

Ordinary Council Meeting

17 January 2018

Minutes



Members of the public who attend Council meetings should not act immediately on anything they hear at the meetings, without first seeking clarification of Council's position. Persons are advised to wait for written advice from the Council prior to taking action on any matter that they may have before Council.

Agendas and Minutes are available on the City's website www.kwinana.wa.gov.au

Vision Statement

Kwinana 2030

***Rich in spirit, alive with opportunities,
surrounded by nature – it's all here!***

Mission

**Strengthen community spirit, lead
exciting growth, respect the environment
- create great places to live.**



We will do this by –

- providing strong leadership in the community;
- promoting an innovative and integrated approach;
- being accountable and transparent in our actions;
- being efficient and effective with our resources;
- using industry leading methods and technology wherever possible;
- making informed decisions, after considering all available information; and
- providing the best possible customer service.

Values

We will demonstrate and be defined by our core values, which are:

- Lead from where you stand – Leadership is within us all.
- Act with compassion – Show that you care.
- Make it fun – Seize the opportunity to have fun.
- Stand Strong, stand true – Have the courage to do what is right.
- Trust and be trusted – Value the message, value the messenger.
- Why not yes? – Ideas can grow with a yes.

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Present:

HER WORSHIP MAYOR C ADAMS
DEPUTY MAYOR P FEASEY
CR W COOPER
CR M KEARNEY
CR S LEE
CR S MILLS
CR M ROWSE
CR D WOOD

MS J ABBISS	-	Chief Executive Officer
MS C MIHOVLOVICH	-	Director City Strategy
MRS B POWELL	-	Director City Living
MS M BELL	-	Director City Legal
MR D ELKINS	-	Director City Infrastructure
MRS M COOKE	-	Director City Regulation
MR T HOSSEN	-	Lawyer
MS A MCKENZIE	-	Council Administration Officer

Members of the Press	0
Members of the Public	3

1 Declaration of Opening:

Presiding Member declared the meeting open at 7:30pm and welcomed Councillors, City Officers and gallery in attendance and read the Welcome.

“IT GIVES ME GREAT PLEASURE TO WELCOME YOU ALL HERE AND BEFORE COMMENCING THE PROCEEDINGS, I WOULD LIKE TO ACKNOWLEDGE THAT WE COME TOGETHER TONIGHT ON THE TRADITIONAL LAND OF THE NOONGAR PEOPLE”

2 Prayer:

Councillor Sandra Lee read the Prayer

“OH LORD WE PRAY FOR GUIDANCE IN OUR MEETING. PLEASE GRANT US WISDOM AND TOLERANCE IN DEBATE THAT WE MAY WORK TO THE BEST INTERESTS OF OUR PEOPLE AND TO THY WILL. AMEN”

3 Apologies/Leave(s) of Absence (previously approved)

Apologies

Nil

Leave(s) of Absence (previously approved):

Nil

4 Public Question Time:

4.1 Mr Lindsey Allen, Design Management Group:

Question 1

I am the Architect for the Leda Shopping Centre proposal which is your item 15.5, Retrospective Amended Development Application - Proposed Shops/Local Shop, associated Outdoor Seating Area, Car Parking and the modification to the parking area for the existing Leda Shopping Centre – Lot 12 Feilman Drive, Leda, tonight. As outlined in the proposal we have met with the Council staff and have agreed with option 3. The client whom owns the property has been a long term land holder in the City of Kwinana and did not believe he was side stepping the planning approval and process in anyway and believes that he had clearly communicated with the Council Officers in terms of the changes that were made. Notwithstanding that, all parties have met and agreed to an option which includes an item of public art to the vacant wall. Is there a public art program at the City of Kwinana that we could engage with to go through that process? Or are there themes or messages that the Councillors or Council staff would like to include in that artwork on the building to be undertaken?

Response

The Mayor advised that there would be a suitable program that could accommodate subject to Council's approval.

The Mayor clarified that the Council will make the decision tonight regarding the option agreed upon.

5 Applications for Leave of Absence:

COUNCIL DECISION

060

MOVED CR W COOPER

SECONDED CR S MILLS

That Councillor Sandra Lee be granted a leave of absence from 10 February 2018 to 24 February 2018 inclusive.

That Deputy Mayor Peter Feasey be granted a leave of absence from 9 April 2018 to 2 May 2018 inclusive.

**CARRIED
8/0**

6 Declarations of Interest by Members and City Officers:

Councillor Matthew Rowse declared an impartiality interest in item 15.3, Adoption of Local Development Plan – Stage 8 – Lot 1372 Wellard Village due to his interest in the Village at Wellard Residents Association and their close relationship with PEET Ltd.

Deputy Mayor Peter Feasey declared an impartiality interest in item 15.3, Adoption of Local Development Plan – Stage 8 – Lot 1372 Wellard Village as his supervisor is the Minister for Housing and the Department of Communities – Housing Division is a joint venture partner in the Village at Wellard.

6 DECLARATIONS OF INTEREST BY MEMBERS AND CITY OFFICERS

Mayor Carol Adams declared an impartiality interest in item 15.3, Adoption of Local Development Plan – Stage 8 – Lot 1372 Wellard Village due to being a member of the Village at Wellard Residents Association.

7 Community Submissions:

7.1 Mr Ben Carter, Pinnacle Planning regarding item 15.4, Proposed LED Advertising Sign – Lot 100 Holden Close, Bertram:

Pinnacle Planning acts on behalf of Matzin Capital, who work in conjunction with the owners of the above site.

We note that the above proposal is on the agenda for this evening's Ordinary Council meeting with a recommendation for approval, subject to a range of conditions.

We wanted to briefly touch on a few key points of consideration for the application, which include:

1. Road safety
2. Amenity
3. Operating conditions
4. RAC safety concerns

Road Safety

With respect to road safety, we confirm Main Roads, the Council Traffic Engineers, and our private independent road safety consultant have all confirmed the acceptability of the proposed signage.

This has come as a result of extensive dealings with Main Roads staff, the City engineers, which have helped inform a site specific traffic safety investigation by Donald Veal Consulting. Main Roads Guidelines have a range of safety requirements, which our Client is experienced at meeting, and will be required to through conditions 1.8 and 1.10 of the approval.

Ultimately, the application has undertaken a rigorous assessment by all required and qualified private and government road safety experts, which all agree the sign is acceptable on road safety grounds.

Amenity

The signage is located within a Mixed Business zone, that based on the scale and extent of landholdings, will be redeveloped for large scale big box warehouse developments. In terms of amenity considerations, a sign of this nature is entirely consistent with larger forms of development, such as Ikea in Osborne Park, or the Cockburn Central precinct, which both abut the Freeway.

In terms of amenity with abutting future residential development, at the request of the Director of Planning, we have moved the sign further north on the site, to provide separation, and ensure no adverse light spill impacts. We would note however, that future residents will be in the short term, living opposite a car salvage yard, and in the future, large scale box box developments, so this proposal, is unlikely in isolation, to contribute to any amenity impacts, in its modified location, which is again supported by the planning staff.

7 COMMUNITY SUBMISSIONS

Operating Conditions

Amenity Impacts are a broader consideration that goes beyond simply whether a development is acceptable, or not. In instances that require ongoing monitoring and management, improper or lack lustre operational protocols cause amenity impacts.

In this instance, we have worked with the City staff to carefully conceive a range of operating parameters, particularly around content, light spill and luminance levels. These, combined with the conditions requiring conformity to Main Roads safety guidelines means the operating conditions nullify any amenity concerns which could arise from operational aspects.

RAC Safety Concerns

It has been conveyed that RAC has been sought to provide road safety information, and that RAC have voiced concerns over similar freeway signage proposals.

It is important to confirm that in such Applications RAC have no statutory place or role for comment, and that any information provided has no weight or bearing on the Application. We are advised by our Client that RAC in fact take out advertising space on billboards similar to this one in various locations in Western Australia, therefore it is difficult to ascertain how RAC would be opposed to such proposals, if they in turn seek to utilise them to market their own business. This perhaps support the notion that RAC are not a statutory agency, or appropriate to comment on safety aspects of development applications.

Conversely, it is the various statutory road safety agencies, who assess, and seek levels of information, against guidelines and documentation, which ultimately determine the safety, or otherwise of proposals. In this instance, Main Roads voiced initial concerns, to which we have gone through the required steps to mitigate those concerns, resulting in them having no further safety concerns for this proposal.

Summary

To conclude, this Application has gone through a rigorous near on 7 month process, involving three rounds of Main Roads referrals, two sets of planning drawings, several meetings at the City with Planning Staff, a Councillor Briefing forum, and resolution of final concerns of the Director of Planning.

We believe there are no unanswered queries or concerns, and further, that the recommendation for approval is the right one, given the level of consideration that has occurred.

We thank you for your time, and urge you all to vote in favour of the Application.

8 Minutes to be Confirmed:

8.1 Ordinary Meeting of Council held on 13 December 2017:

COUNCIL DECISION

061

MOVED CR S LEE

SECONDED CR D WOOD

That the Minutes of the Ordinary Meeting of Council held on 13 December 2017 be confirmed as a true and correct record of the meeting.

**CARRIED
8/0**

9 Referred Standing / Occasional / Management /Committee Meeting Reports:

Nil

10 Petitions:

Nil

11 Notices of Motion:

Nil

12 Reports – Community

Nil

13 Reports – Economic

Nil

14 Reports – Natural Environment

Nil

15 Reports – Built Infrastructure

15.1 Deferral of the Consideration of the Retrospective Home Occupation – Health Studio / Wellness Centre – Lot 202 (83) Banksia Road, Wellard

DECLARATION OF INTEREST:

There were no declarations of interest declared.

SUMMARY:

A development application has been received for a retrospective Home Occupation – Health Studio / Wellness Centre on Lot 202 (83) Banksia Road, Wellard (Refer Attachments A - D). Council considered the application at its Ordinary Council Meeting of 22 November 2017 and resolved to defer the item until its Ordinary Council Meeting to be held in January 2018 (refer Attachment E).

Council deferred the item to allow time for City Officers to engage with the business operator with regards to finding possible alternative sites to accommodate the Health Studio / Wellness Centre (if any). In this regard, City Officers have engaged with the business operator and, whilst discussions have taken place, a final outcome on any possible alternative site is yet to be determined.

In this regard, City Officers recommend the application be further deferred to allow for continued discussions between the City and the business operator with a view to possible alternative options and an associated recommendation to Council on the matter.

OFFICER RECOMMENDATION:

That Council defer consideration of the retrospective application for a Home Occupation – Wellness Centre on Lot 202 (No. 83) Banksia Road, Wellard pending a recommendation from City Officers about the possibility of any potential alternative locations for the use.

LEGAL/POLICY IMPLICATIONS:

For the purpose of Councillors considering a financial or impartiality interest only, the applicant is Altus Planning and the landowners are Shane Lehman and Jodie Caverzan.

The relevant legislation includes:

- *Planning and Development Act 2005*;
- Metropolitan Region Scheme; and
- Town of Kwinana Town Planning Scheme No. 2.

FINANCIAL/BUDGET IMPLICATIONS:

There are no financial/budget implications identified as a result of this report.

15.1 DEFERRAL OF THE CONSIDERATION OF THE RETROSPECTIVE HOME OCCUPATION – HEALTH STUDIO / WELLNESS CENTRE – LOT 202 (83) BANKSIA ROAD, WELLARD

ASSET MANAGEMENT IMPLICATIONS:

There are no asset management implications that have been identified as a result of this report or recommendation.

ENVIRONMENTAL IMPLICATIONS:

There are no environmental implications as a result of this application.

STRATEGIC/SOCIAL IMPLICATIONS:

Deferral of the application will allow for further discussions to be undertaken between City Officers and the business operator in regards to identifying possible alternative sites for the business to operate.

Plan	Objective	Strategy
Corporate Business Plan	10.1 Planning	10.1.1 To implement the long term strategic land use planning for the social, economic and environmental wellbeing of the City

RISK IMPLICATIONS:

Council approves development under the Town Planning Scheme to meet its statutory obligations and facilitate proper and orderly planning and development of the municipality, in accordance with the objectives of the Strategic Community Plan. Development approvals, Scheme amendments, subdivision and structure plans allow land use to change over time, in order to meet Council and State Government policies and practices, community values and provide protection to the environment.

Council are advised that any decision made is subject to appeal rights to the State Administrative Tribunal (SAT). The application was received on the 25th of August 2017 and hence has surpassed the 90 day timeframe for determination. The applicant may consider this to be a 'Deemed Refusal' and lodge a 'Right of Review' with SAT.

Risk Event	Appeal of Council's decision.
Risk Theme	Failure to fulfil statutory regulations or compliance requirements Community Disruption Providing inaccurate advice/ information.
Risk Effect/Impact	Reputation Compliance

15.1 DEFERRAL OF THE CONSIDERATION OF THE RETROSPECTIVE HOME OCCUPATION – HEALTH STUDIO / WELLNESS CENTRE – LOT 202 (83) BANKSIA ROAD, WELLARD

Risk Assessment Context	Strategic
Consequence	Moderate
Likelihood	Likely
Rating (before treatment)	High
Risk Treatment in place	Reduce - mitigate risk
Response to risk treatment required/in place	<ul style="list-style-type: none"> • Work instructions in place and checklists used when assessing the application. • Consideration of the application within the Statutory limitations of the Town Planning Scheme. • Liaising with the applicant throughout the application process.
Rating (after treatment)	Moderate

COUNCIL DECISION

062

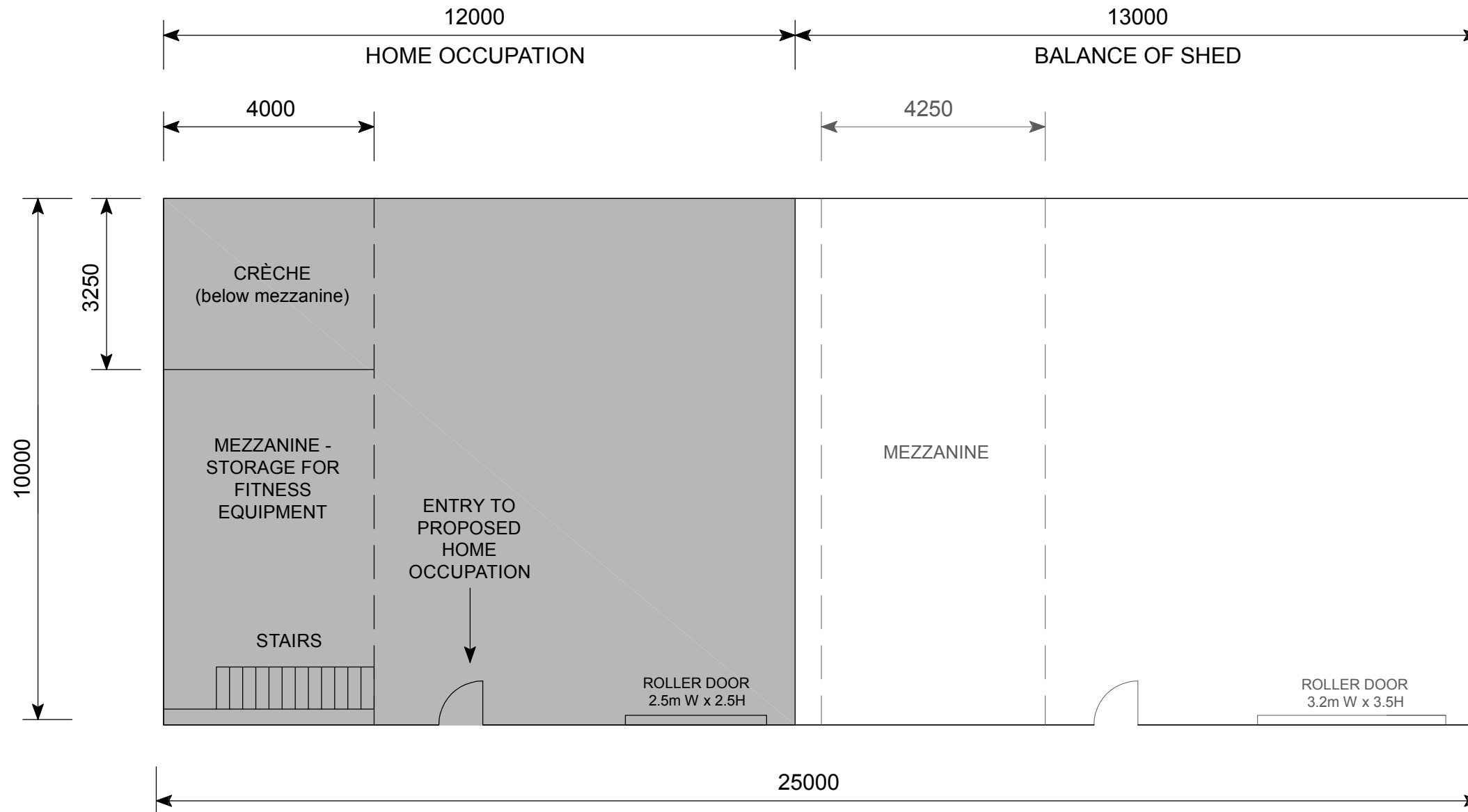
MOVED CR P FEASEY

SECONDED CR M KEARNEY

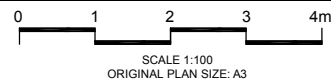
That Council defer consideration of the retrospective application for a Home Occupation – Wellness Centre on Lot 202 (No. 83) Banksia Road, Wellard pending a recommendation from City Officers about the possibility of any potential alternative locations for the use.

**CARRIED
8/0**





ATTACHMENT C



Base Mapping Prepared
By Roys Steel

DATE:
18.09.2017

REV
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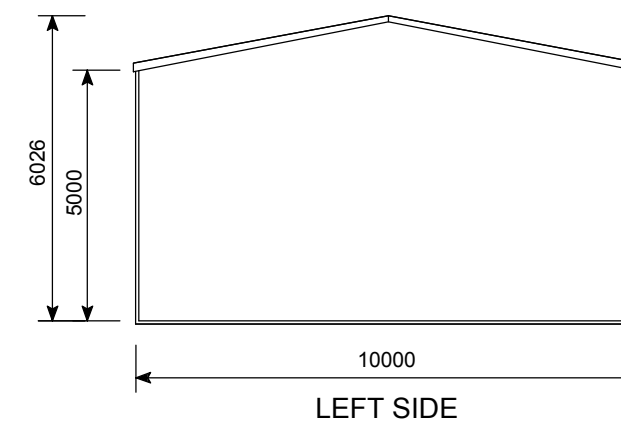
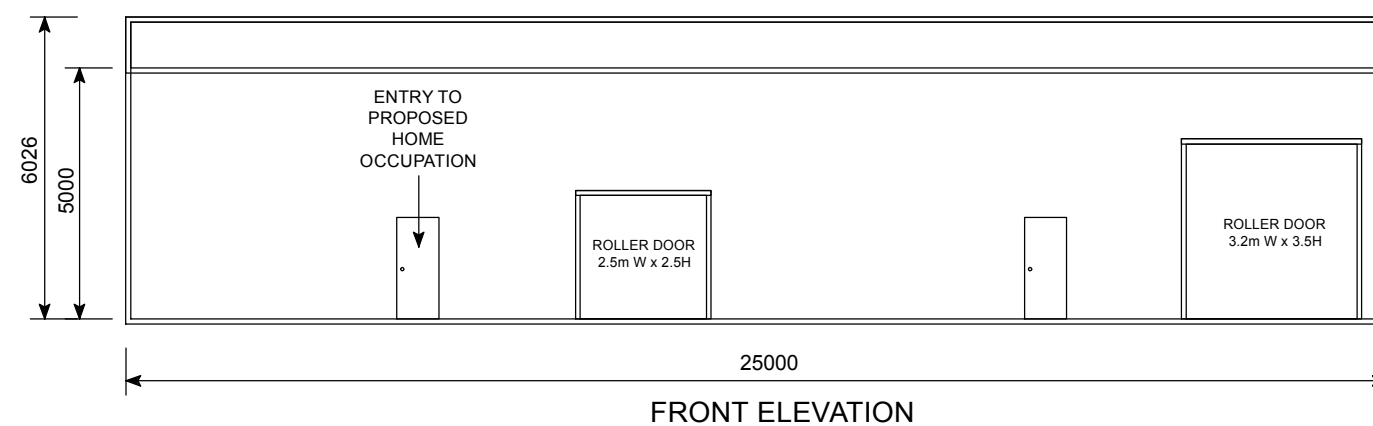
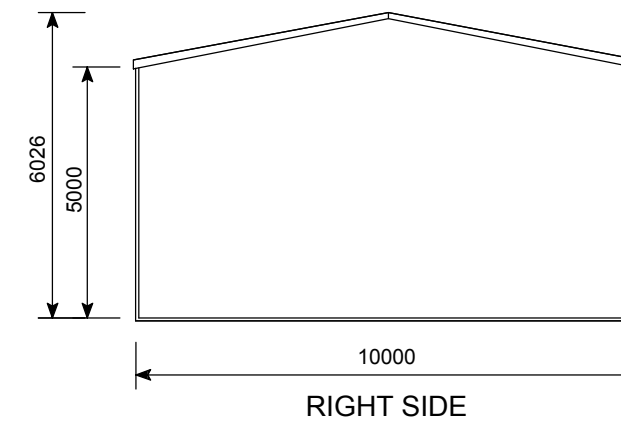
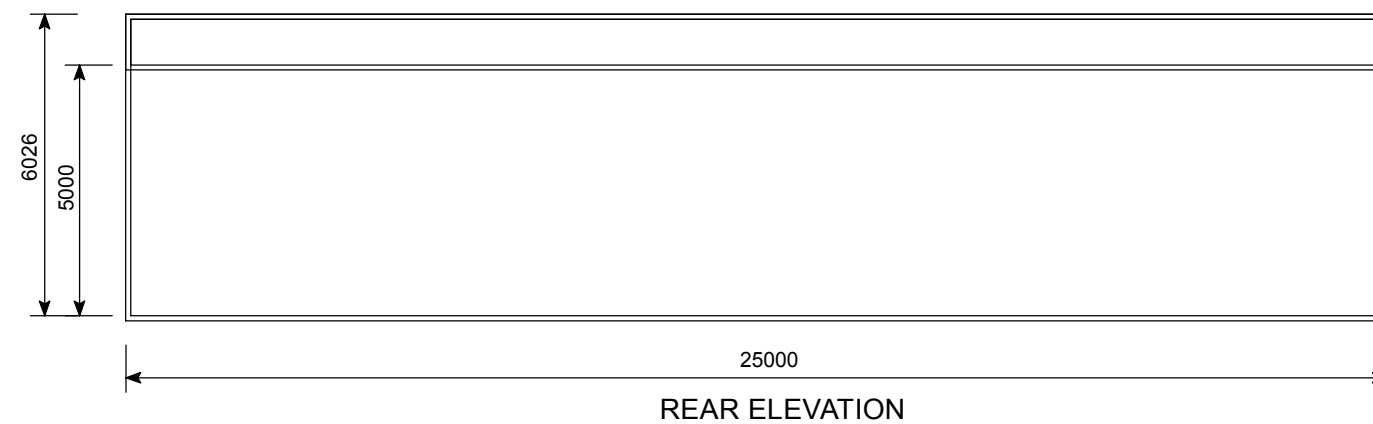
NOTE: Areas and dimensions are subject to survey.

DISCLAIMER: This plan has been prepared under instruction of the client, Altus Planning bears no responsibility for any inaccuracies or errors.

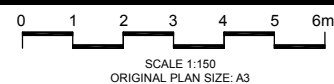
FLOOR PLAN

LOT 202 (No. 83) BANKSIA ROAD
WELLARD
City of Kwinana





ATTACHMENT D



Base Mapping Prepared
By Roys Steel

DATE:
18.09.2017

REV
1



NORTH

NOTE: Areas and dimensions are subject to survey.

DISCLAIMER: This plan has been prepared under instruction of the client, Altus Planning bears no responsibility for any inaccuracies or errors.



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ELEVATIONS

LOT 202 (No. 83) BANKSIAROAD
WELLARD
City of Kwinana

15 Reports – Built Infrastructure

15.1 Refusal of Retrospective Home Occupation – Health Studio / Wellness Centre – Lot 202 (83) Banksia Road, Wellard

SUMMARY:

A development application has been received for a retrospective Home Occupation – Health Studio / Wellness Centre on Lot 202 (83) Banksia Road, Wellard (“subject land”) (Refer Attachment A - D). The application is retrospective insofar as the applicant has stated that they have been operating training sessions on the subject land for the last 6 years.

In January 2017, the City’s Compliance Officer received an enquiry into the operation of a gym on the subject land, and subsequently undertook a site inspection to investigate the use being carried out on the property. In this regard, the City’s Compliance Officer noted that a portion of the shed on the property had been sectioned off and was being used as a gym with training equipment being located within an area of approximately 120m² split across the ground floor and a mezzanine upper floor. Upon further investigation, the City’s Compliance and Planning Officers were able to determine that a business was being operated from the premises under the name of “Fearwot Fitness” offering group fitness and metafit classes in morning and afternoon sessions.

The applicant states that the Home Occupation should not be considered as a generic gym however it should be considered as a ‘Wellness Centre’. The applicant states that the business is not open to the public on the basis that they can come at any time and all sessions need to be booked prior through appointments and all class times are limited. Furthermore, the applicant states that the Wellness Centre caters for patrons living locally and who are unable to attend a regular gym due to a number of personal factors such as body dysmorphia. The applicant proposes to operate the business six (6) days a week – Monday to Saturday offering classes at the following times:

- Monday to Friday: 6am-7am, 9am-10am and 5pm-6:30pm
- Saturday: 8:30am-9:30am

The applicant proposes that session / class times will vary depending on the class from between 30-50 minutes however would not exceed a 50 minute time frame. The applicant also proposes that sessions would accommodate between 4-8 (8 maximum) participants per session. Music is intended to be played within the shed during sessions / classes however the applicant has stated that this will be kept to a low volume and the outbuilding will be completely closed to ensure minimal impact on the neighbouring properties. The applicant has also stated that the business will be wholly contained within the shed, and no classes / sessions or part thereof will be conducted outside the confines of the shed.

In regards to the application and its compliance with the definition of a home occupation it is apparent that the development does not entirely comply with the definition prescribed under the Scheme, in particular parts (c) and (f). As the home occupation is carried out in an area of approximately 120m², the development does not comply with the definition of a home occupation under part (c) as it occupies an area greater than 20m². In addition, the application proposes a maximum of 8 participants in classes over three sessions per weekday which equates to up to 48 vehicle movements (24 movements into the property and 24 movements out of the property) per day. This number of vehicle movements is considered significantly higher than the normal traffic movements generated from other properties in the locality.

15.1 REFUSAL OF RETROSPECTIVE HOME OCCUPATION – HEALTH STUDIO / WELLNESS CENTRE – LOT 202 (83) BANKSIA ROAD, WELLARD

The City has received legal advice in regards to whether Council has the discretion to modify the definition of a land use under the Scheme. In this regard, the advice received has stated that Council are not afforded the ability to modify the land use definitions under the Scheme and as such, would not be in a position to consider this application as a Home Occupation (Refer to Confidential Attachment A).

It is the view of City Officers that the proposal is more properly characterised as a “Health Studio” under the Scheme which *“means a building designed and equipped for recreation and sporting activities and includes outdoor recreation if especially approved by Council.”* The subject land is zoned Special Rural (SR15) under the Scheme and land use permissibility is defined in accordance with Schedule II of the Scheme. Schedule II specifies that a “Dwelling House” is a permitted use (P), Home Occupation and Public Utility are discretionary uses (AA), and all other land uses are not permitted (X). In this regard, the use cannot be considered a Home Occupation for the reasons discussed above, the Scheme does not allow for any other uses within the Special Rural (SR15) Zone (other than those uses listed above) and as such the application cannot be supported.

OFFICER RECOMMENDATION:

That Council refuse the retrospective application for a Home Occupation – Wellness Centre on Lot 202 (No. 83) Banksia Road, Wellard on the following grounds;

- (a) The use as proposed does not constitute a “home occupation” as defined in the City of Kwinana Local Planning Scheme No.2 as it occupies an area more than 20m² in area, and would give rise to traffic substantially beyond which is normal to the locality;
- (b) The City does not have discretion to vary the maximum area of a home occupation use as stipulated in the definition of “home occupation”;
- (c) The proposed use is more properly characterized as a “Health Studio”, being “a building designed and equipped for recreation and sporting activities”, which is not permitted in the subject zone.
- (d) The proposed development is not considered to be consistent with the orderly and proper planning of the locality or the preservation of amenity of the locality.

Advice notes

1. Should the applicant be aggrieved by the decision, then a right of review should be lodged with the State Administrative Tribunal within 28 days of the date of this decision.

15.1 REFUSAL OF RETROSPECTIVE HOME OCCUPATION – HEALTH STUDIO / WELLNESS CENTRE – LOT 202 (83) BANKSIA ROAD, WELLARD

DISCUSSION:

A development application has been received for a retrospective Home Occupation – Health Studio / Wellness Centre on Lot 202 (83) Banksia Road, Wellard (“subject land”) (Refer Attachment A - D). The application is retrospective insofar as the applicant has stated that they have been operating training sessions on the subject land for the last 6 years.

In March 2016, the land owner received building approval for the construction of a 250m² shed on the property to be used for the storage of items in conjunction with the dwelling on the property. In January 2017, the City’s Compliance Officer received an enquiry into the operation of a gym within the newly constructed shed on the subject land, and subsequently undertook a site inspection to investigate the use being carried out on the property. In this regard, the City’s Compliance Officer noted that a portion of the shed had been sectioned off and was being used as a gym with training equipment being located within an area of approximately 120m² split across the ground floor and a mezzanine upper floor. Upon further investigation the City’s Compliance and Planning Officers were able to determine that a business was being operated from the premises under the name of “Fearnot Fitness” offering group fitness and metafit classes in morning and afternoon sessions.

Proposal

The applicant proposes to operate a home occupation - wellness centre from within the existing shed on the property six (6) days a week – Monday to Saturday offering classes at the following times:

- Monday to Friday: 6am-7am, 9am-10am and 5pm-6:30pm
- Saturday: 8:30am-9:30am

The applicant proposes that session / class times will vary depending on the class from between 30-50 minutes however would not exceed a 50 minute time frame. The applicant also proposes that sessions would accommodate between 4-8 (8 maximum) participants per session. Music is intended to be played within the shed during sessions / classes however the applicant has stated that this will be kept to a low volume and the outbuilding will be completely closed to ensure minimal impact on the neighbouring properties. The applicant has also stated that the business will be wholly contained within the shed, and no classes / sessions or part thereof will be conducted outside the confines of the shed.

Additionally, the applicant states that the Home Occupation should not be considered as a generic gym however it should be considered as a ‘Wellness Centre’. The applicant states that the business is not open to the public on the basis that they can come at any time and all sessions need to be booked prior through appointments and all class times are limited. Furthermore the applicant states that the Wellness Centre caters for patrons living locally and who are unable to attend a regular gym due to a number of personal factors such as body dysmorphia.

15.1 REFUSAL OF RETROSPECTIVE HOME OCCUPATION – HEALTH STUDIO / WELLNESS CENTRE – LOT 202 (83) BANKSIA ROAD, WELLARD

Site and surrounds

The subject site and the surrounding area is zoned Special Rural and is within the SR15 zone. The subject site has been partially cleared and contains a dwelling, 250m² shed, driveways and associated vehicle parking areas, and a swimming pool. The swimming pool is currently not approved and is being considered by the City's Building team.

Assessment under Town Planning Scheme No.2

In the context of assessing the proposal against the requirements of the City's Local Planning Scheme No.2, the Scheme defines a "Home Occupation" as an occupation or profession carried on in a dwelling house by a person resident therein that:

- (a) does not cause injury to or prejudicially affect the amenity of the neighbourhood including (but without limiting the generality of the foregoing) injury or prejudicial affection due to the emission of noise, vibration, smell, fumes, smoke, vapour, steam, soot, ash, dust, grit, oil, waste water, or waste products;
- (b) does not entail the employment of any person not a member of the occupier's family except in the case of a professional person;
- (c) does not occupy an area greater than 20 square metres;
- (d) does not require the provision of any essential service main of greater capacity than normally required in the Zone in which it is located;
- (e) is not advertised by a sign exceeding 0.2 square metres in area;
- (f) does not give rise to any pedestrian or vehicular traffic substantially beyond that which is normal to the neighbourhood in which the business is located;
- (g) is so conducted that, with the exception of a sign complying with paragraph (e) hereof, no indication is given that the house is used for other than residential purposes;
- (h) does not involve the use of commercial vehicles exceeding 1 tonne in weight for the delivery and collection of materials to or from the premises, and
- (i) does not require the outdoor storage of materials or supplies;
- (j) has been granted planning approval of Council for a specified period.

In regards to the application and the definition of a Home Occupation above it is apparent that the development does not entirely comply with the definition in particular parts (c) and (f). As the Home Occupation is carried out in an area of approximately 120m², the development does not comply with the definition of a home occupation under part (c) as it occupies an area greater than 20m². In addition, the application proposes a maximum of 8 participants in classes over three sessions per weekday which equates to up to 48 vehicle movements (24 movements into the property and 24 movements out of the property) per day. This number of vehicle movements is considered significantly higher than the normal traffic movements generated from other properties in the locality.

The City has received legal advice in regards to whether Council has the discretion to modify the definition of a land use under the Scheme. In this regard, the advice has stated that Council are not afforded the ability to modify the land use definitions under the Scheme and as such, would not be in a position to consider this application as a Home Occupation (Refer to Confidential Attachment A).

15.1 REFUSAL OF RETROSPECTIVE HOME OCCUPATION – HEALTH STUDIO / WELLNESS CENTRE – LOT 202 (83) BANKSIA ROAD, WELLARD

It is the view of City Officers that the proposal is more properly characterised as a “Health Studio” under the Scheme which *“means a building designed and equipped for recreation and sporting activities and includes outdoor recreation if especially approved by Council.”* The subject land is zoned Special Rural (SR15) under the Scheme and land use permissibility is defined in accordance with Schedule II of the Scheme. Schedule II specifies that a “Dwelling House” is a permitted use (P), Home Occupation and Public Utility are discretionary uses (AA), and all other land uses are not permitted (X). In this regard, the use cannot be considered a Home Occupation for the reasons discussed above, the Scheme does not allow for any other uses within the Special Rural (SR15) Zone (other than those uses listed above) and as such the application cannot be supported.

LEGAL/POLICY IMPLICATIONS:

For the purpose of Councillors considering a financial or impartiality interest only, the applicants is Altus Planning and the landowners are Shane Lehman and Jodie Caverzan.

Planning and Development Act 2005;
Metropolitan Region Scheme; and
Town of Kwinana Town Planning Scheme No. 2.

FINANCIAL/BUDGET IMPLICATIONS:

Should the applicant choose to appeal Council's decision to the State Administrative Tribunal there would be a cost associated with engaging the City's solicitors in the process.

ASSET MANAGEMENT IMPLICATIONS:

There are no asset management implications as a result of this application.

ENVIRONMENTAL IMPLICATIONS:

There are no environmental implications as a result of this application.

STRATEGIC/SOCIAL IMPLICATIONS:

Approving the application may well set an undesirable precedent for future applications which do not comply with the land use permissibility and definitions of the Scheme.

15.1 REFUSAL OF RETROSPECTIVE HOME OCCUPATION – HEALTH STUDIO / WELLNESS CENTRE – LOT 202 (83) BANKSIA ROAD, WELLARD

Plan	Objective	Strategy
Corporate Business Plan	10.1 Planning	10.1.1 To implement the long term strategic land use planning for the social, economic and environmental wellbeing of the City

RISK IMPLICATIONS:

Council approves development under the Town Planning Scheme to meet its statutory obligations and facilitate proper and orderly planning and development of the municipality, in accordance with the objectives of the Strategic Community Plan. Development approvals, Scheme amendments, subdivision and structure plans allow land use to change over time, in order to meet Council and State Government policies and practices, community values and provide protection to the environment.

Council are advised that any decision made is subject to appeal rights to the State Administrative Tribunal. The applicant may also request reconsideration by Council as per Clause 2.4.4 of Town Planning Scheme No. 2.

Risk Event	Negative impact on neighbourhood amenity. Appeal of Council's decision on the draft LDP.
Risk Theme	Failure to fulfil statutory regulations or compliance requirements Community Disruption Providing inaccurate advice/ information.
Risk Effect/Impact	Reputation Compliance
Risk Assessment Context	Strategic
Consequence	Moderate
Likelihood	Likely
Rating (before treatment)	High
Risk Treatment in place	Reduce - mitigate risk
Response to risk treatment required/in place	<ul style="list-style-type: none"> Work instructions in place and checklists used when assessing the application. Consideration of the application within the Statutory limitations of the Town Planning Scheme. Liaising with the applicant throughout the application process.
Rating (after treatment)	Moderate

15.1 REFUSAL OF RETROSPECTIVE HOME OCCUPATION – HEALTH STUDIO / WELLNESS CENTRE – LOT 202 (83) BANKSIA ROAD, WELLARD

COUNCIL DECISION

025

MOVED CR P FEASEY

SECONDED CR M ROWSE

That the item be deferred to the Ordinary Council Meeting in January 2018.

**CARRIED
7/0**

NOTE – That the Officers Recommendation has been amended to defer the item to the Ordinary Council Meeting in January 2018.

15.2 Development Application for Proposed Stockpiling of Clean Fill - Lots 9013 & 9014 Thomas Road, Casuarina

DECLARATION OF INTEREST:

There were no declarations of interest declared.

SUMMARY:

A development application has been received for the proposed stockpiling of clean fill at Lots 9013 and 9014 Thomas Road, Casuarina (subject site) (Refer Attachments A and B). The applicant proposes temporary stockpiling of fill over a portion of Lot 9013 while using Lot 9014 for access. This fill is required for the future development of the site for urban development. The proposed stockpiling area is well setback from Thomas Road and surrounding properties and City Officers do not consider the proposed development will have an adverse impact on the natural environment or the amenity of the area.

There is no approved Local Structure Plan (LSP) for the subject site. Notwithstanding this, Town Planning Scheme No. 2 (TPS2) does enable Council to approve development in the absence of a LSP. In this instance, City Officers consider that given the temporary nature of the development and the need for fill as part of the overall urban development of the site, the proposal can be supported. City Officers recommend Council approves the proposed development as per the recommendation.

OFFICER RECOMMENDATION:

That Council approve the Development Application for the stock piling of clean fill on Lots 9013 and 9014 Thomas Road, Casuarina subject to the following conditions and advice notes:

CONDITIONS:

- 1.1 The premises being kept in a neat/tidy condition at all times by the owner/occupier to the satisfaction of the City of Kwinana.
- 1.2 Stormwater to be contained and disposed of on site at all times to the satisfaction of the City of Kwinana.
- 1.3 The proponent shall comply with the approved Environmental Management Plan prepared by PGV Environmental dated 8 May 2017 at all times to the satisfaction of the City of Kwinana.
- 1.4 The proposed access track shall be suitably treated and maintained, prior to the commencement of any works on site, with Dustmag or similar dust treatment or a non dust emitting surface such as recycled bitumen or road base being placed over the limestone surface of the access track to ensure vehicles accessing the site do not generate dust to the satisfaction of the City of Kwinana. Details shall be submitted for approval of the City within the Dust Management Plan referred to in Condition 1.11.
- 1.5 The stockpiles shall have a maximum height of 2 metres above the natural ground level of the subject site at the date of this approval.
- 1.6 This approval is for the stockpiling of fill within the area identified as "Temporary Storage of Clean Fill" and associated access tracks only as shown on the approved plans. No additional stockpiling of materials, earth working of material or any other development is permitted. A separate planning application is required for any further development on the site.

15.2 DEVELOPMENT APPLICATION FOR PROPOSED STOCKPILING OF CLEAN FILL - LOTS 9013 & 9014 THOMAS ROAD, CASUARINA

- 1.7 Site operations shall be limited to 7:00am to 7:00pm, Monday to Saturday inclusive. No works, other than dust suppression works, are permitted outside these hours without the written approval of the City of Kwinana.
- 1.8 Proponent to ensure all materials stored at the site do not exceed the Department of Water and Environmental Regulation's (DWER) Contaminated Sites Guidelines criteria for Assessment Levels for Soil, Sediment and Water 2010 and comply with State Planning Policy SPP2.3 Jandakot Groundwater Protection.
- 1.9 No contaminated fill to be located on the subject site. Should any contaminated material be located on the subject site this material shall be removed within 48 hours to the satisfaction of the City of Kwinana.
- 1.10 A management plan that determines the assessment, receipt, documentation and rejection procedures for materials received at the site to ensure that the site does not exceed the DWER Contaminated Sites Guideline Assessment Levels for Soil, Sediment and Water 2010 and in compliance with State Planning Policy 2.3 Jandakot Groundwater Protection, to be submitted to the City for approval within 28 days of the date of this approval and implementation by the proponent thereafter until the cessation of stockpiling at the site.
- 1.11 A revised Dust Management Plan shall be prepared in accordance with DWER's A Guideline for Managing the Impact of Dust and Associated Contaminants from Land Development Sites, Contaminated Sites Remediation and Other Related Activities, 2011 and the City of Kwinana's Urban Environment and Nuisance Local Law and submitted to the City for approval within 28 days of the date of this approval and implemented thereafter to the satisfaction of the City which addresses the following:
 - a) Stockpiles being treated with hydromulched/watered to prevent the emission of dust beyond the defined boundaries of the area identified as "Temporary Storage of Clean Fill" on the attached plan;
 - b) The working face of stockpiles being suitably treated to prevent the emission of dust beyond the defined boundaries of the area identified as "Temporary Storage of Clean Fill" on the attached plan;
 - c) Surrounding trafficable areas being treated/regularly watered to suppress dust;
 - d) Proposed access track to be suitably sealed/treated to prevent dust lift off in accordance with Condition 1.4;
 - e) Provision of an adequate water supply for dust suppression; and
 - f) Provision of adequate wind fencing where required or directed by the City of Kwinana.
- 1.12 All earthmoving equipment and vehicles shall be fitted with broadband reverse beepers.
- 1.13 No direct vehicle access shall be obtained from Thomas Road. All access shall be via Bombay Boulevard.
- 1.14 Prior to the commencement of development, the proposed stockpile area shall be suitably fenced and secured to prevent public access and maintained until the site is developed for an urban use. Fencing shall be a minimum standard of chain mesh fencing to the satisfaction of the City of Kwinana.
- 1.15 Bombay Boulevard shall be upgraded at the access track intersection with 40mm thick MRWD intersection mix, for a length of 20 metres to the north of the access track intersection to the satisfaction of the City of Kwinana. The upgrade works to Bombay Boulevard shall be completed prior to the commencement of any works on site.

15.2 DEVELOPMENT APPLICATION FOR PROPOSED STOCKPILING OF CLEAN FILL - LOTS 9013 & 9014 THOMAS ROAD, CASUARINA

- 1.16 A crossover from the edge of road pavement on Bombay Boulevard to the property boundary to be constructed of 40mm thick MRWD intersection mix asphalt to the satisfaction of the City of Kwinana. Crossover shall be installed prior to the commencement of any works on site.
- 1.17 This approval is valid for a period of 24 months only from the date of this approval. If the applicant wishes to continue the use after the expiration of the approved 24 month period, the applicant must re-apply and obtain further approval from the City for the continuation of the use.

ADVICE NOTES:

- 2.1 The applicant is advised that all future development must be submitted to the City of Kwinana prior to the commencement of works or alteration of land use.
- 2.2 Should the applicant be aggrieved by the decision or any condition imposed, then a right of review should be lodged with the State Administrative Tribunal within 28 days of the date of this decision.
- 2.3 The applicant should ensure the proposed development complies with all other relevant legislation, including but not limited to, the Environmental Protection Act 1986 and Regulations, Environmental Protection (Noise) Regulations 1997, Health (Miscellaneous Provisions) Act 1911, and Regulations, Contaminated Sites Act 2003 and the National Construction Code.
- 2.4 In regards to Condition 6 no further development shall occur on site until a Local Structure Plan and other necessary development and/or subdivision approvals have been granted for the subject site.

DISCUSSION:**Land Status**

Metropolitan Region Scheme: Urban
 Rural - Water Protection

Town Planning Scheme No. 2: Development Zone
 Rural Water Resource

Proposal

An application has been received for the proposed temporary stockpiling of clean fill on a portion of Lot 9013 Thomas Road, Casuarina. The application proposes the use of a 3.85ha area, towards the south of the subject site. The applicant has stated that fill is required for the future development of the site. The stockpile area is setback 40m from the southern boundary of the lot, which adjoins existing rural residential properties. The applicant proposes access to the stockpile area via a limestone access track from Bombay Boulevard, across the adjacent Lot 9014 Thomas Road.

Site Context

The subject site is within the Casuarina Urban Cell, which was identified for urban development under the Jandakot Structure Plan. The subject site is located towards the northern portion of the Casuarina Cell. The lot is bound by Thomas Road to the north and a Peel sub drain reserve to the south. Beyond this drain are a number of rural lifestyle properties on Orton Road. The development is well separated from these dwellings. The nearest dwelling is located approximately 250 metres away from the subject lot, however a number of outbuildings are located closer to the development site. The nearest outbuilding is located approximately 180 metres to the south of the subject lot.

15.2 DEVELOPMENT APPLICATION FOR PROPOSED STOCKPILING OF CLEAN FILL - LOTS 9013 & 9014 THOMAS ROAD, CASUARINA

The subject lots are two of five lots created as part of the subdivision of former Lot 650 Thomas Road. This site covers land to the south of Thomas Road and stretches between the Kwinana Freeway and the Marri Park Golf Course. All five of the current lots (Lots 9001, 9011, 9012, 9013 and 9014) are owned by the landowner of the subject site.

PLANNING ASSESSMENT:**TPS2 Implications**

The subject site is zoned 'Development' under the City's TPS2, Clause 6.17.2 of the Scheme states within the Development Zone or a Development Area, or the relevant portion of the Zone or Area, unless there is an adopted Structure Plan, the local government is not to:

- " (a) Consider recommending subdivision; or*
- (b) Approve an application for Planning Approval."*

Clauses 6.15.3 and 6.15.4 of TPS2 require *"all subdivision and development to be generally in accordance with the provision of the Structure Plan."* Notwithstanding this, development may be considered in the absence of a structure plan. Clause 27 (2) of Schedule 2 – Deemed Provisions of the *Planning and Development (Local Planning Schemes) Regulations 2015 (Regulations)* states:

"A decision-maker for an application for development approval or subdivision approval in an area referred to in Clause 15 as being an area of which a structure plan may be prepared, but for which no structure plan has been approved by the Commission, may approve the application if the decision-maker is satisfied that –

- (a) the proposed development or subdivision does not conflict with the principles of orderly and proper planning; and*
- (b) the proposed development or subdivision would not prejudice the overall development potential of the area."*

City Officers have considered the proposed development against the criteria specified under the Regulations for development in the instance where there is no approved structure plan. City Officers do not believe the proposal conflicts with the principles of orderly and proper planning. The proposed stockpiles are required for the future development of the subject site, regardless of its land use. It is considered that the proposed stockpiles will have a limited impact on the amenity of the area. A condition has been recommended which limits the overall height of the stockpiles to 2 metres. The stockpiling area is also well setback from surrounding roads and has a 40 metre setback to the property boundary. The nearest dwelling is approximately 250m away from the development.

In relation to the overall development potential of the site, City Officers do not consider the development will impact on the future development of land. District planning for the Casuarina Urban Cell identifies the subject site for a mixture of bulky goods commercial and residential uses. Given the temporary nature of the development and the need for fill as part of the future development of the site, City Officers do not believe the approval of the stockpiling will impact on the future development and subdivision of the site. The use will not require any mains services, or the construction of any formal roads to service the development. The applicant will construct an access track for trucks to access the stockpile area from Bombay Boulevard.

15.2 DEVELOPMENT APPLICATION FOR PROPOSED STOCKPILING OF CLEAN FILL - LOTS 9013 & 9014 THOMAS ROAD, CASUARINA

Consultation

TPS2 does not require the City to advertise this proposal. The development is located on a currently vacant site, separated from other land uses. Notwithstanding this, City Officers chose to advertise the development application to landowners on Orton Road adjacent to the subject site. The proposal was advertised to these landowners for a period of 14 days, with one submission being received. A summary of the submission is provided in the table below.

	Submitter	Summary of Submission	City Response
1.	Resident	<p>No objection to this stockpiling provided that dust suppression is applied.</p> <p>The landowner is at the mercy of those dumping rubbish and setting fire to cars on the property at night. This is a great risk to the surrounding residents.</p>	<p>Noted.</p> <p>The City Officer recommendation includes a condition to ensure dust control measures are put in place.</p> <p>City Officers note comments regarding the ongoing issues on the site regarding illegal dumping but do not consider these issues are able to be addressed as part of this development application. The City's Local Laws however enable the City to require the landowner to remove any dumped materials and such matters would need to be considered and investigated by the City of Kwinana Essential Services Department.</p> <p>City Officers' have recommended a condition of approval to require the proposed stockpile area to be suitably fenced to prevent unauthorized access.</p>

City Officers have considered the submission received and believe the issue raised regarding dust suppression can be adequately addressed via conditions of approval. The applicant has submitted an Environmental Management Plan (EMP) (Attachment C) which includes some management practices to minimise dust. These include:

- Proposed access track to be limestone;
- Applying hydro-mulch to stabilise stock piles;
- Ensuring vehicle loads entering the site are covered;
- Requiring all rubbish on site to be cleared before commencement.

15.2 DEVELOPMENT APPLICATION FOR PROPOSED STOCKPILING OF CLEAN FILL - LOTS 9013 & 9014 THOMAS ROAD, CASUARINA

City Officers are not satisfied with the dust management practices outlined in the Environmental Management Plan, which do not adequately address dust management practises in accordance with the DWER's A Guideline for Managing the Impact of Dust and Associated Contaminants from Land Development Sites, Contaminated Sites Remediation and Other Related Activities, 2011. As a result a condition has been recommended for a separate Dust Management Plan to be submitted for approval to ensure dust nuisance is adequately addressed to the City's satisfaction. It should also be noted that the City's Urban Environment and Nuisance Local Law prohibits dust from leaving the subject property.

In relation to the submitter's comments regarding illegal dumping on the subject site, City Officers note the ongoing issues regarding the build up of rubbish and vehicles on the site. These issues will need to be investigated by the City's Essential Services Department.

Traffic Implications

All access to the subject site will be via an access track to Bombay Boulevard. The applicant has advised that it anticipates approximately 20 vehicle movements per day accessing the site. The trucks used to transport fill will be up to a maximum of a 19 metre semi trailer. Vehicles are anticipated to access the site via the Kwinana Freeway, Thomas Road and onto Bombay Boulevard. The City's Development Engineer has reviewed the proposal and is satisfied that the road network can cater for the volume of traffic proposed. Bombay Boulevard currently caters for larger vehicles, than that proposed, which service the Costa Mushroom Exchange on Orton Road. The development proposes to obtain access to the site via a limestone access track.

City Officers have concerns regarding dust lift off from vehicles travelling on the limestone surface and have recommended a condition for the surface to be treated to ensure dust is minimised. Conditions are also recommended for the installation of an asphalt crossover onto Bombay Boulevard from Lot 9014 and the upgrade of a 20 metre section of Bombay Boulevard from the crossover travelling north, to ensure the road surface does not deteriorate due to numerous truck movements.

Environmental Impacts

City Officers have considered the impact of the development on the natural environment. Whilst the site is identified for development as part of the Casuarina Urban Cell, an LSP and supporting environmental studies have yet to be prepared to provide further detail regarding the environmental values of the subject site. Given the lack of these environmental studies, City Officers consider that the impact of the stockpiling should be minimised until a LSP is prepared which provides further detail as to the extent of urban development and the environmental implications of this development. Conditions have also been recommended to ensure the fill to be stockpiled on site will be clean and procedures are in place to reject any contaminated material.

The City's Environment Manager has had discussions with the applicant to ensure the proposed development has a limited impact on the existing vegetation on site. These discussions have resulted in changes to the location and footprint of the stockpile area to reduce the impact of the development on existing vegetation. The stockpile area has now been located to avoid a stand of existing better quality vegetation. Poorer quality scattered shrub vegetation will be cleared for the stockpiling area.

15.2 DEVELOPMENT APPLICATION FOR PROPOSED STOCKPILING OF CLEAN FILL - LOTS 9013 & 9014 THOMAS ROAD, CASUARINA

Conclusion

City Officers do not consider the proposed development will have an adverse impact on the natural environment and amenity of the site and surrounding area. Whilst there is no approved LSP for the subject site, the area is identified for urban development. The proposed stockpile is well setback from surrounding properties and roads, and conditions have been imposed to limit the height of stockpiles and mitigate dust. City Officers recommend Council approves the proposed development as per the recommendation.

LEGAL/POLICY IMPLICATIONS:

For the purpose of Councilors considering a financial or impartiality interest only, the applicant is Mr Kris Kennedy and landowner is Aigle Royal Properties Pty Ltd.

The relevant legislation includes:

- *Planning and Development Act 2005*;
- Metropolitan Region Scheme;
- City of Kwinana Local Planning Scheme No. 2; and
- City of Kwinana Urban Environment and Nuisance Local Law.

FINANCIAL/BUDGET IMPLICATIONS:

There are no direct financial implications associated with this application.

ENVIRONMENTAL IMPLICATIONS:

As discussed above, the City's Environment team has considered the application and is satisfied with the stockpiling location, which will result in only scattered poorer quality vegetation being removed as part of the development.

STRATEGIC/SOCIAL IMPLICATIONS:

Plan	Objective	Strategy
Corporate Business Plan	10.1 Planning	10.1.1 To implement the long term strategic land use planning for the social, economic and environmental wellbeing of the City

RISK IMPLICATIONS:

Council approves development under its Scheme to meet its statutory obligations and facilitate proper and orderly development of the municipality to accommodate development in accordance with the objectives of Council's Strategic Plan.

15.2 DEVELOPMENT APPLICATION FOR PROPOSED STOCKPILING OF CLEAN FILL - LOTS 9013 & 9014 THOMAS ROAD, CASUARINA

Development approvals, Scheme Amendments, Subdivision and Structure Planning allows land use to change over time, in order to meet Council and State Government policies and practices, community values and provide protection to the environment.

Risk Event	Appeal of Council's decision on Development Application
Risk Theme	Failure to fulfil statutory regulations or compliance requirements. Providing inaccurate advice/ information.
Risk Effect/Impact	Reputation Compliance
Risk Assessment Context	Strategic
Consequence	Minor
Likelihood	Possible
Rating (before treatment)	Low
Risk Treatment in place	Reduce - mitigate risk
Response to risk treatment required/in place	Work instructions in place and checklists used when assessing the application. Consideration of the application within the Statutory timeframes. Compliance of the proposal with Town Planning Scheme No. 2, and relevant Policies.
Rating (after treatment)	Low

COUNCIL DECISION

063

MOVED CR S LEE

SECONDED CR W COOPER

That Council approve the Development Application for the stock piling of clean fill on Lots 9013 and 9014 Thomas Road, Casuarina subject to the following conditions and advice notes:

CONDITIONS:

- 1.1 The premises being kept in a neat/tidy condition at all times by the owner/occupier to the satisfaction of the City of Kwinana.**
- 1.2 Stormwater to be contained and disposed of on site at all times to the satisfaction of the City of Kwinana.**
- 1.3 The proponent shall comply with the approved Environmental Management Plan prepared by PGV Environmental dated 8 May 2017 at all times to the satisfaction of the City of Kwinana.**

15.2 DEVELOPMENT APPLICATION FOR PROPOSED STOCKPILING OF CLEAN FILL - LOTS 9013 & 9014 THOMAS ROAD, CASUARINA

- 1.4 The proposed access track shall be suitably treated and maintained, prior to the commencement of any works on site, with Dustmag or similar dust treatment or a non dust emitting surface such as recycled bitumen or road base being placed over the limestone surface of the access track to ensure vehicles accessing the site do not generate dust to the satisfaction of the City of Kwinana. Details shall be submitted for approval of the City within the Dust Management Plan referred to in Condition 1.11.**
- 1.5 The stockpiles shall have a maximum height of 2 metres above the natural ground level of the subject site at the date of this approval.**
- 1.6 This approval is for the stockpiling of fill within the area identified as “Temporary Storage of Clean Fill” and associated access tracks only as shown on the approved plans. No additional stockpiling of materials, earth working of material or any other development is permitted. A separate planning application is required for any further development on the site.**
- 1.7 Site operations shall be limited to 7:00am to 7:00pm, Monday to Saturday inclusive. No works, other than dust suppression works, are permitted outside these hours without the written approval of the City of Kwinana.**
- 1.8 Proponent to ensure all materials stored at the site do not exceed the Department of Water and Environmental Regulation’s (DWER) Contaminated Sites Guidelines criteria for Assessment Levels for Soil, Sediment and Water 2010 and comply with State Planning Policy SPP2.3 Jandakot Groundwater Protection.**
- 1.9 No contaminated fill to be located on the subject site. Should any contaminated material be located on the subject site this material shall be removed within 48 hours to the satisfaction of the City of Kwinana.**
- 1.10 A management plan that determines the assessment, receipt, documentation and rejection procedures for materials received at the site to ensure that the site does not exceed the DWER Contaminated Sites Guideline Assessment Levels for Soil, Sediment and Water 2010 and in compliance with State Planning Policy 2.3 Jandakot Groundwater Protection, to be submitted to the City for approval within 28 days of the date of this approval and implementation by the proponent thereafter until the cessation of stockpiling at the site.**
- 1.11 A revised Dust Management Plan shall be prepared in accordance with DWER’s A Guideline for Managing the Impact of Dust and Associated Contaminants from Land Development Sites, Contaminated Sites Remediation and Other Related Activities, 2011 and the City of Kwinana’s Urban Environment and Nuisance Local Law and submitted to the City for approval within 28 days of the date of this approval and implemented thereafter to the satisfaction of the City which addresses the following:**
 - a) Stockpiles being treated with hydromulched/watered to prevent the emission of dust beyond the defined boundaries of the area identified as “Temporary Storage of Clean Fill” on the attached plan;**
 - b) The working face of stockpiles being suitably treated to prevent the emission of dust beyond the defined boundaries of the area identified as “Temporary Storage of Clean Fill” on the attached plan;**
 - c) Surrounding trafficable areas being treated/regularly watered to suppress dust;**
 - d) Proposed access track to be suitably sealed/treated to prevent dust lift off in accordance with Condition 1.4;**

15.2 DEVELOPMENT APPLICATION FOR PROPOSED STOCKPILING OF CLEAN FILL - LOTS 9013 & 9014 THOMAS ROAD, CASUARINA

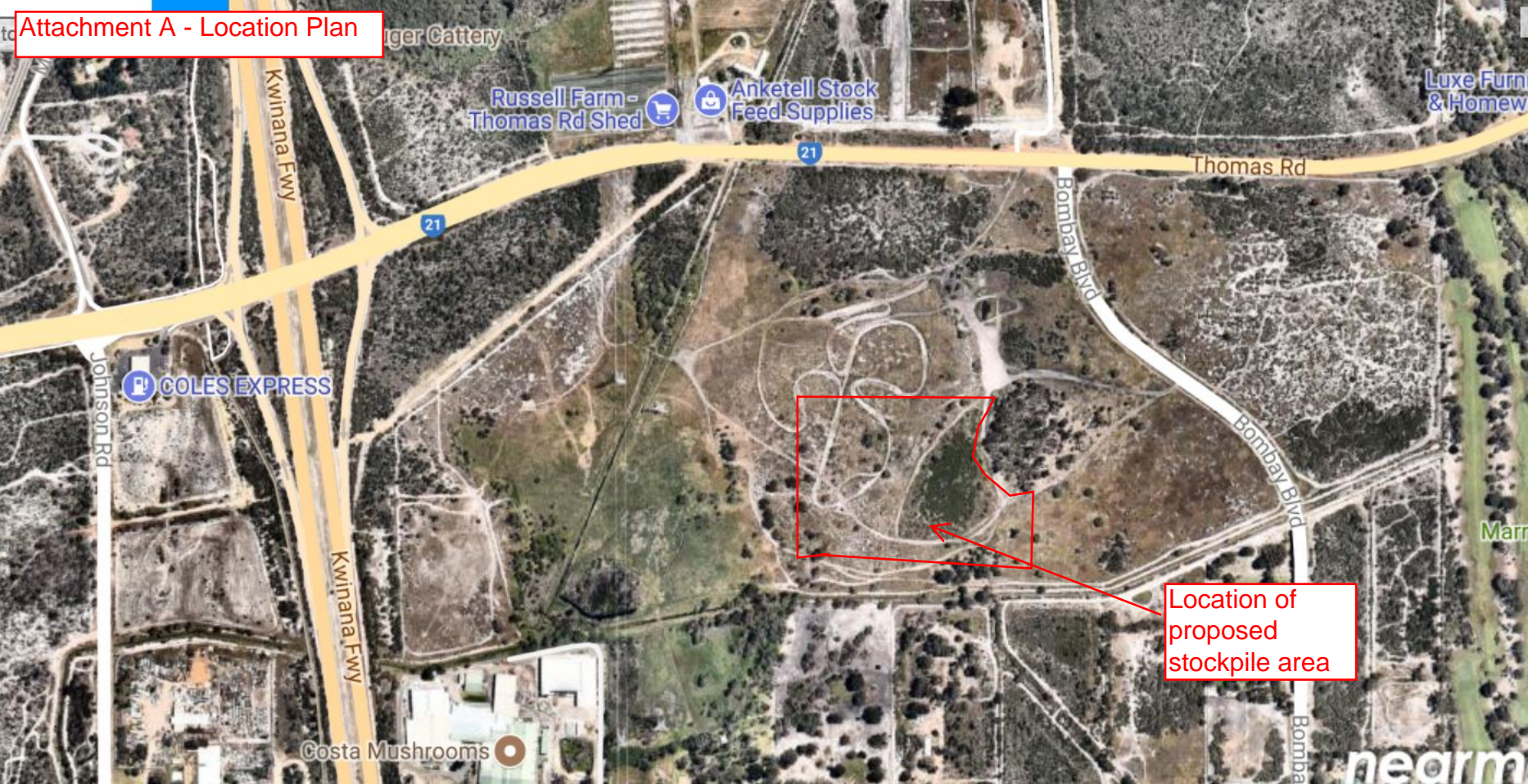
- e) **Provision of an adequate water supply for dust suppression; and**
- f) **Provision of adequate wind fencing where required or directed by the City of Kwinana.**
- 1.12 All earthmoving equipment and vehicles shall be fitted with broadband reverse beepers.**
- 1.13 No direct vehicle access shall be obtained from Thomas Road. All access shall be via Bombay Boulevard.**
- 1.14 Prior to the commencement of development, the proposed stockpile area shall be suitably fenced and secured to prevent public access and maintained until the site is developed for an urban use. Fencing shall be a minimum standard of chain mesh fencing to the satisfaction of the City of Kwinana.**
- 1.15 Bombay Boulevard shall be upgraded at the access track intersection with 40mm thick MRWD intersection mix, for a length of 20 metres to the north of the access track intersection to the satisfaction of the City of Kwinana. The upgrade works to Bombay Boulevard shall be completed prior to the commencement of any works on site.**
- 1.16 A crossover from the edge of road pavement on Bombay Boulevard to the property boundary to be constructed of 40mm thick MRWD intersection mix asphalt to the satisfaction of the City of Kwinana. Crossover shall be installed prior to the commencement of any works on site.**
- 1.17 This approval is valid for a period of 24 months only from the date of this approval. If the applicant wishes to continue the use after the expiration of the approved 24 month period, the applicant must re-apply and obtain further approval from the City for the continuation of the use.**

ADVICE NOTES:

- 2.1 The applicant is advised that all future development must be submitted to the City of Kwinana prior to the commencement of works or alteration of land use.**
- 2.2 Should the applicant be aggrieved by the decision or any condition imposed, then a right of review should be lodged with the State Administrative Tribunal within 28 days of the date of this decision.**
- 2.3 The applicant should ensure the proposed development complies with all other relevant legislation, including but not limited to, the Environmental Protection Act 1986 and Regulations, Environmental Protection (Noise) Regulations 1997, Health (Miscellaneous Provisions) Act 1911, and Regulations, Contaminated Sites Act 2003 and the National Construction Code.**
- 2.4 In regards to Condition 6 no further development shall occur on site until a Local Structure Plan and other necessary development and/or subdivision approvals have been granted for the subject site.**

**CARRIED
8/0**

Attachment A - Location Plan



C	LAYOUT RE-DEFINED BASED ON REVISION 'A'			
B	SIZE OF STORAGE AREA INCREASED	D.T.G.	27-06-2017	D.T.G.
A	INITIAL ISSUE	D.T.G.	26-05-2017	D.T.G.
Rev.	Description	Drawn	Date	Checked

ALL DISTANCES ARE IN METRES

For a true to scale reproduction of this plan, plot it to A1 with the Paging Scaling set to None.

The contents of this plan are current and correct as of the date stated within the revision panel. All consultants and persons wishing to utilise this data should satisfy themselves of this plan's currency by contacting the McMullen Nolan Group.

Surveyor:- N/A
Survey Date:- N/A
Precal/Cad:- N/A



FS 565311 OSH 591267



The boundaries shown on this plan were not re-established as part of this survey, therefore this plan does not guarantee their accuracy. Existing easements, encumbrances or interests are not depicted and a title search is recommended to obtain this information. Re-establishment of the cadastral boundaries is recommended for any proposed works on or near existing boundaries.



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CLIENT:

AIGLE ROYAL
DEVELOPMENTS

Project Mgr.	D.T.G.
--------------	--------

Datum

PCG94/AHD

99687 - MP - 007 - C

PART LOT 650 THOMAS ROAD, CASUARINA

ENVIRONMENTAL MANAGEMENT PLAN

Prepared for: Aigle Royal Developments

Report Date: 8 May 2017

Version: 1 DRAFT

Report No. 2017-323



pgv ENVIRONMENTAL

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Plate 1: Dumping on the site

Plate 2: Aerial photography from 1965 (Landgate, 2017a)

Plate 3: Aerial photography from January 2008 (Landgate, 2017a)

Figures

Figure 1: Site Location

Figure 2: Site Boundary

Appendices

Appendix 1: Site Classification Assessment Chart for Uncontaminated Dust

1 INTRODUCTION

1.1 Background

Aigle Royal Developments is proposing to stockpile sand on part of Lot 605 Thomas Road, Casuarina in preparation for future development on the 'Urban' zoned land. The site is located 30km to the south of the Perth Central Business District (Figure 1). The proposal is being submitted as a Development Application to the City of Kwinana. The footprint of the proposed stockpile site is 5ha (Figure 2).

The stockpile site currently contains some native vegetation which will be required to be removed prior to the works. A Clearing Permit Application has been submitted for the works (Reference CPS xxx/1).

Clearing on Lot 605 and adjoining Lots 3 and 1199 has been assessed by the Department of the Environment and Energy (DotEE) under the *Environment Protection and Biodiversity Conservation Act 1999* (EPBC Act) (EPBC 2016/7735) as 'Not a Controlled Action'.

1.2 Scope of Works

The Environmental Management Plan aims to manage environmental factors that may be impacted by the stockpiling operation and addresses the following items:

- A description of the vegetation type and condition, wetland and fauna values;
- Description of the clearing operations;
- Dust management protocols; and
- Stabilisation methods.

The Environmental Management Plan also addresses the City of Kwinana's Local Planning Policy 1: Landscape Feature and Tree Retention (LPP1) (CoK, 2016).

2 EXISTING ENVIRONMENT

2.1 Land Use

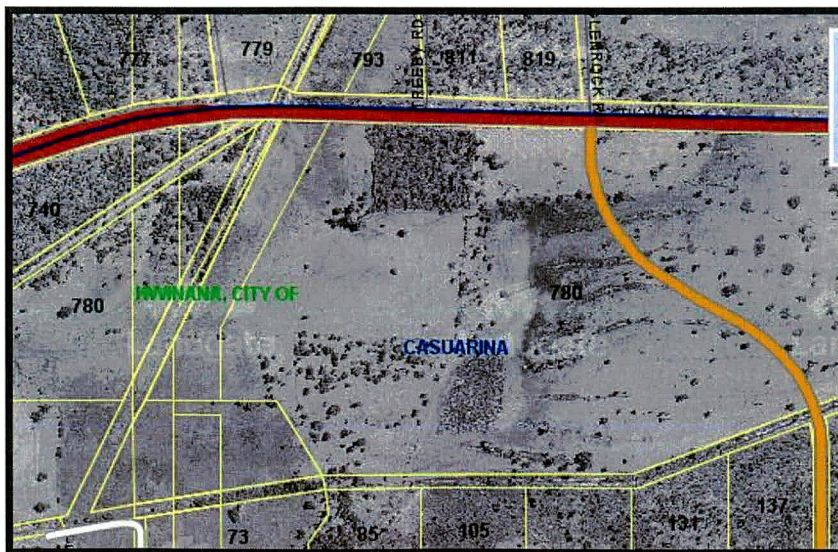
Approximately 3.2ha of the 5ha application area is currently completely cleared of native vegetation and was previously used for agricultural purposes. The native vegetation contains two distinct stands around 0.7ha and 1.1ha in size as well as some scattered native shrubs and trees (Figure 2). The site is no longer used for agricultural purposes. Some dumping of domestic rubbish has occurred on the site (Plate 1).

Plate 1: Dumping on the site



Aerial photography from 1965 shows that more of the site was cleared in earlier years. The eastern portion of native vegetation that exists now was nearly completely cleared in 1965 (Plate 2). The vegetation in this area has regenerated from the few remaining trees.

Plate 2: Aerial photography from 1965 (Landgate, 2017a).



The January 2008 aerial photography shows both vegetated areas were burnt (Plate 3).

Plate 3: Aerial photography from January 2008 (Landgate, 2017a).



2.2 Surrounding Land Use

The surrounding area of the proposed stockpile site is generally vacant cleared land with some isolated trees and shrubs. The nearest residence and therefore sensitive receptor is approximately 330m to the south.

2.3 Topography and Landscape Features

The proposed sand stockpile area is flat and is at 17m Australian Height Datum (AHD). There are no ridgelines or other topographical features that are unique or identifiable. The entire site is mapped as wetland, however the wetland is in a flat and has no distinguishing features such as a basin, surface water or wetland banks.

2.4 Geology and Soils

The site is mapped as part of the Bassendean System, the oldest of the three dune systems on the Swan Coastal Plain (Bolland, 1998). The major soils are naturally poorly drained (Table 1).

Table 1: Soil descriptions

Soil Type	Description
Bassendean B6 Phase (212Bs_B6)	Imperfectly drained sandplain and broad extremely low rises. Deep or very deep grey siliceous sands.
Bassendean B3 Phase (212Bs_B3)	Closed depressions and poorly defined stream channels. Poorly to very poorly drained. Moderately deep, bleached sands with an iron-organic pan, or clay subsoil. Surfaces are dark grey sand or sandy loam

2.5 Hydrology

2.5.1 Groundwater

The proposed stockpile site has groundwater approximately 3m below ground level at 14mAHD (DoW, 2017). Groundwater flows from the east to the west (DoW, 2017).

2.5.2 Surface Water

There are no watercourses passing through the site.

2.5.3 Wetlands

The proposed stockpile area is all mapped as wetland according to the Geomorphic Wetlands of the Swan Coastal Plain database (Labdgate, 2017b). The north-west and south-east are mapped as parts of two Multiple Use Damplands (Unique Feature Identifier (UFI) 15937 and 15938). The central vegetated part of the site is mapped as a Resource Enhancement Dampland (UFI 6667) (Landgate, 2017b). A dampland is defined as a 'seasonally waterlogged' wetland and does not contain any above ground water in an average rainfall year (Hill *et al.*, 1996).

2.6 Vegetation

2.6.1 Vegetation Complex

The 1.8ha of vegetation on the site is part of the Bassendean – Central and South vegetation complex which has approximately 27% of the original extent remaining on the Swan Coastal Plain and is therefore not regionally significant in the Perth Metropolitan Region.

2.6.2 Vegetation Type

Two stands of native vegetation occur in the area. The larger stand of around 1.1ha in the north-east part contains a Flooded Gum (*Eucalyptus rudis*) woodland over a weedy understorey (Plate 1). A flora survey of the area by Bennett Environmental Consulting in spring 2012 identified only four native species in the whole stand (Bennett Consulting, 2012). The main weed species present were *Lotus subbiflorus*, *Carpobrotus edulis* and *Romulea rosea*. Most of the Flooded Gum trees are thin, and at a relatively high density indicating regeneration from past disturbance. The area was burnt in the summer of 2007/08.

The smaller stand of around 0.6ha in the south-west part of the area contains a dense *Melaleuca raphiophylla* Closed Tall Scrub with *Melaleuca teretifolia* also common in part. Bennett only recorded three native species in this stand and an abundance of weeds.

The native vegetation is too degraded to accurately assign a Floristic Community Type. However, it is likely to be representative of FCT 11 'Wet Forests and Woodlands' which is not a Threatened or Priority Ecological Community.

2.6.3 Vegetation Condition

The native vegetation was rated as Good-Degraded in 2012 (GHD, 2012 and Bennett Consulting, 2012). Evaluation of the site by PGV Environmental in 2016 confirmed the rating as accurate.

2.7 Flora

No Threatened or Priority flora species have been recorded on Lot 650 (GHD, 2012 and Bennett Consulting, 2012).

2.8 Significant Trees

LPP1 defines a significant tree as one that has a diameter at breast height of greater than 50cm. The proposed stockpiling area has been partially cleared in the past and then more recently burnt (Plate 3). There are less than 10 Flooded Gums that meet the 50cm diameter criteria and those that do have been damaged by fire and would not be recommended to be retained.

The trees were rated according to the following characteristics that the City of Kwinana uses to prioritise the retention of significant trees. The trees are:

- Not located in a prominent position;
- Do not provide habitat and support to a threatened or endangered species; and
- Are not identified as culturally significant.

Therefore under the LPP the trees are not a priority for retention.

2.9 Fauna

The previous clearing and fragmented native vegetation that has been impacted by degrading processes is considered to be low value fauna habitat and is likely to contain a highly-modified fauna assemblage. The stands of Flooded Gum and Paperbark do not provide habitat for threatened fauna species.

2.10 Phytophthora Dieback

The *Common Indicator Species for the Presence of Disease caused by Phytophthora cinnamomi* list compiled by the Department of Parks and Wildlife (DPaW, 2013) (then the Department of Environment and Conservation, DEC) gives a number of species that are impacted by *Phytophthora* Dieback. The proposed stockpile site does not have indicator species present and is considered to be 'Uninterpretable'.

3 ENVIRONMENTAL MANAGEMENT PLAN

3.1 Site access

The site will have a controlled perimeter and will be fenced. Truck access to the stockpile area will be from the east off Bombay Boulevard.

3.2 Rubbish Removal

Prior to clearing the rubbish located on the site will be cleared. The rubbish will be disposed of will be as per all relevant legislation and protocols.

3.3 Contamination

The site is not known to be contaminated, however there is dumped domestic rubbish which will be removed at the start of the operation. Caution should be used if there are any drums, car batteries or material that may be asbestos or other identified rubbish that is considered to present a risk. If during clearing potentially hazardous waste is encountered the management of the waste will be as per all relevant legislation and protocols.

3.4 Landscape Feature and Tree Retention Plan

In accordance with the City of Kwinana's Local Planning Policy 1: Landscape Feature and Tree Retention (LPP1) the site was examined; however, no suitable trees or landscape features have been identified for retention. The construction and stockpiling will result in the vegetation being cleared and the wetlands filled. There will be no impact of the stockpiling on any significant landscape features.

3.5 Native Vegetation

3.5.1 Flagging

Prior to the commencement of stockpiling, the proposed footprint will be accurately surveyed, pegged and flagged. Prior to any clearing activities the site supervisor and clearing manager will induct all clearing contractors on the site showing the extent of clearing and providing information regarding the importance of clearing within the prescribed footprint only.

3.5.2 Monitoring and Contingencies

The boundary of the footprint will be inspected every 6 months to ensure there is no damage to the vegetation outside the clearing permit area. If vegetation is impacted outside of the footprint, the matter will be reported to the Supervisor, and corrective action taken to ensure no repeat instances. Any area(s) impacted may be subsequently replanted.

3.6 Clearing of Native Vegetation

The Supervisor will require contractors and subcontractors to adhere to the following clearing procedures within the development area:

- Native vegetation to be cleared will be removed in a systematic manner and stockpiled on-site for mulching and/or chipping for later use.
- Cleared areas will be temporarily stabilised with water, hydro-mulch or other stabilising material as necessary until further works are implemented.
- No burning of cleared vegetation will be permitted at any stage during clearing or stockpiling activities.

