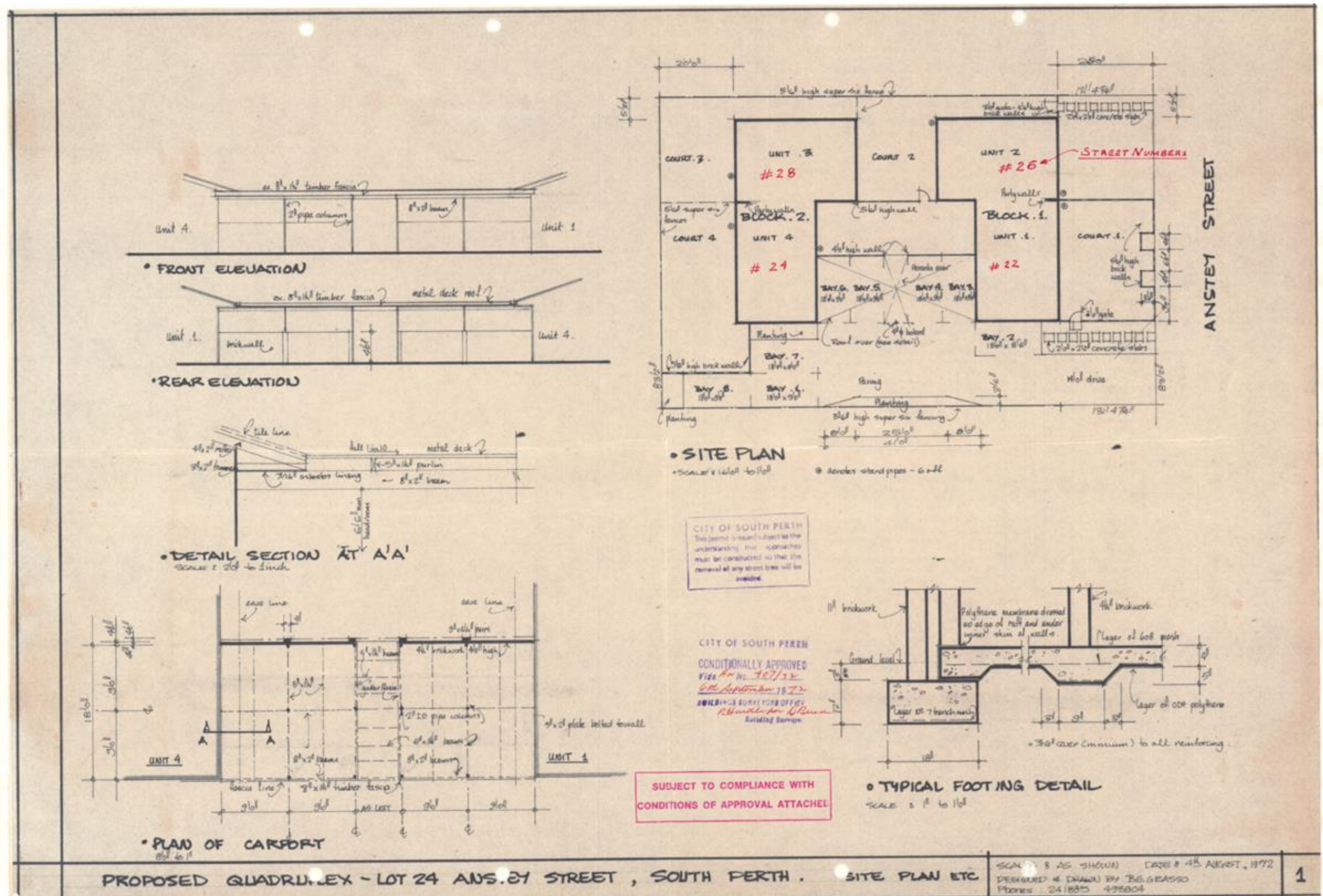
Please, no:

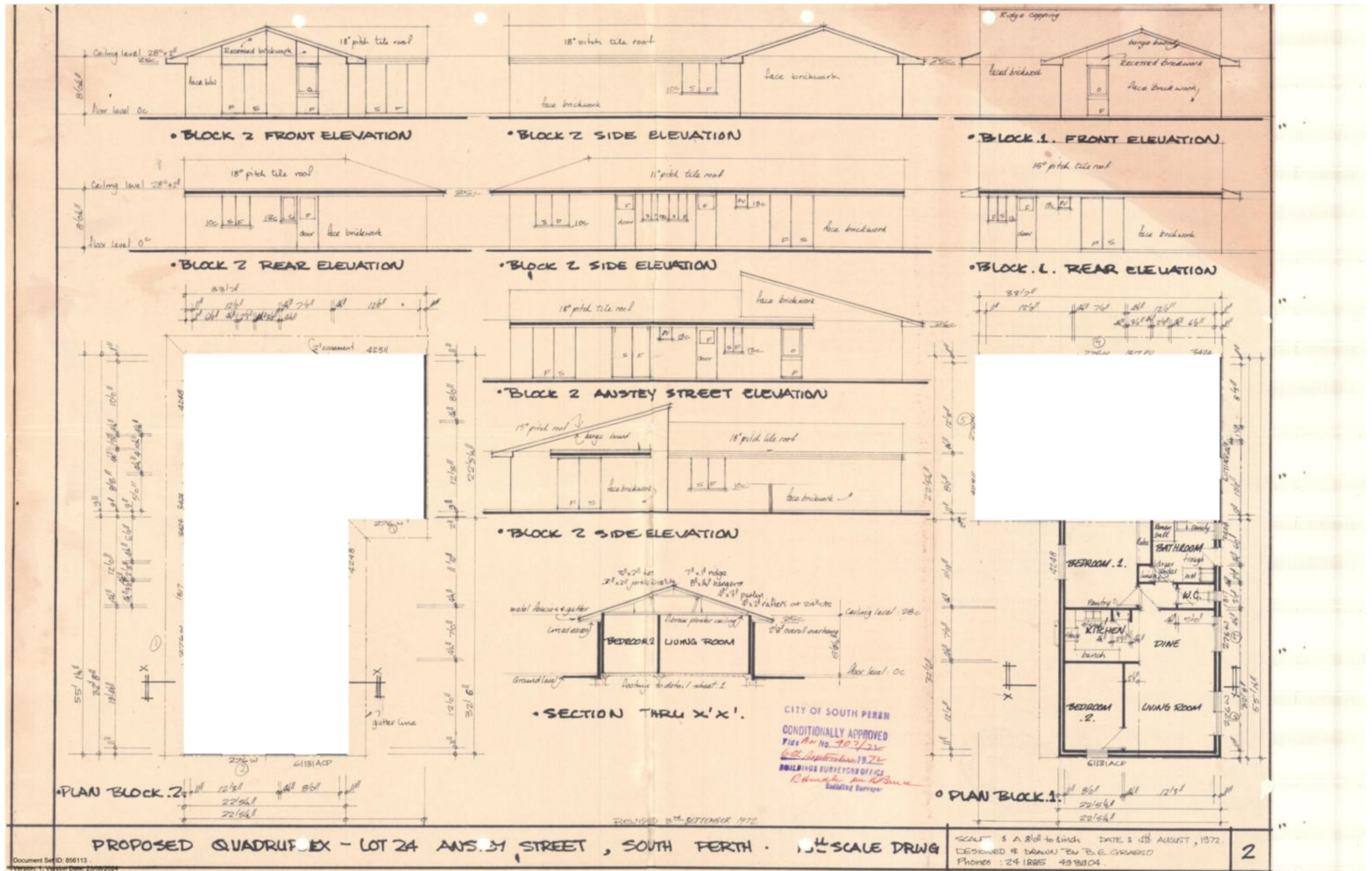
- parties or events
- smoking
- excessive noise
- moving the furniture

Please, do:

- put out the rubbish (bins are under the sink, Council bins are in the carport.)
- wash dishes
- lock up (including gate) when you are away from the villa
- return key to lockbox when you leave

Thank you for your booking – I hope you have a lovely stay.







MANAGEMENT PLAN

SHORT-TERM ACCOMMODATION

**4/22 ANSTEY STREET,
SOUTH PERTH 6151**

AUGUST 2024

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1. Property Overview

This Management Plan applies to the short-stay accommodation to be provided as detailed below. The Plan includes details of the property accommodation and parking; house rules and noise management; as well as booking procedures, complaint handling and other matters managed by the professional short-stay management company, Let Go.

The property is conveniently located 400m from Bethanie South Perth Social Centre, 450m from Angelo Street Market, 600m from Wesley College, 400m from Next door Restaurant, 290m from Halo Espresso Café, 250m from Coles Local Angelo Street, 110m from Hensman Park Tennis Club, 700m from Como Bowling and Recreation Club, 1.1km from Royal Perth Golf Club and Swan River, 900m from South Perth Hospital, 600m from South Perth Primary School, 1.6km from Perth Zoo, 290m from high frequency bus number 34 (Stop ID: 11895), and provides a high level of amenity to tourists, interstate and local visitors looking for short term accommodation in a residential type setting.

The accommodation is intended for small groups and families, who are seeking a relaxed, home-like stay away from home. It is not intended for large groups, parties and late-night activities, which are more suited to hotels and tourism precincts.

The property will be occupied and managed much like an ordinary residential dwelling within the local area. The number of guests and car bays will be consistent with the bedrooms and car bays that the dwelling has been designed for and will not require any building works or modifications to increase capacity beyond a typical residential dwelling.

Tourists and interstate visitors would usually have one hire car or use taxi / ride share. Local guests will be aware of available car parking and limitations in the local streets prior to booking. As the property will be used like a residential dwelling, we expect no excessive number of vehicle trips to and from the property.

Property Address	4/22 Anstey Street, South Perth 6151
Number of Bedrooms	Two (2) bedrooms
Max Number of Guests	Five (5) guests
Car Parking Location	Next to the property
Total Car Parking Bays	Two (2) car bay in total
Outdoor Use	No use of outdoor areas (courtyard, balconies etc) between 10:00pm to 8:00am.
Visitors	Visitors require management consent. No overnight visitors.
Pets	No pets permitted at the property
Parties & Gatherings	No parties or gatherings permitted

Music & Noise	No loud music, movies, noise etc to be heard outside the property between 10pm to 9am
Smoking	No smoking permitted at the property

2. Company Background

Let Go is Perth's leading short-term accommodation management company providing end-to-end management of client's properties, with a proven track record of delivering a 4.6+/5-star review record and annually hosting over 22,000 + nights with 3,000 + reservations annually for 2023.

The Let Go team includes highly experienced and qualified real estate and property management professionals, who manage the property online listing, booking processes, guest screening, guest concierge, housekeeping services and property management.

Let Go is a Perth-based company, with the head office in Stirling. This ensures staff are available for hands-on management and prompt resolution of any issues.

The Property managers name is Fred Hughes-Hallett and their contact details:

Fred Hughes-Hallett	fred@letgobnb.com.au
PM contact number	(08) 6147 0802 / 0430 611 447
Address	3/45 Cedric Street, Stirling WA 6021

Our contact details are made available to all guests for properties under our management and we are obliging to provide our contact details to all adjacent neighbours in the rare chance of an issue arising. We are contactable 24/7 and typically able to attend properties in person within an hour for emergencies.

Short-stay accommodation is not subject to the same stringent rules of the *Residential Tenancy Act 1987* in favour of a tenant and their rights to occupy a premise. Therefore, we have significant power to be able to manage any potential antisocial behaviour.

We are financial members of ASTRA (Australian Short-Term Rental Accommodation Association) and have adopted their comprehensive National Code of Conduct.

You can always be assured of our best intentions and respect of the public amenity and neighbourhood.

3. Guest Screening & Booking Process

When a guest requests or books a stay at this property, we can view or determine whether the guest's profile includes their required verification steps, including:

- Contact details including full name(s), phone number & e-mail address
- Acceptance of our stipulated house rules
- Confirmed payment
- Profile photo (if set)
- Government issued ID (such as driver's licence or passport)
- Written reviews/recommendations from other hosts
- Their overall star rating which can be categorised for items such as observance of house rules, cleanliness & communication
- Total number of guests & location based
- Their reason for visiting Perth & booking the property

We can then further screen the potential guest by cross referencing linked social media accounts, obtaining names of all guests, requiring government issued ID, that all guests are required to submit upon successful booking confirmation.

We have set a "pre-booking questionnaire" requesting applicable responses in relation to the above.

Once we have carried out a thorough check of the prospective guest, we then have a right to refuse, accept or cancel the reservation. Prior or after acceptance of the booking, we also send our "party screening" message which essentially reiterates our stance on no parties to be hosted at the premises and encourages guests to cancel their booking if that is their intent.

Our set of house rules are displayed both on the online listing and in our comprehensive guest handbook which is located inside the property in the kitchen. We can add additional house rules to suit the property, location, neighbourhood, or landlord's desires.

Once a guest is confirmed, our direct phone numbers are automatically exchanged for any further required communication. We privately message our guests before, during and after their stays and all the correspondence is saved for our own records.

We anticipate approximately one booking per week and our average trip length is between 6-8 nights. This is based on the average performance of our listings in our portfolio.

We specify a mandatory minimum stay length of two (2) nights as we find this significantly deters any unwanted targeting for parties or gatherings. We also have a booking cut-off time after 7:00pm so that we can't allow last-minute and late-night bookings to occur from opportunistic and likely undesirable guests.

4. Check-In & Check-Out Procedure

Check-in is from 3:00pm until late, this is because guests can arrive off long haul flights late at night or arrive after work as they have travelled by car from the country. We will obtain from the guests their arrival time.

The property includes detailed visual and written easy check in instructions and guests find them extremely easy to follow and do not cause any disruption in checking in or out of our properties.

Check-out is at 10:00am or earlier on their departure date.

A secured lockbox will be installed at the property and next to the front door so guests can easily access the property with ease. We also offer a 'meet & greet' service and like to find out when their estimated time of arrival will be and may offer to meet the guest from time to time to welcome them to the property if required.

Our check-in instructions are issued to guests three (3) days prior to their arrival and are issued through Airbnb for safety & security. The guests will be issued with detailed check-in instructions to guide them through the whole process, they will receive a photo of the property they are staying at, how to access the lockbox, how to access the front door, a photo of their parking spot and where the council bins are located.

5. Guest Handbook & Code of Conduct

When a guest checks in, they are encouraged to read our 'Guest Handbook' which provides them with all the important information they need to know to have an enjoyable, safe & respectful stay.

The Handbook includes the property manager's contact details, emergency contact details, emergency plan, house rules, parking rules, bin collection days, public transport, nearby amenities, sights, and attractions in the area and more.

Guests will also always have access to the Airbnb platform during their stay and are required to communicate with their property managers on this platform so all details pertaining to their booking are documented. The Airbnb platform also provides guests with the hosts contact details.

The guest handbook which we have created is very comprehensive which significantly mitigates any risk and issues regarding the stays.

Included in the Guest handbook is the Code of Conduct – which summarises the house rules for all guests and any approved visitors. It also provides property management and emergency contact details.

The Code of Conduct is printed on a one-page, laminated document and affixed in a prominent place/s at the dwelling.

6. House Rules

The following House Rules are displayed at the property:

1. **PARTIES & GATHERINGS** – This property has a strict no party policy. Prior permission must be obtained from management for any visitors.
2. **MUSIC & NOISE** – All guests must not create excessive noise, that may disturb any surrounding properties. Amplified music, loud movies, or other such entertainment must not be audible from outside the property between 10pm to 9am every day.
3. **OUTDOOR USE** – Outdoor areas, courtyard and balcony use is strictly between the hours of 8:00am to 10:00pm every day. All guests must make their way inside the property and keep noise to a minimum from 10:00pm.
4. **CAR PARKING** – Car parking is to be on-site in the allocated car bays only. Guest must not block access to neighbouring driveways / properties.
5. **SMOKING** - This property has a strict no smoking policy. If there is a clear odour of any smoking odour upon checkout or cigarette butts have been found, guests will be charged a deodorising fee.
6. **PETS** - We have a strict no-pets policy. If there is a clear animal odour and/or if pet hair has been discovered upon checkout, guests will be charged a deodorising fee.
7. **RUBBISH** - Rubbish and recycling items are to be disposed in the correct allocated council bins and placed outside for weekly collection.
8. **SECURITY** - All doors and windows should be locked when property is not occupied, and the security alarm used (where applicable).

7. Hygiene, Comfort & Waste Management

Rubbish and recycling items are to be disposed in accordance with the local council policies, strata by-laws & procedures and in the correct allocated bins for weekly collection on Wednesdays.

Guests are notified & reminded to place all rubbish & recycling in the allocated bins at the property.

Any excess rubbish must not be left in sight of a public area and is removed by housekeeping.

The cleaning & housekeeping team are also asked to attend and assist with rubbish disposal at checkout and if the property is vacant.

Bin location & contents are monitored by housekeeping at each check-out, and we may gather photo/evidence of this so we can effectively & efficiently maintain the bins both inside the property and to mitigate risk of problems.

The property includes a fully functional kitchen with fridge and pantry for food storage and there has never been problems with vermin or pests – if this changes then we can send professional pest control companies to rectify this swiftly and implement measures to prevent occurrence in future.

The linen and towels are removed off-site following each check out clean and provided to a professional commercial laundering service to wash, dry, and return to our storage facility upon completion.

Exhaust fans & air conditioning/heating appliances and regularly checked by the housekeeping teams and repaired or replaced if required, guests are also encouraged to report maintenance to us immediately upon discovery so that swift resolution can be made.

A washing machine & dryer will be provided for guest convenience to use during their stay to wash their clothes as required.

8. Maintenance

The owners of the property can be provided with real-time access of the bookings calendar and may regularly schedule maintenance works in between guests stays to ensure the property is kept up to our property and guest's expectations. Property maintenance is regularly reported and resolved swiftly either during or after guest's stays depending on the severity so that the appearance of the property meets or exceeds the standard of neighbouring properties.

9. Safety

The property includes compliant RCDs and Smoke Alarms. A licenced electrician may be required to provide an electrical safety certificate from time to time to make sure the property is compliant and safe. We also offer first aid kits.

If required, we can consider fire extinguishers, fire blankets and implementing an emergency safety plan in case of a fire. In our detailed guest handbook, guests are provided with the contact details for the local police station, hospitals & fire station and that our emergency contact number is '000'.

10. Noise Mitigation & Complaints Procedure

Guests and visitors must not create noise which is offensive and excessive to occupiers of neighbouring properties especially between 10:00pm and 8:00am Monday to Saturday and 10:00pm – 9:00am on Sunday and public holidays, during arrival, and during departure, and at any time throughout the occupancy.

Guests and visitors must not engage in any anti-social behaviour and must minimize their impact upon the residential amenity of neighbours and local community.

In our online Airbnb listing, which the guest(s) must agree to before booking with us and the also included in the guest handbook, we have extensively listed our house rules in respect to the property and other nearby residents of the surrounding area & amenity. Priority is given to adherence of our noise and parking policy.

If guests fail to adhere to our house rules, they will be at risk of having their booking cancelled immediately. We, police, security, rangers, or other engaged professionals may attend in person to have the guest/s removed, lockbox code may also be required to be changed depending on the circumstances.

If we receive any complaints about guests, they will be dealt with immediately upon receipt of said complaint. We will contact the guests informing them of the situation and any breach of house rules and based on the severity of the breach then the reservation may be terminated.

We are contactable 24/7 and our phone numbers and e-mail addresses are provided to our guests upon confirmation of booking and are also advertised in the property for easy access.

We are more than happy to provide these contact details to nearby neighbours for us to be even more effective in managing our properties.

Professionals and/or police may be engaged to attend during & after normal business hours to minimise disruptions to neighbours.

Any complainant will be kept informed throughout the process and will be encouraged to provide evidence to support the cause of us taking swift action. From receipt of a complaint, it is extremely rare for an issue to extend beyond just a few minutes, and we aim to resolve all issues within 30 minutes – 1 hour total.

11. Security

A [Ring surveillance video recording cameras](https://ring.com/au/en/doorbell-cameras) <https://ring.com/au/en/doorbell-cameras> can be installed and would be located on the front door and have the ability to regularly monitor CCTV footage if this is desired. The footage may provide an expansive view of the front door of the property which is the only entry point, this is to further ensure compliance and observance of house rules.

We can also install an internal intuitive decibel device named [Roomonitor](https://roomonitor.com/airbnb-eu/) <https://roomonitor.com/airbnb-eu/> which monitors the decibel level within the household and is customised to SMS and call the relevant guests and/or us if levels peak and persist at certain pre-set decibel ranges which will allow mitigation of noise and compliance with the noise policy, particularly between hours of 10:00pm – 8:00am.

This technological device will enable three important criteria to appease non-conformance to the House Rules outlining “no excessive noise after 10pm”.

