

NOTES

Council Agenda Briefing

Meeting Date & Time: 6.00pm, Tuesday 19 August 2025
Meeting Location Council Chamber

1. DECLARATION OF OPENING

The Presiding Member opened the Briefing at 6.01pm 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 26 August 2025.

4. ATTENDANCE

Presiding Member

Mayor Greg Milner

Councillors

Como Ward
Manning Ward
Manning Ward
Moresby Ward

Councillor Glenn Cridland
Councillor André Brender-A-Brandis
Councillor Blake D'Souza
Councillor Jennifer Nevard

Officers

A/Chief Executive Officer
A/Director Corporate Services
Director Development and Community Services
Director Infrastructure Services
Manager Development Services
Manager Customer, Communications and Engagement
Manager Governance
Governance Officer
Governance Administration Officer

Mr Matthew Scott
Mr Abrie Lacock
Ms Donna Shaw
Ms Anita Amprimo
Ms Fiona Mullen
Ms Danielle Cattalini
Ms Toni Fry
Ms Jane Robinson
Ms Kira Digwood

Gallery

There were approximately 38 members of the public present.

4.1 Apologies

- Councillor Bronwyn Waugh

4.2 Approved Leave of Absence

- Mayor Greg Milner for the period 24 July 2025 to 17 October 2025, inclusive.
- Councillor Hayley Prendiville for the period 16 August 2025 to 20 August 2025, inclusive.

5. DECLARATIONS OF INTEREST

- Mayor Greg Milner – Financial and Proximity Interest in Item 10.1.1 as ‘some of the proposed listings either include, or are adjacent to, or are across the road from, properties that are owned or indirectly owned by persons who contributed to my re-election campaign in 2023.’
- Councillor Glenn Cridland – Impartiality Interest in Item 10.1.1 as ‘I know some of the owners of properties on the list.’
- Councillor André Brender-A-Brandis – Impartiality Interest in Item 10.1.1 as ‘I know one of the individuals whose property is on the list. My voting will be impartial with regard to this Item.’
- Mayor Greg Milner – Impartiality Interest in Item 10.1.4 as ‘over the years, I have developed positive working relationships with many local sporting organisations and community clubs, including some of the applicants mentioned in this Item.’
- Councillor Glenn Cridland – Impartiality Interest in Item 10.1.4 as ‘my children and I have been members of the South Perth Lawn Tennis Club.’
- Councillor Jennifer Nevard – Proximity Interest in Item 10.1.5 as ‘my property is opposite the section of Sir James Mitchell Park in proximity to the Flagpole where this event will be conducted. On the previous occasion the Nokturnl event did not impact land in front of my property. I will not participate in the vote on this Agenda item.’
- Councillor Jennifer Nevard – Impartiality Interest in Item 10.3.1 as ‘I do not believe there is a need to declare a Proximity Interest in decision-making on Policy 7.2 Significant Views because the policy is not an enactment of any decision relating to the land opposite my dwelling. I do not believe that the development of private land in the vicinity of my property would impact views from my property.’
- Councillor Jennifer Nevard – Impartiality Interest in Item 10.3.2 as ‘if agreed to by Council, the Local Planning Policy - Trees will become an advisory direction for Council decision-making in relation to development approvals on private property. I therefore declare an Impartial Interest on the matter because some community members may be concerned that a conflict of interest may be present.’
- Mayor Greg Milner – Impartiality Interest in Item 10.3.4 as ‘I know at least one person who lives close to the site of the proposed development.’
- Mayor Greg Milner – Impartiality Interest in Item 10.4.1 as ‘I voted against Council Resolution Number 0725/140 titled “Removal of Six Trees Planted on the South Side of Lake Douglas During Winter 2024” at the 22 July 2025 Ordinary Council Meeting. I supported the revocation motion by Councillor Jennifer Nevard being brought to Council for consideration, as set out at page 67 of the Agenda.’