3.7 Weed Management

Bare, open stockpiles and areas ready for future stockpiles provide a space within which weed recruitment will occur. Bare areas will be inspected six monthly for the presence of weeds declared under the *Biosecurity Agriculture Management Act, 2007* (BAM Act) until the construction of the urban development commences. Any Declared weeds will be removed from the site.

3.8 Fauna

3.8.1 Relocation Program

Birds will fly away to other nearby vegetation as soon as clearing commences. A one day systematic active search will be undertaken in the native vegetation on the site for reptile species by a suitably qualified zoologist prior to any clearing. The search for reptiles will occur as close to the planned clearing date as possible to minimise the chance of reintroduction from surrounding areas. Active searching would include digging out holes, removing bark from logs and trees, and sorting through leaf litter with rakes. Any reptiles caught during the search will be conducted under the appropriate DPaW licence. The reptiles will be relocated as directed by the licence conditions. The location selected by DPaW is usually an appropriate DPaW-managed nature reserve.

3.8.2 Clearing Procedure

To avoid any inadvertent impacts on native fauna during clearing operations the Site Supervisor/Superintendent will require contractors and nominated subcontractors to adhere to 'fauna friendly' clearing procedures. Any tall trees to be cleared will require machine operators to bump or shake the tree to be cleared before removal to allow fauna to relocate. If native fauna is encountered during clearing it will be allowed to make its own way from the works area. If this is not possible, a relevant specialist (e.g. zoologist) will be contracted to remove it.

If any injured wildlife fauna are encountered on the site the Contractor will contact the DPaW's Wild Care 24 hour hotline on (08) 9474 9055 or a local veterinary hospital so that arrangements can be made for the welfare of the injured animal.

3.9 Dieback

The site is currently 'Uninterpretable' for dieback disease presence. The spread of *Phytophthora* Dieback is more prevalent in the winter months when the soil is wet and overland flows can spread the disease quickly. To avoid the spread of dieback from vehicle movement on site. Timing for the proposed clearing and preparing the stockpiling area will be in drier months.

3.10 Dust Management

3.10.1 Site Classification

The native soil and stockpiled sand were considered when evaluated in accordance with the *A Guideline for Managing the Impacts of Dust and Associated Contaminants from Land Development Sites, Contaminated Sites Remediation and other Related Activities* (DEC, 2011). The Site Classification Assessment Chart for Uncontaminated Dust (Appendix 1) results in the stockpiling to be graded as Classification 1.

3.10.2 Requirements

In accordance with the *Land Development Sites and Impacts on Air Quality - A Guideline for the Prevention of Dust and Smoke Pollution from Land Development Sites in Western Australia* (DEC, 2011) there are no requirements provisions or contingency arrangements for the management of dust.

3.10.3 Dust Minimisation

Dust minimisation will include:

- Laying down limestone for the track into the site from Bombay Boulevard;
- Treatment of stockpiles with hydro-mulch or chip mulch to stabilise the surface; and
- Ensuring all loads entering the site are covered.

3.11 Erosion and Sedimentation

All stockpiles will be stabilised as soon as possible with hydro mulch or chip mulch. Stabilisation will also minimise water erosion and sand washed into the outside of the stockpiling footprint.

3.12 Hours of Operation

he working hours on site will be in daylight from 07:00 to 17:30, Monday to Saturday.

3.13 Induction

The Environmental Management Plan will be supplied by the Construction Superintendent to contractors on the site and the induction will address all management procedures and requirements outlined in this plan.

All proposed employees and contractors shall be made aware, through a site induction process, of this document and its implications for their duties.

4 REFERENCES

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- Bettink, K and Keighery, G (2008) Environmental weed census and prioritisation, Swan NRM Region Swan Catchment Council (SCC) and Department of Environment and Conservation (DEC) Perth Western Australia
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- City of Kwinana (CoK) (2016) Kwinana's Local Planning Policy 1: Landscape Feature and Tree Retention Perth, Western Australia
- Department of Agriculture and Food Western Australia (DAFWA) (2017) Natural Resource Management Shared Land Information Platform. Accessed May 2017 <http://maps.agric.wa.gov.au/nrminfo/framesetup.asp> Government of Western Australia, Perth.
- Department of Parks and Wildlife (DPaW) (2013) *Common Indicator Species for the Presence of Disease caused by Phytophthora cinnamomi* Government of Western Australia, Perth http://www.dec.wa.gov.au/pdf/projects/dieback/dieback_indicators.pdf Accessed October 2013
- Department of Water (DoW) (2017) Perth Groundwater Map Accessed March 2017 <https://maps.water.wa.gov.au/#/webmap/gwm> Government of Western Australia, Perth
- GHD (2012) Flora and Fauna Survey at Lots 86, 1199 and Part Lot 650 Thomas Road Casuarina. Perth Western Australia
- Hill, A.L., Semeniuk, C.A., Semeniuk, V. and Del Marco, A. (1996) Wetlands of the Swan Coastal Plain. Vol. 2A Wetland Mapping, Classification and Evaluation Main Report. Perth, Western Australia.
- Landgate (2017a) Historical Aerial Photography. Accessed May 2017 <https://www.landgate.wa.gov.au/bmvf/app/mapviewer/> Government of Western Australia, Perth.
- Landgate (2017b) WA Atlas Shared Land Information Platform. Accessed May 2017 <https://www2.landgate.wa.gov.au/bmvf/app/waatlas/> Government of Western Australia, Perth.

15.3 Adoption of Local Development Plan – Stage 8 – Lot 1372 Wellard Village

DECLARATION OF INTEREST:

Councillor Matthew Rowse declared an impartiality interest due to his interest in the Village at Wellard Residents Association and their close relationship with PEET Ltd.

Deputy Mayor Peter Feasey declared an impartiality interest as his supervisor is the Minister for Housing and the Department of Communities – Housing Division is a joint venture partner in the Village at Wellard.

Mayor Carol Adams declared an impartiality interest due to being a member of the Village at Wellard Residents Association.

SUMMARY:

A draft Local Development Plan (LDP) for Lot 1372 in Stage 8 of Wellard Village, Wellard has been received for consideration under the City of Kwinana Town Planning Scheme No. 2 (TPS2) (refer Attachment A for Location Plan).

The draft LDP was considered by Council at its Ordinary Council Meeting held 11 October 2017 where Council resolved to defer the item pending further discussion regarding a number of issues including traffic concerns, acoustic considerations, design layout and an existing entry statement located on the corner of Lambeth Circle and Beauchamp Loop. The applicant responded to these concerns at an Elected Member Forum on 11 December 2017. As a result of these discussions, the LDP has been modified to address the above issues as follows:

- An additional provision has been included addressing how development should address the corner of Lambeth Circle and Beauchamp Loop;
- An additional provision has been included requiring the inclusion of a soft landscape treatment to be provided to the corner of Lambeth Circle and Beauchamp Loop;
- The LDP includes provisions requiring dwellings to be constructed to meet additional construction standards to mitigate noise from the adjacent railway; and
- Removal of the easternmost indicative vehicle access point on Beauchamp Loop.

The draft modified LDP (refer Attachment B - G) has been assessed and is supported by City Officers. It should be noted that when the draft LDP was previously considered by Council in October 2017, the Officer recommendation included a number of recommended modifications to the draft LDP, the majority of these changes were required to ensure the draft LDP complied with the City's Streetscape Local Planning Policy. The proponent has since made the required modifications to the updated LDP, in addition to those listed above. It is recommended that Council approves the draft modified LDP in accordance with Clause 52(1) (a) of Schedule 2 – Deemed Provisions for Local Planning Schemes of the *Planning and Development (Local Planning Schemes) Regulations 2015*.

15.3 ADOPTION OF LOCAL DEVELOPMENT PLAN – STAGE 8 – LOT 1372 WELLARD VILLAGE

OFFICER RECOMMENDATION:

1. That Council approves the Local Development Plan for Stage 8 – Lot 1372 Wellard Village, Wellard (as per Attachments B - G), pursuant to Clause 52(1)(a) of Schedule 2 – Deemed Provisions for Local Planning Schemes of the *Planning and Development (Local Planning Schemes) Regulations 2015* subject to the following modifications:
 - a) Amend provision 2a (Setback Provisions) to read
“a) Multiple Dwellings – all boundaries except Lambeth Circle/ Beauchamp Loop corner truncation: Nil,
- Lambeth Circle/Beauchamp Loop corner truncation: 1m.”
 - b) Update the LDP plan to reflect these setbacks.
 - c) Amend provision 7a (Landscaping) to read “The primary street setback area of grouped dwellings which face Lambeth Circle and/or the corner truncation of Lambeth Circle and Beauchamp Loop shall be developed to incorporate a sensitive and soft treatment and interface through the use of landscaping with a minimum of 50% soft landscaping. The entire adjacent verge area shall also be landscaped with semi mature plantings.”
 - d) Include an additional provision to read “7b) The primary street setback area of multiple dwellings which face Lambeth Circle and/or the corner truncation of Lambeth Circle and Beauchamp Loop shall be developed to incorporate a sensitive and soft treatment and interface through the use of landscaping with a minimum of 100% soft landscaping. The entire adjacent verge area shall also be landscaped with semi mature plantings.”

DISCUSSION:Land Status

Metropolitan Region Scheme:
Town Planning Scheme No. 2:

‘Urban’ Zone
Residential R40

A LDP is a planning tool which allows certain design requirements, either in addition to or in variance to those stipulated under TPS2 and R-Codes to be imposed on subsequent development of land. These requirements will often cover aspects including dwelling placement and design, solar orientation, private open space, setbacks, garage placement and design, fencing, store areas and service provision. Requirements vary depending on the type of land and design outcome that is to be achieved. Most important is the LDP's ability to vary R-Code provisions, where such variations are needed to achieve the most optimal design outcome.

The draft LDP (Attachments B - G) has been specifically required as a condition of the Western Australian Planning Commission (WAPC) subdivision approval for the subject land. Consistent with the Scheme, the draft LDP establishes design requirements relating to:

1. Building setbacks;
2. Building height and plot ratio;
3. Open space and outdoor living areas;
4. Built form orientation; and
5. Vehicular access and garages/carports.

15.3 ADOPTION OF LOCAL DEVELOPMENT PLAN – STAGE 8 – LOT 1372 WELLARD VILLAGE

Site Context

The subject lot is located in Stage 8 of the Wellard Village Estate. The subject lot adjoins the Mandurah Railway to the north and west, Lambeth Circle to the south and Beauchamp Loop to the east. The site is 2017m² in area and is generally flat. The subject site contains scattered shrub vegetation and an area on the corner of Lambeth Circle and Beauchamp Loop of small trees and landscaping serving as an entry statement. The site was cleared of all vegetation in 2008 as part of the subdivision works for this stage. All the vegetation on site has regrown since this time. City Officers have assessed the vegetation on site and do not consider the existing vegetation worthy of retention. It should be noted however, that there are a number of existing street trees surrounding the site. It is envisaged that the majority of these street trees could be retained as part of the development of the site.

Directly across Lambeth Circle from the site is an existing child care centre and further beyond this is the Wellard Train Station (located 200m away from the subject site). The site is located on the periphery of the Wellard Village Centre and within walking distance to these shops and facilities. The subject site presents an opportunity to provide higher density development within close proximity of the Wellard Train Station.

Background

The draft LDP was assessed by City Officers, who were supportive of the draft LDP subject to a number of modifications to ensure the draft LDP complied with the City's Streetscape Local Planning Policy. These modifications included the following additional and modified provisions:

1. Modification of LDP provision 6 to read as follows:
 6. VEHICLE ACCESS AND GARAGES/CARPORTS
 - a) Vehicle access points are indicatively shown on the LDP. Exact and final access points are to be determined via a development application process.
 - b) All garages are to have doors to enclose them.

The following provisions only apply to Single and Grouped Dwellings where proposed garages face the primary street:

- c) Garages are not to be forward of the dwelling alignment. Garages may be aligned with the dwelling provided they do not exceed the dwelling setback line.
- d) Where lots have a frontage of 12 metres or less, garages may exceed 50% of the primary lot frontage to a maximum of 60% of the primary lot frontage.
- e) Where garages exceed 50% of the primary lot frontage, they shall comply with the following:
 - A clear indication of the dwelling entrance.
 - The dwelling entrance shall be the dominant feature of the facade, and shall include a projecting portico or veranda with a minimum depth of 1.5 metres.
 - Garages are to be set back at least 0.5 metres behind the dwelling alignment.
- f) For any single storey dwelling on a lot with a frontage less than 10 metres in width and where vehicle access is gained solely from the primary street, only a single width garage/carport (including tandem) is permitted.
- g) Double garages are permitted on lots less than 10m wide where dwellings are two storeys and where major openings to habitable rooms are provided on the primary street frontage.

15.3 ADOPTION OF LOCAL DEVELOPMENT PLAN – STAGE 8 – LOT 1372 WELLARD VILLAGE

2. Modification of LDP provision 7 to read as follows:

7. UNIFORM ESTATE BOUNDARY FENCING

- a) Fencing design and materials should complement and be consistent with the building design.
- b) Front fences within the primary street setback being visually permeable above 0.9m to a maximum height of 1.2m above natural ground level.
- c) For secondary street boundaries, fencing shall be visually permeable above 1200mm behind the primary street setback, for a minimum length of 3m behind the truncation with a habitable room addressing the street.
- d) Colourbond fencing is not permitted to the street boundary.

* Primary/secondary streets to be determined at development/subdivision stage.

3. Inclusion of an additional provision to read as follows:

11.DWELLING FAÇADE TREATMENT

All dwellings to provide an appropriate, high quality design interface with the surrounding streetscape, through the use of at least three of the following architectural design features:

- 1. Articulation in dwelling facade (i.e. varied wall setbacks);
- 2. A minimum of two building materials, colours and/or finishes (E.g. render, brick, cladding);
- 3. Major habitable room openings incorporating large windows to provide surveillance;
- 4. Roof forms that incorporate gables;
- 5. A balcony, portico, or verandah; or
- 6. A built in planter box.

The proponent has since made all the required modifications and the attached LDP (Attachments B – G) includes the above modifications.

The draft LDP was considered by Council at its Ordinary Meeting held 11 October 2017 where Council resolved to defer the item pending further discussion of issues including traffic concerns, acoustic considerations, design layout and an existing entry statement located on the corner of Lambeth Circle and Beauchamp Loop. City Officers had discussions with the applicant regarding Council's concerns and these concerns were discussed at an Elected Member Forum on 11 December 2017. Each of these issues has been discussed in further detail below.

Traffic

Concerns were raised regarding the ability for the surrounding road network to cater for the additional traffic emanating from the future development. Concerns were also raised regarding the potential for traffic to use local streets, such as Walden Street, rather than exiting towards Lambeth Circle. City Officers have considered the potential traffic generation based on the maximum yield of a future development on the site and the impact on the surrounding road network.

The draft LDP provides for the site to be developed for either Grouped or Multiple Dwellings. Based on the provisions of the draft LDP, the site could yield either approximately 9 Grouped Dwelling or 23 Multiple Dwelling units. The City's Development Engineer has considered the existing road network and surrounding intersections and is satisfied that the road network can comfortably accommodate this additional vehicle traffic.

15.3 ADOPTION OF LOCAL DEVELOPMENT PLAN – STAGE 8 – LOT 1372 WELLARD VILLAGE

Access

Vehicle access into the site is somewhat restricted. The site is bound by roads on three sides and a railway on one side, however no access is available from Lambeth Circle due to the proximity of the site to the Lambeth Circle bridge which crosses the railway. There is also an existing crash barrier which runs along Lambeth Circle preventing vehicle access. This leaves only Beauchamp Loop available for vehicle access. The draft LDP previously showed three access points providing access into the development from Beauchamp Loop. It should be noted that these access locations are indicative only and the exact access points will be subject to more detailed consideration at Development Approval stage.

The access points identified on the draft LDP were spread out between two lot frontages to distribute vehicle access to the site. Following consideration of potential local traffic impacts, the easternmost access point from Beauchamp Loop has been removed. The access point identified in this location was originally intended to be 'left in/left out' access arrangement. The access arrangement raised concerns regarding the number of vehicles exiting the development which would be forced to use Beauchamp Loop and a number of other local residential streets in order to get back to Lambeth Circle. The proponent has now removed this access point and two vehicle access points remain on Beauchamp Loop, to the south of the site, see Attachment B.

Entry Statement

There is a landscaped entry statement on the corner of Lambeth Circle and Beauchamp Loop comprising a number of small trees, turf and small plantings. This entry statement was approved by the City on a temporary basis and was to be removed prior to development of the site. Concerns were raised regarding its removal and there was a preference against a hard edge to the built form on this corner. City Officers acknowledge the need to make this corner of the site prominent as part of the future site development. In this regard, additional provisions have been included within the LDP to identify this corner and the Lambeth Circle frontage for particular consideration as part of landscaping design for the development. This street corner is also identified as a landmark corner on the LDP, requiring built form to be treated with additional architectural emphasis, see Attachment C.

Built Form

Council raised concerns regarding the scale and bulk of the future development on the site and the impact of potential noise from trains on the adjacent Mandurah Railway. Whilst the draft LDP does permit variations to the street setbacks for the development on the site, City Officers consider the scale of development under the draft LDP to be appropriate. The proposed setbacks are consistent with the existing streetscape on Beauchamp Loop. The site is separated from surrounding houses by a 16 metre road reserve and any development on the site will also be required to comply with the R Codes requirements in relation to overlooking and overshadowing.

In relation to potential noise from the adjacent railway, an Acoustic Assessment has been undertaken regarding the impact of rail noise on the development. The draft LDP includes provisions that dwellings comply with the relevant 'noise packages' which include additional construction standards to ensure indoor noise levels meet the appropriate decibel levels. City Officers also note that the railway is located within a cutting where it adjoins the subject site and Officers consider the requirements proposed are appropriate to address noise generated by the railway, see Attachment C, 10: Quiet House Design.

15.3 ADOPTION OF LOCAL DEVELOPMENT PLAN – STAGE 8 – LOT 1372 WELLARD VILLAGE

In summary, City Officers consider the modifications to the draft LDP address concerns raised by Council. It is recommended Council adopt the draft modified LDP in accordance with the Officer Recommendation.

LEGAL/POLICY IMPLICATIONS:

For the purpose of Councillors considering financial or impartiality interests, the landowner is Peet Limited and Department of Housing Joint Venture, and the applicant is Creative Design and Planning.

The following strategic and policy based documents were considered in assessing the application;

- City of Kwinana TPS2;
- State Planning Policy No. 3.1 (Residential Design Codes of Western Australia);
- Liveable Neighbourhoods Operational Policy; and
- Local planning and other related policies.

COMMUNITY ENGAGEMENT:

City Officers do not consider that the draft LDP requires advertising as it reflects similar development provisions afforded to the adjoining single residential and grouped / multiple housing lots.

FINANCIAL/BUDGET IMPLICATIONS:

There are no financial or budget implications as a result of this application.

ENVIRONMENTAL IMPLICATIONS:

The subject site contains mainly scattered shrub vegetation. There is also an entry statement on the corner of Lambeth Circle and Beauchamp Loop comprising a number of small trees, turf and small plantings. This entry statement was approved by the City on a temporary basis and was to be removed prior to development of the site. City Officers acknowledge the need to make this corner of the site prominent as part of the future site development. In this regard, an additional provision has been included within the LDP to identify this corner for particular consideration as part of landscaping design for the development.

The site was cleared of all vegetation in 2008 as part of the subdivision works for this stage. All the vegetation on site has regrown since this time. City Officers have assessed the vegetation on site and do not consider the existing vegetation worthy of retention. It should be noted however, that there are a number of existing street trees surrounding the site. It is envisaged that the majority of these street trees could be retained as part of the development of the site.

The LDP encourages the use of passive solar urban design. Quiet house design provisions are included in the LDP.

15.3 ADOPTION OF LOCAL DEVELOPMENT PLAN – STAGE 8 – LOT 1372 WELLARD VILLAGE**STRATEGIC/SOCIAL IMPLICATIONS:**

LDPs allow for variations to the Scheme and R-Codes which take into account specific site characteristics and configuration of lots, particularly smaller lots. The use of such mechanisms is common practice, and is encouraged to allow for the most optimal form of urban development to occur.

RISK IMPLICATIONS:

Council approves development under its TPS2 to meet its statutory obligations and facilitate proper and orderly development of the municipality. The draft LDP seeks to ensure the provisions on LDPs are appropriate and LDPs facilitate development.

Risk Event	Appeal of Council's decision on the draft LDP Amendment.
Risk Theme	Failure to fulfil statutory regulations or compliance requirements Providing inaccurate advice/ information.
Risk Effect/Impact	Reputation Compliance
Risk Assessment Context	Strategic
Consequence	Minor
Likelihood	Possible
Rating (before treatment)	Low
Risk Treatment in place	Reduce - mitigate risk
Response to risk treatment required/in place	Work instructions in place and checklists used when assessing the application. Consideration of the application within the Statutory timeframes. Compliance of the proposal with relevant legislation and policies.
Rating (after treatment)	Low

COUNCIL DECISION**064****MOVED CR S MILLS****SECONDED CR S LEE**

1. That Council approves the Local Development Plan for Stage 8 – Lot 1372 Wellard Village, Wellard (as per Attachments B - G), pursuant to Clause 52(1)(a) of Schedule 2 – Deemed Provisions for Local Planning Schemes of the *Planning and Development (Local Planning Schemes) Regulations 2015* subject to the following modifications:

15.3 ADOPTION OF LOCAL DEVELOPMENT PLAN – STAGE 8 – LOT 1372 WELLARD VILLAGE

- a) Amend provision 2a (Setback Provisions) to read
“a) Multiple Dwellings – all boundaries except Lambeth Circle/
Beauchamp Loop corner truncation: Nil,
- Lambeth Circle/Beauchamp Loop corner truncation: 1m.”
- b) Update the LDP plan to reflect these setbacks.
- c) Amend provision 7a (Landscaping) to read “The primary street
setback area of grouped dwellings which face Lambeth Circle and/or
the corner truncation of Lambeth Circle and Beauchamp Loop shall
be developed to incorporate a sensitive and soft treatment and
interface through the use of landscaping with a minimum of 50% soft
landscaping. The entire adjacent verge area shall also be landscaped
with semi mature plantings.”
- d) Include an additional provision to read “7b) The primary street
setback area of multiple dwellings which face Lambeth Circle and/or
the corner truncation of Lambeth Circle and Beauchamp Loop shall
be developed to incorporate a sensitive and soft treatment and
interface through the use of landscaping with a minimum of 100%
soft landscaping. The entire adjacent verge area shall also be
landscaped with semi mature plantings.”

CARRIED

7/1

FOR:

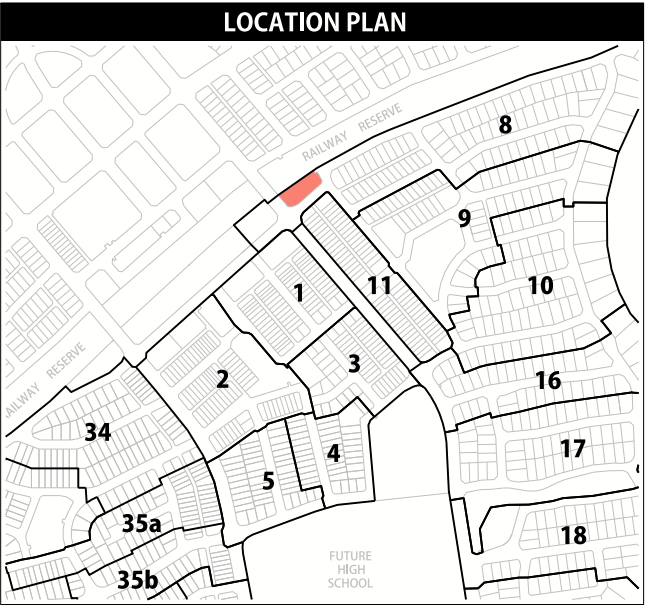
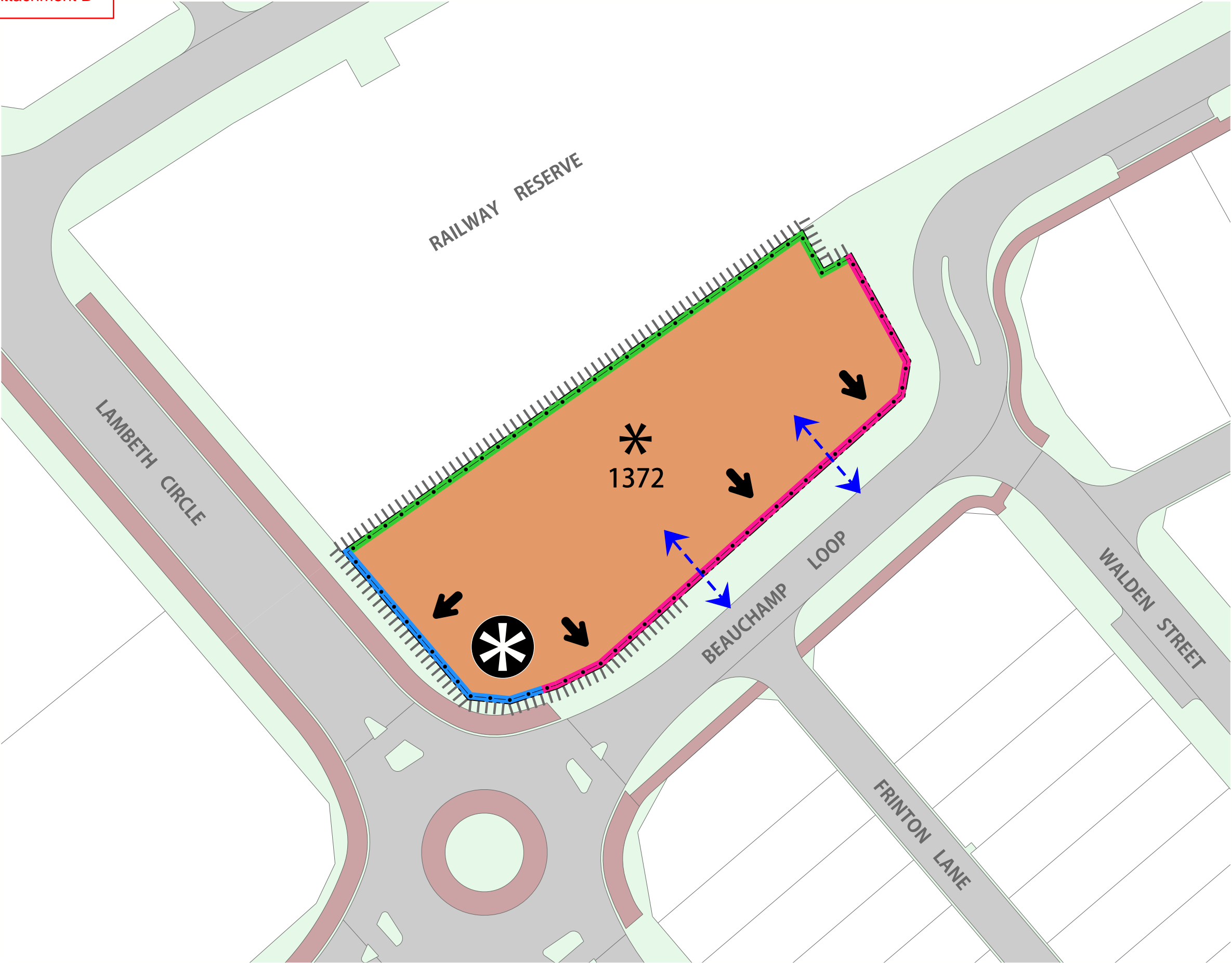
**Mayor Carl Adams
Deputy Mayor Peter Feasey
Councillor Sandra Lee
Councillor Merv Kearney
Councillor Sheila Mills
Councillor Matthew Rowse
Councillor Dennis Wood**

AGAINST:

Councillor Wendy Cooper

ATTACHMENT A - LOCATION PLAN





LEGEND

- Local Development Plan Boundary
- R40 Coding
- Indicative Vehicle Access (Subject to Development Approval process)
- No Vehicle Access
- Uniform Estate Fencing
- Footpaths
- Primary Dwelling Orientation
- Quiet House Design Requirement
- Landmark Element

Grouped Housing Setbacks:

- Nil Setback
- 1.0m Setback
- 2.0m Setback

Multiple Dwelling Setback: Nil to all Boundaries

ENDORSEMENT OF REGISTERED TOWN PLANNER

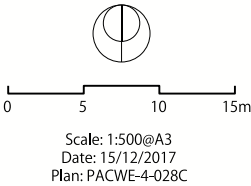
This Local Development Plan has been adopted by Council and signed by the Principal Planner.

SIGNATURE: _____ DATE: _____

The requirement to consult with adjoining or other land owners to vary the Residential Design Codes in accordance with the Local Development Plan is not required except where variations to the provisions of the Local Development Plan are sought. Planning Approval is not required, but a Building Permit is required, for the construction of a dwelling on any lot within the area covered by the Local Development Plan (including lots with a land area less than 260m²) except where variations to the provisions of the Local Development Plan are sought.

LOCAL DEVELOPMENT PLAN

Stage 8 - Lot 1372, The Village at Wellard Page 1 of 6
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LDP PROVISIONS – THE VILLAGE AT WELLARD STAGE 8 – LOT 1372

The provisions addressed below and on the adjacent plan relate to the R40 development site at Lot 1372 in Stage 8 of The Village at Wellard Estate, Wellard.

The requirements of the Residential Design Codes apply unless otherwise provided for below.

The following standard represents variations to the Residential Design Codes and constitutes ‘Deemed-to-comply’ requirements pursuant to the Codes.

1. OPEN SPACE AND OUTDOOR LIVING AREA	
a) Minimum Open Space (grouped and multiple dwellings):	30%
b) Minimum Outdoor Living Area (grouped dwellings):	20m ²
c) Minimum Outdoor Living Area (multiple dwellings):	As per R Codes

2. SETBACK PROVISIONS	
	Minimum
a) Multiple dwellings - all boundaries	Nil
b) Grouped dwellings	
- Beauchamp Loop	1m
- Lambeth Circle	2m
- Railway reserve and power infrastructure truncation	Nil

3. PLOT RATIO	
Multiple dwellings	0.75 maximum
Grouped dwellings	As per R Codes

4. BUILDING HEIGHT	
	Maximum
Multiple dwellings	3 storeys
- Top of wall (roof over)	10.8m
- Top of wall (parapet)	12.3m
- Top of pitched roof	16.8m
Grouped dwellings	As per R Codes

5. BUILDING FORM AND ORIENTATION

- a) Dwellings must be designed to address the Primary Street, as illustrated by the ‘Primary Dwelling Orientation’ shown on the LDP. The front elevation shall consist of at least one major opening to a habitable room overlooking the Primary Dwelling Orientation.
- b) Where possible dwellings are to be designed to take advantage of northern solar orientation.

- c) All dwellings to provide an appropriate, high quality design interface with the surrounding streetscape, through the use of at least three of the following architectural design features:
 - Articulation in dwelling facade (i.e. varied wall setbacks);
 - A minimum of two building materials, colours and/or finishes (E.g. render, brick, cladding);
 - Major habitable room openings incorporating large windows to provide surveillance;
 - Roof forms that incorporate gables;
 - A balcony, portico, or veranda; or
 - A built-in planter box.

6. VEHICLE ACCESS AND GARAGES/CARPORTS

- a) Vehicle access points are indicatively shown on the LDP. Exact and final vehicle access points are to be determined via a development approval process.
- b) All garages are to have doors to enclose them.

The following provisions only apply to Single and Grouped Dwellings where proposed garages face the primary street:

- c) Garages are not to be forward of the dwelling alignment. Garages may be aligned with the dwelling provided they do not exceed the dwelling setback line.
- d) Where lots have a frontage of 12 metres or less, garages may exceed 50% of the primary lot frontage to a maximum of 60% of the primary lot frontage.
- e) Where garages exceed 50% of the primary lot frontage, they shall comply with the following:
 - A clear indication of the dwelling entrance.
 - The dwelling entrance shall be the dominant feature of the facade, and shall include a projecting portico or veranda with a minimum depth of 1.5 metres.
 - Garages are to be set back at least 0.5 metres behind the dwelling alignment.
- f) For any single storey dwelling on a lot with a frontage less than 10 metres in width and where vehicle access is gained solely from the primary street, only a single width garage/carport (including tandem) is permitted.
- g) Double garages are permitted on lots less than 10m wide where dwellings are two storeys and where major openings to habitable rooms are provided on the primary street frontage.

7. LANDSCAPING

- a) The primary street setback area of all dwellings which face Lambeth Circle and/or the corner truncation of Lambeth Circle and Beauchamp Loop shall be developed to incorporate a sensitive and soft treatment and interface through the use of landscaping with a minimum of 50% soft landscaping. The entire adjacent verge area shall also be landscaped with semi mature plantings.

8. LANDMARK ELEMENT

- a) Built form at the landmark location identified on the Local Development Plan shall be treated with additional architectural emphasis such as distinctive roof forms and colours, complemented by a contrast in materials.

9. UNIFORM ESTATE BOUNDARY FENCING

- a) Fencing design and materials should complement and be consistent with the building design.
- b) Front fences within the primary street setback being visually permeable above 0.9m to a maximum height of 1.2m above natural ground level.
- c) For secondary street boundaries, fencing shall be visually permeable above 1200mm behind the primary street setback, for a minimum length of 3m behind the truncation with a habitable room addressing the street.
- d) Colourbond fencing is not permitted to the street boundary.

* Primary / secondary streets to be determined at development/subdivision stage

8. INCIDENTAL DEVELOPMENT

- a) Clotheslines, rainwater tanks, satellite dishes are to be screened from view from the Primary Street.

9. NOTIFICATION TO PROSPECTIVE PURCHASES

- a) The Developer is required to give prospective purchases a complete copy of all the requirements of this Local Development Plan prior to Offer and Acceptance being made.

10. QUIET HOUSE DESIGN

- a) As defined by the Noise Assessment undertaken by Lloyd George Acoustics (2017) for Lot 1372 Wellard Village Quiet House Design provisions apply to lots as identified on the reverse plan. Building permit applications to the Town of Kwinana must demonstrate compliance with the relevant “Deemed to Comply Construction Standards”, including the provision of air conditioning as part of the Building Permit Application. Alternative construction methodology can be used subject to the Town of Kwinana approval upon advice from a suitably qualified acoustic consultant.
- b) Noise mitigation requirements are as follows for all building floors:

FACADE DIRECTION	MINIMUM “DEEMED TO COMPLY” PACKAGE REQUIREMENT
NW	Package B
NE	Package A
SW	Package A

- c) ‘Package A – Deemed to Comply Construction Standards’ are required as identified by the noise mitigation requirements for buildings affected by rail noise from the Perth to Mandurah Railway.
- d) ‘Package B – Deemed to Comply Construction Standards’ are required as identified by the noise mitigation requirements for buildings affected by rail noise from the Perth to Mandurah Railway.

Appendix A

DEEMED TO SATISFY CONSTRUCTION STANDARDS

LOCAL DEVELOPMENT PLAN

Stage 8 - Lot 1372, The Village at Wellard *Page 3 of 6*

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Package A

Area	Orientation to Road or Rail Corridor	Package A (up to 60 dB $L_{Aeq(Day)}$ and 55 dB $L_{Aeq(Night)}$)
Bedrooms	Facing	<ul style="list-style-type: none"> Windows systems: Glazing up to 40% of floor area (minimum $R_w + C_{tr}$ 28) – 6mm thick glass (monolithic, toughened or laminated) in fixed sash, awning or casement opening with seals to openings.
	Side	<ul style="list-style-type: none"> Windows systems: As above.
	Opposite	No requirements
Other Habitable Rooms Including Kitchens	Facing	<ul style="list-style-type: none"> Windows and external door systems: Glazing up to 60% of floor area (minimum $R_w + C_{tr}$ 28) – 6mm thick glass (monolithic, toughened or laminated) in fixed sash, awning or casement opening with seals to openings. Doors to be either 35mm thick solid timber core door with full perimeter acoustic seals. Glazed inserts to match the above. Sliding glass doors to be same performance including brush seals.
	Side	<ul style="list-style-type: none"> Windows and external door systems: As above.
	Opposite	No requirements
General	Any	<ul style="list-style-type: none"> Walls (minimum $R_w + C_{tr}$ 45) – Two leaves of 90mm thick brick with minimum 50mm cavity Roof and ceiling (minimum $R_w + C_{tr}$ 35) – Standard roof construction with 10mm plasterboard ceiling and minimum R2.5 insulation between ceiling joists. Eaves to be closed using 4mm compressed fibre cement sheet. Mechanical ventilation – Refer following pages.
Outdoor Living Area		<ul style="list-style-type: none"> Locate on the side of the building that is opposite to the corridor if practicable; or Locate within alcove area so that the house shields it from corridor if practicable.

Note: Any penetrations in a part of the building envelope must be acoustically treated so as to not downgrade the performance of the building elements affected. Most penetrations in external walls such as pipes, cables or ducts can be sealed through caulking gaps with non-hardening mastic or suitable mortar.

LOCAL DEVELOPMENT PLAN

Stage 8 - Lot 1372, The Village at Wellard Page 4 of 6

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Package B

Area	Orientation to Road or Rail Corridor	Package B (up to 63 dB $L_{Aeq(Day)}$ and 58 dB $L_{Aeq(Night)}$)
Bedrooms	Facing	<ul style="list-style-type: none"> Windows systems: Glazing up to 40% of floor area (minimum $R_w + C_{tr}$ 31) – 10mm thick glass (monolithic, toughened or laminated) in fixed sash, awning or casement opening with seals to openings.
	Side	<ul style="list-style-type: none"> Windows systems: As above.
	Opposite	<ul style="list-style-type: none"> Windows systems: Glazing up to 40% of floor area (minimum $R_w + C_{tr}$ 25) – 4mm thick glass (monolithic, toughened or laminated) in fixed sash, awning or casement opening with seals to openings. Alternatively, 6mm thick glass (monolithic, toughened or laminated) in sliding frame.
Other Habitable Rooms Including Kitchens	Facing	<ul style="list-style-type: none"> Windows and external door systems: Glazing up to 60% of floor area (minimum $R_w + C_{tr}$ 31) – 10mm thick glass (monolithic, toughened or laminated) in fixed sash, awning or casement opening with seals to openings. Doors to be either 35mm thick solid timber core door with full perimeter acoustic seals. Glazed inserts to match the above. Sliding glass doors to have laboratory certificate confirming $R_w + C_{tr}$ 31 performance. Alternative, change to hinged door with perimeter acoustic seals and 10mm thick glass.
	Side	<ul style="list-style-type: none"> Windows and external door systems: Glazing up to 60% of floor area (minimum $R_w + C_{tr}$ 28) – 6mm thick glass (monolithic, toughened or laminated) in fixed sash, awning or casement opening with seals to openings. Doors to be either 35mm thick solid timber core door with full perimeter acoustic seals. Glazed inserts to match the above. Glass doors to be same performance ($R_w + C_{tr}$ 28) including brush seals.
	Opposite	No requirements
General	Any	<ul style="list-style-type: none"> Walls (minimum $R_w + C_{tr}$ 50) – Two leaves of 90mm thick brick with minimum 50mm cavity. Cavity to include 25mm thick, 24kg/m³ insulation and where wall ties are required, these are to be anti-vibration/resilient type. Roof and ceiling (minimum $R_w + C_{tr}$ 35) – Standard roof construction with 10mm plasterboard ceiling and minimum R2.5 insulation between ceiling joists. Eaves to be closed using 4mm thick compressed fibre cement sheet. Mechanical ventilation – Refer following pages.
Outdoor Living Area		<ul style="list-style-type: none"> Locate on the side of the building that is opposite to the corridor; or Locate within alcove area so that the house shields it from corridor.

Note: Any penetrations in a part of the building envelope must be acoustically treated so as to not downgrade the performance of the building elements affected. Most penetrations in external walls such as pipes, cables or ducts can be sealed through caulking gaps with non-hardening mastic or suitable mortar.

LOCAL DEVELOPMENT PLAN

Stage 8 - Lot 1372, The Village at Wellard Page 5 of 6

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Mechanical ventilation/airconditioning

Where outdoor noise levels are above the “target”, both Packages A and B require mechanical ventilation or airconditioning to ensure that windows can remain closed in order to achieve the indoor noise standards.

In implementing Packages A and B, the following need to be observed:

- Evaporative airconditioning systems will not meet the requirements for Packages A and B because windows need to remain open;
- Refrigerative airconditioning systems need to be designed to achieve fresh air ventilation requirements;
- air inlets need to be positioned facing away from the transport corridor where practicable;
- ductwork needs to be provided with adequate silencing to prevent noise intrusion.

LOCAL DEVELOPMENT PLAN

Stage 8 - Lot 1372, The Village at Wellard *Page 6 of 6*

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15.4 Proposed LED Advertising Sign – Lot 100 Holden Close, Bertram

DECLARATION OF INTEREST:

There were no declarations of interest declared.

SUMMARY:

An application has been received for the installation of an LED advertising sign on Lot 100 Holden Close, Bertram (the subject site). It is situated adjacent to the Kwinana Freeway (refer to Attachments A – C). The sign measures 18.99 metres wide, 5.5 metres high and is supported on a 10.67m column in an 'A' frame configuration (Refer to Attachment C). The sign is proposed to display a variety of advertisements, including the provision for community promotion and advertising to the satisfaction of the City of Kwinana, with the content able to be changed intermittently. The sign is double sided which faces both north and south along the Kwinana Freeway. The sign is not consistent with the requirements of the City's Local Law with respect to size and location and therefore the application is required to be determined by Council. The application was presented at an Elected Members Forum on 13 November 2017 and is now presented to Council for a determination.

This proposal is a large advertising sign situated on a triangular shaped property which has limited potential for development. The proposed location is within the "Mixed Business 1" Zone under Local Planning Scheme No.2 (LPS2) and this type of development is considered an appropriate use of an otherwise difficult site to develop. The sign will have a significant visual impact in the immediate area and Kwinana Freeway Reserve (see Attachment D). It should be noted that there is also a sign to the north of a similar size and style, however is not LED. Notwithstanding this however, the applicant has been able to demonstrate to City Officers that the location of the sign will not negatively impact the surrounding area, Kwinana Freeway Reserve and passing freeway traffic and conditions can be imposed to ensure amenity impacts are minimised. The application was referred to Main Roads Western Australia (MRWA) for comment and after extensive discussions MRWA has provided support for the application but have advised that it will be required to comply with the *Main Roads Policy and Application Guidelines for Advertising*. City Officers have considered these comments and advise that the proposal is considered appropriate and are recommending approval subject to conditions.

OFFICER RECOMMENDATION:

That Council approves the LED Sign on Lot 100 Holden Close, Bertram as per Attachment B and Attachment C, subject to the following conditions and advice notes:

1. CONDITIONS

- 1.1 The subject lot being kept in a neat/tidy condition at all times by the owner/occupier to the satisfaction of the City of Kwinana.
- 1.2 The sign is not to be constructed of reflective materials.
- 1.3 The sign is to be located wholly within the confines of the lot boundary and not within road reserve.
- 1.4 The sign being kept clean and free from graffiti and vandalism at all times by the owner/occupier to the satisfaction of the City of Kwinana. Any graffiti shall be removed and vandalism repaired within 48 hours.

15.4 PROPOSED LED ADVERTISING SIGN – LOT 100 HOLDEN CLOSE, BERTRAM

- 1.5 Prior to the display or replacement of any individual advertisement on the sign, the consent of the City of Kwinana is required.
- 1.6 No clearing of vegetation is permitted without the prior approval of the City of Kwinana.
- 1.7 Any illumination of the proposed sign shall not exceed 300cd/m² at night and shall not flash, pulsate or chase.
- 1.8 Upon practical completion and prior to operation of the proposed signage, a final assessment and report of the completed development must be conducted by a recognised lighting consultant to confirm compliance with Australian Standard AS 4282-1997: Control of Obtrusive Effects of Outdoor Lighting to the satisfaction of the City of Kwinana and compliance with the Western Australian Main Roads Policy and Application Guidelines for Advertising Signs.
- 1.9 The content of the advertisements shall be suitable to a broad audience and displaying images that present a positive city image. A minimum of 10 percent of the content shall display images and text relating to the City of Kwinana Community and/or Council purposes to the satisfaction of the City of Kwinana.
- 1.10 The applicant shall submit a Sign Lighting Management Plan demonstrating the ongoing management of the sign to ensure compliance with Australian Standard AS 4282-1997: Control of Obtrusive Effects of Outdoor Lighting to the satisfaction of the City of Kwinana and compliance with the Western Australian Main Roads Policy and Application Guidelines for Advertising Signs.
- 1.11 The applicant shall repair the sign as required and at the request of the City of Kwinana.
- 1.12 This approval is valid for 24 months only. If development is not completed within this period a new approval must be obtained before commencing or continuing with the development.
- 1.13 The sign shall at all times be maintained to a high standard to the satisfaction of the City of Kwinana.
- 1.14 The applicant shall submit a Flora Assessment to identify if there is Declared Rare Flora (DRF) or Threatened Ecological Communities (TEC) impacted by the proposal, prior to the submission of a Building Permit to the satisfaction of the City of Kwinana.

2. ADVICE NOTES

- 2.1 Should the applicant be aggrieved by the decision or any condition imposed, then a right of review should be lodged with the State Administrative Tribunal within 28 days of the date of this decision.
- 2.2 The applicant should ensure that the proposed development complies with all other relevant legislation, including but not limited to, the Environmental Protection Act 1986 and Regulations, Health (Miscellaneous Provisions) Act 1911 and Regulations, and the National Construction Code.
- 2.3 The applicant is advised that this is not a building permit the City of Kwinana issues to enable construction to commence. A building permit is a separate Council requirement and works cannot be commenced until a building permit is obtained.
- 2.4 With regard to Condition 1.5 the applicant is advised that this is not a Sign Licence the City of Kwinana issues to enable display of an advertisement. A Sign Licence is a separate Council requirement and advertisements cannot be displayed until a Sign Licence is obtained.

15.4 PROPOSED LED ADVERTISING SIGN – LOT 100 HOLDEN CLOSE, BERTRAM

- 2.5 With regard to Condition 1.8 the final assessment report must include Residential Exclusion Zones for daytime, dawn/dusk and night time conditions.
- 2.6 The applicant is advised they must submit a Dial Before You Dig enquiry prior to the sign being installed.
- 2.7 The applicant is advised that the proposed development shall comply with Main Roads Policy and Application Guidelines for Advertising.
- 2.8 The applicant is advised that Lighting Studies must be prepared by a consultant that is eligible for membership of the Lighting Council of Australia.

DISCUSSION:**Land Status**

Metropolitan Region Scheme:	Urban
Town Planning Scheme No. 2:	Mixed Business 1

Planning Discussion**Proposal**

An application has been received for the installation of a sign on Lot 100 Holden Close, Bertram (subject site) adjacent to the Kwinana Freeway (refer to Attachments A – C). The sign is LED and measures 18.99 metres wide, 5.5 metres high and supported on a 10.67m column in an “A” frame configuration (Refer to Attachment C). The sign is proposed to display a variety of advertisements, including the provision for community promotion and advertising to the satisfaction of the City of Kwinana, with the content able to be changed intermittently. The sign is double sided which faces both north and south along the Kwinana Freeway and is to be located a minimum of 102 metres from the Holden Close property boundary.

It should be noted that a sign of similar size and nature, however is not LED, was approved by Council at 28 McDowell Lane, The Spectacles in September 2015. This sign is located approximately 1km to the north of the proposed location. The differences between the proposed sign and the approved sign are as follows:

- 1. Proposed sign is located within a “Mixed Business 1” Zone as opposed to the “Rural A” Zone of the first approval. The Mixed Business zone is appropriate for this type of development.
- 2. Proposed sign is LED which allows the advertisement to be changed intermittently as opposed to the static nature of the approved sign.

The McDowell Lane sign approval was based on the fact that the area is identified to be rezoned to “Mixed Business 1” in the future as part of the Draft Local Planning Strategy. Therefore it could be considered appropriate to support a sign of this nature within the existing “Mixed Business 1” Zone.

Context/Site Analysis

The subject site is zoned “Mixed Business 1” and is located on the western side of Kwinana Freeway in Bertram. The site is bound by a car wrecking yard to the west, a vacant lot to the north and south and the freeway reserve to the east. The site itself is vacant and bound by cyclone fencing with some vegetation.

15.4 PROPOSED LED ADVERTISING SIGN – LOT 100 HOLDEN CLOSE, BERTRAM

Lot 54 and 9001 Johnson to the south of the subject site are currently zoned “Residential” R20 and are subject to Scheme Amendment 144, which is in the final stages of proposing an increase to the R-Coding of the properties from R20 to R40/R60. Therefore, as these lots are residential and are the subject of proposed intensification, the amenity of these properties is a key consideration. A Lighting Impact Assessment report (refer to Attachment E) has been submitted and reviewed by the City’s Environmental Health Officers. The proposed signs were modelled to determine the impacts of the signs on the surrounds. The modelling demonstrates that no residential development existing or proposed is detrimentally impacted by the proposed light emissions. The area affected is contained to the subject site and Kwinana Freeway Reserve and will not negatively impact the “Residential” Zone to the south.

The application was referred to MRWA for its consideration and comments. After extensive discussions, MRWA have provided support for the application. The support has been based on the submitted Traffic Safety Assessment which confirms that the proposed advertising sign generally complies with the relevant safety conditions set out in the MRWA guidelines ‘Roadside Advertising Guide’ and are located within the MRWAs “Turbulent” zone.

The sign will have a visual impact in the immediate area and Kwinana Freeway Reserve (see Attachment D). It should be noted that there is also a sign to the north of a similar size and style, however is not LED.

Local Planning Scheme Implications

In terms of statutory consideration, Clause 6.18 (a) of LPS2 provides direction in regards to the placement of advertising signs, Clause 6.18 (a) states:

“For the purpose of this Scheme, the erection, placement and display of advertisements and the use of land or buildings for that purpose is development within the definition of the Act requiring, except as otherwise provided, the prior approval of the Council. Planning consent is required in addition to any licence pursuant to Council’s Signs and Hoarding and Bill Posting Bylaws.”

In considering any application for an advertising sign, LPS2 requires the City to have regard to the objectives of the LPS2, the character and amenity of the area and traffic safety. The subject site is located within the “Mixed Business 1” Zone. In accordance with LPS2 the Zone has two objectives as follows:

MIXED BUSINESS 1 ZONE

The Council’s intention in controlling development within the Mixed Business 1 Zone is to:

- (a) Promote the progressive development of land identified within Council’s ‘Mixed Business Strategy’ for uses considered to be predominantly consistent with the ‘Other Retail’ and ‘Storage/distribution’ land use categories as defined therein.*
- (b) Provide for a range of uses which achieve high standards of development with regard to built form and landscaping.*

15.4 PROPOSED LED ADVERTISING SIGN – LOT 100 HOLDEN CLOSE, BERTRAM

Clause 6.7.1 of LPS2 States:

In addition to the requirements of paragraph (a) of sub-clause 2.1.3, the Council shall require, in the first instance, the preparation of Design Guidelines (to the satisfaction of Council) for individual 'Mixed Business' zones and shall thereafter, consider subsequent applications for its Planning Approval within such zones in conformity with the relevant Design Guidelines.

The *Johnson Road Mixed Business Park Design Guidelines* were approved in 2008, however, these guidelines do not address signage requirements and therefore the LPS2 requirements prevail. City Officers do not consider that the sign will conflict with the desired use of the zone. Furthermore, the proposal has the potential to complement the development of the "Mixed Business 1" Zone and should be assessed on its merit.

The sign is located approximately half way up the length of the site and has been positioned to maximise its advertising exposure. The height and size provide a clear, visible display having regard to the broader Kwinana Freeway commuters. This being considered, the sign will have a significant visual presence and impact as viewed from the Kwinana Freeway (refer Attachment D).

It is considered that the visual impacts are largely contained to the Kwinana Freeway Reserve and freeway traffic. It is a large advertising sign and will be situated against a backdrop of trees and vegetation. However, in the long term, this zone will be developed to include similar signage for large format businesses consistent with the "Mixed Business 1" Zone.

The signs' proximity to the "Residential" Zone to the south has been well considered to ensure that the visual amenity of the residential area is taken into account. Any further move of the sign to the north of the property would subsequently impact on the MRWA requirements being achieved due to the freeway off- ramp location.

Local Law Implications

In addition to LPS2, City Officers also assessed the application against the City of Kwinana Local Law relating to Signs and Bill Posting. The City considers the sign to be a Hoarding sign under the Local Law, which is defined as:

"means a detached or detachable structure other than a pylon sign that is erected for the sole purpose of displaying a sign or signs and includes poster panel, a wall panel or an illuminated panel but does not include a hoarding within the meaning of section 377 of the Local Government Act."

The proposed sign is designed to display a variety of different advertisements, which can be changed intermittently. City Officers do not consider the proposed sign to be a hoarding within the meaning of Section 377 of the Local Government Act, which relates to hoardings erected to protect the public from construction or excavations within or abutting a road reserve.

City Officers have assessed the application against the Local Law and do not consider the sign is entirely compliant with the Local Law. Section 33.1.2 states that a sign shall not:

"except with the approval of the Council be erected within 15m of a street or other public place and in any case, not closer than its own height to a street or public place."

15.4 PROPOSED LED ADVERTISING SIGN – LOT 100 HOLDEN CLOSE, BERTRAM

The proposed sign is located 1.5 metres from the Kwinana Freeway reserve/property boundary at its closest point, however, it is located approximately 45 metres from the current Freeway road pavement and approximately 102 metres from the Holden Close road reserve. The sign is 18.5 metres in height, which does not meet the requirements of this provision. In this regard however, the setback of the sign to the road pavement is considered acceptable with respect to the intent of the Local Law.

Section 33.1.3 of the Local Law also restricts the size of hoarding signs to 36m². The proposed advertising sign is 87m² in area per side. The proposed area of the sign is a variation to the Local Law. The sign's size and format is preferred and approved by MRWA to reduce the traffic safety impacts on passing traffic. In this respect, given the 45 metre setback from the sign to the adjoining road way and MRWA's position, the increased size is considered appropriate.

Amenity

While the application is not compliant with the provisions of the Local Law, Section 34.2 of the By-law allows Council to grant a sign licence that *"would otherwise be in contravention of the by-laws providing that Council is satisfied that the sign is not injurious to the amenity or natural beauty or safety of the area"*. City Officers have considered the amenity and safety implications in accordance with Section 34.2 of the Local Law.

In addition to the requirements of the Local Law, LPS2 requires due regard be given to the character and amenity of the area when considering applications for signage. The sign is proposed to be located on a property within a "Mixed Business 1" Zone and abuts an undeveloped "Residential" Zone to the south. Although the sign has the potential to impact on the amenity of the area, particularly the "Residential Zone", the Australian Standard AS4282-1997: *Control of Obtrusive Effects of Outdoor Lighting* regulates the impacts of lighting on neighbouring properties.

The applicant has submitted a Lighting Impact Assessment report (refer to Attachment E) demonstrating compliance with the Australian Standard. The report was reviewed and supported by the City's Environmental Health Officers. Conditions requiring the submission of a report demonstrating compliance with the Australian Standard prior to the operation of the sign and the submission of a management plan to ensure ongoing compliance with the Australian Standard have been recommended as part of this approval. In regard to the "Mixed Business 1" Zone this type of signage is considered appropriate for this zone and this impact is largely confined to the property and passing traffic within the freeway reserve and appears to have much less impact on the wider area.

The proposed sign is located in an area which will require minimal clearing of vegetation and is able to be accessed via existing tracks. Council officers have assessed the location and size of the sign in the context of the surrounding environment and it is considered that the amenity of the area will not be negatively impacted by the proposed sign.

Conclusion

City Officers are satisfied that the application can be supported and discretion applied against the LPS2 and Local Law provisions applicable to the development proposal.

15.4 PROPOSED LED ADVERTISING SIGN – LOT 100 HOLDEN CLOSE, BERTRAM**LEGAL/POLICY IMPLICATIONS**

For the purposes of Councillors considering financial or impartiality interests, the proponent is the Department of Communities: Housing Authority and the applicant is Pinnacle Planning on behalf of Matzin Capital Pty Ltd.

The following strategic and policy based documents should be considered in assessing this application:-

- City of Kwinana Local Planning Scheme No.2;
- Local Planning and o Planning and Development Act 2005;
- Metropolitan Region Scheme ; and
- Johnson Road Mixed Business Park Design Guidelines.

FINANCIAL/BUDGET IMPLICATIONS:

There are no financial of budget implications as a result of this application.

ENVIRONMENTAL IMPLICATIONS:

Removal of some vegetation will be required to facilitate the construction of the sign in this location. Given the quality of the vegetation in this locality, a condition has been included that requires the submission of a Flora assessment. It is considered that the recommended condition will ensure that any significant flora is identified prior to the construction of the sign.

STRATEGIC/SOCIAL IMPLICATIONS:

Plan	Objective	Strategy
Corporate Business Plan	10.1 Planning	10.1.1 To implement the long term strategic land use planning for the social, economic and environmental wellbeing of the City

15.4 PROPOSED LED ADVERTISING SIGN – LOT 100 HOLDEN CLOSE, BERTRAM

RISK IMPLICATIONS:

Risk Event	Appeal of Council's decision on Development Application
Risk Theme	Failure to fulfil statutory regulations or compliance requirements. Providing inaccurate advice/ information.
Risk Effect/Impact	Reputation Compliance
Risk Assessment Context	Strategic
Consequence	Minor
Likelihood	Possible
Rating (before treatment)	Low
Risk Treatment in place	Reduce - mitigate risk
Response to risk treatment required/in place	Work instructions in place and checklists used when assessing the application. Consideration of the application within the Statutory timeframes. Compliance of the proposal with Town Planning Scheme No. 2, R-Codes, Bushfire Guidelines and relevant Policies. Liaising with the applicant throughout the application process.
Rating (after treatment)	Low

COUNCIL DECISION

065

MOVED CR S LEE**SECONDED CR M KEARNEY**

That Council approves the LED Sign on Lot 100 Holden Close, Bertram as per Attachment B and Attachment C, subject to the following conditions and advice notes:

1. CONDITIONS

- 1.15 The subject lot being kept in a neat/tidy condition at all times by the owner/occupier to the satisfaction of the City of Kwinana.
- 1.16 The sign is not to be constructed of reflective materials.

15.4 PROPOSED LED ADVERTISING SIGN – LOT 100 HOLDEN CLOSE, BERTRAM

- 1.17 The sign is to be located wholly within the confines of the lot boundary and not within road reserve.**
- 1.18 The sign being kept clean and free from graffiti and vandalism at all times by the owner/occupier to the satisfaction of the City of Kwinana. Any graffiti shall be removed and vandalism repaired within 48 hours.**
- 1.19 Prior to the display or replacement of any individual advertisement on the sign, the consent of the City of Kwinana is required.**
- 1.20 No clearing of vegetation is permitted without the prior approval of the City of Kwinana.**
- 1.21 Any illumination of the proposed sign shall not exceed 300cd/m² at night and shall not flash, pulsate or chase.**
- 1.22 Upon practical completion and prior to operation of the proposed signage, a final assessment and report of the completed development must be conducted by a recognised lighting consultant to confirm compliance with Australian Standard AS 4282-1997: Control of Obtrusive Effects of Outdoor Lighting to the satisfaction of the City of Kwinana and compliance with the Western Australian Main Roads Policy and Application Guidelines for Advertising Signs.**
- 1.23 The content of the advertisements shall be suitable to a broad audience and displaying images that present a positive city image. A minimum of 10 percent of the content shall display images and text relating to the City of Kwinana Community and/or Council purposes to the satisfaction of the City of Kwinana.**
- 1.24 The applicant shall submit a Sign Lighting Management Plan demonstrating the ongoing management of the sign to ensure compliance with Australian Standard AS 4282-1997: Control of Obtrusive Effects of Outdoor Lighting to the satisfaction of the City of Kwinana and compliance with the Western Australian Main Roads Policy and Application Guidelines for Advertising Signs.**
- 1.25 The applicant shall repair the sign as required and at the request of the City of Kwinana.**
- 1.26 This approval is valid for 24 months only. If development is not completed within this period a new approval must be obtained before commencing or continuing with the development.**
- 1.27 The sign shall at all times be maintained to a high standard to the satisfaction of the City of Kwinana.**
- 1.28 The applicant shall submit a Flora Assessment to identify if there is Declared Rare Flora (DRF) or Threatened Ecological Communities (TEC) impacted by the proposal, prior to the submission of a Building Permit to the satisfaction of the City of Kwinana.**

2. ADVICE NOTES

- 2.1 Should the applicant be aggrieved by the decision or any condition imposed, then a right of review should be lodged with the State Administrative Tribunal within 28 days of the date of this decision.**
- 2.2 The applicant should ensure that the proposed development complies with all other relevant legislation, including but not limited to, the Environmental Protection Act 1986 and Regulations, Health (Miscellaneous Provisions) Act 1911 and Regulations, and the National Construction Code.**
- 2.3 The applicant is advised that this is not a building permit the City of Kwinana issues to enable construction to commence. A building permit is a separate Council requirement and works cannot be commenced until a building permit is obtained.**

15.4 PROPOSED LED ADVERTISING SIGN – LOT 100 HOLDEN CLOSE, BERTRAM

- 2.4 With regard to Condition 1.5 the applicant is advised that this is not a Sign Licence the City of Kwinana issues to enable display of an advertisement. A Sign Licence is a separate Council requirement and advertisements cannot be displayed until a Sign Licence is obtained.**
- 2.5 With regard to Condition 1.8 the final assessment report must include Residential Exclusion Zones for daytime, dawn/dusk and night time conditions.**
- 2.6 The applicant is advised they must submit a Dial Before You Dig enquiry prior to the sign being installed.**
- 2.7 The applicant is advised that the proposed development shall comply with Main Roads Policy and Application Guidelines for Advertising.**
- 2.8 The applicant is advised that Lighting Studies must be prepared by a consultant that is eligible for membership of the Lighting Council of Australia.**

**CARRIED
5/3**

FOR:
Mayor Carl Adams
Deputy Mayor Peter Feasey
Councillor Sandra Lee
Councillor Merv Kearney
Councillor Sheila Mills

AGAINST:
Councillor Wendy Cooper
Councillor Matthew Rowse
Councillor Dennis Wood

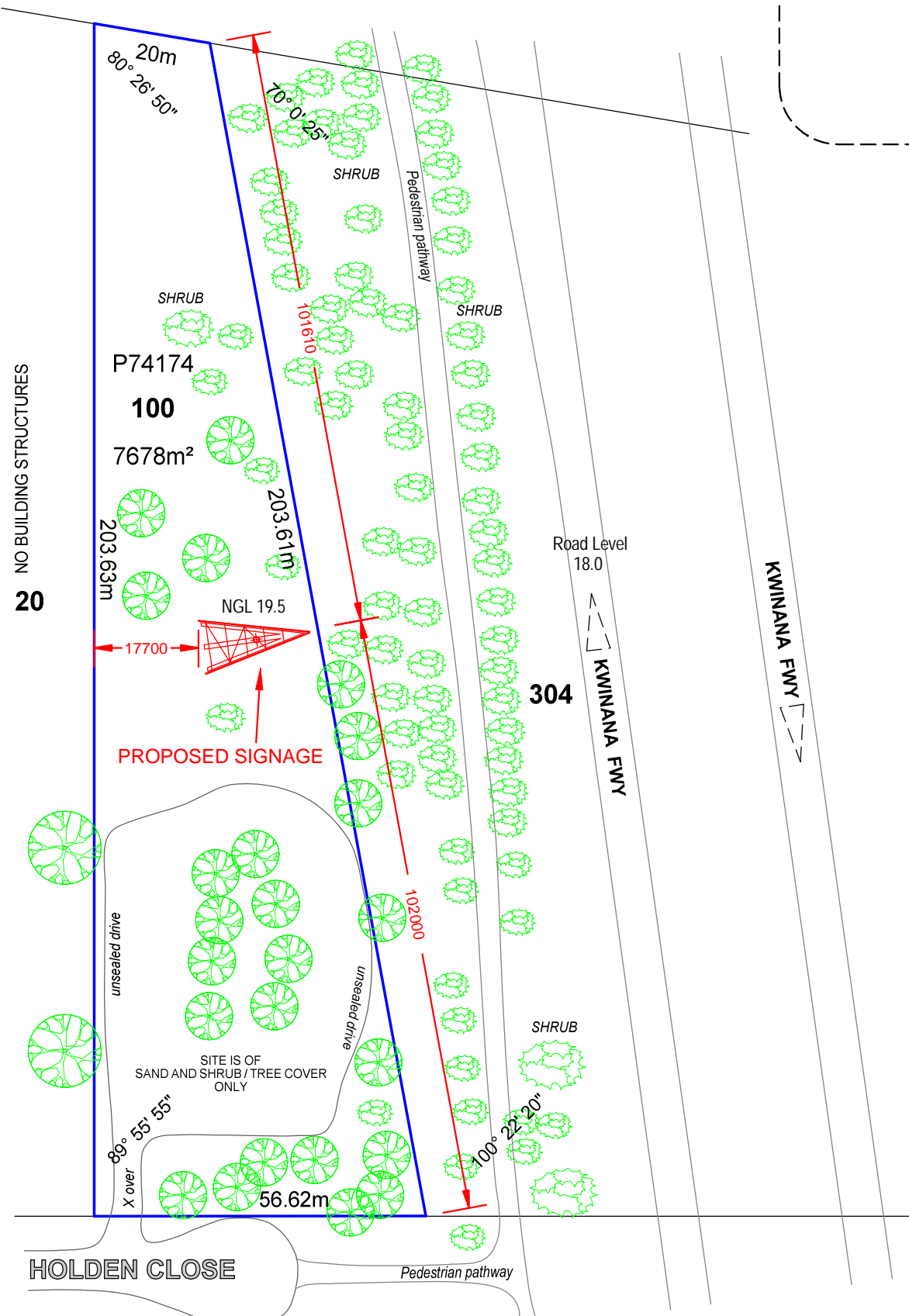
**Attachment A -
Location Plan**



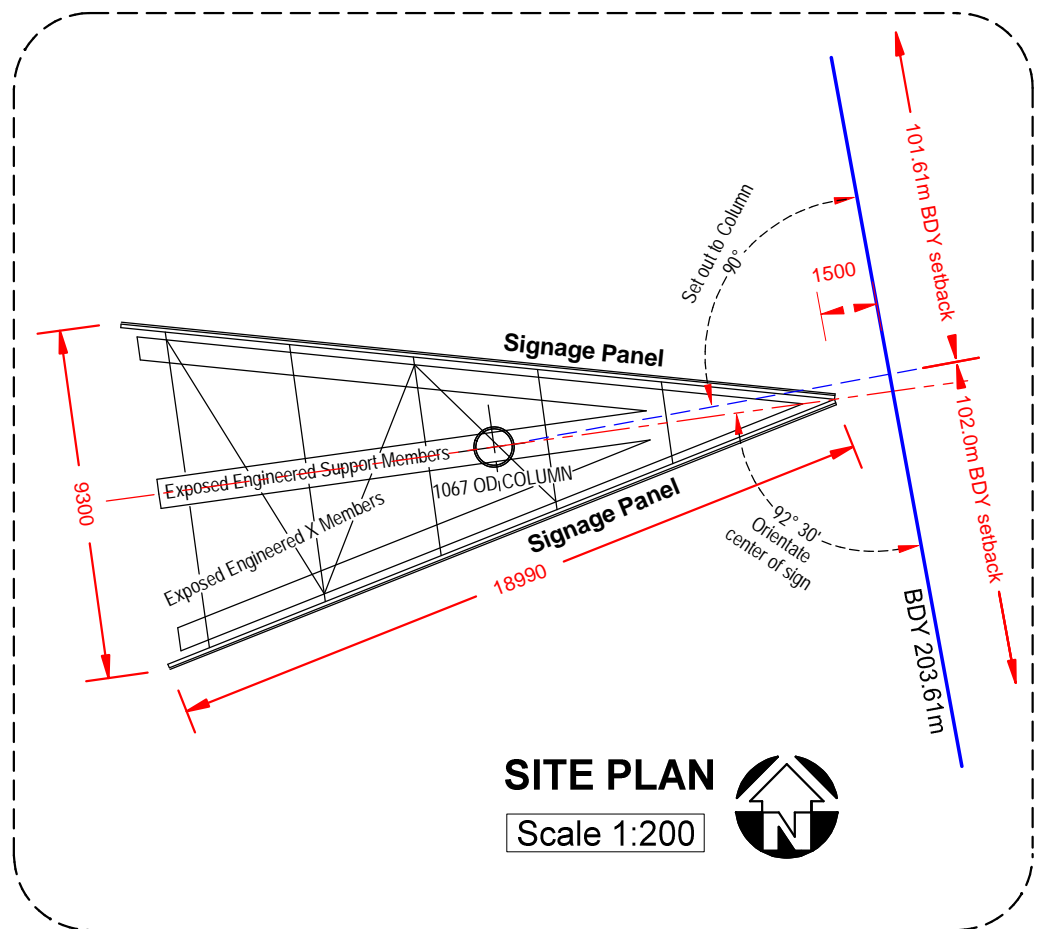
Attachment B:
Site Plan

NO BUILDING STRUCTURES

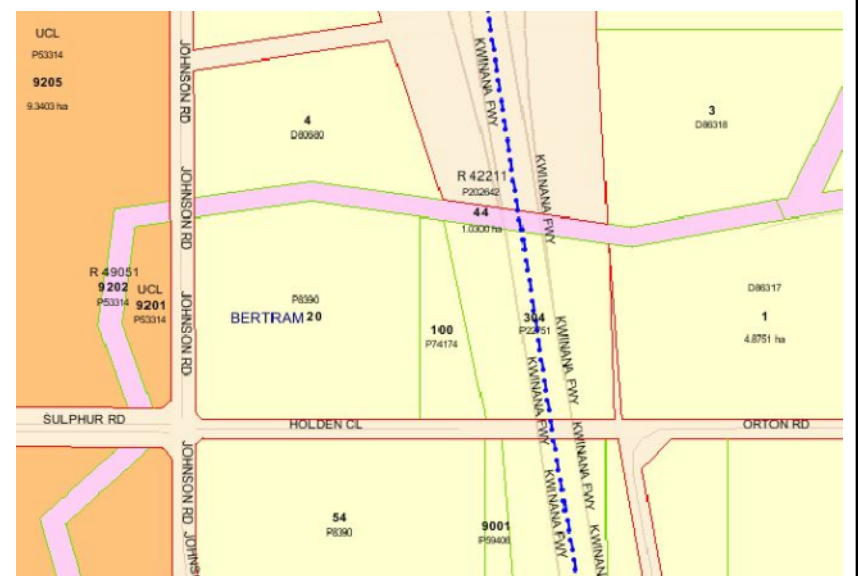
44



SITE PLAN
Scale 1:1000



SITE PLAN
Scale 1:200



Locality

Vail Media Pty Ltd
PO Box 749, Subiaco, WA, 6904
M: 0439909318

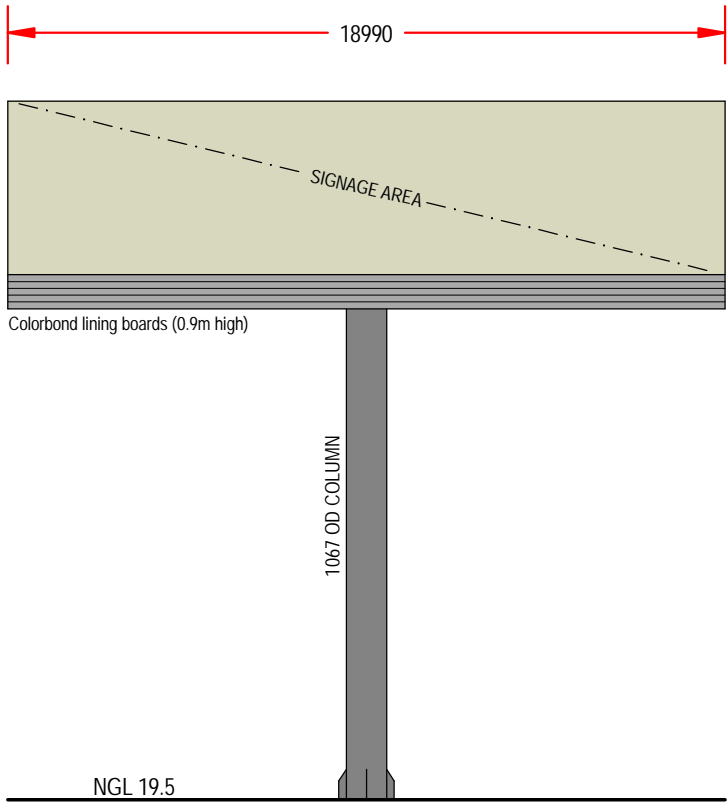
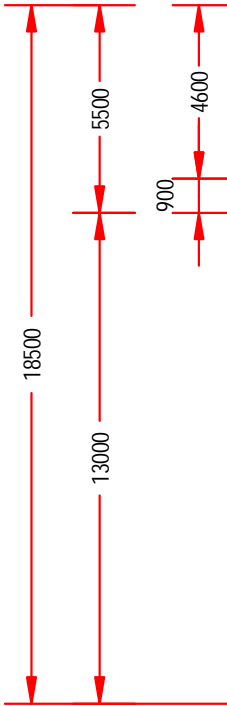
Project:
Mono Pole Signage

Location:
Lot 100
HOLDEN CLOSE
BERTRAM

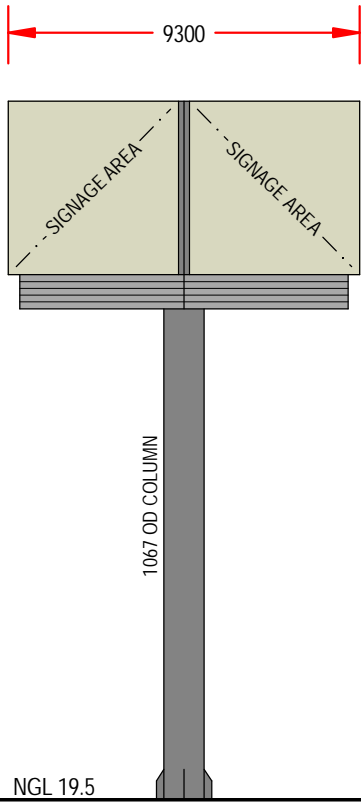
Revision: 7
Date: 30/06/2017
SHEET SIZE: A3

Drawing No:
LT-100_HOLDEN-CL_BTRM_7
Sheet No: 00 - 01

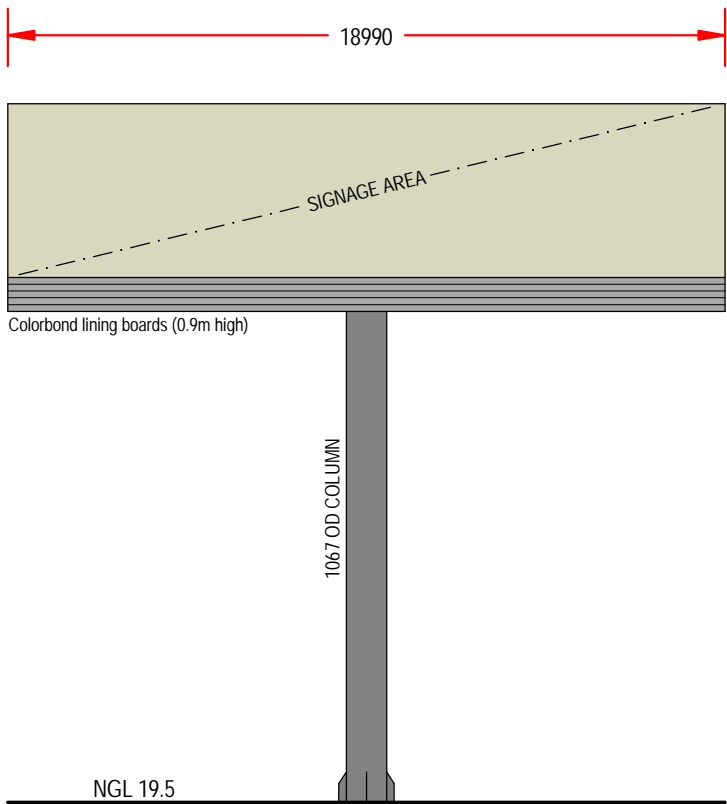
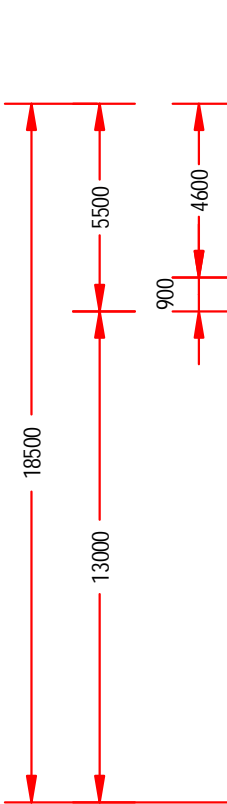
Attachment C:
Elevation Plan



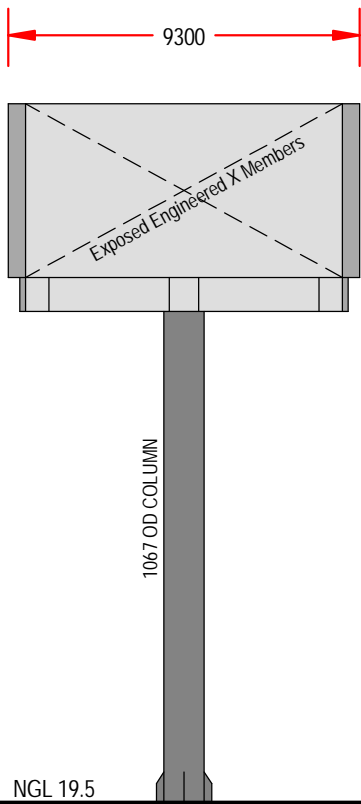
VIEW 1



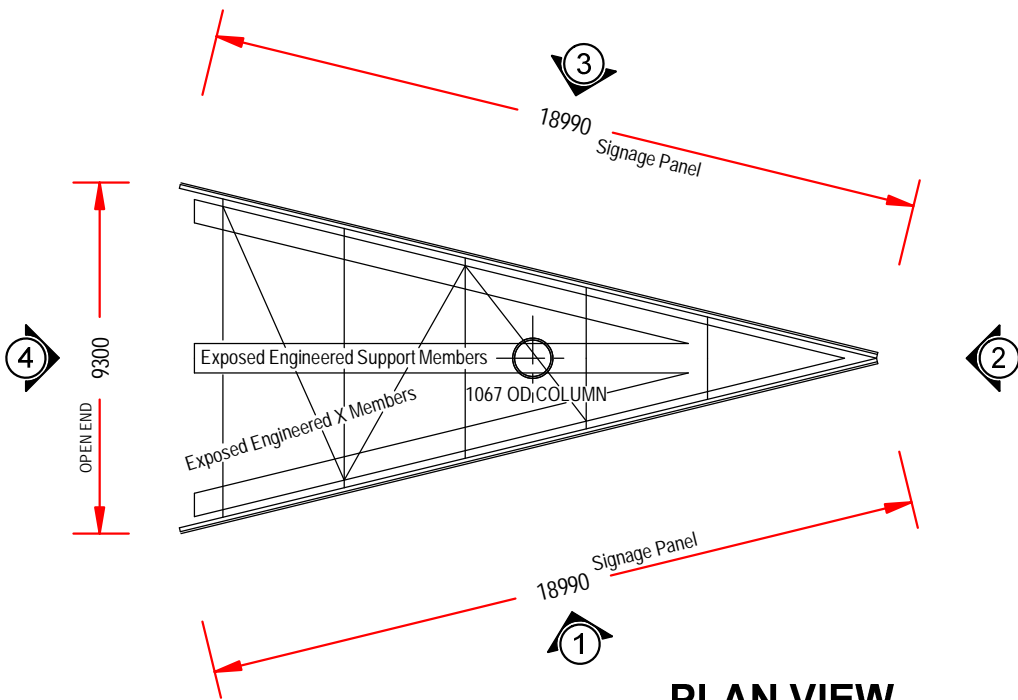
VIEW 2



VIEW 3



VIEW 4



PLAN VIEW

Scale 1:200

Vail Media Pty Ltd
PO Box 749, Subiaco, WA, 6904
M: 0439909318

Project:
Mono Pole Signage

Location:
**Lot 100
HOLDEN CLOSE
BERTRAM**

Revision: 8
Date: 11/09/2017
SHEET SIZE: A3

Drawing No:
LT-100_HOLDEN-CL_BTRM_8
Sheet No: 00 - 02

**Attachment D:
Freeway View**



Matzin Capital Ltd

LIGHTING IMPACT ASSESSMENT

Outdoor signage at Lot 100 Holden Close Bertram, WA

17 August 2016
Ref 1717.6

Lighting Impact Assessment Outdoor Signage at
Lot 100 Holden Close Bertram, WA

Electrolight Australia Pty Ltd
ABN: 44 600 067 392

info@electrolight.com
www.electrolight.com

Suite 3.00
35-39 Liverpool Street
Sydney NSW 2000
T + 612 9267 4777

DATE	REV	COMMENT	PREPARED BY	CHECKED BY
17/08/16	REV A	For Information	CK	RS

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1. INTRODUCTION

Electrolight has been appointed by Matzin Capital Ltd to undertake a Lighting Impact Assessment on the proposed digital signage to be installed at Lot 100 Holden Close Bertram, WA. The objective of the assessment is to report on compliance with AS4282-1997 Control of the Obtrusive Effects of Outdoor Lighting and the Western Australia Main Roads "Policy and Application Guidelines for Advertising Signs" Document (June 2015).