- **Peaceful Night's Sleep** - Assurance that if a noise nuisance is created by guests, the management is aware before complaint calls need to be made.
- **Protection Against Complaints** - Time stamped data allows management to quickly validate or invalidate a complaint about noise, in real-time or post check-out of guests are often easy targets for false, perceived, or real noise complaints.
- **Proactive Prevention** - With early awareness of a noise issue, management can proactively prevent larger problems. This can always be done in a friendly, positive manner. Guests generally want to follow the rules and appreciate friendly outreach.



LET GO
bnb management

CODE OF CONDUCT

These rules apply to all guests and visitors to this property

House Rules

- 1. Parties & Gatherings** – This property has a strict no-party policy. Prior permission must be obtained from management for any visitors.
- 2. Music & Noise** – All guests must not create excessive noise, that may disturb any surrounding properties. Amplified music, loud movies, or other such entertainment must not be audible from outside the property between 10:00pm to 9:00am every day.
- 3. Outdoor Use** – Outdoor areas, courtyard and balcony use is strictly between the hours of 8:00am to 10:00pm every day. All guests must make their way inside the property and keep noise to a minimum from 10:00pm.
- 4. Car Parking** – Car parking is to be on-site in the allocated car bays only. Guests must not block access to neighbouring driveways/properties.
- 5. Smoking** - This property has a strict no-smoking policy. If there is a clear odour of any smoking odour upon checkout or cigarette butts have been found, guests will be charged a deodorising fee.
- 6. Pets** – This property has a strict no-pets policy. If there is a clear animal odour and/or if pet hair has been discovered upon checkout, guests will be charged a cleaning fee.
- 7. Rubbish** - Rubbish and recycling items are to be disposed of in the correct allocated council bins and placed outside for weekly collection.
- 8. Security** - All doors and windows should be locked when the property is not occupied, and the security alarm used (where applicable).

PROPERTY MANAGER / EMERGENCY CONTACT DETAILS

- **Fred Hughes-Hallett**
- **0430 611 447**
- **Office:** (08) 6147 0802 (business hours & after hours contact)
- **Email:** bookings@letgobnb.com.au



FORM I

STRATA PLAN 1770

Ca. I

PARCEL OF LAND PT PERTH SUB LOT 414 BEING LOT 24 ON DIA. 13447

CERTIFICATE OF TITLE: VOL : 1101 FOL : 559

LOCAL AUTHORITY SOUTH PERTH CITY COUNCIL

LOCALITY SOUTH PERTH INDEX PLAN 2599

NAME OF BUILDING 22 ANSTEY ST. SOUTH PERTH

ADDRESS FOR SERVING OF 116 ANGELO ST.

NOTICES ON COMPANY SOUTH PERTH 6151

LODGED 30-5-73

EXAMINED 4-4-73 *OF*

REGISTERED 17-5-73 App. A. 666916

REGISTRAR OF TITLES

Limited to a depth of 609.6 metres.

ANSTEY ST

24

23

PERTH SUB LOT 365
A/N 3617

SCALE 1:500

(CI)

SCHEDULE OF UNIT ENTITLEMENT		OFFICE USE ONLY	
LOT No.	UNIT ENTITLEMENT	CURRENT Cts. of TITLE	
		VOL.	FOL.
1	1	1350	408
2	1	1350	409
3	1	1350	410
4	1	1350	411
	4		
AGGREGATE	4		

SURVEYOR'S CERTIFICATE

I hereby certify that the building shown on the plan is within the external surface boundaries of the parcel and where eaves or guttering project beyond those boundaries, that a registered easement has been granted as an appurtenance of the parcel or, where the projection is over a road that the Local Authority has consented thereto.

DATE 14/11/72

LICENSED SURVEYOR.
A M MILNE

APPROVED BY THE TOWN PLANNING BOARD
FOR THE PURPOSES OF THE STRATA TITLES ACT 1966

DATE 27-3-73

CHAIRMAN.

83770/9/70 - 2M - G/MGD

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CA. 3

FORM 3

STRATA PLAN No. 1770

CERTIFICATE OF LOCAL AUTHORITY

FOR THE PURPOSES OF THE STRATA TITLES ACT 39 OF 1966

SOUTH PERTH CITY COUNCIL, THE LOCAL AUTHORITY,


HEREBY CERTIFIES THAT:-

- (1) The building shown on the plan has been inspected and that it is consistent with the building plans and specifications in respect thereof that have been approved by the Local Authority.
- (2) The building, in the opinion of the local authority, is of sufficient standard and suitable to be divided into lots pursuant to the Strata Titles Act, 1966.

DESCRIPTION OF BUILDING:-

Single storied residential Quadruplex building constructed of brick and tile and situated on Lot 24, being Ptn. of Perth Sub Lot 414 on Diagram 13447.

Postal Address: 22 Anstey Street, South Perth 6151



DATE MARCH 14TH 1973 **SHIRE/TOWN CLERK**

62047/6/69-200-P802

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C.A. 4

SHEET No. 1 OF 1 SHEETS

STRATA PLAN No. 1770

GROUND FLOOR

As at 20th July 1997 unless a notice of resolution under section 21H or an objection under 21O has been recorded on the strata plan -

The boundaries of the lots or parts of the lots which are buildings shown on the strata plan are the external surfaces of those buildings, as provided by section 3AB of the *Strata Titles Act 1985*;

The scheme may not be a single tier scheme, as defined in section 3(1) of the *Strata Titles Act 1985*;

The areas of the lots shown on the strata plan may have changed;

Where 2 lots have a common or party wall, or have buildings on them which are joined, the centre plane of that wall or the plane at which they are joined, is the boundary;

The horizontal boundaries of the lots or parts of the lots which are not buildings shown on the plan (if any) remain as provided on this strata plan.

SCALE 1 : 200

APPROVED

FOR THE PURPOSES OF THE STRATA TITLES ACT 39 OF 1966 AS AMENDED

<p>TOWN PLANNING BOARD</p> <p><i>David Carr</i></p> <p>DATE 27.3.73 CHAIRMAN</p>	<p>LOCAL AUTHORITY CITY OF SOUTH PERTH</p> <p><i>A. Bennett</i></p> <p>DATE MARCH 14th, 1973 SHIRE/TOWN CLERK</p>
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85370/11/70-24-C297

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Version: 1, Version Date: 26/08/2024

Ca. 5

[illegible]

NOTE: ENTRIES RULED THROUGH AND AUTHENTICATED BY THE REGISTRAR OF TITLES ARE CANCELLED.

03673/10/69-200-0472

FORM 1

STRATA PLAN 1770

Ca. 1

PARCEL OF LAND PT PERTH SUB LOT 414 BEING LOT 24 ON DIA. 13447

CERTIFICATE OF TITLE: VOL: 1101 FOL: 559

LOCAL AUTHORITY SOUTH PERTH CITY COUNCIL

LOCALITY SOUTH PERTH INDEX PLAN 2599

NAME OF BUILDING 22 ANSTEY ST. SOUTH PERTH

ADDRESS FOR SERVING OF 116 ANGELO ST.

NOTICES ON COMPANY SOUTH PERTH 6151

LODGED 30.3.73

EXAMINED 4.4.73

REGISTERED 17.5.73 App. A. 666916

REGISTRAR OF TITLES

Limited to a depth of 609.6 metres.

ANSTEY ST

24

2

23

PERTH SUB LOT 365
A A 3617

SCALE 1:500

(CI)

SCHEDULE OF UNIT ENTITLEMENT		OFFICE USE ONLY	
LOT No.	UNIT ENTITLEMENT	CURRENT Co. of TITLE	
		VOL.	FOL.
1	1	1350	408
2	1	1350	409
3	1	1350	410
4	1	1350	411
	4		
AGGREGATE	4		

SURVEYOR'S CERTIFICATE

I hereby certify that the building shown on the plan is within the external surface boundaries of the parcel and where eaves or guttering project beyond those boundaries, that a registered easement has been granted as an appurtenance of the parcel or, where the projection is over a road that the Local Authority has consented thereto.

DATE 10/11/72

LICENSED SURVEYOR.
A. M. MILNE

APPROVED BY THE TOWN PLANNING BOARD
FOR THE PURPOSES OF THE STRATA TITLES ACT 1966

DATE 27.3.73

CHAIRMAN.

LANDGATE COPY OF ORIGINAL NOT TO SCALE 26/08/2024 09:33 AM Request number: 67053369

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Payment Listing October 2024

This schedule of accounts to be passed for payments covering the following:



AMOUNT (\$)

ELECTRONIC PAYMENTS

Electronic payments to creditors	560	8,087,165.50
Less: Cancelled EFT transactions		0.00
Total Electronic Payments to Creditors		8,087,165.50

CHEQUE PAYMENTS

Cheque payments to creditors	1	126.30
Less: Cancelled cheque transactions		0.00
Total Cheque Payments to Creditors		126.30

Total monthly payments to creditors 561 **8,087,291.80**

EFT payments to non creditors	83	72,308.07
Cheque payments to non creditors	31	27,747.96
Total payments to non creditors		100,056.03

Total EFT & Cheque payments 675 **8,187,347.83**

Credit Card Payments 87 **18,296.70**

Fleet Card Payments 30 **1,988.80**

Total October Payments 792 **8,207,633.33**

Payment Listing
EFT Payments

Reference	Date	Payee	Description	Amount (\$)
11205205	24/10/2024	Western Aust Treasury Corp	WATC Loan repayment	767,403.42
11205205	24/10/2024	Cleanaway	Waste collection services	702,666.08
11502484	31/10/2024	LGISWA	Insurance FY24/25	639,185.21
10415592	3/10/2024	Technology One Ltd	SaaS Fee 28/9/24-27/9/25	595,629.47
08400227	7/10/2024	SuperChoice Services Pty Ltd	Employer Superannuation	455,699.39
13281568	31/10/2024	SuperChoice Services Pty Ltd	Employer Superannuation	313,284.14
10482408	18/10/2024	Deputy Commissioner of Taxation	PAYG	203,872.00
13372791	31/10/2024	Deputy Commissioner of Taxation	PAYG	201,216.00
08352532	7/10/2024	Deputy Commissioner of Taxation	PAYG	192,522.00
11494307	17/10/2024	Kwinana Energy Recovery	Waste disposal	192,464.79
11205205	24/10/2024	Asphaltech	Road works - various	192,336.14
1235377	10/10/2024	West Coast Profilers Pty Ltd	Road works 24-25 Mary St	177,364.34
10415592	3/10/2024	Southcare Inc	Partnership agreement 24/25	110,000.00
11502484	31/10/2024	SJC Building Group	Works at Heritage house	97,356.10
11502484	31/10/2024	Hydroquip Pumps and Irrigation Pty Ltd	Service & Repairs pump stations and irrigation lines	87,752.50
11205205	24/10/2024	John Hughes Service	Vehicle purchase	81,000.00
11494307	17/10/2024	Synergy	Electricity usage	76,547.56
11494307	17/10/2024	Lightspeed Communications Aust Pty Ltd	Laying of Fibre & Electrical conduit	75,829.83
11205205	24/10/2024	Three Chillies Design	Pump Track GB Park	63,021.20
11205205	24/10/2024	Classic Tree Services	Tree services - various	61,916.39
11502484	31/10/2024	Classic Tree Services	Tree services - various	54,549.46
11502484	31/10/2024	Blue Force Pty Ltd	CCTV upgrade-GBLC	54,537.34
10415592	3/10/2024	City of Vincent	ICG Salary and Project Budget	50,804.20
11205205	24/10/2024	Environmental Industries Pty Ltd	Landscape services - various	49,374.07
11502484	31/10/2024	Allwest Turfing	Turf maintenance - various	48,878.50
11494307	17/10/2024	West to West Carpentry Services Pty Ltd	Toilet upgrade-Comer Reserve	47,300.00
10415592	3/10/2024	Kwinana Energy Recovery	Waste disposal	43,729.85
11494307	17/10/2024	Technology One Ltd	Subscription fee 30/9/24-29/9/25	43,724.15
11205205	24/10/2024	Surun Services Pty Ltd	Electrical services - various	38,099.35
1235377	10/10/2024	Clublinks Management	City Contribution CPGC redevelopment	37,301.00
11205205	24/10/2024	Hydroquip Pumps and Irrigation Pty Ltd	Service & Repairs pump stations	37,183.30
11502484	31/10/2024	N K Asphalt Pty Ltd	Asphalt resurfacing	36,982.00
1235377	10/10/2024	Uniting Global Pty Ltd	Cleaning service	35,914.64
11502484	31/10/2024	Select Music Agency	Event performance fee-SP Sounds 2025	33,000.00
10415592	3/10/2024	ABM Landscaping	Landscape services - various	32,751.95

Reference	Date	Payee	Description	Amount (\$)
10415592	3/10/2024	Total Packaging	Dog waste bags	32,560.00
1235377	10/10/2024	Brightmark Group Pty Ltd	Cleaning services	31,715.34
1235377	10/10/2024	Enviro Sweep	Street sweeping-various	31,696.55
10415592	3/10/2024	Programmed Property Services	Turf maintenance	29,047.16
11502484	31/10/2024	Surun Services Pty Ltd	Electrical services - various	28,454.42
1235377	10/10/2024	Ansell Strategic Property Services Pty Ltd	Consultancy CPV transaction	28,396.27
1235377	10/10/2024	Data#3 Limited	Software maintenance renewal and charges	28,060.12
11502484	31/10/2024	Aquamonix	Service, repairs and call outs - various	27,770.60
11502484	31/10/2024	Granicus Australia Pty Ltd	Your Say South Perth Contract	27,542.37
11502484	31/10/2024	Main Roads - WA	Works at Davilak Crescent	27,308.19
11205205	24/10/2024	MMM WA Pty Ltd	Road works - various	27,107.25
10415592	3/10/2024	Mayor Greg Milner	Meeting attendance Fee	26,330.41
10415592	3/10/2024	Classic Tree Services	Tree services - various	25,624.43
11502484	31/10/2024	Carringtons Traffic Services	Traffic mgmt - various	25,383.04
11502484	31/10/2024	Axiis Contracting Pty Ltd	Footpath works-Jarman Ave	24,840.01
1235377	10/10/2024	Bunyip Contracting Pty Ltd	Landscape maintenance	24,784.57
1235377	10/10/2024	Perth Zoo	Card & coin machine takings Sep24	23,975.10
1235377	10/10/2024	Synergy	Electricity usage	23,680.98
11494307	17/10/2024	Capital Recycling	Landscape waste recycling - various	22,678.29
1235377	10/10/2024	Classic Tree Services	Tree services - various	22,668.69
11502484	31/10/2024	Bunyip Contracting Pty Ltd	Landscape services - various	21,414.50
11205205	24/10/2024	Ecojobs	Contract Staff	20,502.21
10415592	3/10/2024	InterSystems Australia Pty Ltd	IRIS Server Yearly subscription fees	20,402.80
10415592	3/10/2024	MMM WA Pty Ltd	Drainage work	20,207.06
1235377	10/10/2024	Three Chillies Design	Pump Track work-George Burnett	20,165.20
10415592	3/10/2024	South Perth Senior Citizens Centre	Community partnership renewal	19,800.00
10415592	3/10/2024	Michael Fisher	PM-Rates	19,490.62
10104075	14/10/2024	Building Commission	BS Levies Sept24	18,768.15
11494307	17/10/2024	Infinity Training Australia	Staff Training/course	17,325.00
10415592	3/10/2024	Steann Pty Ltd	Verge green waste collection	17,050.00
11494307	17/10/2024	Steann Pty Ltd	Bulk verge green waste collection	17,050.00
1235377	10/10/2024	Technology One Ltd	Annual SaaS fee 27/9/24-27/9/25	16,741.66
1235377	10/10/2024	DENMAC Industries	Artwork repair	16,618.00
11494307	17/10/2024	Robinson Group	Office furniture	16,346.00
1235377	10/10/2024	Lightspeed Communications Aust Pty Ltd	Electrical services	16,267.17
11205205	24/10/2024	Living Turf	Turf maintenance supplies	15,911.50
11502484	31/10/2024	Redhawk Investments Pty Ltd	Playground maintenance	15,694.80
1235377	10/10/2024	Optus Billing Services Pty Ltd	Phone/data charges	15,673.54
11494307	17/10/2024	Apollo Fabrications	Hook bin supply	15,345.00
11502484	31/10/2024	Capital Recycling	Landscape waste recycling - various	14,845.84
11205205	24/10/2024	Allpest WA	Pest control	14,714.22
1235377	10/10/2024	PEAP CONTRACTORS PTY LTD	LED lighting upgrade-Bill Grayden	14,334.53
10415592	3/10/2024	Kleenit	Cleaning services	14,208.98
1235377	10/10/2024	Zipform Pty Ltd	Rates-Final notices	13,903.72
11502484	31/10/2024	State Wide Turf Services	Turf maintenance	13,546.50
11502484	31/10/2024	Three Chillies Design	Conduit prelay-Manning Park	13,492.71
11205205	24/10/2024	Synergy	Electricity usage	13,461.95
11205205	24/10/2024	Janissen Electrics	Electrical works	13,393.17
11502484	31/10/2024	Environmental Industries Pty Ltd	Weed control-Roads & Pathways	13,163.74
10415592	3/10/2024	Aerometrex Ltd	Metromap 2D plan	12,870.00
11205205	24/10/2024	Capital Recycling	Landscape waste recycling - various	12,843.60
11205205	24/10/2024	Great Southern Fuel Supplies	Fuel	12,674.61
11205205	24/10/2024	Carringtons Traffic Services	Traffic mgmt - various	12,351.08
11494307	17/10/2024	Dapth Pty Ltd	Digital ECO System strategy	11,599.50
10415592	3/10/2024	Cr Bronwyn Waugh	Meeting attendance Fee	11,443.75
1235377	10/10/2024	Australian Parking & Revenue Control	Parking Ticket machine charges	11,259.75
11494307	17/10/2024	Resource Recovery Group	Green waste gate fees	11,149.60
11205205	24/10/2024	Tyke Electrical	Electrical works	10,908.70
1235377	10/10/2024	Jackson McDonald Lawyers	Legal services	10,800.90
1235377	10/10/2024	Totally Workwear - Belmont	Workwear	10,578.43
1235377	10/10/2024	Constructive Project Solutions Pty Ltd	PM services	10,502.13
11502484	31/10/2024	Department Of Planning Lands and Heritage	MISJDAP Fee 13 & 13A Stone St	10,361.00
10415592	3/10/2024	State Wide Turf Services	Turf maintenance supplies	10,329.00
11494307	17/10/2024	GSquare Pty Ltd	Consultancy service	10,120.00
11494307	17/10/2024	Sercul South East Region Centre Urban Landcare	Water quality monitoring	9,910.75
1235377	10/10/2024	Living Turf	Turf maintenance supplies	9,710.80
10415592	3/10/2024	Surun Services Pty Ltd	Electrical services - various	9,255.72
1235377	10/10/2024	Ecojobs	Contract staff	9,025.31
11494307	17/10/2024	Cleanflow Environmental Solutions	Pressure jet cleaning	8,962.25
11205205	24/10/2024	Adecco Australia Pty Ltd	Contract staff	8,888.98
10415592	3/10/2024	PEAP CONTRACTORS PTY LTD	Electrical works - various	8,852.45
10104075	14/10/2024	BCITF	BCITF Levies Sept24	8,720.09
11205205	24/10/2024	Water Corporation	Water charges	8,631.56
1235377	10/10/2024	ABM Landscaping	Landscape maintenance	8,535.45