- Councillor Jennifer Nevard – Impartiality Interest in Item 10.4.1 as ‘I voted against Council Resolution Number 0725/140 titled “Removal of Six Trees Planted on the South Side of Lake Douglas During Winter 2024,” at the 22 July 2025 Ordinary Council Meeting. I have initiated a Revocation of Motion 12.1 passed at the 22 July 2025 Ordinary Council Meeting and this has now been brought to Council for reconsideration, as set out at page 67 of the Agenda Briefing 19 August 2025. The focus of my concern is the process that has led to the decision taken regarding the six trees. I do not have a Proximity Interest or Direct Financial Interest in this matter as my property is located on a different street and in a different location. I am making this declaration to clarify my position as I received a copy of correspondence indicating a community concern on my eligibility to participate in the decision-making.’
- Councillor Glenn Cridland – Impartiality Interest in Item 10.4.1 as ‘two of the speakers are known to me with one presenter being the parent of a child who plays sport in a team with one of my children.’
- Councillor André Brender-A-Brandis – Impartiality Interest in Item 10.4.1 as ‘Mr David Coldham, a resident of Jubilee Street, South Perth contacted me on 21 July 2025 regarding this item. The views from Mr Coldham’s property may or may not be affected in the future regarding the six juvenile trees proposed for removal. My decision making on this agenda item will be unaffected as it will be based on merit.’
- Mayor Greg Milner – Impartiality Interest in Item 12.1 as ‘I know a significant number of the City’s many wonderful volunteers.’

8. PRESENTATIONS

8.3 Deputations

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| 1. | Mr Ketheesan Mahesan of South Perth who spoke AGAINST the Officer Recommendation at Item 10.1.1. | Item
10.1.1 |
| 2. | Ms Lena Jaetschmann and Prue Griffin of South Perth who spoke FOR the Officer Recommendation at Item 10.1.1. | Item
10.1.1 |
| 3. | Ms Kathy Lees of South Perth who spoke FOR the Officer Recommendation at Item 10.3.2 and FOR the Recommendation at Item 10.4.1. | Items
10.3.2
and
10.4.1 |
| 4. | Ms Bronwyn David of South Perth who spoke AGAINST the Officer Recommendation at Item 10.3.2 and FOR the Recommendation at Item 10.4.1. | Items
10.3.2
and
10.4.1 |
| 5. | Ms Heidi Schmidt of South Perth who spoke FOR the Officer Recommendation at Item 10.3.2 and FOR the Recommendation at Item 10.4.1. | Items
10.3.2
and
10.4.1 |

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| 6. | Mr John Bassett of Como who spoke FOR the Officer Recommendation at Item 10.3.2, FOR the Recommendation at Item 10.4.1, and FOR the Officer Recommendation at Item 10.4.4. | Items
10.3.2,
10.4.1,
and
10.4.4 |
| 7. | Mr Phil Knight of Como who spoke FOR the Officer Recommendation at Item 10.3.3. | Item
10.3.3 |
| 8. | Ms Angela Mahoney of Como who spoke FOR the Recommendation at Item 10.4.1. | Item
10.4.1 |
| 9. | Mr Aryeh Jacob of South Perth who spoke AGAINST the Officer Recommendation at Item 10.3.4. | Item
10.3.4 |
| 10. | Mr Jeremy Linnette of South Perth who spoke FOR the Recommendation at Item 10.4.1. | Item
10.4.1 |
| 11. | Ms K Poh of Como who spoke FOR the Recommendation at Item 10.4.1. | Item
10.4.1 |
| 12. | Dr Sue Gillieatt of Salter Point who spoke FOR the Recommendation at Item 10.4.1. | Item
10.4.1 |
| 13. | Mr Peter Scott of Como (on behalf of Ms Cecilia Brooke of South Perth) who spoke FOR the Recommendation at Item 10.4.1. | Item
10.4.1 |
| 14. | Mr Oliver Crosthwaite of South Perth who spoke FOR the Recommendation at Item 10.4.1. | Item
10.4.1 |
| 15. | Mr Graham Hills of South Perth who spoke FOR the Recommendation at Item 10.4.1. | Item
10.4.1 |
| 16. | Ms Cristy Lowe of Como who spoke FOR the Recommendation at Item 10.4.1. | Item
10.4.1 |
| 17. | Ms Gemma Spencer of Kensington who spoke FOR the Recommendation at Item 10.4.1. | Item
10.4.1 |

At 8.18pm the meeting was adjourned.

At 8.25pm the meeting reconvened.

Agenda Items 10.4.1 and 10.3.2 were considered first due to the significant interest in these Items from the public gallery.

10. DRAFT AUGUST 2025 REPORTS

The A/Chief Executive Officer, Mr Matthew Scott gave a brief summary of the August 2025 Agenda Items to be considered by Council, as follows.