2. DEFINITIONS

2.1 Illuminance (E)

The physical measure of illumination is illuminance. It is defined as the luminous flux arriving at a surface divided by the area of the illuminated surface. Unit: lux (lx); 1 lx = 1 lm/m².

(a) Horizontal illuminance (E_h): The value of illuminance on a designated horizontal plane

(b) Vertical illuminance (E_v): The value of illuminance on a designated vertical plane

Where the vertical illuminance is considered in the situation of potentially obtrusive light at a property boundary it is referred to as environmental vertical illuminance (E_{ve}).

2.2 Luminance (L)

The physical quantity corresponding to the brightness of a surface (e.g. a lamp, luminaire or reflecting material such as the road surface) when viewed from a specified direction. SI Unit: candela per square metre (cd/m²) – also referred to as "nits".

2.3 Luminous Intensity (I)

The concentration of luminous flux emitted in a specified direction. Unit: candela (cd).

2.4 Obtrusive Light

Spill Light which, because of quantitative, directional or spectral attributes in a given context, gives rise to annoyance, discomfort, distraction or a reduction in the ability to see essential information.

2.5 Threshold Increment

The measure of disability glare expressed as the percentage increase in contrast required between a standard object and its background (the carriageway) for it to be seen equally as well with the source of glare present as with it absent, derived in the specified manner. This metric is directly related to Veiling Luminance.

NOTE: The required value is a maximum for compliance of the lighting scheme.

2.6 AGI32 Light Simulation Software

AGI32 (by U.S. company Lighting Analysts) is an industry standard lighting simulation software package that can accurately model and predict the amount of light reaching a designated surface or workplane. AGI32 has been independently tested against the International Commission On Illumination (CIE) benchmark, CIE 171:2006, Test Cases to Assess the Accuracy of Lighting Computer Programs.

3. SITE DESCRIPTION AND SCOPE

The two proposed signs are located on a free standing mono pole structure at Lot 100 Holden Close Bertram, WA. Sign 1 faces to the north east with a total active display (illuminated) area of 81.87m². Sign 2 is located on the south east side of the totem and the total active display (illuminated) area is 81.87m². Refer Appendix A for proposed signage location plan and elevations.

The digital signs are illuminated using LEDs installed within the front face. The brightness of the LEDs can be controlled to provide upper and lower thresholds as required as well as automatically via a local light sensor to adjust to ambient lighting conditions.

For the purpose of this report the proposed manufacturer of the digital signs is noted as Daktronics, model type DVX-1500-13HD for Sign 1 and Sign 2 with performance parameters as outlined in Appendix B.

The Daktronics digital signs have the facility to monitor the luminance intensities of the screens at set intervals (minimum 10 minutes duration) and record this data in a log for up to 6 months. Actual details of the monitoring mechanisms are to be confirmed by the sign manufacturer and agreed with the relevant authorities as required.

Alternative digital signage manufacturers may be used for this installation as long as they have equivalent lighting and performance characteristics and are commissioned as described in this report.

4. DESIGN GUIDELINES AND STANDARDS

The lighting impact assessment will review the proposed signage against the follow criteria, design guidelines and standards.

- Western Australia Main Roads “Policy and Application Guidelines for Advertising Signs” Document (June 2015). (Refer Appendix C)
- AS 4282-1997 Control of the Obtrusive Effects of Outdoor Lighting. *

* Although AS 4282-1997 specifically excludes internally illuminated advertising signs/displays in Section 1.1 Scope (b) the Draft Transport Corridor Outdoor Advertising and Signage Guideline (2015) in NSW references AS4282 and requires compliance to this standard. In the absence of any other applicable Australian Standard AS4282 has been adopted for the purposes of this report.

5. LUMINANCE ASSESSMENT (DAY AND NIGHT IMPACTS)

Western Australia Main Roads “Policy and Application Guidelines for Advertising Signs” Document - Appendix B outlines the maximum allowable daytime, dawn/dusk and night time luminances of electronic signs to exhibit consistent apparent brightness in all lighting conditions (refer Appendix C).

The proposed digital signs have a maximum brightness capacity of 8500 cd/m2, meaning the maximum allowable day time, dawn/dusk and night time dimming levels to comply with the guideline’s luminance requirements are the following:

MAXIMUM LUMINANCE LEVELS FOR DIGITAL ADVERTISEMENTS			
Lighting Condition	Max Dimming Level to achieve compliance #	Max Permissible Luminance (cd/m2)	Compliant
Daytime Luminance	71 %	6000	✓
Dawn/Dusk	7 %	600	✓
Night Time	3.5 %	300	✓

Appendix B of the Western Australia Main Roads “Policy and Application Guidelines for Advertising Signs” Document also requires that the signage be initially commissioned to half the recommended maximum luminances (as shown in the table below). The sign luminances shall be gradually increased over time to an appropriate level as agreed with Mains Roads WA.

INITIAL LUMINANCE LEVELS FOR DIGITAL ADVERTISEMENTS			
Lighting Condition	Max Dimming Level to achieve compliance #	Max Permissible Luminance (cd/m2)	Compliant
Daytime Luminance	35 %	3000	✓
Dawn/Dusk	3.5 %	300	✓
Night Time	1.8 %	150	✓

The dimming % is based on a maximum calibrated screen brightness of 8500 cd/m2. For the basis of this Report, it is assumed that the dimming level is directly related to the luminance level via a linear relationship.

The operator of the screen must not exceed the maximum dimming levels above to comply with the Western Australia Main Roads “Policy and Application Guidelines for Advertising Signs” document. To maintain constant visibility of the signage, the dimming value may increase to the maximum level at certain times of the day (when the sun is directly illuminated the face of the signs). This is to compensate for high levels of light striking the front the face of the sign, which would otherwise dull the image and make it difficult to view.

6. AS4282 ASSESSMENT

The proposed digital signs have been assessed against AS 4282-1997 Control of the Obtrusive Effects of Outdoor Lighting as outlined in Section 4.

As it is intended that the signs will be illuminated after 11pm, the requirements for curfewed operation under the standard will be applied. The signs are located in a mixed residential and commercial area, therefore the maximum illuminance in the vertical plane of habitable rooms for adjacent residential properties is limited to 4 lx (as outlined in Table 2.1 of AS4282 for curfewed operation). Under the standard, a value of less than 4 lx is deemed to not affect the visual amenity of local residents.

Photometric data for the screens was based on a diffused light panel (approximating a lambertian emitter) with a luminance corresponding to the maximum recommended night time limits outlined in Section 5. Appendix D shows the lighting model and the results of the calculations.

The proposed signs (and surrounding environment) were modelled in lighting calculation program AGI32 to determine the effect (if any) of the light spill from the proposed signs. Utilising a luminance value of 300 cd/m² (representing a maximum 3.5% of full dimming power) across the viewable area of the signs, the theoretical zones where visual impact exceeds 4 lux is located in Appendix D. It can be seen that no residential developments fall within the affected zone.

The threshold increment was also calculated for traffic on Kwinana Freeway (northbound and southbound direction). The calculation grid was located at 1.5m above ground level, with an approach viewing distance of between 10 m to 200 m from the signs. The calculation results show that the threshold increment does not exceed 0% along the Kwinana Freeway Northbound and 0% along the Southbound Freeway (the allowable maximum under the standard is 20%).

The luminous intensity limits nominated in the standard are only applicable to point sources such as floodlights and are therefore not relevant for illuminated signage.

It can therefore be seen that the two proposed illuminated signs comply with all relevant requirements of AS 4282-1997 Control of the Obtrusive Effects of Outdoor Lighting.

In complying with these requirements, the proposed signage will not result in unacceptable glare nor will it adversely impact the safety of pedestrians, residents or vehicular traffic. The proposed signage will also not cause any reduction in visual amenity to nearby residences or accommodation.

7. SUMMARY

- When commissioned to the maximum dimming levels below, the illuminated signage will comply with the Western Australia Main Roads “Policy and Application Guidelines for Advertising Signs” Document.

MAXIMUM LUMINANCE LEVELS FOR DIGITAL ADVERTISEMENTS			
Lighting Condition	Max Dimming Level to achieve compliance #	Max Permissible Luminance (cd/m2)	Compliant
Daytime Luminance	71 %	6000	✓
Dawn/Dusk	7 %	600	✓
Night Time	3.5 %	300	✓

- The signage shall be initially commissioned to half the recommended maximum luminances (as shown in the table below). The sign luminances shall be gradually increased over time to an appropriate level as agreed with Mains Roads WA.

INITIAL LUMINANCE LEVELS FOR DIGITAL ADVERTISEMENTS			
Lighting Condition	Max Dimming Level to achieve compliance #	Max Permissible Luminance (cd/m2)	Compliant
Daytime Luminance	35 %	3000	✓
Dawn/Dusk	3.5 %	300	✓
Night Time	1.8 %	150	✓

The dimming % is based on a maximum calibrated screen brightness of 8500 cd/m2. For the basis of this Report, it is assumed that the dimming level is directly related to the luminance level via a linear relationship.

- The proposed illuminated signage complies with all relevant requirements of AS 4282-1997 Control of the Obtrusive Effects of Outdoor Lighting. In complying with these requirements, the proposed signage will not result in unacceptable glare nor will it adversely impact the safety of pedestrians, residents or vehicular traffic. The proposed signage will also not cause any reduction in visual amenity to nearby residences or accommodation.

8. DESIGN CERTIFICATION

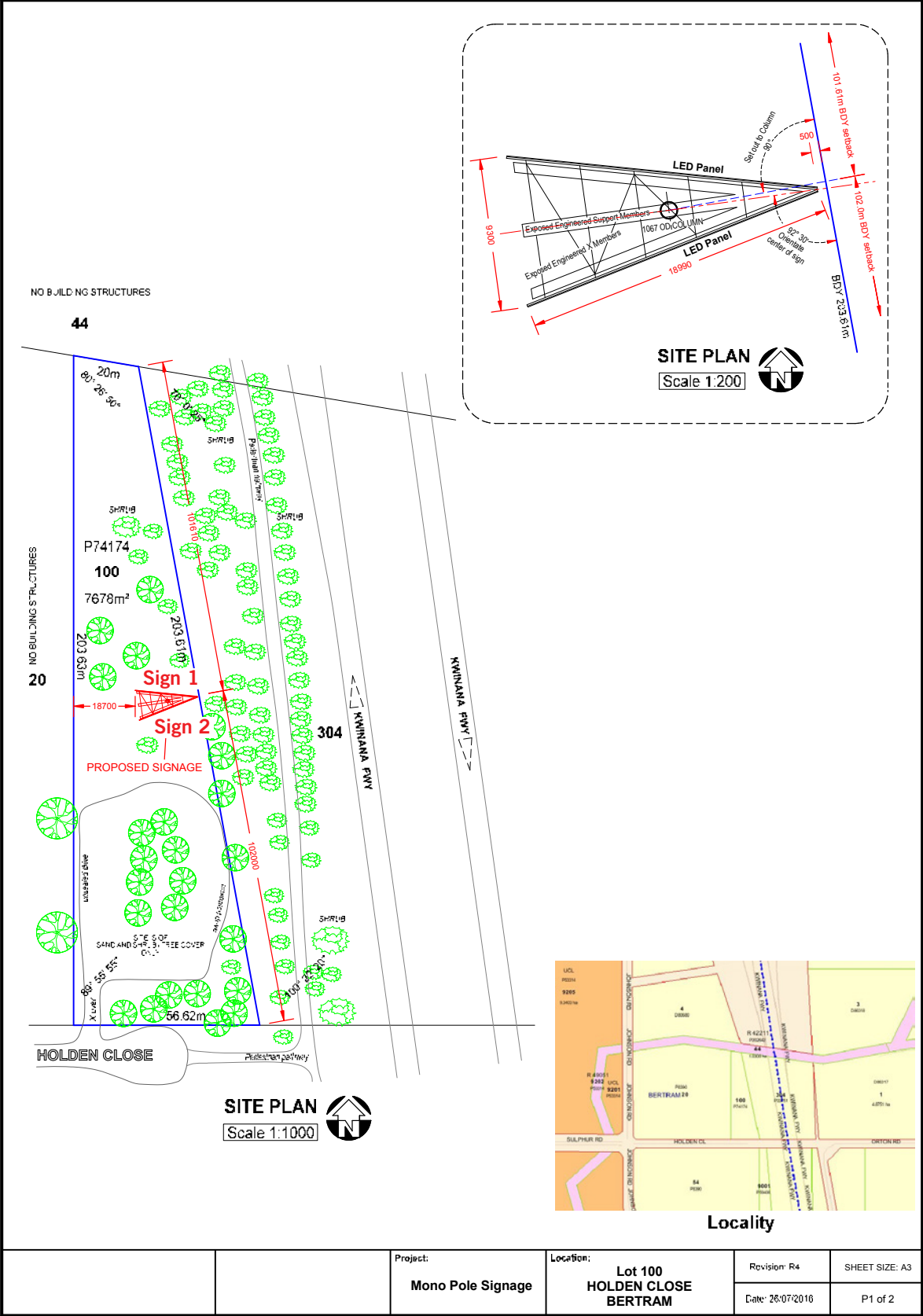
The proposed digital signs to be installed at Lot 100 Holden Close Bertram, WA, if commissioned according to this report, will comply with the following criteria, guidelines and standards:

- Western Australia Main Roads “Policy and Application Guidelines for Advertising Signs” Document (June 2015).
- AS 4282-1997 Control of the Obtrusive Effects of Outdoor Lighting.

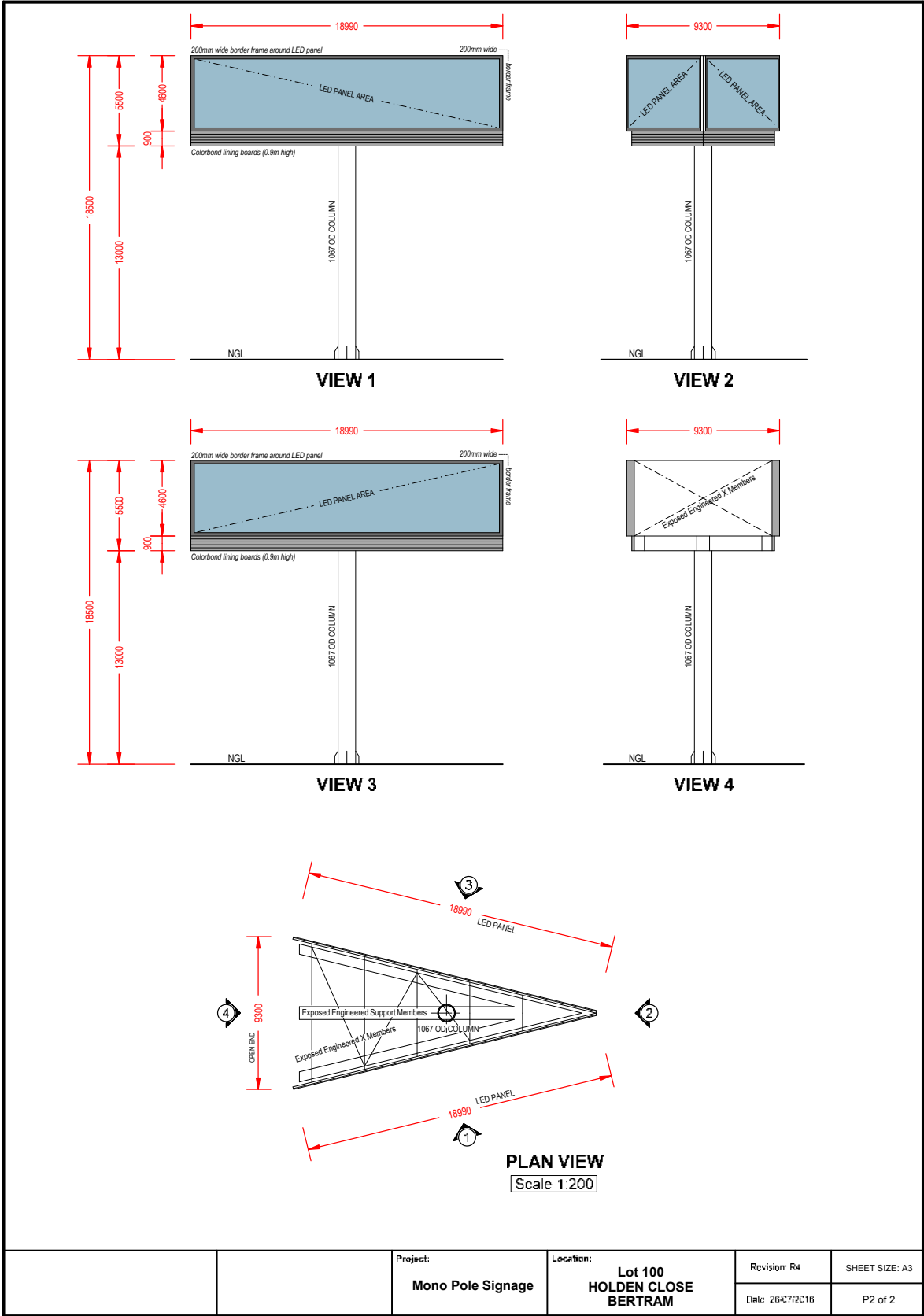
A handwritten signature in black ink, appearing to read 'Ryan Shamier', with a long horizontal stroke extending to the right.

Ryan Shamier MIES
Senior Lighting Designer
Electrolight Australia
17 August 2016

APPENDIX A
SIGNAGE LOCATION PLAN



SIGNAGE ELEVATION - Sign 1 & 2



APPENDIX B

DIGITAL SIGNAGE SPECIFICATION - Sign 1 & 2

DAKTRONICS PRODUCT SPECIFICATION

SERIES SPECIFICATION

DVX-1500-13HD

Pixel Configuration	1R, 1G, 1B LED
Line and Column Spacing	0.514 inches - 13.06 millimeters
Module Configuration - Pixels (RxC)	28 x 28 pixels
Module Dimensions (HxW)	14.4 x 14.4 inches - 365.76 x 365.76 mm
Maximum Power per Module ¹	29.6352 Watts
Average Power per Module ¹	8 Watts
Display Weight per Module ²	15.6 pounds - 7.08 kilograms
Processing	22 bit Distributed
Color Capacity	16 bit (281 Trillion Colors)
Dimming	256 levels
Color Temperature	3,000°-10,000° kelvin (adjustable)
Calibration	Full depth, LED to LED
LED Refresh Rate	4800 hertz
LED Lifetime	100,000 hrs
Calibrated Intensity - Typical Nits	8500 nits (cd/sm)
Horizontal Viewing Angle	140°
Vertical Viewing Angle (Up/Down)	+25/-40°
Contrast Ratio	1200:1
Service Access	Front or Rear
Cabinet Depth	8.884 inches - 225.652 millimeters
Cabinet Construction	Steel and Aluminum (corrosion resistant)
Ingress Protection Rating	IP-66 Components
Working Temperature Rating ³	-40° to 113° F - -40° to 45° C
Ventilation	Fan, Vent Panel
Data Transmission to Display	Direct: Fiberoptic Cable Remote: Internet/Network (IP)

Note 1: Power draw varies depending on display ventilation.

Note 2: Display Weight per Module factors in cabinet, but not the structure.

Note 3: Temperature range is based on typical usage (100% daytime brightness, 50% content, 250W/m² solar, no wind).

Display will operate above listed temp range but will see greater rates of dimming. Range is based on low-temp configuration.

Note 4: Ventilation solution may require external supplemental A/C in some areas of the world. Please consult your Daktronics representative regarding your area.

Note 5: Consistent with Daktronics policy of continuing product improvement, specifications shown on this document are subject to change without notice.

DISPLAY SPECIFICATION

DVX-1500-13HD-336x1428-230v-LT-MR-CNTLRM

Active Screen Size (HxW)	14.4 feet x 61.2 feet - 4.39 meters x 18.65 meters
Active Screen Size (Square Dimensions)	881.28 square feet - 81.87 square meters
Number of Modules (HxW)	12 modules x 51 modules
Total Modules	612 modules
Matrix Size (HxW)	336 pixels x 1428 pixels
Aspect Ratio	0.2353 (Reference - 16:9 = .5625 and 4:3 = .75)
Display Weight	9547.2 lb - 4332.96 kg
Display Weight per Square Dimension	11 lb/sq. ft - 53 kg/sq. m
Total Average Power Consumed	4896 Watts
Total Maximum Power Consumed	18137 Watts
Maximum Power Consumption per Square Dimension	20.6 W/sq. ft - 221.5W/sq. m
Current Draw	82.4 amps @ 220v 1P - 26.3 amps @ 380/415v 3P - 75.6 amps @ 120/240v - 50.4 amps @ 208Y/120v 3P
Control Method	Rack Mount Control System

201 Daktronics Dr PO Box 5128 Brookings, SD 57006-5128
tel 800-325-8766 605-697-4300 fax 605-697-4700
www.daktronics.com e-mail sales@daktronics.com
Copyright © 2012 Daktronics



APPENDIX C

Luminance and Illumination of Electronic Advertising Signs

Safety and amenity

It is important that electronic billboards exhibit consistent apparent brightness in all lighting conditions, by maintaining a consistent ratio between the ambient light (illuminance) and light emitted by the billboard (luminance).

This allows the billboard to be easily read and reduces the time taken for a motorist to view the billboard content. Signs brighter than the ambient conditions may cause greater distraction and risk to drivers due to:

- Averting a motorists attention from important traffic devices / instructions.
- Temporary visual impairment where the difference in sign luminance and ambient light is disparate.

Due to the fast rate of change in ambient light during dusk and dawn periods, particular attention needs to be given to the luminance levels that are output during these periods to ensure that a consistent apparent brightness is maintained.

Any change to brightness levels should be applied during a message transition, not while an image is being displayed. This removes the risk that a motorist will be distracted by changing sign brightness.

Maximum Luminance

The following values are suggested *maximum* values for the varying ambient lighting conditions. The final luminance levels are to be determined based on the site specific requirements, including the orientation of the sign and shading around the sign.

- Daytime - 6000 cd/m²
- Dawn/Dusk - 600 cd/m²
- Night - 300 cd/m²

Commissioning Levels

It is required that when a new device is being commissioned, the initial luminance values be set to half the recommended maximum values outlined above, and gradually increased to an appropriate level as agreed to by Main Roads WA.

If required, the owner/operator of the billboard is responsible for shielding the electronic billboard to ensure that it does not cause a nuisance to surrounding properties.

APPENDIX D

OBTRUSIVE LIGHTING AND THRESHOLD INCREMENT CALCULATIONS

Calculation Summary			
CalcType	Description	Units	Max
Obtrusive Light - TI	Kwinana Freeway northbound	%	0
Obtrusive Light - TI	Kwinana Freeway southbound	%	0



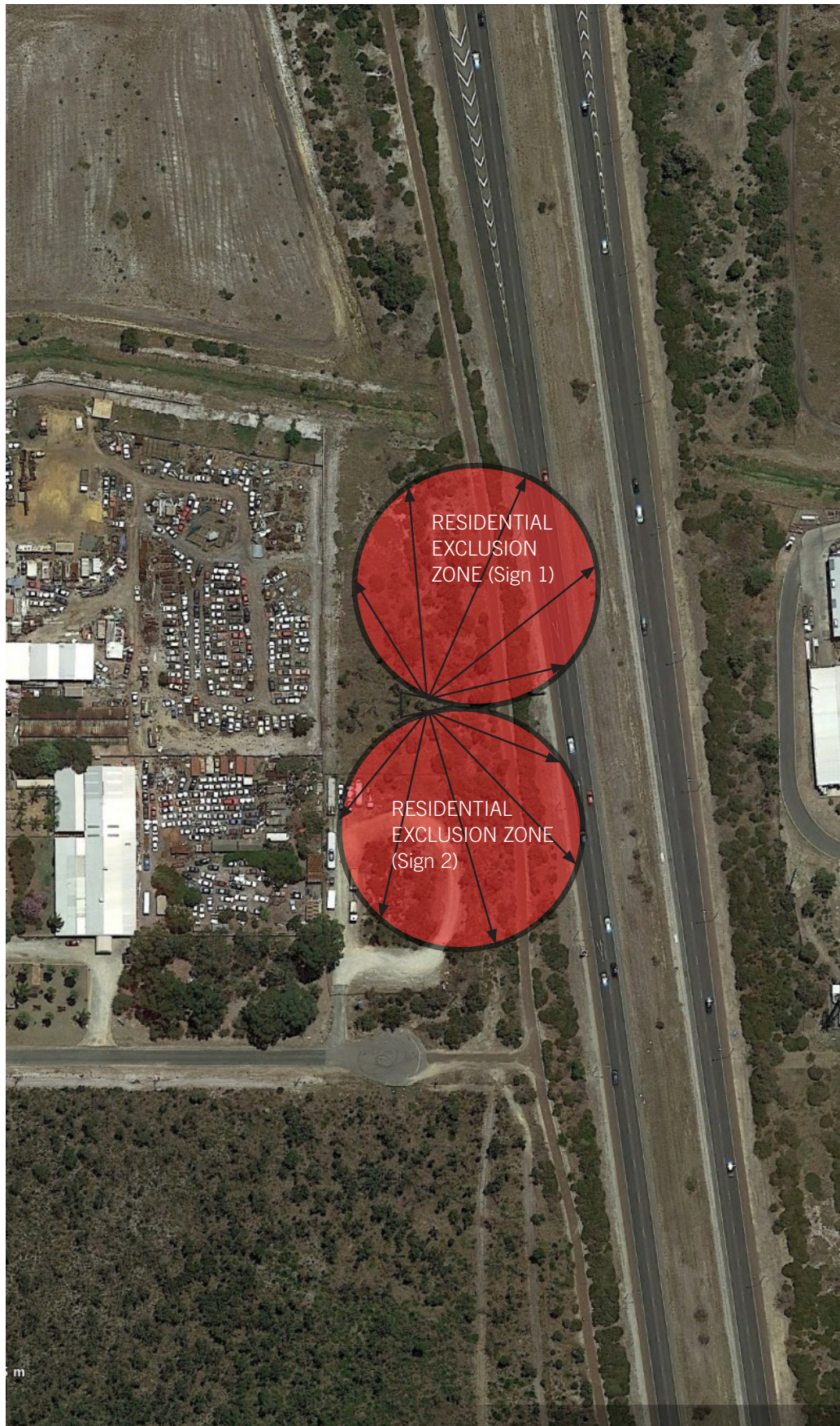


Image: Light Model - Plan showing residential exclusion zone.

15.5 Retrospective Amended Development Application - Proposed Shops/Local Shop, associated Outdoor Seating Area, Car Parking and the modification to the parking area for the existing Leda Shopping Centre – Lot 12 Feilman Drive, Leda

DECLARATION OF INTEREST:

There were no declarations of interest declared.

SUMMARY:

An application has been received for a retrospective amendment to an approved development application for the first stage of the redevelopment of the Leda Shopping Centre on Lot 12 Feilman Drive, Leda (refer Attachments A-C).

Development approval for the first stage of the redevelopment was granted by Council at its Ordinary Council meeting on the 28th of September 2016. The redevelopment of the Leda Shopping Centre is to be undertaken in two stages. The redevelopment will see the total retail floor space of the shopping centre reduce from 3200m² (consisting of an IGA supermarket and eight shops) to 700m² (four shops).

The first stage entails the construction of the building and parking for four new shops. The second stage involves the demolition of the existing shops and the construction of multiple dwellings. A future planning application will be required for the Stage 2 redevelopment works.

Following Stage 1 development approval, the proponent sought to secure tenancies for this development. This resulted in an amendment to the design of the shops to suit the requirements of the secured anchor tenancy of this development. However, the proponent did not then seek approval for the amendment to the approved planning application but progressed to construct the development as per the amended design.

The main differences between the approved development plans and the retrospective amended development application plans are as follows;

1. A reduction in the number of shop tenancies from four to three;
2. A reduction in the amount of glazing in both street elevations;
3. The removal of a portion of awning in the south-west elevation. A blank wall has been included on a portion of the south-west elevation and the awning removed; and
4. The removal of an outdoor seating area and a coffee server area along the north-western elevation.

The proponent now seeks retrospective amended planning approval so that the constructed building is in accordance with the approved development plans. The proponent argues that:

- it was difficult to secure four tenancies with a larger Local Shop/delicatessen tenancy that included a coffee server area and outdoor seating area as envisaged under the original approval.
- three leases had been secured, with the anchor tenant, Chemist Warehouse pharmacy requiring a larger floor area. As a result two tenancies were combined (total 469m² floor area) to be used by the pharmacy.

15.5 RETROSPECTIVE AMENDED DEVELOPMENT APPLICATION - PROPOSED SHOPS/LOCAL SHOP, ASSOCIATED OUTDOOR SEATING AREA, CAR PARKING AND THE MODIFICATION TO THE PARKING AREA FOR THE EXISTING LEDA SHOPPING CENTRE – LOT 12 FEILMAN DRIVE, LEDA

- the pharmacy requires less glazing, with a blank wall required along the south-western elevation to allow for shelving. Glazing has been reduced as the pharmacy tenancy would not be providing an outdoor seating area and coffee servery as was previously envisaged for this tenancy.

It should be noted that while the development approval process (planning approval) is a separate legislative approval process to the requirement for building approval, the proponent did lodge a building permit for Stage 1 with an amended design reflecting the three tenancies and the reduction in glazing. This amendment was not identified as part of the Building Permit approval process and a building permit was issued in April 2017. This discrepancy was subsequently noted by City Officers who advised the proponent that a retrospective amended application is required and would require determination prior to issuing an occupancy permit for the building (which has yet to be issued by City Officers).

A retrospective amended planning approval is now being sought by the proponent to amend the approved development plans (refer Attachments D-G) so they match with the approved building plans and constructed building (refer Attachments B & C).

At the Elected Members' Forum held on the 11 December 2017, it was noted that trees may have been removed from the Edward Street verge adjoining the development as part of the development. Further investigations by City Officers reveal that one tree which was approximately 8 metres tall was removed as part of the development (refer Attachment H). The proponents have advised that it is likely that the contractors may have removed this tree without their knowledge. In this respect, the proponents advised that they are willing to replace this tree with three semi-mature trees along the Edward Street and Feilman Drive verges.

The City's Landscape Architects confirmed that although no approvals were sought for the removal of the verge tree, it appears this tree would have restricted vehicle sightlines given its proximity to the new driveway and crossover. Its removal may have been supported subject to additional semi-mature trees being planted in the verge. In this regard, it is recommended that three semi-mature trees be planted in the Edward Street and Feilman Drive verges as agreed by the proponents. The rest of the application as previously approved remains the same.

Options available to Council on the retrospective amended application.

Given that the development was constructed without a valid planning approval, there is considered to be a number of options available to Council as part of its deliberation.

The following options are available to Council;

- 1) Refusing the retrospective amended development application and take prosecution action or issue directions to amend the building so that it is consistent with the approved plans; or,
- 2) Conditionally approving the retrospective amended development application and take prosecution action; or,
- 3) Conditionally approving the retrospective amended development application.

15.5 RETROSPECTIVE AMENDED DEVELOPMENT APPLICATION - PROPOSED SHOPS/LOCAL SHOP, ASSOCIATED OUTDOOR SEATING AREA, CAR PARKING AND THE MODIFICATION TO THE PARKING AREA FOR THE EXISTING LEDA SHOPPING CENTRE – LOT 12 FEILMAN DRIVE, LEDA

City Officers are recommending Option 3. However, if Council were of the mind to pursue Option 1, the following resolution is recommended;

Option 1:

- 1. That Council refuses the Retrospective Amended Development Application for Shops and associated parking on Lot 12 Feilman Drive, Leda as per Attachments B and C for the following reasons;**
 - (i) The extent of the variations from the approved development approval are considered significant as the amount of glazing has been greatly reduced;**
 - (ii) The building does not adequately address the street due to the blank wall along the south-western elevation;**
 - (iii) The removal of a portion of the awning along the south-western elevation will result in an unreasonable amenity impact for pedestrians; and**
 - (iv) The removal of the outdoor seating area is considered to limit the development's ability to be a focal point for the Leda community.**

Advice Notes

- (i) The applicant is advised that all future development must be submitted to the City of Kwinana prior to the commencement of works or alteration of land use.**
 - (ii) Should the applicant be aggrieved by the decision or any condition imposed, then a right of review may be lodged with the State Administrative Tribunal within 28 days of the date of this decision.**
- 2. That Council instruct City Officers to commence prosecution against the landowner for unauthorised development which represents an offence under Clause 8.2 of the City of Kwinana Local Planning Scheme No.2 and Section 218 of the *Planning and Development Act 2005*; and**
 - 3. That Council issues a written direction notice in accordance with Section 214(3) of the *Planning and Development Act 2005* to direct the landowner to alter the development so that it is in accordance with development approval 8677.1.**

If Council were of the mind to pursue Option 2, the following is recommended;

Option 2:

- 1. That Council approves the Retrospective Amended Development Application for Shops and associated parking on Lot 12 Feilman Drive, Leda as per Attachments B and C as per the Officer recommendation; and**
- 2. That Council instruct City Officers to commence prosecution against the landowner for unauthorised development which represents an offence under Clause 8.2 of the City of Kwinana Local Planning Scheme No. 2 and Section 218 of the *Planning and Development Act 2005*.**

15.5 RETROSPECTIVE AMENDED DEVELOPMENT APPLICATION - PROPOSED SHOPS/LOCAL SHOP, ASSOCIATED OUTDOOR SEATING AREA, CAR PARKING AND THE MODIFICATION TO THE PARKING AREA FOR THE EXISTING LEDA SHOPPING CENTRE – LOT 12 FEILMAN DRIVE, LEDA

If Council were of the mind to pursue Option 3, the following is recommended;

Option 3:

- 1. That Council approves the Retrospective Amended Development Application for Shops and associated parking on Lot 12 Feilman Drive, Leda as per Attachments B and C as per the Officer recommendation;**

Officer Recommendation

City Officers recommend Option 3 based on the legal advice that was received on this matter (refer Confidential Attachment I). The City's solicitors confirmed that under the Planning and Development Act, it is the proponent's obligation to obtain retrospective approval of the development as constructed. If the proponent does not seek retrospective approval, it would remain in breach of the requirement to obtain planning approval and be liable to prosecution. In this regard, the proponents are seeking retrospective approval for the constructed building.

Given the above advice, City Officers recommend Option 3 for the following reasons;

- (i) the proponent is seeking retrospective approval to rectify this anomaly and is willing to replant trees in the verge;
- (ii) the changes are considered reasonable as the building footprint and the approved uses are not changing; and
- (iii) the major change to the building is the reduced glazing which is considered reasonable as the proposed glazing would still provide passive surveillance to the car park and the public roads.

City Officers consider that the amendments do not substantially change the approved development as the 'Shop' and 'Local Shop' uses have not changed and the building still addresses the public realm through glazing. While the additional glazing and opportunity for customers to 'spill out' of the shops (as part of a café/coffee shop) would have been preferred, the proposed artwork on the blank walls is considered an acceptable aesthetic outcome.

City Officers recommend that the amended application be supported subject to the conditions and advice notes of the original approval and additional conditions relating to the proposed artwork and verge tree planting. It is noted that some of the conditions imposed under the initial development application have already been complied with.

OFFICER RECOMMENDATION:

That Council approves the Retrospective Amended Development Application for Shops and associated parking on Lot 12 Feilman Drive, Leda as per Attachments B and C subject to the following conditions and advice notes:

1. Conditions

- 1.1 The premises being kept in a neat/tidy condition at all times by the owner/occupier to the satisfaction of the City of Kwinana.
- 1.2 Stormwater drainage from roofed and paved areas to be contained and disposed of on-site at all times.

15.5 RETROSPECTIVE AMENDED DEVELOPMENT APPLICATION - PROPOSED SHOPS/LOCAL SHOP, ASSOCIATED OUTDOOR SEATING AREA, CAR PARKING AND THE MODIFICATION TO THE PARKING AREA FOR THE EXISTING LEDA SHOPPING CENTRE – LOT 12 FEILMAN DRIVE, LEDA

- 1.3 The existing shopping centre shall cease operating prior to the new shops being occupied and tenanted.
- 1.4 Three semi-mature trees being planted within the Edward Street and Feilman Drive verges prior to occupation of the building to the satisfaction of the City of Kwinana. Details of the tree species, spacing and reticulation being submitted for approval to the City of Kwinana within 28 days of this approval.
- 1.5 All signage shall be as per the approved Signage Strategy dated January 2017. No signage, images or screening on any glazed area shall cover more than 50% of the glazed area of each tenancy to any one building frontage. Any additional signage will require Planning Approval.
- 1.6 Signage and corporate branding shall be limited to the area designated for signage on the approved plans.
- 1.7 No goods or materials are to be placed or stored or offered for sale within the car parking areas, access roads or on footpaths at any time. Storage of goods or materials shall be confined to designated service areas only.
- 1.8 Landscaping areas, vehicle parking spaces, accessways and all other details as provided on the development plans are to be installed prior to occupying the proposed development and maintained thereafter by the owner/occupier to the satisfaction of the City of Kwinana.
- 1.9 The proponent shall liaise with the City of Kwinana prior to adopting the final design of the proposed artwork. The details of the final design of the proposed artwork on the south-western and north-western elevations shall be provided to the City of Kwinana for approval within 28 days of this approval. The approved artwork shall be installed prior to occupancy of the building to the satisfaction of the City of Kwinana.
- 1.10 The building walls being applied with anti-graffiti treatment to the satisfaction of the City of Kwinana prior to occupancy of the building.
- 1.11 Rubbish bins are to be stored in the designated bin storage areas only. No storage of rubbish, recyclables or other stock within parking areas or access roads shall occur.
- 1.12 An acoustic consultant's report being provided and approved by the City of Kwinana prior to occupation of the building. The report shall address the impact of cumulative noise, traffic movement, security alarms, air conditioning and refrigeration plant equipment of commercial properties on noise sensitive premises (existing and proposed). The report is to make recommendations on how identified noise impacts can be attenuated so as to comply with the provisions of the Environmental Protection Act and Regulations.
- 1.13 The proponent is to submit to the City of Kwinana for approval, prior to occupation of the building, a Waste Management Plan that details bin enclosure areas, bin storage areas and bin collection points in the development.

15.5 RETROSPECTIVE AMENDED DEVELOPMENT APPLICATION - PROPOSED SHOPS/LOCAL SHOP, ASSOCIATED OUTDOOR SEATING AREA, CAR PARKING AND THE MODIFICATION TO THE PARKING AREA FOR THE EXISTING LEDA SHOPPING CENTRE – LOT 12 FEILMAN DRIVE, LEDA

- 1.14 Any proposed transformers, services, storage and deposit areas must be screened from view, air conditioners screened and/or located in areas with minimal impact on the public domain and television antennas or satellite dishes or such like to be located in roof space or as otherwise determined to the satisfaction of the City of Kwinana.
- 1.15 The development being suitably lit in accordance with Australian Standard AS4282 – Control of Obtrusive Effects of Outdoor Lighting. Details to be provided to the City prior to the occupation of the building.
- 1.16 All future activities or changes of use of the Shops/Local shop shall receive the City's Planning approval prior to undertaking of works or occupancy.

2. Advice Notes

- 2.1 The applicant is advised that all future development must be submitted to the City of Kwinana prior to the commencement of works or alteration of land use.
- 2.2 Should the applicant be aggrieved by the decision or any condition imposed, then a right of review may be lodged with the State Administrative Tribunal within 28 days of the date of this decision.
- 2.3 Regarding condition 1.9, the proponent is to liaise with the City of Kwinana throughout the process of choosing the artwork for the south-western and north-western elevations. The proponent is further advised that the choice of the final design artwork is the prerogative of the City of Kwinana.
- 2.4 Signage that has been approved or is otherwise exempted from Council planning approval pursuant to Clause 6.17.3 of the Local Planning Scheme No. 2 may be erected. Any other signage will require an additional planning approval.
- 2.5 The applicant is further advised that this is not a building permit the City of Kwinana issues to enable construction to commence. A building permit is a separate requirement and construction cannot be commenced until a building permit is obtained.
- 2.6 The development shall comply with the requirements of Sewage (Lighting, Ventilation and Construction) Regulations 1971 (as amended), Local Government Act 1995, Food Act 2008 and relevant Health Local Laws.
- 2.7 The development shall be connected to the reticulated sewerage system of the Water Corporation before commencement of any use.
- 2.8 The applicant should ensure the proposed development complies with all other relevant legislation, including but not limited to, the Environmental Protection Act 1986 and Regulations, Health (Miscellaneous Provisions) Act 1911 and Regulations, and the National Construction Code.

15.5 RETROSPECTIVE AMENDED DEVELOPMENT APPLICATION - PROPOSED SHOPS/LOCAL SHOP, ASSOCIATED OUTDOOR SEATING AREA, CAR PARKING AND THE MODIFICATION TO THE PARKING AREA FOR THE EXISTING LEDA SHOPPING CENTRE – LOT 12 FEILMAN DRIVE, LEDA

DISCUSSION:

Land Status

Metropolitan Region Scheme: 'Urban' Zone
Local Planning Scheme No. 2 (LPS2): 'Commercial' Zone

Background

The Leda Shopping Centre, until recently, served the established Leda community as well as the rapidly developing Wellard community prior to the development of the Wellard Shopping Centre which opened in December 2014. The Retail Sustainability Assessment (RSA) report submitted with the original application for the Leda Shopping Centre redevelopment noted that the introduction of the Wellard Shopping Centre less than 1km east of Leda and the redevelopment of the Kwinana Market Place resulted in a significant decrease in sales at Leda. The applicant submitted that the downsizing of the Leda Shopping Centre was prompted some time ago by the prospect of the IGA supermarket (which anchored the centre) closing down because the operator did not want to renew its lease. The IGA supermarket ceased operating in March 2016.

The redevelopment of the Leda Shopping Centre was to be undertaken in two stages. The first stage entailed the construction of the building and parking for four new shops. This redevelopment would see the total retail floor space of the shopping centre reduce from 3200m² (consisting of an IGA supermarket and eight shops) to 700m² (four shops).

The second stage involves the demolition of the existing shops and the construction of multiple dwellings.

Development Approval for the first stage (refer Attachments D-G) was granted by Council at its Ordinary Council meeting on the 28th of September 2016. This approval did not consider the proposed Stage 2 works (although conceptual plans were provided with the application). Planning approval is required for the Stage 2 works and this is yet to be submitted to the City.

Proposal

An application has been received for a retrospective amendment to the approved development application for the first stage of the redevelopment of the Leda Shopping Centre on Lot 12 Feilman Drive, Leda (refer attachments A-C).

The approved first stage of the Leda Shopping Centre redevelopment consisted of the following elements;

1. Construction of the building to house the remaining four shops operating at the Leda Shopping Centre with a total floor area of 700m². This aspect of the development has been modified as discussed later in this report;
2. An outdoor seating area to be used in conjunction with the larger shop tenancy. This tenancy was envisaged to be mainly a Local Shop (e.g. delicatessen) with a small corner of the shop (the servery area) providing for takeaway coffees for patrons utilising the outdoor seating area. This aspect of the approved development has been modified as discussed later in detail in this report;

15.5 RETROSPECTIVE AMENDED DEVELOPMENT APPLICATION - PROPOSED SHOPS/LOCAL SHOP, ASSOCIATED OUTDOOR SEATING AREA, CAR PARKING AND THE MODIFICATION TO THE PARKING AREA FOR THE EXISTING LEDA SHOPPING CENTRE – LOT 12 FEILMAN DRIVE, LEDA

3. Construction of 31 car parking bays (including one disabled bay) to service the new shops. This aspect of the approved development has not changed; and
4. An amendment to the existing Leda Shopping Centre development approval. In this respect, the existing Centre was subject to a development approval issued in July 1994. The 1994 approval required the construction of 126 car parking bays for the 3200m² of retail floor space. The approval for the Stage 1 redevelopment affected the numbers of car parking bays available and also raised a number of questions about how best the City would manage the transition from the older Leda Shopping Centre to the newly approved shopping centre development under the City's LPS2. A number of conditions addressing parking and controlling retail use as part of the temporary transition of shop uses and built form were imposed under the approval for the Stage 1 redevelopment. This aspect of the development has not changed as part of this amendment and the previous conditions imposed still apply.

Retrospective Amended Development Application

As discussed previously in this report, the constructed building is not consistent with the approved development plans. The proponent did not advise the City of the changes to the plans and City Officers did not pick up on the inconsistencies between the lodged building permit plans and the approved development plans. This resulted in a building permit being issued in error. The inconsistencies between the development approved plans and the building permit plans were only identified by City Officers after the building had been built, when a fit out building permit application was lodged with the City. Subsequently, the proponent was advised to lodge an amended development application pursuant to Clause 77 of the *Planning and Development (Local Planning Schemes) Regulations 2015*. The building is not yet occupied.

The main differences between the approved development plans and the proposed amended development application plans are as follows;

1. A reduction in the number of shop tenancies from four to three;
2. A reduction in the amount of glazing in both street elevations;
3. The removal of a portion of awning in the south-west elevation. A blank wall has been included on a portion of the south-west elevation and the awning removed; and
4. The removal of an outdoor seating area and a coffee server area along the north-western elevation.

The proponent provided the following justification regarding the changes;

Reduced Number of Shop Tenancies

The proponent submits that under the current economic climate, it has been difficult to secure four tenancies with a larger Local Shop/delicatessen tenancy that would incorporate the use of the coffee server area and outdoor seating area as envisaged under the Stage 1 redevelopment approval. It was further confirmed that three leases had been secured, with the anchor tenant, Chemist Warehouse pharmacy requiring a larger floor area. As a result, two tenancies have been combined (total 469m² floor area) to be used by the pharmacy.

15.5 RETROSPECTIVE AMENDED DEVELOPMENT APPLICATION - PROPOSED SHOPS/LOCAL SHOP, ASSOCIATED OUTDOOR SEATING AREA, CAR PARKING AND THE MODIFICATION TO THE PARKING AREA FOR THE EXISTING LEDA SHOPPING CENTRE – LOT 12 FEILMAN DRIVE, LEDA

The proponent anticipates that the remaining two tenancies will be occupied by a delicatessen/fish and chip shop and a newsagency. This amendment does not consider any additional uses or change of use.

Reduced Glazing

The proponent states that the fitout requirements of the pharmacy requires less glazing, with a blank wall required along the south-western elevation to allow for shelving. Glazing has been reduced as the pharmacy tenancy would not be providing an outdoor seating area and coffee servery as was previously envisaged for this tenancy.

Officer Comment

1. Reduced Number of Tenancies

A significant issue considered as part of the original development application was to ensure that Leda Shopping Centre remained a focal point of the Leda community following the demolition of the existing shopping centre. Emphasis was placed on the need to maintain a Local Centre that would provide the day to day shopping needs of the community. The reduction of the total retail floor space of the Centre from 3200m² (consisting of an IGA supermarket and eight shops) to 700m² (four shops) was considered appropriate to adequately serve the basic needs of the Leda community.

At the time the original application was lodged, the anchor tenant IGA, had stopped operating and only four tenancies were still in operation (being local shop, pharmacy, newsagency and a fish and chip shop).

The original approval was for four 'Shop/Local Shop' uses only with associated car parking and an incidental outdoor seating area. The amended application is consistent with the approved 'Shop' and 'Local Shop' uses with a total retail floor area of 700m² albeit with a reduced number of tenancies. It was envisaged that the larger tenancy would be a Local Shop (delicatessen) that would incorporate a coffee servery and allow outdoor seating. Unfortunately, the proponents advised that they were unsuccessful in securing a larger Local Shop tenancy.

City Officers consider that the uses are consistent with the 'Shop' and 'Local Shop' uses under LPS2 and as per the approved development application. Council cannot be an arbiter of what particular types of business must occur within a category use. Although the number of tenancies has reduced from four to three, the retail floor space and the 'Shop' and 'Local Shop' uses remain the same.

The type of tenancy remains a commercial decision by the owners and business operators. City Officers are not able to stipulate the type of tenancy that must occupy the building.

2. Reduced Glazing

The glazing along the north-western and south-western street elevations provides a connection between the building and the public realm. This has been reduced on both elevations to allow the Chemist Warehouse occupant to fit out the building to its specifications. The glazing along the north-western elevation has also been reduced slightly as the coffee servery area has been removed.

15.5 RETROSPECTIVE AMENDED DEVELOPMENT APPLICATION - PROPOSED SHOPS/LOCAL SHOP, ASSOCIATED OUTDOOR SEATING AREA, CAR PARKING AND THE MODIFICATION TO THE PARKING AREA FOR THE EXISTING LEDA SHOPPING CENTRE – LOT 12 FEILMAN DRIVE, LEDA

It is noted that a reasonable amount of glazing still remains which allows the building to connect with the public realm. The blank walls that are proposed on a portion of the south-western and north-western elevations are proposed to be a large artwork panel intended to be locally themed. The City's Community Development Officer – Arts and Culture reviewed the proposed artwork and is supportive subject to conditions. The final design of the artwork is required to be submitted to the City for approval to ensure it meets the City's design guidelines and community expectations. The materials used in the artwork are also required to be of high quality, ultra violet light tolerant and to be anti graffiti coated to the satisfaction of the City.

The awning has been removed along the blank wall to allow the entire wall to be used for artwork. Given there are no windows along this portion of the building, there is no anticipated direct solar impact on openings. Awnings are provided along both elevations with windows to provide shelter for pedestrians from the elements.

A section of the south-western elevation is also proposed to be rendered and painted. The rest of the building is in face brick, thus providing a variety in the palette of exterior finishes. City Officers consider the elevations will address both streets (Feilman Drive and Edward Street) whilst also providing passive surveillance to the car park and the public roads. A Signage Strategy has been approved for this development which stipulates that signage, images and screening (including frosting) on windows shall cover a maximum of 50% of the glazed area of each tenancy. This requirement will ensure that the building provides passive surveillance to the car park and the street.

As stated previously in this report, it was noted at the Elected Members' Forum held on the 11th of December 2017 that two trees may have been removed from the Edward Street verge adjoining the development. Upon further investigation by City Officers, it was noted that one tree which was approximately 8 metres tall was removed as part of the development (refer Attachment H). The proponent advised that it is likely that the contractors may have removed this tree without the proponent's knowledge. To rectify this, the proponents advised that they are willing to replace this tree with three semi-mature trees along the Edward Street and Feilman Drive verges.

The City's Landscape Architects confirmed that although no approvals were sought for the removal of the verge tree, it appears this tree would have restricted vehicle sightlines given its proximity to the new driveway and crossover. The Landscape Architects confirmed that it is likely that the removal of this tree would have been supported subject to additional semi-mature trees being planted in the verge. In this regard, it is recommended (and as agreed by the proponents) that three semi-mature trees be planted in the Edward Street and Feilman Drive verges.

Options available to Council on the retrospective amended application.

As stated previously in this report, given that the development was constructed without a valid planning approval, a number of options are available to Council as part of its' deliberation. This includes;

- 1) Refusing the retrospective amended development application and take prosecution action or issue directions to amend the building so that it is consistent with the approved plans; or,
- 2) Conditionally approving the retrospective amended development application and take prosecution action; or,

15.5 RETROSPECTIVE AMENDED DEVELOPMENT APPLICATION - PROPOSED SHOPS/LOCAL SHOP, ASSOCIATED OUTDOOR SEATING AREA, CAR PARKING AND THE MODIFICATION TO THE PARKING AREA FOR THE EXISTING LEDA SHOPPING CENTRE – LOT 12 FEILMAN DRIVE, LEDA

- 3) Conditionally approving the retrospective amended development application.

City Officers sought legal advice on this matter (refer Confidential Attachment I). The City's solicitors confirmed that under the Planning and Development Act, it is the proponent's obligation to obtain retrospective approval of the development as constructed. If the proponent does not seek retrospective approval, it would remain in breach of the requirement to obtain planning approval and be liable to prosecution. In this regard, the proponents are seeking retrospective approval for the constructed building.

Given the above advice, City Officers recommend Option 3 for the following reasons;

- (i) the proponent is seeking retrospective approval to rectify this anomaly and is willing to replant trees in the verge;
- (ii) the changes are considered reasonable as the building footprint and the approved uses are not changing; and
- (iii) the major change to the building is the reduced glazing which is considered reasonable as the remaining glazing would still provide passive surveillance to the car park and the public roads.

Officer Recommendation

The rest of the application as previously approved remains the same. Schedule 2, Clause 77(1)(c) of the Planning and Development (Local Planning Schemes) Regulations 2015 makes provision for the local government to amend an aspect of the development approved which, if amended, would not substantially change the development approved. City Officers consider that the amendments do not substantially change the approved development as the 'Shop' and 'Local Shop' uses have not changed and the building still addresses the public realm through glazing. While the additional glazing and opportunity for customers to 'spill out' of the shops (as part of a café/coffee shop) would have been preferred, the proposed artwork on the blank walls is considered an acceptable aesthetic outcome. The proposed artwork on the blank walls (to be anti-graffiti coated) is considered satisfactory.

Given the above assessment, City Officers recommend that the amended application be supported subject to the conditions and advice notes of the original approval and additional conditions relating to the proposed treatment of the blank walls and replacement of trees in the Edward Street and Feilman Drive verges. It is noted that some of the conditions imposed under the initial development application have already been complied with.

Consultation:

Public Consultation

Given the scale of the original proposal and its significance to the local community, the original application was advertised to property owners within a 200m radius of the subject site. A total of 16 submissions were received, six in support and 10 against the proposal. Matters that were raised by submitters mainly related to the loss of the available car parking that was being used by the community, noise and dust during construction, increase in traffic, and reduced number of shops. It was considered that matters that were raised by the submitters were adequately addressed under the original application. The amendments relate mainly to the building appearance and are not considered to substantially change the approved development.

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Given the proposed amendment is not altering the approved 'Shop' and 'Local Shop' uses, this amendment was not readvertised.

LPS No. 2

The original application complies with the development standards of LPS2, with the exception of parking. A car parking shortfall was granted under the original application as 31 car parking bays were provided in lieu of 35. The car parking shortfall was considered acceptable given the physical constraints of the site. The site is constrained by two existing access points into the development which restrict the use of the site. This aspect of the development is not changing as 31 car parking bays have already been constructed and marked on site as required by the conditions of the previous approval.

The original approval was for 'Shop' and 'Local Shop' uses as defined under LPS2. The proposed use of two of the tenancies as a pharmacy/chemist complies with LPS2 as it falls under the definition of a Shop. A 'Shop' is defined under LPS2 as;
"means any building wherein goods are kept exposed or offered for sale by retail, a receiving depot, a bank, a hairdresser's premises and an estate agency, but does not include a local shop, corner store, pet meat shop, pet shop, eating house, fuel depot, a market, service station, milk depot, marine store, timber yard, vehicle sales premises, or land and buildings used for any purpose falling within the definition of industry".

Therefore the amendment complies with the LPS2 in this respect. Any future uses for the remaining tenancies are required to be 'Shop' or 'Local Shop' uses only, otherwise a change of use planning application may be required.

LEGAL/POLICY IMPLICATIONS:

For the purpose of Councillors considering a financial or impartiality interest only, the proponent is MW Urban and the owner is Carcione Nominees.

Legislation & Policy

The legislative framework providing for the assessment and determination of the subject application is as follows;

Metropolitan Region Scheme
City of Kwinana Local Planning Scheme No. 2
City of Kwinana Draft Local Planning Strategy
City of Kwinana Local Commercial and Activity Centres Strategy
State Planning Policy 4.2 – Activity Centres for Perth and Peel

FINANCIAL/BUDGET IMPLICATIONS:

If Council were to pursue the option of prosecuting the proponents for constructing the building without a valid planning approval, legal costs would be incurred.

15.5 RETROSPECTIVE AMENDED DEVELOPMENT APPLICATION - PROPOSED SHOPS/LOCAL SHOP, ASSOCIATED OUTDOOR SEATING AREA, CAR PARKING AND THE MODIFICATION TO THE PARKING AREA FOR THE EXISTING LEDA SHOPPING CENTRE – LOT 12 FEILMAN DRIVE, LEDA

ENVIRONMENTAL IMPLICATIONS:

Some of the existing trees within the site (particularly adjoining the road verge) and trees within the road verge have been retained as part of this development. The tree that was removed from the Edward Street verge is required to be replaced by semi-mature trees to the satisfaction of the City of Kwinana.

STRATEGIC/SOCIAL IMPLICATIONS:

This application represents downsizing of the existing Leda Shopping Centre with shops which will continue to provide convenient basic shopping needs for the Leda community.

Plan	Objective	Strategy
Corporate Business Plan	10.1 Planning	10.1.1 To implement the long term strategic land use planning for the social, economic and environmental wellbeing of the City

RISK IMPLICATIONS:

Council approves development under its Local Planning Scheme to meet its statutory obligations and facilitate proper and orderly development of the municipality. The proposed development represents a development which will provide for shops that will serve the basic retail needs of the Leda community.

Ultimately, the applicant will have the ability to appeal to the State Administrative Tribunal (SAT) should they be dissatisfied with the decision.

Risk Event	Appeal of Council's decision on the Amended Development Application.
Risk Theme	Failure to fulfil statutory regulations or compliance requirements Providing inaccurate advice/ information.
Risk Effect/Impact	Reputation Compliance
Risk Assessment Context	Strategic
Consequence	Moderate
Likelihood	Likely

15.5 RETROSPECTIVE AMENDED DEVELOPMENT APPLICATION - PROPOSED SHOPS/LOCAL SHOP, ASSOCIATED OUTDOOR SEATING AREA, CAR PARKING AND THE MODIFICATION TO THE PARKING AREA FOR THE EXISTING LEDA SHOPPING CENTRE – LOT 12 FEILMAN DRIVE, LEDA

Rating (before treatment)	High
Risk Treatment in place	Reduce - mitigate risk
Response to risk treatment required/in place	Work instructions in place and checklists used when assessing the application. Consideration of the application within the Statutory limitations of the Town Planning Scheme. Liaising with the applicant throughout the application process.
Rating (after treatment)	Moderate

COUNCIL DECISION

066

MOVED CR P FEASEY

SECONDED CR W COOPER

That Council suspend Standing Orders to allow discussion.

**CARRIED
8/0**

COUNCIL DECISION

067

MOVED CR P FEASEY

SECONDED CR W COOPER

That Council resume Standing Orders.

**CARRIED
8/0**

COUNCIL DECISION

068

MOVED CR P FEASEY

SECONDED CR M KEARNEY

That Council approves the Retrospective Amended Development Application for Shops and associated parking on Lot 12 Feilman Drive, Leda as per Attachments B and C subject to the following conditions and advice notes:

1. Conditions

- 1.1 The premises being kept in a neat/tidy condition at all times by the owner/occupier to the satisfaction of the City of Kwinana.**
- 1.2 Stormwater drainage from roofed and paved areas to be contained and disposed of on-site at all times.**
- 1.3 The existing shopping centre shall cease operating prior to the new shops being occupied and tenanted.**
- 1.4 Three semi-mature trees being planted within the Edward Street and Feilman Drive verges prior to occupation of the building to the satisfaction of the City of Kwinana. Details of the tree species, spacing and reticulation being submitted for approval to the City of Kwinana within 28 days of this approval.**

15.5 RETROSPECTIVE AMENDED DEVELOPMENT APPLICATION - PROPOSED SHOPS/LOCAL SHOP, ASSOCIATED OUTDOOR SEATING AREA, CAR PARKING AND THE MODIFICATION TO THE PARKING AREA FOR THE EXISTING LEDA SHOPPING CENTRE – LOT 12 FEILMAN DRIVE, LEDA

- 1.5 All signage shall be as per the approved Signage Strategy dated January 2017. No signage, images or screening on any glazed area shall cover more than 50% of the glazed area of each tenancy to any one building frontage. Any additional signage will require Planning Approval.**
- 1.6 Signage and corporate branding shall be limited to the area designated for signage on the approved plans.**
- 1.7 No goods or materials are to be placed or stored or offered for sale within the car parking areas, access roads or on footpaths at any time. Storage of goods or materials shall be confined to designated service areas only.**
- 1.8 Landscaping areas, vehicle parking spaces, accessways and all other details as provided on the development plans are to be installed prior to occupying the proposed development and maintained thereafter by the owner/occupier to the satisfaction of the City of Kwinana.**
- 1.9 The proponent shall liaise with the City of Kwinana prior to adopting the final design of the proposed artwork. The details of the final design of the proposed artwork on the south-western and north-western elevations shall be provided to the City of Kwinana for approval within 28 days of this approval. The approved artwork shall be installed prior to occupancy of the building to the satisfaction of the City of Kwinana.**
- 1.10 The building walls being applied with anti-graffiti treatment to the satisfaction of the City of Kwinana prior to occupancy of the building.**
- 1.11 Rubbish bins are to be stored in the designated bin storage areas only. No storage of rubbish, recyclables or other stock within parking areas or access roads shall occur.**
- 1.12 An acoustic consultant's report being provided and approved by the City of Kwinana prior to occupation of the building. The report shall address the impact of cumulative noise, traffic movement, security alarms, air conditioning and refrigeration plant equipment of commercial properties on noise sensitive premises (existing and proposed). The report is to make recommendations on how identified noise impacts can be attenuated so as to comply with the provisions of the Environmental Protection Act and Regulations.**
- 1.13 The proponent is to submit to the City of Kwinana for approval, prior to occupation of the building, a Waste Management Plan that details bin enclosure areas, bin storage areas and bin collection points in the development.**
- 1.14 Any proposed transformers, services, storage and deposit areas must be screened from view, air conditioners screened and/or located in areas with minimal impact on the public domain and television antennas or satellite dishes or such like to be located in roof space or as otherwise determined to the satisfaction of the City of Kwinana.**
- 1.15 The development being suitably lit in accordance with Australian Standard AS4282 – Control of Obtrusive Effects of Outdoor Lighting. Details to be provided to the City prior to the occupation of the building.**
- 1.16 All future activities or changes of use of the Shops/Local shop shall receive the City's Planning approval prior to undertaking of works or occupancy.**

15.5 RETROSPECTIVE AMENDED DEVELOPMENT APPLICATION - PROPOSED SHOPS/LOCAL SHOP, ASSOCIATED OUTDOOR SEATING AREA, CAR PARKING AND THE MODIFICATION TO THE PARKING AREA FOR THE EXISTING LEDA SHOPPING CENTRE – LOT 12 FEILMAN DRIVE, LEDA

2. Advice Notes

- 2.1 The applicant is advised that all future development must be submitted to the City of Kwinana prior to the commencement of works or alteration of land use.
- 2.2 Should the applicant be aggrieved by the decision or any condition imposed, then a right of review may be lodged with the State Administrative Tribunal within 28 days of the date of this decision.
- 2.3 Regarding condition 1.9, the proponent is to liaise with the City of Kwinana throughout the process of choosing the artwork for the south-western and north-western elevations. The proponent is further advised that the choice of the final design artwork is the prerogative of the City of Kwinana.
- 2.4 Signage that has been approved or is otherwise exempted from Council planning approval pursuant to Clause 6.17.3 of the Local Planning Scheme No. 2 may be erected. Any other signage will require an additional planning approval.
- 2.5 The applicant is further advised that this is not a building permit the City of Kwinana issues to enable construction to commence. A building permit is a separate requirement and construction cannot be commenced until a building permit is obtained.
- 2.6 The development shall comply with the requirements of Sewage (Lighting, Ventilation and Construction) Regulations 1971 (as amended), Local Government Act 1995, Food Act 2008 and relevant Health Local Laws.
- 2.7 The development shall be connected to the reticulated sewerage system of the Water Corporation before commencement of any use.
- 2.8 The applicant should ensure the proposed development complies with all other relevant legislation, including but not limited to, the Environmental Protection Act 1986 and Regulations, Health (Miscellaneous Provisions) Act 1911 and Regulations, and the National Construction Code.

CARRIED

5/3

FOR:

**Mayor Carl Adams
Deputy Mayor Peter Feasey
Councillor Sandra Lee
Councillor Merv Kearney
Councillor Sheila Mills**

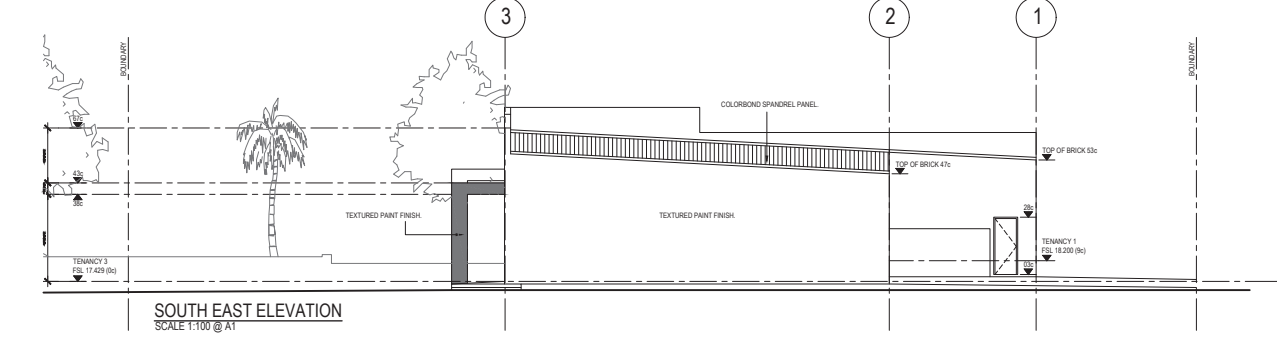
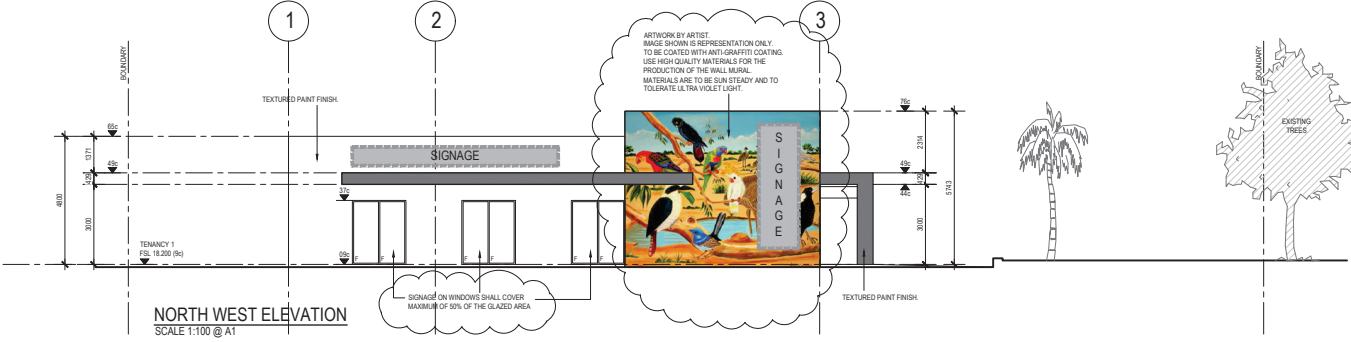
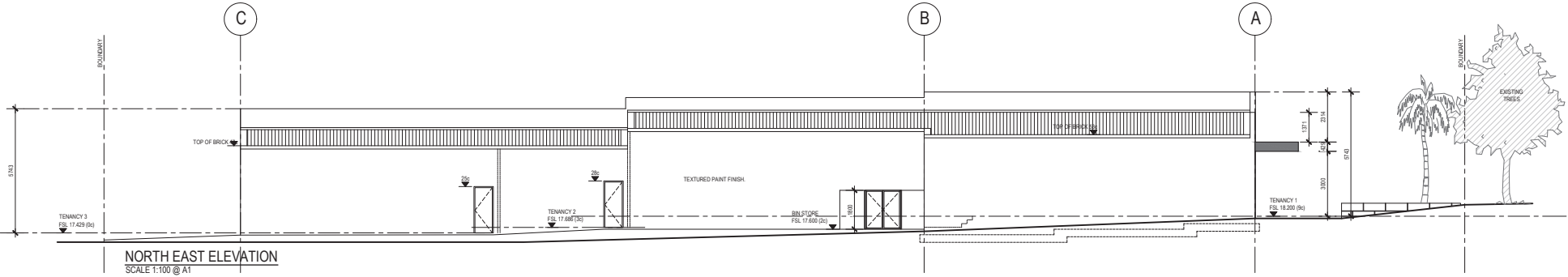
AGAINST:

**Councillor Wendy Cooper
Councillor Matthew Rowse
Councillor Dennis Wood**

Attachment A - Location Plan



Attachment C- Amended Elevation Plans



NOTE, Contractor to check and verify all dimensions, levels, and angles on site before commencing. All construction work to be in accordance with the building code of Australia, approved documents and relevant Australian Standards.

NOTE: FOR SIGNAGE REFER TO SIGNAGE STRATEGY FOR LEDA DEVELOPMENT DATED JAN 2017

C	17.11.20	FOR APPROVAL	KH	LJ
B	17.10.27	FOR APPROVAL	KH	LJ
A	17.02.27	FOR APPROVAL	KH	LJ
ISSUE DATE DESCRIPTION			DEN. APP.	

FOR APPROVAL



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PROJECT

LEDA DEVELOPMENT
CNR GILMORE AVE & FEILMAN DR

TITLE

ELEVATIONS

SCALE	DRAWN	CHECKED
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PROJECT #	DRAWING #	ISSUE
14037	A03.01	C

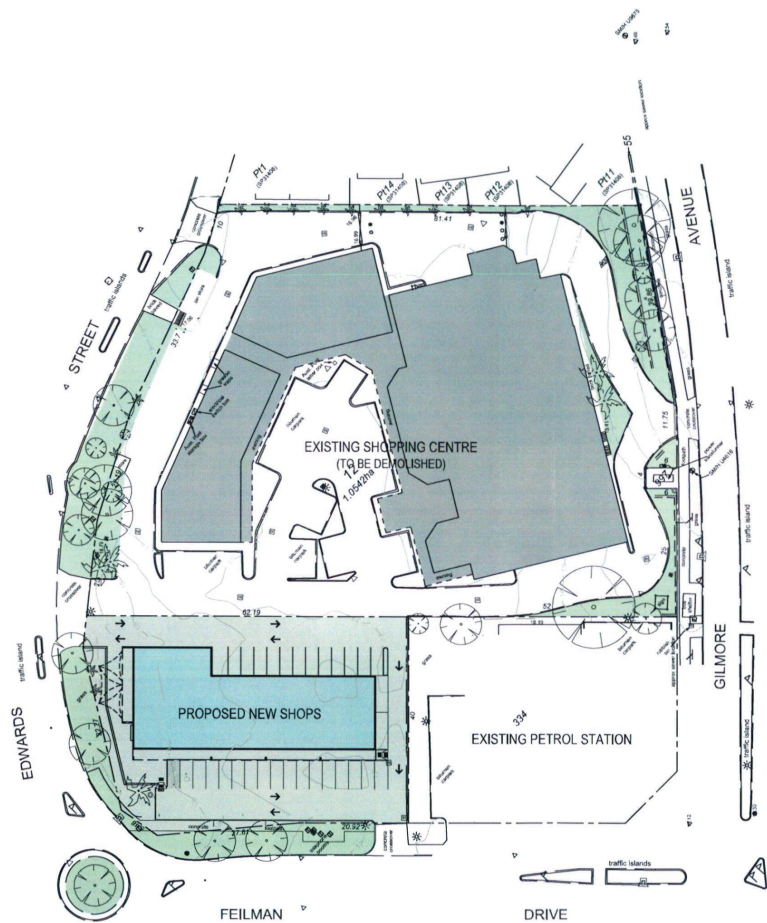
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Attachment D - Approved Location Plan

NOTE: Contractor to check and verify all dimensions, levels, and angles on site before commencing. All construction work to be in accordance with the building code of Australia, approved documents and relevant Australian Standards.

CITY OF KWINANA
hudge
PLANNING APPROVAL

SUBJECT TO ATTACHED
CONDITIONS



C	30.06.10	PLANNING APPROVAL	KH	MJ
B	29.06.10	PLANNING APPROVAL	KH	MJ
A	14.06.10	PLANNING APPROVAL	LM	MJ
ISSUE DATE		DESCRIPTION	DRN. APP.	