Reference	Date	Payee	Description	Amount (\$)
10415592	3/10/2024	Drain Flow Services	Drainage Repair-Morris Mundy	8,470.00
1235377	10/10/2024	Precise Air Group Pty Ltd	Aircon maintenance	8,453.63
1235377	10/10/2024	Great Southern Fuel Supplies	Fuel	8,213.52
11205205	24/10/2024	AGS Metalwork	Fabricate Nursery tables	8,195.00
11494307	17/10/2024	Environmental Industries Pty Ltd	Weed treatment	7,793.12
11494307	17/10/2024	Turf Care WA Pty Ltd	Turf maintenance supply	7,700.00
10415592	3/10/2024	AGS Metalwork	Install grates	7,590.00
11205205	24/10/2024	Action Glass Pty Ltd	Supply/install security glass	7,535.00
11502484	31/10/2024	Parkrun Australia	Parkrun setup fee	7,500.00
11502484	31/10/2024	Muchea Tree Farm	Nursery supplies	7,276.00
11502484	31/10/2024	Uniting Global Pty Ltd	Cleaning service	7,231.82
10415592	3/10/2024	Cr G Cridland	Meeting attendance Fee	7,159.25
10415592	3/10/2024	Cr Blake D'Souza	Meeting attendance Fee	7,159.25
10415592	3/10/2024	Cr Brender-A-Brandis	Meeting attendance Fee	7,159.25
10415592	3/10/2024	Cr Mary E Choy	Meeting attendance Fee	7,159.25
10415592	3/10/2024	Cr Jennifer Nevard	Meeting attendance Fee	7,159.25
10415592	3/10/2024	Cr Hayley Prendiville	Meeting attendance Fee	7,159.25
10415592	3/10/2024	Cr Nicholas P Coveney	Meeting attendance Fee	7,159.25
11502484	31/10/2024	Rotorwest Pty Ltd T/A Heliwest	Mosquito treatment	7,045.50
11502484	31/10/2024	Kleenit	Pressure cleaning service	7,029.00
11494307	17/10/2024	Bunyip Contracting Pty Ltd	Tree Planting	6,997.00
11494307	17/10/2024	Vision Cabling Systems	Maintenance works	6,991.29
1235377	10/10/2024	Porter Consulting Engineers	Design & Tender review	6,875.00
11502484	31/10/2024	Sercul South East Region Centre Urban Landcare	Water quality monitoring	6,865.16
11494307	17/10/2024	Classic Tree Services	Tree services - various	6,842.70
11502484	31/10/2024	Brightmark Group Pty Ltd	Cleaning services	6,810.11
1235377	10/10/2024	South Perth Bowling Club	Card & Coin machine takings Sep24	6,758.69
10415592	3/10/2024	Allied Security Australia	Security services - various	6,631.23
11205205	24/10/2024	Ngala - Boodja Aboriginal Landcare Ltd	Landscape maintenance	6,485.71
11502484	31/10/2024	Department of Local Government, Sport and Culture Indu	Panel Fees 2023/24	6,472.68
11502484	31/10/2024	Optus Billing Services Pty Ltd	Phone/data charges	6,437.67
11494307	17/10/2024	Surun Services Pty Ltd	Electrical services - various	6,396.18
11494307	17/10/2024	MMM WA Pty Ltd	Plant/equipment hire	6,282.99
10415592	3/10/2024	Freo Fire Maintenance Services Pty Ltd	Maintenance/service	6,219.69
11502484	31/10/2024	SULO MGB AUSTRALIA PTY LTD	50 ltr bins	6,213.24
1235377	10/10/2024	Department Of Planning Lands and Heritage	DAP Fee 179 Lockhart St	6,168.00
11502484	31/10/2024	Nuturf	Turf maintenance supplies	6,160.00
10415592	3/10/2024	Precise Air Group Pty Ltd	Aircon service	6,145.48
11494307	17/10/2024	Setonix Digital Pty Ltd	PM services	6,116.01
10415592	3/10/2024	ACE+	Plumbing service	6,016.36
1235377	10/10/2024	Bolinda Digital Pty Ltd	Library services	5,999.99
11502484	31/10/2024	Ngala - Boodja Aboriginal Landcare Ltd	Landscape maintenance	5,975.20
11502484	31/10/2024	Adecco Australia Pty Ltd	Contract Staff	5,930.68
11205205	24/10/2024	Imagesource Digital Solutions	Window decals	5,655.10
10415592	3/10/2024	Syrinx Environmental Pty Ltd	Mt Henry bush maintenance	5,582.93
11205205	24/10/2024	Greenway Turf Solutions Pty Ltd	Turf supplies	5,582.50
10415592	3/10/2024	Carringtons Traffic Services	Traffic mgmt - various	5,542.54
11502484	31/10/2024	Djoona Pty Ltd	Community Funding Grant	5,500.00
1235377	10/10/2024	State Wide Turf Services	Turf maintenance-various	5,445.00
11205205	24/10/2024	Occuhealth Pty Ltd	Ceiling works-Heritage house	5,379.00
10415592	3/10/2024	South Perth Cricket Club	Community Funding Grant	5,280.00
10415592	3/10/2024	Living Turf	Turf maintenance	5,179.90
11502484	31/10/2024	Living Turf	Turf maintenance	5,038.00
10415592	3/10/2024	Lions Club of South Perth	Community funding grant	5,000.00
11494307	17/10/2024	Janissen Electrics	Electrical works	4,931.85
10415592	3/10/2024	Ecojobs	Contract Staff	4,880.58
1235377	10/10/2024	Satellite Security Services Pty Ltd	Security system-Clydesdale shed	4,868.38
11205205	24/10/2024	TPG Network Pty Ltd	Internet services	4,763.00
11494307	17/10/2024	Ngala - Boodja Aboriginal Landcare Ltd	Landscape maintenance	4,742.93
11205205	24/10/2024	Freo Fire Maintenance Services Pty Ltd	Maintenance/service	4,657.14
11494307	17/10/2024	Gardner Autos	Auto parts	4,640.41
11205205	24/10/2024	Colleagues Nagels	Infringement rolls	4,571.30
10415592	3/10/2024	Ellenby Tree Farm Pty Ltd	Nursery supplies	4,385.59
11502484	31/10/2024	Maxima Tempskill	Contract Staff	4,305.19
11205205	24/10/2024	LO-GO Appointments WA	Contract staff	4,288.69
11494307	17/10/2024	Natsync Environmental Natsync Environmental ATF Prod	Night walks at Bodkin Park	4,280.00
11494307	17/10/2024	Australia Post Civic Centre	Postal charges	4,249.57
11494307	17/10/2024	Beacon Equipment - Canning Vale	Equipment	4,247.20
11205205	24/10/2024	FETCH PRINT PTY LTD	Printing advertising material	4,180.00
10415592	3/10/2024	Cameron Chisholm & Nicol (WA) Pty Ltd	DRP Meetings	4,159.38
11205205	24/10/2024	Baileys Fertilisers	Turf maintenance supplies	4,125.00
10415592	3/10/2024	Maxima Tempskill	Contract Staff	4,116.79
11502484	31/10/2024	C & T Reticulation	Retic works	4,103.00
1235377	10/10/2024	GAF Traffic	Traffic management	4,075.50

Reference	Date	Payee	Description	Amount (\$)
11494307	17/10/2024	Jako Industries Pty Ltd	Aircon maintenance	4,022.43
1235377	10/10/2024	Therian	Supplies	3,993.74
10415592	3/10/2024	Datacom Solutions (AU) Pty Ltd	SaaS monthly charges	3,990.78
11502484	31/10/2024	Datacom Solutions (AU) Pty Ltd	SaaS monthly charge	3,990.78
10415592	3/10/2024	Greenway Turf Solutions Pty Ltd	Turf supplies	3,932.50
11205205	24/10/2024	SJR Civil Consulting Pty Ltd	Plans/design-Op centre	3,927.00
11502484	31/10/2024	Corsign WA Pty Ltd	Signs	3,898.40
11205205	24/10/2024	Turf Care WA Pty Ltd	Turf maintenance supplies	3,795.00
11494307	17/10/2024	Mastec Australia Pty Ltd	Bin supply	3,792.81
11494307	17/10/2024	Josh Byrne & Associates Pty Ltd	Urban Greening strategy	3,762.22
11494307	17/10/2024	FETCH PRINT PTY LTD	Event blade flags	3,762.00
11494307	17/10/2024	Cove Waterways Management	Landscape maintenance-McDougall Lake	3,740.00
11494307	17/10/2024	OBAN Group Pty Ltd	Repair & Maintenance-Manning Tennis	3,718.00
10415592	3/10/2024	Ngala - Boodja Aboriginal Landcare Ltd	Street tree installs	3,712.50
11502484	31/10/2024	Totally Workwear - Belmont	Workwear	3,646.46
11502484	31/10/2024	Janissen Electrics	Electrical works	3,630.77
10415592	3/10/2024	Data#3 Limited	Azure Overage charge	3,612.46
11205205	24/10/2024	Kyocera	Photocopier charges	3,609.41
11494307	17/10/2024	AquamoniX	Service & Repairs	3,580.50
10415592	3/10/2024	RTV Computers Pty Ltd	IT supplies	3,561.80
11205205	24/10/2024	Food by Ros	Catering for EAA 24	3,520.00
11205205	24/10/2024	MP Rogers & Associates Pty Ltd	Engineering services	3,517.14
11502484	31/10/2024	Australian Institute of Management Education and Training	Staff training course	3,360.00
10415592	3/10/2024	Fast Track Approvals Pty Ltd	BS services	3,344.00
10415592	3/10/2024	LO-GO Appointments WA	Contract Staff	3,335.03
1235377	10/10/2024	ChoiceOne	Contract Staff	3,293.60
11502484	31/10/2024	Hinds Sand Supplies	Turf maintenance supply	3,290.16
11502484	31/10/2024	Prime Locate	Scanning for Hydrants	3,289.00
11494307	17/10/2024	ALS Library Services Pty Ltd	Library supplies	3,252.87
11494307	17/10/2024	Maxima Tempskill	Contract Staff	3,252.10
11494307	17/10/2024	Doors Doors Doors	Repairs-John McGrath	3,232.41
11494307	17/10/2024	Robert Walters	Contract staff	3,113.00
1235377	10/10/2024	JBA Surveys	Works at Heppingstone St	2,953.50
11502484	31/10/2024	StrataGreen	Supplies	2,953.49
11494307	17/10/2024	Fennell Tyres International Pty Ltd	Tyres	2,937.97
10415592	3/10/2024	Nuturf	Turf maintenance	2,860.00
10415592	3/10/2024	Optus MS Teams	Phone/data charges	2,832.81
11502484	31/10/2024	Optus MS Teams	Phone/data charges	2,773.46
11494307	17/10/2024	Porter Consulting Engineers	Design-Drainage upgrades	2,750.00
11502484	31/10/2024	Yidarra Group Pty Ltd	Landscape maintenance	2,750.00
11494307	17/10/2024	Data#3 Limited	IT Services	2,732.17
1235377	10/10/2024	Robert Walters	Contract Staff	2,723.88
10415592	3/10/2024	TK Elevator Australia Pty Ltd	Elevator service	2,648.80
1235377	10/10/2024	Minter Ellison Services	Legal services	2,644.51
11205205	24/10/2024	Websmith Studio Pty Ltd	Annual Renewal charges	2,640.00
10415592	3/10/2024	Adecco Australia Pty Ltd	Contract Staff	2,600.54
1235377	10/10/2024	StrataGreen	Supplies	2,546.94
11494307	17/10/2024	Living Turf	Turf maintenance supplies	2,535.50
11494307	17/10/2024	Australian Parking & Revenue Control	Credit card transactions	2,481.88
11502484	31/10/2024	Taite	Mediation	2,475.00
10415592	3/10/2024	NRP Electrical Services	Electrical services	2,473.90
1235377	10/10/2024	Technox Australia Pty Ltd	Service & Repair-John McGrath	2,426.05
11502484	31/10/2024	Total Eden	Reticulation works	2,424.23
11494307	17/10/2024	Matthew Stephen Dunstan	DRP Meetings	2,420.00
1235377	10/10/2024	Fresh Catering and Events	Catering	2,390.85
10415592	3/10/2024	ChoiceOne	Contract Staff	2,352.57
11205205	24/10/2024	Data#3 Limited	Azure overage charges	2,313.47
11494307	17/10/2024	Department Of Transport-Vehicle Search fees	Vehicle search fees	2,311.40
1235377	10/10/2024	People Sense Pty Ltd	Staff counselling	2,248.40
1235377	10/10/2024	Prestige Alarms	Service charge	2,222.00
11205205	24/10/2024	NA Ingram	School holiday program	2,220.00
10415592	3/10/2024	Imagesource Digital Solutions	4 x Coreflute Pole Wrap bollards	2,211.00
10415592	3/10/2024	JBA Surveys	Survey works-Kenneally Circuit	2,200.00
11205205	24/10/2024	Fresh Catering and Events	Catering	2,195.60
1235377	10/10/2024	Hinds Sand Supplies	Turf maintenance supplies	2,193.44
11502484	31/10/2024	Synergy	Electricity usage	2,134.02
1235377	10/10/2024	Setonix Digital Pty Ltd	ECM Consulting assistance	2,112.00
11502484	31/10/2024	Food by Ros	Catering	2,040.00
11494307	17/10/2024	Adecco Australia Pty Ltd	Contract Staff	2,020.22
10415592	3/10/2024	Coates Hire	Concrete barrier hire	2,014.98
11205205	24/10/2024	JBA Surveys	CoSP Drainage-Canning Hwy	2,002.00
11494307	17/10/2024	West-Sure Group Pty Ltd	Cash collection fees	1,981.79
11502484	31/10/2024	Bolinda Publishing Pty Ltd	Library supplies	1,970.71
11205205	24/10/2024	Robert Walters	Contract Staff	1,945.62

Reference	Date	Payee	Description	Amount (\$)
11494307	17/10/2024	NOMA Pty Ltd	DRP meetings	1,936.00
11205205	24/10/2024	Crayon	Azure overage charges	1,924.45
1235377	10/10/2024	LO-GO Appointments WA	Contract Staff	1,904.52
11502484	31/10/2024	LO-GO Appointments WA	Contract Staff	1,904.52
08400227	7/10/2024	Easi Salary	Novated Lease	1,891.57
08435206	18/10/2024	Easi Salary	Novated Lease	1,891.57
13281568	31/10/2024	Easi Salary	Novated Lease	1,891.57
10415592	3/10/2024	David Golf & Engineering	Flag supply	1,881.00
11494307	17/10/2024	T-Quip	Equipment	1,857.38
11494307	17/10/2024	Water Corporation	Water charges	1,844.75
10415592	3/10/2024	Classic Hire	Hire of lighting tower	1,842.50
10415592	3/10/2024	Seek Limited	Advertisement - Recruitment	1,833.34
11205205	24/10/2024	ChoiceOne	Contract staff	1,815.23
11494307	17/10/2024	Statewide Line Marking	Line marking - various	1,802.90
10415592	3/10/2024	Planning Institute Australia	Planning excellence dinner	1,800.00
11205205	24/10/2024	IAP2 Australasia Ltd	AI Engagement course	1,790.00
11494307	17/10/2024	JBA Surveys	Survey service	1,760.00
11205205	24/10/2024	The Customer Connection	Service improvement	1,760.00
11205205	24/10/2024	Bolinda Digital Pty Ltd	Library supplies	1,756.51
11494307	17/10/2024	Nursery & Garden Industry WA Inc	Membership fee	1,732.50
1235377	10/10/2024	C & T Reticulation	Retic works	1,729.75
1235377	10/10/2024	Flick Aticimex Pty Ltd	Sanitation service	1,669.03
10415592	3/10/2024	Asphaltech	Traffic mgmt	1,642.60
11494307	17/10/2024	Classic Hire	Hire of lighting tower	1,633.50
11502484	31/10/2024	Tudor House	Various Flags	1,633.00
11494307	17/10/2024	Freo Fire Maintenance Services Pty Ltd	Maintenance and Service	1,623.60
11494307	17/10/2024	Kleenit	High Pressure cleaning	1,606.00
11494307	17/10/2024	Alinta	Gas usage	1,592.75
11205205	24/10/2024	ALS Library Services Pty Ltd	Library supplies	1,564.20
10415592	3/10/2024	Janissen Electrics	Electrical works GB Park	1,561.40
11502484	31/10/2024	South Perth Tyrepower	Tyres	1,524.00
1235377	10/10/2024	Adecco Australia Pty Ltd	Contract staff	1,515.16
11494307	17/10/2024	Hospitality Worldwide Pty Ltd	Kitchen supplies	1,511.29
10415592	3/10/2024	Total Green Recycling	E-Waste recycling	1,509.87
11494307	17/10/2024	Chair Guru	Office furniture supplies	1,501.50
11502484	31/10/2024	Australian Parking & Revenue Control	Credit card transaction fees	1,491.08
1235377	10/10/2024	NOMA Pty Ltd	DRP meetings	1,452.00
11502484	31/10/2024	Envirocare Systems	Waterless Urinal service	1,450.75
1235377	10/10/2024	Statewide Line Marking	Line marking - various	1,435.50
1235377	10/10/2024	Contek Communications	Asbestos removal	1,430.00
11502484	31/10/2024	Go Doors	Service & Maintenance	1,417.33
11502484	31/10/2024	Freo Fire Maintenance Services Pty Ltd	Service charges	1,412.07
1235377	10/10/2024	Acurix Networks	Service renewal WiFi service	1,398.10
10415592	3/10/2024	A Paolino - AP Contructions	Install seat bench	1,375.00
11205205	24/10/2024	StrataGreen	Supplies	1,369.14
11494307	17/10/2024	TK Elevator Australia Pty Ltd	Elevator service	1,366.20
11502484	31/10/2024	Cascada Group	Cover Wave Grate	1,364.00
11502484	31/10/2024	Australian HVAC Services	Repairs GBLC	1,353.02
11494307	17/10/2024	Totally Workwear - Belmont	Workwear	1,329.09
10415592	3/10/2024	SoCo Studios	Event photography/video	1,320.00
10415592	3/10/2024	Cundall	DRP meeting	1,320.00
11494307	17/10/2024	Eastern Metropolitan Regional Council	Mattress recycling	1,300.96
11494307	17/10/2024	Connect Call Centre Services	After hours calls	1,268.41
11205205	24/10/2024	City of Vincent	Animal Welfare V216C	1,265.00
11494307	17/10/2024	WA Bluemetal	Aggregate supply	1,258.24
11494307	17/10/2024	Cat Haven	Animal Welfare	1,235.00
11205205	24/10/2024	The Karalee on Preston	Beverage supplies	1,226.50
11205205	24/10/2024	Beacon Equipment - Canning Vale	Equipment	1,216.00
11502484	31/10/2024	PBF Australia Ltd	Speaker at Safety month	1,210.00
11205205	24/10/2024	Aussie Broadband	Fibre service	1,208.90
10415592	3/10/2024	Corsign WA Pty Ltd	Signage	1,188.00
10415592	3/10/2024	Holcim (Australia) Pty Ltd	Concrete	1,179.75
1235377	10/10/2024	ATI-Mirage	Staff course	1,178.10
11205205	24/10/2024	AAAC Towing Pty Ltd	Towing service	1,166.00
11502484	31/10/2024	Swift Flow Pty Ltd	Plumbing works-Op centre	1,163.29
11205205	24/10/2024	Redhawk Investments Pty Ltd	Maintenance jobs	1,161.60
10415592	3/10/2024	Envirocare Systems	Waterless Urinal Service	1,121.73
10415592	3/10/2024	Dunbar Services (WA) Pty Ltd	Cleaning service	1,100.18
11205205	24/10/2024	Indarra Pty Ltd	Judging-Emerging Artist 2024	1,100.00
11502484	31/10/2024	Choice	Subscription fees	1,100.00
1235377	10/10/2024	Work Clobber	Work wear	1,098.20
1235377	10/10/2024	Parker Black & Forrest Pty Ltd	Locksmith service	1,082.95
10415592	3/10/2024	Training Services Australia	Staff course	1,078.00
11205205	24/10/2024	WH Location Services Pty Ltd T/As Abaxa	Underground location services	1,064.52