Mayor Greg Milner declared a Financial and Proximity Interest in Item 10.1.1 and accordingly left the meeting at 8.55pm. Councillor Glenn Cridland assumed the Chair.

Councillors André Brender-A-Brandis and Glenn Cridland declared an Impartiality Interest in Item 10.1.1.

10.1.1 Draft Heritage List (Advertising)

This Item was the subject of two Deputations.

The City of South Perth is required to establish and maintain a heritage list to identify places within the Scheme area that are of cultural heritage significance and worthy of built heritage conservation.

This report presents the draft Heritage List for the purpose of advertising.

Mayor Greg Milner returned to the meeting at 9.04pm prior to consideration of Item 10.1.2 and resumed the Chair.

10.1.2 Proposed Closure and Amalgamation of Road Reserves Near the Collins Street Centre – Submissions

The purpose of this report is for Council to consider authorising a request being made to the Minister for Lands for the permanent closure and amalgamation of portions of road reserve near the Collins Street Centre, South Perth following advertising.

10.1.3 Endorsement of the City's Updated Local Emergency Management Arrangements (LEMA) Plan and Local Recovery Plan

This report seeks Council's endorsement of the City's updated Local Emergency Management Arrangements Plan and Local Recovery Plan to provide guidance on how the City will coordinate and operate during the recovery phases of a local emergency.

Mayor Greg Milner and Councillor Glenn Cridland declared an Impartiality Interest in Item 10.1.4.

10.1.4 Department of Creative Industries, Tourism and Sport – Community Sport and Recreation Facilities Fund (CSRFF) Small Grants Program 2025/26

Each year the Department of Creative Industries, Tourism and Sport calls for applications via its Community Sport and Recreation Facilities Fund (CSRFF) to invite eligible community groups and local governments to apply for funding to assist with sport and recreation infrastructure projects.

CSRFF applications must be presented to the relevant local government to request its 'in-principle' support of the project, including the financial contribution requested by the applicant under the CSRFF program.

Three applications (all external applicants) are presented for the current round of the CSRFF for 2025/26:

1. Manning Bowling Club – Bowling Green Synthetic Conversion Project;
2. South Perth Cricket Club - Practice Wicket Net Replacement Project; and
3. South Perth Lawn Tennis Club - Patio Extension Project.

Councillor Jennifer Nevard declared a Proximity Interest in Item 10.1.5.

10.1.5 Amendment to Large Scale Commercial Event Proposal on Sir James Mitchell Park – Nokturnl Food and Beverage Village in November 2025

At its meeting held 24 June 2025, Council approved a Licence Agreement to Nokturnl Events Pty Ltd to use part of Sir James Mitchell Park in South Perth to facilitate a three-day Food and Beverage Village Festival in November 2025.

The applicant is seeking approval to modify the approved event site area.

This item is referred to Council as City of South Perth Policy (P106) 'Use of City Reserves and Facilities' requires large scale events and activations facilitated by commercial organisations to be referred to Council for approval.

For the reasons outlined in this report, it is recommended that the Expression of Interest for the Food and Beverage Village Festival be approved subject to Nokturnl Events Pty Ltd complying with the stated event terms and conditions.

Councillor Jennifer Nevard declared an Impartiality Interest in Item 10.3.1.

10.3.1 Draft Local Planning Policy 7.2 – Significant Views (Adoption)

The purpose of this report is for Council to consider adopting draft Local Planning Policy 7.2 - Significant Views following advertising.

Councillor Jennifer Nevard declared an Impartiality Interest in Item 10.3.2.

10.3.2 Draft Local Planning Policy - Trees

This Item was the subject of four Deputations.

A recent State Administrative Tribunal decision has confirmed that depending on the context, tree removal may constitute 'works' for which development approval is required in accordance with the *Planning and Development Act 2005*.

The City has therefore prepared draft Local Planning Policy - Trees, to exempt certain tree removal from requiring development approval, and to provide guidance as to matters to be considered where an application is made to remove a tree.

The purpose of this report is for Council to consider adopting draft Local Planning Policy – Trees, for the purpose of advertising.

10.3.3 Amendments to Local Planning Policies (Adoption)

This Item was the subject of one Deputation.

The purpose of this report is for Council to consider adopting amendments to Local Planning Policy 6.3 - Developer Contributions for Public Art and Public Art Spaces, Local Planning Policy 2.4 - Child Care Premises and Local Planning Policy 1.1- Residential Development following advertising.