PLANNING APPROVAL



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PROJECT
LEDA DEVELOPMENT
CNR GILMORE AVE & FEILMAN DR

TITLE
LOCATION PLAN

SCALE	DRAWN	CHECKED
1:500 @ A1	LJ	MJ

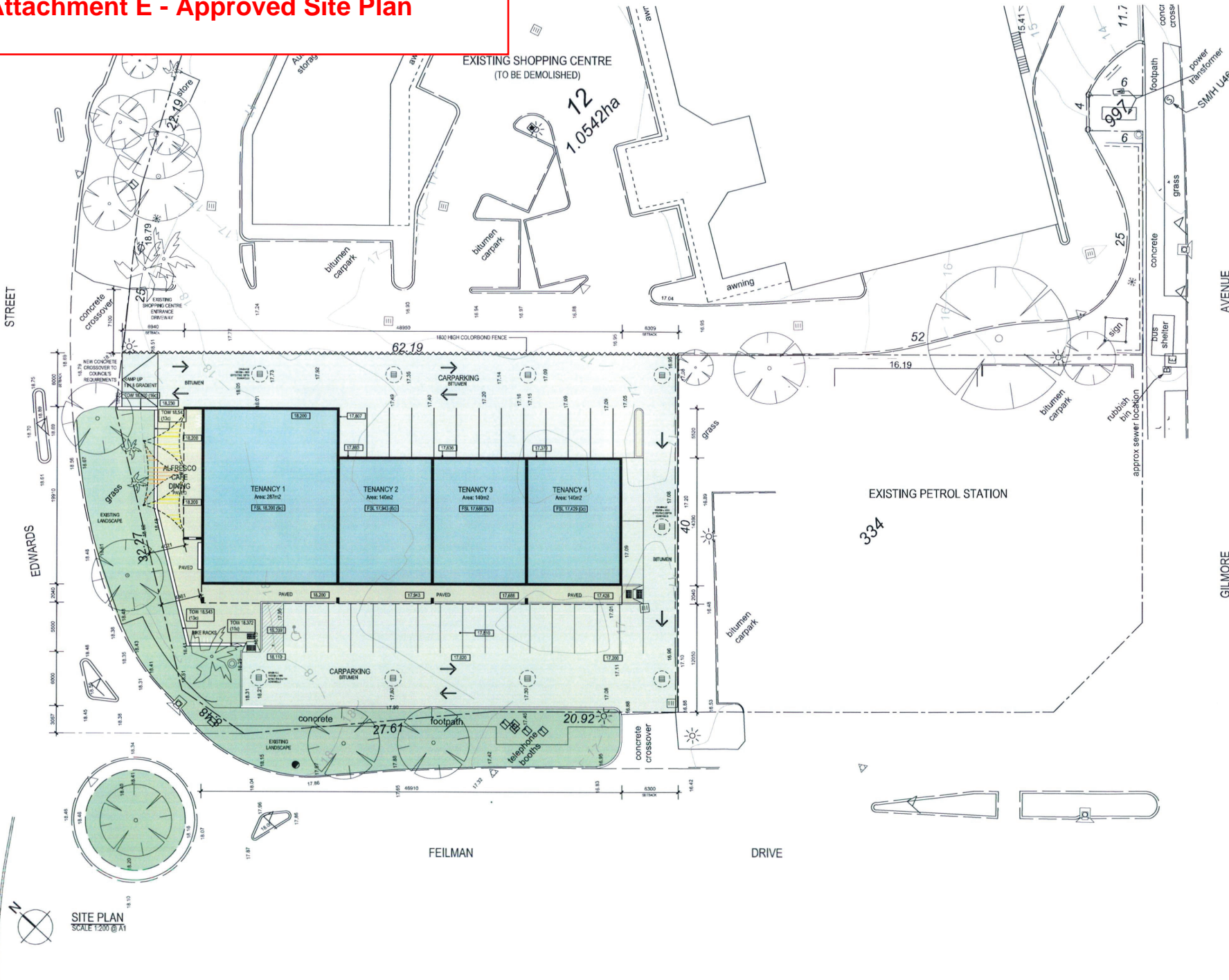
PROJECT #	DRAWING #	ISSUE
14037	A01.02	C

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LOCATION PLAN
SCALE 1:500 @ A1

Attachment E - Approved Site Plan



NOTE: Contractor to check and verify all dimensions, levels, and angles on site before commencing. All construction work to be in accordance with the building code of Australia, approved documents and relevant Australian Standards.

CITY OF KWINANA

PLANNING APPROVAL

SUBJECT TO ATTACHED CONDITIONS

C	30.06.16	PLANNING APPROVAL	KH	MJ
B	29.06.16	PLANNING APPROVAL	KH	MJ
A	14.06.16	PLANNING APPROVAL	LM	MJ

PLANNING APPROVAL

dmg ARCHITECTURE

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PROJECT
LEDA DEVELOPMENT
CNR GILMORE AVE & FEILMAN DR

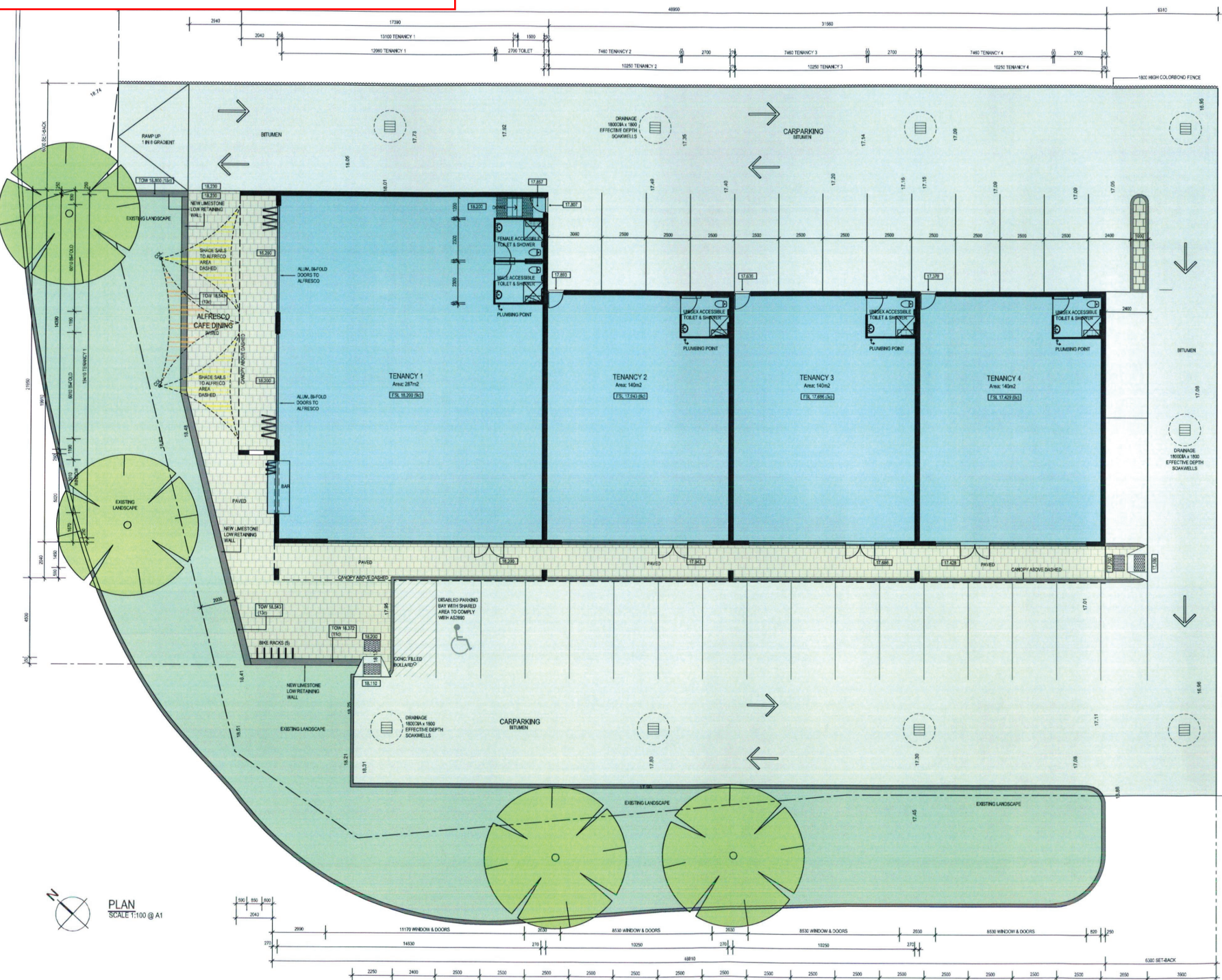
TITLE
SITE PLAN

SCALE	DRAWN	CHECKED
1:200 @ A1	LM	MJ

PROJECT #	DRAWING #	ISSUE
14037	A01.04	C

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Attachment F - Approved Floor Plan



NOTE: Contractor to check and verify all dimensions, levels, and angles on site before commencing. All construction work is to be in accordance with the building code of Australia, approved documents and relevant Australian Standards.

CITY OF KWINANA

PLANNING APPROVAL

SUBJECT TO ATTACHED CONDITIONS

D	30.06.16	PLANNING APPROVAL	KH	MJ
C	29.06.16	PLANNING APPROVAL	KH	MJ
B	27.06.16	PLANNING APPROVAL	KH	MJ
A	14.06.16	PLANNING APPROVAL	LM	MJ

PLANNING APPROVAL



PROJECT
LEDA DEVELOPMENT
CNR GILMORE AVE & FEILMAN DR

TITLE
PLAN

SCALE	DRAWN	CHECKED
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PROJECT #	DRAWING #	ISSUE
14037	A02.01	D

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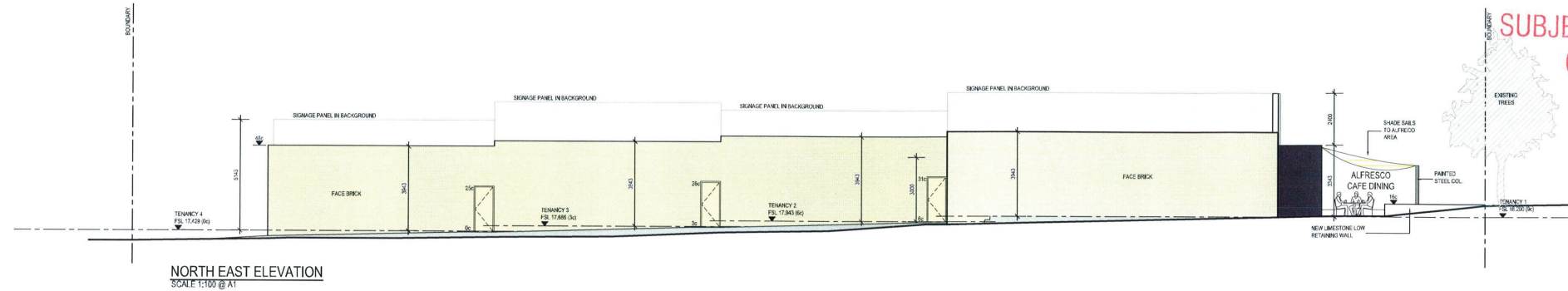
Attachment G - Approved Elevations Plan



SOUTH WEST ELEVATION
SCALE 1:100 @ A1

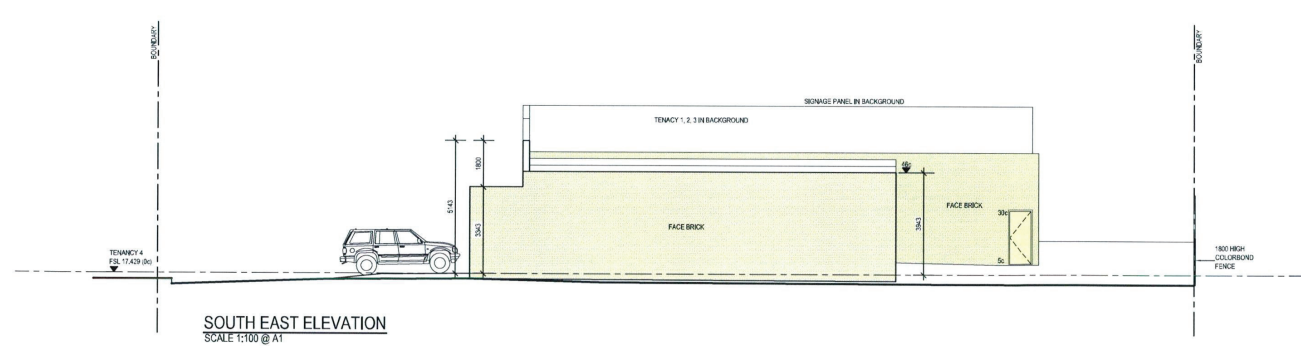
CITY OF KWINANA

PLANNING APPROVAL

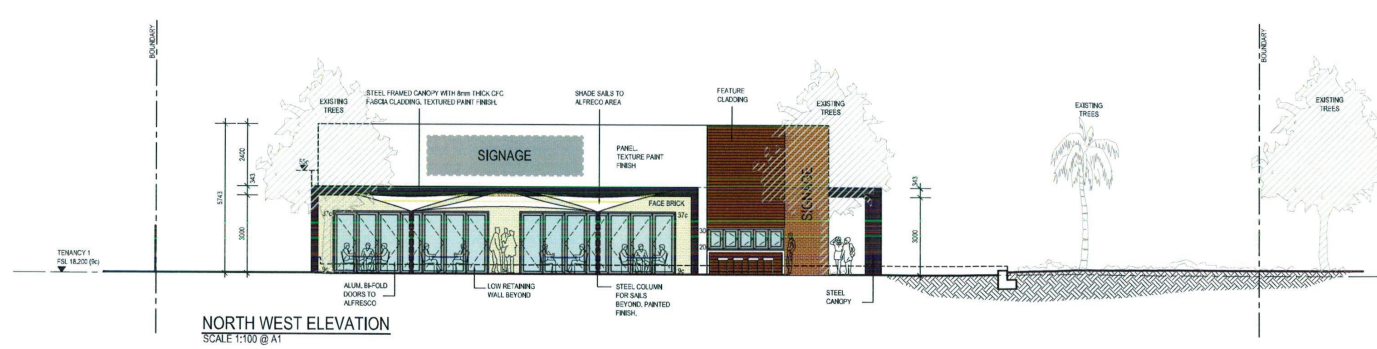


NORTH EAST ELEVATION
SCALE 1:100 @ A1

SUBJECT TO ATTACHED
CONDITIONS



SOUTH EAST ELEVATION
SCALE 1:100 @ A1



NORTH WEST ELEVATION
SCALE 1:100 @ A1

NOTE: Contractor to check and verify all dimensions, levels, and angles on site before commencing. All construction work is to be in accordance with the building code of Australia, approved documents and relevant Australian Standards.

B 29/Oct/16 PLANNING APPROVAL KH MJ
A 14/Oct/16 PLANNING APPROVAL LM MJ

ISSUE DATE DESCRIPTION DWN. APP.

PLANNING APPROVAL



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PROJECT
LEDA DEVELOPMENT
CNR GILMORE AVE & FEILMAN DR

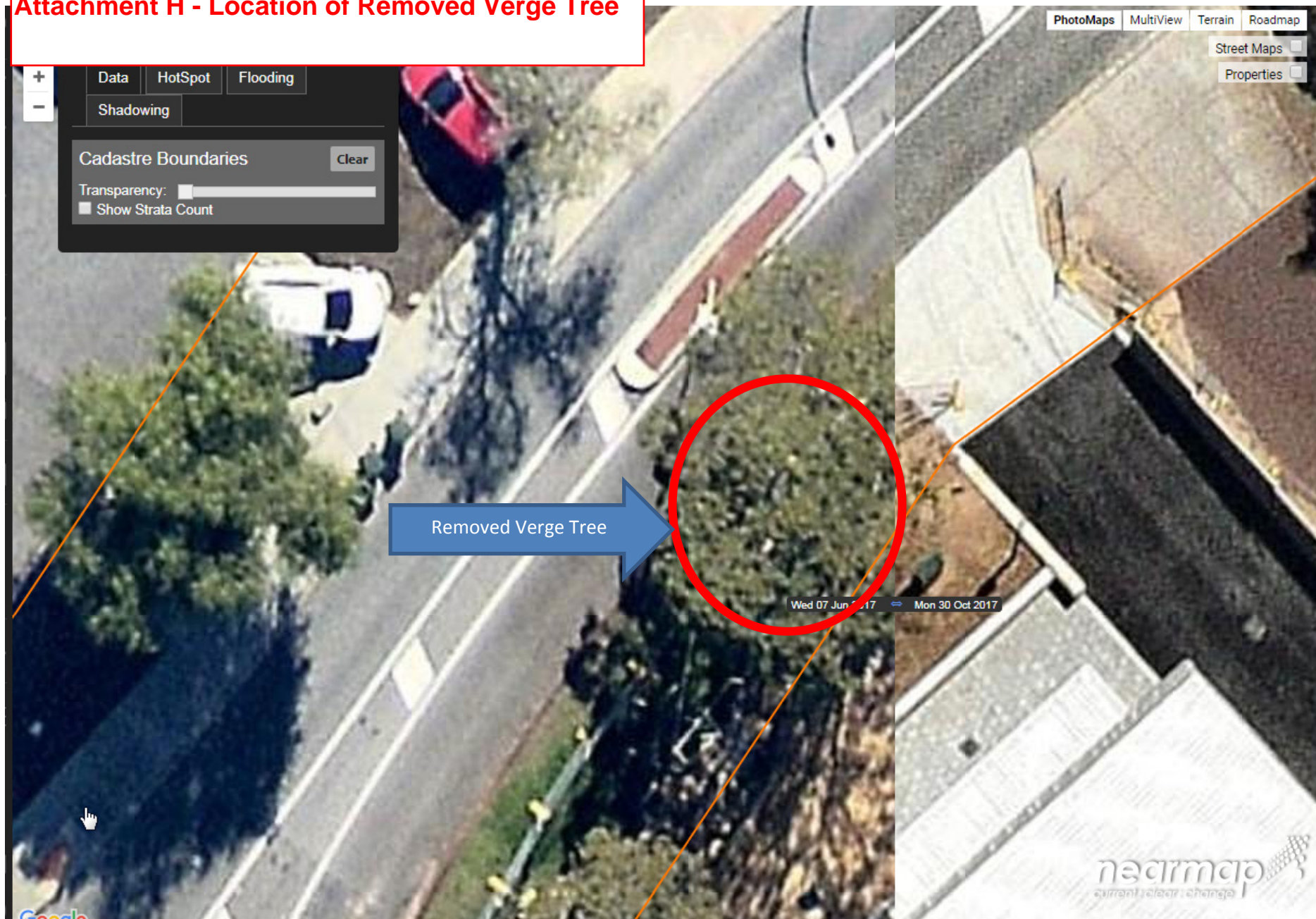
TITLE
ELEVATIONS

SCALE DRAWN CHECKED
1:100 @ A1 LM MJ

PROJECT # DRAWING # ISSUE
14037 A03.01 B

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Attachment H - Location of Removed Verge Tree



15.6 Submission on Westport: Preparing for the Strategy

DECLARATION OF INTEREST:

There were no declarations of interest declared.

SUMMARY:

The State Government announced the establishment of the Westport Taskforce in September 2017 and the intention to develop *the Westport: Port and Environs Strategy* by the end of 2019. The scope of the Westport Strategy covers a 50 to 100 year timeframe and includes the role, and infrastructure requirements, for key port facilities in Fremantle's Inner Harbour, the proposed Outer Harbour in Kwinana, the inland port facility in Kewdale, as well as Bunbury Port.

The Taskforce has released a document entitled *Westport: Preparing for the Strategy* (Attachment 2) which outlines the methodology to be used in formulating the *Westport: Port and Environs Strategy*. Public comment on the methodology is invited until 31 January 2018.

The Westport: Port and Environs Strategy will outline a long range vision to guide the planning, development and growth of both the Inner Harbour at Fremantle and the Outer Harbour at Kwinana. It will aim to answer key policy questions on the location, size, operating model and timing of future port facilities in Cockburn Sound. Planning for the associated road and rail links to support the new port facilities will also form part of the overarching Strategy.

The Strategy will aim to provide increased certainty on the future of the Inner Harbour and Outer Harbour port facilities for the community, port investors and port users. In particular, port transition strategies for current and future trades will be critical once the project reaches a position of defining the preferred Outer Harbour port facility and its location.

The methodology proposed by the Taskforce to develop the Strategy is a scenario based enquiry approach which is focussed on answering seven key questions. Generally, City Officers are supportive of the approach and have offered some additional points for consideration within each of the questions.

OFFICER RECOMMENDATION:

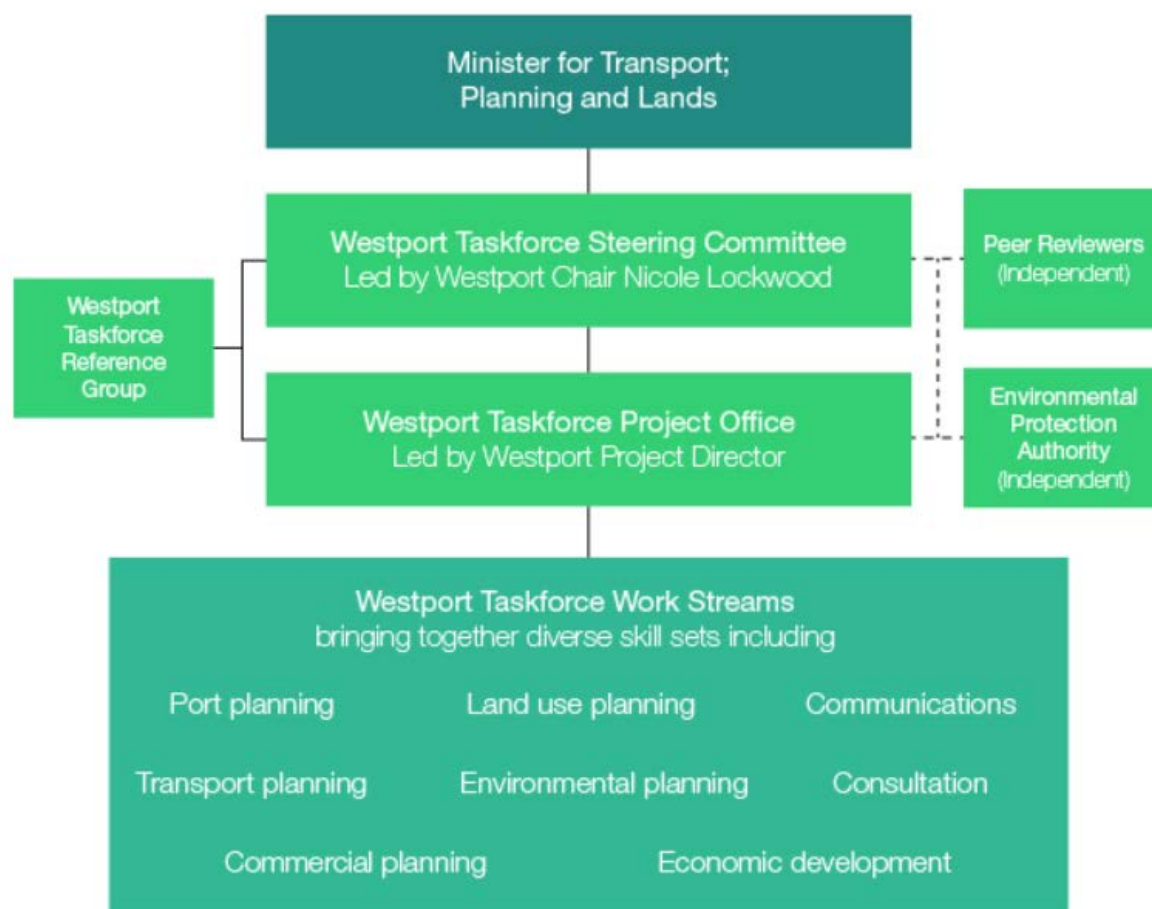
That Council endorse the submission (Attachment 1) on *Westport: Preparing for the Strategy* and forward it to the Westport Taskforce for its consideration.

DISCUSSION:

The State Government's announcement of the Westport Taskforce is a major step forward in the realisation of the benefits of a new port in Western Australia. To undertake the task of producing the report, the State Government has appointed Nicole Lockwood as the independent Chair of the Taskforce with a Steering Committee involving the Directors General of a number of State Government departments.

The City is involved through the Westport Taskforce Reference Group and has indicated its desire to be a part of all work streams.

15.6 SUBMISSION ON WESTPORT: PREPARING FOR THE STRATEGY



The City has long advocated for the progression of studies into the Outer Harbour. With significant logistics issues faced by users of the Fremantle Port, as well as technological advancements and increased ship sizes, the existing situation will not serve Western Australia over the coming century. The planning for Perth has, for many decades, recognised the need to build a new harbour in Kwinana. There has been significant debate about what role this Outer Harbour would play, along with questions over the location, size and interactions with Fremantle and Bunbury. Over the past decades, the freight and logistics issues associated with land uses wanting to locate close to the port operations, as well as planning for freight rail, have clarified that the planning for the Outer Harbour will require a complex and multidisciplinary approach.

The proposition of a new port located in Kwinana is the single biggest economic opportunity for the Kwinana community and will be a catalyst for a major economic transformation for Perth and the South West Region. The analysis of such an opportunity however, must be done with significant objectivity. An objective and scientific approach is required to ensure that preconceived outcomes do not drive the process, allowing for decision makers to be presented with factual data that they will ultimately need to make a decision on.

15.6 SUBMISSION ON WESTPORT: PREPARING FOR THE STRATEGY

The positions put forward in the submission outline ways of asking the questions in the informing study in such a way that removes any agendas, asking only what is best for Western Australia. Issues such as heritage, land tenure and locations of various land uses are all factors that must be explored without agenda or preconceived ideas to ensure that the study provides the State Government with sufficient unbiased information to arrive at an informed conclusion.

The comments made on the *Westport: Preparing for the Strategy* document will be considered for incorporation into the final terms of reference. A separate submission will be made on behalf of the SouthWest Group (SWG), however the City of Kwinana's individual submission provides greater emphasis on the City's position, which does in part differ to that of the SWG.

LEGAL/POLICY IMPLICATIONS:

There are no legal implications related to this item.

FINANCIAL/BUDGET IMPLICATIONS:

There are no financial management implications related to this item.

ASSET MANAGEMENT IMPLICATIONS:

There are no asset management implications related to this item.

ENVIRONMENTAL IMPLICATIONS:

There are no environmental implications related to this item.

STRATEGIC/SOCIAL IMPLICATIONS:

This proposal will support the achievement of the following objectives and strategies detailed in the Corporate Business Plan.

Plan	Objective	Strategy
Strategic Community Plan 2017-2027	2.4 The Western Trade Coast Precinct is developed with maximum leverage being gained from investments in new infrastructure	Indian Ocean Gateway Project

COMMUNITY ENGAGEMENT:

There are no community engagement implications as a result of this report.

15.6 SUBMISSION ON WESTPORT: PREPARING FOR THE STRATEGY

RISK IMPLICATIONS:

The risk implications in relation to this proposal are as follows:

Risk Event	The Westport Taskforce proceeds with terms of reference with particular agenda
Risk Theme	Providing inaccurate advice/ information
Risk Effect/Impact	Financial/Environmental/People
Risk Assessment Context	Strategic
Consequence	Major
Likelihood	Possible
Rating (before treatment)	High
Risk Treatment in place	Share - Share with another party
Response to risk treatment required/in place	Ensure that the Taskforce is aware of the City's suggested changes to the terms of reference
Rating (after treatment)	Moderate

COUNCIL DECISION

069

MOVED CR W COOPER

SECONDED CR S MILLS

That Council endorse the submission (Attachment 1) on *Westport: Preparing for the Strategy* and forward it to the Westport Taskforce for its consideration.

CARRIED
8/0

**City of Kwinana Submission on
*Westport: Preparing for the Strategy***

The City welcomes the opportunity to input on the scope of the *Westport: Preparing for the Strategy* document.

The City believes that the most important principle to be pursued throughout the Strategy is that of objective inquiry. By this, we mean that there should be no preconceived ideas and no idea untested. This would include challenging ideas that some stakeholders hold sacrosanct, however this is the only way that a truly robust analysis can occur. Ultimately, major decisions such as whether to proceed will involve some level of compromise of economic, social and environmental factors, which is why studies such as this require exceptional levels of objectivity.

Firstly, the City is part of the SouthWest Group, who have recently adopted a formal position on the Strategy. As a point of difference, the City disagrees with the statement within the SouthWest Group's position paper that supports the continuation of a container Port on the northern side of the Inner Harbour. The City maintains that this option should be explored and all other options considered by the Taskforce in coming to an independent conclusion. Whilst the notion of historical association and heritage is important to be analysed, it should not necessarily define the ongoing nature of an area in perpetuity. There are numerous international examples of Port cities reinventing and re-examining themselves as circumstances change. The opportunities for greater tourist, commercial and residential opportunities for Fremantle, on both the north and south side, need to be explored as part of the development of the Strategy.

The City wishes to provide the following general comments in relation to the *Westport: Preparing for the Strategy* document:

- From the outset, the Strategy speaks of the importance of considering defence requirements, however this becomes less clear as the detail of the Strategy preparation is explored. Clearer direction into how defence requirements will be identified and planned for should be explored through the questions to be answered by the Strategy.
- The document refers to the Fremantle Port being made up of the Inner and Outer Harbour. Whilst this is clear to those familiar with the operations of the Port, for the general public it may be confusing. It is recommended that the term "Outer Harbour at Kwinana" be used in the introduction and some explanation of the terminology be included in future documents.
- The document speaks to the creation of 22,000 direct jobs. The analysis prepared for the City of Kwinana indicated a figure of 37,383 direct jobs with a further 49,657 indirect jobs. This analysis has been provided to the Taskforce.
- Figure 12 provides a good visual representation of movement and land use issues across the Perth Metropolitan Area, however this should be updated to show better integration with agricultural production, particularly the opportunities for "value adding" in the supply chain through meat processing and grain refining.
- Figure 14 maps the port design options that have been investigated in the past. The City notes that previous designs and some of the commentary in the document is heavily focussed on the operation of the desalination plant. It is recommended that in the investigation of the port design options, mitigating works that would be required to pursue the various option be considered over the life of the port. For example, the cost to extend the intake and outlet pipes for the desalination plant for a land backed port, when considered over the 50-100 year life of the port, may be quite reasonable

when costed against the efficiency loss of an island port facility, which is always limited by the use of a causeway.

- The Westport vision speaks of planning for a freight network that meets the needs of the South West Region. Currently the Inner and Outer Harbour are part of a freight network that meets a far greater need, including the Wheatbelt and the majority of imports into Western Australia. It is suggested that the vision reflect the port's importance to the State rather than the region.
- The aims of the Strategy speak about the plan for the Outer Harbour being part of a long term integrated transport plan for the State. It is unclear whether this relates to existing plans, such as the Perth and Peel Transport Plan or a new plan to be created as a part of this study. Some clarification of this point is requested.

In addition to these general comments about the *Westport: Preparing for the Strategy* document, the City provides the following specific comments on the seven questions proposed as the methodology to be used to develop the Strategy:

Stage one:

Problem identification and prioritisation

1. What Problems are we trying to solve and what opportunities are we trying to capture?

The issues to be resolved in this section are supported. It is suggested that in addition to asking "what opportunities ARE we trying to capture?" (which appears to be focussed around identifying the known opportunities) that the question of "what opportunities MIGHT we be able to capture?" is also asked. The reason for this is that whilst the objectives of the Strategy are clear, there should be an emphasis on creative thinking to identify futuristic opportunities as well as mechanisms established to capture and explore new opportunities identified during the development of the Strategy. As such, there is need for an approach and sub questions within the question that generate Blue Sky thinking, focus on enabling innovation and building in flexibility for the future as well as asking what are the opportunity costs of not proceeding with a new port.

Stage two:

Initiative identification and options development

2. Where do port facilities need to be located in the Outer Harbour?

Again, the issues to be resolved in this question are supported. However, the question is asked in a different way in Figure 16 of the document which states that Question 2 is "*Where do port facilities need to be located in Fremantle, Kwinana and Bunbury?*" The City supports the question as written on page 29 which asks "*Where do new port facilities need to be located in the Outer Harbour?*" The question as asked within Figure 16 almost leads an inquirer to a predetermined three site solution, whereas single and dual combination solutions such as "Kwinana/Bunbury" should be explored. A three port solution and sharing trade should be only one of the scenarios considered, not the only one.

Consideration should be given to climate change as a key issue, to understand how climatic conditions over the next 50 to 100 years will impact on the Inner, Outer and Bunbury Harbours. The Strategy will also consider the environmental impact of the facilities. This should take into consideration the function of the Cockburn Sound as a whole rather than isolated areas associated with each proposal. This will allow for the risks and impacts of the options to be considered in a more transparent way and broaden the range of potential mitigation options such as widening the Garden Island Causeway to improve flushing.

3. How big an area is required for new port facilities in the Outer Harbour?

The objectives of this question are supported. It is recommended that the scenarios discussing containers being unloaded onto trucks and trains at the port, be described as a "port-based intermodal facility" for purposes of clarity. The examination should also consider

that if not port based, how would a new intermodal facility engage with existing facilities in Kewdale and what are the opportunities to reduce handling.

The government has a clear policy position of maximising freight onto rail. This position should be clearly set out in the assessment of options. It is unlikely that solutions that involve numerous modal changes for containers are going to achieve this policy objective, and therefore pursuing rail oriented outcomes is a priority.

4. How do we make the best use of adjacent and supporting land to stimulate future jobs?

The examination of opportunities at Fremantle appears to be limited due to safety buffers and ongoing access issues. Consideration should be given to the opportunities that would be gained by relocating activities requiring buffers to either the Outer Harbour or Bunbury and the new opportunities that residential and commercial uses could generate at Fremantle.

The text associated with this question states that the optimal role and size of the proposed intermodal facility in Latitude 32 will be determined by the Strategy. This should not be considered as a *fait accompli*, as it is the role of this study to determine the optimal solution for an intermodal facility associated with the Outer Harbour. These options would include the Latitude 32 solution as well as a land backed port with an intermodal facility, among others. Consideration should also be given to the benefits of locating container facilities and their associated safety buffers within the existing buffers in place due to the presence of heavy industry in Kwinana, and what opportunities this presents for alternate land uses in Fremantle that would then be freed from safety buffers. This avoids a duplication of exclusion areas at Kwinana for industry and Fremantle for containers.

What is clear is the need for a **Masterplan of the Western Trade Coast** to ensure that appropriate land uses are pursued following the finalisation of the Strategy. This would need to consider the appropriateness of adjacent residential areas, public transport, including the potential for a new train station at Anketell for workers and best use of basic raw materials. Consideration should also be given to use of treated dredge material as fill for the construction of the new port if suitable.

As part of answering this question, the Taskforce proposes to examine best practice ports that are currently operating around the world. The City supports the need to look at operating ports, however it is recommended that the Taskforce expand their examination to include examples of where older ports have been subject to increasing gentrification and have relocated their operational component to new locations with new efficient facilities and the older port city has undergone a re-visioning and redevelopment into a new and exciting future. This will enable the Taskforce to identify the opportunities that such an option may bring for Fremantle and the State.

5. How do we connect new port facilities with the surrounding environment to facilitate imports and exports?

The report refers to the use of “bulk product transport systems”. Greater explanation of what is referred to by this is required. The other issues discussed correctly identify freight corridors as important issues. In addition to this, suitable buffers and ongoing certainty around their preservation will be required for industries such as agricultural processing facilities to establish. The certainty of protection from future residential encroachment is needed to ensure investment. Regional land use strategies and frameworks also need to be established to ensure that plans for coordinating new industries are not disconnected by local government boundaries.

The study also questions interstate movements of freight by road and airport. This needs to be expanded to examine the opportunities for interstate rail movements. There is a great disparity of freight being moved from east to west in Australia, with potential for significant west to east travel from a Perth hub connected into Asia.

6. How do we stage new port facilities so they are operationally and financially sustainable?

This is one of the most critical issues. There have been numerous solutions proposed, however the practicalities will need to be tested with the private sector and government agencies. The main concern is that of duplication. Scenarios such as container capping at Fremantle would see duplication of machinery, government agencies and logistics companies at both sites. A partial transition would create great uncertainty to existing businesses and supply chains. This area needs careful consideration and scenario planning.

References to the sunk costs of the Inner Harbour should be considered from an asset life perspective. Whilst there is significant infrastructure, much of it is aged and not providing the most efficient service. The replacement cost of this infrastructure must be costed to ensure that a transparent evaluation of the options can occur.

It is suggested that the question of financial viability run parallel with the previous five questions. Whilst the City supports examination of all options, some will clearly not be financially viable at the outset. This will help ensure that only viable options are subject to the full financial assessment at Question 6.

7. When will new port facilities be needed?

The scope of the issues examined appears to cover the question well. However, need is not necessarily the right question to answer, and it is recommended that the question be reworded to “When would be the timing of an optimum transition?”. This is due to the economic return on new opportunities to be catalysed by an Outer Harbour, the redevelopment of Fremantle and community amenity issues being more about peak benefit than need. This is not about the finite capacity of Fremantle Port as an Australian Port but about the economic development of the State and the need for an internationally competitive port on the West Coast of Australia, the opportunities that an Outer Harbour would release at both Kwinana and Fremantle and the point at which the community licence to operate out of Fremantle is lost.

Most importantly, what the industry needs is certainty. When finalised, the Strategy (if adopted by the State Government) must provide sufficient certainty for business, investors and the community about where, when and how the port will be delivered.

Finally, the City is grateful for the opportunity to provide feedback on the *Westport: Preparing for the Strategy* document and commends the Taskforce on the openness of the process to date. The City has provided background documentation to the Taskforce already and looks forward to continuing this positive dialogue and working with you over the coming years.



WESTPORT:

Preparing for the Strategy



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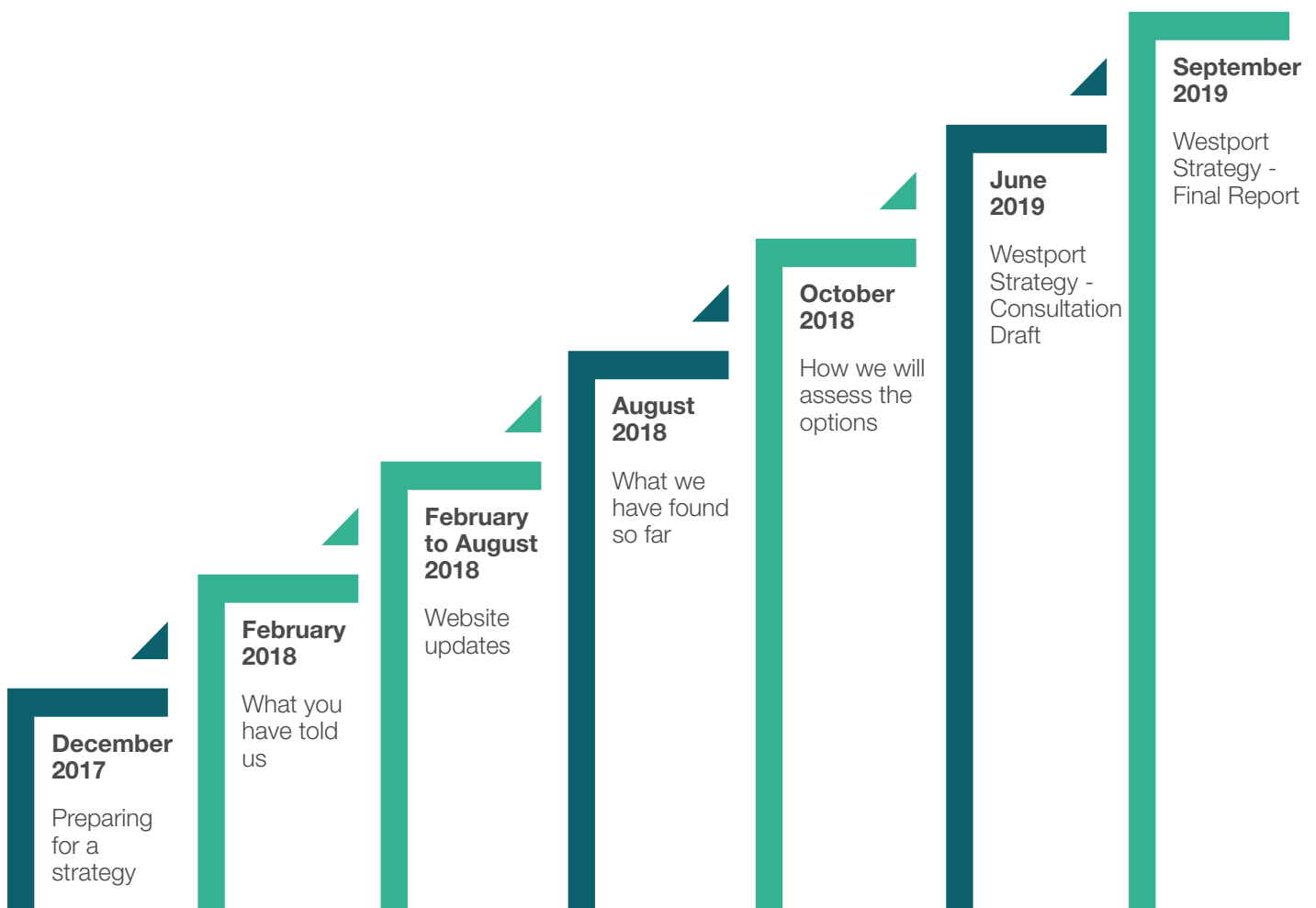
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WESTPORT WANTS YOUR INPUT

We are planning a future freight system to support the Western Australian economy, centred on new port facilities in the Outer Harbour at Kwinana.

These are the steps where you can input into the process.



Legend

- Open for consultation
- For information

Figure 1: Westport steps

Introduction

To ensure the State's future trade needs are met, well-planned port facilities are essential. The State Government is committed to planning for the Outer Harbour at Kwinana and the associated road and rail links as part of a long term integrated transport plan for the State.

The *Westport: Port and Environs Strategy* will provide guidance to the Government on the planning, development and growth of the Port of Fremantle at the Inner and Outer Harbours, the required rail and road networks, and the potential for the Port of Bunbury to contribute to the handling of the growing trade task.

The Westport Taskforce will develop a long term integrated solution to Perth and the surrounding regions' freight, logistics and defence needs. We will look at how our growing trade may be handled into the next century – and how we can remain globally competitive. The Westport Strategy will guide the planning, development and growth of the Port of Fremantle (Inner and Outer Harbours) and identify the required port, rail, road and intermodal facilities to keep WA an attractive place to do business.

We will aim to answer many of the key strategic policy questions driving discussion on the need for future port infrastructure but will also look at the opportunities for the State, such as tourism and defence industries, as well as consider issues that extend beyond, and have a bearing on the port such as landside logistics, land use synergies, the environment, jobs and economic development.

The Westport Taskforce contains a diverse range of expertise and opinion from many organisations that have a vested interest in how the port – and our State – freight strategy develops.

Many people are interested in how the future port will develop and this paper, *Preparing for the Strategy* seeks input to build consensus on the proposed approach to developing the Westport Strategy.

It makes sense to capture the views, knowledge and skills of interested parties early in the process. We will use a series of questions to help us identify the problems we are trying to solve and the opportunities that may be available. It will also examine any constraints.

What is this paper about?

This paper sets the scene for the Westport Strategy and shows how it will be developed through describing:

- An overview of Fremantle Port and its planning history
- What Westport aims to achieve
- Proposed question-based approach
- Who is involved with the Westport Taskforce
- How you can help us
- What happens next

What is this paper not about?

It is far too early to provide preliminary answers to questions about port facilities, location and timing.

At this stage we cannot provide the definitive answers regarding medium term access to the Inner Harbour, the development of North Fremantle and Victoria Quay, rail access in the Western Trade Coast (see Feature item one) or stevedore leases.

However, these issues will be considered during the Westport process.

The Strategic Industrial Area at Kwinana and State Agreements will continue and be unaffected by the Westport process.



FEATURE ITEM ONE: ESTATES WITHIN THE WESTERN TRADE COAST

The Western Trade Coast is the State's premier industrial area containing the only strategic industrial land in the Perth metropolitan region that can accommodate new heavy industries and expansions to existing heavy industries.

The Western Trade Coast encompasses the Kwinana Industrial Area, Rockingham Industry Zone, Latitude 32, and the Australian Marine Complex (AMC).

The Western Trade Coast generates around \$15 billion annually and employs approximately 11,000 people directly and 26,000 people indirectly. When fully developed, the Western Trade Coast is expected to create up to 22,000 direct jobs and have a total output of about \$28 billion.

For more information about the Western Trade Coast visit:
<http://www.westerntrade coast.wa.gov.au>

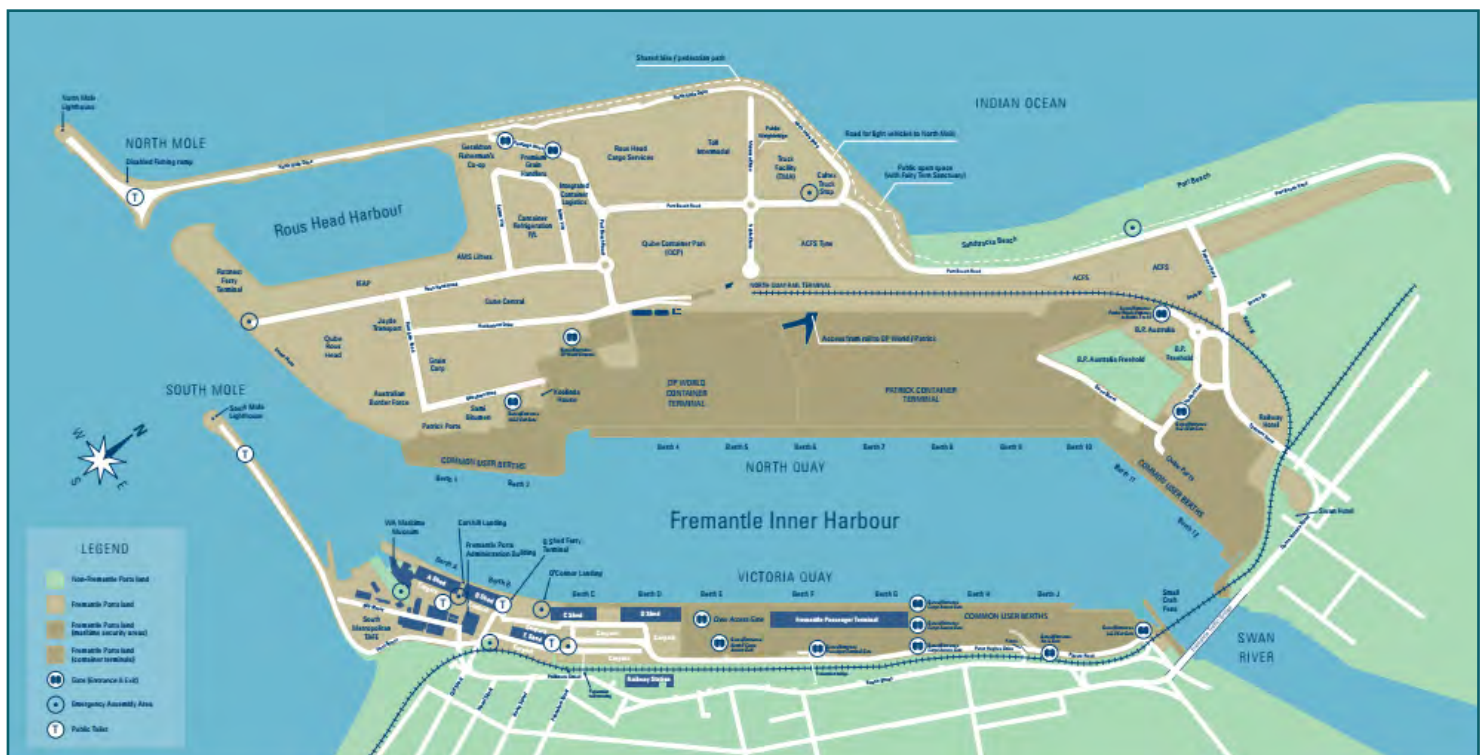


Figure 2: Fremantle Inner Harbour

The Port of Fremantle

Fremantle's role as a port began with the foundation of the Swan River Colony in 1829. The CY O'Connor-designed Inner Harbour has been operating at the mouth of the Swan River since 1897.

For more than a hundred years, the Port of Fremantle has played a leading role in shaping the physical, commercial and social environment of Western Australia.

As Western Australia's largest general cargo port, operating from the Inner Harbour in Fremantle, and Outer Harbour in Kwinana, it is the gateway for most of the imported goods used in our homes and businesses.

Almost everything we use comes through the port; our food, electronics and motor vehicles, to name a few. Therefore, if the port is not located and operated efficiently, these things may increase in price and become limited in availability.

The Port of Fremantle is also a vital link to world markets for our exporters.

In 2016-17, the port handled 81.7 per cent of the State's seaborne imports by value and 10.2 per cent by value of seaborne exports. The total value of trade was \$26.066 billion, which represents an hourly average of \$2.98 million.



Figure 3: Total port trade 2006-07 to 2016-17

While the Inner Harbour has been deepened and its facilities extended and modernised over the years, its basic structure remains essentially unchanged - a testament to the boldness, brilliance and foresight of its designer.

Today the Inner Harbour’s North Quay handles most of Western Australia’s containerised cargo. Multi use berths on North Quay also handle livestock, bulk liquids and break bulk trades. Victoria Quay, on the southern shore of the river, is used for the importation of cars, export of scrap metal and hosting cruise ships and navy vessels.

Just as the port has developed over time, so too have the surrounding areas of the Inner Harbour, filling with residential and commercial land-uses. The growth in port related freight traffic is increasingly impacting community amenity in the area and growing urbanisation is making it more difficult for trains and trucks to efficiently access the port.

As WA’s population and economy grows, container volumes will continue to increase and there is rising pressure at the interface between freight corridors and communities as well as on the buffers for certain cargoes.

Currently, imported motor vehicles are parked on Victoria Quay before distribution and there is pressure to develop this prime waterfront land for entertainment, recreational and residential uses. In addition, the odours associated with the export of livestock are impacting on the amenity of people living in Fremantle and, any future recreational developments at Victoria Quay could be more attractive if this trade was relocated.

With its historic Passenger Terminal located on Victoria Quay within walking distance of the Fremantle town centre and railway station, the Inner Harbour is convenient for passengers and crews on visiting cruise ships and navy vessels.

Currently, Fremantle Ports and Tourism WA are working to grow the cruising business to Western Australia and opportunities are being investigated to upgrade the Fremantle Passenger Terminal to improve passenger amenity and connections with the City of Fremantle.

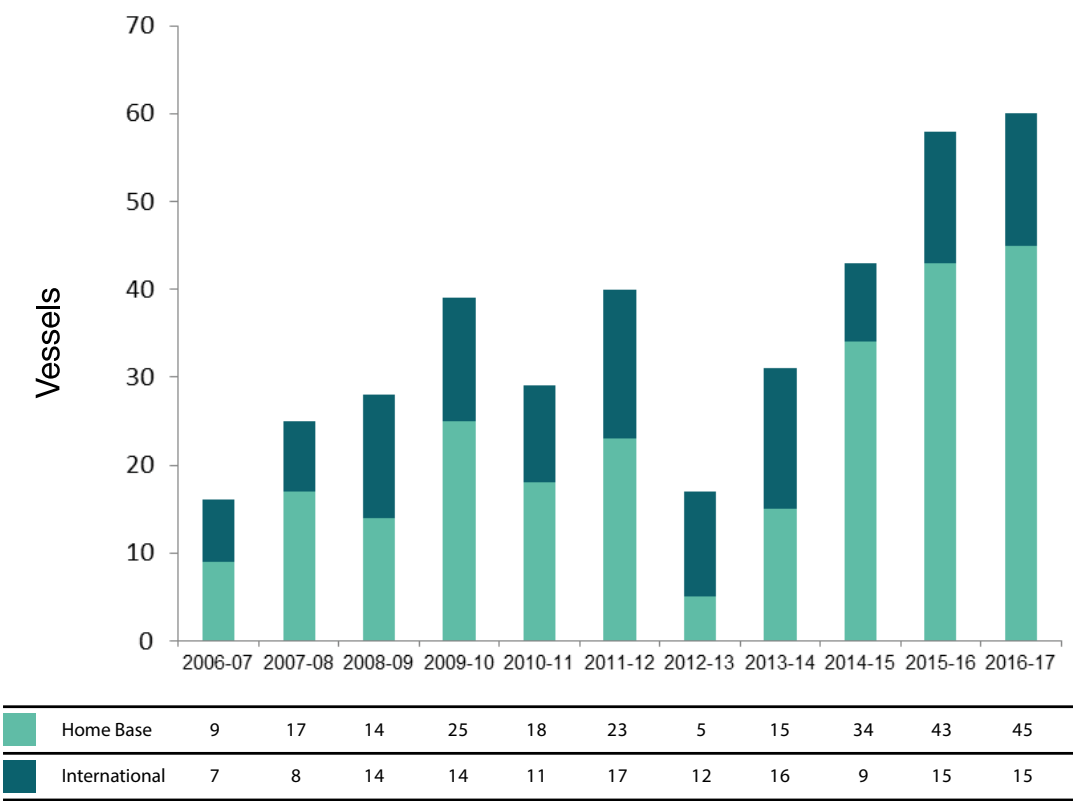


Figure 4: Cruise vessels visiting Fremantle Port 2006-07 to 2016-17

Fremantle Port - Fact Sheet (from <http://www.fremantleports.com.au>)

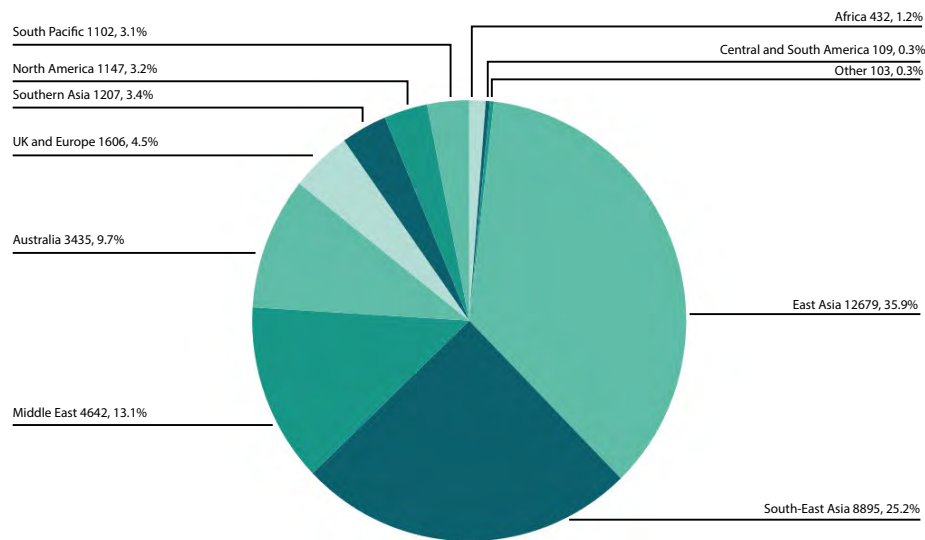


Figure 5: Principal Areas of Trade 2016-17 Mass tonnes (000's)

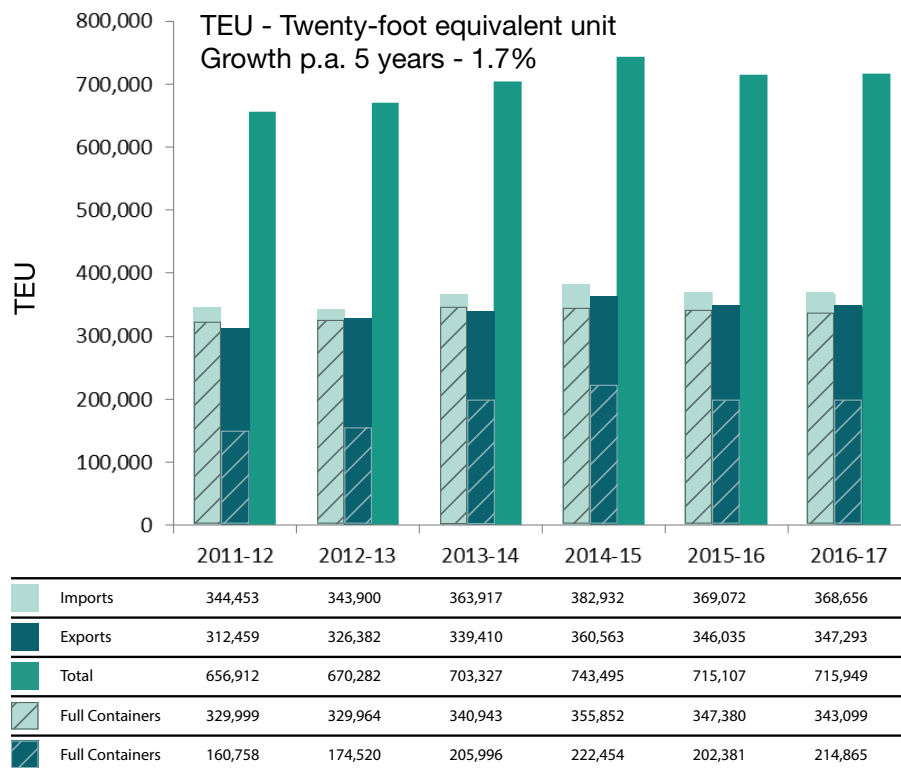


Figure 6: Container Trade Comparison 2011-12 to 2016-17

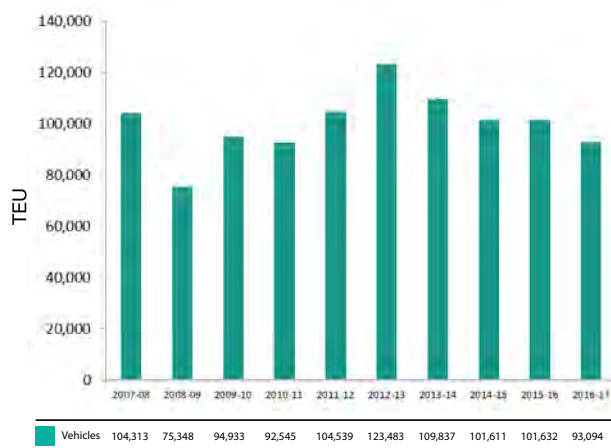


Figure 7: New Motor Vehicles - Imports 2007-08 to 2016-17

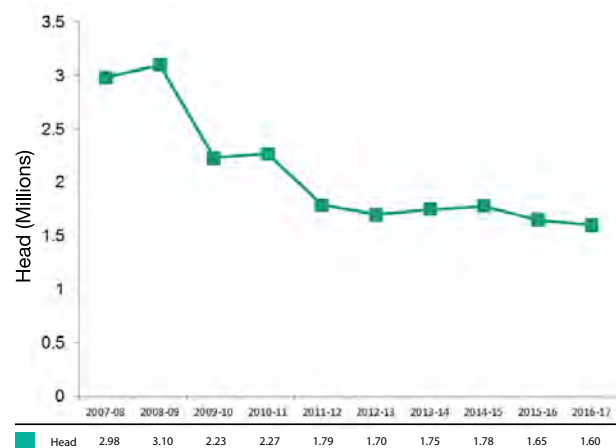


Figure 8: Live Sheep Exports 2007-08 to 2016-17

Although there are uncertainties about the likely rate of growth of container volumes at the Inner Harbour and the associated impacts of transport activity on the community, it is inevitable that in the future additional port and related landside facilities will be needed.

The Outer Harbour at Kwinana is home to bulk terminals handling bulk products and liquids such as alumina, grain, minerals and fuels.

The Outer Harbour is within the Western Trade Coast and close to the Australian Marine Complex and the Garden Island Naval Base. There may be opportunities for the Outer Harbour facilities to synergise with these operations into the long term.

The Western Trade Coast is the State's premier industrial estate. The heavy industry core is located within the Kwinana Industrial Area with many industries sharing their by-products. The existing infrastructure, utilities and functional synergies are essential for the ongoing operation, and future expansion, of this valuable asset.

While considering the future of ports at Fremantle and Kwinana, it is important to also consider the contribution that Bunbury Port could make to the future freight system.



Figure 9: Fremantle Outer Harbour and adjacent area

Only two hours by road south of Perth, Bunbury has good links to the metropolitan area and may provide more options to achieve the highest and best use of our ports and associated land assets.

For a port to be globally competitive, it needs to be able to move cargos quickly from the ship to the customer. Westport will need to plan for the movement of goods to and from the port facilities so they can efficiently reach their markets locally, regionally, interstate or overseas. To this end our freight network and intermodal system will need to allow and support future growth.

A key issue will be to plan for future trade growth, while making the best use of our marine and landside assets to serve the long term needs of Western Australia.

At the same time, the Westport Strategy must ensure the protection of existing strategic industries and land uses (including strategic heavy industrial land uses in Kwinana) to maintain these operations and provide for future expansion opportunities.

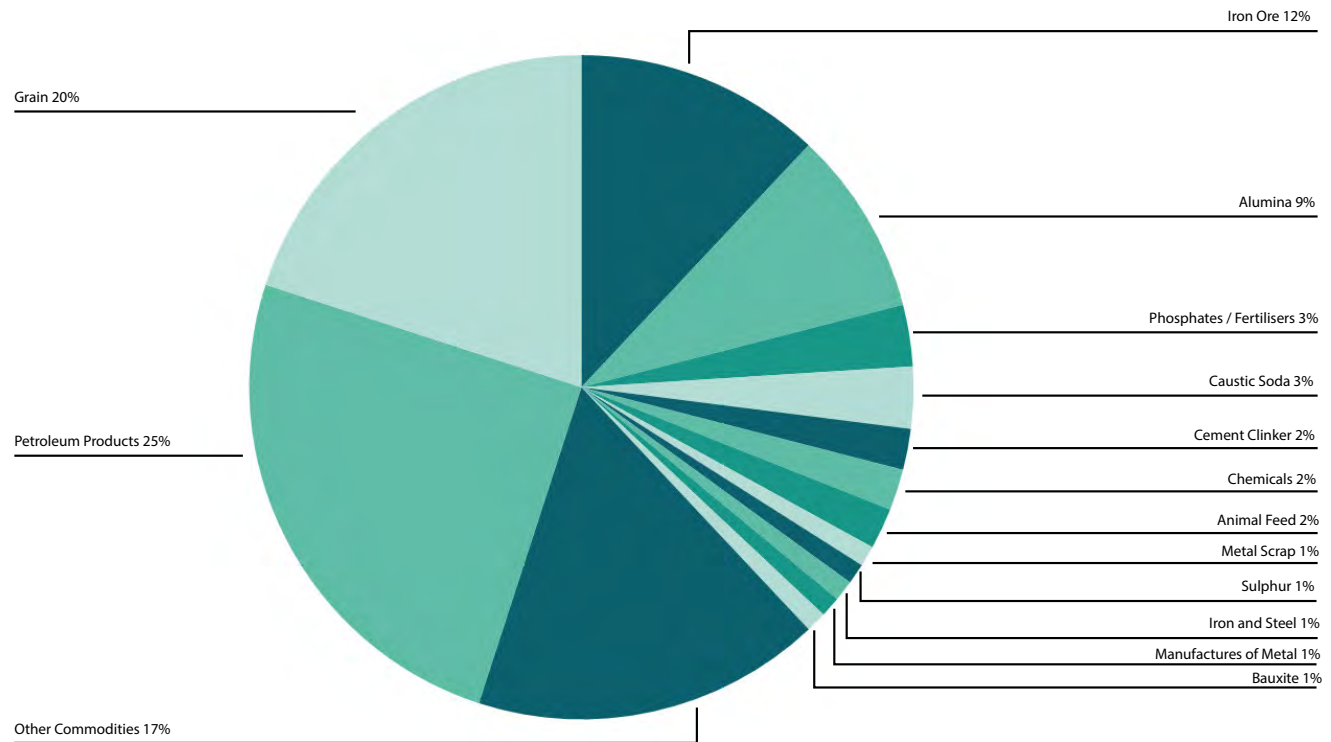


Figure 10: Principal Commodities Imports/Exports 2016-17

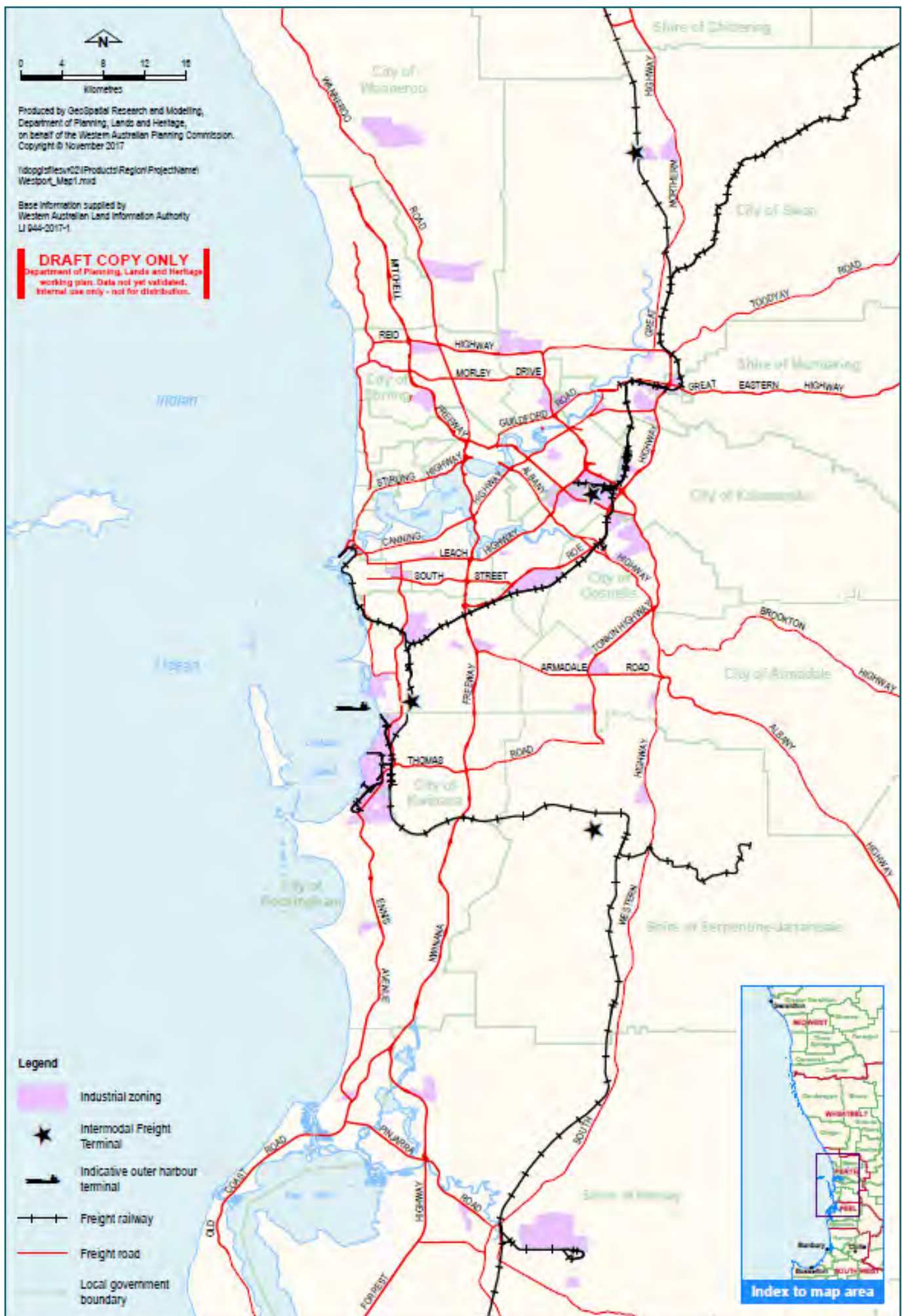


Figure 11: Existing Freight Network

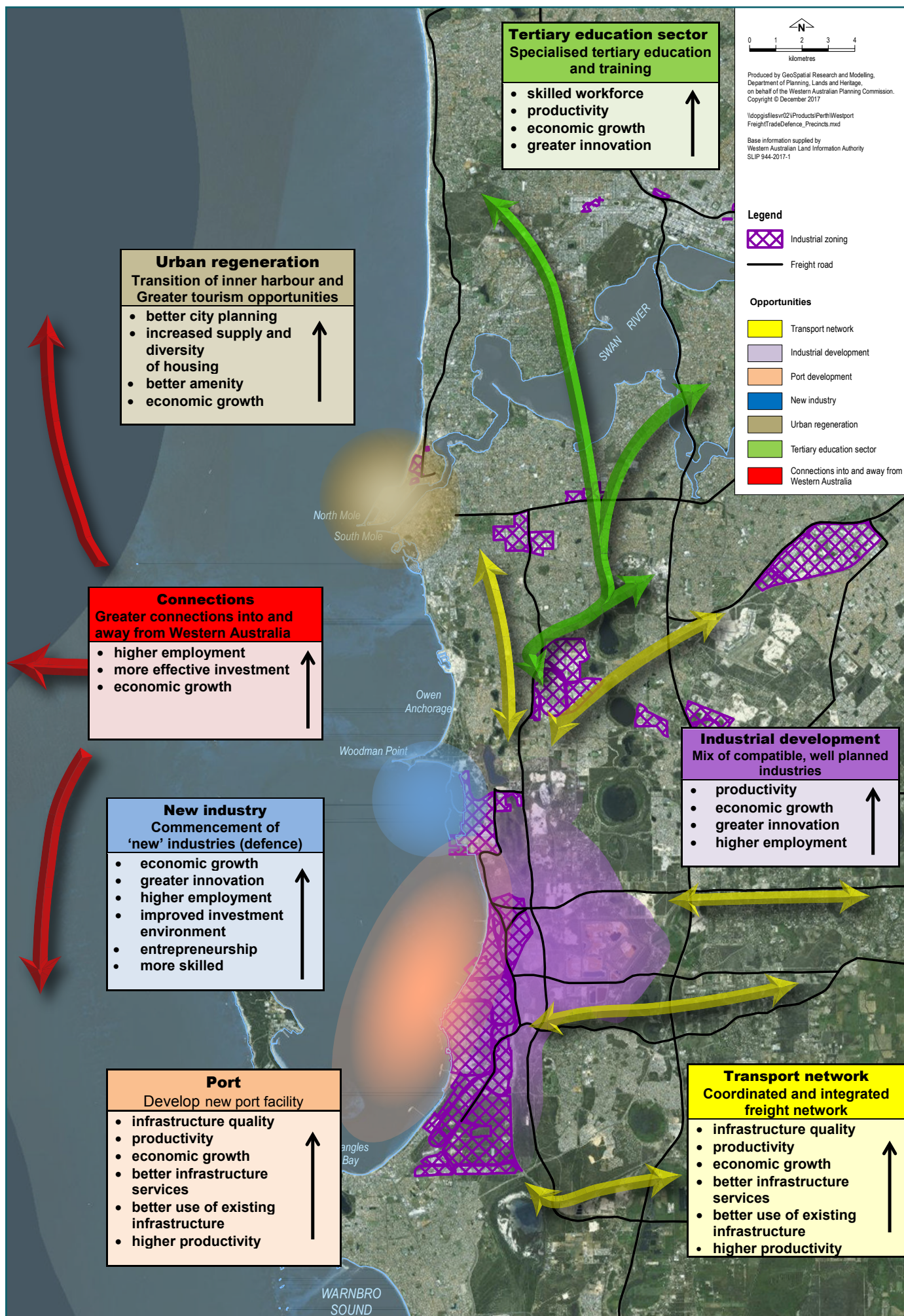


Figure 12: Freight, Trade and Defence

What has been done before?

The future of the Port of Fremantle and the likely rate of growth of container volumes at the Inner Harbour has been the subject of modelling, planning and debate for decades.

Successive Governments have been supportive of exploring options to expand to the Outer Harbour, with significant study and analysis undertaken at various times. A rundown of previous planning work carried out for the Outer Harbour is summarised in this chapter.

Location

Since the 1960s, Cockburn Sound has been identified as the most appropriate location for additional container and general cargo facilities to cater for the overflow of trade from the Inner Harbour.

A number of studies have investigated various locations at Mangles Bay, Point Catherine and North Mole at Fremantle as well as North Fremantle, Catherine Point, Jervoise Bay, Naval Base (Kwinana) and Kwinana/Rockingham.¹²³⁴⁵

In 1996, Naval Base (Kwinana) was endorsed by Cabinet as the preferred location for future container port facilities as it:

- met port, land use and transport planning needs while minimising environmental impacts;
- provided a buffer between port, industry and urban uses;
- integrated with the area's existing industry; and
- met ship operational criteria.

Rowley Road and Anketell Road were identified⁶ as the Primary Regional Roads to service the port facilities in the Outer Harbour and Kwinana Industrial Area.

¹Perth Metropolitan Region – a review of the proposed port facility at Mangles Bay final report was published by the Town Planning Department in 1984,

²Fremantle Ports internal study

³The Future Port Options Auxiliary Study (1991)

⁴Future Port Options Naval Base/Kwinana Future Port Site Study (1994)

⁵Fremantle Rockingham Industrial Area Regional Strategy (FRIARS), released in April 2000

⁶Fremantle Rockingham Industrial Area Regional Strategy (FRIARS), released in April 2000

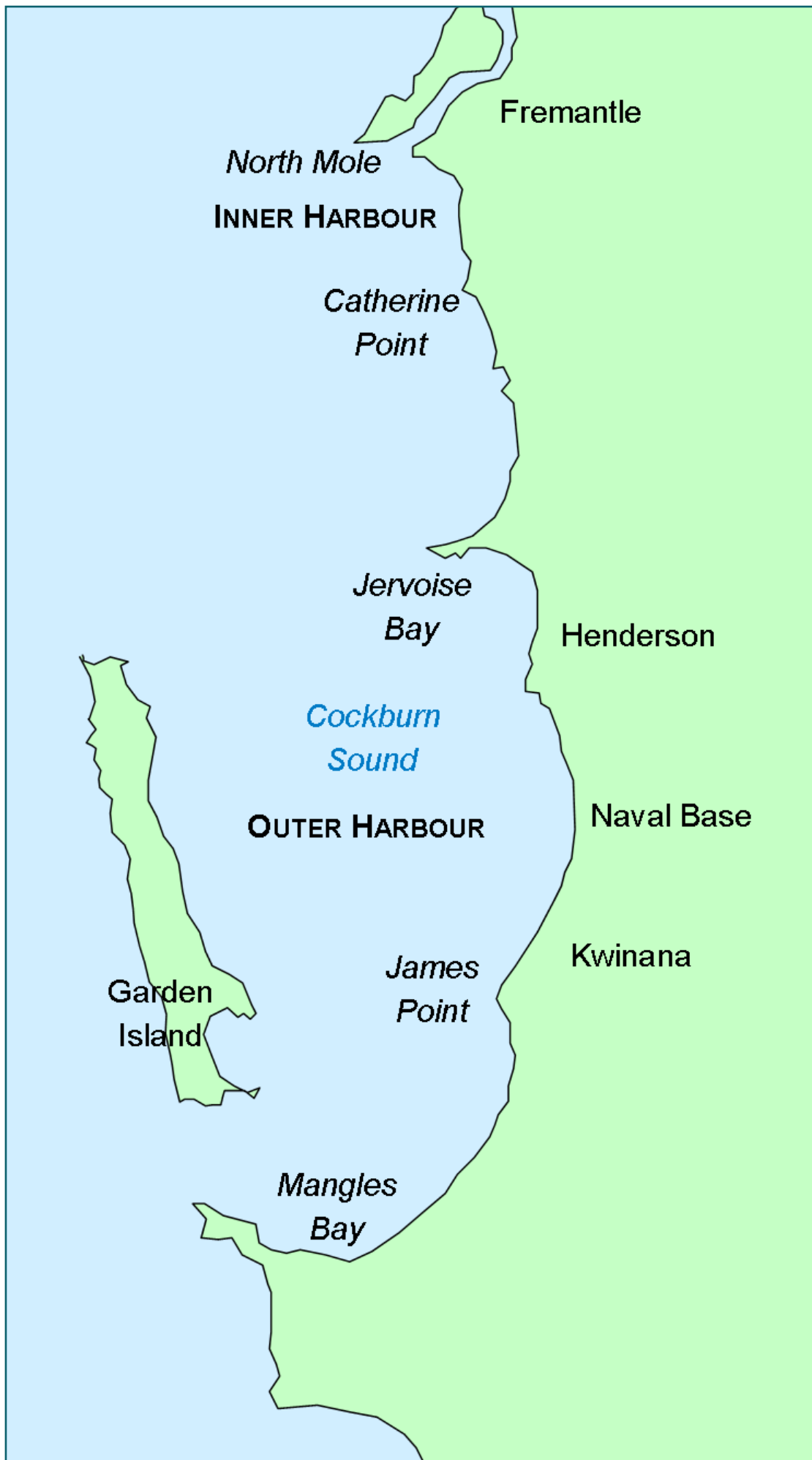


Figure 13: Port locations investigated

Subsequently, in 1997 Fremantle Ports commenced planning for an expanded port facility in the Outer Harbour at Naval Base. The project was guided by a Steering Committee of State Government agencies, local government and industry representatives. At this stage, it was thought that additional port facilities would be needed by about 2017 but a review⁷ concluded that planning for an Outer Harbour should be brought forward.