Reference	Date	Payee	Description	Amount (\$)
11502484	31/10/2024	Eastern Metropolitan Regional Council	Mattress recycling	1,050.00
1235377	10/10/2024	MDM Entertainment	Library supplies	1,046.39
11494307	17/10/2024	Benara Nurseries	Nursery supplies	1,004.01
1235377	10/10/2024	Como Panel And Paint	Car repairs	1,000.00
11205205	24/10/2024	Yarns R Us	Judging fees-Emerging artist	1,000.00
11502484	31/10/2024	Ross Potter	Judging fees-Emerging artist	1,000.00
11205205	24/10/2024	ACE+	Plumbing service	999.12
11502484	31/10/2024	Harrison Electrics Pty Ltd	Remove/relocate bees	990.00
11502484	31/10/2024	Haley J Thompson	Event performance fees	990.00
11502484	31/10/2024	Testo Pty Ltd	Equipment	990.00
08400227	7/10/2024	Deputy Child Support Registrar	Child Support Agency	985.88
11205205	24/10/2024	Telstra Ltd - 3614257768	Phone/data charges	985.72
08435206	18/10/2024	Deputy Child Support Registrar	Child Support Agency	979.21
10415592	3/10/2024	Galaxy 42 Pty Ltd	Business consulting	962.50
11502484	31/10/2024	Catch Create	Event photography	962.50
1235377	10/10/2024	Domus Nursery	Nursery supplies	951.58
10415592	3/10/2024	Fresh Catering and Events	Catering	948.20
11205205	24/10/2024	Harrison Electrics Pty Ltd	Remove/relocate bee colony	935.00
11205205	24/10/2024	3D Walkabout	Work for Emerging artist 2024	935.00
11502484	31/10/2024	Paperscout	Designs-Karawara PAW plan	924.00
1235377	10/10/2024	Crayon	Project P3-Licence	909.22
11502484	31/10/2024	Central Regional Tafe	Staff Course	895.40
11494307	17/10/2024	Allpest WA	Pest control	893.49
11205205	24/10/2024	MDM Entertainment	Library supplies	887.53
11494307	17/10/2024	Toolmart Australia Pty Ltd	Workshop supplies	872.75
11494307	17/10/2024	International Fuel Equipment & Services	Service and repairs	872.31
10415592	3/10/2024	Bunnings Building Supplies P/L	Supplies	863.22
11494307	17/10/2024	Total Eden	Retic supplies	851.97
11502484	31/10/2024	Jane Li Art	Art Workshop-EAA 2024	850.00
11502484	31/10/2024	The Karalee on Preston	Beverage supply	848.43
10415592	3/10/2024	Signarama Burswood & Perth CBD	Signs	841.50
13281568	31/10/2024	Deputy Child Support Registrar	Child Support Agency	837.80
11494307	17/10/2024	Constructive Project Solutions Pty Ltd	PM-Road Rehab works	820.31
10415592	3/10/2024	Blackwoods	Supplies	811.33
10415592	3/10/2024	Complete Office Supplies Pty Ltd	Office supplies	810.06
1235377	10/10/2024	Forpark Australia	Playground equipment	801.90
11205205	24/10/2024	Jessica Holliday	Emerging Artist workshop	800.00
11502484	31/10/2024	DJ Incredible	Event performance fee	800.00
11502484	31/10/2024	Ecojobs	Contract Staff	787.19
11502484	31/10/2024	Fusion Australia Ltd	Art activities-EAA 24	775.42
11502484	31/10/2024	Westrac Pty Ltd	Window glass/seals	773.35
1235377	10/10/2024	Clean Stream Technologies Pty Ltd	Microbes for waterstax	770.00
11502484	31/10/2024	Total Green Recycling	E-waste Recycling	767.28
1235377	10/10/2024	Taman Diamond Tools & Machinery	Tool supply	765.60
11502484	31/10/2024	Imagesource Digital Solutions	Postcards	761.20
11494307	17/10/2024	Bunnings Building Supplies P/L	Supplies	759.20
11205205	24/10/2024	Bunnings Building Supplies P/L	Supplies	756.02
10415592	3/10/2024	Western Aust Treasury Corp	WATC Loan repayment	750.76
11205205	24/10/2024	Total Eden	Retic parts	746.57
11494307	17/10/2024	Birdlife Australia Ltd	Marketing pack	742.50
11205205	24/10/2024	Forpark Australia	Squeeze panels-Challenger Reserve	741.40
11502484	31/10/2024	Perth Aquatic Seed & Ecological Services Pty Ltd	Aquarium service	725.00
1235377	10/10/2024	WINC Australia Pty Ltd	Office supplies	724.06
11494307	17/10/2024	LG Professionals Australia WA	Staff course	720.00
11205205	24/10/2024	LG Professionals Australia WA	Staff conference	720.00
11205205	24/10/2024	City of Belmont	Animal Welfare BE521D	715.00
10415592	3/10/2024	McLeods Lawyers	Legal services	706.64
11502484	31/10/2024	Sonic HealthPlus Pty Ltd	Staff medicals	701.80
1235377	10/10/2024	T-Quip	Equipment	699.39
1235377	10/10/2024	Vetwest Animal Hospitals Pty Ltd	Animal welfare	699.25
11205205	24/10/2024	Benara Nurseries	Nursery supplies	693.00
11502484	31/10/2024	Statewide Line Marking	Line marking - various	690.58
11494307	17/10/2024	SecurePay Pty Ltd	Web payments	679.69
10415592	3/10/2024	Plant Assessor	Membership charge	660.00
1235377	10/10/2024	Macri Partners	Grant Audit	660.00
11205205	24/10/2024	Kleenit	Pressure Cleaning	660.00
11205205	24/10/2024	Djoona Pty Ltd	Welcome to Country-Emerging Artist	660.00
10415592	3/10/2024	Kulbardi	Office supplies	657.85
1235377	10/10/2024	BON	Nursery supplies	648.56
11494307	17/10/2024	Boral Construction Materials Group Ltd	Asphalt supply	643.47
11205205	24/10/2024	Boral Construction Materials Group Ltd	Concrete	643.47
11494307	17/10/2024	Arbor Centre	Tree Works Forrest St	638.00
10415592	3/10/2024	Great Southern Fuel Supplies	Fuel	627.09
11205205	24/10/2024	Mr M McGuire	Welcome to Country	620.00

Reference	Date	Payee	Description	Amount (\$)
11205205	24/10/2024	Envirocare Systems	Waterless urinal service	599.52
11494307	17/10/2024	Bidfood Perth	Council chamber supplies	598.77
11502484	31/10/2024	Colleagues Nagels	Notice labels	596.00
10415592	3/10/2024	Crayon	Software licence	595.32
1235377	10/10/2024	Omnicom Media Group Australia Pty Ltd	LG notices	586.92
10415592	3/10/2024	MDM Entertainment	Library supplies	586.82
11502484	31/10/2024	Freedom Fairies	Event charges	577.50
11502484	31/10/2024	Able Westchem	Supplies	559.33
11205205	24/10/2024	Battery World Welshpool	Batteries	551.04
11205205	24/10/2024	Abdul-Rahman Abdullah	Emerging Artist awards - discussion panel	550.00
11205205	24/10/2024	Artsource	Art workshop	550.00
11502484	31/10/2024	Indarra Pty Ltd	Emerging Artist awards - discussion panel	550.00
11494307	17/10/2024	Battery World Welshpool	Batteries	541.44
11494307	17/10/2024	Parker Black & Forrest Pty Ltd	Locksmith service	517.00
11494307	17/10/2024	C & T Reticulation	Retic work	514.25
11205205	24/10/2024	Vaocluse Newsagency	Newspaper supplies	504.39
11502484	31/10/2024	Preston Street IGA	Catering	502.50
11494307	17/10/2024	Sports Turf Technology	Turf maintenance	500.01
11205205	24/10/2024	Hayley-Marie Oladejo	Equipment hire	500.00
11205205	24/10/2024	Scarey One Pty Ltd	Crane Truck hire	495.00
11205205	24/10/2024	Preston Street IGA	Catering	492.50
1235377	10/10/2024	Kulbardi	Office Supplies	491.14
10415592	3/10/2024	Western Resource Recovery Pty Ltd	Grease Trap Waste	480.70
1235377	10/10/2024	J Gourdis Landscapes	Landscape maintenance-McDougall Park	480.00
11502484	31/10/2024	Prestige Alarms	Service call	473.00
11205205	24/10/2024	T-Quip	Equipment	459.10
11502484	31/10/2024	Dataline Visual Link Pty Ltd	CCTV works	445.50
11205205	24/10/2024	Jako Industries Pty Ltd	Service & Repairs	429.00
1235377	10/10/2024	Norman Jorgensen Bookseller	Writing workshop	427.90
11205205	24/10/2024	City of Perth	Animal Welfare P46D	417.00
1235377	10/10/2024	Imperial Glass	Glass repairs-Como Tram housing	412.50
11494307	17/10/2024	Imagesource Digital Solutions	Coreflutes	412.50
1235377	10/10/2024	FETCH PRINT PTY LTD	Coreflutes	407.00
10415592	3/10/2024	Water2Water Pty Ltd	Rented water unit service charge	405.79
1235377	10/10/2024	Shelter WA Inc	Membership charges 24/25	401.50
1235377	10/10/2024	RTV Computers Pty Ltd	IT supplies	401.50
10415592	3/10/2024	WINC Australia Pty Ltd	Office supplies	401.49
11205205	24/10/2024	The Organising School	Event at Library	400.00
10415592	3/10/2024	CleverPatch Pty Ltd	Library supplies	399.48
1235377	10/10/2024	Able Westchem	Cleaning supplies	387.29
11502484	31/10/2024	Workpower Inc	Fridge degas	386.65
1235377	10/10/2024	Asphaltech	Asphalt	379.50
10415592	3/10/2024	Preston Street IGA	Catering	375.00
11205205	24/10/2024	City Of Melville	Animal Welfare M029C	375.00
11205205	24/10/2024	City Of Canning	Animal welfare C034C	375.00
11205205	24/10/2024	WINC Australia Pty Ltd	Office supplies	374.37
10415592	3/10/2024	CTIS Pty Ltd	Cash collection	371.25
1235377	10/10/2024	Bunnings Building Supplies P/L	Supplies	368.73
11494307	17/10/2024	Training Services Australia	Staff course	363.00
11502484	31/10/2024	Training Services Australia	Staff Training course	363.00
11494307	17/10/2024	StrataGreen	Supplies	352.57
11502484	31/10/2024	Grimes Contracting Pty Ltd	Playground repairs	352.00
11494307	17/10/2024	Sonic HealthPlus Pty Ltd	Staff medicals	350.90
11205205	24/10/2024	Sonic HealthPlus Pty Ltd	Staff medicals	350.90
11502484	31/10/2024	Bunnings Building Supplies P/L	Supplies	350.38
1235377	10/10/2024	Fruit N Vegies R Us	Fruit baskets	350.00
11205205	24/10/2024	Fruit N Vegies R Us	Fruit baskets	350.00
11502484	31/10/2024	Fruit N Vegies R Us	Fruit baskets	350.00
11494307	17/10/2024	Town Of Victoria Park	Animal Welfare	336.40
10415592	3/10/2024	Totally Workwear - Belmont	Workwear	334.49
08400227	7/10/2024	Local Govt Racecourses & Cemeteries Emp Union	Union LGRCEU	330.00
11494307	17/10/2024	Bladon WA Pty Ltd	Stationery for event	330.00
10415592	3/10/2024	Sonic HealthPlus Pty Ltd	Staff medicals	327.26
1235377	10/10/2024	Audiovault Events	Silent disco headsets	326.92
1235377	10/10/2024	Elliotts Filtration Pty Ltd	Cygnia Cove Filter service	324.50
11205205	24/10/2024	Elliotts Filtration Pty Ltd	Iron filter service	324.50
10415592	3/10/2024	Battery World Welshpool	Batteries	316.80
1235377	10/10/2024	Battery World Welshpool	Batteries	316.80
1235377	10/10/2024	Iron Mountain Aust Group Pty Ltd	Storage service	313.31
08435206	18/10/2024	Local Govt Racecourses & Cemeteries Emp Union	Union LGRCEU	308.00
13281568	31/10/2024	Local Govt Racecourses & Cemeteries Emp Union	Union LGRCEU	308.00
1235377	10/10/2024	Chair Guru	Office furniture	302.50
1235377	10/10/2024	Bidfood Perth	Council chamber supplies	295.57

Reference	Date	Payee	Description	Amount (\$)
11494307	17/10/2024	Fresh Catering and Events	Catering service	293.04
10415592	3/10/2024	ALS Library Services Pty Ltd	Library supplies	291.89
11205205	24/10/2024	Total Green Recycling	E-waste recycling	288.75
1235377	10/10/2024	SEM Distribution	Newspaper supply	281.96
1235377	10/10/2024	TenderLink.Com	Public tenders	281.60
11502484	31/10/2024	T-Quip	Equipment	272.50
11494307	17/10/2024	Australian HVAC Services	Remedial works	261.25
11494307	17/10/2024	Total Green Recycling	E-waste recycling	258.98
10415592	3/10/2024	Harrison Electrics Pty Ltd	Remove bee colony	258.50
10415592	3/10/2024	Brightmark Group Pty Ltd	Cleaning service	250.78
1235377	10/10/2024	Laundry Express	Linen service	249.03
1235377	10/10/2024	Harvey Fresh	Supplies	247.43
11205205	24/10/2024	Harvey Fresh	Milk Supplies	247.43
1235377	10/10/2024	AARCO Environmental Solutions	Asbestos Removal	244.75
10415592	3/10/2024	Synergy	Electricity usage	244.33
11502484	31/10/2024	Bidfood Perth	Council chamber supplies	234.94
11502484	31/10/2024	WINC Australia Pty Ltd	Office supplies	232.61
1235377	10/10/2024	Janissen Electrics	Electrical works	231.55
11205205	24/10/2024	Vetwest Animal Hospitals Pty Ltd	Animal welfare	231.50
11494307	17/10/2024	Garden City Plastics	Nursery supplies	229.52
1235377	10/10/2024	Colleagues Nagels	Stationery	220.00
1235377	10/10/2024	Blackwoods	Supplies	219.94
11205205	24/10/2024	SNAP-ON TOOLS (AUSTRALIA) PTY. LTD.	Subscription fee	214.21
11502484	31/10/2024	Parker Black & Forrest Pty Ltd	Locksmith service	205.70
10415592	3/10/2024	Craig McAllister Entertainment	Event fee	200.00
1235377	10/10/2024	Greenway Turf Solutions Pty Ltd	Turf maintenance supplies	195.80
11502484	31/10/2024	Jasman Enterprises Pty Ltd	Supplies	187.00
1235377	10/10/2024	Western Resource Recovery Pty Ltd	Grease Trap Waste	181.50
11494307	17/10/2024	Western Resource Recovery Pty Ltd	Grease Trap Waste	181.50
11205205	24/10/2024	Corsign WA Pty Ltd	Signage	181.50
11205205	24/10/2024	Town of Bassendean	Animal Welfare B868C	175.00
1235377	10/10/2024	Australia Post Library	Postal charges	172.99
11205205	24/10/2024	Complete Office Supplies Pty Ltd	Office supplies	171.95
11205205	24/10/2024	Town Of Victoria Park	Animal Welfare VP650D	170.00
11494307	17/10/2024	Bin Bath Australia Pty Ltd	Bin cleaning	169.40
10415592	3/10/2024	Budget Rent A Car - LOC 20008	Car hire	166.25
08400227	7/10/2024	Health Insurance Fund of WA	Health Insurance Fund of WA	166.00
08435206	18/10/2024	Health Insurance Fund of WA	Health Insurance Fund of WA	166.00
13281568	31/10/2024	Health Insurance Fund of WA	Health Insurance Fund of WA	166.00
11494307	17/10/2024	Harrison Electrics Pty Ltd	Remove/relocate bee colony	165.00
11494307	17/10/2024	SEM Distribution	Newspaper supply	161.48
08400227	7/10/2024	Australian Services Union	Union ASU	159.00
08435206	18/10/2024	Australian Services Union	Union ASU	159.00
13281568	31/10/2024	Australian Services Union	Union ASU	159.00
11494307	17/10/2024	Complete Office Supplies Pty Ltd	Office supplies	154.96
11502484	31/10/2024	Abco Products	Supplies	153.56
11205205	24/10/2024	Instant Windscreens	Windscreen repair	145.00
1235377	10/10/2024	Scott Printers Pty Ltd	Business cards	143.00
10415592	3/10/2024	Harvey Fresh	Milk Supplies	138.98
11205205	24/10/2024	Allied Security Australia	Alarm response	137.88
11494307	17/10/2024	RTV Computers Pty Ltd	IT Supplies	137.50
11502484	31/10/2024	Flick Aticimex Pty Ltd	Sanitation service	134.20
11205205	24/10/2024	Fuji Xerox	Photocopier charges	132.00
11205205	24/10/2024	Brightmark Group Pty Ltd	Cleaning service	125.39
11494307	17/10/2024	Family Pet Care Pty Ltd	Animal Welfare	120.00
11494307	17/10/2024	Online Compliance Training Australia	Staff training	99.00
10415592	3/10/2024	Courtney Wynn	Reimbursement	94.58
11502484	31/10/2024	Allpest WA	Pest control	82.50
11205205	24/10/2024	RTV Computers Pty Ltd	IT supplies	77.00
11494307	17/10/2024	Harvey Fresh	Milk Supplies	69.49
11502484	31/10/2024	Harvey Fresh	Milk Supplies	69.49
11205205	24/10/2024	RAC BusinessWise	Businesswise assist	68.34
11494307	17/10/2024	WINC Australia Pty Ltd	Office supplies	54.66
11205205	24/10/2024	Kulbardi	Office supplies	53.96
10415592	3/10/2024	Aussie Natural Spring Water	Bottled water supply	53.75
11494307	17/10/2024	Aussie Natural Spring Water	Bottled water supply	53.75
11205205	24/10/2024	Department Of Transport - Regos	Jetty Licence-Mill Point JN 2863	46.45
11502484	31/10/2024	Alinta	Gas usage	44.60
11205205	24/10/2024	Blackwoods	Supplies	42.97
10415592	3/10/2024	BOC Gases	Dry ice pellets	42.08
11494307	17/10/2024	Dasco Supply Group	Fleet repairs	33.31
11494307	17/10/2024	Telstra Ltd - 0682525000 Landlines	Phone charges	32.34
11502484	31/10/2024	Aussie Natural Spring Water	Water bottle rental	32.25
11502484	31/10/2024	Cr Blake D'Souza	Reimbursement	29.60

Reference	Date	Payee	Description	Amount (\$)
11494307	17/10/2024	Martins Trailer Parts Pty Ltd	Trailer parts	23.41
11502484	31/10/2024	Blackwoods	Supplies	21.48
11502484	31/10/2024	WA Police Service - Revenue Section	Police checks	18.00
11494307	17/10/2024	City of Vincent	Animal Welfare	12.50
10415592	3/10/2024	Office National Canning Vale	Office supplies	11.98
1235377	10/10/2024	Zircodata Pty Ltd	Storage service	11.51
1235377	10/10/2024	BOC Gases	Dry ice pellets	9.90
10415592	3/10/2024	T-Quip	Equipment	2.75
Sub Total				8,087,165.50

Cheque Payments

Reference	Date	Payee	Description	Amount (\$)
11055391	3/10/2024	City of South Perth - Petty Cash	Petty cash reimbursement-Civic Centre	126.30
Sub Total				126.30

Non Creditor EFT Payments

Reference	Date	Payee	Description	Amount (\$)
1235377	10/10/2024	Canning Sea Scout Group	Community Funding Grant	4,661.80
1235377	10/10/2024	Self Made Girls Inc.	Community Funding Grant	4,500.00
11205205	24/10/2024	South Perth Learning Centre	Community Funding Grant	4,322.51
11205205	24/10/2024	Hampel Stephens Development	Cash bond - 24 Parsons Ave	3,581.14
11494307	17/10/2024	Mr James Graham	Refund duplicate payment	2,711.08
10415592	3/10/2024	Australian Mitochondrial Disease Foundat	Refund PRB	2,600.00
10415592	3/10/2024	Coastview Australia	RRAB-7 High St	2,200.00
11494307	17/10/2024	C U Building Group Pty Ltd	RRAB-88A Todd Ave	2,200.00
11502484	31/10/2024	Coastview Australia Pty Ltd	RRAB-18 Sawyer Way	2,200.00
10415592	3/10/2024	Husanpreet Khepar	Refund hall/swipe card bond	2,070.00
11502484	31/10/2024	Curtin Football Club Inc	Refund hall/swipe card bond	2,070.00
10415592	3/10/2024	Motor Neurone Disease WA	Refund hall/swipe card	2,055.00
1235377	10/10/2024	E M papallo	Refund hall/swipe card bond	2,055.00
11494307	17/10/2024	Chelsea & Kim Lange	Refund duplicate payment	2,038.19
11502484	31/10/2024	Mr V Kodagoda	Refund hall/swipe card bond SPCC	1,921.06
11502484	31/10/2024	The Wellness Initiative Pty Ltd	Refund hall/swipe card fee	1,472.00
11494307	17/10/2024	Hope of God Perth	Refund hall/swipe card bond	1,394.00
11494307	17/10/2024	Hope of God Perth	Refund hall/swipe card bond	1,362.50
10415592	3/10/2024	Aranan Murugamoorthy	Refund hall/swipe card bond	1,070.00
1235377	10/10/2024	M E Aslam & M M Karim	Refund hall/swipe card bond	1,070.00
11205205	24/10/2024	The Society Academy Pty Ltd	Refund hall/swipe card bond	1,070.00
11494307	17/10/2024	Jiten Doolabh	Refund hall/swipe card bond	1,055.00
11502484	31/10/2024	Josephine Deal Cruz Whyte	Refund hall/swipe card bond	1,055.00
11502484	31/10/2024	Monique Rampono	RRAB	1,000.00
11205205	24/10/2024	Anthony Johnson	Crossing subsidy	875.49
10415592	3/10/2024	Stephen Petersen	Crossing subsidy	840.96
11494307	17/10/2024	Hampel Stephens Dev. Pty Ltd	Crossing subsidy-24 Parsons Ave	760.28
11494307	17/10/2024	Qui Lin Alicia Soh	Refund hall/swipe card bond	720.00
11205205	24/10/2024	Bengali Association of WA	Refund hall/swipe card bond	705.00
10415592	3/10/2024	Mrs S L Burry	Refund hall/swipe card bond	620.00
10415592	3/10/2024	Leosa Manyemba	Refund hall/swipe card bond	620.00
1235377	10/10/2024	Wai Lok Yuen	Refund hall/swipe card bond	620.00
11494307	17/10/2024	Qui Lin Alicia Soh	Refund hall/swipe card bond	620.00
11205205	24/10/2024	Florencia Laurito	Refund hall/swipe card bond	620.00
11205205	24/10/2024	Henrique Nicola	Refund hall/swipe card bond	620.00
11205205	24/10/2024	A I Jilba-Forrest	Refund hall/swipe card bond	620.00
11205205	24/10/2024	The WA Hockey Assoc. Inc.	Refund hall/swipe card bond	620.00
11205205	24/10/2024	Apollo Healthcare Technologies	Refund hall/swipe card bond	620.00
11502484	31/10/2024	Jonah Manaloto Tagsip	Refund hall/swipe card bond	620.00
11494307	17/10/2024	Australian Christians	Refund hall/swipe card bond	605.00
10415592	3/10/2024	Nasra Musa Warsame	Refund hall/swipe card bond	596.06
11502484	31/10/2024	Australian Indian Medical Assoc. Inc	Refund hall/swipe card bond	530.00
11205205	24/10/2024	Hampel Stephens Dev. Pty Ltd	RRAB-162 River Way	500.00
11205205	24/10/2024	U Building Group Pty Ltd	RRAB-92 Todd Ave	500.00
11205205	24/10/2024	Kathleen Gianoli	Refund PRB SJMP	500.00
11502484	31/10/2024	Monique Rampono	RRAB	500.00
1235377	10/10/2024	Elizabeth Lim	Individual Dev. Grant	300.00