Mayor Greg Milner declared an Impartiality Interest in Item 10.3.4.

10.3.4 Amendment to Development Application (Additions and Alterations to Four Grouped Dwellings) Lot 22, No. 16 Swan Street, South Perth.

This Item was the subject of one Deputation.

The purpose of this report is to consider an application for development approval for additions and alterations to four Grouped Dwellings on Lot 22, No. 16 Swan Street, South Perth.

The item is referred to Council in accordance with Delegation from Council DC690 Local Planning Scheme No. 7 as the development seeks discretion against Local Planning Policy 350 Significant Views and Draft Local Planning Policy 7.2 - Significant views.

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

10.3.5 Collier Park Golf Course Development Appointment of the Construction Contractor

The purpose of this report is for Council to grant approval for Clublinks Management Pty Ltd to engage the construction contractor for the Collier Park Golf Course Development, in accordance with the executed Development Services Agreement. The preferred construction contractor was identified following a competitive tender process. This report requests Council to approve the engagement of the recommended construction contractor, which will be subject to the value engineering process and confirmation of the development costs at or below \$19.8m in accordance with the approved Development Services Agreement.

Mayor Greg Milner and Councillors André Brender-A-Brandis, Jennifer Nevard and Glenn Cridland declared an Impartiality Interest in Item 10.4.1.

10.4.1 Revocation – Councillor Jennifer Nevard – Removal of Six Trees Planted on the South Side of Lake Douglas During Winter 2024

This Item was the subject of 13 Deputations.

This report is to consider a motion submitted by Councillor Jennifer Nevard (and supported by two additional Councillors) to revoke Council Resolution Number 0725/140 Removal of Six Trees Planted on the South Side of Lake Douglas During Winter 2024 considered by Council at its meeting held 22 July 2025.

The motion also requests the Chief Executive Officer to arrange a workshop for Elected Members to develop a policy to Provide a Consistent Decision-making Path for Addressing Requests for Tree Removal from Public Land prior to any Decision being made on any Tree Removal on Public Land until that time.

10.4.2 Listing of Payments July 2025

This report presents to Council a list of accounts paid under delegated authority between 1 July 2025 to 31 July 2025 for information. It also includes purchase card transactions between 1 June 2025 to 30 June 2025 in line with legislative requirements.

10.4.3 Monthly Financial Statements July 2025

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

10.4.4 Advocacy Strategy and Advocacy Priorities 2025/26

This Item was the subject of one Deputation.

This report provides the Council with the City of South Perth draft Advocacy Strategy (the Strategy) and the draft Advocacy Priorities 2025/26 for endorsement. This Strategy outlines the City's approach to advocacy and will provide high level direction for the City to secure support and funding which aligns with the City's aspirations and priorities. The draft Annual Advocacy Priorities 2025/26 provide focused advocacy areas for this financial year.

10.4.5 Proposed Council Meeting Schedule 2026

This report seeks Council's endorsement of the City of South Perth 2026 Meeting Schedule.

12. MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN

Mayor Greg Milner declared an Impartiality Interest in Item 12.1.

12.1 Notice of Motion – Councillor Bronwyn Waugh – Development of a Volunteer Code of Conduct

12.2 Notice of Motion – Councillor Bronwyn Waugh – Oversight of Non-Standard or Changes to Lease/Partnership Terms

15. MEETING CLOSED TO THE PUBLIC

Nil.

16. CLOSURE

At 9.43pm the Presiding Member closed the Council Agenda Briefing and thanked everyone for their attendance.

COUNCIL AGENDA BRIEFING

Responses to questions taken on notice

Meeting Date & Time: 6.00pm, Tuesday 19 August 2025

Meeting Location Council Chamber

REPORTS:

ITEM 10.3.2 Draft Local Planning Policy - Trees

Councillor André Brender-A-Brandis had questions taken on notice at the Agenda Briefing as follows:

1. *Just having a look at the criteria that has been included in this draft local planning policy - do we not have enough difference between this and what we did not approve as a Council last year for the tree protection policy? Can we include based on the difference between this and what we did not accept last year? Can we include canopy criteria as well? If we included a canopy criteria would this substantially be different enough to not require us to do the revocation as well?*

Response provided by Donna Shaw – Director Development and Community Services:

The City considers there is sufficient difference between the draft Local Planning Policy – Trees, and the draft Local Planning Policy – Tree Retention, which Council resolved not to adopt at its 23 July 2024 Ordinary Meeting, as this draft Policy predominantly seeks exemptions from the need to obtain development approval for tree removal that meet certain criteria, whilst Local Planning Policy – Tree Retention sought to define ‘tree damaging activity’ to a ‘regulated tree’ as ‘works’ that otherwise required development approval.