In 2002, the Fremantle Port's Outer Harbour Project commenced a "triple bottom line" strategic and detailed implementation plan for establishing overflow port facilities in the Outer Harbour with a view to addressing all barriers to development with five years".

Nine options were considered revolving around three locations:

- Northern options - south of Mt Brown/Naval Base (Kwinana);
- Middle options - near the former BHP, now Fremantle Ports' site; and
- Southern options near James Point.

With extensive consultation, these nine options underwent an integrated strategic assessment, taking into account economic, environmental and social factors. The preferred option was an offshore port at Naval Base (Kwinana).

Subsequently, in 2006, an integrated strategic assessment of four options (one land backed and three island options) in the Outer Harbour⁸ was undertaken. Two of the options were approved by Cabinet to go forward into the statutory approvals process.

Meanwhile, the option of a private port at James Point was explored.

Work on the other options continued with extensive technical studies considering, in detail, the marine and terrestrial elements and implications.

More recently, the City of Kwinana has developed a further option - the Indian Ocean Gateway. This is a land backed two stage facility adjacent to the southern border of the Australian Marine Complex.

We will consider all the work that has been done before in developing these various port options. The Taskforce will identify areas where information is out of date and update studies to include the impact of new industries in the Outer Harbour, such as the desalination plant.

⁸Strategic Assessment Report 2006

⁷The Metropolitan Freight Network Review (FNR)

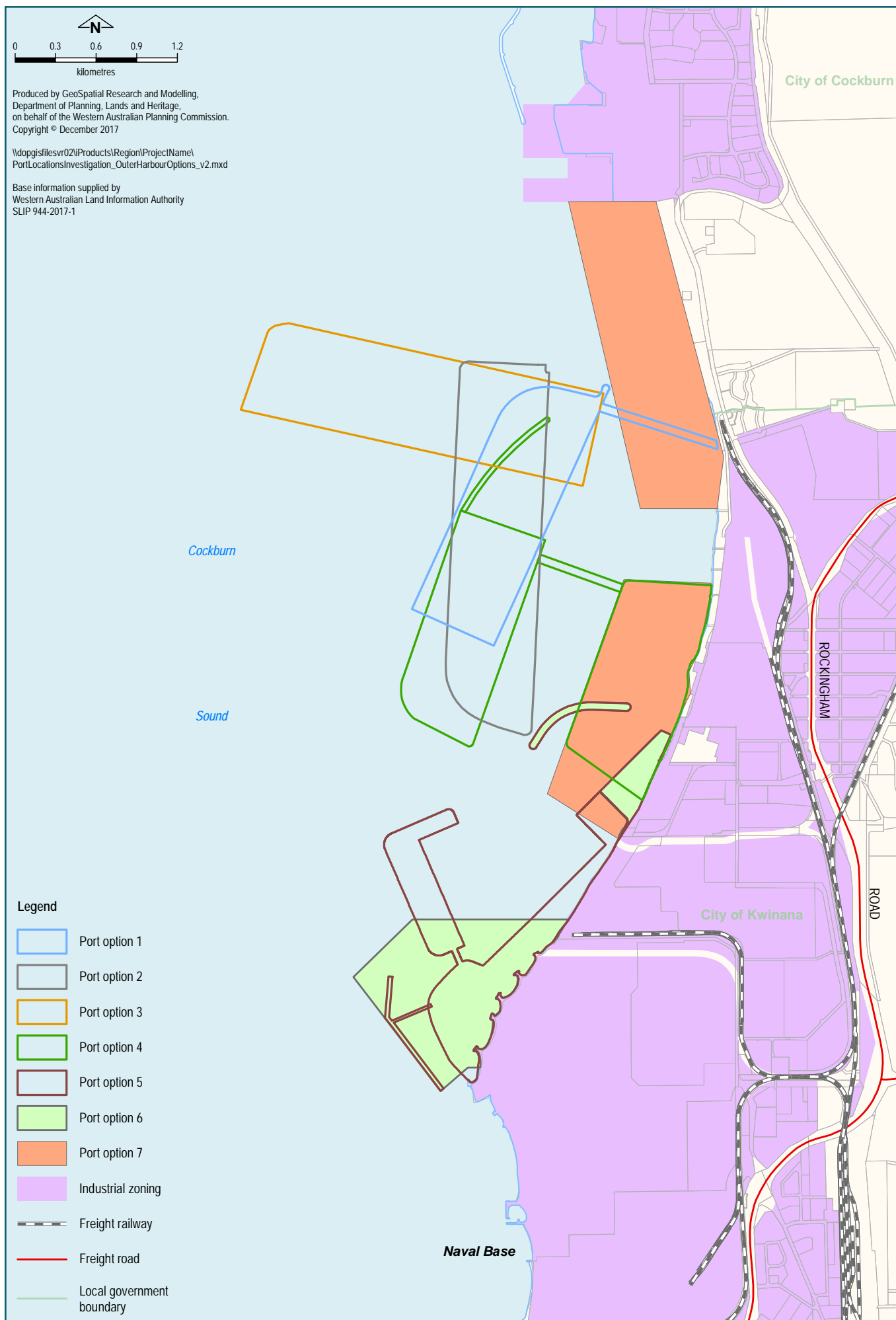


Figure 14: Port options investigated in the Outer Harbour

What does Westport aim to achieve?

Our vision, aims and objectives demonstrate how the Westport Strategy will encompass more than a port master plan.

The Westport Vision

- To provide a globally responsive, environmentally responsible and market competitive plan for Western Australia's freight network to meet the South West region's trade and growth objectives, supporting the needs of a growing population and creating sustainable jobs for future generations.

Aims

The Westport Strategy will

- plan for the Outer Harbour at Kwinana as part of a long term integrated transport plan for the State;
- position Western Australia as an attractive international investment opportunity, capable of capturing trade globally but particularly between Australia and the expanding economies in South East Asia and around the Indian Ocean;
- protect, as far as possible, our environmental and cultural heritage and amenity;
- make the best use of Fremantle, Kwinana and Bunbury ports and their environs to support a growing population and create jobs; and
- provide for efficient transport connections and intermodal hubs between port facilities and users.

Objectives

The objectives of the Westport Taskforce are to:

- engage with stakeholders and the community at all stages of the planning process;
- plan for a modern port in Cockburn Sound to meet Perth and the surrounding regions' future growth for the next 50 to 100 years;
- provide land use and transport plans that support port operations, compatible land uses, port users, the community and local economy;
- assess the commercial implications and logistics opportunities of future port infrastructure;
- maximise compatibility of port and landside development with the environment; and
- identify the expansion and preservation of industrial areas and technology parks to support economic development and future employment opportunities.

Proposed approach

We will be using a question-oriented approach to guide our understanding of problems and opportunities. These questions will flow through the life of the two-year project, and be used to shape reports and technical papers.

Scenario analysis techniques will be applied to manage uncertainty and, spatial data will be used to provide clarity and guidance to the planning process.

This question-based methodology aligns with the first two stages of a nationally accepted approach to developing major infrastructure.⁹

This methodology will facilitate multi-agency, multi-disciplinary collaboration within the Westport Taskforce and guide external engagement.

There are many people who have extensive knowledge of ports, logistics, economic development, environment, land use, transport planning -and many other skills - that can provide valuable input into the Westport process.

The challenge will be in developing the methodology to capture diverse views, and subject them to rigor, so that through a strong process, the best outcomes may be determined for Western Australia. Westport will be an evidence-based planning process where multiple scenarios and data will be analysed and discussed when seeking consensus and providing the preferred options for the new port. At this stage we can't predict the outcomes of the final result.

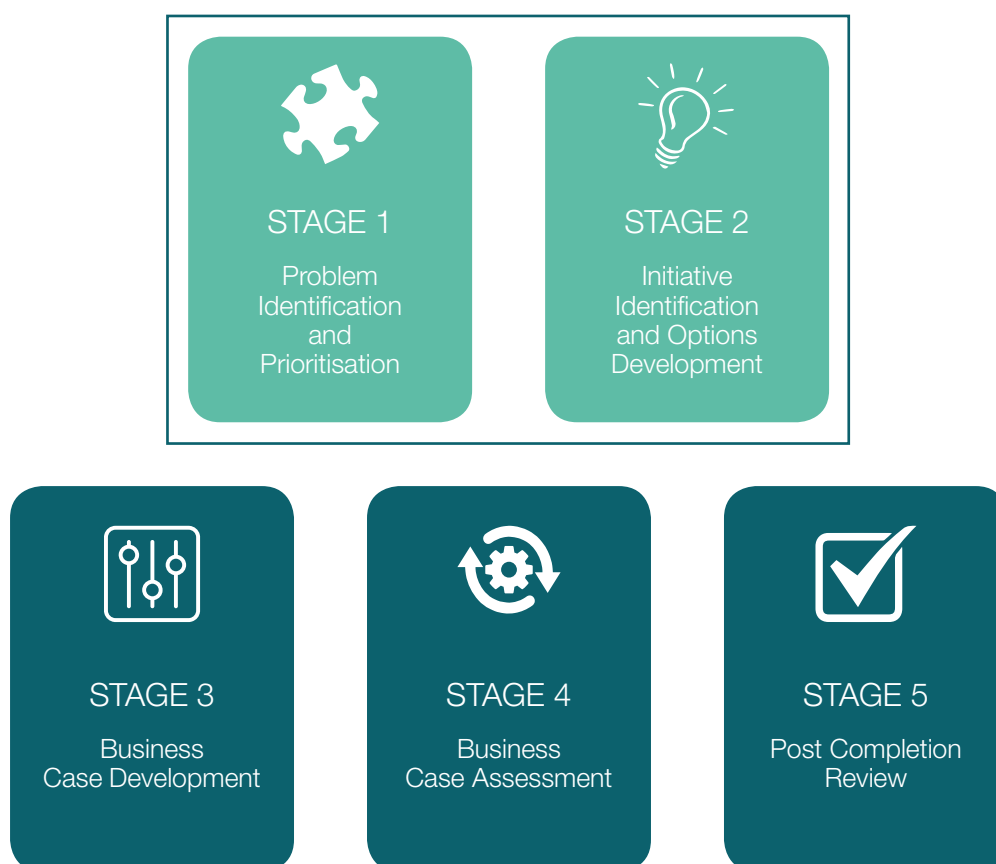


Figure 15: Infrastructure Australia's Assessment Framework

⁹ Infrastructure Australia, Assessment Framework, June 2017, p8 <http://infrastructureaustralia.gov.au/policy-publications/publications/files/Assessment-Framework-June-2017.pdf>

What are the proposed key questions?

The proposed key questions are framed around high level port activities, but from these will flow a series of sub-questions that will cover a range of matters including environmental and social issues.

We will use quantitative data and population based projections as well as the knowledge and experience from Westport Taskforce members, along with stakeholder and community feedback, to find the answers to these questions.

The Westport Taskforce consists of state and local government agencies, as well as representatives from industry, academic, environment and community organisations.

At the end of Stage two, a number of port options will be identified and assessed. Feedback on the proposed assessment criteria will be sought through a consultation process before the assessment process is commenced.

With the identification of preferred option(s), this project will be complete and will be strategically placed to go to the next stage of developing a business case at the relevant time.

Stage one:

Problem identification and prioritisation

1. What problems are we trying to solve and what opportunities are we trying to capture?

Stage two:

Initiative identification and options development

2. Where do port facilities need to be located in Fremantle, Kwinana and Bunbury?
3. How big an area is required for new port facilities in the Outer Harbour?
4. How do we make the best use of adjacent and supporting land to stimulate future jobs?
5. How do we connect new port facilities with the surrounding environment to facilitate imports and exports?
6. How do we stage new port facilities so they are operationally and financially sustainable?
7. When will new port facilities be needed?

The information collected in response to these questions will identify a number of port options. These options will be assessed to determine a preferred option.

Figure 16: Key questions

Deliverables

The development of the Westport Strategy will involve consultation during all stages and will deliver a number of reports.

Approximate Date	Deliverable
December 2017*	<i>Westport: Preparing for the Strategy</i> discussion paper
February 2018	<i>Westport: What you have told us</i> A summary of the feedback received in response to the Preparing for the Strategy discussion paper showing the updated project methodology.
February - August 2018	Consultation on specific port planning issues with local government, academia, industry, environmental and community groups. Progress updates will be provided on the Westport website.
August 2018 *	<i>Westport: What we have found so far</i> A compendium of answers to questions one to seven with feedback sought on the assessment criteria to be used to assess the port options identified.
October 2018	<i>Westport: How we will assess the options</i> A summary of the feedback received in response to What we have found so far and how it has been addressed within the assessment criteria.
October 2018 - June 2019	The various port options will be assessed using the criteria to identify a preferred option.
June 2019 *	<i>Westport: Port and Environs Strategy - Consultation Draft</i>
September 2019	<i>Westport: Port and Environs Strategy - Final Report</i>

Figure 17: Westport deliverables

* Open for consultation



Question one

What problems are we trying to solve and what opportunities are we trying to capture?

Identifying problems and opportunities will be critical in determining the type and scale of port facilities needed at the Outer Harbour.

Western Australia is a vast state covering a third of the continent with a population over 2.5 million. Approximately 80 per cent of people live in the growing Perth and Peel regions – where the population is expected to nearly double by 2050.

Access to Fremantle's Inner Harbour is perceived to be increasingly constrained by surrounding residential development and additional port facilities will be needed in the long term to service the needs of the growing population.

Western Australia's economy has traditionally been heavily dependent on the resource and agricultural sectors. With our State's proximity to the expanding economies of South East Asia and around the Indian Ocean, there may be opportunities to strengthen these sectors, expand their activities to include more downstream processing and explore new industries to diversify our economy.

Ten new offshore patrol vessels will be built for the Navy at the Australian Marine Complex and this could be an opportunity to attract more defence related jobs to WA.

Bunbury, Western Australia's second largest city is two hours by road from Fremantle. It has excellent port facilities that could be used to complement the State's overall freight task. Bunbury Port is currently undertaking a Master Planning process and this will be considered as part of the Westport process. The Westport Taskforce will investigate what benefits can be gained, or costs avoided, by moving current and future trades from Fremantle to Kwinana or Bunbury. Implications of additional freight transport costs will also be explored.

The Outer Harbour in Cockburn Sound has been identified as the preferred location for additional port facilities. The Outer Harbour has a thriving industrial zone adjacent to its existing bulk commodity berths and is also bordered by the Garden Island Naval Base and the Australian Marine Complex.

Western Australia's forecast population			
Year	High	Medium	Low
2030-31	3,852,000	3,690,000	3,545,000
2040-41	4,558,000	4,226,000	3,959,000
2050-51	5,262,000	4,710,000	4,300,000
2060-61	5,961,000	5,140,000	4,565,000
Source: WA Tomorrow, Population Report No. 9 Long Term Population Forecasts for Western Australia, 2031 to 2061 (WAPC)			

Figure 18: Western Australia's long term population forecasts

Historically, Cockburn Sound has suffered environmental degradation due to unplanned and unmanaged development. However, with better marine management in recent years, Cockburn Sound has been slowly recovering.

One of the major problems we are trying to solve is how to responsibly locate additional port facilities in this environmentally sensitive area.

Cockburn Sound is situated in south-western Australia which is one of 35 global biodiversity hotspots – where there are exceptional levels of unique plant species and serious levels of habitat loss.

Shallow waters in Cockburn Sound are home to a whiting nursery and its deeper waters contain important snapper spawning grounds as well as species such as western king prawns and blue swimmer crabs. Local wastewater treatment plants discharge into Cockburn Sound and between the period of 1967 and 1999 there was a 77 per cent decline in seagrass cover as a result of excessive nutrients in the water¹⁰.

Mount Brown is in the Beeliar Regional Park which overlooks Cockburn Sound. It is an area of cultural significance for Aboriginal people. Archaeological sites in the area include the Clarence Settlement now called Peel Town, an early European settlement that was abandoned in the 1830s.¹¹

¹⁰2002, Kendrick et al, Changes in seagrass coverage in Cockburn Sound, Western Australia between 1967 and 1999, Aquatic Botany, 73, 1, 75-87

¹¹<http://inherit.stateheritage.wa.gov.au/Public/Inventory/PrintSingleRecord/66ac6f42-adcb-4ec5-9338-c6548844f8fb>

These are just some of the considerations that will need to be taken into account as part of the Westport process.

Our marine, terrestrial and cultural diversity helps to make our city beautiful and liveable. Therefore, the Westport Taskforce wants to make sure that decisions about future developments are environmentally and culturally responsible and based on sound scientific evidence.

Developing the Westport Strategy gives us the opportunity of looking at how we can make the highest and best use of our marine and land environments so that our economy can grow and diversify to support and provide jobs for future generations, while protecting, as far as possible, our marine, terrestrial and cultural assets.

We will need to take an iterative approach when planning and designing the development to balance and maximise economic, social and environmental outcomes.

As part of the Westport process we need to identify preferred supply chain options that will serve Western Australia for the next 50 to 100 years. In this context, Question one will start to set the scene by:

- assessing the baseline and trends in the condition of our marine and terrestrial environment and identifying mitigation opportunities¹²;
- taking stock of what we have now in the way of population, land use, industry, jobs and infrastructure;
- examining our population and trade forecasts and identifying where future populations are planned to live and work;
- estimating the future trade task and where freight will go;
- monitoring industry trends to see if there are opportunities for WA;
- monitoring technological trends such as vessel size and autonomous vehicles to keep future options open;
- exploring, at a high level, opportunities to create jobs through co-locating industries that benefit from being near a port, attracting new industries and expanding synergies between industries; and
- developing a range of scenarios to help with the planning process.

This stage will start the conversation and enable Westport Taskforce members to identify the key pieces in the Westport jigsaw.

¹²https://www.der.wa.gov.au/images/documents/about/csmc/2016_Cockburn_Sound_Monitoring_and_Research_Programs.pdf

FEATURE ITEM TWO: MONITORING PROGRAMS FOR MEASURING ENVIRONMENTAL PERFORMANCE

The monitoring that is currently being undertaken in the Cockburn Sound marine area is summarised below.

Additionally, the Environmental Protection Authority (EPA) has established an environmental quality management framework for Cockburn Sound through the State Environmental (Cockburn Sound) Policy 2015.

The objective of the environmental quality management framework is to maintain environmental quality in order to protect the integrity and biodiversity of the marine ecosystems, and current and projected future societal uses of these waters, from the effects of pollution, waste discharges and deposits (EPA 2015).

The zones and locations of seagrass health and water quality monitoring sites in Cockburn Sound and the locations of reference sites in Warnbro Sound are shown in Figure 21.

MONITORING PROGRAM

Water quality

Coastal
geomorphology

Sediment quality

Fish

Seafood quality

Seagrass health

Phytoplankton

Birds

Introduced marine
pests

Cockburn Sound Fisheries

Historically, Cockburn Sound is a commercial and recreational fishing area for Australian herring, garfish, squid, blue swimmer crabs, pink snapper and whiting. The various whiting species are found in abundance in seagrass meadows and sand or on sandy bottoms.

Cockburn Sound is the site of the largest known aggregations of pink snapper in the West Coast Bioregion and is critical for sustaining adequate breeding stocks of these long-lived and slow-growing fish.

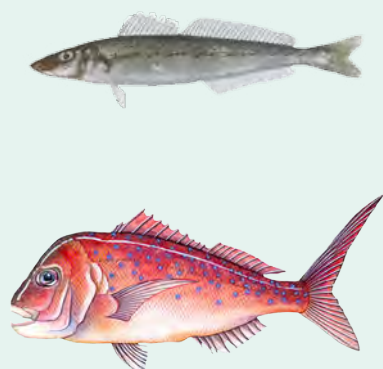


Figure 19: Cockburn Sound Fisheries

Seagrass health

Seagrasses are the only flowering plants that can live underwater. They provide a habitat for small marine animals and also absorb nutrients helping to keep water clear. They are a key indicator of ecosystem health in the Sound.

Seagrass health is assessed by comparing seagrass shoot densities at each of 11 seagrass sites within Cockburn Sound against shoot densities measured at comparable reference sites in Warnbro Sound within the Shoalwater Islands Marine Park.

A large percentage of seagrass once present in Cockburn Sound has been lost. Most of this loss dates back to the 1970s and 80s. Despite the efforts made to clean up the Sound, seagrass beds have not re-generated to any meaningful degree (despite the reduction in pollution) and it is well-established that nutrient enrichment of the Sound has been largely responsible for the decline.

Figure 20: Seagrass health



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Question two

Where do new port facilities need to be located in the Outer Harbour?

To get the best use from future port facilities in the Outer Harbour, we need to understand how any development in the area will interact with the surrounding marine and terrestrial environments as well as the wider supply chain.

This question will determine where within the Outer Harbour new port facilities should be located, how they should be configured to minimise short and long term environmental impacts and the types of trade they would be best to handle.

To answer this question, we need to recognise the characteristics of the marine environment in Cockburn Sound that could impact on the location and operation of new port facilities, such as ocean depth, sea currents, wind direction, sediment, dredging requirements, underwater terrain and cumulative environmental impacts and risks.

Similarly, we need to understand the terrestrial environment to ensure it is suitable to support the development of additional port facilities and landside infrastructure.

Feature item four summarises some of the characteristics that may influence the location of new port facilities.

Based on the analysis of marine and terrestrial characteristics, some locations in Cockburn Sound may prove to be better suited for development.

As detailed previously in this document, a number of studies have been undertaken to identify potential sites for port facilities in Cockburn Sound. This work will be reviewed to see what is still relevant, identify areas where information is out of date and update studies to include the impact of new industries in the Outer Harbour and Kwinana Industrial Area, such as the desalination plant.

We are also aware of environmental studies that have recently been undertaken by academia, industry and environmental groups. These studies will be useful in informing the Westport process.

The Inner Harbour currently handles containers, bulk commodities, roll-on roll-off vehicles (RoRo), general cargo, liquids and livestock and hosts cruise and defence vessels. We need to be clear about the characteristics of each of these trades including how much space and the type of facilities they require to operate efficiently, their customers and primary markets and whether this can be facilitated at Kwinana. Feature item five provides an overview of the general characteristics of these trades.

The Outer Harbour is co-located with the State's premier industrial estate and only metropolitan heavy industry zone. Kwinana is a major employment hub with the land being valuable for heavy industries especially those that need or benefit from being located adjacent to a port. Work will be undertaken to determine what these industries may be - now and in the future.

The Westport Strategy will provide a long term integrated solution to Perth and the surrounding regions' freight, logistics and defence needs. It therefore needs to be able to respond flexibly to future technologies that could influence port design and the needs of new industries.

The information collated as part of the Westport process, may suggest that better outcomes could be achieved if trades were shared between Fremantle, Kwinana and Bunbury.

At a high level, this question will, identify the most appropriate practical locations for new port facilities in Cockburn Sound and work through various trade-sharing scenarios to determine what mix of trades at Fremantle, Kwinana and Bunbury could provide the most economic benefit for Western Australia.

The practical locations of new port facilities will be examined in more detail when answering Question three.

FEATURE ITEM THREE: CHARACTERISTICS INFLUENCING THE LOCATION OF PORT FACILITIES

The design of new port facilities on a new site must take into account a wide range of factors.



FEATURE ITEM FOUR: TRADE CHARACTERISTICS

Containers

- receipt and despatch of cargo
- truck and rail operations
- loading and unloading
- custom clearance
- gate checks and security controls
- administration tasks (information flow, communication, record keeping)

Bulk solids

- cargo which is loaded or discharged loose including coal, bauxite, clinker, iron ore, scrap metal, mineral sands, and grain/feedstock.
- goods are often dusty
- typically stored in large open stockpiles or covered storage
- marine transport via bulk carriers - generally large deep draught vessels

Bulk liquids

- typically free-flowing liquid cargoes, transported by tanker vessels
- typically handled via pipeline, pumping equipment and tanker vehicles
- products include crude oil, refined oil products (including gasoline & diesel), chemicals, liquefied gases (LNG & LPG) and vegetable oils
- may be classified as 'hazardous' substances

Roll On, Roll Off (RoRo)

- 'wheeled cargo' that is driven on and off the ship via ramps
- typical cargo includes commercial trucks, mining equipment, new motor vehicles, loaded road trailers, and semi-trailers
- general cargo on pallets or flats moved by fork-lift trucks may also be handled at RoRo terminals

Livestock

- live animals for export purposes; typically sheep and cattle
- livestock exporting industry is closely regulated
- highly controversial trade and involves security issues has associated odour issues as well as environmental and health matters related to livestock waste

General cargo

- wide variety of cargoes, requiring flexibility and versatility
- includes break-bulk and unitised cargo including timber, steel, large prefabricated items, steel coils, building materials, pallets of solid bulk etc.
- supply and logistics operations to support the offshore oil and gas, defence, tourism, fisheries, customs, and other marine vessels.

Cruise and passengers

- accommodating the embarkation, disembarkation and processing of passengers on cruise vessels
- shore leave of visiting Australian and overseas defence personnel
- security screening and customs functions to process passengers
- cruise terminal needs to handle large volumes of people and baggage similar to an airport
- large volumes of supplies to be moved onto the vessel and waste removed



Question three

How big an area is required for new port facilities in the Outer Harbour?

Using the practical and feasible port locations identified in Question two, Question three will explore the footprint of the port facilities required to accommodate future trade.

To do this, Question three will involve examining options to transfer various cargoes between ship, shore and the wider freight network.

This question aims to identify the size of port facilities within the port gates.

Getting freight from the ship to the customer can involve many steps that vary for each trade.

For example, imported full containers are currently taken to unpacking points either:

- directly by truck; or
- indirectly by train from the North Quay Rail Terminal (NQRT) to Forrestfield and then by truck.

Containers for export undergo the same process in reverse.

This means that the port area has to be sufficient to handle a large number of containers on the port site as well as accommodating stevedores, trucks and a train terminal.

As Western Australia imports more goods than it exports, many empty containers are stored at container parks before being exported. Empty containers are a major export from the Inner Harbour and any new facilities will need to have good access to container parks.

The Fremantle Port's Logistics Chain Movement includes imported and exported containers moved by road or rail between container terminals, container parks, intermodal terminals and quarantine approved premises (QAP).

The design of any new port facilities will need to consider these steps and whether containers will be:

- a) unloaded onto trucks and trains at the port; or
- b) transferred by rail or other means to an inland facility where they will be loaded onto trucks and trains.

The port design for scenario a) would require a very large area to accommodate containers, trucks and trains.

The port design for scenario b) would be much smaller, but would require a large inland facility to accommodate the containers, trucks and trains. It would also need an efficient method of transporting containers between the port and inland facility.

Each trade (livestock, cars, bulk goods etc) will need to be examined closely to devise the amount of land required inside the port and to determine an appropriate distance for any supporting infrastructure outside the port.

As part of analysis undertaken, we will examine how the designs of other global ports allow for their integration with surrounding uses.

In determining the answer to this question, the high level impacts that the port design and operating model could potentially have on the environment, community, economy and workforce access will also be explored.

Questions four, five and six will look at how the port facilities interact with land beyond the port gate.



Question four

How do we make the best use of adjacent and supporting land to stimulate future jobs?

This question relates to Fremantle, Kwinana and Bunbury ports.

In Fremantle, Victoria Quay is on the southern shore of the Inner Harbour. Ships berthed at its eastern end carry cars and scrap metal with large areas of river frontage being used to park new cars prior to distribution. In its central area, cruise ships and defence vessels moor alongside the large Fremantle Passenger Terminal. At its western end there is the modern Maritime Museum, a passenger railway station and popular weekend markets.

The potential for further revitalisation of Victoria Quay's western end (e.g. tourism, commercial development, recreation and entertainment) is well recognised by Fremantle Ports and the City of Fremantle.

On the Inner Harbour's northern shore, North Quay is home to container facilities, a rail terminal and is also where livestock and other trades are handled. With the decommissioning of a major fuel facility, to the north of Tydeman Road, there may be opportunities to review the long term use of some industrial land close to the beach.

However, any future use will need to consider the safety buffers around the port and the long term future of the Inner Harbour.

The Westport process will consider the wider planning activities associated with the potential development of Victoria Quay and North Fremantle.

In Kwinana, the Western Trade Coast and the Garden Island Naval Base will be adjacent to any future port facilities in Cockburn Sound.

Potentially, available land in the Western Trade Coast could be used to support industries that need to be located near a port. This could include defence related industries.

The Kwinana Strategic Industrial Area¹³ is the heavy industry centre for Perth. (Figure 22) The industries are very mature and operate 'sybiotically' by using others' by-products for maximum efficiency. As can be seen in Figure 23, there are hundreds of interrelationships between businesses¹⁴.

Any new industries will need to complement those existing, so that highest and best use is made of this valuable industrial land.

The optimal role and size of a proposed intermodal terminal at Latitude 32 can be considered in the context of the port size (identified in response to Question three).

It may be possible to identify areas within the Western Trade Coast that could be used to attract particular industries to create technology parks to stimulate economic diversification.

Defence-associated industries as well as future port operations and port-related industries will require suitably skilled workers - potentially creating opportunities in the training sector.

¹³<https://www.landcorp.com.au/Industrial-and-Commercial/Kwinana-Industrial-Area/>

¹⁴<https://www.landcorp.com.au/Documents/Projects/Industrial/Western%20Trade%20Coast/Western-Trade-Coast-Integrated-Assessment.pdf>

Ideally, workers will need to live near their work so it will be important to protect land use buffers so that industry and residences are separated.

Maintaining and expanding existing industries and diversifying into new areas of industry will rely on effective land use planning to:

- safeguard our environmental and cultural heritage;
- protect local sources of basic raw materials (to keep the cost of moving fill to build a port to a minimum); and
- provide flexibility to facilitate future job opportunities.

New port facilities at Kwinana and the opportunities for new industries and business development could be a game changer for WA.

In Bunbury, some opportunities may be created by relocating some trades from Fremantle. Bunbury Port is currently undertaking a Master Planning process and this will be considered as part of the Westport process.

For each of these ports, we will need to explore the potential relationship between the port and its neighbouring land by taking stock of what is there, identifying what should be there and exploring what could be there to create the best economic outcomes for Western Australia.

A key part of answering this question will be looking at what we can learn from other ports – both big and small – about supply chain efficiencies, symbiotic location of industries, social responsibility and environmental stewardship.

FEATURE ITEM FIVE: PORT SAFETY BUFFERS

Buffer guidelines provide controls for land use planning around the Inner Harbour. The aim is to ensure compatibility between the operational needs of the working port and surrounding uses.

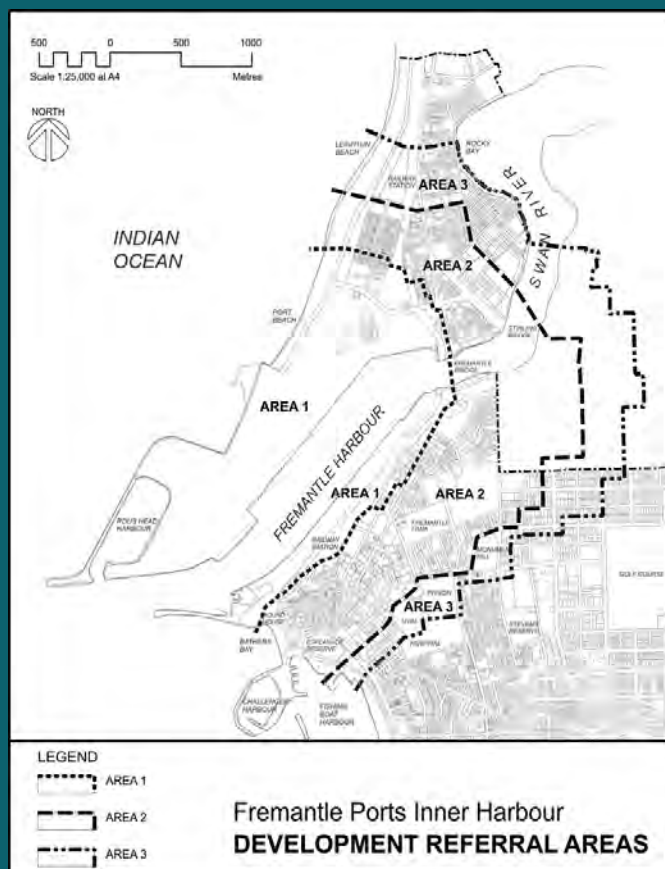
The guidelines divide the areas close to the port into three zones.

Area 1 - excludes the establishment of additional sensitive uses other than residential.

Area 2 - allows the establishment of sensitive land uses but ensures that any land use located in Area 2 has an adequate level of design measures.

Area 3 - allows the establishment of sensitive land uses but ensures that any land use has relevant design measures implemented at the discretion of the Council.

For more in click [here](#).



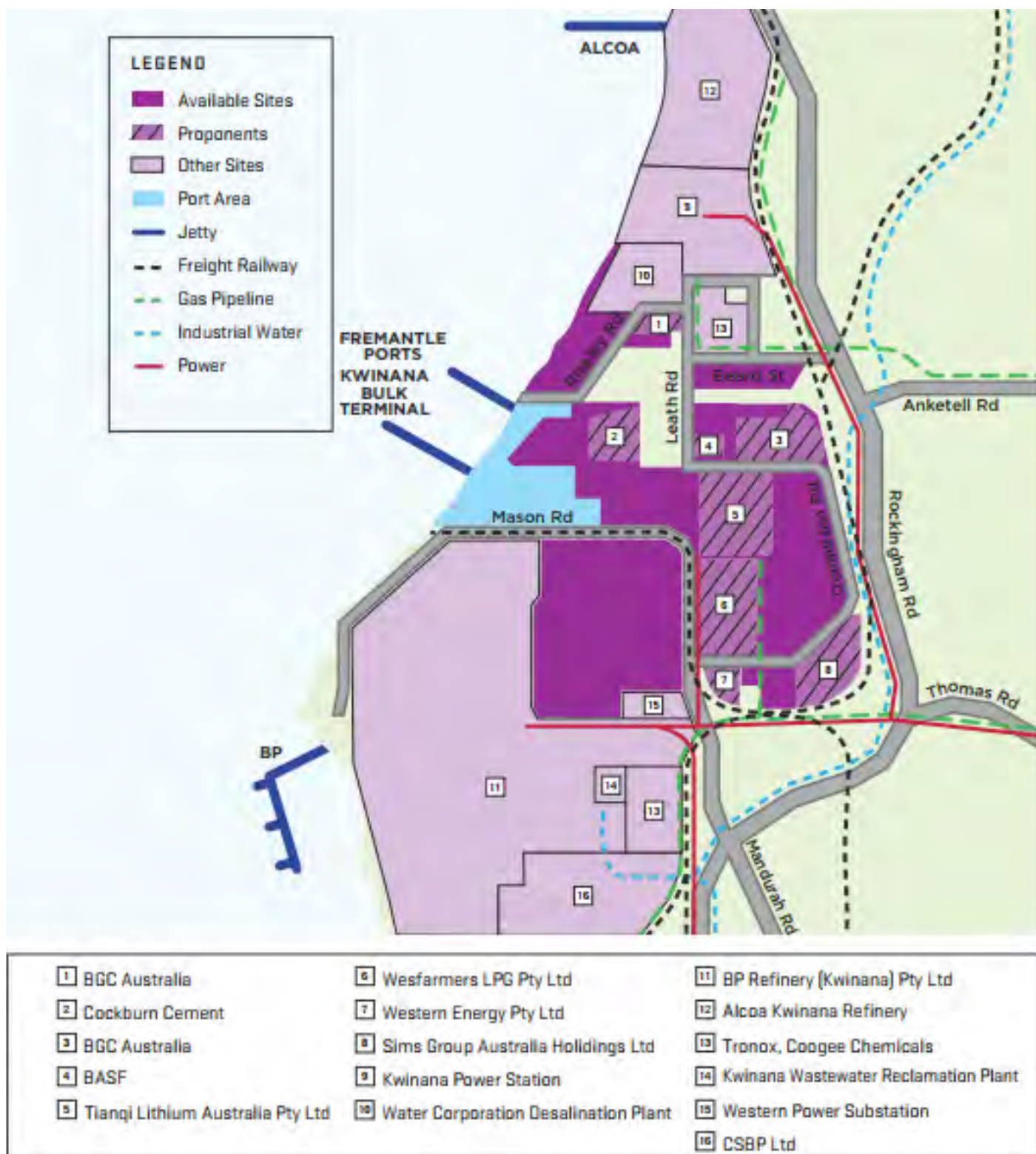


Figure 22: Kwinana Strategic Industrial Area

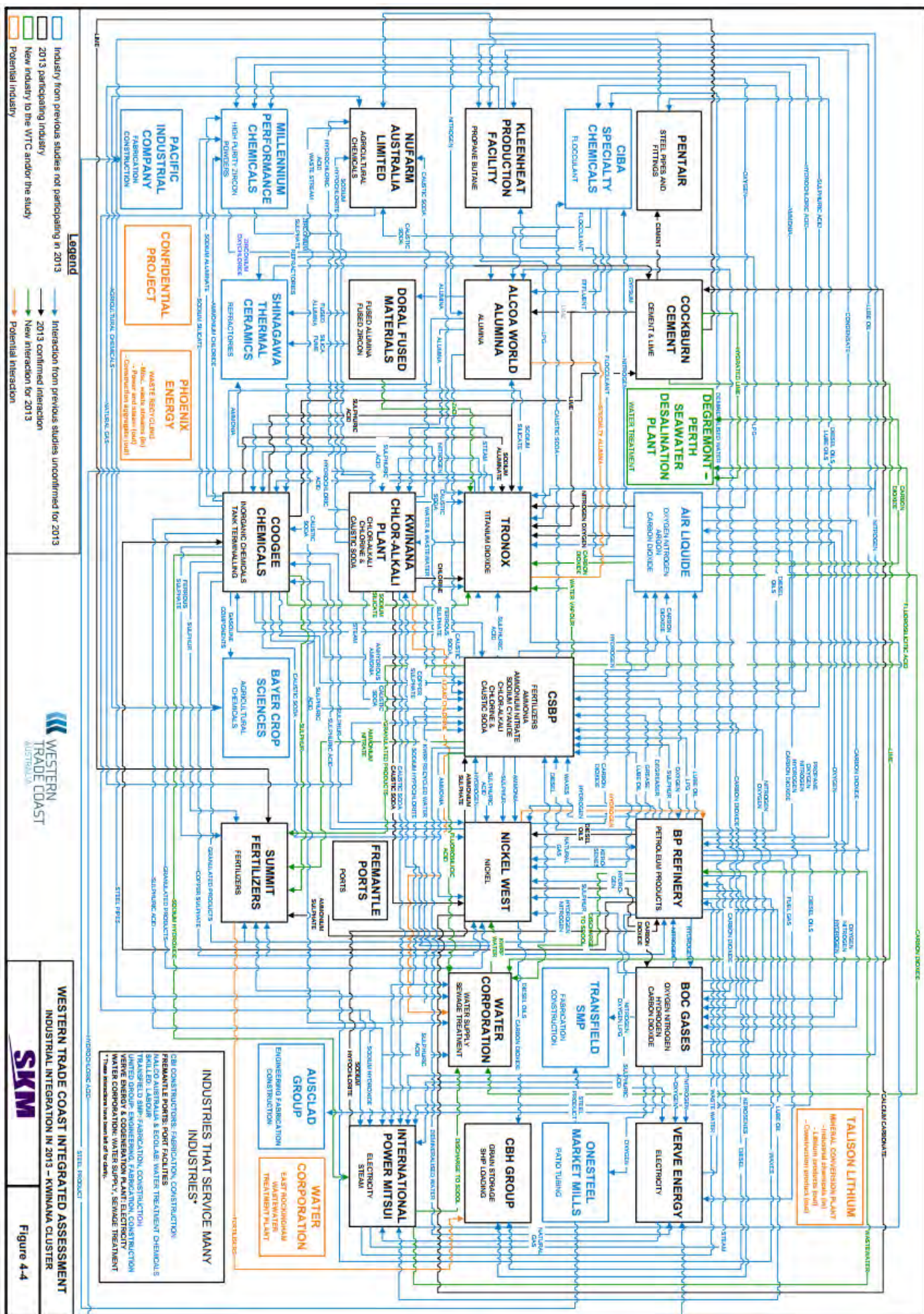


Figure 23: Kwinana Industrial Integration in 2013 - a graphical depiction showing how industries use others' by-products for maximum efficiency

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Question five

How do we connect new port facilities with the surrounding environment to facilitate imports and exports?

There are many development initiatives underway or being explored in the surrounding regions of the ports from Geraldton to Bunbury.

There may also be opportunities further afield that require good linkages to the ports. We will map these initiatives to enable us to see the big picture and identify potential missing links in the future freight network.

A clear understanding of the freight demand from new port facilities in Kwinana to regional areas will be needed to make sure that corridors through the metropolitan area are suitable for the goods being transported along them e.g. high wide loads.

In Kwinana, the transport of goods from the port boundary may be possible by bulk product transport systems, so these will also be explored.

Using scenarios of trades operating from different ports, freight traffic will be followed from its origin to its destination to identify potential choke points along the supply chain and explore how they may be removed.

Modelling will be used to investigate various combinations of transport modes to get freight efficiently to its destination locally, regionally, interstate and overseas.

Future opportunities for freight may come from the Nambeelup area where the Transform Peel initiative identifies a 42,000 hectare Peel Food Zone, a 1,000 hectare Peel Business Park and an Integrated Water Resource Solution¹⁵ (Figure 24).

Particular attention will be paid to connecting ports to industrial areas, intermodal terminals and major freight routes. All of these facilities will require workers, so consideration will be given to the transport connections between residential areas and industrial areas.

As Western Australia's population grows, it is important to protect freight corridors from urban encroachment in the long term and ensure that any new freight corridors consider environmental protection and community amenity. It may be possible that new technologies could be applied to mitigate noise, vibration, dust and other health impacts in the future and the latest research in this area will be explored.

The location of major utilities will be identified to explore opportunities to co-locate services in freight corridors such as power, water, gas and product pipelines, as well as future service and expansion requirements.

This question will therefore explore freight movements by road and rail across the metropolitan area and how they link to WA regions, interstate and potentially overseas via airports or other ports.

Freight supply chains are a system, often with each element of the system owned and controlled by a different operator. The scope and scale of the Westport process allows us for the first time to plan for an integrated network that optimises the efficiency of the system.



Figure 24: Peel Food Zone



Question six

How do we stage new port facilities so they are operationally and financially sustainable?

When we have identified the feasible options we need to understand how they can be developed in a commercially, operationally and financially sustainable manner.

This question will examine options for staging future port facilities and supporting infrastructure and, the methods available to fund future construction and operation. It is essential that current businesses are able to operate throughout the transition to any new port facilities.

With regard to staging, we may find that it is possible to relocate particular trades from the Inner Harbour to the Outer Harbour or Bunbury to maximise potential investment opportunities. This will help to make best use of the Inner Harbour as a high value, constrained location.

Working out the best options for staging will involve exploring various scenarios so we may estimate comparatively by an order of magnitude the:

- relative costs of each option e.g. low, medium, high; and
- potential opportunities for each option e.g. low, medium, high.

The impacts of having simultaneous container operations in both the Inner and Outer harbours will also need to be explored. If there was an excess in the overall container terminal capacity it would mean the terminals would not be operating economically and fees would be higher. This cost would ultimately need to be passed on to the consumer through higher priced goods.

The sunk costs of the Inner Harbour are very high as they are assets built for the long term. The longer the life of an asset, the cheaper it is to operate. However, there may be other more lucrative opportunities that are being missed by delaying a move and these will need to be explored.

With regard to funding future port facilities, in Fremantle, Kwinana or Bunbury, a key issue will be identifying how to make the ports attractive to investors while protecting the long term interests of the State. There are many models that can be examined to explore co-operation between public and private entities.

Access and pricing regimes for new port facilities would need to deliver the best overall economic outcomes for the State (and not just the port operator) while at the same time be able to compete with the more established facilities that have lower overheads.

We will investigate how similar staging challenges have been faced elsewhere with regards to the development of competing and/or replacement port facilities

By working through these issues, a high level appreciation of the comparative costs of the various staging options may be determined.



Question seven

When will new port facilities be needed?

This question focuses on Fremantle's Inner Harbour.

Planning for a future port is not an exact science as many factors can influence when new port facilities will be needed.

This question will look at the throughput of port traffic to the Inner Harbour. Throughput is the number of vehicles that use the port, all of which need to pass through nearby residential areas to get to the port.

The Inner Harbour is capable of handling double the present number of containers – but the access roads and railway lines are constrained by residential development. This means that more traffic to the port results in less amenity for the community.

There will come a time when a move will be inevitable, but when will that time be?

This question will draw on the information gathered in answering questions one to six to determine the criteria to be used to identify the trigger points and timing.

It will likely draw on:

- Container demand
- How trades may be spread across the ports
- Ship sizes
- Road and rail transport accessibility
- Community amenity
- Economics
- Future opportunities
- Environmental factors

Infrastructure Victoria recently conducted a similar exercise and this will be explored to see what lessons we can learn from their experience.

The aim is to determine the 'sweet spot' showing the most beneficial time to build additional facilities.



Who's involved with Westport

Who's involved with Westport

The Westport governance structure promotes a collaborative approach to project oversight. It identifies a Taskforce comprising a Steering Committee, Reference Group and Project Office.

The Westport Taskforce reports to Cabinet via the Minister for Transport; Planning; Lands. The Taskforce is overseen by a Steering Committee made up of Directors General from six State

Government agencies, the Chair of the Western Australian Planning Commission and the Chairman of the Board of Fremantle Ports. Nicole Lockwood is the independent, non- Government Chair of the Steering Committee.

The Westport Taskforce Governance Structure is shown in Figure 25 and the members of the Steering Committee, Project Office and Reference Group are shown in Figure 26.

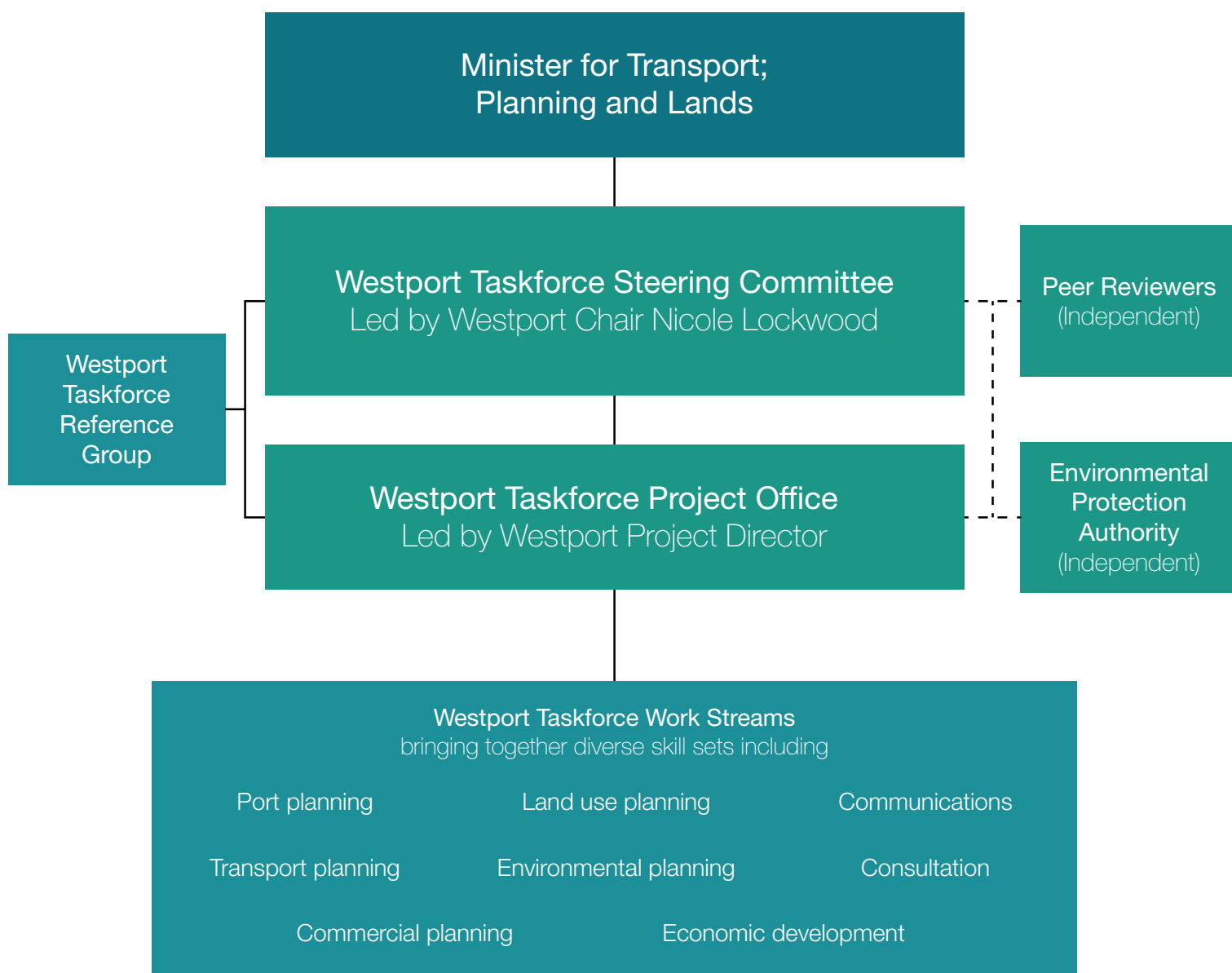


Figure 25: Westport Governance Structure

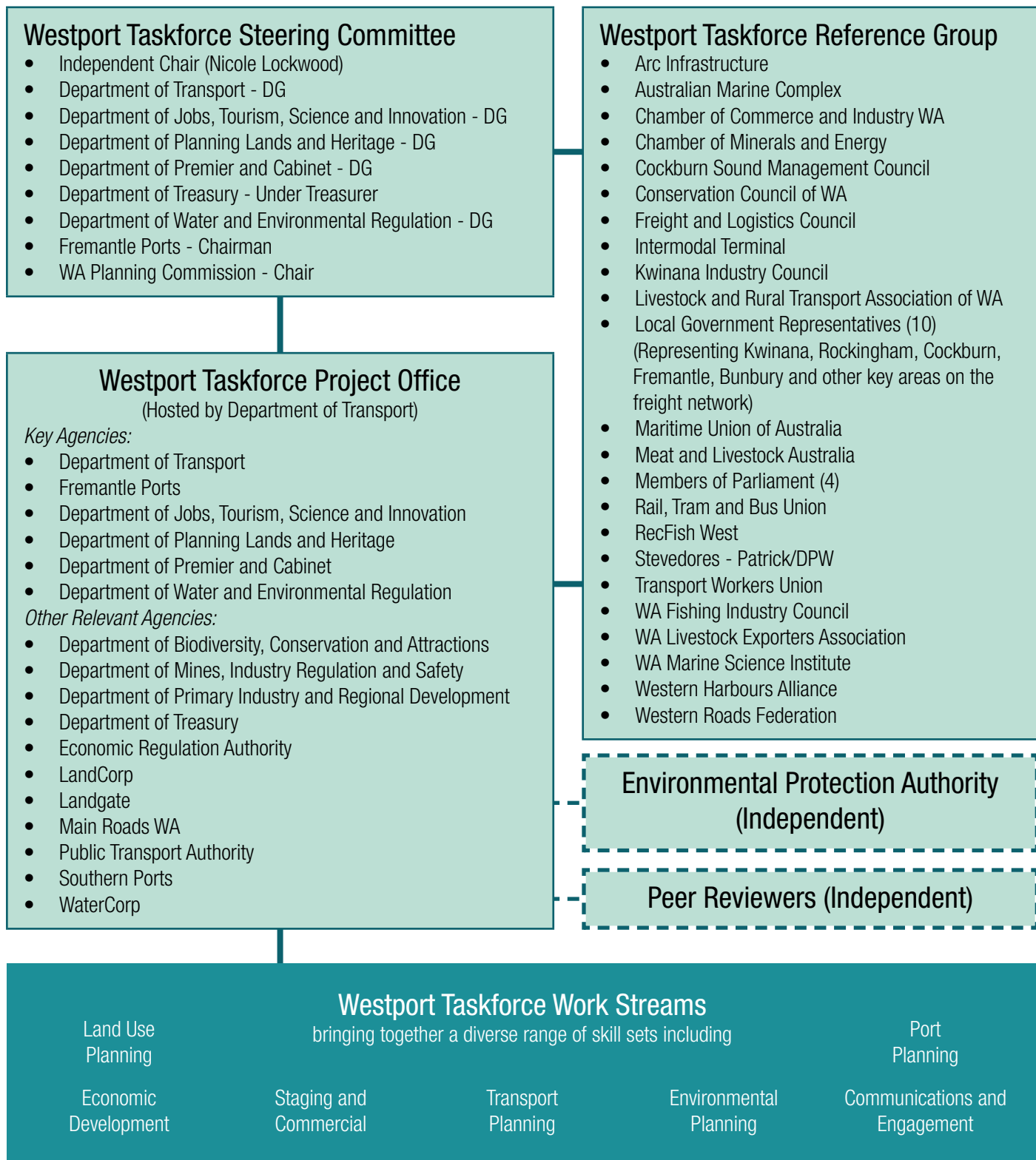


Figure 26: Westport Taskforce Members

How you can help us

In this initial phase of engagement we are seeking your feedback on the process for developing the Westport Strategy.

Specifically, we would like you to consider the following:

- Do you support the proposed approach? If not, why?
- Have we missed any key issues?
- Do you have any information to help us build our evidence base?
- Can you or your organisation contribute to Westport? If so, please describe how and send your contact details to enquiries@westport.wa.gov.au

The public comment period for feedback on this discussion paper closes at 5pm on 31 January 2018.

To provide feedback or subscribe to Westport updates visit:

<https://www.transport.wa.gov.au/projects/westport-port-and-environs-strategy.asp>

Following the public comment period, feedback will be reviewed and collated.

A consultation summary *Westport: What you have told us* will be made available on the Westport website by the end of February. This will summarise the comments received and outline the updated Westport methodology (Figure 27).



Figure 27: Westport: Preparing for the Strategy Timeline

What happens next?

While the Westport methodology is being confirmed, the Westport Project Office will be gathering previous reports, collating data sources and assessing what information is relevant, what is still current, and where there may be information gaps.

Some of the information gaps may be filled by reports and information identified through the *Westport: Preparing for the Strategy* public consultation process. Other gaps may need to be filled with new investigations.

Multi-disciplinary Work Streams will be established from Taskforce members to investigate the questions identified in the Westport methodology. The collated information will serve as a starting point to answer the key questions and will be supplemented with additional research as required.

During this phase regular updates will be provided on the Westport website.

A compendium report, showing the evidence gathered to answer each question will be released around August 2018. This report will also include the criteria to assess the port options. The criteria will be released for public comment so that everyone understands the rationale for assessing the various port options.

Westport: How we will assess the options will be published around October 2018 and this will describe the final criteria that will be used to assess the port options.

Between October 2018 and June 2019, the various port options will be assessed using the criteria to identify the preferred option. The results of the assessment will be collated into the *Westport: Port and Environs Strategy – Consultation Draft* and released for public comment.

Comments will be collated and the revised document released as the final *Westport: Port and Environs Strategy* in September 2019 (Figure 28).

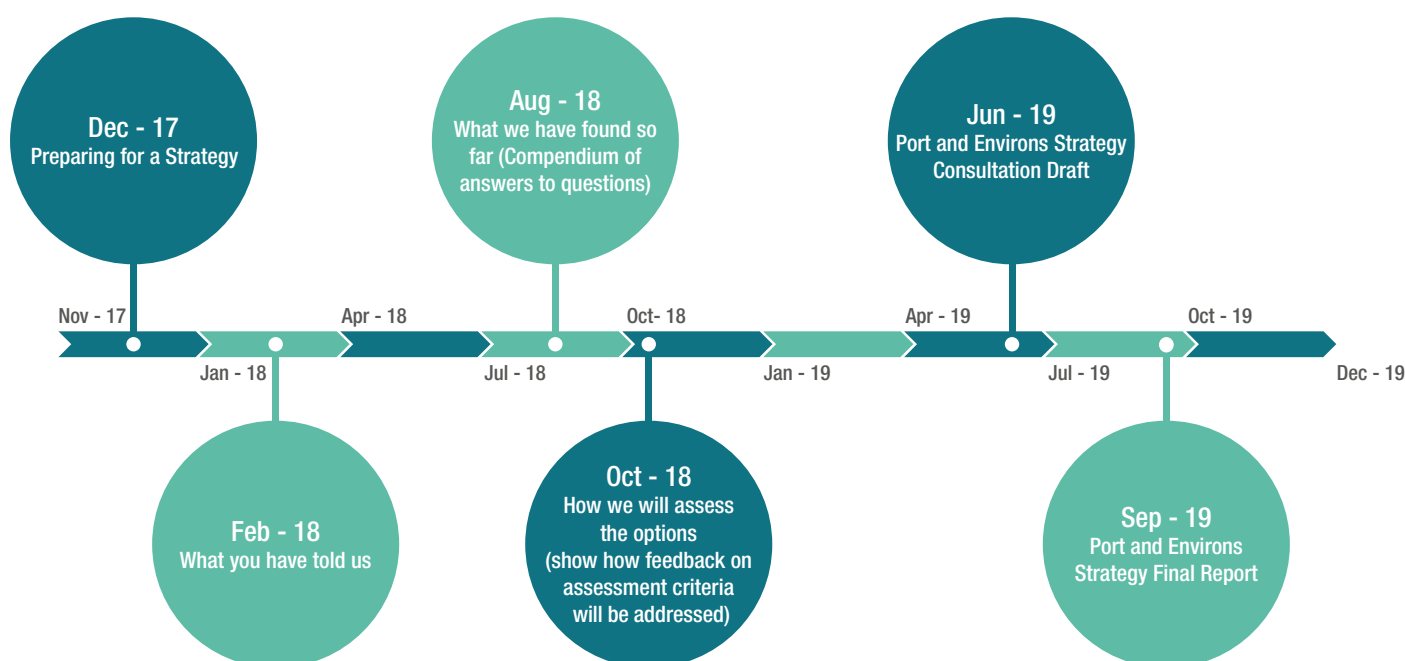


Figure 28: Westport milestones

Disclaimer: The information contained in this publication is provided in good faith and believed to be accurate at time of publication. The State shall in no way be liable for any loss sustained or incurred by anyone relying on the information.

December 2017

16 Reports – Civic Leadership

16.1 Budget Variations

DECLARATION OF INTEREST:

There were no declarations of interest declared.

SUMMARY:

To amend the 2017/2018 budget to reflect various adjustments to the General Ledger with nil effect to the overall budget as detailed below. Due to the nature of these variations, they fall outside the annual budget review.

OFFICER RECOMMENDATION:

That Council approves the required budget variations to the Adopted Budget for 2017/2018 as outlined in the report.

NOTE: AN ABSOLUTE MAJORITY OF COUNCIL IS REQUIRED

DISCUSSION:

ITEM #	LEDGER ACCOUNT	DESCRIPTION	CURRENT BUDGET	INCREASE/ DECREASE	REVISED BUDGET
1	600007.1561	Capital Expense – Infrastructure Roads – Ocean Street resurfacing	(53,820)	(86,180)	(140,000)
	300137.1003	Capital Revenue – Infrastructure Roads – Ocean Street resurfacing	35,880	27,933	63,813
	400461.1976	Urban Road Grant Infrastructure Management			
		Overheads - Operating – Contribution to Roadworks	(199,902)	58,247	(141,655)
	Reason:	<i>Transport Development - Revenue in excess of budget. Additional urban grant funding to be received from Main Roads to allow for the change of scope of works for Ocean Street resurfacing to strengthen pavement to withstand concessional loading. Remainder to be sourced from City of Rockingham roadworks contribution that is no longer needed</i>			
2	600008.1568	Capital Expense – Parks and Ovals – Parks for People Strategy	(216,000)	(20,000)	(236,000)
	300142.1003	Honeywood Capital Revenue – Parks and Ovals – Parks for People Strategy	Nil	20,000	20,000
	Reason:	<i>Honeywood grant Recreation and Culture Grounds - Revenue in excess of budget. Federal funding to be received from Department of Industry, Innovation and Science under the Stronger Communities Programme for installation of park exercise equipment at Honeywood.</i>			

16.1 BUDGET VARIATIONS

3	600004.1001	Capital Expense –Furniture & Equipment - Disability hoist for 25m pool	(6,000)	(3,000)	(9,000)
	600004.1001	Capital Expense –Furniture & Equipment – Blanket buddy for Aquatics	(8,000)	3,000	(5,000)
	Reason:	<i>Recquatic Admin – Transfer between capital furniture and equipment item. Research has found that a mobile option on the disability hoist would be beneficial. Funds from Blanket Buddy item can be utilised as this does not yet require repair.</i>			

LEGAL/POLICY IMPLICATIONS:

The *Local Government Act 1995* Part 6 Division 4 s 6.8 (1) requires the local government not to incur expenditure from its municipal fund for an additional purpose except where the expenditure-

(b) is authorised in advance by resolution*

“additional purpose” means a purpose for which no expenditure estimate is included in the local government’s annual budget.

*requires an absolute majority of Council.

FINANCIAL/BUDGET IMPLICATIONS:

The financial implications are detailed in this report.

ASSET MANAGEMENT IMPLICATIONS:

The allocation of funds towards the upgrading and renewal of existing City assets in the capital expenditure items is in line with the Asset Management Strategy and will reduce the current asset management gap.

ENVIRONMENTAL IMPLICATIONS:

No environmental implications have been identified as a result of this report or recommendation.

STRATEGIC/SOCIAL IMPLICATIONS:

This proposal will support the achievement of the following objectives and strategies detailed in the Strategic Community Plan and/or Corporate Business Plan.

Plan	Objective
Corporate Business Plan	5.4 Ensure the financial sustainability of the City of Kwinana into the future.

16.1 BUDGET VARIATIONS**COMMUNITY ENGAGEMENT:**

There are no community engagement implications as a result of this report or recommendation.

RISK IMPLICATIONS:

Risk Event	The City does not manage it's finances adequately and allows budget expenditure to exceed allocation and the City then finds itself unable to fund it's services that have been approved through the budget process
Risk Theme	Failure to fulfil statutory regulations or compliance Providing inaccurate advice/information
Risk Effect/Impact	Financial Reputation Compliance
Risk Assessment Context	Operational
Consequence	Moderate
Likelihood	Rare
Rating (before treatment)	Low
Risk Treatment in place	Reduce (mitigate risk)
Response to risk treatment required/in place	Submit budget variation requests to Council as they arise, identifying financial implications and ensuring there is nil effect on the budget adopted
Rating (after treatment)	Low

COUNCIL DECISION

070

MOVED CR S LEE**SECONDED CR M ROWSE**

That Council approves the required budget variations to the Adopted Budget for 2017/2018 as outlined in the report.

CARRIED BY AN ABSOLUTE MAJORITY OF COUNCIL**8/0**

16.2 Monthly Financial Report – November 2017

DECLARATION OF INTEREST:

There were no declarations of interest declared.

SUMMARY:

The Monthly Financial Report, which includes the Monthly Statement of Financial Activity and explanation of material variances, for the period ended 30 November 2017 has been prepared for Council acceptance.

OFFICER RECOMMENDATION:

That Council accepts:

1. The Monthly Statements of Financial Activity for the period ended 30 November 2017, contained within Attachment A; and
2. The explanations for material variances for the period ended 30 November 2017, contained within Attachment A.

DISCUSSION:

The purpose of this report is to provide a monthly financial report, which includes rating, investment, reserve, debtor, and general financial information to Elected Members in accordance with Section 6.4 of the *Local Government Act 1995*.

The period of review is November 2017. The municipal surplus for this period is \$32,926,450 compared to a budget position of \$25,317,201. This is considered a satisfactory result for the City as the City is maintaining a healthy budget surplus position.

Income for the November 2017 period, year-to-date is \$51,311,995. This is made up of \$48,948,171 in operating revenues and \$2,363,824 in non-operating grants, contributions and subsidies received. The budget estimated \$52,953,769 would be received for the same period. The variance to budget is (\$1,641,774). Details of all significant variances are provided in the notes to the Monthly Financial Report contained within Attachment A.

Expenditure for the November 2017 period year-to-date is \$28,572,030. This is made up of \$26,482,156 in operating expenditure, and \$2,089,874 in capital expenditure. The budget estimated \$33,949,717 would be spent for the same period. The variance to budget is \$5,377,687. Details of all significant variances are provided in the notes to the Monthly Financial Report contained within Attachment A.

LEGAL/POLICY IMPLICATIONS:

Section 6.4 of the *Local Government Act 1995* requires a local government to prepare an annual financial statement for the preceding year and other financial reports as are prescribed.

16.2 MONTHLY FINANCIAL REPORT – NOVEMBER 2017

Regulation 34 (1) of the *Local Government (Financial Management) Regulations 1996* as amended requires the local government to prepare monthly financial statements and report on actual performance against what was set out in the annual budget.

FINANCIAL/BUDGET IMPLICATIONS:

There are no financial implications relating to the preparation of the report. Any material variances that have an impact on the outcome of the budgeted closing surplus position are detailed in the Monthly Financial Report contained within Attachment A.

ASSET MANAGEMENT IMPLICATIONS:

There are no asset management implications associated with this report.

ENVIRONMENTAL IMPLICATIONS:

There are no environment implications associated with this report.

STRATEGIC/SOCIAL IMPLICATIONS:

This proposal will support the achievement of the following objectives and strategies detailed in the Corporate Business Plan.

Plan	Objective
Corporate Business Plan	5.4 Ensure the financial sustainability of the City of Kwinana into the future

COMMUNITY ENGAGEMENT:

There are no community engagement implications as a result of this report.

RISK IMPLICATIONS:

The risk implications in relation to this proposal are as follows:

Risk Event	Inadequate management of the City's provisions, revenues and expenditures.
Risk Theme	Failure to fulfil statutory regulations or compliance Providing inaccurate advice/information
Risk Effect/Impact	Financial Reputation Compliance
Risk Assessment Context	Operational

16.2 MONTHLY FINANCIAL REPORT – NOVEMBER 2017

Consequence	Minor
Likelihood	Unlikely
Rating (before treatment)	Low
Risk Treatment in place	Reduce - mitigate risk
Response to risk treatment required/in place	Annual adoption of variance tolerances for reporting purposes.
Rating (after treatment)	Low

COUNCIL DECISION

071

MOVED CR S MILLS**SECONDED CR W COOPER****That Council accepts:**

- 1. The Monthly Statements of Financial Activity for the period ended 30 November 2017, contained within Attachment A; and**
- 2. The explanations for material variances for the period ended 30 November 2017, contained within Attachment A.**

CARRIED
8/0

A photograph of a park scene. In the foreground, a small stream flows over a bed of large, dark, mossy rocks. The water is clear and reflects the surrounding greenery. To the right of the stream, a paved path curves through a wooded area. The trees are tall with dense green foliage, and the ground is covered with fallen leaves and mulch. The sun is visible through the trees in the upper center, creating a bright spot and lens flare. The overall atmosphere is peaceful and natural.

Monthly Financial Report

CITY OF KWINANA
MONTHLY FINANCIAL REPORT
(Containing the Statement of Financial Activity)
For the Period Ended 30 November 2017

LOCAL GOVERNMENT ACT 1995
LOCAL GOVERNMENT (FINANCIAL MANAGEMENT) REGULATIONS 1996

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CITY OF KWINANA
STATEMENT OF FINANCIAL ACTIVITY
(Statutory Reporting Program)
For the Period Ended 30 November 2017

	Note	Adopted Annual Budget	Current Annual Budget	YTD Budget (a)	YTD Actual (b)	Var. \$ (b)-(a)	Var. % (b)-(a)/(a)	Var. Indicator	Material Var.
Opening Funding Surplus(Deficit)	3	\$ 1,534,059	\$ 3,357,702	\$ 3,357,702	\$ 3,194,697	\$ (163,005)	% (5%)	▼	
Revenue from operating activities									
Governance		34,112	34,112	31,372	238,371	206,999	660%	▲	M
General Purpose Funding - Rates	9	35,239,983	35,239,983	34,864,983	34,858,290	(6,693)	(0%)	▼	
General Purpose Funding - Other		4,120,048	4,120,048	2,050,168	1,898,723	(151,445)	(7%)	▼	
Law, Order and Public Safety		428,938	428,938	154,989	160,452	5,463	4%	▲	
Health		232,333	232,333	56,000	44,456	(11,544)	(21%)	▼	
Education and Welfare		7,077,857	7,077,857	2,943,301	3,478,342	535,041	18%	▲	M
Community Amenities		14,725,868	7,099,585	6,477,790	6,198,196	(279,594)	(4%)	▼	
Recreation and Culture		3,182,645	3,182,645	1,295,880	1,183,965	(111,915)	(9%)	▼	
Transport		246,593	246,593	173,202	216,400	43,198	25%	▲	
Economic Services		1,656,713	1,656,713	687,863	578,265	(109,598)	(16%)	▼	M
Other Property and Services		278,524	278,524	102,757	92,713	(10,044)	(10%)	▼	
		67,223,614	59,597,331	48,838,305	48,948,171	109,866	0%	▲	
Expenditure from operating activities									
Governance		(5,740,233)	(5,775,233)	(2,859,438)	(1,937,124)	922,314	32%	▼	M
General Purpose Funding		(1,507,199)	(1,507,199)	(631,408)	(511,251)	120,157	19%	▼	M
Law, Order and Public Safety		(3,285,871)	(3,374,971)	(1,452,231)	(1,184,864)	267,367	18%	▼	M
Health		(1,306,423)	(1,306,423)	(540,011)	(494,694)	45,317	8%	▼	
Education and Welfare		(9,804,161)	(9,882,773)	(4,183,060)	(4,530,873)	(347,813)	(8%)	▲	
Community Amenities		(11,083,382)	(11,112,432)	(4,788,572)	(3,574,773)	1,213,799	25%	▼	M
Recreation and Culture		(20,013,094)	(20,107,094)	(8,603,699)	(6,878,166)	1,725,533	20%	▼	M
Transport		(14,313,868)	(14,363,868)	(5,882,133)	(5,247,058)	635,075	11%	▼	M
Economic Services		(2,202,270)	(2,202,270)	(943,995)	(748,089)	195,906	21%	▼	M
Other Property and Services		(4,174,570)	(4,174,570)	(1,846,240)	(1,375,266)	470,974	26%	▼	M
		(73,431,071)	(73,806,833)	(31,730,787)	(26,482,156)	5,248,631	17%	▼	
Operating activities excluded from budget									
Add back Depreciation		13,268,106	13,268,106	5,528,400	5,665,194	136,794	2%	▲	
Adjust (Profit)/Loss on Asset Disposal	8	139,399	139,399	139,399	84,195	(55,204)	(40%)	▼	
Adjust Provisions and Accruals		0	0	0	0	0	0%		
Amount attributable to operating activities		7,200,048	(801,997)	22,775,317	28,215,404	5,440,087	24%	▲	
Investing Activities									
Non-operating Grants, Subsidies and Contributions		1,707,484	9,498,734	4,115,464	2,363,824	(1,751,640)	(43%)	▼	M
Proceeds from Disposal of Assets	8	659,000	659,000	659,000	351,207	(307,793)	(47%)	▼	M
Land and Buildings	12	(4,833,500)	(5,327,400)	(291,654)	(75,781)	215,873	74%	▼	M
Plant, Furniture and Equipment	12	(1,932,951)	(2,093,918)	(962,440)	(722,445)	239,995	25%	▼	M
Infrastructure Assets - Roads	12	(2,539,695)	(2,638,695)	(205,604)	(590,492)	(384,888)	(187%)	▲	M
Infrastructure Assets - Parks and Reserves	12	(2,211,012)	(2,341,012)	(535,232)	(518,727)	16,505	3%	▼	
Infrastructure Assets - Footpaths	12	(310,000)	(360,000)	(180,000)	(5,590)	174,410	97%	▼	M
Infrastructure Assets - Drainage	12	(140,000)	(175,000)	(14,000)	0	14,000	100%	▼	
Infrastructure Assets - Street Lighting	12	(42,436)	(328,486)	0	(1,415)	(1,415)	141500%	▼	
Infrastructure Assets - Bus Shelters	12	(51,500)	(51,500)	0	0	0	0%		
Infrastructure Assets - Car Parks	12	(171,311)	(171,311)	(30,000)	(175,424)	(145,424)	(485%)	▲	M
Amount attributable to investing activities		(9,865,921)	(3,329,588)	2,555,534	625,157	(1,930,377)	(76%)	▼	
Financing Activities									
Proceeds from New Debentures		2,897,000	2,897,000	0	0	0	0%		
Self-Supporting Loan Principal		15,645	15,645	0	(7,758)	(7,758)	(775800%)	▼	
Transfer from Reserves	7	8,033,866	8,634,816	767,671	1,374,107	606,436	79%	▲	M
Repayment of Debentures	10	(617,722)	(617,722)	(29,244)	(29,244)	0	0%		
Transfer to Reserves	7	(9,196,975)	(9,796,975)	(4,109,779)	(445,913)	3,663,866	89%	▼	M
Amount attributable to financing activities		1,131,814	1,132,764	(3,371,352)	891,192	4,262,544	126%	▼	
Closing Funding Surplus(Deficit)	3	0	358,881	25,317,201	32,926,450	7,609,249	30%	▲	

▲ ▼ Indicates a variance between Year to Date (YTD) Budget and YTD Actual data.

M Indicates if the variance between YTD Budget and YTD Actual data is determined material, in line with Council's adopted limits, and is to be reported on. Refer to Note 2 for an explanation of the reasons for the variance.

This statement is to be read in conjunction with the accompanying Financial Statements and notes.