Reference	Date	Payee	Description	Amount (\$)
1235377	10/10/2024	Kee Lee Tan	Individual Dev. Grant	300.00
1235377	10/10/2024	Luke Hegney	Individual Dev. Grant	300.00
1235377	10/10/2024	Samantha Shillington	Individual Dev. Grant	300.00
1235377	10/10/2024	Charlie Purt	Individual Dev. Grant	300.00
11205205	24/10/2024	Sue Smerilli	Home Safety & Security equipment	300.00
11502484	31/10/2024	Louis Ah-Nien	Home Safety & Security equipment	300.00
10415592	3/10/2024	David Skinner	Home Safety & Security equipment	250.00
10415592	3/10/2024	Richard Kwet-Yoon Lim-Fat	Home Safety & Security equipment	250.00
10415592	3/10/2024	Robert Tincey	Home Safety & Security equipment	250.00
11494307	17/10/2024	Driveclean Mobile car detailing	Interior car detailing	250.00
11205205	24/10/2024	Sara Belaief	Home Safety & Security equipment	250.00
11502484	31/10/2024	Paula Bodycoat	Home Safety & Security equipment	250.00
11502484	31/10/2024	Peter Chapman	Home Safety & Security equipment	250.00
11494307	17/10/2024	Mr Edwin Lum	Refund of hire fees GBLC	209.00
10415592	3/10/2024	Joshua Serafini	Food relief Program 24/25	200.00
1235377	10/10/2024	Harry Gregg	Individual Dev. Grant	200.00
1235377	10/10/2024	Ryan Li	Individual Dev. Grant	200.00
1235377	10/10/2024	Joshua Serafini	Food relief Program 24/25	200.00
11494307	17/10/2024	Joshua Serafini	Food relief Program 24/25	200.00
11494307	17/10/2024	Keiter Marshall	Individual Dev. Grant	200.00
11205205	24/10/2024	J J Serafini	Food relief Program 24/25	200.00
11502484	31/10/2024	Joshua Serafini	Food relief Program 24/25	200.00
1235377	10/10/2024	Okkar Khant	Refund hire of GBLC	160.00
11502484	31/10/2024	Fangying Fu	Sale of Artwork 2024	135.00
1235377	10/10/2024	Karla Forrest	Refund hire of SJMP	133.00
11494307	17/10/2024	Hope of God Perth	Refund hire fees-Manning	126.00
11494307	17/10/2024	Hope of God Perth	Refund hall/swipe card	84.00
1235377	10/10/2024	MS Georgia J Yeatman	Refund for hire of SJMP	75.00
11205205	24/10/2024	Jacinta McCosker	Refund hire fees SJMP	75.00
11205205	24/10/2024	Matwork Movement	Refund hire of SJMP	75.00
10415592	3/10/2024	Guy Maddison	Home Safety & Security equipment	73.00
11494307	17/10/2024	Hope of God Perth	Refund hire fees-Manning	66.00
11494307	17/10/2024	Hope of God Perth	Refund hall hire	44.00
1235377	10/10/2024	E M Papallo	Refund hall/swipe card bond	15.00
11205205	24/10/2024	Jacinta Dunlop	Refund-Returned in good condition	15.00
11205205	24/10/2024	Indra Kandel	Refund parking fees	6.00
Sub Total				72,308.07

Non Creditor CHQ Payments

Reference	Date	Payee	Description	Amount (\$)
11311883	17/10/2024	Scott Price	Emerging artist award 2024	5,000.00
1411247	17/10/2024	Judith Bretherton	Refund for pension-1D Salisbury	2,818.41
12222709	31/10/2024	Perth Running Festival Pty Ltd	Refund PRB SJMP	2,600.00
1411247	17/10/2024	West Side Sales Pty Ltd	Refund PRB	2,500.00
11311883	17/10/2024	Lucas Downs	Emerging artist award 2024	1,000.00
11311883	17/10/2024	Jules Bulleid	Emerging artist award 2024	1,000.00
11311883	17/10/2024	Erin Knight	Emerging artist award 2024	1,000.00
11311883	17/10/2024	Dena Gower	Emerging artist award 2024	1,000.00
11311883	17/10/2024	Rose Fetwadjeff	Emerging artist award 2024	1,000.00
11311883	17/10/2024	Veta Holmes	Emerging artist award 2024	1,000.00
11311883	17/10/2024	Ava Donovan	Emerging artist award 2024	1,000.00
11311883	17/10/2024	Ben Ioannou	Emerging artist award 2024	1,000.00
1411247	17/10/2024	Cathryn Woods	Refund for pension	916.41
1411247	17/10/2024	Valmae & Franklin Moloney	Refund for pension	912.73
1411247	17/10/2024	Timothy & Christine Price	Refund for pension	899.48
12571551	10/10/2024	Elizabeth Dunkin	Refund PRB	618.00
12571551	10/10/2024	The Connection Coach	Refund hall/swipe card bond	605.00
1411247	17/10/2024	Michael Billingham	Refund for overpayment	575.56
1411247	17/10/2024	Kerry Richards	Refund for pension	215.42
11311883	17/10/2024	Pip Milton	Emerging artist award 2024	200.00
11311883	17/10/2024	Neisha Phipps	Emerging artist award 2024	200.00
11311883	17/10/2024	Mahsari Walker	Emerging artist award 2024	200.00
11311883	17/10/2024	Josephine Johnson	Emerging artist award 2024	200.00
11311883	17/10/2024	Jenna Barrett	Emerging artist award 2024	200.00
11311883	17/10/2024	Hanjing Zhou	Emerging artist award 2024	200.00
11311883	17/10/2024	Russell Brown	Emerging artist award 2024	200.00
11311883	17/10/2024	Ben David	Emerging artist award 2024	200.00
12222709	31/10/2024	Oasis Pools	Refund BCITF/BS Levy	198.83
1411247	17/10/2024	Vivienne Cass	Refund for pension	168.12
1411247	17/10/2024	Sarah Shragie	Refund hire fees-SJMP	75.00

Reference	Date	Payee	Description	Amount (\$)
1151186	24/10/2024	Humanitix	Recover chargeback	45.00
Sub Total				27,747.96

Excluding: Voided Payments:

Reference	Date	Payee	Description	Amount (\$)
				0.00
Total Cancelled EFT				0.00

Excluding: Cancelled Cheques

Reference	Date	Payee	Description	Amount (\$)
				0.00
Total Cancelled Cheques				0.00

Credit Card Transactions

Reference	Date	Payee	Description	Amount (\$)
PC00000446	5/09/2024	FARMO SEDDON VIC	People Counter Equipment	1,498.00
PC00000441	11/09/2024	PINCHAU*LITTLE RIPPER North FremanAUS	Dog Bags purchased as temporary alternative due to sup	1,329.73
PC00000435	11/09/2024	COLES 0296COLES 0296 Angelo StreeAUS	Vouchers awards	1,250.00
PC00000446	17/09/2024	WORLDWIDE TIMBER TDR BIBRA LAKE DWA	Acoustic wall panels	975.21
PC00000498	26/09/2024	SurveyMonkeyCore 003531592075IRL	Annual fee for SurveyMonkey	828.00
PC00000444	17/09/2024	COLES 0356COLES 0356 KARAWARA AUS	Home Karawara Shop	721.74
PC00000442	26/09/2024	PUSHYS ONL 0731848398 AUS	eBike lock and PPE	689.85
PC00000444	10/09/2024	COLES 0356COLES 0356 KARAWARA AUS	Home Karawara Shopping	656.71
PC00000339	2/09/2024	FACEBK *THS3V74Z52 fb.me/ads IRL	Social Media Advertising	623.01
PC00000348	3/09/2024	COLES 0356COLES 0356 KARAWARA AUS	Home Karawara Groceries	552.05
PC00000446	20/09/2024	WATSON PLASTERBOARD WELSHPOOL	Ceiling panels 1200m x 600mm	518.43
PC00000498	23/09/2024	Intuit Mailchimp Sydney AUS	Monthly email platform subscription fee	506.91
PC00000435	11/09/2024	COLES 0296COLES 0296 Angelo StreeAUS	Vouchers awards	500.00
PC00000446	9/09/2024	MLB PAINT DISTRIBUTO CANNING VALEWA	Cold galv paint for propagation benches in the nursery	448.29
PC00000484	5/09/2024	UDIAWA SUBIACO WA	Attendance at UDIA event	397.80
PC00000484	16/09/2024	PCHF.ORG.AU SUBIACO EASTNSW	Charity donation for Casual Friday collection (PCHF)	384.50
PC00000498	23/09/2024	SKED SOCIAL MELBOURNE VIC	Social media platform - monthly subscription fee	343.75
PC00000480	27/09/2024	KMART Mulgrave AUS	Emerging artist - photo frames for award winner certificat	320.00
PC00000484	6/09/2024	PLANNING INSTITUTE OF BARTON ACT	Registration fee (2024 WA Awards)	253.00
PC00000435	25/09/2024	COLES 0296COLES 0296 Angelo StreeAUS	Recognition award	250.00
PC00000442	20/09/2024	MANNING MEMORIAL BOWLI MANNING	Staff Christmas Function deposit	250.00
PC00000344	3/09/2024	OFFICEWORKS Bentleigh EaAUS	Credenza - Office Furniture	248.95
PC00000498	10/09/2024	STK*Shutterstock 8666633954 NY	Stock footage - monthly subscription fee.	218.90
PC00000498	19/09/2024	REDBOOTH AUBURN CA	Team project management tool – monthly subscription	214.44
PC00000340	3/09/2024	EMBROIDME PERTH CBD WEST PERTH	Polo shirts uniform staff	212.02
PC00000480	27/09/2024	SHAKESPEARE SOLUTIONS HIGHETT VIC	Security hanging fixtures - Artwork	185.00
PC00000480	27/09/2024	OFFICEWORKS Bentleigh EaAUS	Emerging artist event name labels	181.30
PC00000498	19/09/2024	MENTIMETER BASIC STOCKHOLM DUB	Mentimeter - real time engagement software	178.07
PC00000480	25/09/2024	PAPERLESS POST NEW YORK NY	Paperless post account top up for invitations	175.00
PC00000442	27/09/2024	Lululemon Athletica On Albert Park AUS	Ranger PPE uniform for eBike	149.00
PC00000435	17/09/2024	CHEMISTWAREHOUSE ONLIN Preston AUS	First aid items	137.83
PC00000446	27/09/2024	SYDNEY TOOLS PTY LTD Kewdale WA	Electrical volt meter	133.70
PC00000445	4/09/2024	OFFICEWORKS 0623OFFICE BELMONT AUS	Paper for Office	133.00
PC00000480	9/09/2024	COMMUNITY ARTS NETWORK PERTH WA	Professional Development	125.00
PC00000491	26/09/2024	BAKER ROSS HARLOW ENG	Halloween at the Hub	112.95
PC00000439	16/09/2024	Teds Camera Stores Southbank AUS	Purchase of camera and sd card for statutory planning te	111.26
PC00000442	17/09/2024	LANDGATE MIDLAND	Landgate requisition P908668	105.15
PC00000348	3/09/2024	WA Assn for Mental Hea West Perth	Ribbons for Mental Health Week	105.00
PC00000443	27/09/2024	Dominos Estore Victori dominos.com.AUS	SPYN Dinner	103.60
PC00000474	19/09/2024	BUNNINGS 327000 WILLETTON	Health purchase - black plastic 200um for asbestos and ic	102.37
PC00000474	12/09/2024	SEC*EHA WA ELLENBROOK WA	EHAWA workshop on aquatic facilities - Ermiyas Bulli atte	100.00
PC00000474	12/09/2024	SEC*EHA WA ELLENBROOK WA	EHAWA workshop on aquatic facilities - Brenton Trew att	100.00
PC00000495	25/09/2024	COLES 0356COLES 0356 KARAWARA AUS	GBLC School Holiday Program Afternoon Tea - Fruit & Sna	99.00
PC00000446	9/09/2024	BUNNINGS 350000 CANNINGTON	Painting Consumables	98.97
PC00000435	10/09/2024	TRYBOOKING*ALGWA WA SOUTH YARRA AUS	2024 Women in Local Government Forum registration - C	95.50
PC00000442	26/09/2024	TRYBOOKING*ALGWA WA SOUTH YARRA AUS	ALGWA Women in Local Government Forum - Cr Choy	95.50

Reference	Date	Payee	Description	Amount (\$)
PC00000438	4/09/2024	LANDGATE MIDLAND	Purchase of survey strata plan & certificate of titles for tw	94.80
PC00000444	17/09/2024	SHINDIGS PARTY AND FOO LAMBTON AUS	Halloween at the Hub	90.73
PC00000435	11/09/2024	COLES 0296COLES 0296 Angelo StreeAUS	Staff appreciation	90.00
PC00000443	30/09/2024	Coles Online 0296 SOUTH PAUS	Silent Disco Food	81.34
PC00000494	27/09/2024	COLES 0356COLES 0356 KARAWARA AUS	Infrastructure Team Building Catering	76.85
PC00000444	19/09/2024	Dominos Victoria Park VICTORIA PAR06	SPYN Dinner	73.30
PC00000437	6/09/2024	OFFICEWORKS 0602OFFICE SUBIACO AUS	Wireless presentation clickers for library events	70.00
PC00000436	19/09/2024	KMART Mulgrave AUS	School Holiday Program prizes	68.00
PC00000498	25/09/2024	JOTFORM PTY LTD MORTLAKE AUS	Monthly online form subscription fee.	63.26
PC00000444	17/09/2024	KMART Mulgrave AUS	Halloween at the Hub	59.00
PC00000495	4/09/2024	JACKSONS DRAWING SUPPL ALFRED COVE AUS	Paint brushes for GBLC Art Program Materials	56.40
PC00000435	12/09/2024	COLES 0296COLES 0296 Angelo StreeAUS	Staff award	55.00
PC00000491	4/09/2024	OFFICEWORKS Bentleigh EaAUS	Dementia Action Week	52.55
PC00000498	23/09/2024	ZAPIER.COM/CHARGE SAN FRANCISCCA	Monthly subscription fee - automation link	46.22
PC00000496	27/09/2024	HAPPYTEL RETAIL GROU BOORAGOON	Screen Protector for iPad 1 in the Asset and Infrastructur	43.95
PC00000484	26/09/2024	OFFICEWORKS 0602OFFICE SUBIACO AUS	Stationary for public consultation	41.98
PC00000442	9/09/2024	Tickets*Jean Haile BELROSE AUS	Jean Hailes Women's Health Week Breakfast - Cr Choy	41.50
PC00000490	19/09/2024	KMART Mulgrave AUS	Silent Disco SPYN	39.00
PC00000437	9/09/2024	INSCULPO PTY LTD JOLIMONT	SPYWA medallion - engraving with winner's name	38.50
PC00000444	11/09/2024	LOCK STOCK & FARRELL CANNINGTON WA	Keys for Mobile Trailer	36.20
PC00000445	23/09/2024	COLES 0356COLES 0356 KARAWARA AUS	Event Catering	35.70
PC00000437	10/09/2024	OFFICEWORKS 0602OFFICE SUBIACO AUS	Children's craft supplies	31.65
PC00000443	5/09/2024	THE REJECT SHOP 6618 KARAWARA WA	Boxes for Hearing Assistive Neck Loops	30.00
PC00000445	20/09/2024	WATERFORD IGA KARAWARA	Event Catering	21.98
PC00000495	25/09/2024	COLES 0356COLES 0356 KARAWARA AUS	GBLC School Holiday Program Afternoon Tea - Fruit & Sna	16.93
PC00000336	2/09/2024	BUNNINGS GROUP LTD HAWTHORN EAS	Building supplies	16.90
PC00000493	26/09/2024	SP 166 Railway Parade West LeedervWA	Parking at WALGA for WAPEHO meeting. Machine did no	15.00
PC00000498	30/09/2024	JOTFORM PTY LTD MORTLAKE AUS	Electronic direct mail – monthly subscription	13.92
PC00000495	30/09/2024	COLES 0356COLES 0356 KARAWARA AUS	GBLC School Holiday Program Afternoon Tea - Fruit & Sna	10.45
PC00000442	20/09/2024	MANNING MEMORIAL BOWLI MANNING	Staff Christmas Function	10.00
PC00000490	30/09/2024	AMZNPRIMEAU MEMBERSHIP SYDNEY SOUTHSW	Charge refunded by staff member	9.99
PC00000490	24/09/2024	PRIME VIDEO CHANNELS SYDNEY NSW	Charge refunded by staff member	9.99
PC00000444	10/09/2024	WESTFIELD CAROUSEL CANNINGTON	Emergency Management Parking	9.00
PC00000494	27/09/2024	THE REJECT SHOP 6618 KARAWARA WA	Toilet Utility Supplies	7.50
PC00000440	17/09/2024	TOWN OF CAMBRIDGE FLOREAT	Parking fee to attend workshop at WALGA	6.40
PC00000498	19/09/2024	+INTNL TRANSACTION FEE	Team project management tool – monthly subscription -	5.36
PC00000498	19/09/2024	+INTNL TRANSACTION FEE	Mentimeter - realtime engagement softwareInternational	4.45
PC00000339	2/09/2024	Google ADS2983744886 Sydney AUS	Google advertising expense	3.84
PC00000498	25/09/2024	+INTNL TRANSACTION FEE	Monthly online form subscription fee - international fee	1.58
PC00000498	30/09/2024	+INTNL TRANSACTION FEE	Jotform (online form monthly subscription) - internationa	0.35
PC00000478	16/09/2024	Teds Camera Stores Southbank AUS	Refund as was incorrectly charged GST. Refer to email.	-1.36
Total Credit Card Payments				18,296.70

Fleet Card Payments

Reference	Date	Payee	Description	Amount (\$)
F244208	8/09/2024	AMPOL FOODARY WANGARA (067058) Premium Diesel	1HWR221 DMax 23MY SX Crew Cab Ute High Ride	118.74
F235379	6/09/2024	APPLECROSS (045337) Unleaded (91 RON - E10)	1HNY194 Toyota KLUGER	84.20
F247181	13/09/2024	MOUNT PLEASANT (332) Unleaded (91 RON - E10)	1HZB419 Mazda CX5	82.57
F247182	9/09/2024	NORTH PERTH (006709) Unleaded (91 RON - E10)	1HZB420 Mazda CX5	79.08
F247181	24/09/2024	VICTORIA PARK EAST (320) Unleaded (91 RON - E10)	1HZB419 Mazda CX5	72.78
F223073	11/09/2024	CANNING VALE (002950) Unleaded (91 RON - E10)	1HCS580 CX5 GT	70.79
F233531	10/09/2024	EG AMPOL 94028 AVELEY (581353) Unleaded (91 RON - E	1HNM747 Toyota RAV4	69.96
F247181	14/09/2024	CUNDERDIN (014300) Unleaded (91 RON - E10)	1HZB419 Mazda CX5	69.96
F233531	19/09/2024	EG AMPOL 94028 AVELEY (180291) Unleaded (91 RON - E	1HNM747 Toyota RAV4	69.32
F254784	24/09/2024	MOSMAN PARK (761) Unleaded (91 RON - E10)	1IJQ429 Toyota RAV4	68.72
F235379	16/09/2024	FREMANTLE (053703) Unleaded (91 RON - E10)	1HNY194 Toyota KLUGER	63.67
F223073	26/09/2024	CANNING VALE (012742) Unleaded (91 RON - E10)	1HCS580 CX5 GT	62.29
F214781	9/09/2024	BALDIVIS (049161) Unleaded (91 RON - E10)	1GVX498 Mazda CX5	61.36
F233531	2/09/2024	SOUTH PERTH (175) Unleaded (91 RON - E10)	1HNM747 Toyota RAV4	58.56
F179720	10/09/2024	KARAWARA (341) Unleaded (91 RON - E10)	1GBZ028 Toyota COROLLA	57.61
F225475	6/09/2024	VICTORIA PARK EAST (779) Unleaded (91 RON - E10)	1HEY275 Lexus UX250H	56.41