As such, the City considers that canopy cover size could be included as criteria for exempting the need for development approval.

2. *The criteria that has been listed in the local area weed register. I have not had a good look through the weed register lately and I am just interested in if there are any trees in there that we would consider that - whilst they might be in the weed register may be appropriate for attention. Some of those trees may be more adaptable, better suited for the changing environment, climate and thrive, (like *Casuarina cunninghamiana* which did thrive on our foreshore before we built the Black Swan Habitat). Are there any trees like that that you are aware of that we could carve out and include?*

Response provided by Donna Shaw – Director Development and Community Services:

Some species on the weed list are no longer considered suitable for planting as they take over other endemic species in natural areas, including *Casuarina cunninghamiana* (Eastern states River Sheek); the City instead plants the endemic *Casuarina obesa* (Western Australian swamp Sheek). The City considers the context when planting in reserves/ natural areas. Some other non-endemic weedy trees are no longer considered appropriate for planting (e.g. *Eucalyptus grandis* (*Eastern states flooded gum*)), however, given other canopy benefits, would not be supported for removal on the basis of the tree not being preferred.

Declared plants under the *Biosecurity and Agriculture Management Act 2007* are predominantly shrubs, such as Pokeweed (*Phytolacca americana*). From a local perspective, the three ‘extreme susceptibility’ rating for Polyphagous shot-hole borer are *Acer negundo* (Box elder maple), *Erythrina x sykesii* (Coral tree) and *Robinia pseudoacacia* (Robinia, mop top robinia, black locust), which would be supported for removal. The City would also support removal of *Melia azedarach* (Cape lilac/ White cedar) given *Leptocneria reducta* (caterpillars that feed on the tree) severely defoliate the tree and cause safety risks given the soft wood.

Declared plants under the *Biosecurity and Agriculture Management Act 2007* are predominantly shrubs, such as Pokeweed (*Phytolacca americana*). From a local perspective, the three ‘extreme susceptibility’ rating for Polyphagous shot-hole borer are *Acer negundo* (Box elder maple), *Erythrina x sykesii* (Coral tree) and *Robinia pseudoacacia* (Robinia, mop top robinia, black locust), which would be supported for removal. The City notes that *Melia azedarach* (Cape lilac/ White cedar) may be suitable for removal given *Leptocneria reducta* (caterpillars that feed on the tree) severely defoliate the tree and cause safety risks given the soft wood, however, it is a food source for Carnaby’s Black Cockatoos and as such, the City would need to assess the health of the tree before recommending whether removal is suitable.

ITEM 12.2 Notice of Motion – Councillor Bronwyn Waugh – Oversight of Non-Standard or Changes to Lease/Partnership Terms

Councillor Glenn Cridland had a question taken on notice at the Agenda Briefing as follows:

1. *Over the last four months I have asked at least twice in respect of the lease for the Como Croquet Club which has not yet been renewed - it is now on a month-to-month lease. My question was why is that so? Why is the club being offered a short-term lease, as I understand it only five years? Why is it being given different terms or suggestions that there would be different terms to those that have ever been used with it? For example, that it pays rates over the property that it has occupied for 90 years? Is this part of a move, as has happened previously, to cause the Croquet Club to move from its current location?*

Response provided by Abrie Lacock – Acting Director Corporate Services:

The current lease is in hold over since June 2025. The lease renewal process has taken longer than anticipated due to the additional time required to discuss concerns raised by the Club, for example lease term and the recovery of outgoings.

The lease term offered to the club is consistent with the adopted policy (Policy P609 Management and Sale of City Property) and the same term as the current lease (entered in 2015) a 5-year term with an option for a further 5 years).

The other terms and conditions offered are in line with the Club’s current lease, aside from the proposed rates levy. Local Governments can levy rates on property it leases. The City is in process of reviewing the way in which it deals with outgoings in relation to leased property. Outgoings have not been consistently recovered.

Once a Terms Sheet is signed, the City will be able to present a report item for Council consideration, Council may waive the rates.

Elected Members are encouraged to contact the administration if more detailed information regarding leases is required.