CITY OF KWINANA
STATEMENT OF FINANCIAL ACTIVITY
(By Nature or Type)
For the Period Ended 30 November 2017

	Note	Adopted Annual Budget	Current Annual Budget	YTD Budget (a)	YTD Actual (b)	Var. \$ (b)-(a)	Var. % (b)-(a)/(a)	Var. Indicator	Material Var.
		\$	\$	\$	\$	\$	%		
Opening Funding Surplus (Deficit)	3	1,534,059	3,357,702	3,357,702	3,194,697	(163,005)	(5%)	▼	
Revenue from operating activities									
Rates	9	35,239,983	35,239,983	34,864,983	34,858,290	(6,693)	(0%)	▼	
Operating Grants, Subsidies and Contributions		15,591,452	7,965,169	3,387,506	3,309,595	(77,911)	(2%)	▼	
Fees and Charges		13,612,832	13,612,832	9,197,257	8,899,022	(298,235)	(3%)	▼	
Interest Earnings		2,183,500	2,183,500	1,125,000	1,411,115	286,115	25%	▲	M
Other Revenue		589,101	589,101	256,813	461,227	204,414	80%	▲	M
Profit on Disposal of Assets	8	6,746	6,746	6,746	8,922	2,176	32%	▲	
		67,223,614	59,597,331	48,838,305	48,948,171	109,866	0%	▲	
Expenditure from operating activities									
Employee Costs		(28,531,268)	(28,526,268)	(12,390,058)	(10,093,367)	2,296,691	19%	▼	M
Materials and Contracts		(27,092,856)	(27,473,618)	(11,847,720)	(9,059,528)	2,788,192	24%	▼	M
Utility Charges		(2,527,669)	(2,527,669)	(1,010,726)	(865,813)	144,913	14%	▼	M
Depreciation on Non-Current Assets		(13,268,106)	(13,268,106)	(5,528,400)	(5,665,194)	(136,794)	(2%)	▲	
Interest Expenses		(1,101,765)	(1,101,765)	(99,587)	(19,556)	80,031	80%	▼	
Insurance Expenses		(593,109)	(593,109)	(492,478)	(559,009)	(66,531)	(14%)	▲	
Other Expenditure		(170,153)	(170,153)	(215,673)	(126,572)	89,101	41%	▼	
Loss on Disposal of Assets	8	(146,145)	(146,145)	(146,145)	(93,117)	53,028	36%	▼	
		(73,431,071)	(73,806,833)	(31,730,787)	(26,482,156)	5,248,631	17%	▼	M
Operating activities excluded from budget									
Add back Depreciation		13,268,106	13,268,106	5,528,400	5,665,194	136,794	2%	▲	
Adjust (Profit)/Loss on Asset Disposal	8	139,399	139,399	139,399	84,195	(55,204)	(40%)	▼	
Adjust Provisions and Accruals				0	0	0	0%		
Amount attributable to operating activities		7,200,048	(801,997)	22,775,317	28,215,404	5,440,087	24%	▲	
Investing activities									
Grants, Subsidies and Contributions		1,707,484	9,498,734	4,115,464	2,363,824	(1,751,640)	(43%)	▼	M
Proceeds from Disposal of Assets	8	659,000	659,000	659,000	351,207	(307,793)	(47%)	▼	M
Land and Buildings	12	(4,833,500)	(5,327,400)	(291,654)	(75,781)	215,873	(74%)	▲	
Plant, Furniture and Equipment	12	(1,932,951)	(2,093,918)	(962,440)	(722,445)	239,995	(25%)	▲	
Infrastructure Assets - Roads	12	(2,539,695)	(2,638,695)	(205,604)	(590,492)	(384,888)	187%	▼	
Infrastructure Assets - Parks and Reserves	12	(2,211,012)	(2,341,012)	(535,232)	(518,727)	16,505	(3%)	▲	
Infrastructure Assets - Footpaths	12	(310,000)	(360,000)	(180,000)	(5,590)	174,410	(97%)	▲	
Infrastructure Assets - Drainage	12	(140,000)	(175,000)	(14,000)	0	14,000	(100%)	▲	
Infrastructure Assets - Street Lighting	12	(42,436)	(328,486)	0	(1,415)	(1,415)	(141500%)	▲	
Infrastructure Assets - Bus Shelters	12	(51,500)	(51,500)	0	0	0	0%		
Infrastructure Assets - Car Parks	12	(171,311)	(171,311)	(30,000)	(175,424)	(145,424)	485%	▼	
Amount attributable to investing activities		(9,865,921)	(3,329,588)	2,555,534	625,157	(1,930,377)	(76%)	▼	
Financing Activities									
Proceeds from New Debentures	10	2,897,000	2,897,000	0	0	0	0%		
Self-Supporting Loan Principal		15,645	15,645	0	(7,758)	(7,758)	(775800%)	▼	
Transfer from Reserves	7	8,033,866	8,634,816	767,671	1,374,107	606,436	79%	▲	M
Repayment of Debentures	10	(617,722)	(617,722)	(29,244)	(29,244)	0	0%		
Transfer to Reserves	7	(9,196,975)	(9,796,975)	(4,109,779)	(445,913)	3,663,866	89%	▼	M
Amount attributable to financing activities		1,131,814	1,132,764	(3,371,352)	891,192	4,262,544	126%	▼	
Closing Funding Surplus (Deficit)	3	0	358,881	25,317,201	32,926,450	7,609,249	30%	▲	

▲ ▼ Indicates a variance between Year to Date (YTD) Budget and YTD Actual data.

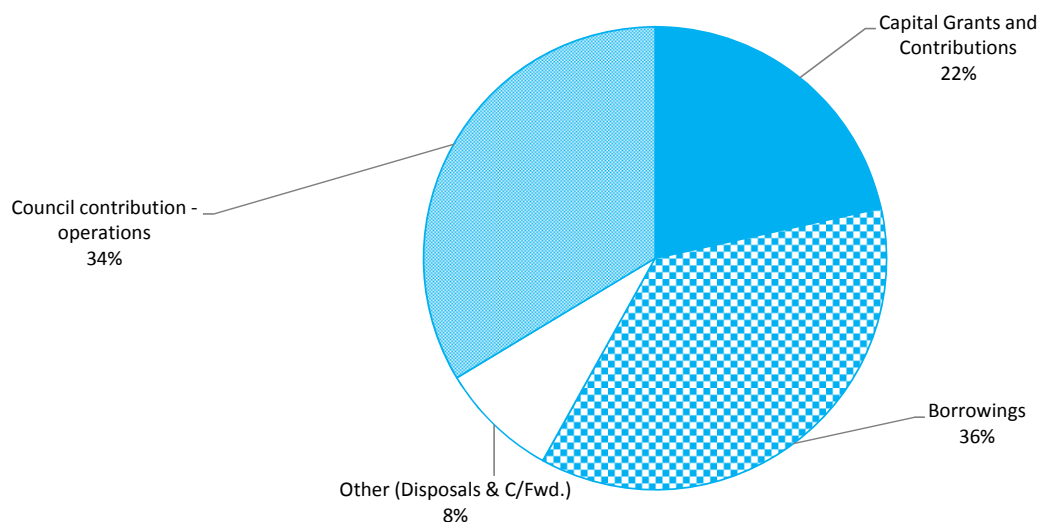
M Indicates if the variance between YTD Budget and YTD Actual data is determined material, in line with Council's adopted limits, and is to be reported on. Refer to Note 2 for an explanation of the reasons for the variance.

This statement is to be read in conjunction with the accompanying Financial Statements and notes.

CITY OF KWINANA
STATEMENT OF CAPITAL ACQUISITIONS AND CAPITAL FUNDING
For the Period Ended 30 November 2017

Capital Acquisitions	Note	Adopted Annual Budget	Current Annual Budget	YTD Budget (a)	YTD Actual Total (b)	Variance (a) - (b)
		\$	\$	\$	\$	\$
Land and Buildings	12	4,833,500	5,327,400	291,654	75,781	215,873
Plant, Furniture and Equipment	12	1,932,951	2,093,918	962,440	722,445	239,995
Infrastructure Assets - Roads	12	2,539,695	2,638,695	205,604	590,492	(384,888)
Infrastructure Assets - Parks and Reserves	12	2,211,012	2,341,012	535,232	518,727	16,505
Infrastructure Assets - Footpaths	12	310,000	360,000	180,000	5,590	174,410
Infrastructure Assets - Drainage	12	140,000	175,000	14,000	0	14,000
Infrastructure Assets - Street Lighting	12	42,436	328,486	0	1,415	(1,415)
Infrastructure Assets - Bus Shelters	12	51,500	51,500	0	0	0
Infrastructure Assets - Car Parks	12	171,311	171,311	30,000	175,424	(145,424)
Capital Expenditure Totals		12,232,405	13,487,322	2,218,930	2,089,874	129,056
Capital acquisitions funded by:						
Capital Grants and Contributions		1,707,484	1,872,451	430,355	402,435	27,920
Borrowings		2,897,000	2,897,000	0	0	0
Other (Disposals & C/Fwd)		659,000	659,000	659,000	351,207	307,793
Council contribution - Cash Backed Reserves		3,826,662	3,894,662	767,671	653,062	114,609
Council contribution - operations		2,667,555	4,082,401	361,904	683,170	(321,266)
Capital Funding Total		12,232,405	13,487,322	2,218,930	2,089,874	129,056

Budgeted Capital Acquisitions Funding



CITY OF KWINANA
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 30 November 2017

Note 1: Significant Accounting Policies

(a) Basis of Accounting

This statement comprises a special purpose financial report which has been prepared in accordance with Australian Accounting Standards (as they apply to local governments and not-for-profit entities), Australian Accounting Interpretations, other authoritative pronouncements of the Australian Accounting Standards Board, the Local Government Act 1995 and accompanying regulations. Material accounting policies which have been adopted in the preparation of this statement are presented below and have been consistently applied unless stated otherwise. Except for cash flow and rate setting information, the report has also been prepared on the accrual basis and is based on historical costs, modified, where applicable, by the measurement at fair value of selected non-current assets, financial assets and liabilities.

Critical Accounting Estimates

The preparation of a financial report in conformity with Australian Accounting Standards requires management to make judgements, estimates and assumptions that effect the application of policies and reported amounts of assets and liabilities, income and expenses. The estimates and associated assumptions are based on historical experience and various other factors that are believed to be reasonable under the circumstances; the results of which form the basis of making the judgements about carrying values of assets and liabilities that are not readily apparent from other sources. Actual results may differ from these estimates.

(b) The Local Government Reporting Entity

All Funds through which the City controls resources to carry on its functions have been included in this statement. In the process of reporting on the local government as a single unit, all transactions and balances between those funds (for example, loans and transfers between Funds) have been eliminated. All monies held in the Trust Fund are excluded from the statement, but a separate statement of those monies appears at Note 11.

(c) Rounding Off Figures

All figures shown in this statement are rounded to the nearest dollar.

(d) Rates, Grants, Donations and Other Contributions

Rates, grants, donations and other contributions are recognised as revenues when the local government obtains control over the assets comprising the contributions. Control over assets acquired from rates is obtained at the commencement of the rating period or, where earlier, upon receipt of the rates.

(e) Goods and Services Tax

Revenues, expenses and assets are recognised net of the amount of GST, except where the amount of GST incurred is not recoverable from the Australian Taxation Office (ATO). Receivables and payables are stated inclusive of GST receivable or payable. The net amount of GST recoverable from, or payable to, the ATO is included with receivables or payables in the statement of financial position. Cash flows are presented on a gross basis. The GST components of cash flows arising from investing or financing activities which are recoverable from, or payable to, the ATO are presented as operating cash flows.

(f) Cash and Cash Equivalents

Cash and cash equivalents include cash on hand, cash at bank, deposits available on demand with banks and other short term highly liquid investments that are readily convertible to known amounts of cash and which are subject to an insignificant risk of changes in value and bank overdrafts. Bank overdrafts are reported as short term borrowings in current liabilities in the statement of financial position.

(g) Trade and Other Receivables

Trade and other receivables include amounts due from ratepayers for unpaid rates and service charges and other amounts due from third parties for goods sold and services performed in the ordinary course of business.

Receivables expected to be collected within 12 months of the end of the reporting period are classified as current assets. All other receivables are classified as non-current assets. Collectability of trade and other receivables is reviewed on an ongoing basis. Debts that are known to be uncollectible are written off when identified. An allowance for doubtful debts is raised when there is objective evidence that they will not be collectible.

(h) Inventories

General

Inventories are measured at the lower of cost and net realisable value. Net realisable value is the estimated selling price in the ordinary course of business less the estimated costs of completion and the estimated costs necessary to make the sale.

Land Held for Resale

Land held for development and sale is valued at the lower of cost and net realisable value. Cost includes the cost of acquisition, development, borrowing costs and holding costs until completion of development. Finance costs and holding charges incurred after development is completed are expensed. Gains and losses are recognised in profit or loss at the time of signing an unconditional contract of sale if significant risks and rewards, and effective control over the land, are passed on to the buyer at this point. Land held for sale is classified as current except where it is held as non-current based on City's intentions to release for sale.

(i) Fixed Assets

All assets are initially recognised at cost. Cost is determined as the fair value of the assets given as consideration plus costs incidental to the acquisition. For assets acquired at no cost or for nominal consideration, cost is determined as fair value at the date of acquisition. The cost of non-current assets constructed by the local government includes the cost of all materials used in the construction, direct labour on the project and an appropriate proportion of variable and fixed overhead. Certain asset classes may be revalued on a regular basis such that the carrying values are not materially different from fair value. Assets carried at fair value are to be revalued with sufficient regularity to ensure the carrying amount does not differ materially from that determined using fair value at reporting date.

CITY OF KWINANA
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 30 November 2017

Note 1: Significant Accounting Policies

(j) Depreciation of Non-Current Assets

All non-current assets having a limited useful life are systematically depreciated over their useful lives in a manner which reflects the consumption of the future economic benefits embodied in those assets

Depreciation is recognised on a straight-line basis, using rates which are reviewed each reporting period.

Asset	Years
Land	Not Depreciated
Buildings (including structural components, internal fit-out, mechanical services, security, fire systems, and other building structures)	2 to 100 years
Plant and Equipment	
Motor Vehicles	3 to 10 years
Other Plant & Equipment	3 to 20 years
Furniture and Equipment	
Computer & Audio Visual Equipment	2 to 7 years
Office Furniture & Equipment	3 to 15 years
Other Furniture & Equipment	5 to 15 years
Art Works	Not Depreciated
Infrastructure – Roads (including pavement, subgrade, surface, kerbs and barriers)	0 to 100 years
Infrastructure – Footpaths	40 to 80 years
Infrastructure – Drainage (including pits, pipes, chambers and culverts)	80 years
Infrastructure – Car Parks	5 to 20 years
Infrastructure – Bus Shelters	20 to 25 years
Infrastructure – Street Lights	15 to 30 years
Infrastructure – Parks & Reserves (including playground equipment, shade structures, irrigation assets, park furniture and BBQ's, fencing, lighting, public art and other park and reserve structures)	10 to 50 years

It is important to effectively balance the administrative workload of recording and maintaining a reliable Asset Register with the risk and compliance issues attaching to the proper classification of capital expenditure. To permit this, expenditure to acquire or enhance an asset should be capitalised if the expenditure is above the following thresholds and meets the definition of an asset:

Asset Group	Threshold Amount
Land	\$1
Artworks	\$5,000
Buildings	\$5,000
Furniture and Equipment	\$5,000
Plant and Equipment	\$5,000
Motor Vehicles	\$5,000
Roads	\$1
Drainage	\$1
Footpaths	\$1
Parks and Reserves	\$1

(k) Trade and Other Payables

Trade and other payables represent liabilities for goods and services provided to the City prior to the end of the financial year that are unpaid and arise when the City becomes obliged to make future payments in respect of the purchase of these goods and services. The amounts are unsecured, are recognised as a current liability and are normally paid within 30 days of recognition.

(l) Employee Benefits

The provisions for employee benefits relates to amounts expected to be paid for long service leave, annual leave, wages and salaries and are calculated as follows:

(i) Wages, Salaries, Annual Leave and Long Service Leave (Short-term Benefits)

The provision for employees' benefits to wages, salaries, annual leave and long service leave expected to be settled within 12 months represents the amount the City has a present obligation to pay resulting from employees services provided to balance date. The provision has been calculated at nominal amounts based on remuneration rates the City expects to pay and includes related on-costs.

(ii) Annual Leave and Long Service Leave (Long-term Benefits)

The liability for long service leave is recognised in the provision for employee benefits and measured as the present value of expected future payments to be made in respect of services provided by employees up to the reporting date using the project unit credit method. Consideration is given to expected future wage and salary levels, experience of employee departures and periods of service. Expected future payments are discounted using market yields at the reporting date on national government bonds with terms to maturity and currency that match as closely as possible, the estimated future cash outflows. Where the City does not have the unconditional right to defer settlement beyond 12 months, the liability is recognised as a current liability.

CITY OF KWINANA
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 30 November 2017

Note 1: Significant Accounting Policies

(m) Interest-bearing Loans and Borrowings

All loans and borrowings are initially recognised at the fair value of the consideration received less directly attributable transaction costs. After initial recognition, interest-bearing loans and borrowings are subsequently measured at amortised cost using the effective interest method. Fees paid on the establishment of loan facilities that are yield related are included as part of the carrying amount of the loans and borrowings.

Borrowings are classified as current liabilities unless the City has an unconditional right to defer settlement of the liability for at least 12 months after the balance sheet date.

Borrowing Costs

Borrowing costs are recognised as an expense when incurred except where they are directly attributable to the acquisition, construction or production of a qualifying asset. Where this is the case, they are capitalised as part of the cost of the particular asset.

(n) Provisions

Provisions are recognised when: The City has a present legal or constructive obligation as a result of past events; it is more likely than not that an outflow of resources will be required to settle the obligation; and the amount has been reliably estimated. Provisions are not recognised for future operating losses. Where there are a number of similar obligations, the likelihood that an outflow will be required in settlement is determined by considering the class of obligations as a whole. A provision is recognised even if the likelihood of an outflow with respect to any one item included in the same class of obligations is small.

(o) Current and Non-Current Classification

In the determination of whether an asset or liability is current or non-current, consideration is given to the time when each asset or liability is expected to be settled. The asset or liability is classified as current if it is expected to be settled within the next 12 months, being the City's operational cycle. In the case of liabilities where City does not have the unconditional right to defer settlement beyond 12 months, such as vested long service leave, the liability is classified as current even if not expected to be settled within the next 12 months. Inventories held for trading are classified as current even if not expected to be realised in the next 12 months except for land held for resale where it is held as non current based on City's intentions to release for sale.

(p) Nature or Type Classifications

Rates

All rates levied under the Local Government Act 1995. Includes general, differential, specific area rates, minimum rates, interim rates, back rates, ex-gratia rates, less discounts offered. Excludes administration fees, interest on instalments, interest on arrears and service charges.

Operating Grants, Subsidies and Contributions

Refers to all amounts received as grants, subsidies and contributions that are not non-operating grants.

Non-Operating Grants, Subsidies and Contributions

Amounts received specifically for the acquisition, construction of new or the upgrading of non-current assets paid to a local government, irrespective of whether these amounts are received as capital grants, subsidies, contributions or donations.

Profit on Asset Disposal

Profit on the disposal of assets includes gains on the disposal of long term investments. Losses are disclosed under the expenditure classifications.

Fees and Charges

Revenues (other than service charges) from the use of facilities and charges made for local government services, sewerage rates, rentals, hire charges, fee for service, photocopying charges, licences, sale of goods or information, fines, penalties and administration fees. Local governments may wish to disclose more detail such as rubbish collection fees, rental of property, fines and penalties, other fees and charges.

Service Charges

Service charges imposed under Division 6 of Part 6 of the Local Government Act 1995. Regulation 54 of the Local Government (Financial Management) Regulations 1996 identifies these as television and radio broadcasting, underground electricity and neighbourhood surveillance services. It excludes rubbish removal charges.

Interest Earnings

Interest and other items of a similar nature received from bank and investment accounts, interest on rate instalments, interest on rate arrears and interest on debtors.

Other Revenue / Income

Other revenue, which can not be classified under the above headings, includes dividends, discounts, rebates etc.

Employee Costs

All costs associated with the employment of persons such as salaries, wages, allowances, benefits such as vehicle and housing, superannuation, employment expenses, removal expenses, relocation expenses, worker's compensation insurance, training costs, conferences, safety expenses, medical examinations, fringe benefit tax, etc.

Materials and Contracts

All expenditures on materials, supplies and contracts not classified under other headings. These include supply of goods and materials, legal expenses, consultancy, maintenance agreements, communication expenses, advertising expenses, membership, periodicals, publications, hire expenses, rental, leases, postage and freight etc. Local governments may wish to disclose more detail such as contract services, consultancy, information technology, rental or lease expenditures.

Utilities (Gas, Electricity, Water, etc.)

Expenditures made to the respective agencies for the provision of power, gas or water. Exclude expenditures incurred for the reinstatement of roadwork on behalf of these agencies.

Insurance

All insurance other than worker's compensation and health benefit insurance included as a cost of employment.

Loss on asset disposal

Loss on the disposal of fixed assets.

Depreciation on non-current assets

Depreciation expense raised on all classes of assets.

Interest expenses

Interest and other costs of finance paid, including costs of finance for loan debentures, overdraft accommodation and refinancing expenses.

Other expenditure

Statutory fees, taxes, provision for bad debts, member's fees or State taxes. Donations and subsidies made to community groups.

(q) Program Classifications (Function/Activity)

In order to discharge its responsibilities to the community, the City has developed a set of operational and financial objectives. These objectives have been established both on an overall basis, reflected by the City's Community Vision, and for each of its broad activities/programs.

CITY OF KWINANA
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 30 November 2017

Note 1: Significant Accounting Policies

COMMUNITY VISION

Kwinana 2030: Rich in spirit, alive with opportunities, surrounded by nature - it's all here!

City operations as disclosed in these financial statements encompass the following service orientated activities/programs.

GOVERNANCE

Objective:

To provide a decision making process for the efficient allocation of scarce resources.

Activities:

Members of City and Governance (includes Audit and other costs associated with reporting to City).

Administration, Financial and Computing Services are included.

GENERAL PURPOSE FUNDING

Objective:

To collect revenue to allow for the provision of services.

Activities:

Rates income and expenditure, Grants Commission and Pensioner deferred rates interest and interest on investments.

LAW, ORDER, PUBLIC SAFETY

Objective:

To provide services to help ensure a safer and environmentally conscious community.

Activities:

Supervision of various local laws, fire prevention and animal control.

HEALTH

Objective:

To provide an operational framework for environmental and community health.

Activities:

Prevention and treatment of human illness, including inspection of premises and food control, immunisation and child health.

EDUCATION AND WELFARE

Objective:

To provide services to disadvantaged persons, the elderly, children and youth.

Activities:

Provision, management and support of services for families, children and the aged and disabled within the community; including pre-school playgroups, day and after school care, assistance to schools, senior citizens support groups, meals on wheels provision and Aged Persons Units and Resident Funded Units.

COMMUNITY AMENITIES

Objective:

To provide services required by the community.

Activities:

Town planning and development, rubbish collection services, stormwater drainage, the provision of public conveniences, bus shelters, roadside furniture and litter control.

CITY OF KWINANA
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 30 November 2017

Note 1: Significant Accounting Policies

RECREATION AND CULTURE

Objective:

To establish and effectively manage infrastructure and resources which will help the social well being of the community.

Activities:

Provision of facilities and support for organisations concerned with leisure time activities and sport, support for the performing and creative arts and the preservation of the national estate.

This includes maintenance of halls, aquatic centre, recreation and community centres, parks, garden, sports grounds and the operation of Libraries.

TRANSPORT

Objective:

To provide safe, effective and efficient transport services to the community.

Activities:

Construction, maintenance and clearing of streets, roads, bridges, drainage works, footpaths, parking facilities, traffic signs and the City Depot, including plant purchases and maintenance.

ECONOMIC SERVICES

Objective:

To help promote the City and economic wellbeing.

Activities:

Rural services, pest control and the implementation of building controls.

OTHER PROPERTY AND SERVICES

Objective:

To monitor and control the City's overheads operating accounts.

Activities:

Private works, public works overheads, City plant operations, materials, salaries and wages. With the exception of private works, the above activities listed are mainly summaries of costs that are allocated to all works and services undertaken by the City.

CITY OF KWINANA
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 30 November 2017

Note 2(a): Explanation of Material Variances by Reporting Program

The material variance thresholds are adopted annually by Council as an indicator of whether the actual expenditure or revenue varies from the year to date budget materially.

The material variance adopted by Council for the 2017/18 year is the greater of \$100,000 or 10%.

Reporting Program	Var. \$	Var. %	Var.	Timing/ Permanent	Explanation of Variance
Operating Revenues					
	\$	%			
Governance	206,999	660%	M	Permanent	Reimbursements from LGIS in regards to insurance adjustments and discounts \$98k not expected at the time of budget preparation, unclaimed monies retrieved \$11k.
General Purpose Funding - Rates	(6,693)	(0%)		No Material Variance	
General Purpose Funding - Other	(151,445)	(7%)		No Material Variance	
Law, Order and Public Safety	5,463	4%		No Material Variance	
Health	(11,544)	(21%)		No Material Variance	
Education and Welfare	535,041	18%	M	Timing	Family Day Care General Subsidies income has been spread evenly over 12 months, the City has received \$1.684m YTD vs a budgeted amount of \$1.25m.
Housing	0	0%		No Material Variance	
Community Amenities	(279,594)	(4%)		No Material Variance	
Recreation and Culture	(111,915)	(9%)		No Material Variance	
Transport	43,198	25%		No Material Variance	
Economic Services	(109,598)	(16%)	M	Timing	Revenue spread evenly over 12 months, fees still expected to reach budgeted amount by June.
Other Property and Services	(10,044)	(10%)		No Material Variance	
Operating Expense					
					Reversal of the 16/17 provision for doubtful debts expense (\$126k) not budgeted, salary savings to date (\$80k) due to vacancies including in Exec Management (2 Director roles filled in October/November); workers compensation premiums lower than budgeted in 17/18, computing leases and software licensing currently under budget expectations for the year to date (\$150k). It is expected that these funds will be spent during 2017/18, with any savings identified throughout the Budget Review process to be reconsidered by Council.
Governance	922,314	32%	M	Timing	
General Purpose Funding	120,157	19%	M	Timing	Savings in employee expenses and overhead costs.
Law, Order and Public Safety	267,367	18%	M	Timing	\$180k due to savings in employee expenses due to vacancies within the City Assist team. Savings have been allocated to covering the vacancies with temporary staff and small restructure of the team.
Health	45,317	8%		No Material Variance	
Education and Welfare	(347,813)	(8.31%)		No Material Variance	
Housing	0	0%		No Material Variance	
					Under expenditure due to current spread of budget not matching the timing of works for expenditure items such as mainstream waste collection (\$630k), funds are expected to be expended in 17/18.
Community Amenities	1,213,799	25%	M	Timing	Natural Environment programs currently \$100k under budget expectations, programs are continuing and funds are expected to be expended in 17/18.
					\$300k savings in employee expenses across the program, funds expected to be spent by 30 June 2018 as the finalisation of the Community Engagement service review will result in positions being finalised. Contract expenses for maintenance on parks, reserves, buildings and other engagements is currently under budget \$940k; works are expected to be completed prior to 30 June 2018.
Recreation and Culture	1,725,533	20%	M	Timing	\$190k in salary savings YTD across the program. The depot operations service review has been finalised and recommendations are being reviewed prior to implementation. \$270k under budget expectations year to date for expenditure on streetscapes and verges, funds are expected to be spent prior to 30 June 2018.
Transport	635,075	11%	M	Timing	
Economic Services	195,906	21%	M	Timing	\$50k savings in employee expenses due to vacancy in the position of Manager City Enterprises, recruitment for this position is underway. \$50k savings currently due to corporate overheads allocated to this program being under expectations for this period.
Other Property and Services	470,974	26%	M	Permanent	\$236k in savings across the Infrastructure Management business unit. Savings are primarily due to the vacancies in the Asset Management team from July to November. These positions are due to be filled in November 2017. Any surplus funds due to these savings will be reconsidered by Council during the Budget Review process.
Capital Revenues					
Grants, Subsidies and Contributions	(1,751,640)	(43%)	M	Timing	Contributions expected from Developers (DCA) have been spread evenly over the year, the timing of these receipts is difficult to estimate due to the unknown timing of developments.
Proceeds from Disposal of Assets	(307,793)	(47%)	M	Timing	Budgeted replacement of major equipment still to occur.
Capital Expenses					
Land and Buildings	215,873	74%	M	Timing	Projects expected to begin in new year and completed by June 2018.
					Replacement of some of the City's fleet was expected during July to November, only 14 of the 16 budgeted vehicles have been replaced. The replacement of the vehicles is still expected in 17/18 with the exception of the Director City Infrastructure vehicle as it is no longer required. The YTD budget expected \$90k of the ICT strategic plan implementation to occur during October. For more details refer to Note 12.
Plant, Furniture & Equipment	239,995	25%	M	Timing	
Infrastructure - Roads	(384,888)	(187%)	M	Timing	Projects have started that were budgeted to occur later in the year.
Infrastructure Assets - Parks and Reserves	16,505	3%		No Material Variance	Refer to Note 12 for detailed breakdown of expenditure.
Infrastructure Assets - Footpaths	174,410	97%	M	Timing	Construction expected to begin in December.
Infrastructure Assets - Drainage	14,000	100%		No Material Variance	Refer to Note 12 for detailed breakdown of expenditure.
Infrastructure Assets - Street Lighting	(1,415)	141500%		No Material Variance	Refer to Note 12 for detailed breakdown of expenditure.
Infrastructure Assets - Bus Shelters	0	0%		No Material Variance	Refer to Note 12 for detailed breakdown of expenditure.
					Works to finalise the Edge Skatepark carpark have been completed in 17/18. Majority of works were expected to be completed in 16/17, funds have been carried forward as part of finalising the 16/17 Financial Statements to offset the timing of the works and a budget adjustment for this will occur during the Budget Review process.
Infrastructure Assets - Car Parks	(145,424)	(485%)	M	Timing	
Financing					
Proceeds from New Debentures	0	0%		No Material Variance	
Proceeds from Advances	0	0%		No Material Variance	
Self-Supporting Loan Principal	(7,758)	(775800%)		No Material Variance	
Transfer from Reserves	606,436	79%	M	Timing	Timing of the reserve transfers is currently different to expectations YTD. Reserve transfers are expected per budget in 17/18 by June 2018.
Advances to Community Groups	0	0%		No Material Variance	
Repayment of Debentures	0	0%		No Material Variance	
Transfer to Reserves	3,663,866	89%	M	Timing	Developer Contribution reserve transfers are difficult to estimate and can only be transferred at the time they are received.

CITY OF KWINANA
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 30 November 2017

Note 2(b): Explanation of Operating Revenue and Expenditure Material Variances by Nature and Type

The material variance thresholds are adopted annually by Council as an indicator of whether the actual expenditure or revenue varies from the year to date budget materially.

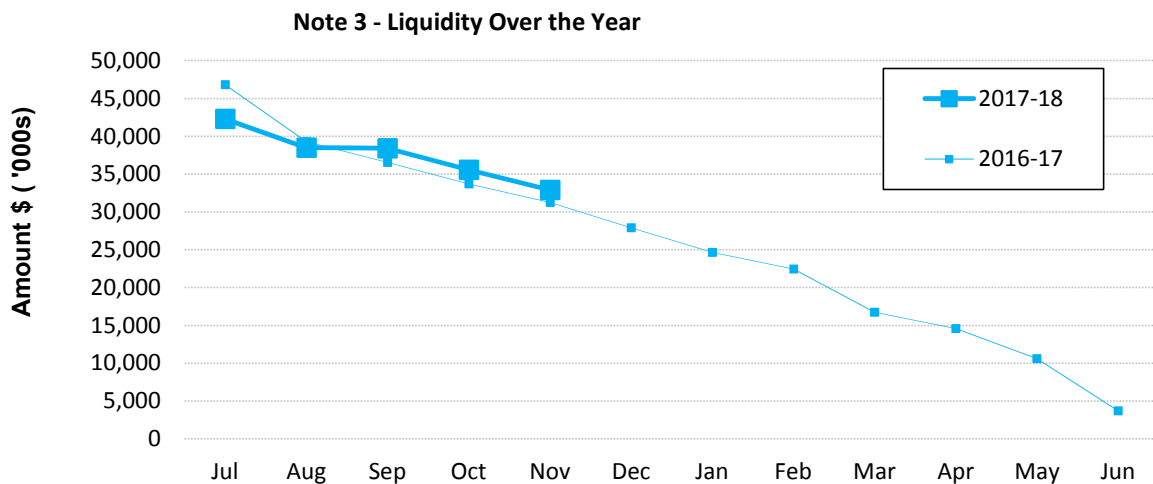
The material variance adopted by Council for the 2017/18 year is the greater of \$100,000 or 10%.

Nature and Type Category	Var. \$	Var. %	Var.	Timing/ Permanent	Explanation of Variance
Operating Revenues	\$	%			
Rates	(6,693)	(0%)		No Material Variance	
Operating Grants, Subsidies and Contributions	(77,911)	(2%)		No Material Variance	
Fees and Charges	(298,235)	(3%)		No Material Variance	
Interest Earnings	286,115	25%	M	Timing	Interest on investments is \$218k above budget expectations for the year to date. As funds are expended over the year the available cash for investment will reduce and therefore interest earnings are not expected to continue at this rate to 30 June 2018. Interest received on Rates Instalments and Penalty Interest is \$83k above budget expectations for the year to date.
Other Revenue	204,414	80%	M	Permanent	Insurance and Workers Compensation Reimbursements received.
Profit on Disposal of Assets	2,176	32%		No Material Variance	
Operating Expense					
Employee Costs	2,296,691	19%	M	Timing	Vacancies in various budgeted positions for the five months to November have led to employee costs being under budget expectations year to date. Some positions are covered by temporary agency staff and the savings in the salaries will go towards funding these costs held within the Materials and Contracts nature and type category .
Materials and Contracts	2,788,192	24%	M	Timing	Timing variance due to budget spread. Funds expected to be expended in 17/18.
Utility Charges	144,913	14%	M	Timing	Savings due to a combination of timing expectations for budget in addition to energy savings initiatives in place across the City's facilities.
Depreciation on Non-Current Assets	(136,794)	(2%)		No Material Variance	
Interest Expenses	80,031	80%		No Material Variance	
Insurance Expenses	(66,531)	(14%)		No Material Variance	
Other Expenditure	89,101	41%		No Material Variance	
Loss on Disposal of Assets	53,028	36%		No Material Variance	

CITY OF KWINANA
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 30 November 2017

Note 3: Net Current Funding Position

		Last Years Closing	This Time Last Year	Current
	Note	30 June 2017	30 Nov 2016	30 Nov 2017
		\$	\$	\$
Current Assets				
Cash Unrestricted	4	3,382,609	21,519,529	18,778,025
Cash Restricted - Reserves	4	50,343,659	48,046,100	49,415,465
Receivables - Rates	6	2,761,590	12,189,729	16,083,024
Receivables - Sundry Debtors	6	738,586	1,092,779	949,354
Other Current Assets		545,195	180,769	164,194
Inventories		36,203	40,404	34,277
		57,807,842	83,069,310	85,424,340
Less: Current Liabilities				
Payables		(4,269,486)	(3,765,154)	(3,082,425)
		(4,269,486)	(3,765,154)	(3,082,425)
Less: Cash Reserves	7	(50,343,659)	(48,046,100)	(49,415,465)
Net Current Funding Position - Surplus/(Deficit)		3,194,697	31,258,056	32,926,450



CITY OF KWINANA
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 30 November 2017

Note 4: Cash and Investments

	Unrestricted	Restricted	Trust	Total Amount	Interest Rate	Calculated Interest Earnings	Institution	S&P Rating	Deposit Date	Maturity Date	Term Days
	\$	\$	\$	\$	%	\$					
(a) Cash Deposits											
CBA Municipal Bank Account	5,055,496			5,055,496	Variable	N/A	CBA	AA	N/A	N/A	N/A
CBA Reserves Bank Account					Variable	N/A	CBA	AA	N/A	N/A	N/A
CBA Trust Bank Account	(62,032)		2,964,254	2,902,223	Variable	N/A	CBA	AA	N/A	N/A	N/A
Cash On Hand - Petty Cash	5,050			5,050	N/A	N/A	PC	N/A	N/A	N/A	N/A
Sub-total Cash Deposits	4,998,514	-	2,964,254	7,962,768							
(b) Cash at Call - Investments											
ANZ Call		1,042		1,042	Variable	N/A	ANZ	AA	N/A	N/A	N/A
ME Bank		-		-	Variable	N/A	ME	BBB	N/A	N/A	N/A
Sub-total Cash at Call Investments	-	1,041.78	-	1,042							
(c) Term Deposits - Investments											
MYS - TD30045393		1,000,000		1,000,000	2.65%	19,893	MYS	BBB	21/03/2017	19/12/2017	274
RIM 251048-10823023		1,000,000		1,000,000	2.70%	20,195	RIM	UR	21/03/2017	19/12/2017	274
BB.TD 023923		1,000,000		1,000,000	2.70%	14,055	BEY	BBB	27/06/2017	2/01/2018	190
BO.Q - TD449130		1,000,000		1,000,000	2.65%	19,748	BO.Q	A	11/04/2017	9/01/2018	274
AUS TD5724600		2,000,000		2,000,000	2.65%	31,655	AUS	BBB	13/06/2017	16/01/2018	218
AMP TD522215219-426436		1,000,000		1,000,000	2.70%	20,195	AMP	A	9/05/2017	6/02/2018	274
WPAC - TD51958557		2,000,000		2,000,000	2.60%	51,715	WBC	AA	21/02/2017	20/02/2018	365
PCU - TD71746		1,000,000		1,000,000	2.90%	27,967	PCU	UR	20/03/2017	6/03/2018	352
WPAC - TD023748		2,000,000		2,000,000	2.61%	51,771	WBC	AA	14/03/2017	13/03/2018	365
NAB - TD81-630-7734		1,000,000		1,000,000	2.60%	25,929	NAB	AA	2/05/2017	1/05/2018	365
CBA - TD35732709 (1)		1,000,000		1,000,000	2.50%	18,699	CBA	AA	9/08/2017	8/05/2018	273
NAB.TD 940895211		1,000,000		1,000,000	2.50%	20,205	NAB	AA	8/08/2017	29/05/2018	295
NAB.TD 884154944		1,000,000		1,000,000	2.50%	22,603	NAB	AA	11/07/2017	5/06/2018	330
NAB.TD 399386282		1,000,000		1,000,000	2.50%	22,534	NAB	AA	12/07/2017	5/06/2018	329
NAB - TD94-089-5211		1,000,000		1,000,000	2.48%	20,927	NAB	AA	8/08/2017	12/06/2018	309
NAB - TD72-824-2723		1,000,000		1,000,000	2.53%	23,290	NAB	AA	18/07/2017	19/06/2018	337
NAB - TD74-094-8075		1,000,000		1,000,000	2.52%	24,648	NAB	AA	4/07/2017	26/06/2018	358
BKW - TD089-2575899-9		1,000,000		1,000,000	2.55%	25,570	BWA	AA	17/07/2017	17/07/2018	366
CBA - TD35732709 (2)		1,000,000		1,000,000	2.53%	24,745	CBA	AA	9/08/2017	31/07/2018	357
CBA - TD35732709 (3)		1,000,000		1,000,000	2.53%	25,300	CBA	AA	8/08/2017	7/08/2018	365
Sub-total - Term Deposits - Investments	-	23,000,000	-	23,000,000		511,642.77					
Reserve Funds Investments (Cash Backed Reserves)											
Aged Pensions Unit Reserve - TD36-866-8236		643,366.97		643,367	2.52%	5,330	NAB	AA	4/10/2017	1/02/2018	121
Asset Management Reserve - TD36-842-8945		566,868.43		566,868	2.52%	4,696	NAB	AA	4/10/2017	1/02/2018	121
Asset Replacement Reserve - TD42-972-1062		595,442.14		595,442	2.50%	5,016	NAB	AA	5/10/2017	5/02/2018	124
Banksia Park DMF Reserve - TD42-997-1790		107,840.42		107,840	2.50%	909	NAB	AA	5/10/2017	5/02/2018	124
Community Services & Emergency Relief Reserve - TD43-069-3230		26,058.64		26,059	2.50%	220	NAB	AA	5/10/2017	5/02/2018	124
CLAG Reserve - TD43-083.2341		239,214.95		239,215	2.50%	2,015	NAB	AA	5/10/2017	5/02/2018	124
Workers Compensation Reserve - TD69-136-9789		210,503.35		210,503	2.50%	1,730	NAB	AA	11/10/2017	8/02/2018	120
Settlement Agreement Reserve - TD68-951-1678		157,742.88		157,743	2.50%	1,297	NAB	AA	11/10/2017	8/02/2018	120
Infrastructure Reserve - TD68-832-2429		128,213.27		128,213	2.50%	1,054	NAB	AA	11/10/2017	8/02/2018	120
Golf Course Cottage Reserve - TD68-730-8350		27,263.88		27,264	2.50%	224	NAB	AA	11/10/2017	8/02/2018	120
Future Community Infrastructure Reserve - TD88-185-4822		1,568,683.23		1,568,683	2.51%	12,945	NAB	AA	18/10/2017	14/02/2018	120
Family Day Care Reserve - TD88-195-0531		1,383,876.93		1,383,877	2.51%	11,420	NAB	AA	18/10/2017	14/02/2018	120
Employee Leave Reserve - TD27-157-0945		2,037,168.92		2,037,169	2.46%	16,476	NAB	AA	25/10/2017	22/02/2018	121
Employee Leave Reserve - TD44-453-4644		2,037,168.92		2,037,169	2.45%	16,409	NAB	AA	31/10/2017	28/02/2018	121
Refuse Reserve - TD80-618-4101		2,159,202.47		2,159,202	2.47%	13,443	NAB	AA	7/11/2017	7/02/2018	92
Sub-total - Term Deposits - (Cash Backed Reserves)	-	11,888,615	-	11,888,615		93,183					
Reserve Funds Investments (Developer Contributions)											
DCA - 1 Hard Infrastructure - Bertram - TD835732709.38		1,743,836.30		1,743,836	2.37%	13,701	CBA	AA	23/08/2017	21/12/2017	121
DCA - 2 Hard Infrastructure - Wellard - TD835732709.39		1,969,898.09		1,969,898	2.37%	15,477	CBA	AA	23/08/2017	21/12/2017	121
DCA - 4 Hard Infrastructure - Anketell		-		-							
DCA - 5 Hard Infrastructure - Wandl - TD835732709.40		3,104,085.83		3,104,086	2.37%	24,388	CBA	AA	23/08/2017	21/12/2017	121
DCA - 7 Hard Infrastructure - Mandogalup (West) - TD33-699-3763		8,567.19		8,567.19	2.45%	69	NAB	AA	14/11/2017	14/03/2018	120
DCA - 8 Soft Infrastructure - Mandogalup		-		-							
DCA - 9 Soft Infrastructure - Wandl/Anketell - TD94-049-2789		3,309,551.45		3,309,551.45	2.55%	28,902	NAB	AA	26/09/2017	29/01/2018	126
DCA - 9 Soft Infrastructure - Wandl/Anketell - TD97-154-6348		3,309,551.45		3,309,551.45	2.50%	20,628	NAB	AA	6/09/2017	6/12/2017	92
DCA - 9 Soft Infrastructure - Wandl/Anketell - TD2373373		3,309,551.45		3,309,551.45	2.30%	25,026	BEN	AAA	30/08/2017	28/12/2017	120
DCA - 10 Soft Infrastructure - Casuarina/Anketell		-		-							
DCA - 11 Soft Infrastructure - Wellard East - TD835732709.41		4,374,577.35		4,374,577.35	2.38%	34,515	CBA	AA	24/08/2017	22/12/2017	121
DCA - 12 Soft Infrastructure - Wellard West - TD4627779		6,297,344.80		6,297,344.80	2.45%	50,724	BWA	AA	31/08/2017	29/12/2017	120
DCA - 13 Soft Infrastructure - Bertram - TD33-681-3398		288,108.11		288,108.11	2.45%	2,321	NAB	AA	14/11/2017	14/03/2018	120
DCA - 14 Soft Infrastructure - Wellard/Leda - TD33-715-8508		367,092.05		367,092.05	2.45%	2,957	NAB	AA	14/11/2017	14/03/2018	120
DCA - 15 Soft Infrastructure - Townsite - TD33-733-2692		161,124.01		161,124.01	2.45%	1,298	NAB	AA	14/11/2017	14/03/2018	120
Sub-total - Reserve Funds Investments (Developer Contributions)	-	28,243,288	-	28,243,288		220,004					
Total	4,998,514	63,132,945	2,964,254	71,095,714		824,830					
Less Trust Bank	62,032	-	2,964,254	2,902,223							
Total Municipal Controlled Funds	5,060,546	63,132,945	-	68,193,491		824,830					

Institution Key			
AMP	AMP Bank	ME	ME Bank
ANZ	ANZ Bank	MYS	Mystate Bank
AUS	Auswide Bank	NAB	National Australia Bank
BEN	Bendigo Bank	PC	Petty Cash
BEY	Beyond Bank Australia	PCU	Police Credit Union
BOQ	Bank of Queensland	RIM	RIM Securities
CBA	Commonwealth Bank	WBC	Westpac Bank

CITY OF KWINANA
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 30 November 2017

Note 4(a): Cash and Investments - Compliance with Investment Policy

Portfolio Credit Risk	Funds Held	Actual at Period End	Limit per Policy
AAA & Bendigo Bank Kwinana Community Branch	3,309,552	5%	100%
AA	59,781,112	84%	100%
A	2,000,000	3%	60%
BBB	4,000,000	5%	20%
Unrated	2,000,000	3%	20%
Petty Cash	5,050	0%	N/A

Counterparty Credit Risk	Funds Held	Actual at Period End	Limit per Policy
AMP (A)	1,000,000	1%	25%
ANZ (AA)	1,042	0%	45%
AUS (BBB)	2,000,000	3%	10%
BEN (AAA)	3,309,551	5%	45%
BEY (BBB)	1,000,000	1%	10%
BOQ (A)	1,000,000	1%	25%
BWA (AA)	7,297,345	10%	45%
CBA (AA)	22,150,116	31%	45%
MYS (BBB)	1,000,000	1%	10%
NAB (AA)	26,332,610	37%	45%
PC (UR)	5,050	0%	0%
PCU (UR)	1,000,000	1%	0%
RIM (UR)	1,000,000	1%	0%
SUN (A)	-	0%	25%
WBC (AA)	4,000,000	6%	45%

Comments - Investment Policy Compliance

During November the City's investments were invested in line with Council Policy - Investments. With the recent review of the Council Policy, there are still investments that are un-rated (UR) by the Standard and Poor's (S&P) that sit outside the new risk management framework, however as these investments mature they will be reinvested in accordance with the updated policy. The updated policy accounts for this transition period.

5.5.1 Portfolio Credit Framework

To control the credit quality on the investment portfolio, the following credit framework limits the percentage of the portfolio exposed to any particular credit rating category.

S&P Long Term Rating	S&P Short Term Rating	Direct Investment Maximum for category %
AAA and Bendigo Bank Kwinana Community Branch	A-1+ and Bendigo Bank Kwinana Community Branch	100%
AA	A-1+	100%
A	A-1	60%
BBB	A-2	20%

If any of the investments within the portfolio are subject to a credit rating downgrade such that the portfolio credit percentages are no longer compliant with the Investment Policy, or there is a review of this policy, the investment will be divested as soon as practicable.

5.5.2 Counterparty Credit Framework

Exposure to an individual counterparty/institution will be restricted by its credit rating so that single entity exposure is limited, as detailed in the table below:

S&P Long Term Rating	S&P Short Term Rating	Direct Investment Maximum for category %
AAA and Bendigo Bank Kwinana Community Branch	A-1+ and Bendigo Bank Kwinana Community Branch	45%
AA	A-1+	45%
A	A-1	25%
BBB	A-2	10%

If any of the investments within the portfolio are subject to a credit rating downgrade such that the portfolio credit percentages are no longer compliant with the Investment Policy, or there is a review of this policy, the investment will be divested as soon as practicable.

CITY OF KWINANA
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 30 November 2017

Note 5: Budget Amendments
Amendments to original budget since budget adoption. Surplus/(Deficit)

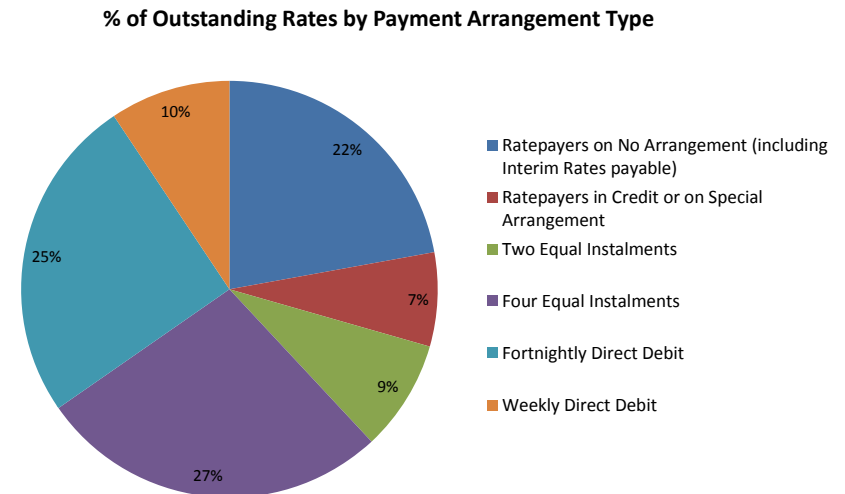
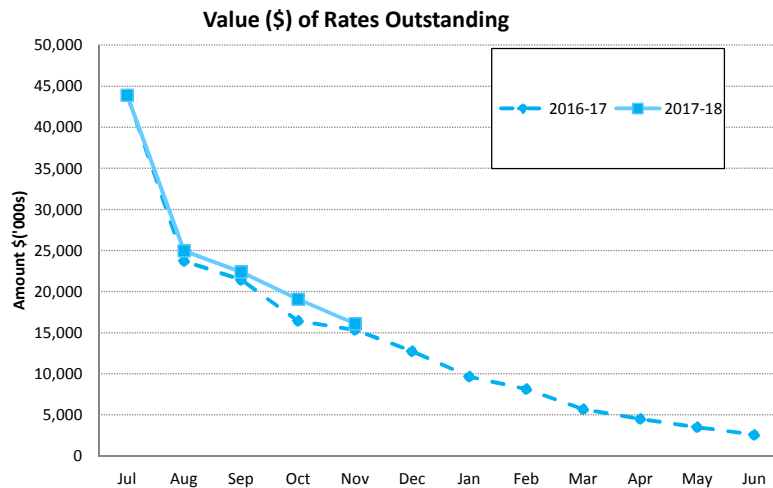
GL Code	Description	Council Resolution	Classification	Non Cash Adjustment	Increase in Available Cash	Decrease in Available Cash	Amended Budget Running Balance
				\$	\$	\$	\$
	Budget Adoption		Surplus/(Deficit)				0
	Permanent Changes						
W12648.585.60	Refund of Changeover fee paid for change to 360L recycling bins	09/08/17 - 566	Operating Expenses			(29,050)	(29,050)
W12648.3506.06	Refund of Changeover fee paid for change to 360L recycling bins from Refuse Reserve	09/08/17 - 566	Non Cash Item	29,050			0
W12520.8000.60	Second Stage of local sporting ground Wellard/Bertram	09/08/17 - 566	Capital Expenses			(348,650)	(348,650)
W12521.8000.60	Second Stage of local sporting ground Wellard/Bertram	09/08/17 - 566	Capital Expenses			(128,250)	(476,900)
W12520.8562.06	Second Stage of local sporting ground Wellard/Bertram - Future Community Infrastructure Reserve	09/08/17 - 566	Non Cash Item	348,650			(128,250)
W12521.8562.06	Second Stage of local sporting ground Wellard/Bertram - Future Community Infrastructure Reserve	09/08/17 - 566	Non Cash Item	128,250			0
400104.1115.60	Increase in change for metropolitan library courier service	07/09/17 - INT	Operating Expenses			(2,585)	(2,585)
400104.1106.60	Increase in change for metropolitan library courier service	07/09/17 - INT	Operating Expenses		2,585		0
W12516.8000.60	Change of description on Capital Buildings work order from Sloan's	13/09/17 - 589	Capital Expenses			(40,000)	(40,000)
W12516.8000.60	Reserve toilets to Smirks Cottage accessible toilets	13/09/17 - 589	Capital Expenses		40,000		0
400481.1031.50	Transfer in savings in Facilities Management salaries to Darius Well reception safety modifications	13/09/17 - 589	Operating Expenses		5,000		5,000
W12721.8000.60	Building Expenses for Darius Wells reception safety modifications	13/09/17 - 589	Capital Expenses			(5,000)	0
W12558.8000.60	Challenger Avenue drainage will be completed by developer so project budget and additional amounts from various infrastructure capital projects to be transferred to Rollings Crescent for drainage upgrade which is the next drainage project priority.	27/09/17 - 598	Capital Expenses			(155,000)	(155,000)
W12558.8000.60	Challenger Avenue drainage will be completed by developer so project budget and additional amounts from various infrastructure capital projects to be transferred to Rollings Crescent for drainage upgrade which is the next drainage project priority.	27/09/17 - 598	Capital Expenses		120,000		(35,000)
W12560.8000.60	Challenger Avenue drainage will be completed by developer so project budget and additional amounts from various infrastructure capital projects to be transferred to Rollings Crescent for drainage upgrade which is the next drainage project priority.	27/09/17 - 598	Capital Expenses		9,000		(26,000)
W12562.8000.60	Challenger Avenue drainage will be completed by developer so project budget and additional amounts from various infrastructure capital projects to be transferred to Rollings Crescent for drainage upgrade which is the next drainage project priority.	27/09/17 - 598	Capital Expenses		18,000		(8,000)
W12564.8000.60	Challenger Avenue drainage will be completed by developer so project budget and additional amounts from various infrastructure capital projects to be transferred to Rollings Crescent for drainage upgrade which is the next drainage project priority.	27/09/17 - 598	Capital Expenses		8,000		0
W12477.8000.60	To replace the existing tip truck like for like, the budget amount is required to be increased. This is to be funded from the Asset Replacement Reserve.	27/09/17 - 598	Capital Expenses			(27,000)	(27,000)
W12477.8501.06	To replace the existing tip truck like for like, the budget amount is required to be increased. This is to be funded from the Asset Replacement Reserve.	27/09/17 - 598	Non Cash Item	27,000			0
W5584.601.60	Transfer from Building Construction capital contingency to Depot operational expenses for hire of transportable for the provision of temporary office space for the relocation of the Building Maintenance team to the Operations Depot.	27/09/17 - 598	Operating Expenses			(14,000)	(14,000)
W12533.8000.60	Transfer from Building Construction capital contingency to Depot operational expenses for hire of transportable for the provision of temporary office space for the relocation of the Building Maintenance team to the Operations Depot.	27/09/17 - 598	Capital Expenses		14,000		0
900024.178.08	Increase in expected brought forward surplus from 2016/17 closing surplus	11/10/17 - 612	Opening Surplus(Deficit)		1,823,643		1,823,643
400002.1125.60	Allocated carry forward surplus - Wells Park feasibility study	11/10/17 - 612	Operating Expenses			(35,000)	1,788,643
W12421.155.60	Allocated carry forward surplus - Big Concert additional funds	11/10/17 - 612	Operating Expenses			(15,000)	1,773,643
W12754.155.60	Allocated carry forward surplus - The Edge Skate Park grand opening - rescheduled	11/10/17 - 612	Operating Expenses			(36,000)	1,737,643
400097.1031.50	Allocated carry forward surplus - Zone Drop-in Lounge - salaries	11/10/17 - 612	Operating Expenses			(71,800)	1,665,843
400097.1035.50	Allocated carry forward surplus - Zone Drop-in Lounge - salaries	11/10/17 - 612	Operating Expenses			(6,812)	1,659,031
W5584.601.60	Allocated carry forward surplus - Demountable building - Depot	11/10/17 - 612	Operating Expenses			(36,000)	1,623,031
400499.1652.60	Allocated carry forward surplus - After hours monitoring	11/10/17 - 612	Operating Expenses			(30,000)	1,593,031
400499.1797.60	Allocated carry forward surplus - Security guard at Darius Wells	11/10/17 - 612	Operating Expenses			(37,000)	1,556,031
400499.1797.60	Allocated carry forward surplus - CCTV Maintenance	11/10/17 - 612	Operating Expenses			(22,100)	1,533,931
W12619.138.60	Allocated carry forward surplus - Darius Wells Christmas Tree Decorations	11/10/17 - 612	Operating Expenses			(10,000)	1,523,931
W12756.8000.60	Allocated carry forward surplus - Recreational ergonomic workstation refit	11/10/17 - 612	Capital Expenses			(30,000)	1,493,931
W12557.8114.60	Allocated carry forward surplus - Calista Tennis Club access	11/10/17 - 612	Capital Expenses			(20,000)	1,473,931
W12556.8107.60	Allocated carry forward surplus - Bertram Road drainage improvement	11/10/17 - 612	Capital Expenses			(30,000)	1,443,931
W12757.8000.60	Allocated carry forward surplus - Latitude 32 lighting change from solar	11/10/17 - 612	Capital Expenses			(286,050)	1,157,881
W12591.8000.60	Allocated carry forward surplus - Medina Oval Lighting	11/10/17 - 612	Capital Expenses			(150,000)	1,007,881
W12533.8000.60	Allocated carry forward surplus - Demountable building - Depot	11/10/17 - 612	Capital Expenses			(14,000)	993,881
W12742.8000.60	Allocated carry forward surplus - Darius Wells Christmas Tree	11/10/17 - 612	Capital Expenses			(10,000)	983,881
W12465.8000.60	Allocated carry forward surplus - Youth Zone - Lounge entrance renovation	11/10/17 - 612	Capital Expenses			(25,000)	958,881
800068.2004.07	Allocated carry forward surplus - Information Technology Reserve	11/10/17 - 612	Non Cash Item	(500,000)			458,881
800068.2005.07	Allocated carry forward surplus - City Assist Initiative Reserve	11/10/17 - 612	Non Cash Item	(100,000)			358,881
W12761.8100.60	Summerton Road - Roads to Recovery funds for 2016/17 received exceeded actual expenditure and is to be allocated to the Summerton Road intersection improvement project in 2017/18, /the additional funds required to complete the Summerton Road project will be funded from the Main Roads Black Sport grant funding.	22/11/17 - 036	Capital Expenses			(99,000)	259,881
W12761.8551.06	Blackspot funding - see above	22/11/17 - 036	Non Cash Item		33,000		292,881
W12761.8512.16	16/17 Roads to Recovery Restricted funding see above.	22/11/17 - 036	Capital Revenue		66,000		358,881
W12764.8000.60	CCTV Wellard - Grant approval received from WA Police as part of the State CCTV Strategy.	22/11/17 - 036	Capital Expenses			(98,967)	259,914
W12764.8516.16	WA Police Grant see above	22/11/17 - 036	Capital Revenue		98,967		358,881
W12566.8000.60	Johnson Road alignment - Cost of relocating Telstra NBN services exceeded original estimate.	22/11/17 - 036	Capital Expenses			(81,090)	277,791
W12565.8100.60	Asset Management Reserve - see above	22/11/17 - 036	Non Cash Item	81,090			358,881
W12566.8547.06	Bertram Road dual carriageway project - completed 16/17; Western Power transformer not needed.	22/11/17 - 036	Capital Expenses		81,090		439,971
W12565.8547.06	Asset Management Reserve - see above	22/11/17 - 036	Non Cash Item	(81,090)			358,881
W12762.8100.60	Freckleton Court - Roads to Recovery funds received in 16/17 in excess of actual expenditure to be allocated to Freckleton Court.	22/11/17 - 036	Capital Expenses			(35,000)	323,881
W12762.8551.06	Restricted Grants and Contributions - see above	22/11/17 - 036	Non Cash Item	35,000			358,881
W12760.139.60	Bowling Club Shed - transfer from capital to operating. Was originally budgeted as a capital project but now club are organising works resulting in an operating contribution from the City.	22/11/17 - 036	Operating Expenses			(18,000)	340,881
W12760.9015.15	Bowling Club Shed Construction - see above	22/11/17 - 036	Capital Expenses		18,000		358,881
W12518.8000.60	Capital Revenue Contribution from Club - see above	22/11/17 - 036	Capital Revenue			(8,000)	350,881
W12518.8514.16	Operating Revenue - see above	22/11/17 - 036	Operating Revenue		8,000		358,881
W12592.8000.60	Transfer of budget from Medina netball courts to Kwinana Netball Courts	22/11/17 - 036	Capital Expenses		2,000		360,881
W12593.8000.60	Transfer of budget from Medina netball courts to Kwinana Netball Courts	22/11/17 - 036	Capital Expenses			(2,000)	358,881
W12592.8547.06	Asset Management Reserve - transfer funding from Medina Lighting to Kwinana Netball Courts	22/11/17 - 036	Non Cash Item	2,000			360,881
W12593.8547.06	Asset Management Reserve - transfer funding from Medina Lighting to Kwinana Netball Courts	22/11/17 - 036	Non Cash Item	(2,000)			358,881
				(32,050)	2,347,285	(1,956,354)	358,881

CITY OF KWINANA
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 30 November 2017

Note 6: Receivables - Rates

Receivables - Rates Receivable	30 Nov 2017	30 June 2017
	\$	\$
Opening Arrears Previous Years	2,616,983	2,179,452
Levied this year	46,566,490	46,344,239
Less Collections to date	(33,100,448)	(45,906,707)
Equals Current Outstanding	16,083,024	2,616,983
Net Rates & Charges Collectable	16,083,024	2,616,983
% Outstanding	32.70%	5.39%

Outstanding Rates by Payment Arrangement Type	30 Nov 2017	
	\$	%
Ratepayers on No Arrangement (including Interim Rates payable)	3,562,680	22.15%
Ratepayers in Credit or on Special Arrangement	1,173,037	7.29%
Two Equal Instalments	1,384,140	8.61%
Four Equal Instalments	4,388,122	27.28%
Fortnightly Direct Debit	4,067,836	25.29%
Weekly Direct Debit	1,507,210	9.37%
	16,083,024	100.00%



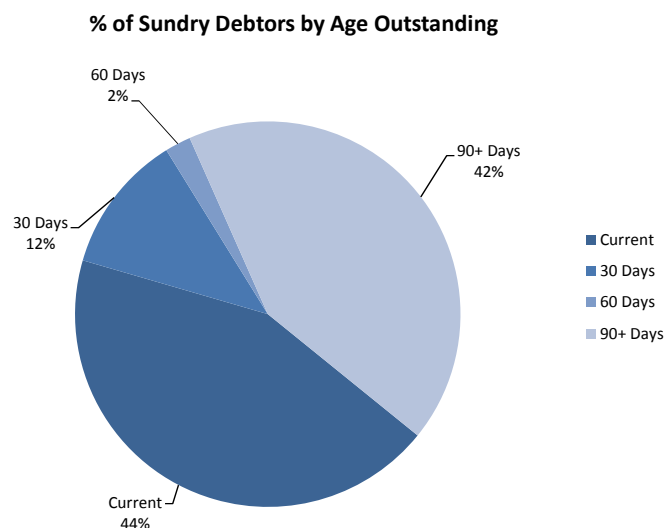
CITY OF KWINANA
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 30 November 2017

Note 6(a): Receivables - General

Receivables - General

	Current	30 Days	60 Days	90+ Days	Total
	\$	\$	\$	\$	\$
Sundry Debtors	349,609	93,410	17,553	339,997	800,569
Infringements Register					148,785
Total Receivables General Outstanding					949,354

Amounts shown above include GST (where applicable)



Sundry Debtors Outstanding Over 90 Days Exceeding \$1,000

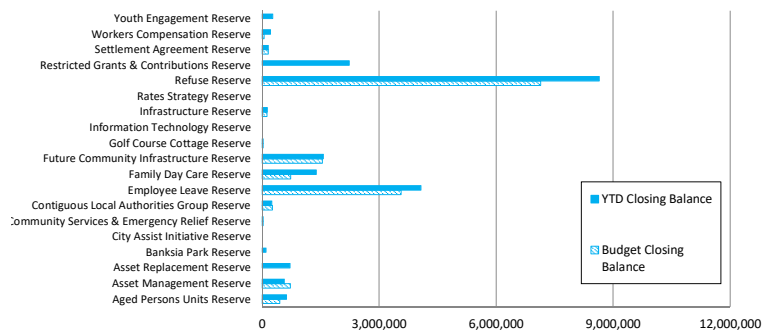
Debtor #	Description	Status	\$
3922.03	Verge clean up costs	10/11/17 Email sent to Legal regarding next step due to financial hardship report received. No reply to date.	1,090
3274.07	Dog attack prosecution costs	Debtor making regular payments of \$20 via Fines Enforcement Registry	1,152
2549.07	Pool prosecution	No payments received; with Fines Enforcement Registry	1,400
4000.02	160 x Gym Passes and 97 Pool Passes	Recquatic to follow up with Debtor. All outstanding passes to be suspended. Legal action to commence.	1,497
3910.07	Local Government Act prosecution	\$30 per fortnight payment arrangement by Direct Debit.	1,692
1655.06	Bush fire brigade Awards Dinner	Paid 30/11/17.	1,727
2428.11	Banksia Park Fees	Invoice to be paid upon sale of unit.	2,032
303.04	Loan repayment	Paid \$2500 30/11/17.	2,142
3321.07	Dog fines and prosecution costs	Regular payments of \$25 per fortnight via Fines Enforcement Registry.	2,835
3884.03	Removal of abandoned vehicle	Regular payments of \$40 per fortnight via Fines Enforcement Registry.	2,875
1907.07	Mosquito Management Contribution	Health officer to liaise with Debtor. Reminder sent 21/11.	3,111
3387.03	Remove & replace exisiting side entry pit lid	Paid 1/12/17.	3,300
1825.07	Court awarded fines and costs	Collection via Fines Enforcement Registry.	3,380
3953.07	Local Law prosecution	Regular payments of \$45 per fortnight via Fines Enforcement Registry.	3,454
4060.07	Littering Act Prosecution; Unlawfully transport	Direct debit arrangement of \$50 per fortnight.	3,512
3909.07	Local Government Act prosecution	No payments received; with Fines Enforcement Registry.	3,652
1703.11	Banksia Park Fees	Invoice to be paid upon sale of unit.	4,060
2442.07	Court imposed fine	No payments received; with Fines Enforcement Registry.	5,732
2535.07	Dog attack prosecution costs	Regular payments ceased in 2015; with Fines Enforcement Registry.	6,444
3936.07	Prosecution RO 706-709	Regular payments of \$150 per fortnight via Fines Enforcement Registry.	12,152
3485.07	Food Act prosecutions	No payments received; with Fines Enforcement Registry	13,524
2726.07	Planning and Development Act prosecution	Regular payments ceased in December 2016; with Fines Enforcement Registry	23,144
1031.04	Quarterly agreement shared Use Wellard Pavilion & Oval	Currently being followed up as customer querying increase in costs associated with oval / pavilion	23,883
4012.06	Supply of 1931 Small Scale Technology Certificates	As per Council resolution 13/12; invoice to be credited and reissued to different supplier.	81,524
897.04/06	Lease and Outgoings - Carpark	Liaison with Debtor in progress; with Legal.	112,183
Total Debtors 90+ days > \$1,000			321,497

CITY OF KWINANA
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 30 November 2017

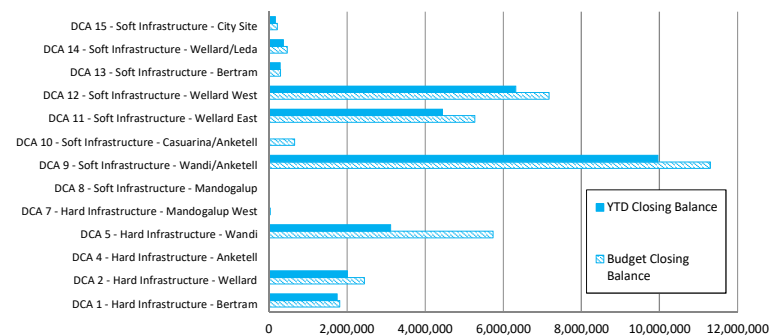
Note 7: Cash Backed Reserve

Reserve	Adopted Budget				Current Budget				Actual					Variance Actual vs Current Budget
	Opening Balance \$	Transfers In (incl Interest) (+) \$	Transfers Out (-) \$	Budget Closing Balance \$	Opening Balance \$	Transfers In (incl Interest) (+) \$	Transfers Out (-) \$	Budget Closing Balance \$	Opening Balance \$	Transfers In (+) \$	Interest Earned (+) \$	Transfers Out (-) \$	YTD Closing Balance \$	
Municipal Reserves														
Aged Persons Units Reserve	389,941	279,588	(221,315)	448,214	389,941	279,588	(221,315)	448,214	643,364	0	2,174	(18,448)	627,090	178,876
Asset Management Reserve	784,951	22,399	(83,090)	724,260	784,951	22,399	(83,090)	724,260	566,868	0	2,356	0	569,224	(155,036)
Asset Replacement Reserve	213,186	254,814	(468,000)	0	213,186	254,814	(495,000)	(27,000)	595,442	199,809	1,117	(81,808)	714,559	741,559
Banksia Park Reserve	107,650	735	(108,385)	0	107,650	735	(108,385)	0	107,840	0	364	(10,029)	98,176	98,176
City Assist Initiative Reserve	0	0	0	0	0	100,000	0	100,000	0	0	0	0	0	(100,000)
Community Services & Emergency Relief Reserve	25,966	611	0	26,577	25,966	611	0	26,577	26,059	0	88	0	26,147	(430)
Contiguous Local Authorities Group Reserve	253,161	56,950	(45,000)	265,111	253,161	56,950	(45,000)	265,111	239,215	7,892	808	(3,690)	244,225	(20,886)
Employee Leave Reserve	4,100,853	0	(539,162)	3,561,691	4,100,853	0	(539,162)	3,561,691	4,074,338	0	0	0	4,074,338	512,647
Family Day Care Reserve	1,446,637	34,023	(751,569)	729,091	1,446,637	34,023	(751,569)	729,091	1,383,878	0	4,887	0	1,388,765	659,674
Future Community Infrastructure Reserve	2,013,802	54,784	(527,100)	1,541,486	2,013,802	54,784	(1,004,000)	1,064,586	1,568,683	0	5,300	(8,508)	1,565,474	500,888
Golf Course Cottage Reserve	27,167	639	0	27,806	27,167	639	0	27,806	27,264	0	92	0	27,356	(450)
Information Technology Reserve	0	0	0	0	0	500,000	0	500,000	0	0	0	0	0	(500,000)
Infrastructure Reserve	122,859	2,889	0	125,748	122,859	2,889	0	125,748	128,213	0	433	0	128,646	2,898
Rates Strategy Reserve	819,692	0	(819,692)	0	819,692	0	(819,692)	0	819,692	0	0	(819,692)	0	0
Refuse Reserve	8,606,073	202,401	(1,667,704)	7,140,770	8,606,073	202,401	(1,696,754)	7,111,720	8,636,810	0	29,178	(21,753)	8,644,235	1,532,515
Restricted Grants & Contributions Reserve	1,297,522	0	(1,297,522)	0	1,297,522	0	(1,297,522)	0	2,644,457	0	0	(408,477)	2,235,980	2,235,980
Settlement Agreement Reserve	157,743	0	0	157,743	157,743	0	0	157,743	157,743	0	0	0	157,743	0
Workers Compensation Reserve	342,176	0	(289,544)	52,632	342,176	0	(289,544)	52,632	210,503	0	0	0	210,503	157,871
Youth Engagement Reserve	270,000	0	(270,000)	0	270,000	0	(270,000)	0	270,000	0	0	0	270,000	270,000
Sub-Total Municipal Reserves	20,979,379	909,833	(7,088,083)	14,801,129	20,979,379	1,509,833	(7,621,033)	14,868,179	22,100,369	207,701	46,797	(1,372,405)	20,982,461	6,114,282
Developer Contribution Reserves														
DCA 1 - Hard Infrastructure - Bertram	1,738,315	489,830	(414,093)	1,814,052	1,738,315	489,830	(414,093)	1,814,052	1,743,837	0	5,891	0	1,749,728	(64,324)
DCA 2 - Hard Infrastructure - Wellard	1,953,717	487,102	0	2,440,819	1,953,717	487,102	0	2,440,819	1,969,898	36,864	6,655	0	2,013,417	(427,402)
DCA 4 - Hard Infrastructure - Anketell	0	0	0	0	0	0	0	0	0	0	0	0	0	0
DCA 5 - Hard Infrastructure - Wandl	3,079,247	2,662,656	0	5,741,903	3,079,247	2,662,656	0	5,741,903	3,104,086	0	10,487	0	3,114,573	(2,627,330)
DCA 7 - Hard Infrastructure - Mandogalup West	8,537	27,097	0	35,634	8,537	27,097	0	35,634	8,567	0	29	0	8,596	(27,038)
DCA 8 - Soft Infrastructure - Mandogalup	0	0	0	0	0	0	0	0	0	0	0	0	0	0
DCA 9 - Soft Infrastructure - Wandl/Anketell	9,893,320	1,895,119	(488,318)	11,300,121	9,893,320	1,895,119	(488,318)	11,300,121	9,928,654	0	33,543	0	9,962,197	(1,337,924)
DCA 10 - Soft Infrastructure - Casuarina/Anketell	0	666,609	(7,117)	659,492	0	666,609	(7,117)	659,492	0	0	0	0	0	(659,492)
DCA 11 - Soft Infrastructure - Wellard East	4,323,240	958,816	(9,724)	5,272,332	4,323,240	958,816	(9,724)	5,272,332	4,374,577	59,136	14,779	(1,702)	4,446,791	(825,541)
DCA 12 - Soft Infrastructure - Wellard West	6,274,935	914,116	(15,637)	7,173,414	6,274,935	914,116	(15,637)	7,173,414	6,297,347	0	21,275	0	6,318,622	(854,792)
DCA 13 - Soft Infrastructure - Bertram	287,083	6,750	0	293,833	287,083	6,750	0	293,833	288,108	0	973	0	289,081	(4,752)
DCA 14 - Soft Infrastructure - Wellard/Leda	359,161	117,719	(6,704)	470,176	359,161	117,719	(6,704)	470,176	367,092	0	1,240	0	368,332	(101,844)
DCA 15 - Soft Infrastructure - City Site	160,443	61,328	(4,190)	217,581	160,443	61,328	(4,190)	217,581	161,124	0	544	0	161,668	162,213
Sub-Total Developer Contribution Reserves	28,077,998	8,287,142	(945,783)	35,419,357	28,077,998	8,287,142	(945,783)	35,419,357	28,243,290	96,000	95,416	(1,702)	28,433,004	(6,768,227)
Total Reserves	49,057,377	9,196,975	(8,033,866)	50,220,486	49,057,377	9,796,975	(8,566,816)	50,287,536	50,343,659	303,701	142,213	(1,374,107)	49,415,465	(653,945)

Municipal Reserves - Year To Date Reserve Balance to End of Year Estimate



Developer Contribution Reserves - Year To Date Reserve Balance to End of Year Estimate



CITY OF KWINANA
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 30 November 2017

Note 8: Disposal of Assets

Asset Number	Asset Description	YTD Actual				Budget			
		Net Book		Profit	(Loss)	Net Book		Profit	(Loss)
		Value	Proceeds			Value	Proceeds		
		\$	\$	\$	\$	\$	\$	\$	\$
Motor Vehicles									
5596	Toyota Aurion Sportivo 3.5L Auto - Motor Vehicle - Dispose 1ENV377 (PL420)	26,484	13,464		(13,020)	26,170	15,000	0	(11,170)
5591	Holden Colorado LTZ 4x4 Auto - Motor Vehicle - Dispose 1EOB725 (PL421)	34,188	28,236		(5,952)	33,279	25,000	0	(8,279)
5827	Toyota Kluger AWD V6 - Motor Vehicle - 1EWF500 (PL466)	31,619	37,782	6,163		31,459	28,000	0	(3,459)
5605	Holden VF Evoke V6 Sportswagon - Motor Vehicle - Dispose 1EOB748 (PL422)	17,937	14,145		(3,791)	17,639	15,000	0	(2,639)
5630	Holden Colorado 7 4x4 LTZ - Motor Vehicle - Dispose 1EOX941 (PL425)	26,699	22,555		(4,144)	26,223	20,000	0	(6,223)
5600	Holden Colorado 7 4x4 LTZ - Motor Vehicle - Dispose 1EOO657 (PL430)	26,950	25,055		(1,896)	26,223	20,000	0	(6,223)
5604	Toyota Camry Altise 2.5L Sedan - Motor Vehicle - Dispose 1ENM243 (PL423)	14,496	10,530		(3,966)	14,243	15,000	757	0
5601	Holden Colorado 4x4 Crew Cab - Motor Vehicle - Dispose KWN1955 (PL424)	26,899	20,964		(5,936)	26,223	20,000	0	(6,223)
5648	Ford Ranger 4x4 PU XL - Motor Vehicle - Dispose KWN1946 (PL426)	22,297	21,645		(651)	22,112	20,000	0	(2,112)
5602	Holden Colorado 4 x4 Crew Cab - Motor Vehicle - Dispose KWN1953 (PL427)	26,342	21,645		(4,697)	26,223	20,000	0	(6,223)
5592	Holden Colorado 4 x4 Crew Cab Ute - Motor Vehicle - Dispose KWN1952 (PL428)	26,393	20,509		(5,884)	26,223	20,000	0	(6,223)
5043	Ford Ranger PX XL 4x4 Dual Cab - Motor Vehicle - Dispose KWN1817 (PL410)	24,487	23,009		(1,478)	24,105	20,000	0	(4,105)
5598	Holden Colorado 4x4 Crew Cab - Motor Vehicle - Dispose KWN1958 (PL433)	26,699	20,509		(6,190)	26,223	20,000	0	(6,223)
5622	Volkswagen Amarok Tdi Dual Cab - Motor Vehicle - Dispose KWN2000 (PL436)	0	0			31,590	20,000	0	(11,590)
4616	Ford Ranger PX XL 4x4 Dual Cab - Motor Vehicle - Dispose KWN1820 (PL385)	20,932	23,691	2,759		0	0	0	0
4600	Volkswagen Amarok Tdi Dual Cab - Motor Vehicle - Dispose KWN1893 (PL386)	27,562	16,825		(10,737)	0	0	0	0
4601	Volkswagen Amarok Tdi Dual Cab - Motor Vehicle - Dispose KWN1984	27,302	18,643		(8,659)	0	0	0	0
Furniture & Equipment									
4868	Single Seater Lounge - Solid Timber Frame (Library)	627	0		(627)	0	0	0	0
4869	Single Seater Lounge - Solid Timber Frame (Library)	627	0		(627)	0	0	0	0
Plant & Equipment									
3287	2009 Hino 14T Tip Truck - Dispose KWN1761 (PL252)	0	0			81,808	80,000	0	(1,808)
3481	Mitsubishi Fuso Tip Truck - Dispose KWN1779 (PL289)	0	0			31,884	25,000	0	(6,884)
3075	Volvo L70F Loader - Dispose KWN624 (PL223)	0	0			92,795	80,000	0	(12,795)
5068	Mower Toro GM7200 - Dispose 1EJI080 (PL415)	16,339	6,000		(10,339)	16,112	4,000	0	(12,112)
4591	Mower Toro Zero Turn Grandmaster Ride on - Dispose 1EDW556 (PL390)	10,523	6,000		(4,523)	9,501	4,000	0	(5,501)
5624	Kubota Tractor 33HP & Slasher - Dispose 1EPN009 (PL441)	0	0			10,885	8,000	0	(2,885)
4602	Hino 500 Tip Truck 4x4 Truck - Dispose KWN1915 (PL391)	0	0			103,812	95,000	0	(8,812)
3187	Vermeer Wood Chipper - Dispose Sale 1TKV850 (PL253)	0	0			19,011	25,000	5,989	
2434	Volvo 710 Vhp Grader - Dispose KWN623 (PL49)	0	0			74,659	60,000	0	(14,659)
		435,402	351,207	8,922	(93,117)	798,399	659,000	6,746	(146,145)
Net Profit/(Loss)					(84,195)	(139,399)			

CITY OF KWINANA
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 30 November 2017

Note 9: Rating Information	YTD Actual							Budget					
	Rate in	Number of Properties	Rateable Value	Rate Revenue	Interim Rates	Back Rates	Total Revenue	Number of Properties	Rateable Value	Rate Revenue	Interim Rate	Back Rate	Total Revenue
RATE TYPE	\$		\$	\$	\$	\$	\$		\$	\$	\$	\$	\$
Differential General Rate													
Gross Rental Value (GRV)													
Improved Residential	0.07351	12,971	226,450,776	16,223,657	401,763	46,080	16,671,500	12,635	220,699,968	16,223,658	850,000	-	17,073,658
Vacant Residential	0.15769	433	8,501,370	1,385,002	(41,325)	(13,100)	1,330,577	469	8,783,070	1,385,002	-	-	1,385,002
Improved Special Residential	0.06515	805	19,231,991	1,256,014	(2,652)	-	1,253,362	808	19,278,791	1,256,013	-	-	1,256,013
Light Industrial and Commercial	0.08719	145	23,678,943	2,025,036	39,531	4,419	2,068,986	145	23,225,553	2,025,036	-	-	2,025,036
General Industry and Service Commercial	0.08246	339	36,595,632	2,943,173	63,542	379	3,007,094	336	35,692,132	2,943,173	-	-	2,943,173
Large Scale General Industry and Service Commercial	0.08559	46	47,409,680	4,105,511	(40,556)	(313)	4,064,642	47	47,967,180	4,105,511	-	-	4,105,511
Unimproved Value (UV)													
General Industrial	0.01696	3	121,200,000	2,055,552	-	-	2,055,552	3	121,200,000	2,055,552	-	-	2,055,552
Rural	0.00471	79	97,651,000	459,936	-	-	459,936	79	97,651,000	459,936	-	-	459,936
Mining	0.00817	25	38,616,000	306,710	7,603	4,996	319,309	23	37,541,000	306,710	-	-	306,710
Urban/Urban Deferred	0.00576	64	151,710,000	868,775	5,075	37,762	911,612	63	150,829,000	868,775	-	-	868,775
Sub-Totals		14,910	771,045,392	31,629,366	432,981	80,223	32,142,570	14,608	762,867,694	31,629,367	850,000	-	32,479,367
Minimum Payment	Minimum \$												
Gross Rental Value (GRV)													
Improved Residential	\$971	1,711	20,565,612	1,646,816	14,810	2,284	1,663,910	1,696	20,376,522	1,646,816	-	-	1,646,816
Vacant Residential	\$971	999	5,205,483	985,565	28,933	(18,876)	937,756	1,015	5,339,565	985,565	-	-	985,565
Improved Special Residential	\$971	7	99,460	5,826	726	-	6,552	6	84,900	5,826	-	-	5,826
Light Industrial and Commercial	\$1,263	26	267,341	32,838	-	-	32,838	26	267,341	32,838	-	-	32,838
General Industry and Service Commercial	\$1,263	37	318,902	46,731	-	-	46,731	37	318,902	46,731	-	-	46,731
Large Scale General Industry and Service Commercial	\$1,263	0	-	-	-	-	-	0	-	-	-	-	-
Unimproved Value (UV)													
General Industrial	\$1,263	0	-	-	-	-	-	0	-	-	-	-	-
Rural	\$971	9	1,071,000	8,739	-	-	8,739	9	1,071,000	8,739	-	-	8,739
Mining	\$1,263	13	27,673	16,419	-	-	16,419	13	28,647	16,419	-	-	16,419
Urban/Urban Deferred	\$1,263	1	6,600	17,682	(16,419)	1,512	2,775	14	2,051,600	17,682	-	-	17,682
Sub-Totals		2,803	27,562,071	2,760,616	(29,816)	(15,080)	2,715,720	2,816	29,538,477	2,760,616	-	-	2,760,616
Totals		17,713	798,607,463	34,389,982	403,165	65,143	34,858,290	17,424	792,406,171	34,389,983	850,000	-	35,239,983
Concession							-						-
Amount from General Rates							34,858,290						35,239,983
Ex-Gratia Rates							-						-
Specified Area Rates							-						-
Totals							34,858,290						35,239,983

CITY OF KWINANA
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 30 November 2017

Note 10: Information on Borrowings

(a) Debenture Repayments

Particulars	01 Jul 2017	New Loans		Principal Repayments		Principal Outstanding		Interest Repayments	
		Actual	Original Budget	Actual	Original Budget	Actual	Original Budget	Actual	Original Budget
		\$		\$	\$	\$	\$	\$	\$
Governance									
Loan 99 - Administration Office Renovations	845,987	0		0	84,414	845,987	761,573	(867)	57,237
Loan 107 - Administration / Chambers Building Refurbishment	0	0	2,897,000	0	0	0	2,897,000	0	0
Education & Welfare									
Loan 96 - Youth Specific Space	171,398	0		0	23,558	171,398	147,840	(458)	13,606
Loan 100 - Youth Specific Space	1,521,312	0		0	0	1,521,312	1,521,312	(1,165)	81,250
Recreation and Culture									
Loan 94 - Wellard Sports Pavilion	248,482	0		21,486	43,658	226,996	204,824	5,428	16,802
Loan 95 - Orelia Oval Pavilion	411,355	0		0	56,540	411,355	354,815	(1,100)	32,655
Loan 97 - Orelia Oval Pavilion Extension	1,871,923	0		0	186,785	1,871,923	1,685,138	(1,918)	126,648
Loan 102 - Library & Resource Centre	7,421,567	0		0	0	7,421,567	7,421,567	(5,524)	386,720
Loan 104 - Recquatic Refurbishment	3,350,000	0		0	0	3,350,000	3,350,000	(1,853)	135,675
Loan 105 - Bertram Community Centre	1,296,840	0		0	0	1,296,840	1,296,840	10,079	50,827
Loan 106 - Destination Park - Calista	1,609,695	0		0	93,163	1,609,695	1,516,532	(967)	49,819
Transport									
Loan 98 - Streetscape Beautification	1,142,081	0		0	113,959	1,142,081	1,028,122	(1,170)	77,270
Loan 101 - City Centre Redevelopment	2,500,000	0		0	0	2,500,000	2,500,000	14,766	61,750
Self Supporting Loans									
Recreation and Culture									
Loan 103B - Golf Club Refurbishment	298,494	0		7,758	15,645	290,736	282,849	4,305	11,506
	22,689,134	0	2,897,000	29,244	617,722	22,659,890	24,968,412	19,556	1,101,765

Negative interest expense amounts relate to the reversal of accrued interest from 2016/17.