Reference	Date	Payee	Description	Amount (\$)
F241092	4/09/2024	AMPOL FOODARY MELVILLE (060995) Unleaded (91 RON - E10)	1HSW934 Yaris Cross Hybrid GXL	51.07
F241939	8/09/2024	BELMONT (010569) Unleaded (91 RON - E10)	1HTP234 Toyota YARIS CROSS HYBRID	46.42
F244206	2/09/2024	SOUTH PERTH (179) Diesel	1HWR220 DMax 23MY SX Crew Cab Ute High Ride	46.01
F223072	24/09/2024	DUNCRAIG (407) Unleaded (91 RON - E10)	1HCS579 CX5 GT	45.66
F223072	10/09/2024	DUNCRAIG (653) Unleaded (91 RON - E10)	1HCS579 CX5 GT	45.34
F233532	12/09/2024	MANJIMUP (009257) Unleaded (91 RON - E10)	1HMH370 Toyota RAV4	43.56
F247181	29/09/2024	SOUTH PERTH (891) Unleaded (91 RON - E10)	1HZB419 Mazda CX5	42.79
F223072	17/09/2024	DUNCRAIG (929) Unleaded (91 RON - E10)	1HCS579 CX5 GT	42.32
F223146	17/09/2024	SOUTH PERTH (019271) Unleaded (91 RON - E10)	1HBW211 Toyota RAV4	42.23
F233532	15/09/2024	WALPOLE (015651) Unleaded (91 RON - E10)	1HMH370 Toyota RAV4	39.11
F241939	2/09/2024	SOUTH PERTH (007511) Clean and Detail	1HTP234 Toyota YARIS CROSS HYBRID	33.00
F247181	15/09/2024	SOUTH PERTH (007884) Clean and Detail	1HZB419 Mazda CX5	33.00
F223146	24/09/2024	SOUTH PERTH (743) Unleaded (91 RON - E10)	1HBW211 Toyota RAV4	32.39
F223072	3/09/2024	DUNCRAIG (128) Unleaded (91 RON - E10)	1HCS579 CX5 GT	31.33
Grand Total				1,720.25
Management Fee				268.55
Total Fleetcare				1,988.80

City of South Perth
Statement of Financial Position
31st October 2024

Details	31 October 2024	31 October 2023	30 June 2024
	\$	\$	\$
CURRENT ASSETS			
Cash & Cash Equivalents	98,848,586	89,982,337	65,550,349
Trade & Other Receivables	18,805,880	18,548,795	8,918,867
Other Current Assets	2,419,136	1,737,478	2,294,548
Assets Held For Sale	-	23,057,508	-
TOTAL CURRENT ASSETS	120,073,602	133,326,118	76,763,763
NON-CURRENT ASSETS			
Trade & Other Receivables	5,592,701	9,869,583	5,660,370
Investments (LGHT & RRC)	243,164	240,345	243,164
Property, Plant & Equipment	312,725,652	313,294,822	312,925,465
Infrastructure	480,681,636	482,663,312	482,690,597
Intangibles	107,241	160,462	125,159
TOTAL NON-CURRENT ASSETS	799,350,394	806,228,525	801,644,755
TOTAL ASSETS	919,423,996	939,554,644	878,408,518
CURRENT LIABILITIES			
Trade & Other Payables	11,545,205	12,389,717	7,094,264
Borrowings	3,424,576	3,315,145	3,374,601
Provisions	4,623,700	4,489,502	4,796,529
Liabilities Held For Sale	-	24,892,714	6,357,538
Grant Obligations	7,106,459	5,992,715	-
TOTAL CURRENT LIABILITIES	26,699,940	51,079,793	21,622,931
NON-CURRENT LIABILITIES			
Borrowings	5,006,877	8,431,453	6,610,353
Provisions	518,697	551,917	518,697
TOTAL NON-CURRENT LIABILITIES	5,525,574	8,983,370	7,129,049
TOTAL LIABILITIES	32,225,514	60,063,163	28,751,981
NET ASSETS	887,198,482	879,491,481	849,656,537
EQUITY			
Retained Surplus	149,742,462	141,319,461	145,414,003
Reserves - Cash Backed	47,970,543	39,364,602	46,653,582
Revaluation Surplus	651,943,532	663,303,954	651,943,532
Net Profit/Loss	37,541,944	35,503,464	5,645,420
TOTAL EQUITY	887,198,482	879,491,481	849,656,537

**City of South Perth
Statement of Change in Equity
31st October 2024**

	31 October 2024 \$	31 October 2023 \$	30 June 2024 \$
RESERVES			
Cash Backed			
Balance at beginning of reporting period	46,653,582	37,284,802	37,284,802
Aggregate transfers to Retained Earnings	(33,725)	(640,612)	(5,461,492)
Aggregate transfers from Retained Earnings	1,350,685	2,720,412	14,830,273
Balance at end of reporting period	<u>\$ 47,970,543</u>	<u>\$ 39,364,602</u>	<u>\$ 46,653,582</u>
Non - Cash Backed			
Asset Revaluation Reserve	651,943,532	663,303,954	651,943,532
Balance at end of reporting period	<u>\$ 651,943,532</u>	<u>\$ 663,303,954</u>	<u>\$ 651,943,532</u>
TOTAL RESERVES	<u><u>\$ 699,914,075</u></u>	<u><u>\$ 702,668,556</u></u>	<u><u>\$ 698,597,115</u></u>
RETAINED EARNINGS			
Balance at beginning of reporting period	151,059,423	143,399,261	143,399,261
Realised Revaluation Reserve	-	-	11,383,522
Change in Net Assets from Operations	37,541,944	35,503,464	5,645,420
Aggregate transfers to Reserves	(1,350,685)	(2,720,412)	(14,830,273)
Aggregate transfers from Reserves	33,725	640,612	5,461,492
Balance at end of reporting period	<u>\$ 187,284,406</u>	<u>\$ 176,822,925</u>	<u>\$ 151,059,423</u>
TOTAL EQUITY	<u><u>\$ 887,198,482</u></u>	<u><u>\$ 879,491,481</u></u>	<u><u>\$ 849,656,537</u></u>

City of South Perth
Statement of Financial Activity
31 October 2024

Original Budget 2024/25	Revised Budget 2024/25		YTD Budget	YTD Actual	YTD Variance Budget	Note	YTD % Variance Budget
OPERATING ACTIVITIES							
Revenue from Operating Activities							
46,065,448	46,065,448	Rates revenue	45,065,448	45,154,746	89,298	F	0%
20,339,186	20,339,186	Fees and charges	13,116,055	13,345,448	229,393	F	2%
1,907,400	1,907,400	Grants, subsidies and contributions	118,664	138,303	19,639	F	17%
4,878,124	4,878,124	Interest revenue	1,819,116	1,910,956	91,840	F	5%
473,429	473,429	Other revenue	139,355	182,739	43,385	F	31%
73,663,587	73,663,587		60,258,637	60,732,192	473,555	F	1%
Expenditure from operating activities							
28,834,033	28,834,033	Employee expenses	10,206,095	9,621,821	584,274	F	6%
26,268,902	26,268,902	Materials and contracts	7,251,844	7,314,708	(62,864)	U	-1%
1,817,700	1,817,700	Utility charges	611,149	568,080	43,069	F	7%
649,485	649,485	Insurance expenses	649,485	724,715	(75,230)	U	-12%
14,130,786	14,130,786	Depreciation and amortisation	4,774,074	4,728,670	45,403	F	1%
1,032,736	1,032,736	Other expenses	271,265	394,219	(122,955)	U	-45%
366,731	366,731	Interest expenses	129,335	129,335	-		0%
73,100,374	73,100,374		23,893,247	23,481,548	411,698	F	2%
563,213	563,213	Net Operating Surplus/ (Deficit)	36,365,390	37,250,644	885,253	F	2%
Operating activities excluded from budgeted deficiency							
14,130,786	14,130,786	Depreciation excluded from operating activity	4,774,074	4,728,670	45,403	F	1%
14,694,000	14,694,000	Amount attributable to Operating Activities	41,139,464	41,979,314	839,850	F	2%
INVESTING ACTIVITIES - INFLOWS / (OUTFLOWS)							
7,493,633	7,695,528	Capital grants, subsidies and contributions	485,891	291,369	(194,522)	U	-40%
274,870	274,870	Proceeds on Disposal of Assets	-	-	-		0%
(9,307,070)	(10,441,330)	Payments for purchase of property, plant & equipment	(583,690)	(796,293)	(212,603)	U	-36%
(17,296,780)	(17,751,801)	Payments for construction of infrastructure	(2,056,347)	(1,705,684)	350,663	F	17%
(18,835,347)	(20,222,733)	Amount attributable to Investing Activities	(2,154,146)	(2,210,608)	(56,462)	U	-3%
FINANCING ACTIVITIES - INFLOW / (OUTFLOWS)							
8,511,691	8,511,691	Transfers from cash backed reserves (restricted assets)	121,000	33,725	(87,275)	U	-72%
53,513	53,513	Proceeds from self supporting loans	13,767	13,767	-		0%
3,871,385	3,871,385	Underground Power	3,110,000	3,124,825	14,825	F	0%
(3,374,601)	(3,374,601)	Loan Principal Repayments	(1,553,501)	(1,553,501)	-		0%
(10,283,092)	(10,283,092)	Transfers to Reserves	(1,230,401)	(1,350,685)	(120,284)	U	-10%
(5,500,000)	(5,500,000)	Movement in Grant Obligations	-	-	-		0%
-	-	Movement in Deferred Rates (Non-Current)	-	12,045	12,045	F	0%
4,550,000	4,550,000	Proceeds from New Borrowings	-	-	-		0%
(2,171,104)	(2,171,104)	Amount attributable to Financing Activities	460,864	280,175	(180,689)	U	-39%
MOVEMENT IN SURPLUS OR DEFICIT							
6,312,451	6,312,451	Surplus or deficit at the start of the financial year	6,312,451	14,351,395	8,038,944	F	127%
14,694,000	14,694,000	Amount attributable to operating activities	41,139,464	41,979,314	839,850	F	2%
(18,835,347)	(20,222,733)	Amount attributable to investing activities	(2,154,146)	(2,210,608)	(56,462)	U	-3%
(2,171,104)	(2,171,104)	Amount attributable to financing activities	460,864	280,175	(180,689)	U	-39%
-	(1,387,385)	Surplus or deficit at the end of the period	45,758,633	54,400,276	8,641,643	F	19%

City of South Perth 2024/2025 Operating Revenue and Expenditure Budget Versus Actual

31-October-2024

Key Responsibility Area	YTD Budget \$	YTD Actual \$	Variance \$	Var F/U	Var %	Revised Budget \$	Original Budget \$
REVENUE							
Corporate Services							
Governance							
Animal Care Facility	71,179	69,118	(2,061)	U	-3%	198,000	198,000
Fire Prevention	1,167	9,750	8,583	F	736%	3,000	3,000
Parking	892,912	930,334	37,422	F	4%	2,475,400	2,475,400
Rangers	30,358	29,110	(1,248)	U	-4%	75,000	75,000
Total Revenue - Governance	995,615	1,038,312	42,697	F	4%	2,751,400	2,751,400
Finance							
Investment Activities	1,493,033	1,522,536	29,503	F	2%	5,376,526	5,376,526
Financial Services	993	478	(515)	U	-52%	2,979	2,979
Rating Services	45,638,345	45,736,919	98,574	F	0%	46,944,448	46,944,448
Property Management - Commercial	116,841	114,636	(2,205)	U	-2%	298,893	298,893
Recoverable Costs	36,768	60,560	23,792	F	65%	80,000	80,000
Total Revenue - Finance	47,285,980	47,435,129	149,149	F	0%	52,702,846	52,702,846
People & Performance							
Human Resources	-	2,298	2,298	F	100%	-	-
Total Revenue - People & Performance	-	2,298	2,298	F	100%	-	-
Corporate Services Total	48,281,595	48,475,739	194,144	F	0%	55,454,246	55,454,246
Development & Community Services							
CCR Admin	-	1,700	1,700	F	100%	-	-
Community Projects	-	1,387	1,387	F	100%	50,000	50,000
Community Events	47,000	18,800	(28,200)	U	-60%	56,000	56,000
Major Events	-	-	-		0%	15,000	15,000
Public Art	-	14,107	14,107	F	100%	-	-
Facility Hire	247,000	254,082	7,082	F	3%	531,000	531,000
Recreation Admin	94,467	91,919	(2,548)	U	-3%	221,800	221,800
George Burnett Leisure Centre Operations	67,333	80,859	13,526	F	20%	187,000	187,000
Total Revenue - Community, Culture & Recreation	455,800	462,854	7,054	F	2%	1,060,800	1,060,800
Library Services							
Library Services	2,583	2,381	(202)	U	-8%	4,750	4,750
Civic Centre Library	4,667	8,465	3,799	F	81%	11,600	11,600
Manning Library	2,900	3,618	718	F	25%	8,100	8,100
Old Mill	600	1,831	1,231	F	205%	1,800	1,800
Total Revenue - Library Services	10,750	16,296	5,546	F	52%	26,250	26,250
Development Services							
Planning Services	191,667	280,475	88,808	F	46%	275,000	275,000
Building Services	118,333	121,852	3,518	F	3%	250,000	250,000
Pool Services	190,000	210,129	20,129	F	11%	190,000	190,000
Health Services	3,900	20,464	16,564	F	425%	11,700	11,700
Preventative Services	34,167	31,657	(2,510)	U	-7%	132,500	132,500
Total Revenue - Development Services	538,067	664,576	126,509	F	24%	859,200	859,200
Strategic Planning							
Infrastructure							
Engineering							
Network Operations	9,000	5,264	(3,736)	U	-42%	27,000	27,000
Roads and Drainage	55,433	86,993	31,560	F	57%	618,400	618,400
Total Revenue - Engineering	64,433	92,257	27,824	F	43%	645,400	645,400
Parks and Environment							
CPGC	2,010,638	2,014,710	4,072	F	0%	6,133,116	6,133,116
Park Operations	61,667	96,634	34,967	F	57%	425,000	425,000
Total Revenue - Parks and Environment	2,072,305	2,111,343	39,039	F	2%	6,558,116	6,558,116

Key Responsibility Area	YTD Budget \$	YTD Actual \$	Variance \$	Var F/U	Var %	Revised Budget \$	Original Budget \$
Waste, Fleet & Facilities							
Fleet Management	10,000	10,517	517	F	5%	30,000	30,000
Recycling Centre	37,333	41,736	4,403	F	12%	112,000	112,000
Waste Collection	8,788,354	8,856,875	68,521	F	1%	8,917,575	8,917,575
Total Revenue - Waste, Fleet & Facilities	8,835,687	8,909,128	73,440	F	1%	9,059,575	9,059,575
Infrastructure Total	10,972,426	11,112,728	140,302	F	1%	16,263,091	16,263,091
Total Revenue	60,258,637	60,732,192	473,555	F	1%	73,663,587	73,663,587
EXPENDITURE							
Office of the CEO							
Office of the CEO							
Office of the CEO	255,857	260,973	(5,116)	U	-2%	644,349	644,349
Total Expense - Office of the CEO	255,857	260,973	(5,116)	U	-2%	644,349	644,349
Office of the CEO Total	255,857	260,973	(5,116)	U	-2%	644,349	644,349
Corporate Services							
Director of Corporate Services							
Corporate Services	100,084	100,751	(667)	U	-1%	287,878	287,878
Total Expense - Director of Corporate Services	100,084	100,751	(667)	U	-1%	287,878	287,878
Customer, Communications & Engagement							
Customer Services Admin	489,417	453,302	36,115	F	7%	1,369,803	1,369,803
Marketing & Communications	272,516	220,952	51,564	F	19%	863,698	863,698
Publications	8,000	11,196	(3,196)	U	-40%	77,000	77,000
Total Expense - Customer, Communications & Engagement	769,933	685,449	84,483	F	11%	2,310,501	2,310,501
Finance							
Investment Activities	38,397	38,397	-		0%	140,276	140,276
Financial Services	1,353,003	1,294,365	58,638	F	4%	2,773,844	2,773,844
Rating Services	132,816	105,130	27,686	F	21%	417,825	417,825
Property Management - Commercial	16,875	16,875	-		0%	33,750	33,750
Recoverable Costs	64,364	63,796	568	F	1%	161,800	161,800
PreSchools	17,129	17,515	(386)	U	-2%	50,831	50,831
Total Expense - Finance	1,622,585	1,536,079	86,506	F	5%	3,578,326	3,578,326
Information Systems							
Information Services	1,671,693	1,552,854	118,839	F	7%	5,477,919	5,477,919
Records Management	77,487	76,758	729	F	1%	223,849	223,849
Total Expense - Information Systems	1,749,180	1,629,612	119,568	F	7%	5,701,767	5,701,767
Governance							
Governance Admin	323,075	310,503	12,572	F	4%	1,004,875	1,004,875
Council Members	248,694	239,274	9,421	F	4%	618,091	618,091
Council Functions	67,007	53,582	13,425	F	20%	212,648	212,648
Animal Care Facility	103,611	96,855	6,756	F	7%	288,132	288,132
Fire Prevention	8,940	4,771	4,169	F	47%	77,129	77,129
Parking	325,666	311,463	14,203	F	4%	1,057,237	1,057,237
Rangers	166,246	177,240	(10,995)	U	-7%	490,771	490,771
Total Expense - Governance	1,243,239	1,193,688	49,551	F	4%	3,748,883	3,748,883
People & Performance							
Organisational Performance	145,181	130,743	14,438	F	10%	355,146	355,146
Human Resources	386,145	375,852	10,292	F	3%	1,101,273	1,101,273
Work Health & Safety	109,580	105,404	4,175	F	4%	335,402	335,402
Total Expense - People & Performance	640,905	611,999	28,906	F	5%	1,791,821	1,791,821
Corporate Services Total	6,125,926	5,757,579	368,346	F	6%	17,419,176	17,419,176
Development & Community Services							
Development & Community Services	79,529	103,519	(23,991)	U	-30%	343,868	343,868
Total Expense - Director of Development & Community Services	79,529	103,519	(23,991)	U	-30%	343,868	343,868