(b) New Debentures

No new debentures were raised during the reporting period.

CITY OF KWINANA
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 30 November 2017

Note 11: Trust Fund

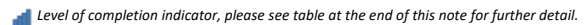































Funds held at balance date over which the City has no control and which are not included in this statement are as follows:

Description	Opening Balance 01 Jul 2017	Amount Received	Amount Paid	Closing Balance 30 Nov 2017
	\$	\$	\$	\$
Hall Security Bonds	55,341	2,400		57,741
Footpath & Kerbing Security Deposits	857,177		(31,456)	825,721
Sports Forfeiture Security Deposits	200			200
Bus Hire Security Deposits	3,000	1,500		4,500
Demolition Security Deposits	16,334		(3,256)	13,078
Miscellaneous Deposits	70,351	2,500		72,851
Footpath Construction Bonds	2,000			2,000
Land Subdivision Bonds	506,810		(71,054)	435,756
Road Maintenance Bonds	293,234			293,234
Landscaping Subdivision Bonds	125,315	13,473		138,787
Planning Advertising Bonds	250		(250)	0
Mortimer Road - Community Trust	10,421			10,421
ATU Landscaping Bonds	3,168		(790)	2,378
Landscaping Development Bonds	56,822			56,822
Subdivision Handrails	15,395			15,395
APU Security Bonds	16,462		(1,450)	15,012
Councillor Nomination Deposits	0	720		720
DCA Contingency Bonds	729,967	89,410		819,377
Contiguous Local Authorities Group (CLAG)	200			200
Public Open Space Cash In Lieu	49,608	150,453		200,061
	2,812,054	260,456	(108,256)	2,964,254

CITY OF KWINANA
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY

For the Period Ended 30 November 2017



































Note 12: Capital Acquisitions

Assets	Account	YTD Actual			Budget				Comment
		New/Upgrade	Renewal	Total YTD	Adopted Annual Budget	Current Annual Budget	YTD Budget	YTD Variance	
		\$	\$	\$	\$		\$	\$	
									
Buildings									
 Adventure Park - Calista Oval - Building Renewal	00012578	0	0	0	100,000	100,000	0	0	
 Sloan's Cottage - conservation works	00012511	0	0	0	5,000	5,000	0	0	
 Smirk's Cottage - conservation works	00012512	0	0	0	5,000	5,000	0	0	
 Wheatfield Cottage - conservation works	00012513	0	0	0	15,000	15,000	0	0	
 Zone Youth Centre - repaint external walls	00012514	0	0	0	20,000	20,000	0	0	
 Revolving Energy Fund	00012515	0	0	0	35,000	35,000	0	0	
 Sloan Reserve Toilets	00012516	0	0	0	40,000	0	0	0	Funds reallocated to Smirks Cottage Accessible Reserve Toilets
 Smirks Cottage Accessible Reserve Toilets	00012516	0	0	0	0	40,000	0	0	
 Youth Outdoor Space - Public Art	00012517	20,846	0	20,846	26,500	26,500	26,500	5,654	
 Kwinana Bowling Club shed replacement	00012518	0	0	0	18,000	0	0	0	Funds were reallocated to operating as Council only provided a contribution towards to Shed.
 CFWD Dist B - DCA 13 - Local Sporting Ground with Community Sports	00012520	0	0	0	385,350	734,000	70,499	70,499	
 CFWD Dist C - DCA14 - Local Sporting Ground with pavilion extension	00012521	2,495	0	2,495	141,750	270,000	59,655	57,160	
 CFWD Signage - update signage from Town to City	00012522	0	0	0	110,000	110,000	0	0	
 Administration Building (existing) Building renewals	00012526	0	0	0	2,897,000	2,897,000	0	0	
 Banksia Park - Bollard/Light replacement	00012527	0	0	0	6,400	6,400	0	0	
 Banksia Park - Clubhouse kitchen - cabinet replacement	00012528	0	0	0	15,000	15,000	0	0	
 Banksia Park - Clubhouse - replace wooden framed door	00012529	0	0	0	2,500	2,500	0	0	
 Banksia Park - External Painting - 5 year program	00012530	0	0	0	20,000	20,000	0	0	
 Business Incubator - replacement of split system air conditioners	00012531	0	0	0	15,000	15,000	0	0	
 Wellard Pavilion Air Conditioning	00012519	0	0	0	11,000	11,000	0	0	
 Kwinana Out of School Care - replace air conditioners	00012532	0	0	0	15,000	15,000	0	0	
 Contingency (covers all unforeseen breakdowns and requests)	00012533	0	32,746	32,746	100,000	100,000	100,000	67,254	
 Callistemon Court APU - new garage block	00012534	0	0	0	40,000	40,000	0	0	
 Callistemon Court APU - carpet replacement	00012535	0	0	0	10,000	10,000	0	0	
 Callistemon Court APU - External Painting - 5 year program	00012536	0	0	0	20,000	20,000	0	0	
 CFWD Callistemon Court APU - Construction/installation of new footpath and letterboxes	00012537	0	5,500	5,500	10,000	10,000	10,000	4,500	
 Out of School Care - 2 Budden Way - Renewal of fence	00012538	0	9,650	9,650	20,000	20,000	20,000	10,350	
 New Operations Centre	00012539	0	0	0	100,000	100,000	0	0	
 Bright Futures Family Day Care building to replace playroom, kitchenette and toy library	00012540	0	0	0	650,000	650,000	0	0	
 Darius Well Reception - Safety modifications	00012721	4,544	0	4,544	0	5,000	5,000	456	
 Recquatic ergonomic workstation refit	00012756	0	0	0	0	30,000	0	0	
Buildings Total		27,885	47,896	75,781	4,833,500	5,327,400	291,654	215,873	

CITY OF KWINANA
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY

For the Period Ended 30 November 2017

Note 12: Capital Acquisitions

Assets	Account	YTD Actual			Budget				Comment	
		New/Upgrade	Renewal	Total YTD	Adopted Annual Budget	Current Annual Budget	YTD Budget	YTD Variance		
		\$	\$	\$	\$		\$	\$		
Plant, Furniture and Equipment										
Furniture and Equipment										
	Banksia Park - replacement of furniture and equipment in the Clubrooms	00012443	0	0	0	5,000	5,000	1,915	1,915	
	Banksia Park - 3 x Rinnai continual Flow HWU	00012444	0	0	0	10,500	10,500	10,500	10,500	
	Banksia Park - 3 x Chef Elevated Oven Replacements	00012445	0	0	0	8,085	8,085	8,085	8,085	
	Banksia Park - Park Benches	00012446	0	0	0	4,500	4,500	4,500	4,500	
	Callistemon Court APU - Rinnai continual flow HWS	00012447	0	0	0	14,000	14,000	0	0	
	Callistemon Court APU - Chef elevated oven replacement	00012448	0	0	0	8,085	8,085	0	0	
	Darius Wells Library & Resource Centre - Furniture	00012449	0	0	0	1,000	1,000	0	0	
	John Wellard Community Centre - Furniture	00012450	0	0	0	2,000	2,000	0	0	
	William Bertram community Centre - Furniture	00012451	0	0	0	2,000	2,000	0	0	
	Library - Data projector & screen	00012452	0	0	0	5,000	5,000	5,000	5,000	
	Library - F & E Renewal	00012453	0	0	0	5,500	5,500	5,500	5,500	
	Office Furniture - furniture for new staff/staff relocations	00012454	0	0	0	12,000	12,000	12,000	12,000	
	Recquatic - Administration - Office Chairs	00012455	0	0	0	1,000	1,000	1,000	1,000	
	Recquatic - Administration - Staffroom fridge	00012456	0	0	0	1,000	1,000	0	0	
	Recquatic - Administration - Staffroom TV	00012457	0	0	0	500	500	500	500	
	Recquatic - Aquatics - Blanket buddy	00012458	0	0	0	8,000	8,000	0	0	
	Recquatic - Aquatics - Disability hoist 25 metre pool	00012459	0	0	0	6,000	6,000	0	0	
	Recquatic - Aquatics - Defibrillator	00012460	0	0	0	3,000	3,000	0	0	
	Recquatic - Multi Purpose room - Mirrors	00012461	0	0	0	3,000	3,000	0	0	
	Recquatic - Cafe - Tables	00012462	0	0	0	2,000	2,000	0	0	
	Recquatic - Health & Fitness - New program equipment cost & replacement	00012463	0	0	0	2,500	2,500	0	0	
	Recquatic - Vacation Care/Crèche - Play Equipment	00012464	0	0	0	2,000	2,000	0	0	
	Youth Centre - Zone - Lounge entrance renovation	00012465	0	0	0	10,000	35,000	0	0	
	Defibrillators for City Facilities - Thomas Kelly, Orelia & one TBC	00012466	0	0	0	10,500	10,500	0	0	
	Diesel Generator for Computer Room	00012490	0	0	0	4,000	4,000	0	0	0
	Darius Wells Christmas Tree/Decorations	00012742	6,700	0	6,700	0	10,000	10,000	3,300	
	CCTV for Wellard CBD - WA Police Grant State CCTV Strategy	00012764	0	0	0	0	98,967	0	0	
Computing Equipment										
	iPhones	00012467	0	0	0	20,000	20,000	0	0	
	Self Check Touchscreen Computer & Workstation	00012468	0	0	0	11,000	11,000	0	0	
	Fibre Link to the Skate Park and Adventure Park	00012471	38,178	0	38,178	40,000	40,000	40,000	1,822	
	AV Equipment - Projector Replacement	00012469	0	0	0	30,000	30,000	0	0	
	Backup/DR Software	00012473	0	0	0	3,750	3,750	3,750	3,750	
	VM Software	00012474	0	0	0	5,400	5,400	5,400	5,400	
	CFWD Various ICT Equipment for Strategic Information Technology Plan	00012472	0	0	0	146,850	146,850	90,000	90,000	

CITY OF KWINANA
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY

For the Period Ended 30 November 2017

Note 12: Capital Acquisitions

Assets	Account	YTD Actual			Budget				Comment
		New/Upgrade	Renewal	Total YTD	Adopted Annual Budget	Current Annual Budget	YTD Budget	YTD Variance	
		\$	\$	\$	\$		\$	\$	
Plant and Equipment									
Depot - Minor Plant	00012475	0	0	0	25,000	25,000	20,000	20,000	
Depot - Purchase of New Tip Truck - New Plant 527 - (Sale KWN1761)	00012476	0	0	0	195,000	195,000	0	0	
Depot - Purchase of New Tip Truck - New Plant 528 - (Sale KWN1779)	00012477	0	0	0	85,000	112,000	0	0	
Depot - Purchase of New Loader - New Plant 529 - (Sale KWN624)	00012478	0	0	0	270,000	270,000	0	0	
Depot - Purchase of New Ride on Mower - New Plant 530	00012479	0	30,312	30,312	32,000	32,000	0	(30,312)	
Depot - Purchase of New Ride on Mower - New Plant 532	00012480	0	30,312	30,312	32,000	32,000	0	(30,312)	
Depot - Purchase of New Out-front ride on Mower - New Plant 531	00012481	32,567	0	32,567	30,000	30,000	30,000	(2,567)	
NAMS Tools	00012485	0	0	0	5,000	5,000	3,509	3,509	
Recquatic - Aquatics - Automatic pool cleaner	00012486	0	0	0	5,000	5,000	5,000	5,000	
Recquatic - Aquatics - Lane Rope (10)	00012487	6,772	0	6,772	8,000	8,000	0	(6,772)	
Recquatic - Aquatics - Pool Inflatable Device	00012488	0	0	0	15,000	15,000	15,000	15,000	
Recquatic - Swim School - Swim Platform	00012489	0	0	0	2,400	2,400	2,400	2,400	
CFWD Facilities - Soft fall tester	00012491	0	0	0	15,000	15,000	15,000	15,000	
CFWD Speed Alert Mobile Trailer for Driver Speed Education	00012492	24,660	0	24,660	26,290	26,290	26,290	1,630	
Computer Mounting Systems for City Assist Vehicles (KWN2061, KWN 2063, KWN2000, KWN1893)	00012493	0	0	0	9,091	9,091	9,091	9,091	
CFWD Fixed Variable Community Notice Board	00012494	0	0	0	70,000	70,000	0	0	
Motor Vehicles									
Director City Living - Purchase & Sale - Sale 1ENV377 PL420	00012495	0	38,884	38,884	56,000	56,000	56,000	17,116	
Director Infrastructure - Purchase & Sale - Sale 1EOB725 PL421	00012496	0	0	0	56,000	56,000	56,000	56,000	
Manager Marketing - Purchase & Sale - Sale 1EOB748 PL422	00012497	0	38,584	38,584	41,000	41,000	41,000	2,416	
Manager Engineering - Purchase & Sale - Sale 1EOX941 PL425	00012498	0	40,504	40,504	41,000	41,000	41,000	496	
Manager Works Depot - Purchase & Sale - Sale 1EOO657 PL430	00012499	0	37,092	37,092	41,000	41,000	41,000	3,908	
Building Assets Coordinator - Purchase & Sale - Sale 1ENM243 PL423	00012500	0	32,546	32,546	38,000	38,000	38,000	5,454	
Compliance Officer - Purchase & Sale - Sale KWN1955 PL424	00012501	0	33,989	33,989	41,000	41,000	41,000	7,011	
Development Engineer - Purchase & Sale - Sale KWN1946 PL426	00012502	0	34,379	34,379	41,000	41,000	41,000	6,621	
Engineer Designer - Purchase & Sale - Sale KWN1953 PL427	00012503	0	39,534	39,534	41,000	41,000	41,000	1,466	
Project Coordinator - Purchase & Sale - Sale KWN1952 PL428	00012504	0	38,737	38,737	41,000	41,000	41,000	2,263	
Parks Supervisor - Purchase & Sale - Sale KWN1817 PL410	00012505	0	38,737	38,737	41,000	41,000	41,000	2,263	
Streetscape Maintenance Officer - Purchase & Sale - Sale KWN1958	00012506	0	34,498	34,498	41,000	41,000	41,000	6,502	
Senior Essential Services - Purchase & Sale - Sale KWN2000 PL436	00012507	0	39,461	39,461	41,000	41,000	0	(39,461)	
Chief Executive Officer - Purchase & Sale - Sale 1EWF500 P466	00012508	0	57,849	57,849	63,000	63,000	63,000	5,151	
Director City Regulation Vehicle - Purchase only - New Plant 511	00012509	48,150	0	48,150	56,000	56,000	56,000	7,850	
Tree Officer - Purchase only - New Plant 512	00012510	0	0	0	41,000	41,000	0	0	
Plant , Furniture and Equipment Total		157,027	565,418	722,445	1,932,951	2,093,918	962,440	239,995	

CITY OF KWINANA
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY

For the Period Ended 30 November 2017






























Note 12: Capital Acquisitions

Assets	Account	YTD Actual			Budget				Comment
		New/Upgrade	Renewal	Total YTD	Adopted Annual Budget	Current Annual Budget	YTD Budget	YTD Variance	
		\$	\$	\$	\$		\$	\$	
Park and Reserves									
Annual upgrade of parks as per Parks for People strategy - Rogan Park, Bertram small scale skate park, shade sail on play equipment, Honeywood park exercise equipment	00012574	0	33,312	33,312	216,000	216,000	35,000	1,688	
Bore - current condition 5 cubicle & pump replacement	00012575	0	65,595	65,595	75,000	75,000	75,000	9,405	
Bore - Forward renewal/replacement as per annual program	00012576	0	3,871	3,871	105,000	105,000	25,000	21,129	
Bowling Club Green replacement	00012577	0	0	0	220,000	220,000	0	0	
Calista Oval - Fencing & Bollards replacement	00012579	0	39,563	39,563	60,000	60,000	60,000	20,437	
Sanctuary Drive - Firebreak Construction - Dual Use Path - Limestone	00012580	0	0	0	15,000	15,000	0	0	
Goal post renewal	00012581	0	0	0	5,000	5,000	0	0	
KIA Tree Planting Program	00012582	0	0	0	130,000	130,000	0	0	
Kwinana Adventure Park - Bin Enclosure	00012583	0	0	0	40,000	40,000	0	0	
Kwinana Tennis Courts - Fencing	00012584	0	0	0	80,000	80,000	0	0	
Park Furniture/Lights	00012585	0	0	0	6,000	6,000	1,500	1,500	
Street Tree Planting Program - Bertram Stage 1 - 45	00012586	0	0	0	120,000	120,000	0	0	
Wells Beach Foreshore Upgrade (Park and Boating Facility)	00012587	0	0	0	466,526	466,526	40,000	40,000	
Installation of fencing in City Reserves to prevent illegal dumping	00012588	29,026	0	29,026	50,000	50,000	30,000	974	
Mortimer Road Landscaping	00012589	0	0	0	51,500	51,500	51,500	51,500	
Wellard Village Nature Play Park - BBQ	00012590	0	0	0	10,000	10,000	10,000	10,000	
Medina Oval - Lighting	00012591	0	0	0	150,000	300,000	50,000	50,000	
Kwinana Netball Courts - Lighting and Additions	00012592	4,945	0	4,945	155,185	157,185	100,000	95,055	
CFWD Thomas Oval Netball Court Renewal	00012593	0	0	0	2,000	0	0	0	Funds transferred to Kwinana Netball Courts
Playground Renewal - Gawler Way POS	00012569	0	1,407	1,407	35,000	35,000	0	(1,407)	
Playground Renewal - Wells Park	00012570	0	0	0	35,000	35,000	0	0	
CFWD Calista Oval Destination Park - Adventure Playground	00012571	5,757	0	5,757	42,232	42,232	42,232	36,475	
CFWD Kwinana Outdoor Youth Space KOYS - Skate Park	00012572	335,251	0	335,251	40,000	20,000	15,000	(320,251)	
Family Day Care - Playground Equipment and Landscaping behind office	00012573	0	0	0	101,569	101,569	0	0	
Parks and Reserves Total		374,979	143,748	518,727	2,211,012	2,341,012	535,232	16,505	2,341,012.00

CITY OF KWINANA
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY













For the Period Ended 30 November 2017

Note 12: Capital Acquisitions

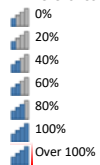
Assets	Account	YTD Actual			Budget				Comment
		New/Upgrade	Renewal	Total YTD	Adopted Annual Budget	Current Annual Budget	YTD Budget	YTD Variance	
		\$	\$	\$	\$		\$	\$	
Roads									
Urban Road Grant Construction									
 Anketell Road (a) - 230m to 430m West of McLaughlan Road	00012541	0	0	0	93,847	93,847	0	0	
 Anketell Road (b) - 200m west to 360m east of Abercrombie & west bound	00012542	0	5,500	5,500	275,283	275,283	49,514	44,014	
 Anketell Road (c) - 460m to 1000m east of Abercrombie Road	00012543	0	0	0	119,157	119,157	0	0	
 Anketell Road (d) - 300m west of Armstrong to 180m east of Armstrong	00012544	0	0	0	240,252	240,252	0	0	
 Cockburn Road - Rockingham to 70m North West of Rockingham Road	00012545	0	0	0	75,348	75,348	0	0	
 Gilmore Ave & Wellard Rd to Sloan Drive North & South Bound	00012546	0	0	0	222,008	222,008	0	0	
 Ocean Street - Rockingham Road to 100 metres East - Resurfacing	00012547	0	0	0	53,820	53,820	0	0	
 Sulphur Road - Roundabout at intersection of Durrant Ave	00012548	0	0	0	45,209	45,209	0	0	
Roads to Recovery Grant Construction									
 Beacham Place - Road Upgrade and formalise cul de sac	00012549	0	0	0	95,000	95,000	0	0	
 Cockman Way - Road Resurfacing and upgrade including kerb & footpath	00012550	0	243,622	243,622	332,000	332,000	55,000	(188,622)	
 Dalrymple Drive - resurfacing of various Roundabouts and chicane red laterite	00012551	0	78,728	78,728	85,000	85,000	0	(78,728)	
 Partridge Street - Pavement rehabilitation including cul de sac & footpath	00012552	0	74,585	74,585	190,000	190,000	0	(74,585)	
 Summerton Road - Intersection Improvement - Pre deflection Medina and Calista Avenues	00012761	0	0	0	0	99,000	0	0	
 Freckleton Road - Cul de sac resealing	00012762	0	0	0	0	35,000	0	0	
Municipal Road Construction									
 Minstrell Road Bertram - Removal of Slow Point	00012560	0	10,825	10,825	20,000	11,000	0	(10,825)	
 The Strand & Runnymede Gate intersection - John Wellard Community Centre	00012561	0	20,837	20,837	20,000	20,000	20,000	(837)	
 Beauchamp Loop & Wellard - Installation of Traffic Calming Devices	00012562	4,335	0	4,335	35,000	17,000	0	(4,335)	
 Traffic Calming Devices Repair	00012563	0	3,808	3,808	25,000	25,000	0	(3,808)	
 Bingfield Road West & Tucker Street Medina - Installation of Traffic Calming Devices	00012564	21,070	0	21,070	40,000	32,000	0	(21,070)	
 CFWD Bertram Road Dual Carriageway	00012565	0	0	0	81,090	0	0	0	Bertram Road dual carriageway project - completed 16/17; Western Power transformer not required.
 CFWD Johnson Road realignment roadworks	00012566	0	127,182	127,182	491,681	572,771	81,090	(46,092)	
 Roads Total		25,405	565,087	590,492	2,539,695	2,638,695	205,604	(384,888)	
Street Lighting									
 Replacement of solar light damaged by third party - Insurance claim	00012317	0	1,415	1,415	0	0	0	(1,415)	
 Replacement of solar light damaged by third party - Insurance claim	00012318	0	0	0	0	0	0	0	
 Latitude 32 lighting change from solar	00012757	0	0	0	0	286,050	0	0	
 Street Lighting	00012554	0	0	0	42,436	42,436	0	0	
 Street Lighting Total		0	1,415	1,415	42,436	328,486	0	(1,415)	
Bus Shelter Construction									
 Bus Shelter Construction	00012553	0	0	0	51,500	51,500	0	0	
 Bus Shelter Construction Total		0	0	0	51,500	51,500	0	0	

CITY OF KWINANA
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 30 November 2017

Note 12: Capital Acquisitions

Assets	Account	YTD Actual			Budget				Comment
		New/Upgrade	Renewal	Total YTD	Adopted Annual Budget	Current Annual Budget	YTD Budget	YTD Variance	
		\$	\$	\$	\$		\$	\$	
Footpath Construction									
 Footpath Construction - Mortimer Road	00012555	0	0	0	92,500	92,500	40,000	40,000	
 Footpath Construction - Bertram Road	00012556	0	0	0	87,500	117,500	55,000	55,000	
 Footpath Construction - between Adventure Park and Gilmore Avenue	00012557	5,590	0	5,590	130,000	150,000	85,000	79,410	
 Footpath Construction Total		5,590	0	5,590	310,000	360,000	180,000	174,410	
Drainage Construction									
 Lot 1 Challenger Ave (Nutrient Stripping Basin) - Transfer of land	00012558	0	0	0	120,000	0	0	0	Challenger Avenue drainage to be completed by developer.
 Rollings Crescent Drainage Upgrade	00012558	0	0	0	0	155,000	0	0	
 Outfall Drainage nets at various stormwater outlet locations in Leda	00012559	0	0	0	20,000	20,000	14,000	14,000	
 Drainage Construction Total		0	0	0	140,000	175,000	14,000	14,000	
Car Park Construction									
 Medina Oval - Bituminise entrance & Carpark	00012567	3,973	0	3,973	141,311	141,311	0	(3,973)	
 CFWD Construction of Carpark at the Skate Park	00012568	171,451	0	171,451	30,000	30,000	30,000	(141,451)	Works to finalise the Edge Skatepark carpark have been completed in 17/18. Majority of works were expected to be completed in 16/17, funds have been carried forward as part of finalising the 16/17 Financial Statements to offset the timing of the works. A budget adjustment for this will occur during the Budget Review process.
 Car Park Construction Total		175,424	0	175,424	171,311	171,311	30,000	(145,424)	
 Capital Expenditure Total		766,310	1,323,564	2,089,874	12,232,405	13,487,322	2,218,930	129,056	

Level of Completion Indicators (Percentage YTD Actual to Annual Budget)



16.3 Accounts for Payment for the month ended 30 November 2017

DECLARATION OF INTEREST:

There were no declarations of interest declared.

SUMMARY:

The purpose of this report is to present to Council a list of accounts paid by the Chief Executive Officer under delegated authority for the month ended 30 November 2017, as required by the *Local Government (Financial Management) Regulations 1996*.

OFFICER RECOMMENDATION:

That Council note the list of accounts, totalling \$6,010,549.32, paid under delegated authority in accordance with Regulation 13(1) of the *Local Government (Financial Management) Regulations 1996* for the period ended 30 November 2017, as contained within Attachment A.

DISCUSSION:

Council has delegated, to the Chief Executive Officer, the exercise of its power to make payments from the City's Municipal and Trust funds. In accordance with Regulation 13 of the *Local Government (Financial Management) Regulations 1996* a list of accounts paid by the Chief Executive Officer is to be provided to Council, where such delegation is made.

The following table summarises the payments for the period by payment type, with full details of the accounts paid contained within Attachment A.

Payment Type	Amount (\$)
Automatic Payment Deductions	\$49,685.00
Cheque Payments - #200833 to 200851	\$7,213.86
EFT Payments - #3581 to 3596	\$4,530,000.01
Payroll Payments - 08/11/2017, 22/11/2017	\$1,423,650.45
Total	\$6,010,549.32

LEGAL/POLICY IMPLICATIONS:

Regulation 13 of the *Local Government (Financial Management) Regulations 1996* states:

13. *Payments from municipal fund or trust fund by CEO, CEO's duties as to etc.*

- (1) *If the local government has delegated to the CEO the exercise of its power to make payments from the municipal fund or the trust fund, a list of accounts paid by the CEO is to be prepared each month showing for each account paid since the last such list was prepared —*
 - (a) *the payee's name; and*
 - (b) *the amount of the payment; and*
 - (c) *the date of the payment; and*
 - (d) *sufficient information to identify the transaction.*

16.3 ACCOUNTS FOR PAYMENT FOR THE MONTH ENDED 30 NOVEMBER 2017

- (2) *A list of accounts for approval to be paid is to be prepared each month showing*
- (a) *for each account which requires council authorisation in that month —*
- (i) *the payee's name; and*
 - (ii) *the amount of the payment; and*
 - (iii) *sufficient information to identify the transaction; and*
- (b) *the date of the meeting of the council to which the list is to be presented.*
- (3) *A list prepared under subregulation (1) or (2) is to be —*
- (a) *presented to the council at the next ordinary meeting of the council after the list is prepared; and*
 - (b) *recorded in the minutes of that meeting.*

FINANCIAL/BUDGET IMPLICATIONS:

There are no financial implications that have been identified as a result of this report or recommendation.

ASSET MANAGEMENT IMPLICATIONS:

There are no asset management implications that have been identified as a result of this report or recommendation.

ENVIRONMENTAL IMPLICATIONS:

There are no environmental implications that have been identified as a result of this report or recommendation.

STRATEGIC/SOCIAL IMPLICATIONS:

Plan	Objective	Strategy
Corporate Business Plan	5.4 Ensure the financial stability of the City of Kwinana into the future	Long Term Financial Plan / Finance Team Business Plan

COMMUNITY ENGAGEMENT:

There are no community engagement implications that have been identified as a result of this report or recommendation.

RISK IMPLICATIONS:

There are no risk implications that have been identified as a result of the report or recommendation.

16.3 ACCOUNTS FOR PAYMENT FOR THE MONTH ENDED 30 NOVEMBER 2017

COUNCIL DECISION

072

MOVED CR M ROWSE

SECONDED CR W COOPER

That Council note the list of accounts, totalling \$6,010,549.32, paid under delegated authority in accordance with Regulation 13(1) of the *Local Government (Financial Management) Regulations 1996* for the period ended 30 November 2017, as contained within Attachment A.

**CARRIED
8/0**



Cheque Listing

Payments made between
01/11/2017 to 30/11/2017

Chq/Ref	Pmt Date	Payee	Amount	Tran	Date	Invoice	Description	Amount
Automatic Deductions								
24415	1/11/2017	Go Go On-Hold Pty Ltd	264.00	INV	1/11/2017	00024415	On-hold Message Service - November 2017	264.00
1592279	21/11/2017	Caltex Australia Petroleum Pty Ltd	5,689.89	INV	21/11/2017	0301592279	Fleet fuel 1/10/17-31/10/17	5,689.89
31117	6/11/2017	Commonwealth Bank	7,809.25	INV	6/11/2017	051017-031117A	Credit Card Purchases S Wiltshire 5/10-3/11/17	7,809.25
31117	6/11/2017	Commonwealth Bank	2,919.80	INV	6/11/2017	051017-031117B	Credit Card Purchases L Barker 5/10-3/11/17	2,919.80
31117	6/11/2017	Commonwealth Bank	341.74	INV	6/11/2017	051017-031117C	Credit Card Purchases D Bridson 5/10-3/11/17	341.74
31117	6/11/2017	Commonwealth Bank	244.59	INV	6/11/2017	051017-031117D	Credit Card Purchases F Hodgson 5/10-3/11/17	244.59
31117	6/11/2017	Commonwealth Bank	3.83	INV	6/11/2017	051017-031117E	Credit Card Purchases J Abbiss 5/10-3/11/17	3.83
31117	6/11/2017	Commonwealth Bank	10,015.47	INV	6/11/2017	051017-031117F	Credit Card Purchases C Mihovilovich 5/10-3/11/17	10,015.47
81117	8/11/2017	Public Transport Authority of Weste	50.00	INV	8/11/2017	055925549 071117	Smartrider recharge to 07/11/17	50.00
101117	10/11/2017	Public Transport Authority of Weste	50.00	INV	10/11/2017	055925531 091117	Smartrider recharge to 09/11/17	50.00
1641802	20/11/2017	Esanda	1,294.70	INV	20/11/2017	LATO01641802A	Monthly lease fees - KWN700 2/11-1/12/17	1,294.70
24	21/11/2017	Wright Express Australia Pty Ltd	4,113.40	INV	21/11/2017	24	Fleet fuel 28/9/17-30/10/17	4,113.40
271117	28/11/2017	Public Transport Authority of Weste	50.00	INV	28/11/2017	055925556 271117	Smartrider recharge to 27/11/17	50.00
537164	29/11/2017	Toyota Financial Services	1,194.07	INV	29/11/2017	537164	Monthly lease fees - 1EWZ823 & 1EYT548	1,194.07
62425039	1/11/2017	TPG Internet Pty Ltd	49.99	INV	1/11/2017	I162425039	Mthly Internet Kwinana South Station 8/11-7/12/17	49.99
64531584	29/11/2017	TPG Internet Pty Ltd	49.99	INV	29/11/2017	I164531584	Monthly Internet Mandogalup Station 6/12/17-5/1/18	49.99
94056408	14/11/2017	Ii Net Technologies Pty Ltd	39.95	INV	14/11/2017	94056408	Monthly Internet Senior Citizens 14/11-14/12/17	39.95
94142263	1/11/2017	Ii Net Technologies Pty Ltd	69.99	INV	1/11/2017	94142263	Internet Bertram Community Centre 1/11-1/12/17	69.99
94442120	13/11/2017	Ii Net Technologies Pty Ltd	59.95	INV	13/11/2017	94442120	Monthly Internet Zone Training 12/11-12/12/17	59.95
94685244	20/11/2017	Ii Net Technologies Pty Ltd	39.95	INV	20/11/2017	94685244	Monthly Internet Kwinana Village 20/11-20/12/17	39.95
94854204	27/11/2017	Ii Net Technologies Pty Ltd	59.95	INV	27/11/2017	94854204	Internet Wellard Community Centre 25/11-25/12/17	59.95
9947710	21/11/2017	BP Australia Pty Ltd	15,274.49	INV	21/11/2017	9947710	Fleet fuel 1/10-31/10/17	15,274.49
Total Automatic Deductions			49,685.00					
Cheques								
200833	1/11/2017	Commissioner Of Police	314.00	INV	1/11/2017	311017	Security Licence for City Assist Office	314.00
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200834	1/11/2017	Mihael McCoy	80.00	RFD	1/11/2017	1166937	Refund-Cr Nomination Deposit Receipt #1166937	80.00
200835	1/11/2017	Midway Drycleaners	123.00	INV	30/10/2017	63842	Dry cleaning for D/W Resource Ctre	123.00
200836	1/11/2017	Douglas Scambler	80.00	RFD	1/11/2017	1166930	Refund-Cr Nomination Deposit Receipt #1166930	80.00
200837	1/11/2017	Vital Packaging	20.60	INV	31/10/2017	498242	2x 50 packet 285ml Water Cup - Clear, 1 x pac, etc	20.60
200838	3/11/2017	Diane Elizabeth Levy	48.83	INV	30/10/2017	8.3	Rates Refund	48.83
200839	8/11/2017	Big Brews Liquor	970.00	INV	8/11/2017	ZB1347572	Drinks for stakeholders and general bar drinks	970.00
200840	8/11/2017	City Of Kwinana - Pay Cash	311.00	INV	8/11/2017	12/11/17-Lib	Petty cash recoup to 6/11/17 - Library	74.10
				INV	8/11/2017	08/11/17-Admin	Petty cash recoup to 8/11/2017 - Admin	236.90
200841	8/11/2017	Midway Drycleaners	26.00	INV	3/11/2017	63862	Drycleaning - Darius Wells	26.00
200842	8/11/2017	Caitlan Pereira	70.00	INV	8/11/2017	2ndNov17	Refund overcharge microchip and incorrect addition Refund for registration - Rocky - 27802	70.00
200843	9/11/2017	One Path - formerly ING Life Limite	3,371.60	INV	30/09/2017	September2017-24	Superannuation-September 2017	3,371.60
200844	15/11/2017	Midway Drycleaners	97.00	INV	15/11/2017	63960	Drycleaning - Darius Wells	97.00
200845	15/11/2017	Barbara Smith	33.03	INV	10/11/2017	10.2	Rates Refund	33.03
200846	22/11/2017	Celebration Nominees Pty Ltd T/A	360.00	INV	21/11/2017	VP2017/266	Refund cancelled material usage fee-VP2017/266	360.00
200847	22/11/2017	City Of Kwinana - Pay Cash	180.20	INV	22/11/2017	24/11/17-Lib	Petty cash recoup to 24/11/17 - Library	180.20
200849	29/11/2017	City Of Kwinana - Pay Cash	269.60	INV	28/11/2017	28/11/17-FDC	Petty Cash Recoup to 22/11/17 - FDC	269.60
200850	29/11/2017	Harvey Norman	794.00	INV	27/11/2017	864634	Haier 519 litre Chest Freezer - HCF524	794.00
200851	29/11/2017	Midway Drycleaners	65.00	INV	27/11/2017	64012	Drycleaning - Darius Wells	65.00



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Total Cheques			7,213.86					
EFT								
3581	2/11/2017	EFT TRANSFER: - 02/11/2017	4,161.25				Payroll deductions-Supplier #151 #487 #892	
3582	1/11/2017	EFT TRANSFER: - 02/11/2017	421,949.27					
3582.1034-(		North Lake Electrical Pty Ltd	447.87	INV	1/11/2017	49764	Prince Regent Park - Estimated quoted works	447.87
3582.1072-(		Paint Industries	453.75	INV	1/11/2017	57766	Topdeck Eco Green - 25L, Topdeck Eco Green	453.75
3582.1197-(		Repco Auto Parts	115.50	INV	1/11/2017	4550477436	2 x pressure spray bottles	115.50
3582.1277-(		Savage Garden Services	2,668.00	INV	1/11/2017	60-30/10/2017	Litter pickup Bertram, Clean up and slashing, etc	2,668.00
3582.1456-(		The Salvation Army	50.00	INV	1/11/2017	30thOctober17	Lyrik Award - Round 22 - Tia Jones	50.00
3582.1688-(		Sherilyn Wood	80.00	RFD	1/11/2017	1167326	Refund-Cr Nomination Deposit	80.00
3582.1689-(		Sandra Elizabeth Lee	80.00	RFD	1/11/2017	1167223	Refund-Cr Nomination Deposit	80.00
3582.2115-(		Asbestos Masters WA	330.00	INV	1/11/2017	2817	Removal of asbestos from verge	330.00
3582.2125-(		Synergy	6,553.10	INV	1/11/2017	526240500Oct17	Usage to 191017 110U Thomas Rd Pump 2	138.20
				INV	1/11/2017	2200426315Oct17	Usage to 181017 1973U Car Park Lighting	687.50
				INV	1/11/2017	566370150Oct17	Usage to 191017 13133U Chipperton Park	3,549.50
				INV	1/11/2017	272150100Oct17	Usage to 201017 17U Prince Regent Gate Reserve	127.40
				INV	1/11/2017	223639357	Usage to 25/10/2017 688U - BP Club	259.95
				INV	1/11/2017	187992920Oct17	Usage to 191017 211U Bertram Rd Bore	99.80
				INV	1/11/2017	450583710Oct17	Usage to 191017 999U Bertram Oval	244.65
				INV	1/11/2017	832505320Oct17	Usage to 191017 121U Ascot Park	70.30
				INV	1/11/2017	382919470Oct17	Usage to 181017 79U Medina Centre Reserve	55.80
				INV	1/11/2017	461218120Oct17	Usage to 181017 327U Nye Way Retic	160.50
				INV	1/11/2017	516172020Oct17	Usage to 191017 143U Pump 1 Near Thomas	144.00
				INV	1/11/2017	256732610Oct17	Usage to 191017 285U Hoyle Rd Park	125.00
				INV	1/11/2017	169026580Oct17	Usage to 191017 799U Sump Johnston/Gemstone	295.95
				INV	1/11/2017	543072120Oct17	Usage to 181017 122U Pump 2 near Thomas	138.50
				INV	1/11/2017	765774910Oct17	Usage to 181017 1279U FDC	456.05



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3582.2224-(Prestige Catering & Event Hire	4,993.40	INV	1/11/2017	00021429	Catering 31/10/17	4,993.40
3582.2429-(		Forestvale Trees	308.00	INV	1/11/2017	00012982	Purchase of one 200lt Jacaranda Tree	308.00
3582.248-0'		Bunnings Building Supplies	416.40	INV	1/11/2017	2163/01547416	RAPID SET 20kg	416.40
3582.2931-(		Ruth Elizabeth Alexander	80.00	RFD	1/11/2017	1167229	Refund-Cr Nomination Deposit	80.00
3582.30-01		Carol Elizabeth Adams	80.00	RFD	1/11/2017	1167311	Refund-Cr Nomination Deposit	80.00
3582.358-0'		Coastline Mower World	309.30	INV	1/11/2017	14480#5	Kit planting auger handle	148.30
				INV	1/11/2017	14359#4	Rollomatic	141.00
				INV	1/11/2017	15410#12	1 x pack 4ml sharpening bits part no: 70048710141	20.00
3582.5102-(		Breast Cancer Care WA	100.00	INV	1/11/2017	30thOctober17	Lyrik Award - Round 22 - Ashleigh Reidy	50.00
				INV	1/11/2017	30thOctober17	Lyrik Award - Round 22 - Bonnie Kickett	50.00
3582.6267-(		Woolworths Limited	69.00	INV	1/11/2017	2988658	Depot morning tea supplies	69.00
3582.6370-(		Elexacom	21,929.13	INV	2/11/2017	21419	As per quote 26399 - Access Points	21,929.13
3582.7366-(		REDiMED Pty Ltd	462.00	INV	1/11/2017	979942	Pre employment medical	302.50
				INV	1/11/2017	979386	Pre employment medical	159.50
3582.762-0'		Blackwood & Sons Ltd	85.71	INV	1/11/2017	PENW2994	00845758 PACK COLD INSTANT 856620 SMALL, 003, etc	46.53
				INV	1/11/2017	PENW2996	Instant cold pack small, Instant cold pack	39.18
3582.7744-(		Allsortz Netball Club	300.00	RFD	1/11/2017	1151012	Refund bond-Hire of Thomas Oval 21/9/17	300.00
3582.7833-(		Kwinana Veterinary Hospital Pty Ltd	287.00	INV	1/11/2017	135816	Euthanasia - Impound# D003	78.00
				INV	1/11/2017	135819	Microchip - Golden Labrador x basset hound	65.00
				INV	1/11/2017	135815	#7238 - Large deceased Dog handed in	99.00
				INV	1/11/2017	135232	Pound Cat - black and white entire tomcat	45.00
3582.805-0'		Mervyn Thomas Kearney	923.48	RFD	1/11/2017	1166926	Refund-Cr Nomination Deposit	80.00
				INV	2/11/2017	31stOctober17	Meeting fee & ICT Allowance - 9 days of October 2017	843.48
3582.8539-(		Micromax Pty Ltd	333.30	INV	1/11/2017	N0427947	Road tube 100m, Freight	333.30
3582.8595-(		Purearth	12,494.85	INV	1/11/2017	00000235	Collection & disposal of road sweepings	12,494.85
3582.9133-(People Solutions Australasia Pty Lt	1,430.00	INV	1/11/2017	00012062	Psychometric Testing	1,430.00



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3582.9345-(Accidental Health & Safety Perth	312.38	INV	1/11/2017	SD609147	Depot - First Aid Supplies	312.38
3582.9354-(		Local Government Compliance Assoc	375.00	INV	1/11/2017	S11 -2017	Enforcement Options in Health and Building Matter	375.00
3582.9405-(		Matthew James Rowse	923.48	RFD	1/11/2017	1166782	Refund-Cr Nomination Deposit	80.00
				INV	2/11/2017	31stOctober17	Meeting fee & ICT Allowance-9 days for October 17	843.48
3582.9441-(		Charissa Leitch	100.00	RFD	1/11/2017	1184115	Refund bond - Patio hire 17/10/2017	100.00
3582.9442-(		Ankit Aggarwal	100.00	RFD	1/11/2017	1181831	Refund bond-Patio hire 03/10/17	100.00
3582.9443-(		Karla Parry	100.00	RFD	1/11/2017	1175829	Refund bond-Patio hire 29/10/2017	100.00
3582.9444-(		Francesca Reimers	100.00	RFD	1/11/2017	1147083	Refund bond-Patio hire 07/08/2017	100.00
3582.9445-(		Michael Krauze	100.00	RFD	1/11/2017	1148119	Refund bond-Patio hire 22/10/2017	100.00
3582.9446-(		Chisham Ave Guardian Pharmacy	300.00	RFD	1/11/2017	1129131	Refund bond-Hall hire	300.00
3582.9447-(		Charvy Desho	1,000.00	RFD	1/11/2017	1176461	Refund bond-Hall hire 02/10/2017	1,000.00
3582.9450-(		360 Health & Community	50.00	INV	1/11/2017	Donation-31/10	Lyrik Award - Donation Allocation - Thomas Pratt	50.00
3582.9451-(		Dana Kristine Eidsvold	1,428.00	INV	1/11/2017	30thOctober17	Reimb accommodation & flights for PLA Conference	1,428.00
3583	6/11/2017	EFT TRANSFER: - 07/11/2017	231,125.35				Click Superannuation deductions - #7367	
3584	8/11/2017	EFT TRANSFER: - 09/11/2017	176,167.92					
3584.565-0'		Bright Futures Family Day Care	116,157.42	INV	8/11/2017	231017-051117	FDC Payroll 23/10/17-5/11/17	116,157.42
3584.568-0'		Bright Futures In Home Care	60,010.50	INV	8/11/2017	231017-051117	IHC Payroll 23/10/17-05/10/17	60,010.50
3585	8/11/2017	EFT TRANSFER: - 09/11/2017	14,172.65					
3585.2853-(		Maxxia Pty Ltd	5,647.00	INV	3/11/2017	100329020171031	Being employee Net ITC for period 1/10 to 31/10/17	742.57
				INV	8/11/2017	PY01-10-Maxxia P	Payroll Deduction	2,140.35
				INV	2/11/2017	100329020170930	Being employee NET ITC for period 1/9 to 30/9/17	248.92
				INV	8/11/2017	PY01-10-Maxxia P	Payroll Deduction	2,515.16
3585.3376-(		Health Insurance Fund of WA (HIF)	1,235.65	INV	8/11/2017	PY01-10-Health I	Payroll Deduction	1,235.65
3585.3719-(		City of Kwinana - Xmas fund	7,290.00	INV	8/11/2017	PY01-10-TOK Chri	Payroll Deduction	7,290.00
3586	8/11/2017	EFT TRANSFER: - 10/11/2017	828,809.36					
3586.1072-(Paint Industries	340.30	INV	7/11/2017	57964	Paint Supplies - Various Buildings	340.30



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3586.1099-(Perth Expo Hire	396.00	INV	8/11/2017	19403	Furniture Hire for EDGE Skate Park	396.00
3586.1130-(		Port Printing Works	519.50	INV	8/11/2017	INV006151	Business Cards	104.50
				INV	8/11/2017	INV006147	Seniors Subsidy A4-DL leaflets x250	123.50
				INV	8/11/2017	INV006145	1,000 flyers and 10 A3 posters for outdoor movie	133.10
				INV	8/11/2017	INV006196	Skatepark posters x30 rescheduled opening	61.60
				INV	9/11/2017	INV006287	Section Printed CMYK x 1 side	53.90
				INV	8/11/2017	INV006148	Councillor Lee's Business Cards	42.90
3586.1157-(		Quality Traffic Management Pty Ltd	21,306.33	INV	8/11/2017	23371	Contract 608KWN16 - Provision of Traffic Control	831.89
				INV	6/11/2017	23346	Traffic management 18-24/10/17 - Gilmore Ave	3,539.31
				INV	8/11/2017	23367	Traffic controllers 16-31/10/17 Cockman Way	16,578.73
				INV	6/11/2017	23345	Traffic management - Gilmore Ave	356.40
3586.1186-(		Red Dot	80.50	INV	8/11/2017	01000042	Pin It Made it Craft Term 4	80.50
3586.1187-(		Red Sand Supplies Pty Ltd	2,224.20	INV	8/11/2017	00011190	Tipping at Cockman Way & Partridge St	2,224.20
3586.1227-(		Rockingham Holden	320.66	INV	7/11/2017	33746	Nozzle ASM	55.66
				INV	8/11/2017	GMCS240522	Service oil leak - KWN1952	265.00
3586.1313-(		Daimler Trucks Perth	703.49	INV	8/11/2017	6124715D	Kingpin kit, bearing, roller bearing, oil seal	480.17
				INV	8/11/2017	5124721D	Filter kit, air cleaner	223.32
3586.1343-(		Southern Met Regional Council	10,773.07	INV	7/11/2017	12744	MRF Gate fees - October 2017	10,699.81
				INV	7/11/2017	12729	Over compaction charges for October 2017	73.26
3586.1423-(		Telstra	233.37	INV	7/11/2017	p287102661-1	Charges to 211017 FDC	23.74
				INV	8/11/2017	P288734661-0	Charges to 211017 Depot Direct Line/alarm	209.63
3586.1485-(		T-Quip	2,617.10	INV	8/11/2017	72026#5	Nut 3/8 unc nyloc flange	3.15
				INV	8/11/2017	71908#5	Parts	883.50
				INV	8/11/2017	72076#12	RH fuel tank	734.80
				INV	6/11/2017	71909#5	Belts, anti scalp cups	995.65
3586.1561-(		WA Limestone Co	9,280.86	INV	8/11/2017	MY4957	317.02tonnes of road base	6,357.20
				INV	8/11/2017	SW9884/01	Contract 613KW16 - Supply of Road Construction mat	2,923.66
3586.1592-(Water Corporation of Western Austra	6,060.51	INV	6/11/2017	9000358310Oct17	Usage to 231017 94KL Medina Oval	934.97
				INV	6/11/2017	9000358839Oct17	Usage to 231017 15KI Medina Hall	540.84

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				INV	6/11/2017	9000358855Oct17	Usage to 231017 32KL Senior Citizens Centre	411.45
				INV	6/11/2017	9000348470Oct17	Usage to 231017 264KL Depot	1,033.62
				INV	6/11/2017	9000358337Oct17	Usage to 231017 2KL Boy Scouts Hall	4.64
				INV	6/11/2017	9000357641Oct17	Usage to 231017 29KL Orelia Oval Bore	910.91
				INV	6/11/2017	9000343688Oct17	Usage to 231017 4KL Little Rascals	262.48
				INV	6/11/2017	9000343469Oct17	Usage to 231017 0KL Old St John Ambulance	84.40
				INV	6/11/2017	9000356366Oct17	Usage to 231017 45KL FDC	273.12
				INV	6/11/2017	9000354133Oct17	Usage to 231017 64KL Thomas Oval	1,498.82
				INV	6/11/2017	9000354002Oct17	Usage to 231017 9KL BMX Track Amenities	105.26
3586.1674-(		Inkwell Cartridges & Toner	738.00	INV	8/11/2017	67300	Black Toner Cartridge for Kyocera P6130	738.00
3586.1767-(		Construction Training Fund	13,813.23	INV	7/11/2017	Oct2017	CTF levy - October 2017	13,813.23
3586.1826-(		Arteil	165.00	INV	8/11/2017	00067712	Fit new Gryphon Mk1 Backrest with Extended Back B	165.00
3586.1833-(		Host Direct	147.84	INV	7/11/2017	128645	New dishes for chaffing dishes for OCMs	147.84
3586.19-01		Absolute Painting Services	3,036.00	INV	8/11/2017	INV-0181	BP - villa 50, touch up walls after wall repairs	110.00
				INV	6/11/2017	INV-0178	BP - villa 66, complete repaint of vacant unit	1,364.00
				INV	6/11/2017	INV-0177	BP - villa 25, touch up all walls and ceiling	1,562.00
3586.1937-(		Coles Myer Ltd	8,040.00	INV	8/11/2017	IN718160	Gift Vouchers	8,040.00
3586.2052-(		Kwinana District Football Club	63.00	INV	8/11/2017	Overpayment	Amendent Environmental Levy - Rubbish Charges 1718	63.00
3586.2096-(		Orelia Primary School	50.00	INV	7/11/2017	1stNov2017	Donation - Meritorious Award	50.00
3586.2125-(		Synergy	4,770.70	INV	6/11/2017	169027190Oct17	Usage to 191017 0U Entry Statement Lighting	55.05
				INV	7/11/2017	412205870Oct17	Usage to 231017 0U Oakley Hollow	30.95
				INV	7/11/2017	219451580Oct17	Usage to 231017 54U Price Pkwy Bore Pump	48.95
				INV	6/11/2017	766868640Oct17	Usage to 231017 391U Smirks Museum	161.35
				INV	7/11/2017	113658350Oct17	Usage to 251017 1U Hennessy Park	16.00
				INV	7/11/2017	685078510Oct17	Usage to 231017 29U Gawler Way	40.10
				INV	7/11/2017	700373810Oct17	Usage to 241017 97U Rutherford Park	63.30
				INV	7/11/2017	098975100Oct17	Usage to 241017 1121U Sandringham Park	328.90
				INV	7/11/2017	023172940Oct17	Usage to 201017 130U Bertrqam Park POS	72.80

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				INV	7/11/2017	219451010Oct17	Usage to 191017 80U Millbrook Ave Bore Pump	55.60
				INV	7/11/2017	282690350Oct17	Usage to 191017 3251U Cas Fire Stn/Hall/Bore	1,114.30
				INV	6/11/2017	185126570Oct17	Usage to 241017 134U Borthwick Park Retic	75.15
				INV	7/11/2017	200144210Oct17	Usage to 241017 2123U Sloan Caretakers Cottage	611.40
				INV	6/11/2017	845563650Oct17	Usage to 201017 12U BBQ Apex Park	33.45
				INV	7/11/2017	925767370Oct17	Usage to 241017 14U Gilmore Ave Retic	130.75
				INV	6/11/2017	861503150Oct17	Usage to 181017 1425U Medina Oval	345.15
				INV	7/11/2017	882732750Oct17	Usage to 231017 0U Harrison Way	30.45
				INV	6/11/2017	165493420Oct17	Usage to 231017 170U Smirks Museum	87.65
				INV	6/11/2017	285940430Oct17	Usage to 241017 842U Rhodes Park	245.35
				INV	6/11/2017	192738060Oct17	Usage to 191017 1U Price Pkwy Floodlights	29.25
				INV	6/11/2017	221037310Oct17	Usage to 231017 1485U Thomas Oval Pavilion	526.25
				INV	6/11/2017	224882670Oct17	Usage to 231017 830U Little Rascals	307.80
				INV	6/11/2017	652922630Oct17	Usage to 231017 234U Changerooms Model Railways	109.00
				INV	6/11/2017	157165580Oct17	Usage to 231017 662U Thomas Oval Pavilion	251.75
3586.2339-(		ZircoData Pty Ltd	523.77	INV	6/11/2017	80980	Offsite Storage & Retrieval Costs-October 2017	523.77
3586.248-0'		Bunnings Building Supplies	386.88	INV	6/11/2017	2163/01546311	Depot - Table legs and floor marking tape.	171.58
				INV	6/11/2017	2163/01690587	Decking treated pine	21.92
				INV	6/11/2017	2163/01690589	Gap filler sika	11.34
				INV	6/11/2017	2163/01546586	Bright Futures Family Day Care - Fly screen mesh.	78.52
				INV	6/11/2017	2163/01546300	Toggles spring pack, hollow wall pack	30.21
				INV	6/11/2017	2163/01690591	Recquatic - Tile adhesive and grout.	24.78
				INV	6/11/2017	2163/01546816	Brackets	48.53
3586.2492-(		Yakka Pty Ltd	482.75	INV	8/11/2017	2028284	Uniforms	66.30
				INV	8/11/2017	1828728	Uniforms	81.60
				INV	8/11/2017	1840603	Uniforms	68.00
				INV	8/11/2017	1840606	Uniforms	130.00
				INV	8/11/2017	1836204	Uniforms	68.85
				INV	8/11/2017	1854124	Uniforms	68.00



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3586.2510-(Technology One Limited	1,804.00	INV	8/11/2017	162725	Consultancy from Digital Mapping Solutions 031017	1,804.00
3586.2512-(		Konnect	75.77	INV	8/11/2017	1620801740	Parts	75.77
3586.2565-(		Ausco Modular Pty Ltd	1,435.50	INV	6/11/2017	7091495A	Demountable hire - Multipurpose Complex End Module	1,435.50
3586.2678-(		Natural Area Holdings P/L t/as Natu	18,077.40	INV	8/11/2017	00008495	18.26 ha. of veldt grass control at Clementine Res	18,077.40
3586.2698-(		Wilson Security Pty Ltd	1,287.00	INV	6/11/2017	W00208208	BP Mobile Security Patrols-October 17	471.20
				INV	6/11/2017	W00208259	APU Mobile Security Patrols-October 17	815.80
3586.2852-(		Downer EDI Works Pty Ltd	1,135.96	INV	8/11/2017	6002841	October - 4.76 tonne 7mm gran AC50B asphalt	871.74
				INV	8/11/2017	9302934	Emulsion	264.22
3586.3028-(		Wren Oil	258.50	INV	7/11/2017	40656	Hydrocarbon Drum 205L, Filter Drum 205L, Admi, etc	258.50
3586.3031-(		Specialised Security Shredding	10.12	INV	3/11/2017	00219059	GC Bin exchange	10.12
3586.3212-(		Marketforce Pty Ltd	12,181.34	INV	7/11/2017	17390	19x4 ad vote in election	979.95
				INV	8/11/2017	17399	Newspaper Ad Town Planning Scheme	258.04
				INV	7/11/2017	17396	Kwinana Community Funding Program ad 14.12x3 Soun	482.28
				INV	7/11/2017	17405	19x4 ad in Sound Telegraph for Community Funding	979.95
				INV	7/11/2017	17393	Term 4 program ad in Sound Telegraph, Term 4	979.95
				INV	7/11/2017	17403	Ad in Sound Telegraph Calista Oval Survey 10x4 Co	544.20
				INV	8/11/2017	80787	Weekend Courier Greenwaste Collection - November	808.67
				INV	7/11/2017	17408	9x3 ad in Sound Telegraph for Heritage Workshops	386.85
				INV	8/11/2017	17397	Newspaper Advertisements - Statutory Planning - B	258.04
				INV	8/11/2017	17398	Newspaper Ad Proposed commercial vehicle	347.47
				INV	7/11/2017	17392	Public notice for noise management plan Koorliny	432.06
				INV	7/11/2017	16743	19x4 ad for council nominations election	947.86
				INV	7/11/2017	17391	Nova campaign for Edge Skatepark Grand Opening	1,210.00



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				INV	7/11/2017	16749	Radio ad campaign RTR Edge Skatepark Grand Opening	770.00
				INV	7/11/2017	16750	Ad in Kwinana Courier Citizen of the year	809.69
				INV	7/11/2017	17400	Public notice Weekend Courier 13/10/17	377.06
				INV	7/11/2017	16747	Ad in Kwinana Courier School Holidays	808.67
				INV	7/11/2017	17406	Public Notice - Ordinary Council Meeting and Audi	267.06
				INV	8/11/2017	17404	Advert - 13 & 18/10/17	441.10
				INV	7/11/2017	17412	The West Australian - Kwinana Australia Bereavem	92.44
3586.3312-(		Daniels Printing Craftsmen	591.80	INV	8/11/2017	48986	Skatepark DL	591.80
3586.3334-(		Bertram Primary School	50.00	INV	7/11/2017	011117	Donation - Year 6 Graduation Ceremony	50.00
3586.335-0'		City of Rockingham	136,541.58	INV	7/11/2017	95078	Tipping fees to 24/10/2017	136,541.58
3586.339-0'		Civica Pty Ltd	6,050.00	INV	8/11/2017	C/LG010284	Authority V7 Initial License Fee	6,050.00
3586.3409-(		Allpet Products	90.69	INV	8/11/2017	I636726	Muzzle Nylon B/P Size 6- Product Code: 72.990	90.69
3586.3452-(		Western Maze Pty Ltd	42,392.55	INV	6/11/2017	00015129	Collection from Area 3	42,392.55
3586.357-0'		BullAnt Security Pty	30.10	INV	3/11/2017	10161085	Supply of one TWIN blank to suit MK17	30.10
3586.359-0'		Coates Hire Operations Pty Ltd	591.32	INV	7/11/2017	16567359	Hire of 2x VMS for parking - Skate Park	591.32
3586.3608-(		Foreshore Rehabilitation & Landscap	37,884.44	INV	6/11/2017	INV-4059	Calista Oval - Bollard Replacement.	3,509.00
				INV	6/11/2017	INV-4060	Supply of bollards	1,241.24
				INV	6/11/2017	INV-4061	Bollards installation - Skate Park	33,134.20
3586.3632-(		Eclipse Soils Pty Ltd	6,468.00	INV	7/11/2017	KWIN01R043024	Tipping - Grass, sand and road pavement	6,468.00
3586.3688-(		BPA Engineering Civil & Structural	5,830.00	INV	8/11/2017	0710	Calculating of Bertram Rd and Wellard Road	2,750.00
				INV	8/11/2017	0711	Review costs of Amendment 100A DCP items	3,080.00
3586.3877-(		Schweppes Australia Pty Ltd	498.10	INV	8/11/2017	0807400994	Order for cafe stock	498.10
3586.3900-(		Rockingham Books	59.98	INV	8/11/2017	AR2562	Purchase 2 x Judy Nunn Titles	59.98
3586.3977-(		MRP Osborne Park-General Pest/Termi	1,428.25	INV	6/11/2017	68526	Mandogalup Fire Station - Bee treatment	195.00
				INV	8/11/2017	67650	Treatment of ants - Parmelia House	195.00
				INV	6/11/2017	67828	Senior Citizens - Rodent Control as requested	95.00
				INV	8/11/2017	68698	Recquatic Quarterly cockroach treatment	362.25



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				INV	8/11/2017	68700	Wheatfield/Taskers Cottage Pest Treatment	581.00
3586.407-0'		Winc Australia Pty Ltd	2,519.04	INV	8/11/2017	9022575350	Library Stationery - October	68.64
				INV	8/11/2017	9022642887	Stationery	2,383.08
				INV	8/11/2017	9022304195	Stationery	67.32
3586.4125-(		LD Total	81,567.92	INV	6/11/2017	87394	Planting and mulching works at Cockham Green	5,801.95
				INV	6/11/2017	87237	Landscaping maintenance-Honeywood-Oct 17	13,749.60
				INV	6/11/2017	87393	Planting and mulching works at 30 Lambeth Cir, etc	4,942.25
				INV	6/11/2017	87241	Landscaping maintenance-Wellard Village-Oct 17	26,832.09
				INV	6/11/2017	86924	Maintenance-Wellard - October 17	4,683.48
				INV	6/11/2017	87236	Irrigation maintenance for Oct 2017-Honeywood	4,163.24
				INV	6/11/2017	87234	Irrigation maintenance-Emerald Park - Oct 2017	1,125.81
				INV	6/11/2017	87232	Irrigation maintenance-Belgravia - October 17	1,108.79
				INV	6/11/2017	86952	Additional Irrigation works-Emerald Park-Oct 17	97.76
				INV	6/11/2017	87233	Landscaping maintenance-Belgravia-Oct 17	4,978.34
				INV	6/11/2017	86922	Additional Irrigation works-Belgravia-Oct 17	614.53
				INV	6/11/2017	87240	Irrigation maintenance-Wellard Village-October 17	6,232.40
				INV	6/11/2017	86930	Maintenance of Lake Pac-Wellard - October 17	179.96
				INV	6/11/2017	86891	Additional Irrigation works-Honeywood-Oct 17	1,200.21
				INV	6/11/2017	87235	Landscape maintenance-Emerald Park-Oct 17	3,707.19
				INV	6/11/2017	86923	Additional Irrigation works-Sunrise-Oct 2017	121.04
				INV	6/11/2017	86945	Additional maintenance-Wellard - Oct 17	681.78
				INV	6/11/2017	86929	Supply10m3 Pine Bark Mulch-Wellard	1,347.50
3586.413-0'		Covs Parts Pty Ltd	163.24	INV	6/11/2017	1650044495	Battery box, ear muffs	109.11
				INV	6/11/2017	1650044838	Filter - fuel & oil spin on	41.92
				INV	6/11/2017	1650044852	Connector- battery HD 50amp	12.21
3586.4233-(Wavesound Pty Ltd	3,059.10	INV	7/11/2017	116182	ComicsPlus subscription	3,059.10



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3586.4245-(ED Property Services	1,419.00	INV	6/11/2017	00001012	APU 22 & 23 - Investigate roof leak	110.00
				INV	6/11/2017	00001010	APU 26 - repair tiles in the toilet	462.00
				INV	7/11/2017	00001014	BP - villa 61, replace broken perimeter fence	264.00
				INV	7/11/2017	00001015	Roof repairs - APU 23	495.00
				INV	6/11/2017	00001011	BP 43 - investigate damp appearance on walls	88.00
3586.4246-(		Atom Supply	10,256.91	INV	6/11/2017	H961601	Uniforms	417.73
				INV	6/11/2017	H961600	Uniforms	309.27
				INV	6/11/2017	H961598	Uniforms	392.87
				INV	6/11/2017	H961592	Uniforms	417.73
				INV	6/11/2017	H961599	Uniforms	266.48
				INV	6/11/2017	H961593	Uniforms	364.38
				INV	6/11/2017	H961605	Uniforms	498.80
				INV	6/11/2017	H961579	Uniforms	397.38
				INV	6/11/2017	H961596	Uniforms	397.38
				INV	6/11/2017	H961594	Uniforms	359.98
				INV	6/11/2017	H961595	Uniforms	392.87
				INV	6/11/2017	H961585	Uniforms	344.58
				INV	6/11/2017	H961584	Uniforms	364.38
				INV	6/11/2017	H961583	Uniforms	408.82
				INV	8/11/2017	H962475	Socks - Depot	19.80
				INV	6/11/2017	H961454	Uniforms	152.90
				INV	6/11/2017	H961453	Uniforms	446.22
				INV	6/11/2017	H961581	Uniforms	446.22
				INV	6/11/2017	H961580	Uniforms	309.27
				INV	6/11/2017	H961650	Uniforms	294.97
				INV	6/11/2017	H961608	Uniforms	426.97
				INV	6/11/2017	H961587	Uniforms	392.87
				INV	6/11/2017	H961607	Uniforms	417.73
				INV	6/11/2017	H961606	Uniforms	393.42
				INV	6/11/2017	H961603	Uniforms	364.38
				INV	6/11/2017	H962039	Uniforms	551.10
				INV	6/11/2017	H961602	Uniforms	344.03
				INV	6/11/2017	H961452	Uniforms	364.38
3586.4258-(Industrial Roadpavers (WA) Pty Ltd	63,243.98	INV	9/11/2017	00003182	Johnson Road Realignment - Claim No.1	63,243.98



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3586.4279-(Data #3 Limited	89,124.89	INV	8/11/2017	01665003	259x Office Professional Plus Licenses/Software, etc	87,675.75
				INV	8/11/2017	01664251	4x Dell Thundebolt Dock 240W for Dell Precision 7	1,449.14
3586.4382-(		Stonehenge Ceramics	450.00	INV	6/11/2017	B0397	APU - U54, clean and seal grout to wall & tiles	450.00
3586.4412-(		JB Hi-Fi Rockingham	1,069.00	INV	8/11/2017	102584800-100	Super Mario Odyssey	69.00
				INV	8/11/2017	102584793-100	Various items for the video gaming collection	1,000.00
3586.4664-(		AMPAC Debt Recovery (WA) Pty Ltd	20.95	INV	8/11/2017	42347	Debt recovery services Library October 2017	20.95
3586.4861-(		Big W	486.50	INV	6/11/2017	953520	Prizes for the Medina ideas-raiser for activation	95.00
				INV	8/11/2017	953536	8 x Lever arch folders for Grant submissions	40.00
				INV	8/11/2017	953540/953542	Purchase books for Library	289.50
				INV	2/11/2017	953539/41	Cafe Supplies	62.00
3586.5035-(		Quell Clean	985.00	INV	6/11/2017	00050070	APU - unit 17, Supply of fans and a dehumidifier	985.00
3586.5061-(		Department of Planning -DAP	196.00	INV	8/11/2017	DA8428.2	JDAP application - DA8428.2	196.00
3586.5071-(		JB HiFi Commercial Division	1,546.10	INV	8/11/2017	DE001-6145889-10	1x Apple iPhone 8 Plus 64GB Space Grey plus access	1,546.10
3586.5079-(		Kids Just Wanna Have Fun Amusement	1,750.00	INV	6/11/2017	3861	Hire of 8 items for xmas function	1,750.00
3586.5406-(		Libby Iriks	1,000.00	RFD	8/11/2017	1191497	Refund bond-Hall hire 23/10/17	1,000.00
3586.5439-(		Redfish Technologies Pty Ltd	1,139.60	INV	8/11/2017	2586	SHR-RPW116 Wireless Head Assy SM87A SuperCard, etc	1,139.60
3586.5520-(		Master Lock Service	807.00	INV	6/11/2017	00004680	The Zone - Room 5 - Clinic Door	130.00
				INV	6/11/2017	00004705	Fit Lock - D/W reception door	677.00
3586.5531-(		Rodney John Molyneux	502.18	INV	8/11/2017	3rdNovember17	Reimb of Accommodation & parking-Conference Tour	502.18
3586.5750-(		Kev's Wheelie Kleen	517.00	INV	7/11/2017	5533	Admin Building Bin cleaning	88.00
				INV	7/11/2017	4831	Darius Wells Bin and Fountain Cleaning	225.50
				INV	7/11/2017	5534	Darius Bin/Fountain Cleaning	203.50
3586.5958-(		West Coast Profilers	16,215.06	INV	8/11/2017	17926	Contract 584KWN15 - Supply of Profiling/Planning	8,908.86
				INV	8/11/2017	17930	Profiling Dalrymple Drive	7,306.20
3586.5990-(Dismantle Inc	50.00					

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				INV	7/11/2017	31stOct2017	Lyrik Awards - Round 22 - Kwinana Jnr Knights FC	50.00
3586.5996-(		CMS Engineering Pty Ltd	5,529.34	INV	8/11/2017	25839	Aircon maintenance, various locations-October 17	3,035.55
				INV	8/11/2017	25840	Aircon maintenance-Various locations-Oct 2017	1,452.91
				INV	8/11/2017	25841	Aircon maintenance-various locations-Oct 17	1,040.88
3586.6018-(		ALSCO Pty Ltd	164.90	INV	8/11/2017	CPER1769475	Linen table cloths/tea towels	53.88
				INV	7/11/2017	CPER1766365	Linen for quarterly celebration	111.02
3586.603-0'		Christine Anne Foyle	50.00	INV	3/11/2017	879093	Refund - 360L Recycle bin upgrade	50.00
3586.6090-(		Pirtek Fluid Transfer Solutions	879.59	INV	7/11/2017	FR-T00013311	Hose Assy, service call & labour	879.59
3586.6171-(		Road Specialist Australia Pty Ltd	558.36	INV	6/11/2017	3666	Bottom shoot for flocon, Prim and paint	241.56
				INV	7/11/2017	3667	Camera for Flocon	316.80
3586.6224-(		The Grant Finder	972.46	INV	8/11/2017	00111	Prep Movie Night 18 November 2017	90.00
				INV	8/11/2017	00110	Term 4 Boredom Busters Facilitation Materials	882.46
3586.6267-(		Woolworths Limited	965.19	INV	8/11/2017	24025392	Groceries	183.63
				INV	3/11/2017	23902570	Groceries - Admin	161.38
				INV	8/11/2017	2988665	Cafe Splash Order/Supplies	58.85
				INV	8/11/2017	23975583	Groceries - Admin	356.33
				INV	8/11/2017	2988668	Cafe Splash order	104.23
				INV	8/11/2017	2988651	Cafe Splash Order	89.77
				INV	8/11/2017	2988674	Milk for The Zone	11.00
3586.6289-(		Clockwork Print	1,807.30	INV	8/11/2017	41647	EDGE skatepark opening 2.0 stickers and banner	602.80
				INV	8/11/2017	41692	Banner reskin for Citizenship Ceremonies	1,204.50
3586.6370-(		Elexacom	13,738.08	INV	8/11/2017	21702	APU - unit 1 and 15 electrical work	337.69
				INV	6/11/2017	21627	Business Incubator - Emergency Exit Light missing	675.11
				INV	6/11/2017	21662	APU - unit 25, replace damaged smoke detector	286.97
				INV	6/11/2017	21652	BP - villa 32, replace external light fitting	216.11
				INV	6/11/2017	21654	BP-villa 26,repair flickering light-living room	103.02
				INV	6/11/2017	21651	BP - villa 25, replace exhaust fans in kitchen	166.87
				INV	6/11/2017	21670	APU - unit 36, replace broken pole light	3,118.93