Key Responsibility Area	YTD Budget \$	YTD Actual \$	Variance \$	Var F/U	Var %	Revised Budget \$	Original Budget \$
Community, Culture & Recreation							
CCR Admin	216,319	218,565	(2,246)	U	-1%	650,010	650,010
Community Projects	179,488	271,181	(91,693)	U	-51%	712,094	712,094
Citizens Centre - South Perth	32,400	54,947	(22,547)	U	-70%	113,173	113,173
Citizens Centre - Manning	53,679	54,642	(963)	U	-2%	155,678	155,678
Community Events	263,911	235,852	28,059	F	11%	765,268	765,268
Major Events	-	-	-		0%	80,000	80,000
Summer Events	11,667	56,259	(44,593)	U	-382%	220,000	220,000
Functions	18,000	12,726	5,274	F	29%	54,000	54,000
Public Art	26,446	30,842	(4,395)	U	-17%	78,904	78,904
Facility Hire	201,356	196,440	4,916	F	2%	587,908	587,908
George Burnett Leisure Centre Operations	198,969	197,481	1,489	F	1%	588,852	588,852
Total Expense - Community, Culture & Recreation	1,202,236	1,328,936	(126,700)	U	-11%	4,005,886	4,005,886
Collier Park Village							
Collier Park Village	58,745	39,278	19,468	F	33%	58,745	58,745
Total Expense - Collier Park Village	58,745	39,278	19,468	F	33%	58,745	58,745
Library Services							
Civic Centre Library	638,860	569,165	69,695	F	11%	1,867,574	1,867,574
Manning Library	367,027	308,711	58,316	F	16%	1,110,567	1,110,567
Old Mill	29,529	11,547	17,983	F	61%	93,860	93,860
Heritage House	17,642	7,643	9,999	F	57%	32,678	32,678
Total Expense - Library Services	1,053,059	897,066	155,993	F	15%	3,104,678	3,104,678
Development Services							
Planning Services	507,488	431,986	75,502	F	15%	1,463,415	1,463,415
Compliance	64,622	40,504	24,119	F	37%	186,740	186,740
Building Services	164,076	122,617	41,459	F	25%	506,559	506,559
Health Services	209,400	175,915	33,485	F	16%	605,820	605,820
Analytical Services	4,167	1,077	3,089	F	74%	12,500	12,500
Pest Control	1,500	7,053	(5,553)	U	-370%	50,000	50,000
Total Expense - Development Services	951,253	779,151	172,102	F	18%	2,825,033	2,825,033
Strategic Planning							
Strategic Planning	146,699	108,876	37,823	F	26%	501,772	501,772
Total Expense - Strategic Planning	146,699	108,876	37,823	F	26%	501,772	501,772
Development & Community Services Total	3,491,521	3,256,826	234,695	F	7%	10,839,983	10,839,983
Infrastructure							
Director Infrastructure Services							
Director Infrastructure Services	104,784	103,999	784	F	1%	376,292	376,292
Total Expense - Director Infrastructure Services	104,784	103,999	784	F	1%	376,292	376,292
Assets and Infrastructure Support							
Assets and Infrastructure Support	454,663	401,050	53,614	F	12%	1,509,638	1,509,638
Total Expense - Assets and Infrastructure Support	454,663	401,050	53,614	F	12%	1,509,638	1,509,638
Engineering							
Engineering Administration	263,413	227,827	35,586	F	14%	1,105,450	1,105,450
Civil Design	233,761	208,237	25,524	F	11%	791,486	791,486
Network Operations	15,333	18,460	(3,127)	U	-20%	230,000	230,000
Underground Power	75,908	75,908	-		0%	178,423	178,423
Roads and Drainage	3,634,910	3,647,493	(12,583)	U	0%	11,674,820	11,674,820
Total Expense - Engineering	4,223,325	4,177,926	45,399	F	1%	13,980,179	13,980,179
Park and Environment							
Parks and Environment Administration	70,500	73,641	(3,141)	U	-4%	324,778	324,778
CPGC	1,362,811	1,452,878	(90,067)	U	-7%	4,022,165	4,022,165
Park Operations	3,688,923	4,011,827	(322,904)	U	-9%	11,615,583	11,615,583
Total Expense - Parks and Environment	5,122,234	5,538,346	(416,112)	U	-8%	15,962,525	15,962,525

Key Responsibility Area	YTD Budget \$	YTD Actual \$	Variance \$	Var F/U	Var %	Revised Budget \$	Original Budget \$
Waste, Fleet & Facilities							
Waste, Fleet and Facilities Administration	160,402	172,257	(11,855)	U	-7%	651,036	651,036
Environment	152,583	165,911	(13,328)	U	-9%	591,586	591,586
Fleet Management	737,063	717,046	20,018	F	3%	1,488,870	1,488,870
Recycling Centre	183,638	185,301	(1,662)	U	-1%	531,425	531,425
Waste Collection	1,365,851	1,286,827	79,024	F	6%	4,366,608	4,366,608
Recycling Collection	431,765	363,245	68,520	F	16%	1,308,913	1,308,913
Building & Assets	1,083,634	1,094,264	(10,630)	U	-1%	3,429,793	3,429,793
Total Expense - Waste, Fleet & Facilities	4,114,938	3,984,850	130,088	F	3%	12,368,232	12,368,232
Infrastructure Total	14,019,944	14,206,171	(186,227)	U	-1%	44,196,866	44,196,866
Total Expenditure	23,893,247	23,481,548	411,698	F	2%	73,100,373	73,100,373
Net Position	36,365,390	37,250,644	885,253	F	2%	563,214	563,214

**City of South Perth
Collier Park Golf Club - Mini Golf**

31 October 2024

1. Actual Revenue

	* October 2024 Actual \$	YTD Actual \$	Prior Year Actual Total \$
Revenue	23,273	90,279	313,822
Expenses	6,808	27,014	81,949
Net Revenue	16,465	63,266	231,873

* Estimate based on figures from the Course Controller.

2. Capital Expenditure

a) Initial Expenditure	\$1,983,117
b) Accumulated Depreciation	\$268,038
c) Net Carrying Value	<u>\$1,715,079</u>

3. Business Case Assumptions

a) Annual Revenue (page 5)	\$350,000
Payback Period (page 5)	6 years
b) Capital Cost of Facility (page 3)	\$2,000,000
c) Annual Operating Cost (page 5)	\$100,000

Note page reference is per Council adopted Business Plan

4. Return of Revenue to the Major Community Facilities Reserve

	* October 2024 Actual \$	YTD Actual \$	Prior Year Actual Total \$
Return to the Major Community Facilities Reserve	23,273	90,279	313,822

* Estimate based on figures from the Course Controller.

As at 07-Nov-2024 08:44:56

City of South Perth
2024/2025 - Significant Variance Analysis
31-October-2024
(Budget Versus Actual)

1. Operating Revenue and Expenditure by Business Unit

Key Responsibility Area	YTD Revised Budget (\$)	YTD Actual (\$)	Variance (\$)	Var F/U	Var %	Revised Budget (\$)	Original Budget (\$)	<i>Variance Analysis & Commentary</i> <i>Significant Variances: \$10,000 or 10% the greater of</i>
REVENUE								
Directorate - Corporate Services								
Finance	47,285,980	47,435,129	149,149	F	0%	52,702,846	52,702,846	Higher due to timing, rates (\$90k), Interest revenue (\$27k), Grants (\$2k), UGP Interest (\$6k) and Recoup (\$24k)
Governance	995,615	1,038,312	42,697	F	4%	2,751,400	2,751,400	Favourable due to timing variance, mainly in Parking meter revenue.
Total Revenue - Corporate Services	48,281,595	48,475,739	194,144	F	0%	55,454,246	55,454,246	
Directorate - Development & Community Services								
Community, Culture & Recreation	455,800	462,854	7,054	F	2%	1,060,800	1,060,800	Insignificant Variance
Library Services	10,750	16,296	5,546	F	52%	26,250	26,250	Higher due to timing, Photocopy revenue (\$2k). Partly permanent miscellaneous revenue (\$2k)
Development Services	538,067	664,576	126,509	F	24%	859,200	859,200	Timing variance due to Building Fees (\$4k), Planning Fees (\$76k) and Miscellaneous revenue (\$10k). Partly permanent, Grants (\$17k). Permanent variance, Pool Fees (\$20k)
Total Revenue - Development & Community Services	1,004,617	1,143,725	139,109	F	14%	1,946,250	1,946,250	
Directorate - Infrastructure Services								
Engineering	64,433	92,257	27,824	F	43%	645,400	645,400	Favourable due to timing, mainly in Grants.
Parks and Environment	2,072,305	2,111,343	39,039	F	2%	6,558,116	6,558,116	Timing variance, higher mainly in ground hire
Waste, Fleet & Facilities	8,835,687	8,909,128	73,440	F	1%	9,059,575	9,059,575	Higher due to timing, Interest revenue (\$23k) and Sale of recycled materials (\$2k). Permanent variance, Rubbish service charges (\$47k)
Total Revenue - Infrastructure Services	10,972,426	11,112,728	140,302	F	1%	16,263,091	16,263,091	
Total Revenue	60,258,637	60,732,192	473,555	F	1%	73,663,587	73,663,587	
EXPENDITURE								
Chief Executive's Office								
Office of the CEO	255,857	260,973	(5,116)	U	-2%	644,349	644,349	Insignificant Variance
Total Expense - Chief Executive's Office	255,857	260,973	(5,116)	U	-2%	644,349	644,349	
Directorate of Corporate Services								
Director of Corporate Services	100,084	100,751	(667)	U	-1%	287,878	287,878	Insignificant Variance
Customer, Communications & Engagement	769,933	685,449	84,483	F	11%	2,310,501	2,310,501	Lower expenditure due to timing, Salaries and Wages (\$51k), Advertising (\$6k) and Consultants (\$27k)
Finance	1,622,585	1,536,079	86,506	F	5%	3,578,326	3,578,326	Favourable due to timing, mainly in Salaries and Wages
Information Systems	1,749,180	1,629,612	119,568	F	7%	5,701,767	5,701,767	Lower expenditure due to timing, Software Licenses (\$162k) and Data Charges (\$8k) offset by Salaries and Wages (\$50k)
Governance	1,243,239	1,193,688	49,551	F	4%	3,748,883	3,748,883	Favourable due to timing, Legal Services (\$11k), Cash collections fees (\$7k) Stationery and Consumables (\$5k), Ticket Machines maintenance (\$11k), R&M Equipment (\$7k) and Consultants (\$8k)
People & Performance	640,905	611,999	28,906	F	5%	1,791,821	1,791,821	Lower expenditure due to timing, Subscriptions (\$15k) and BAU Improvements (\$14k)
Total Expense - Corporate Services	6,125,926	5,757,579	368,346	F	6%	17,419,176	17,419,176	

Key Responsibility Area	YTD Revised Budget (\$)	YTD Actual (\$)	Variance (\$)	Var F/U	Var %	Revised Budget (\$)	Original Budget (\$)	<i>Variance Analysis & Commentary</i> <i>Significant Variances: \$10,000 or 10% the greater of</i>
Director of Development & Community Services								
Director of Development & Community Services	79,529	103,519	(23,991)	U	-30%	343,868	343,868	Unfavourable due to timing, mainly in Consultants.
Community, Culture & Recreation	1,202,236	1,328,936	(126,700)	U	-11%	4,005,886	4,005,886	Lower due to timing, mainly in Donations & Subsidies to community groups.
Collier Park Village	58,745	39,278	19,468	F	33%	58,745	58,745	Permanent variance, mainly due to Salaries and Wages
Library Services	1,053,059	897,066	155,993	F	15%	3,104,678	3,104,678	Partly permanent variance, mainly due to Salaries and Wages (\$134k). Timing variance, Online resources (\$15k), Subscriptions (\$2k) and General Publications (\$5k)
Development Services	951,253	779,151	172,102	F	18%	2,825,033	2,825,033	Partly permanent variance, mainly due to Salaries and Wages
Strategic Planning	146,699	108,876	37,823	F	26%	501,772	501,772	Favourable due to timing, mainly due to Salaries and Wages
Total Expense - Development & Community Services	3,491,521	3,256,826	234,695	F	7%	10,839,983	10,839,983	
Director Infrastructure Services								
Director Infrastructure Services	104,784	103,999	784	F	1%	376,292	376,292	Insignificant Variance
Assets and Infrastructure Support	454,663	401,050	53,614	F	12%	1,509,638	1,509,638	Timing variance, mainly due to Salaries and Wages.
Engineering	4,223,325	4,177,926	45,399	F	1%	13,980,179	13,980,179	Favourable due to timing, mainly due to Salaries and Wages.
Parks and Environment	5,122,234	5,538,346	(416,112)	U	-8%	15,962,525	15,962,525	Lower due to Timing, CPGC Controller Fees (\$30k), Irrigation and Reticulation (\$37k) and Garden maintenance (\$97k), Tree maintenance (\$145k), Sports Infrastructure maintenance (\$81k), Lighting maintenance (\$14k) and Turf Maintenance (\$12k)
Waste, Fleet & Facilities	4,114,938	3,984,850	130,088	F	3%	12,368,232	12,368,232	Favourable due to timing, mainly in Kerb collections.
Total Expense - Infrastructure Services	14,019,944	14,206,171	(186,227)	U	-1%	44,196,866	44,196,866	
Total Expenditure	23,893,247	23,481,548	411,698	F	2%	73,100,373	73,100,373	
Net Position	36,365,390	37,250,644	885,253	F	2%	563,214	563,214	

Key Responsibility Area	YTD Revised Budget (\$)	YTD Actual (\$)	Variance (\$)	Var F/U	Var %	Revised Budget (\$)	Original Budget (\$)	<i>Variance Analysis & Commentary</i> <i>Significant Variances: \$10,000 or 10% the greater of</i>
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2. Capital Revenue and Expenditure

Capital variance based on the subtotals contained in the f. Capital Revenue and Expenditure Report

CAPITAL REVENUE								
Park Operations	66,753	66,410	(343)	U	-1%	3,037,556	3,037,556	Insignificant Variance
Roads	419,139	222,752	(196,386)	U	-47%	1,167,882	1,133,007	Variance due to recognition of Grant Revenue due to timing. MRRG Hayman Road - South Tce Douglas Ave, MRRG Henley Street - Talbot Ave to Bruce and Traffic/Black Spot - Int Axford St - Eleanor St raised platform
Building Maintenance	-	2,207	2,207	F	100%	3,490,090	3,323,070	Variance due to Grant Revenue recognition due to timing. Coode Street Public Toilet New
Total Capital Revenue	485,891	291,369	(194,522)	U	-40%	7,695,528	7,493,633	

CAPITAL EXPENDITURE								
Drainage	4,000	7,347	(3,347)	U	-84%	760,000	760,000	Timing variance. Drainage Replacement (Ellam St- Lamb St) (Design Only)
Pathways	245,091	183,863	61,228	F	25%	792,000	792,000	Underspent due to timing. Pathways - Greenock Ave - Robert St to Melville Pde (\$30k), Pathways - Kilkenny Circ - Carrick Way to Glasnevin Ct (\$27k) and Slab Replacement Program (\$22k). Offset by Pathways - Jarman Avenue - Hennington to Downey Street (\$22k).
Roads	1,125,882	747,896	377,986	F	34%	3,592,922	3,430,000	Permanent variance: Duckett Drive - Conochie Cr Resurfacing (\$66k). Variance due to timing: Underspent: MRRG Hayman Road - South Tce Douglas Ave (\$160k), Road Rehab - Mill Point Close to Old Mill Service Rd (\$150k), Road Rehab - Henley St - Goss Ave to Abjornson St (\$93k), Road Rehab - Campbell St - South Tce to Hensman St (\$64k), Road Rehab - Cloister Ave - Marsh Ave to Challenger Ave (\$43k) Offset by Manning Bowling Club Internal Dr (\$37k), Road Rehab - Campbell Ave - Canning Hwy to Campbell St (\$28k) and Godwin Avenue & Davilak Crescent (\$24k).
Buildings	199,690	368,631	(168,941)	U	-85%	7,353,938	6,418,070	Overspent due to timing. Heritage House External Painting & Refurbishments (\$94k), Comer - Public Toilets Upgrade Works (\$43k), Roof Access Audit/Design (\$29k) and Electrical Various/Ad hoc (\$21k). Offset by Waterwise Initiatives (\$20k), South Perth Library Internal Fitout (\$14k) and South Perth Tennis Club - Design Retrofit UAT (\$13k)
Lighting	1,000	800	200	F	20%	2,991,930	2,991,930	Underspent: Festive lights
Security	-	42,320	(42,320)	U	-100%	223,000	150,000	Timing variance. CCTV NVR hardware Replacement
Technology	39,000	120,086	(81,086)	U	-208%	332,000	293,000	Variance due to timing. IT - Fibre connection (\$73k) and Manning Hall AV (\$8k).
Collier Park Golf Course	118,000	750	117,250	F	99%	5,194,350	5,163,000	Timing. Fleet purchases (\$103k) and CPGC - Concrete Pathways (\$15k).
Plant and Fleet Management	142,000	235,213	(93,213)	U	-66%	1,188,042	1,133,000	Variance due to timing. Fleet purchases and refurb.
Foreshore & Natural Areas	284,272	283,566	706	F	0%	1,622,194	1,562,850	Insignificant variance.
Streetscapes	3,103	3,103	-	-	-	3,103	-	
Park and Reserves	207,000	235,853	(28,853)	U	-14%	2,389,652	2,160,000	Overspent due to timing. Manning Bike Track - Masterplan Implementation (\$29k) and Old Manning Library Landscape and Lighting (\$23k). Offset by Furniture - Park Replacement (\$16k) and Irrigation Asset Replacement Program (\$14k).
Waste Management	98,000	28,033	69,967	F	71%	1,030,000	1,030,000	Underspent due to timing. Recycling Centre new fire hydrant (\$44k) and Waste - Plant & Fleet Replacement Program (\$20k).
Local Road Traffic Management	165,000	227,994	(62,994)	U	-38%	660,000	660,000	Variance due to timing. Traffic/Black Spot - Mary St Ednah St raised intersection (\$92k). Offset by Traffic/Black Spot - Int Axford St - Eleanor St raised platform (\$45k).
Parking Facilities	8,000	16,523	(8,523)	U	-107%	60,000	60,000	Variance due to timing. Millers Pool Car Park Closure (\$9k)
Total Capital Expenditure	2,640,037	2,501,978	138,060	F	5%	28,193,131	26,603,850	
Net Position	(2,154,146)	(2,210,608)	(56,462)	U	-3%	(20,497,603)	(19,110,217)	

City of South Perth 2024/2025 Capital Revenue and Expenditure Budget Versus Actual

31-October-2024

Key Responsibility Area	YTD Budget \$	YTD Actual \$	Variance \$	Var F/U	Var %	Revised Budget \$	Original Budget \$
CAPITAL REVENUE							
Park Operations	66,753	66,410	(343)	U	-1%	3,037,556	3,037,556
Roads	419,139	222,752	(196,386)	U	-47%	1,167,882	1,133,007
Building	-	2,207	2,207	F	-100%	3,490,090	3,323,070
Total Revenue	485,891	291,369	(194,522)	U	-40%	7,695,528	7,493,633
CAPITAL EXPENDITURE							
Drainage							
Drainage - Cygna Cove - Centenary Ave (Design Only)	-	-	-			100,000	100,000
Drainage - Fraser Lane Pump Replacement	2,000	1,514	486	F	24%	280,000	280,000
Drainage - Queen St Pump Replacement	2,000	1,514	486	F	24%	280,000	280,000
Drainage Replacement (Ellam St- Lamb St) (Design Only)	-	4,320	(4,320)	U	-100%	100,000	100,000
Drainage	4,000	7,347	(3,347)	U	-84%	760,000	760,000
Pathways							
Pathways - Greenock Ave - Robert St to Melville Pde	35,000	5,305	29,695	F	85%	80,000	80,000
Pathways - Jarman Avenue - Hennington to Downey Street	2,000	23,945	(21,945)	U	-1097%	46,000	46,000
Pathways - Killkenny Circ - Carrick Way to Glasnevin Ct	65,000	37,668	27,332	F	42%	65,000	65,000
Pathways - Minor Improvement	2,727	-	2,727	F	100%	30,000	30,000
Pathways - Path Link Manning Road - Elderfield Rd to BS12090	1,000	1,364	(364)	U	-36%	50,000	50,000
Pathways - Sulman Avenue - Footpath Link to BS	3,000	1,364	1,636	F	55%	21,000	21,000
Slab Replacement Program	136,364	114,217	22,147	F	16%	500,000	500,000
Pathways	245,091	183,863	61,228	F	25%	792,000	792,000
Roads							
Anstey Street Pedestrian Crossing	-	-	-			25,000	25,000
Duckett Drive - Conochie Cr Resurfacing	46,967	113,077	(66,110)	U	-141%	46,967	-
Godwin Avenue & Davilak Crescent	52,625	76,646	(24,021)	U	-46%	62,625	-
Manning Bowling Club Internal Dr	-	37,242	(37,242)	U	-100%	80,000	80,000
Monash St - Murray St to Blamey Pl	-	-	-			10,000	-
MRRG Hayman Road - South Tce Douglas Ave	160,000	151	159,849	F	100%	320,000	320,000
MRRG Henley Street - Talbot Ave to Bruce	-	258	(258)	U	-100%	265,000	265,000
MRRG Kent St - Jackson Rd to Hayman Rd	-	-	-			445,000	445,000
MRRG Talbot Ave - Barker Ave to Saunders	5,457	-	5,457	F	100%	5,457	-
MRRG Talbot Street - Saunders St To Cale	210,000	192,112	17,888	F	9%	210,000	210,000
Pether Road (Davilak to Goss)	-	-	-			37,873	-
Road Rehab - Campbell Ave - Canning Hwy to Campbell St	37,500	65,438	(27,938)	U	-75%	75,000	75,000
Road Rehab - Campbell St - South Tce to Hensman St	200,000	136,174	63,826	F	32%	300,000	300,000
Road Rehab - Cloister Ave - Marsh Ave to Challenger Ave	43,333	178	43,155	F	100%	130,000	130,000
Road Rehab - Clydesdale St - Mcdougall St to Davilak St	125,000	119,628	5,372	F	4%	175,000	175,000
Road Rehab - Conlon St - with Town of Vic Park Contribution	-	4,705	(4,705)	U	-100%	255,000	255,000
Road Rehab - Greenock Ave - Park Street to Canning Hwy	-	159	(159)	U	-100%	130,000	130,000
Road Rehab - Henley St - Goss Ave to Abjornson St	95,000	1,704	93,296	F	98%	285,000	285,000
Road Rehab - Ley St & Cloister Ave - Intersection	-	159	(159)	U	-100%	20,000	20,000
Road Rehab - Mabel St - David St to Douglas Ave	-	-	-			250,000	250,000
Road Rehab - Mill Point Close to Old Mill Service Rd	150,000	159	149,841	F	100%	300,000	300,000
Road Rehab - Ruth St - Brittain St to Eleanor St	-	106	(106)	U	-100%	105,000	105,000
Traffic/Black Spot - Landsdown - Left in Upgrade	-	-	-			60,000	60,000
Roads	1,125,882	747,896	377,986	F	34%	3,592,922	3,430,000

Key Responsibility Area	YTD Budget \$	YTD Actual \$	Variance \$	Var F/U	Var %	Revised Budget \$	Original Budget \$
Buildings							
Asbestos Replacement Program	-	-	-			100,000	100,000
Bill Grayden new bin enclosure	-	8,429	(8,429)	U	-100%	20,000	20,000
Bill Grayden Reserve All Genders Changerooms Renewal	-	-	-			105,760	105,760
Building Furniture Renewal/Replacement Ad hoc	-	-	-			30,000	30,000
Building Minor Works Ad hoc Program	35,000	33,787	1,213	F	3%	75,000	75,000
Challenger Reserve All Genders Changerooms Renewal	-	-	-			105,760	105,760
Challenger Reserve All Genders Changerooms Additional	-	-	-			634,620	634,620
Civic and Admin IT Area Office Fit out Renewal	-	-	-			125,000	125,000
Civic Centre Auto Doors	2,000	2,295	(295)	U	-15%	50,000	50,000
Civic Centre BMS	-	-	-			150,000	150,000
Civic Centre HVAC	-	7,685	(7,685)	U	-100%	350,000	350,000
Civic Centre meeting room upgrade	-	-	-			30,000	30,000
Collier Reserve All Genders Changerooms Additional	-	-	-			634,620	634,620
Collier Reserve All Genders Changerooms Renewal	-	-	-			105,760	105,760
Comer - Public Toilets Upgrade Works	5,000	48,325	(43,325)	U	-867%	419,030	-
Comer Public Toilet - Roof Tiles Replacement	-	-	-			50,000	50,000
Coode Street Public Toilet New	9,000	13,975	(4,975)	U	-55%	950,000	950,000
EJ Oval - John McGrath Hall 10001426 or Pavilion 10001436	-	-	-			25,000	25,000
Electrical Various/Ad hoc	6,000	27,007	(21,007)	U	-350%	80,000	80,000
Floor Covering Renewal Program	-	200	(200)	U	-100%	50,000	50,000
George Burnett Leisure Centre HVAC	-	3,657	(3,657)	U	-100%	100,000	100,000
George Burnett Park All Genders Changerooms Renewal	-	-	-			105,790	105,790
Hazel McDougall House Wiring Upgrades & replacement	5,000	14,003	(9,003)	U	-180%	30,000	30,000
Heritage House External Painting & Refurbishments	1,000	94,561	(93,561)	U	-9356%	120,000	120,000
HVAC Services Minor Works	18,000	17,881	119	F	1%	50,000	50,000
Hydraulic Services Ad hoc	40,000	34,769	5,231	F	13%	50,000	50,000
LED Light Replacement Program	7,000	2,022	4,978	F	71%	50,000	50,000
Manning Hub BMS	-	-	-			75,000	75,000
Manning Lifts Minor Works	-	-	-			25,000	25,000
Morris Mundy Reserve All Genders Changerooms Additional	-	-	-			634,620	634,620
Morris Mundy Reserve All Genders Changerooms Renewal	-	-	-			105,760	105,760
Neil McDougall Public Toilet	-	-	-			75,000	75,000
Ops Centre Security operational area gates/auto entry	-	5,688	(5,688)	U	-100%	200,000	200,000
Richardson Park All Genders Changerooms Renewal	-	-	-			105,760	105,760
Richardson Park All Genders Changerooms Additional	-	-	-			634,620	634,620
Roof Access Audit/Design	-	29,000	(29,000)	U	-100%	75,000	75,000
Salter Point - Public Toilet Upgrade	1,500	1,500	-			431,596	-
Server Room Air conditioners (Manning and Admin) Renewal	-	-	-			100,000	100,000
South Perth Library Internal Fitout	35,190	21,649	13,541	F	38%	70,242	-
South Perth Tennis Club - Design Retrofit UAT	15,000	2,200	12,800	F	85%	15,000	-
Termite barrier protection various facilities	-	-	-			75,000	75,000
Waterwise Initiatives	20,000	-	20,000	F	100%	60,000	60,000
Workshop Roller Doors replacement x 3	-	-	-			75,000	75,000
Buildings	199,690	368,631	(168,941)	U	-85%	7,353,938	6,418,070
Lighting							
Challenger Reserve and Sports lighting	-	-	-			105,760	105,760
Festive Lights	1,000	800	200	F	20%	300,000	300,000
George Burnett Park Sports lighting	-	-	-			634,620	634,620
Lighting - BLCK Intersection of Manning Road / Kent Street	-	-	-			25,000	25,000
Lighting - Murray St to Henley St Shared Path Lighting	-	-	-			40,000	40,000
Richardson Park Sports lighting	-	-	-			1,586,550	1,586,550
Sir James Mitchell Park Lighting Upgrade	-	-	-			300,000	300,000
Lighting	1,000	800	200	F	20%	2,991,930	2,991,930
Security							
CCTV NVR hardware Replacement	-	945	(945)	U	-100%	150,000	150,000
GBLC CCTV Replacement & other areas	-	41,375	(41,375)	U	-100%	43,000	-
South Perth Library CCTV	-	-	-			30,000	-
Security	-	42,320	(42,320)	U	-100%	223,000	150,000

Key Responsibility Area	YTD Budget \$	YTD Actual \$	Variance \$	Var F/U	Var %	Revised Budget \$	Original Budget \$
Technology							
IT - Civic Centre Servers and Storage	-	-	-			110,000	110,000
IT - Fibre connection	-	73,362	(73,362)	U	-100%	150,000	150,000
IT - UPS for Server and Comms Rooms	-	-	-			33,000	33,000
Manning Hall AV	39,000	46,724	(7,724)	U	-20%	39,000	-
Technology	39,000	120,086	(81,086)	U	-208%	332,000	293,000
Collier Park Golf Course							
CPGC - Concrete pathways	15,000	-	15,000	F	100%	50,000	50,000
CPGC - Plant & Fleet	103,000	-	103,000	F	100%	294,350	263,000
CPGC - Wash down Bay	-	-	-			50,000	50,000
CPGC Pro-shop, Clubhouse and Driving Range	-	-	-			4,550,000	4,550,000
CPGC Stormwater Drainage, Sewer Pump Station and Main	-	750	(750)	U	-100%	250,000	250,000
Collier Park Golf Course	118,000	750	117,250	F	99%	5,194,350	5,163,000
Plant and Fleet Management							
City of South Perth Plant & Fleet	112,000	210,408	(98,408)	U	-88%	973,000	973,000
Fleet Refurbishment - Heavy Plant	-	11,559	(11,559)	U	-100%	55,042	-
Fleet/Plant Transition to EV	15,000	-	15,000	F	100%	50,000	50,000
Forklift New	-	-	-			70,000	70,000
Rangers - Electric Cargo Bike (foreshore patrol)	15,000	13,246	1,754	F	12%	15,000	15,000
Wheel Balancer - Fleet	-	-	-			25,000	25,000
Plant and Fleet Management	142,000	235,213	(93,213)	U	-66%	1,188,042	1,133,000
Foreshore & Natural Areas							
Hurlingham - Living Stream	513	780	(267)	U	-52%	462,850	462,850
Lake Gillon Replacement of raised wooden boardwalk	-	-	-			25,000	25,000
SJMP Irrigation replacement	268,750	264,580	4,170	F	2%	1,075,000	1,075,000
SPF NODE 2 - Coode St - Design	3,200	6,397	(3,197)	U	-100%	47,535	-
SPF Scented Gardens Arbor Replacement	11,809	11,809	-			11,809	-
Foreshore & Natural Areas	284,272	283,566	706	F	0%	1,622,194	1,562,850
Streetscape							
Civic Heart Streetscape Enhancement	3,103	3,103	-			3,103	-
Streetscape	3,103	3,103	-			3,103	-
Parks and Reserves							
Bore & Pump Replacement Program	20,000	25,553	(5,553)	U	-28%	100,000	100,000
Como Bowling Club Synthetic Green Conversion Project	-	-	-			229,652	-
Electrical Asset Renewal Program	-	1,332	(1,332)	U	-100%	250,000	250,000
Enclosed dog parks 1x big 1x small dogs	-	600	(600)	U	-100%	210,000	210,000
Furniture - Park Replacement	35,000	18,840	16,160	F	46%	100,000	100,000
Irrigation Asset Replacement Program	50,000	35,694	14,306	F	29%	150,000	150,000
Kilkenny Playground	-	-	-			120,000	120,000
Lake Douglas Bridges Replacement	-	-	-			350,000	350,000
Manning Bike Track - Masterplan Implementation	100,000	128,895	(28,895)	U	-29%	600,000	600,000
Old Manning Library Landscape and Lighting	-	22,583	(22,583)	U	-100%	150,000	150,000
Playground & Play Equipment Replacements - JanDoo Park	2,000	2,355	(355)	U	-18%	130,000	130,000
Parks and Reserves	207,000	235,853	(28,853)	U	-14%	2,389,652	2,160,000
Waste Management							
Recycling Centre 30m3 sq bulk bin Program	25,000	13,950	11,050	F	44%	25,000	25,000
Recycling Centre Improvements	3,000	7,824	(4,824)	U	-161%	825,000	825,000
Recycling Centre new fire hydrant	50,000	6,259	43,741	F	87%	125,000	125,000
Waste - Plant & Fleet Replacement Program	20,000	-	20,000	F	100%	55,000	55,000
Waste Management	98,000	28,033	69,967	F	71%	1,030,000	1,030,000

Key Responsibility Area	YTD Budget \$	YTD Actual \$	Variance \$	Var F/U	Var %	Revised Budget \$	Original Budget \$
Local Traffic Management							
Black Spot - Canning Hwy Ryrie Ave	-	5,857	(5,857)	U	-100%	-	-
LATM - Improvements	-	2,341	(2,341)	U	-100%	-	-
Low Cost Urban Road Safety 22/23	-	5,533	(5,533)	U	-100%	-	-
Traffic/Black Spot - Int Axford St - Eleanor St raised platf	90,000	45,205	44,795	F	50%	90,000	90,000
Traffic/Black Spot - Intersect Labouchere Rd Richardson St	-	-	-			25,000	25,000
Traffic/Black Spot - Mary St Ednah St raised intersection	75,000	167,445	(92,445)	U	-123%	150,000	150,000
Traffic/Black Spot - Mill Point Rd and Esplanade Ramp	-	1,613	(1,613)	U	-100%	150,000	150,000
Traffic/Black Spot - Tate St / Angelo St LCUS	-	-	-			145,000	145,000
Traffic/Black Spot -Raised Intersection Mill Pt Rd & Mill Pt	-	-	-			100,000	100,000
Local Traffic Management	165,000	227,994	(62,994)	U	-38%	660,000	660,000
Parking Facilities							
Millers Pool Car Park Closure	6,000	14,513	(8,513)	U	-142%	40,000	40,000
Parking Management Devices	2,000	2,010	(10)	U	-1%	20,000	20,000
Parking Facilities	8,000	16,523	(8,523)	U	-107%	60,000	60,000
Total Expenditure	2,640,037	2,501,978	138,060	F	5%	28,193,131	26,603,850

**Statement of All Council Funds
31st October 2024**

Municipal Fund	51,868,158
Investments	48,918,318
Current Account at Bank	2,946,451
Cash on Hand	3,389
	<u>51,868,158</u>
Cash Backed Reserves	47,970,543
Employee Entitlement Reserve	4,881,475
Community Facilities Reserve	17,165,491
Underground Power Reserve	131,787
Parking Reserve	190,526
Riverwall Reserve	1,014,950
Public Art Reserve	399,676
Changeroom and Sport Lighting Facilities Reserve	6,153,353
Financial Sustainability Investment Reserve Fund	12,903,471
Waste Management Reserve	4,702,090
Collier Park Golf Course Reserve	427,724
	<u>47,970,543</u>
Reserves represented by:	
Investments	46,980,428
Accrued Interest	990,115
	<u>47,970,543</u>
TOTAL COUNCIL FUNDS	<u>99,838,701</u>

Summary of Cash Investments
31st October 2024

Investments and Cash - Disclosed by Fund

	\$	%
Municipal	51,868,158	51.95%
Reserves	47,970,543	48.05%
	99,838,701	100.00%

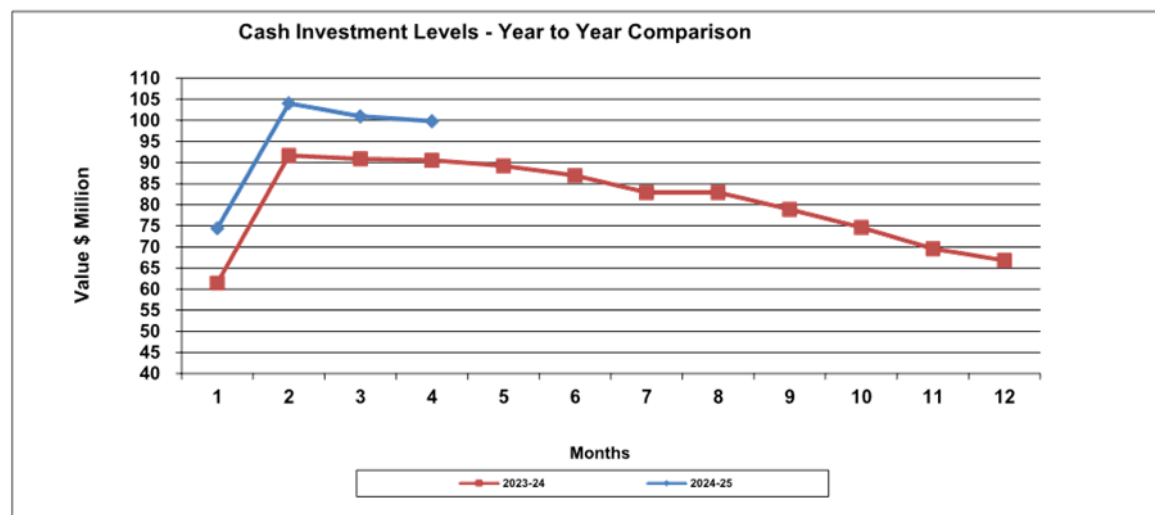
Investments - Disclosed by Financial Institution

	Non-Fossil Fuel %	S&P Credit Ratings (Short Term)	\$	%
ANZ Bank (Fossil Fuel)		A-1+	9,000,000	9.38%
Westpac Banking Corporation (Fossil Fuel)		A-1+	25,238,261	26.32%
Suncorp Metway Bank (Non-Fossil Fuel)	19.91%	A-1	19,091,849	19.91%
National Australia Bank (Fossil Fuel)		A-1+	25,008,892	26.08%
Bank of Queensland (Non-Fossil Fuel)	9.97%	A-2	9,559,744	9.97%
IMB Bank (Non-Fossil Fuel)	8.34%	A-2	8,000,000	8.34%
	38.22%		95,898,746	100.00%
Current Bank Accounts and accrued interest			3,939,955	
			99,838,701	

Interest Earned on Investments for Year to Date

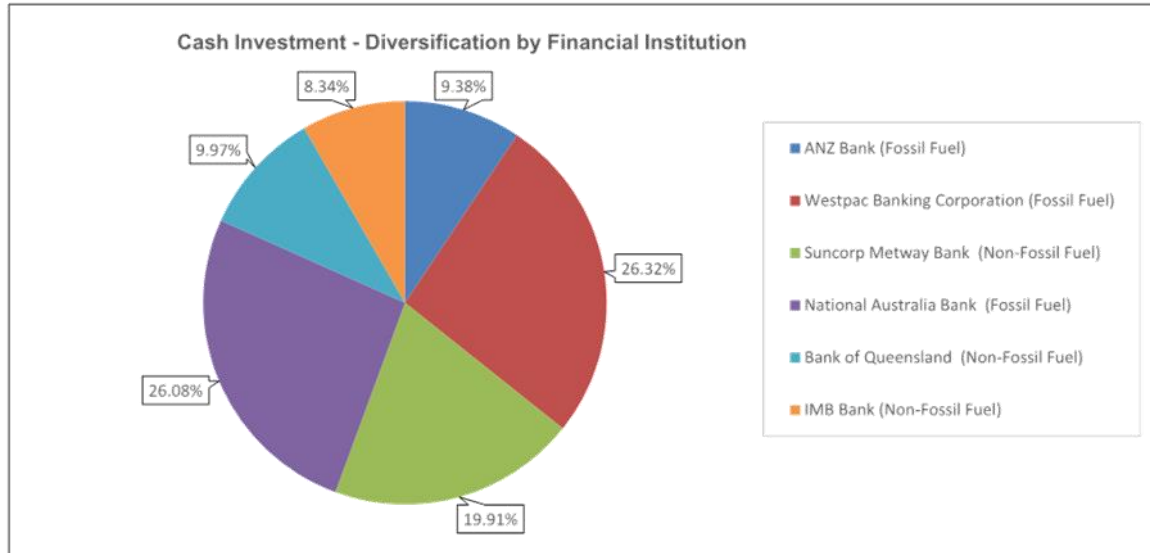
	31st October 2024	31st October 2023
Municipal Fund	722,194	709,396
Reserves	752,998	565,917
	1,475,192	1,275,313

The anticipated weighted average yield on funds currently invested is 5.16%

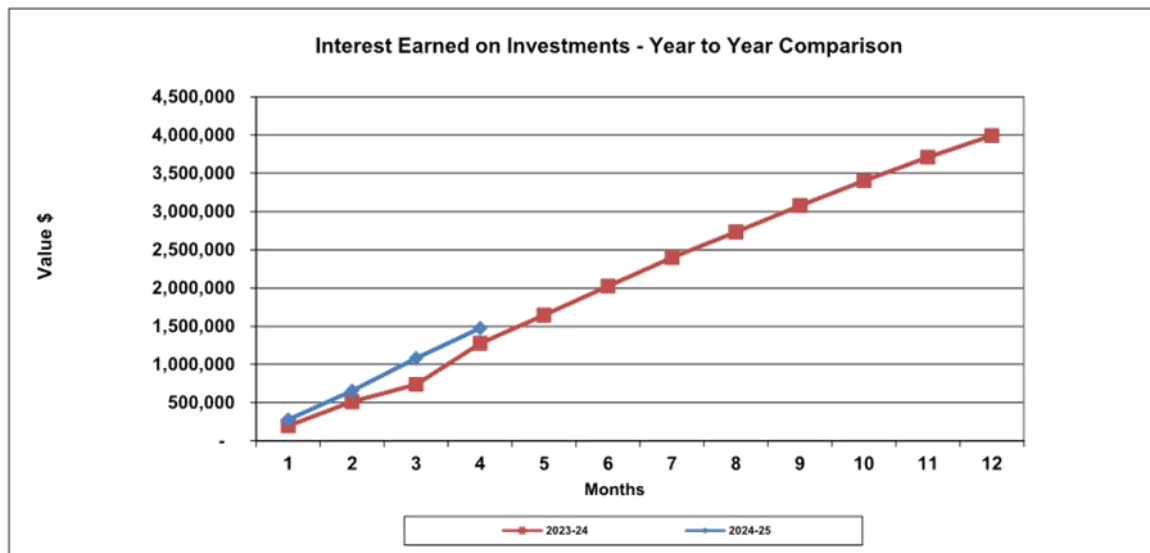


SUMMARY OF CASH INVESTMENTS 31st October 2024

Investments - Disclosed by Institution



Interest Earned on Investments



Statement of Major Debtor Categories
31st October 2024

Rates Debtors Outstanding

31st October 2024 31st October 2023

Outstanding - Current Year & Arrears	15,393,365	15,113,970
Pensioner Deferrals	1,473,791	1,477,756
	16,867,156	16,591,726

Rates Outstanding as a percentage of Rates Levied

Percentage of Rates Uncollected at Month End	31.29%	32.20%
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