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				INV	6/11/2017	21683	The Zone - Faulty light in the sever room	565.40
				INV	6/11/2017	21629	Parmelia House - RCD/Emergency Light testing	254.38
				INV	6/11/2017	21649	Smirk Cottage - RCD/External Light Testing	70.13
				INV	6/11/2017	21650	Recquatic - Wet side foyer lights not working	188.21
				INV	6/11/2017	21630	The Zone - Preventative Maintenance Repairs	3,844.08
				INV	6/11/2017	21669	Calista Tennis Club - Several Pole Lights repaired	1,061.25
				INV	6/11/2017	21656	561KWN13 - Street light repairs - The Strand	215.88
				INV	6/11/2017	21657	Smirk Cottage - Emergency/Exit Light Testing	140.25
				INV	6/11/2017	21668	Rhodes park kiosk - kitchen hot water repair	192.50
				INV	6/11/2017	21655	Recquatic - Preventative Maintenance	939.40
				INV	6/11/2017	21628	Leda Hall - RCD/Emergency Light testing	77.00
				INV	6/11/2017	21660	Casuarina Fire Stn - Preventative Maintenance	206.42
				INV	6/11/2017	21661	William Bertram CC - Preventative Maintenance	1,031.73
				INV	6/11/2017	21631	Wandi Res Centre - RCD/Emergency Light testing	46.75
3586.6457-(		Total Green Recycling	338.80	INV	8/11/2017	INV3547	E Waste Processing & Transport - October 17	338.80
3586.6583-(		ALS Library Services Pty Ltd	18.74	INV	8/11/2017	00050119	Purchase of titles for Library	18.74
3586.6639-(		Multispares Ltd	5.85	INV	6/11/2017	2881392	Brass elbow.	5.85
3586.6675-(		Colliers International	3,850.00	INV	8/11/2017	V127062	DCP Assessment Amendment 100A	3,850.00
3586.6700-(		Sprayking WA Pty Ltd	3,257.30	INV	8/11/2017	00001473	Treatment of weed eradication - October 17	3,257.30
3586.6860-(		Advance Scanning Services	1,789.16	INV	8/11/2017	20161819	Service Locate Partridge Street	1,789.16
3586.69-01		Alinta Gas	1,052.60	INV	7/11/2017	474997486Oct17	Usage to 191017 9013U DW Lib/Res	1,052.60
3586.7042-(		Quantum Building Services	10,464.31	INV	6/11/2017	00001598	Administration - Creation of new Directors office	5,494.78
				INV	6/11/2017	00001599	Creation of New Directors office	4,969.53
3586.7168-(		Exit Waste	1,573.00	INV	7/11/2017	2409	Darius Wells/Zone/Fiona Harris Service Grease Traps	1,573.00
3586.7357-(		Mobile Laser Quest	440.00	INV	8/11/2017	1561	18/1/18 Incursion: Mobile Laser Quest	440.00
3586.7366-(REDIMED Pty Ltd	159.50	INV	8/11/2017	981981	Pre employment medical	159.50



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3586.7436-(Action Glass Pty Ltd	3,996.03	INV	7/11/2017	B57649	Administration Attend site after hours broken wind	2,662.99
				INV	8/11/2017	B58127	John Wellard Community Centre - Reglaze broken pan	473.28
				INV	6/11/2017	B58497	BP - Clubhouse, replace broken window	527.56
				INV	6/11/2017	B55934	APU 66 - Replace vandalised toilet window	332.20
3586.7523-(		Housing Authority	1,197.79	INV	6/11/2017	10.0	Rates Refund	1,197.79
3586.7557-(		Sheila Mills	39.09	INV	7/11/2017	Oct2017	Reimb of meeting expenses - Oct 2017	39.09
3586.7574-(		Premier Photo Booths	999.00	INV	7/11/2017	INV-0438	Photo booth hire for Christmas Party	999.00
3586.7605-(		Flying Canape	1,814.00	INV	8/11/2017	11436	Catering 021117 Stakeholder Function	1,814.00
3586.762-0'		Blackwood & Sons Ltd	101.64	INV	7/11/2017	PENL4161	04837323 CLIP GLOVE GRANITE, 01721353 GLOVES, etc	101.64
3586.7689-(		VARIDESK	1,650.00	INV	8/11/2017	IVC-2-492409	6 x Dual Monitor Arms (Facility Management Area)	1,650.00
3586.7696-(		Allied Pumps Pty Ltd	1,875.50	INV	8/11/2017	70109	Stormwater pump-Scheduled six monthly service	1,875.50
3586.7793-(		Body Prep Pty Ltd	400.00	INV	8/11/2017	INV-3627	Family Outdoor Group Fitness/Activity Session	400.00
3586.7812-(		Starbucks Flooring	1,500.00	INV	7/11/2017	000234	APU - unit 72, replace carpet in living room	1,500.00
3586.8088-(		GTA Consultants (WA) Pty Ltd	5,935.88	INV	8/11/2017	108639	Kwinana Cycling and Walking Network Plan	5,935.88
3586.8193-(		Mark One Visual Promotions Pty Ltd	7,700.00	INV	6/11/2017	17193	Deposit - Christmas tree at D/W Library	7,700.00
3586.8227-(		Emerald Gardens and Landscaping	242.00	INV	3/11/2017	31/10/2017	Coastcare Project. Watering plants at KIC Coastca	242.00
3586.827-0'		Kwinana Bowling Club Inc	63.00	INV	8/11/2017	Overpayment	Amendment Environmental Levy- Rubbish Charges 1718	63.00
3586.8302-(		Chris Kershaw Photography	440.00	INV	8/11/2017	L2112	Citizenship Ceremony	440.00
3586.8379-(		Marvin Audin Richards	50.00	INV	8/11/2017	1070171	360L Recycle Bin Upgrade Fee Refund	50.00
3586.8486-(		Retravision Rockingham	164.90	INV	8/11/2017	61276314	Vacation Care power boards/wall fan	164.90
3586.851-0'		Kwinana Signs & Engraving	451.00	INV	6/11/2017	00013391	Signs-Dog Exercise Area Closure,Temporarily clousur	451.00
3586.8582-(		Bushfire Prone Planning	1,848.00	INV	8/11/2017	BPP-17711	BMP review of Millar Road	1,320.00
				INV	8/11/2017	BPP-17700	Level 3 review of BAL assessment	528.00
3586.8649-(Ezy2c GPS Tracking	1,447.16					



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				INV	7/11/2017	17040/01	Z-7 Waterproof Next G Tracking Unit, CW SIM C	1,447.16
3586.8808-(Alice Cordy-Hedge	350.00	INV	8/11/2017	004	Alice Beth Photography - Garage Sale Trail	350.00
3586.8899-(		Majestic Plumbing	15,896.65	INV	8/11/2017	209001	BP - villa 10, replace leaking kitchen taps	207.45
				INV	8/11/2017	208998	BP - villa 10, replace leaking kitchen taps	211.74
				INV	8/11/2017	209053	BP - villa 56, bathroom sink repairs	252.78
				INV	8/11/2017	208986	BP - villa 65, replace kitchen outlet	114.62
				INV	8/11/2017	208983	APU - unit 27, replace leaking kitchen outlet	232.65
				INV	6/11/2017	208995	Cavendish Blvd - leaking drinking fountain	341.00
				INV	8/11/2017	209042	BP - villa 41, repair to leaking HWS	85.80
				INV	8/11/2017	209038	APU - unit 7, repair to leaking kitchen outlet	210.10
				INV	8/11/2017	209037	APU - unit 14, repair to leaking toilet cistern	232.10
				INV	8/11/2017	208999	APU - unit 18, kitchen outlet is not swivelling	241.23
				INV	8/11/2017	209002	APU - unit 17, replace split flexi hose	230.12
				INV	8/11/2017	209003	APU - unit 17, clear block drain in laundry	248.60
				INV	8/11/2017	209004	APU - unit 57, replace leaking washing machine tap	238.98
				INV	8/11/2017	209068	BP - villa 52, replace broken tap at kitchen sink	213.40
				INV	8/11/2017	209070	BP - villa 37, repair to leaking toilet cistern	210.10
				INV	6/11/2017	208996	Thomas Kelly Pavilion - blocked male toilet	368.50
				INV	6/11/2017	209069	Wandi Hall - UV water treatment unit	314.60
				INV	8/11/2017	209071	BP - 17 Bright Rd, Toilet cistern is not filling	85.80
				INV	6/11/2017	209033	Medina Oval - leak in public toilets	192.17
				INV	6/11/2017	208994	Medina Oval Changerooms - Asset Register/ Building	171.60
				INV	6/11/2017	209066	Depot - repair tap handle in the female toilet	532.84
				INV	6/11/2017	209054	John Wellard RPZD/DVC Testing	352.00
				INV	6/11/2017	209035	Calista Tennis Club - water leaking in men's wc	190.22
				INV	6/11/2017	209045	Rhodes Park - Leaking exterior hose tap BP -	211.20
				INV	8/11/2017	208982	villa 35, replace leaking front garden tap	203.17
				INV	6/11/2017	208990	Depot - connect mains water to new lunch room	1,410.51
				INV	6/11/2017	209044	Medina Oval Toilets - unblock	248.60
				INV	6/11/2017	208979	Medina Oval - burst pipe/ground leak	600.93

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				INV	8/11/2017	208966	Tap installation at skate park	1,083.50
				INV	6/11/2017	209006	Medina Hall blocked toilet	210.10
				INV	6/11/2017	208991	Darius Wells - Leak in creche room	630.08
				INV	6/11/2017	209007	Moombaki Park - Water fountain is blocked	182.60
				INV	6/11/2017	208980	Wandi Hall - Re-visit and investigate UV Filter	186.56
				INV	8/11/2017	209034	APU - unit 57, investigate no hot water	171.60
				INV	8/11/2017	209036	APU - unit 37, repair to leaking garden tap at rear	215.60
				INV	6/11/2017	209067	Depot - Hot water tap servic	204.60
				INV	6/11/2017	209047	Medina Oval Buildings - Clubroom - Water service	3,058.00
				INV	6/11/2017	208992	Sloans Cottage - Locating a possible burst pipe	171.60
				INV	7/11/2017	209052	Medina Oval - Inspected area for burst pipe	618.70
				INV	6/11/2017	208993	Rhodes Park - Asset Register report	85.80
				INV	8/11/2017	209062	BP - villa 63, replace unserviceable garden tap	124.30
				INV	6/11/2017	209056	John Wellard - drains backflowing	585.20
				INV	6/11/2017	209005	Challenger Bch Public Toilets - replace u bend	215.60
3586.8922-(		Norm Carlisle & Maureen Carlisle	700.00	INV	8/11/2017	7thNov2017	Reimb of cost of repair to solar panels	700.00
3586.8984-(		Baldivis Transport Pty Ltd	175.00	INV	3/11/2017	00001540	Casuarina/Wellard Hall - Water delivery 16/10/201	175.00
3586.8996-(		Fridgair Industries Pty Ltd	492.51	INV	8/11/2017	28507	Administration - Council Bar Fridge Repairs	492.51
3586.8997-(		Perth Building Certifiers Pty Ltd	350.00	INV	8/11/2017	00002950	Building Certification - Works Depot	350.00
3586.9013-(		Department of Mines, Industry	24,839.95	INV	8/11/2017	October17	Building Services levy - October 2017	24,839.95
3586.9213-(		Catch Music	402.50	INV	7/11/2017	00000117	Public performance-Celebrate All Abilities	402.50
3586.928-0'		Major Motors	360.70	INV	7/11/2017	565491	Oilfilters, clips, element kits	360.70
3586.9431-(		Perth Energy	2,967.71	INV	8/11/2017	110058498	Charges to 030917 21U Feilman Building	45.97
				INV	8/11/2017	110058494	Charges to 030917 23.52U New Thomas Oval Pavilion	77.78
				INV	8/11/2017	110058496	Charges to 030917 21U Orelia Sports Pavilion	45.97
				INV	8/11/2017	1100584495	Charges to 030917 16.91U Medina Oval Clubrooms	57.04



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				INV	8/11/2017	110058493	Charges to 030917 223.29U Recquatic	2,675.86
				INV	8/11/2017	110058497	Charges to 030917 15.47U Medina Oval Changerooms	38.82
				INV	8/11/2017	110058499	Charges to 030917 12U Wellard Pavilion	26.27
3586.9432-(		Forms Express Pty Ltd	1,974.50	INV	3/11/2017	211551	eNotices Annual Hosting Rates 2017/18	1,974.50
3586.9434-(		Akolade Pty Ltd	1,758.90	INV	8/11/2017	00006818	Future of Youth Employment Forum Conference	1,758.90
3586.9452-(		Ashton Blue Pty Ltd	749.10	INV	8/11/2017	00006610	City of Kwinana Chroma Bone China Coffee Mugs	749.10
3586.9453-(		NBN Co Limited	54,553.80	INV	6/11/2017	300005666	Modification of NBN network on Johnson Road	54,553.80
3586.9457-(		G Martin	202.97	INV	3/11/2017	8.7	Rates Refund	202.97
3586.9459-(		Adam Fairess	50.00	INV	3/11/2017	999142	Refund - 360L recycle bin upgrade	50.00
3586.9460-(		Susan Jean Burgess	50.00	INV	3/11/2017	877165	Refund - 360L recycle bin upgrade	50.00
3586.9462-(		Yvonne Marie Ellis	540.42	INV	7/11/2017	10.1	Rates Refund	540.42
3586.9464-(		Tia Jones	250.00	INV	6/11/2017	31stOctober17	Lyrik Awards - Round 22	250.00
3586.9466-(		Colleen Joy Williams	165.00	INV	8/11/2017	3rdNov2017	Reimb- Library Team Milestone x 9 staff @ \$25 each	165.00
3586.9467-(		Michelle Little	250.00	INV	8/11/2017	6thNovember17	2017 Lyrik Awards - round 22 - Ashleigh Reidy	250.00
3586.9468-(		Alcino Jose Pereira Morais	250.00	INV	8/11/2017	20170121	Seniors Security Subsidy scheme	250.00
3586.9470-(		Sarah Adams	50.00	INV	8/11/2017	21644	360L Recycle Bin Upgrade Fee Refund	50.00
3586.9471-(		Javier Martinez	50.00	INV	8/11/2017	1033189	360L Recycle Bin Upgrade Fee Refund	50.00
3586.9472-(		Lee-Anne Karen Beilken	50.00	INV	8/11/2017	1116891	360L Recycle Bin Upgrade Fee Refund	50.00
3586.9473-(		Darren Lawrence Walker	50.00	INV	8/11/2017	1060492	360L Recycle Bin Upgrade Fee Refund	50.00
3586.9474-(		Louis Armel Aubeelack	540.00	INV	8/11/2017	A/N22758	Crossover subsidy rebate	540.00
3586.9475-(		Majahana Sibanda	360.00	INV	8/11/2017	A/N22596	Crossover subsidy rebate	360.00
3586.9476-(		Antonio Jr Medrana Jamisola	360.00	INV	8/11/2017	A/N22664	Crossover subsidy rebate	360.00
3586.9477-(		Critishia Coral Buckland	50.00	INV	8/11/2017	986773	360L Recycle Bin Upgrade Fee Refund	50.00
3586.9478-(		Richard Soosairaj Chettiar	360.00	INV	8/11/2017	A/N22439	Crossover subsidy rebate	360.00
3586.9479-(Jeannette Bartlett	50.00	INV	8/11/2017	1034648	360L Recycle Bin Upgrade Fee Refund	50.00



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3586.9480-(Yvonne Bosworth	96.25	INV	8/11/2017	1stNovember2017	Refund of swim membership	96.25
3587	11/11/2017	EFT TRANSFER: - 13/11/2017	2,509.13					
3587.565-0'		Bright Futures Family Day Care - Pa	2,509.13	INV	10/11/2017	231017-051117-2	FDC Payroll 23/10/17-05/11/17 File 2	2,509.13
3588	13/11/2017	EFT TRANSFER: - 15/11/2017	188,834.00					
3588.153-0'		Australian Taxation Office	188,834.00	INV	8/11/2017	PY01-10-Australi	Payroll Deduction	188,834.00
3589	15/11/2017	EFT TRANSFER: - 16/11/2017	741,664.07					
3589.1033-(		Nilfisk Pty Ltd	1,999.80	INV	14/11/2017	209412	Zone - Service charge for FOCUS II D 242-Sept 17	1,333.20
				INV	14/11/2017	209467	Zone - Service charge for FOCUS II D 242-Aug 17	666.60
3589.1036-(		North Parmelia Primary School	55.00	INV	14/11/2017	13thNov2017	Donation-Year 6 Graduation Ceremony	55.00
3589.1059-(		Vodafone Messaging	176.00	INV	14/11/2017	11179221	Alpha Network Access Fee November 2017	176.00
3589.1072-(		Paint Industries	1,006.88	INV	13/11/2017	58026	Assorted paint	946.88
				INV	13/11/2017	57934	2L Royal Purple Paint	60.00
3589.1130-(		Port Printing Works	130.90	INV	14/11/2017	INV005644	500 x DL flyers for 7 days trials Recquatic	88.00
				INV	14/11/2017	INV005562	500 x complimentary Passes for Kwinana Recquatic	42.90
3589.1157-(		Quality Traffic Management Pty Ltd	7,798.89	INV	14/11/2017	23409	Traffic management for drainage Calista Avenue	2,124.01
				INV	14/11/2017	23412	Traffic Counters removal 24/10/17	494.34
				INV	14/11/2017	23416	Traffic management for kerb repairs 30/10/17	917.20
				INV	15/11/2017	23405	Traffic management - 10 & 23/10/2017	2,968.64
				INV	14/11/2017	23417	Traffic management for traffic counters 30/10/17	729.74
				INV	14/11/2017	23379	Traffic management- manhole repairs Sulphur Road	564.96
3589.1178-(		Holcim (Australia) Pty Ltd	714.34	INV	14/11/2017	9403352572	0.4m3 concrete	256.52
				INV	13/11/2017	9403346395	1.4m3 concrete	457.82
3589.1227-(		Rockingham Holden	274.35	INV	13/11/2017	GMFS240660	1GBJ678 - replacement key includes cutting	274.35
3589.1265-(		Sai Global Ltd	1,045.30	INV	13/11/2017	SAIGIS-748966	SAI Global - Licence for 12 months	411.51
				INV	14/11/2017	SAIG1IS-750911	SAI Global - Licence for 12 months	633.79
3589.134-0'		Australia Post	1,669.24	INV	13/11/2017	1006879108	Agency commission for period ending 31/10/2017	1,669.24
3589.1375-(Stewart & Heaton Clothing Co Pty Lt	702.28					



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				INV	14/11/2017	SIN-2807518	Pants T243 -Cargo, NAVY, silver reflective tape	702.28
3589.1393-(		Sunny Sign Company Pty Ltd	222.75	INV	14/11/2017	372498	Sign Hennessy Ave x 1	74.25
				INV	14/11/2017	372499	THORNE PLACE X1, BRUCE COURT X1	148.50
3589.1408-(		Sylvia Ayton Snowden	84.00	INV	14/11/2017	1408	Working With Children Check card	84.00
3589.1485-(		T-Quip	509.80	INV	13/11/2017	72126#12	Grip Lever, Wrench, Flap Outside/Centre	253.05
				INV	13/11/2017	72087#12	Hoc Cap, SPacer Castor, Washer Thrust	256.75
3589.1491-(		Works Social Club	980.00	INV	14/11/2017	9thNov2017	Reimb Depot Team Building - 40 staff @ \$25 each	980.00
3589.1516-(		Trisley's Hydraulic Services Pty Lt	2,496.72	INV	13/11/2017	197572	Pump rattling needs investigation	88.00
				INV	13/11/2017	194938	Two mechanical seals plus labour	379.50
				INV	14/11/2017	193375	Repair of chlorine booster pump	656.42
				INV	13/11/2017	194937	supply and install cl booster pump plus freight	1,372.80
3589.1520-(		Truck & Car Panel & Paint	5,033.34	INV	13/11/2017	00003785	Excess only - Claim Number 633578581	500.00
				INV	13/11/2017	00003779	1GIL601 Buff & Handpolish to remove scratches	440.00
				INV	13/11/2017	00003780	Excess only - Claim Number 633579173	500.00
				INV	14/11/2017	00003783	KWN1896 excess only	500.00
				INV	14/11/2017	00003799	Excess only - Claim Number 633578678	500.00
				INV	14/11/2017	00003801	1EWZ823 - excess only	500.00
				INV	14/11/2017	00003798	Damage to mid drivers side panel 1EWZ823	593.34
				INV	14/11/2017	00003794	Rosa Community Bus KWN2035 Excess	500.00
				INV	14/11/2017	00003789	Excess only - Claim Number 633577426	500.00
				INV	13/11/2017	00003784	Excess only - Claim Number 633577420	500.00
3589.1561-(		WA Limestone Co	913.96	INV	14/11/2017	MI9880/01	56 tonne of lawn sand	727.71
				INV	14/11/2017	MY4956	4.98 tonnes 5mmbluemetal	186.25
3589.1589-(		Waste Stream Management Pty Ltd	825.00	INV	13/11/2017	00824177	Tipping fees - October 2017	825.00
3589.1592-(		Water Corporation of Western Austra	2,680.18	INV	14/11/2017	9013156996Nov17	Usage to 081117 335KL Fire Service Darius Wells	2,127.95
				INV	15/11/2017	9000323724Nov17	Charges to 190917 129KL Frank Konechy	552.23
3589.1646-(		Witch Cycle Suzuki	598.70	INV	13/11/2017	124774	General service - Registration No. 102779	299.35
				INV	13/11/2017	124775	General service - Registration No. 100311	299.35
3589.1726-(Kyocera Document Solutions Australi	4,280.07	INV	15/11/2017	2852292646	Taskalfa 4551CI - The Zone - October 17	113.14

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				INV	15/11/2017	2852292631	Taskalfa 3050CI - Zone (multi media room) -Oct 17	25.06
				INV	15/11/2017	2852292641	Taskalfa 7550CI - Finance area - October 17	314.73
				INV	15/11/2017	2852292629	Taskalfa 7550CI - GSS area - October 17	657.63
				INV	15/11/2017	2852292636	Taskalfa 8000I - Admin (Planning) - October 17	65.65
				INV	15/11/2017	2852292639	FS-C2526MFP - CSO area - October 17	161.19
				INV	15/11/2017	2852292643	Taskalfa 4551CI - Recquatic - October 17	395.73
				INV	15/11/2017	2852292635	FS-C2626MFP - Darius (downstairs) - October 17	85.81
				INV	15/11/2017	2852292628	Taskalfa 4551CI - Wellard Comm Ctre - October 17	22.63
				INV	15/11/2017	2852292632	Taskalfa 4550CI - Library - October 17	224.29
				INV	15/11/2017	2852292645	Taskalfa 7551CI - Records area - October 17	994.24
				INV	15/11/2017	2852292637	Taskalfa 4551CI - Depot - October 17	150.05
				INV	15/11/2017	2852292642	Taskalfa 4551CI - Admin - October 17	69.03
				INV	15/11/2017	2852292644	Taskalfa 4550CI - Library (staff) - October 17	92.99
				INV	15/11/2017	2852292634	Taskalfa 4550CI - Incubator - October 17	471.16
				INV	15/11/2017	2852292630	Taskalfa 4550CI - FDC - October 17	194.40
				INV	15/11/2017	2852292647	Taskalfa 4551CI - Bertram Comm Ctre -October 17	99.77
				INV	15/11/2017	2852292638	Taskalfa 4550CI - Darius (Uptairs) - October 17	142.57
3589.1733-(		McMullen Nolan Group Pty Ltd	467.50	INV	14/11/2017	90753	Prepare the precal plan for Johnson Road	467.50
3589.1825-(		Greenacres Turf Group	647.00	INV	13/11/2017	00049727	Supply of 80m2 Village Green Premium kikuyu	647.00
3589.1869-(		United Cinemas Rockingham	300.00	INV	13/11/2017	251017	! 16/1/18 Excursion-United Cinema	300.00
3589.1900-(		Mercury Firesafety Pty Ltd	187.00	INV	13/11/2017	00073616	SERVICE REPAIR PROTEK 360 NOZZLE AS REQ'D	187.00
3589.203-0'		Big Brews Liquor	947.58	INV	13/11/2017	861	Civic Rec Dinner Bar Drinks	947.58
3589.2075-(		ATCO Gas Australia	450.30	INV	14/11/2017	1800001248	Repair to damaged gas pipelines on 24/10/2017	450.30
3589.2121-(		Suez	627.36	INV	14/11/2017	23110860	Depot greenwaste bin and tipping	627.36
3589.2125-(Synergy	135,285.20	INV	13/11/2017	191359550Oct17	Usage to 201017 601U Ridley Park	337.15
				INV	14/11/2017	141057240Nov17	Usage to 011117 13U The Zone	3,809.45



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				INV	14/11/2017	2196431389	Usage to 011117 Street Lights (formally St Vision)	106,648.70
				INV	13/11/2017	198694990Nov17	Usage to 011117 45793U Admin/Arts/Parmelia	11,366.90
				INV	14/11/2017	135567600Nov17	Usage to 011117 40532U Darius Wells	10,658.75
				INV	13/11/2017	856518550Nov17	Usage to 271017 Decorative Lighting	2,464.25
3589.218-0'		Bob Jane T-Mart	30.00	INV	14/11/2017	129008	Puncture repair only - 1EXX886	30.00
3589.2197-(		Lock Joint Australia	519.20	INV	13/11/2017	00012327	Bitumen Fibre Expansion Joint 100mm x 2.44M	519.20
3589.2224-(		Prestige Catering & Event Hire	3,141.85	INV	14/11/2017	00021482	Civic recognition dinner Friday 10 November	2,883.85
				INV	14/11/2017	00021486	Catering 11/11/17 Kwinana Heritage Workshop	258.00
3589.2410-(		ABCO Products	728.16	INV	13/11/2017	312372	Toilets for Various Buildings	728.16
3589.248-0'		Bunnings Building Supplies	1,012.01	INV	13/11/2017	2163/01693048	Administration - Screws for maintenance	39.90
				INV	13/11/2017	2163/01549661	Coastcare Project Tools and materials	171.54
				INV	14/11/2017	2163/01100380	Umbrella, Heavy Weight Stand, Outdoor Broom	228.47
				INV	13/11/2017	2163/01693046	Depot - Building Assets - Privacy lock for ladies	71.61
				INV	13/11/2017	2163/01693429	Coleford Park - Decking Oil Materials	406.19
				INV	13/11/2017	2163/01101673	Stahl 7.9 x 520mm Stainless Steel Cable Ties	7.20
				INV	14/11/2017	2163/01231418	Tree Pruner Extension and Hand Sprayer	87.10
3589.2507-(		Ixom Operations Pty Ltd	137.76	INV	14/11/2017	5890149	Chlorine gas - Recquatic	137.76
3589.264-0'		Cabcharge Australia Ltd	6.00	INV	14/11/2017	00989066P1711	For cab charges 9/10/17 to 5/11/17	6.00
3589.2646-(		Neverfail Springwater	53.00	INV	13/11/2017	691258	Bottled water supply admin building	53.00
3589.2674-(		Fire & Safety WA	146.76	INV	13/11/2017	30569	Glostick x 6	146.76
3589.2852-(		Downer EDI Works Pty Ltd	72,964.68	INV	13/11/2017	6002936	10mm asphalt GRAN AC50B - 2.56 tonne - 31/10/17	466.16
				INV	13/11/2017	6002894	10mm GRAN AC75B - 0.64 tonne - 26/10/17	116.55
				INV	14/11/2017	6002958	231.8 tonne 7mm SMA - Cockman Way	52,706.92
				INV	13/11/2017	6002893	7mm GRAN AC50B - 0.50 tonne - 19/10/17, 7mm G	186.80
				INV	14/11/2017	6002955	Supply & lay red MRWA	19,260.42
				INV	13/11/2017	6002892	7mm Asphalt LAT AC50B 1%OX - 1.02 tonne 30/10/17	227.83



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3589.2877-(Tox Free Australia Pty Ltd	4,612.74	INV	13/11/2017	0210731	Cleaning of waste water tanks and disposal of DE	4,612.74
3589.302-0'		Chadson Engineering	122.65	INV	13/11/2017	A0073725	Pool tablets - Recquatic	122.65
3589.303-0'		Challenge Chemicals Australia	249.48	INV	13/11/2017	25756	1 x 25l drum winner, 1 x 25l drum spearsan	249.48
3589.3031-(		Specialised Security Shredding	20.24	INV	14/11/2017	00219352	Specialised Security Shedding GC Bin Exchange	20.24
3589.3069-(		Sandrehlyn Trust t/a Sifting Sands	3,947.02	INV	13/11/2017	00004530	Maintenance level clean - September 17	3,947.02
3589.3105-(		Poly Pipe Traders	3,126.88	INV	13/11/2017	00087164	VALVE BOX RAINBIRD STANDARD	592.32
				INV	13/11/2017	00087162	Reticulation items	1,436.86
				INV	13/11/2017	00087163	End strips Hunter 9ft	43.68
				INV	13/11/2017	00087313	Size 18 I25 nozzles	4.00
				INV	13/11/2017	00081230	Reticulation items	1,022.89
				INV	13/11/2017	00087190	Reticulation items	27.13
3589.3117-(		Western Power Connections Manager	500.00	INV	15/11/2017	516220498953	Electrical services - L1009 Gilmore Ave, Leda	500.00
3589.3155-(		PFD Food Services Pty Ltd	734.45	INV	14/11/2017	KH837666	Cafe Supplies	734.45
3589.3212-(		Marketforce Pty Ltd	4,778.00	INV	14/11/2017	17411	Contract # TPS0813 - Avert - Dalrymple Drive	243.69
				INV	13/11/2017	17413	Advertising in the West Aust Manager Contracts	2,018.73
				INV	13/11/2017	17409	Advertising online Property Services Officer	171.94
				INV	14/11/2017	17402	Walga contract C017/14 - advert for Cockman Way	491.35
				INV	13/11/2017	17401	Advertising online Manager Contracts	171.94
				INV	14/11/2017	17410	Walga contract C017/14 - advert for Partridge St	218.79
				INV	13/11/2017	17394	Advertising Online Coordinator Finance	171.94
				INV	13/11/2017	17395	Weekend Courier - Community Awards	480.95
				INV	13/11/2017	17407	Weekend Courier - Lyrik Educational Scholarships	808.67
3589.3342-(		TCG Industries	3,740.00	INV	14/11/2017	00006758	2 x vehicle barrier gates (Kwinana specifications)	3,740.00
3589.3447-(		Chefmaster Australia	1,649.62	INV	14/11/2017	00022364	Roadside Litter Bags	1,649.62
3589.3452-(		Western Maze Pty Ltd	3,164.62	INV	13/11/2017	00015183	Go back collections - Hard waste	3,164.62
3589.347-0'		Cleanaway Pty Ltd	139,516.52	INV	14/11/2017	9771326	Waste bin fees - October 2017	139,516.52
3589.358-0'		Coastline Mower World	183.25	INV	13/11/2017	15486	Service and sharpening of hedger	183.25



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3589.3596-(KLMedia Pty Ltd	520.75	INV	14/11/2017	1124630	Purchase 6 Music CDs	141.76
				INV	14/11/2017	1124629	Purchase 10 DVD titles	378.99
3589.3607-(		Hays Specialist Recruitment Pty Ltd	4,736.77	INV	14/11/2017	5983430	K Searcombe w/e 291017	4,736.77
3589.3608-(		Foreshore Rehabilitation & Landscap	3,377.00	INV	14/11/2017	INV-4064	Repairs to damaged post and rail fence Orelia Oval	275.00
				INV	13/11/2017	INV-4063	Install 8.3m 2400 PVC sports fence at Everglades	3,102.00
3589.3677-(		TC Precast Pty Ltd	352.00	INV	13/11/2017	SI-00000265	1200 Manhole cover	352.00
3589.3730-(		Smith Family	300.00	RFD	15/11/2017	1175830	Refund bond-Hall hire 22/9/17	300.00
3589.3760-(		Buick Holdings	49,127.75	INV	14/11/2017	97609	New vehicle-1GJN991	49,127.75
3589.3805-(		Officeworks Superstores Pty Ltd	169.48	INV	14/11/2017	620131925	City Assist Various Items	169.48
3589.381-0'		Community Perspectives	8,928.04	INV	14/11/2017	1715	Review of Community Infrastructure Plan 2015	8,928.04
3589.3863-(		Chamber Of Commerce & Industry	693.00	INV	9/11/2017	329524	Industrial Relations Advice	693.00
3589.3999-(		Wizard Training Solutions	3,025.00	INV	14/11/2017	WIZZ014	Dealing with Antisocial Behaviour training	3,025.00
3589.4003-(		Infiniti Group	876.92	INV	13/11/2017	419077	Toiletries supplies recquatic	876.92
3589.407-0'		Winc Australia Pty Ltd	113.39	INV	15/11/2017	9022694461	Stationery	113.39
3589.412-0'		Courier Australia	146.87	INV	13/11/2017	0308	Courier charges to 031117	52.29
				INV	14/11/2017	0307	Courier charges to 27/1/2017	94.58
3589.4125-(		LD Total	1,191.73	INV	13/11/2017	87238	Landscape maint - Sunrise Estate - October 17	201.06
				INV	13/11/2017	87239	Landscape maintenance-Sunrise Estate-October 17	990.67
3589.4246-(		Atom Supply	1,682.69	INV	15/11/2017	H961597	Uniforms	425.87
				INV	15/11/2017	H961661	Uniforms	397.38
				INV	15/11/2017	H961327	Uniforms	408.82
				INV	15/11/2017	H961590	Uniforms	450.62
3589.4301-(		Pedersens Hire & Structures	901.49	INV	14/11/2017	47228	Civic Recognition Dinner Friday 10 November 2017	901.49
3589.4440-(		Brenton Thomas Scambler	343.70	INV	14/11/2017	6thNov2017	Reimb conference expenses	343.70
3589.4495-(Public Trustee	280.71	INV	13/11/2017	10.6	Rates Refund	280.71
3589.457-0'		Porter Consulting Engineers	3,520.00					



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				INV	14/11/2017	00017593	Review of Amendmend 100A (DCA6)-Hammond Road	3,520.00
3589.4654-(		Pacific Industrial	790.00	RFD	15/11/2017	269010	Refund bond-ATU landscaping	790.00
3589.4655-(		Natsync Environmental	1,250.00	INV	13/11/2017	00002502	Installation of six bat boxes	1,250.00
3589.4661-(		Envirolab Services (WA) Pty Ltd	951.50	INV	13/11/2017	PE600195	Water Analysis x15	951.50
3589.4719-(		Complete Office Supplies Pty Ltd	20.00	INV	15/11/2017	07167836	Stationery - Depot	20.00
3589.483-0'		Landgate	897.04	INV	14/11/2017	805655	Land enquiry for October 17	101.20
				INV	14/11/2017	335144-10001098	GRV chargeable,Sch No.G2017/22,21/10/17 to 3/11/17	795.84
3589.4861-(		Big W	191.00	INV	14/11/2017	953552	Cafe Supplies	22.00
				INV	14/11/2017	953533	Products for Kindygy/Baldivis Fair	169.00
3589.504-0'		Domino's Pizza - Kwinana Market Pla	77.35	INV	14/11/2017	98276-11/3/17	Food for Beat ball program	77.35
3589.5108-(		Vinci Gravel Supplies Pty Ltd	1,800.00	INV	13/11/2017	B1613	2 loads of ferracrete - Delivered to depot	1,800.00
3589.5259-(		Buswest	638.00	INV	14/11/2017	84292	Bus hiring for Excursions in September/October	638.00
3589.5520-(		Master Lock Service	1,520.15	INV	13/11/2017	00004609	Darius Wells Library/Resd Install Locks/Bolts	1,520.15
3589.5581-(		Totally Workwear Rockingham	179.94	INV	14/11/2017	RK3066.D1	Safety Boots	179.94
3589.5760-(		Charlotte A O'shea	300.00	INV	15/11/2017	109	'How I Celebrate Christmas' workshop	300.00
3589.5996-(		CMS Engineering Pty Ltd	1,554.30	INV	13/11/2017	25998	Medina Hall - Kitchen air conditioning unit repair	1,554.30
3589.6007-(		Adventure 4 x 4 Pty Ltd	1,294.00	INV	14/11/2017	3437	Supply & install Red ARC Brake Controller/Roof Bar	1,294.00
3589.6090-(		Pirtek Fluid Transfer Solutions	112.95	INV	14/11/2017	FR-T00013581	SSAAMP-06-06 3/8" BSP F X 3/8" BSP MALE S/S	112.95
3589.6181-(		Expressions Painters and Decorators	291.50	INV	13/11/2017	B426	Painting New Directors Office Admin Building	291.50
3589.6267-(		Woolworths Limited	1,542.61	INV	14/11/2017	24063392	Stakeholder Event Catering Items	109.00
				INV	14/11/2017	2988678	Catering Recquatic	149.29
				INV	14/11/2017	2988661	Food and supplies for Mooditj Kulungars playground	109.34
				INV	14/11/2017	2988694	Cafe Supplies	33.45
				INV	13/11/2017	2988689	Items for Darius Wells	4.00
				INV	13/11/2017	2988693	Purchase of food items for BEAT BALL program	47.91

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				INV	14/11/2017	2988699	Purchase of Food items for Drop In	99.90
				INV	14/11/2017	2988687	Catering for JDAP meeting - 8.11.17	40.09
				INV	14/11/2017	2988682	Depot morning tea supplies	116.25
				INV	13/11/2017	24041088	Woolworths catering	101.08
				INV	14/11/2017	2988697	Catering lunch to celebrate ISO Accreditation	189.57
				INV	14/11/2017	2988677	3 vouchers for Melbourne cup day	90.00
				INV	14/11/2017	2988686	Cafe Supplies	65.77
				INV	14/11/2017	2988673	Cafe Supplies	53.96
				INV	14/11/2017	2988551	Milk for Zone	9.00
				INV	14/11/2017	2988700	Catering items for farewell function - F King	92.57
				INV	14/11/2017	2988698	Purchase assorted Groceries for "Come Write In"	25.00
				INV	14/11/2017	2988685	Food and supplies for Mooditj Kulungars playgroup	187.43
				INV	14/11/2017	3019454	Food and supplies for FDC	19.00
3589.6332-(		Drainflow Services Pty Ltd	10,164.00	INV	14/11/2017	00000773	Disposal of waste material	10,164.00
3589.6336-(		Print and Design Online Pty Ltd	770.00	INV	13/11/2017	14056	Primary Email Signature/Secondary Email Signature	770.00
3589.6370-(		Elexacom	3,300.74	INV	13/11/2017	21738	Casuarina Hall - RCD External Light Testing	46.75
				INV	13/11/2017	21737	Challenger Beach Toilets - RCD Testing	93.50
				INV	13/11/2017	21739	Casuarina Hall Emergency/Exit Light Testing	163.63
				INV	13/11/2017	21735	Administration - PA system admin Building	650.38
				INV	13/11/2017	21743	Wellard Pavilion - Preventative Maintenance	1,322.21
				INV	13/11/2017	21742	Koorliny Arts Centre - Oreventative Maintenance	503.14
				INV	14/11/2017	21589	Investigate Fault with UV system	210.38
				INV	13/11/2017	21736	Medina Hall - RCD External Light Testing	217.25
				INV	14/11/2017	21632	Emergency call for plc	93.50
3589.6527-(		Shawsett Training and Safety	4,480.00	INV	14/11/2017	00000516	Emergency Driver Training for 3x Officers	1,680.00
				INV	14/11/2017	00000526	Emergency Driver Training for 5x Officers	2,800.00
3589.6541-(		Strut Specialists WA	77.00	INV	13/11/2017	00051630	U2458@600N C3 C3 STRUT	77.00
3589.6581-(		BOUNCEinc	324.00	INV	14/11/2017	CN3024704	School Holiday Program - Bounce	324.00
3589.6583-(		ALS Library Services Pty Ltd	38.29	INV	14/11/2017	00050302	Titles for Library	38.29
3589.664-0'		StrataGreen	1,499.96	INV	13/11/2017	89951	TreeFRAME 700mm x 700mm for Peace Park	1,499.96



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3589.6700-(Spraying WA Pty Ltd	8,661.15	INV	15/11/2017	00001477	October - Chemical weed control various locations	8,661.15
3589.6703-(		Lucor Pty Ltd	427.00	INV	14/11/2017	INV-002552	Catering - 30/10/2017	427.00
3589.6707-(		Labourforce Impex Personnel Pty Ltd	3,955.96	INV	14/11/2017	133036	Temp staff Depot - w/e 29/10/17	2,199.20
				INV	13/11/2017	132815	Temp staff Depot - w/e 22/10/17	1,756.76
3589.6749-(		Australia Post	5,503.01	INV	15/11/2017	1006893821	Postage to period ending 31/10/2017	5,503.01
3589.6885-(		Forward Learning Pty Ltd (World Boo	1,364.00	INV	14/11/2017	INV0024355	EBOOKS-RENEWAL World book online subscription	1,364.00
3589.7160-(		Kym Rochelle Molloy	175.00	INV	14/11/2017	10thNov2017	Financial AssistanceU18 Yth Championship-B Molloy	175.00
3589.7405-(		All Civils WA Pty Ltd	20,949.49	INV	14/11/2017	00000104	Demolition & roadworks - Partridge Street	20,949.49
3589.7503-(		Priceless Discount Kwinana	19.50	INV	15/11/2017	13thNov2017	Materials for Christmas Art display	19.50
3589.7558-(		Civil Survey Solutions Pty Ltd	465.30	INV	14/11/2017	7140	Autodesk Vehicle Tracking Commercial Maintenance	465.30
3589.7605-(		Flying Canape	503.00	INV	14/11/2017	11439	Catering Stakeholder Function 091117	503.00
3589.762-0'		Blackwood & Sons Ltd	934.34	INV	13/11/2017	KWNZ4776	Instant Cold Packs, Pail, Chain Reg, Resp Disp	632.02
				INV	13/11/2017	KWNZ4782	00912730 Danger Tape, 04321713 Caution Tape, etc	180.84
				INV	13/11/2017	PENZ4777	Earmuff, Goggles	105.97
				INV	14/11/2017	PEOA7549	Pack cold instant	15.51
3589.7681-(		Skate Sculpture	1,650.00	INV	13/11/2017	INV0000083	Edge Skatepark Grand Opening Activity	1,650.00
3589.7780-(		Moore Stephens (WA) Pty Ltd	2,145.00	INV	14/11/2017	304497	Roads to Recovery - annual return 30/06/17	2,145.00
3589.7831-(		Blackroll Australia	141.89	INV	14/11/2017	INV-1650	Blackroll loop band set, blackroll resist ban, etc	141.89
3589.7994-(		Rockingham Mazda	53,716.46	INV	13/11/2017	M2326	Mazda CX9 Auto Touring AWD	53,716.46
3589.8102-(		RAMM Software Pty Ltd	9,890.31	INV	13/11/2017	RSL-13764	RAMM (aka Roman-II) Annual Support & Maintenance	9,890.31
3589.8325-(		Envirosweep	272.25	INV	13/11/2017	52321	Sweeping Cockman Way Orelia	272.25
3589.8423-(		Spine & Limb Foundation Inc	5,593.50	INV	13/11/2017	INV36191	Library van delivery service for 2017/2018	5,593.50
3589.843-0'		Kwinana Little Athletics Centre	1,050.00	INV	14/11/2017	KS014859	Kidsport vouchers x 6	1,050.00
3589.853-0'		Kwinana South Bush Fire Brigade	1,018.18	INV	15/11/2017	14thNovember17	Hazard Reduction burn x 3 property	1,018.18



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3589.8542-(Kindle Audrey C Valderrama	175.00	INV	14/11/2017	2ndNov2017	Financial Assistance-Kindle Valderrama	175.00
3589.8648-(		Baldivis Little Athletics Centre	760.00	INV	14/11/2017	KS014865	Kidsport vouchers x 4	760.00
3589.8850-(		GoodStart Early Learning	400.00	RFD	15/11/2017	1148119	Refund bond-Hall hire 7/9/2017	400.00
3589.8855-(		Sigil Consulting	550.00	INV	14/11/2017	02	Club Development Workshop 8/11/17	550.00
3589.888-0'		Les Mills Australia	435.63	INV	13/11/2017	882556	License Fees November 2017	435.63
3589.8894-(		Landscape and Maintenance Solutions	31,172.92	INV	13/11/2017	INV-0441	Mowing Maintenance Various	3,719.89
				INV	13/11/2017	INV-0440	Mowing of Passive and Streetscape areas	8,361.48
				INV	13/11/2017	INV-0439	Broadacre mowing of Sportsgrounds	10,214.13
				INV	14/11/2017	INV-0442	Mowing Maint of dryland reserves various	8,877.42
3589.8899-(		Majestic Plumbing	616.00	INV	13/11/2017	209139	Administration Building - Service all taps	616.00
3589.8983-(		Parmelia News Delivery	141.60	INV	13/11/2017	1397	Newspaper deliveries	141.60
3589.8998-(		McLeods	26,954.41	INV	14/11/2017	100361	Legal Fees Matter Number 41760	1,337.59
				INV	14/11/2017	100218	Legal Fees Matter Number 41646	791.84
				INV	14/11/2017	100236	Legal Fees Matter Number 41577	899.56
				INV	14/11/2017	100258	Legal Fees Matter Number 41171	2,063.71
				INV	14/11/2017	100315	Legal Fees Matter Number 40146	1,649.45
				INV	14/11/2017	100256	Legal Fees Matter Number 40894	396.31
				INV	14/11/2017	100257	Legal Fees Matter Number 41046	1,299.98
				INV	14/11/2017	100261	Legal Fees Matter Number 41736	2,340.36
				INV	14/11/2017	100217	Legal Fees Matter Number 41505	316.74
				INV	14/11/2017	99782	Legal Fees Matter Number 41488	7,460.59
				INV	14/11/2017	100333	Legal Fees Matter Number 41680	1,269.07
				INV	14/11/2017	100260	Legal Fees Matter Number 41721	1,787.61
				INV	14/11/2017	100334	Legal Fees Matter Number 41686	1,211.98
				INV	14/11/2017	100263	Legal Fees Matter Number 41750	2,660.68
				INV	14/11/2017	41775	Legal Fees Matter Number 41775	705.21
				INV	14/11/2017	100259	Legal Fees Matter Number 41519	110.99
				INV	14/11/2017	100262	Legal Fees Matter Number 41742	652.74
3589.9030-(		Air Liquide Australia	109.16	INV	13/11/2017	UG8969	CO2 cylinders	109.16
3589.9043-(		Ruckus Scooters Pty Ltd	500.00	INV	13/11/2017	06	Edge Skate Park Clinic - Scooter Clinic	500.00
3589.9081-(		Kwinana Smash Repairs	1,892.00	INV	14/11/2017	13932	Removal of Decals and High vice tape KWN1993	1,892.00
3589.9251-(Encore Kids Parties	464.00	INV	14/11/2017	INV-3487	Performers for children's Christmas party	464.00



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3589.9269-(Joyce Wesley	280.71	INV	13/11/2017	10.6	Rates Refund	280.71
3589.9276-(Arrow Alpha Industries	4,372.50	INV	14/11/2017	INV-20340	Drinking fountain for Medina Netball courts	4,372.50
3589.9323-(		Whirligig Designs	551.04	INV	13/11/2017	061117	Civic Dinner Linen and table decoration hire	551.04
3589.9325-(		Manfred Surveys	5,555.00	INV	14/11/2017	1208	Full feature survey pick up	5,555.00
3589.934-0		Mandogalup Volunteer Fire Brigade	852.50	INV	15/11/2017	14thNov2017	Hazard Reduction Burn x 3	852.50
3589.9392-(		Armadale Roleystone Kelmscott Rugby	200.00	INV	14/11/2017	KS014541	Kidsport voucher - Tane Cassidy	200.00
3589.9461-(		BHP Billiton Nickel West Pty Ltd	6,738.43	INV	10/11/2017	8.6	Rates Refund	6,738.43
3589.9483-(		Brian Clyde Patterson	565.00	INV	13/11/2017	10.3	Rates Refund	565.00
3589.9484-(		Morgan Real Estate Inc John Hayes &	448.57	INV	13/11/2017	10.4	Rates Refund	448.57
3589.9485-(		Sue-Ellen Tracy	2,000.00	INV	13/11/2017	10.5	Rates Refund	2,000.00
3589.9486-(		Youth Work WA	230.19	INV	14/11/2017	YW000102	2017 WA Youth Work Awards tickets x 6	230.19
3589.9491-(		Espresso Essential WA	390.51	INV	14/11/2017	76800/01	Maintenance & service of coffee machine-Oct 17	390.51
3589.9495-(		Diane Berglund	175.00	INV	14/11/2017	10thNov2017	Financial Assistance - Macenzie Berglund	175.00
3589.9496-(		Tarrington Holdings Pty Ltd	2,050.00	INV	14/11/2017	5thNov2017	Improvements to Sculptures Hair Studio	2,050.00
3589.9498-(		Tina Marie Healy	50.00	INV	14/11/2017	1097873	Refund - 360L recycle bin upgrade	50.00
3589.9499-(		Leanne Michelle Reid	50.00	INV	14/11/2017	876804	Refund - 360L recycle bin upgrade	50.00
3589.9500-(		Christopher Matthew Burton	52.61	INV	14/11/2017	9thNov2017	Reimbursement for items for Drop-In	52.61
3589.9501-(		Susan Ann Banyard	50.00	INV	14/11/2017	878892	Refund - 360L recycle bin upgrade	50.00
3589.9502-(		Meryl Mae Bray	250.00	INV	14/11/2017	9thNov2017	Seniors Security Subsidy Scheme	250.00
3589.9503-(		Maureen Bolton	50.00	INV	14/11/2017	876796	Refund - 360L recycle bin upgrade	50.00
3589.9504-(		Elizabeth Elsie Turnbull	300.00	INV	14/11/2017	877207	Refund - 360L Recycle bin upgrade	50.00
				INV	14/11/2017	20170123	Seniors Security subsidy Scheme	250.00
3589.9505-(		SCALES Community Legal Centre	300.00	RFD	15/11/2017	1190119	Refund bond-Hall hire	300.00
3589.9506-(		Dilip Bolu	1,000.00	RFD	15/11/2017	1167122	Refund bond-Hall hire 11/11/17	1,000.00
3590	17/11/2017	EFT TRANSFER: - 17/11/2017	192,114.74					
3590.3484-(Kenneth Allcock	192,114.74	INV	17/11/2017	15thNovember2017	Tenure Sum Re-payment-Villa 13 Retirement Village	192,114.74

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3591	22/11/2017	EFT TRANSFER: - 23/11/2017	177,012.14					
3591.565-0'		Bright Futures Family Day Care - Pa	117,885.75	INV	22/11/2017	061117-191117	FDC Payroll 6/11-19/11/17	117,885.75
3591.568-0'		Bright Futures In Home Care - Payro	59,126.39	INV	22/11/2017	061117-191117	IHC Payroll 06/11-19/11/17	59,126.39
3592	22/11/2017	EFT TRANSFER: - 24/11/2017	834,809.48					
3592.1033-(		Nilfisk Pty Ltd	1,212.00	INV	20/11/2017	209697	The Zone/Recquatic Service Charges	1,212.00
3592.1034-(		North Lake Electrical Pty Ltd	35,640.00	INV	22/11/2017	49954	Medina Oval - Supply & Install 15KW Soft Start	17,908.00
				INV	22/11/2017	49927	Rogan Park - Supply & Install 15KW Soft Start	17,732.00
3592.1044-(		Oakford Agricultural & Garden Suppl	456.98	INV	20/11/2017	78237	Camlock fittings 40 mm	135.09
				INV	20/11/2017	78210	Items for Enviroment Team	321.89
3592.1092-(		Peerless Jal Pty Ltd	311.92	INV	20/11/2017	SI238217	Graffiti Remover	311.92
3592.1157-(		Quality Traffic Management Pty Ltd	22,509.82	INV	20/11/2017	23410	Contract 608KWN16 - Provision of Traffic Control	6,683.72
				INV	21/11/2017	23158	Contract 608KWN16 Provide Traffic Management	356.40
				INV	20/11/2017	23069	Traffic Management on 16/9/2017 - Cockburn Road	1,361.25
				INV	22/11/2017	23475	Contract 608KWN16 - Traffic management Partridge	6,049.78
				INV	21/11/2017	23473	Traffic controllers 1-9/11/2017 - Cockman Way	7,226.78
				INV	21/11/2017	23474	Traffic management - Partridge Street	831.89
3592.1166-(		RAC Motoring Pty Ltd t/a RAC Busine	8.65	INV	21/11/2017	280068	New Vehicle Nomination - 1GJX593	8.65
3592.1178-(		Holcim (Australia) Pty Ltd	699.38	INV	21/11/2017	9403333286	2.60m3 concrete	699.38
3592.1186-(		Red Dot	114.00	INV	22/11/2017	33084467	60lt wheelie bins for Admin Office	114.00
3592.1265-(		Sai Global Ltd	110.69	INV	22/11/2017	SAIG1IS-753195	AS 1604.1-2012 Specification for preservative	110.69
3592.1266-(		Salmat Targeted Media Pty Ltd	877.11	INV	20/11/2017	1000509480	Edge 2.0 distribution	877.11
3592.1276-(		Satellite Security Services	5,524.31	INV	20/11/2017	01801292	Administration - Installation of a card reader	4,369.31
				INV	22/11/2017	01801352	Casuarina Fire Station - Please investigate alarm	180.00
				INV	22/11/2017	01801351	Wellard Pavilion - Zone 23 cannot be disarmed -	150.00
				INV	20/11/2017	01801302	Darius Wells Security System Maintenance	825.00

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3592.1277-(Savage Garden Services	16,342.70	INV	21/11/2017	69/70	General Litter Collection along streetscapes	6,089.60
				INV	22/11/2017	65-21/11/2017	Slashing of verge and Median island on Wellar, etc	618.00
				INV	21/11/2017	64-16/11/17	Rubbish pickup - Millar Road & Gentle Rd	391.60
				INV	21/11/2017	66/67/68	Rural Road Verge Litter Collection	9,243.50
3592.130-0'		Australasian Performing Rights	1,951.71	INV	22/11/2017	00119956/00067	Fitness centre - background music	1,951.71
3592.1357-(		Sportsworld Of WA	1,584.00	INV	20/11/2017	134628	Assorted goggles and caps - Recquatic	495.00
				INV	20/11/2017	134629	Assorted Warner Bros goggles - Recquatic	1,089.00
3592.1369-(		Premier & Cabinet Department of	532.15	INV	22/11/2017	160729	Publication of Scheme Amendments 151 and 147 - LdK	532.15
3592.1408-(		Sylvia Ayton Snowden	64.35	INV	22/11/2017	20thNovember2017	Reimbursement - End of Year Rewards & Recognitions	64.35
3592.1423-(		Telstra	76,450.91	INV	20/11/2017	1170168000OCT17	Usage to 16/10/2017 - Corporate Phone Account	73,959.29
				INV	22/11/2017	P007565271-9	Charges to 281017 Internet and Data	2,491.62
3592.1455-(		Returned Services League Of Austral	88.00	INV	22/11/2017	0039	1 x Wreath provided for Remembrance Day - 2017	88.00
3592.1485-(		T-Quip	833.10	INV	22/11/2017	72135#12	Tire 4 ply	127.50
				INV	22/11/2017	71767#12	Assy Front Wheel and Tire 4 ply	705.60
3592.1516-(		Trisley's Hydraulic Services Pty Lt	4,967.38	INV	21/11/2017	197574	Repair recir pump - Recquatic	484.00
				INV	20/11/2017	197581	Repair faulty recirculation pump	3,004.98
				INV	20/11/2017	194939	Prelim Plant Inspections - Pool water treatment	1,478.40
3592.1530-(		Wormald Australia Pty Ltd	2,289.65	INV	22/11/2017	7603695	Requatic - Fire Brigade attended 17/10/2017 - 5.3	677.60
				INV	20/11/2017	7600715	Administration - fire alarm activation	275.00
				INV	22/11/2017	7604220	Darius Wells Library and Resource Centre - Wormal	401.50
				INV	22/11/2017	7602799	Administration - Routine Inspection and Testi, etc	935.55
3592.1592-(		Water Corporation of Western Austra	20,560.98	INV	22/11/2017	9012573982Nov17	Charges to 091117 20KL Incubator	299.22
				INV	22/11/2017	9000340874Nov17	Charges to 081117 964KL APU	3,651.80
				INV	15/11/2017	9000341914Nov17	Service Charges to 311217 Shop 23/40 Meares Ave	139.50
				INV	20/11/2017	9000341578Nov17	Usage to 081117 1145KL Recquatic/Zone	5,949.34



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				INV	15/11/2017	9000340559Nov17	Usage to 081117 278KL Tennis Club/Toilet Calista	718.53
				INV	22/11/2017	9000334589Nov17	Charges to 091117 5KL Feilman Building	1,507.03
				INV	22/11/2017	9000342570Nov17	Charges to 091117 19KL Rhodes Cres Reserve	212.85
				INV	22/11/2017	9012543409Nov17	Charges to 091117 280KL Parmelia House/Admin/Art C	2,421.88
				INV	15/11/2017	9000334597Nov17	Service Charges to Dec17 Feilman Building	295.42
				INV	15/11/2017	9000294409Nov17	Charges to 061117 14KL Leda Hall	298.61
				INV	15/11/2017	9000339427Nov17	Charges to 081117 81KL Victory for Life	314.37
				INV	22/11/2017	9000341201Nov17	Charges to 081117 1148KL BP	4,268.88
				INV	15/11/2017	9000295305Nov17	Charges to 061117 148KL Sloans Cottage	344.05
				INV	15/11/2017	9000341922Nov17	Service Charges to 311217 Shop 24/40 Meares Ave	139.50
3592.1621-(		Western Australian Treasury Corpora	12,712.78	INV	22/11/2017	7thDecember17	Loan #103 due 07/12/17 Golf Club	12,712.78
3592.1760-(		Hanson Construction Materials Pty L	315.04	INV	21/11/2017	70915305	3.2m3 concrete, min load charge	315.04
3592.1820-(		Cardno (WA) Pty Ltd	1,848.00	INV	22/11/2017	ICW181184	DCP Modelling Support Period ending 27/10/17	1,848.00
3592.188-0'		Beaurepaires Tyres Kwinana	131.80	INV	21/11/2017	U548348150	Tyre fittings and tubless valves	95.64
				INV	22/11/2017	U548348302	AS_6660014 BALANCE LIGHT TRUCK	36.16
3592.194-0'		Benara Nurseries	618.86	INV	20/11/2017	420180	Assorted plants 13cm/14cm for Kwinana Adventure	618.86
3592.2021-(		Subway Kwinana	307.00	INV	23/11/2017	44	Afternoon tea supplies for Beatball family event	307.00
3592.203-0'		Big Brews Liquor	190.00	INV	17/11/2017	ZB1347573	Short payment of invoice ZB1347572	190.00
3592.2048-(		Palm Lakes Gardens & Landscape Serv	2,200.00	INV	20/11/2017	41	APU - Remove overgrown garden bed - 5 loads to tip	2,200.00
3592.2096-(		Orelia Primary School	242.00	INV	22/11/2017	9	Coastcare Project. Bus hire for excursion	242.00
3592.2097-(		Beaver Tree Services Aust Pty Ltd	38,902.16	INV	21/11/2017	64521	Chipping/mulching and traffic controllers	6,466.61
				INV	21/11/2017	64517	Vegetation clearance	16,518.85
				INV	21/11/2017	64525	Tree removal	433.33
				INV	21/11/2017	64524	Median isle planting works-Parmelia/Medina Ave	7,154.97
				INV	21/11/2017	64486	Tree prunng - Zone 3	8,328.40
3592.2125-(Synergy	32,425.55	INV	22/11/2017	488212530Nov17	Usage to 121017 17KWH Chisham Oval	123.45



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				INV	20/11/2017	676621320Nov17	Usage to 051117 6Mwh Feilman Building	1,919.30
				INV	20/11/2017	129764890Nov17	Usage to 021117 5289U Lambeth Park POS	1,063.05
				INV	20/11/2017	149872970Nov17	Usage to 011117 5510U Incubator	1,654.70
				INV	20/11/2017	177581220Nov17	Usage to 011117 75207U Recquatic	18,298.50
				INV	20/11/2017	258360080Nov17	Usage to 011117 4192U Kwinana Adventure Park	885.05
				INV	20/11/2017	107029100Nov17	Usage to 061117 6989 Wellard Community Centre	1,999.50
				INV	20/11/2017	127609840Nov17	Usage to 051117 25U Darius Top Floor	37.75
				INV	22/11/2017	422268910Nov17	Usage to 011117 5100U Depot	1,226.85
				INV	20/11/2017	144372270Nov17	Usage to 021117 1910U Thomas Oval Retic	296.80
				INV	16/11/2017	958335710Nov17	Usage to 021117 5078 Orelia Oval	1,255.90
				INV	20/11/2017	168917550Oct17	Usage to 231017 2495U Wells Park Toilets	532.70
				INV	20/11/2017	118367820Nov17	Usage to 011117 4016U New Thomas Oval Pavilion	905.80
				INV	20/11/2017	179469390Nov17	Usage to 061117 4938U Bertram Community Centre	1,418.40
				INV	16/11/2017	921049150Nov17	Charges to 171017 2329U Medina Hall	807.80
3592.2224-(		Prestige Catering & Event Hire	5,210.60	INV	22/11/2017	00021492	Catering 18/11/17 - 25pax	320.00
				INV	21/11/2017	00021495	Freight Forum - 15 November 2017 Catering	4,890.60
3592.2256-(		GlobalX Information Services Pty Ltd	45.98	INV	22/11/2017	PSI0077278	Legal Name Searches - Planning Compliance	45.98
3592.2363-(		Ambrose Rent A Car	300.00	INV	22/11/2017	00042525	Hire vehicle 30/10/17 - 03/11/17 - vehicle in pan	300.00
3592.2432-(		Lindsay Calyun	500.00	INV	22/11/2017	71	Skate Park Opening - Smoking and Dig - 18 November	500.00
3592.248-0'		Bunnings Building Supplies	1,306.78	INV	21/11/2017	2163/01296052	Ironworks Ranchworx Gloves	45.60
				INV	21/11/2017	2163/01075629	Sandpaper, Bolts, Nuts, Washers	84.61
				INV	20/11/2017	2163/01549989	Depot Hardware	17.19
				INV	22/11/2017	2163/01551020	Henley Boardwalk - 10 x 4L Linseed Oil and 10 x 4	504.93
				INV	21/11/2017	2163/00163254	Black Builder's Film 2m x 20m	62.70
				INV	20/11/2017	2163/01231446	3 x 3/4" adjustable spray handguns 3 sets ratche	230.91
				INV	21/11/2017	2163/00250557	Edge Skate Park Opening Event 2.0 - Supplies	360.84
3592.2507-(Ixom Operations Pty Ltd	942.68	INV	20/11/2017	5892390	Chlorine gas 70 kg net	942.68
3592.2512-(Konnect	173.62	INV	21/11/2017	1622084784	Parts	173.62



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3592.261-0'		C E Body Builders Pty Ltd	130.90	INV	22/11/2017	000005716	Pin Boss Barrel End and air line fittings	130.90
3592.2652-(		Modern Teaching Aids Pty Ltd	280.95	INV	22/11/2017	43169893	Goods for Play and Learn	227.37
				INV	22/11/2017	43156252	Craft Items - Pin It for Kids - Term 4	13.04
				INV	22/11/2017	43149557	Craft Items - Pin It for Kids - Term 4	40.54
3592.2674-(		Fire & Safety WA	22.00	INV	20/11/2017	30606	Restocking Fee for returned items	22.00
3592.2848-(		DX Print Group Pty Ltd	2,634.50	INV	22/11/2017	00089071	200x Attendance books for FDC	2,634.50
3592.2852-(		Downer EDI Works Pty Ltd	482.48	INV	22/11/2017	6003032	10mm Gran AC50B Asphalt 01/11/17	174.81
				INV	22/11/2017	6003034	7mm GRAN AC50B 09/11/17, 7mm GRAN AC50B 10/11,	208.78
				INV	22/11/2017	6003033	7mm Gran AC50B Asphalt 02/11/17	98.89
3592.2903-(		Insight Call Centre Services	4,613.90	INV	22/11/2017	00089508	Call Monitoring - October 2017 - WALGA Contract	4,613.90
3592.302-0'		Chadson Engineering	306.90	INV	20/11/2017	A0073988	Recalibration of 1 x pooltest9 s/n A05121516-9144	306.90
3592.3031-(		Specialised Security Shredding	40.48	INV	21/11/2017	00220018	GC Bin exchange	20.24
				INV	20/11/2017	00219839	Specialised Security Shredding GC Bin Exchange	20.24
3592.3105-(		Poly Pipe Traders	15.23	INV	22/11/2017	00087191	PVC Red bush 50 x 40mm, PVC telescopic coupling	15.23
3592.3117-(		Western Power Connections Manager	296.00	INV	22/11/2017	CORPB0410026	Western Power Ref MP172448 - Install a shade cloth	296.00
3592.3130-(		Craig Treeby	360.00	INV	20/11/2017	20thNov2017	First 50% phone/internet allowance for 2017/2018	360.00
3592.3155-(		PFD Food Services Pty Ltd	748.70	INV	20/11/2017	KH947199	Cafe Supplies	748.70
3592.3212-(		Marketforce Pty Ltd	979.95	INV	21/11/2017	16744	Advert - 27/9/2017	979.95
3592.3293-(		Signaltech	330.00	INV	20/11/2017	3138	APU - unit 16, investigate and repair TV Antenna	330.00
3592.3320-(		Arbor Logic	506.00	INV	22/11/2017	00003733	Arbor Assessment	506.00
3592.335-0'		City of Rockingham	93,679.80	INV	23/11/2017	95381	Tip fees to 02/11/2017	93,679.80
3592.3360-(		Blueprint Homes (WA) Pty Ltd	984.00	INV	20/11/2017	VP2016/330	Refund Verge material usage fee - BP2016/28173	984.00
3592.339-0'		Civica Pty Ltd	5,337.02	INV	20/11/2017	M/LG007530	Online Apps Yearly Renewal for License/Support	3,533.02



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				INV	20/11/2017	M/LG007497	Authority V7 Upgrade Licensing	1,804.00
3592.342-0'		CJD Equipment Pty Ltd	715.32	INV	21/11/2017	1603678	Parts	519.64
				INV	21/11/2017	1603681	Core-coolant pump	195.68
3592.3461-(		BBC Entertainment	1,000.00	INV	20/11/2017	01875612	Performer & Performance - Shrinking Violets Duo	1,000.00
3592.347-0'		Cleanaway Pty Ltd	781.55	INV	22/11/2017	9770210	Service Skip Bins at Adventure Park - 2, 6, 9, etc	781.55
3592.358-0'		Coastline Mower World	13.00	INV	21/11/2017	15578#4	Wheel bolt p/n K700 0106 014	13.00
3592.359-0'		Coates Hire Operations Pty Ltd	105.55	INV	22/11/2017	16671714	Hire of Turf Cutter	105.55
3592.3607-(		Hays Specialist Recruitment Pty Ltd	4,813.16	INV	20/11/2017	6999604	Temp staff w/e 12/11/17 - K Sercombe	4,813.16
3592.3686-(		KAJ Installations & Services	396.00	INV	22/11/2017	00004211	APU - Garage 32 - repair to garage door	120.00
				INV	20/11/2017	00004193	BP - villa 25, repair to garage door	276.00
3592.3877-(		Schweppes Australia Pty Ltd	448.78	INV	20/11/2017	0807437874	Drinks for Cafe	448.78
3592.3977-(		MRP Osborne Park-General Pest/Termi	5,325.47	INV	20/11/2017	68822	Zone - Pest Control	649.00
				INV	20/11/2017	68820	Sloan Cottage - Pest Control	708.37
				INV	20/11/2017	68814	Admin Office - Pest Control	919.79
				INV	20/11/2017	68815	Calista Tennis Club - Pest Control	111.24
				INV	21/11/2017	68821	Darius Wells - Pest Control Treatment	197.00
				INV	20/11/2017	68819	Wellard Pavilion Cottage Termite/Pest Treatment	321.31
				INV	20/11/2017	68812	Incubator Spider Control/Rodent treatment	407.00
				INV	20/11/2017	68823	Dept of Housing - Pest Control	187.00
				INV	21/11/2017	68893	Leda Hall Pest Control	283.25
				INV	21/11/2017	68895	Darius Wells - Termite Inspection	217.00
				INV	20/11/2017	68811	Recquatic - Pest Control	247.00
				INV	21/11/2017	68892	Senior Citizens - Pest Control	352.94
				INV	21/11/2017	68894	Kwinana Out of School Care Termite Inspection	128.54
				INV	20/11/2017	68817	Sloan 1950s House - Pest Control	341.03
				INV	20/11/2017	68816	Depot - Pest Control	255.00
3592.407-0'		Winc Australia Pty Ltd	239.90	INV	20/11/2017	9022645664	Admin Building Stationery Order	8.24
				INV	20/11/2017	9022597554	FDC stationery supplies	29.74
				INV	20/11/2017	9022599304	FDC stationery supplies	164.96
				INV	20/11/2017	9022722880	Admin Building Stationery Order	36.96



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3592.4106-(Kennards Hire Rockingham - Generato	134.00	INV	20/11/2017	18823536	Hire of turf coring machine for KAP lawns	134.00
3592.4118-(		FunkyDory	320.84	INV	20/11/2017	94	Facilitation and materials for Candy Skulls Prog	320.84
3592.412-0'		Courier Australia	108.89	INV	21/11/2017	0309	Courier to 9/11/2017	108.89
3592.413-0'		Covs Parts Pty Ltd	79.71	INV	21/11/2017	1650046439	331.534 - Hour Meter Rectangle Analogue 10 to 80V	79.71
3592.4190-(		AC Cooling Services	1,094.50	INV	20/11/2017	442	BP - 13 Bright Rd, AC Service	176.00
				INV	21/11/2017	449	BP - 13 Bright Rd air con	918.50
3592.4246-(		Atom Supply	566.96	INV	22/11/2017	H961965	Uniforms	304.65
				INV	20/11/2017	H963144	Uniforms	258.46
				INV	22/11/2017	H961962	Uniforms	3.85
3592.4256-(		Rockingham Skylights	275.00	INV	20/11/2017	11705	BP - villa 11 & 12 & Clubhouse tinting new window	275.00
3592.4285-(		Esteem Plus	3,450.00	INV	20/11/2017	INV-0035	Two hour professional seminar 25.11.2017	3,450.00
3592.4301-(		Pedersens Hire & Structures	360.98	INV	22/11/2017	47302	VIP Skate Park Event Hire tables/cloths	360.98
3592.4551-(		Jaycar Pty Ltd	94.80	INV	21/11/2017	J85521-1	Audio Equipment for Bertram Community Centre	94.80
3592.4790-(		Spotlight Pty Ltd	629.93	INV	22/11/2017	0065050107178	Depot - Building Maintenance - Self installed	629.93
3592.4808-(		Simply Headsets	539.00	INV	21/11/2017	132410	Plantronics Savi W720 Wireless Headset - 83544-04	539.00
3592.4861-(		Big W	244.00	INV	22/11/2017	953575	Raffle Prizes for Beatball family event	75.00
				INV	22/11/2017	953574	3 x event torches	48.00
				INV	22/11/2017	953568	Purchase of Items for ZONE Kitchen	46.00
				INV	22/11/2017	953564	Supplies for Rock Concert - 2 December 2017	75.00
3592.5035-(		Quell Cleen	165.00	INV	22/11/2017	00050136	BP - 13 Bright Rd, vacate clean	165.00
3592.5071-(		JB HiFi Commercial Division	12.98	INV	22/11/2017	302582926-100	DVD - Red Dog True Blue for Movie Night	12.98
3592.5175-(		Secret Harbour Surf Life Saving Clu	615.00	INV	20/11/2017	00709956	Drinks Package for FDC function 25/11/17	615.00
3592.52-01		Agrizzi Farm Machinery	326.00	INV	21/11/2017	00017617	B76, HEAVY DUTY PIN, BRACE BARS, A FRAMES	326.00
3592.5490-(		The Language Centre Bookshop	285.35	INV	20/11/2017	609601	Childrens IELTS titles as selected for Library	285.35
3592.5520-(Master Lock Service	1,186.00	INV	21/11/2017	00004721	BP - villa 25, rear RH sliding door	146.00



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				INV	20/11/2017	00004692	Administration - Install 2 x electric strikes	750.00
				INV	22/11/2017	00004715	Change electrical sub board at Darius Wells	140.00
				INV	20/11/2017	00004691	BP - villa 39, repair to broken lock	40.00
				INV	20/11/2017	00004690	BP - villa 66, vacant unit, LH sliding door lock	110.00
3592.5546-(		4 Signs Pty Ltd	2,700.50	INV	22/11/2017	00009342	1GJN991 - Install partial wrap as per artwork supp	2,700.50
3592.560-0'		Goodchild Enterprises	558.80	INV	21/11/2017	387405	574068-S5 SM Mega Power Silver, 60038-S4, Battery	558.80
3592.5652-(		Put On A Happy Face	110.00	INV	22/11/2017	890	Face Painting for Chisham Square Games 15th of No	110.00
3592.572-0'		Fire & Emergency Services, Dept of	79,185.84	INV	22/11/2017	145998	2017/18 ESL	78,885.84
				RFD	23/11/2017	1191494	Refund bond - DFES 24/10/2017	300.00
3592.5743-(		Programmed Maintenance Services Ltd	10,017.52	INV	22/11/2017	SINV510086	BP Gardening & Lawn mowing November 2017	10,017.52
3592.5750-(		Kev's Wheelie Kleen	401.50	INV	20/11/2017	5751	Admin Rubbish Bin Cleaning	176.00
				INV	20/11/2017	5752	Darius Wells Bin/Drink Fountain Cleaning	225.50
3592.5776-(		Eddie Mouna	360.00	INV	20/11/2017	20thNov2017	First 50% phone/internet allowance for 2017/2018	360.00
3592.5823-(		Accord Security Pty Ltd	2,614.76	INV	22/11/2017	00022077	Security Officer Darius Wells Library p/e 121117	2,395.03
				INV	20/11/2017	00022087	1 x Security Officer D/W - 15/11/17	219.73
3592.583-0'		Flexi Staff Pty Ltd	1,372.21	INV	20/11/2017	182419	J Cooper w/e 03/11/17	1,372.21
3592.5996-(		CMS Engineering Pty Ltd	18,221.50	INV	20/11/2017	26063	Recquatic - 25m plantroom- Extraction fan repair	628.10
				INV	20/11/2017	26062	Administration -Building Assets Area Air Con	1,010.90
				INV	22/11/2017	26092	Darius Wells Library and Resource Centre - BMS Up	15,741.00
				INV	20/11/2017	26065	Administration - Air-con old lawyer office	528.00
				INV	20/11/2017	26064	Senior Citizens - Dining room - air conditioner	313.50
3592.6018-(		ALSCO Pty Ltd	119.14	INV	22/11/2017	CPER1772835	Linen hire	53.88
				INV	22/11/2017	CPER1772645	Linen hire	10.92
				INV	22/11/2017	CPER1774429	Linen hire	54.34
3592.6267-(		Woolworths Limited	2,178.32	INV	22/11/2017	2988561	Morning tea supplies	102.99
				INV	20/11/2017	2988552	Food and supplies for Mooditj Kulungars playgroup	139.55

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				INV	22/11/2017	2988569	Cafe Supplies - Food	43.30
				INV	22/11/2017	2988581	A selection of cake and biscuits	35.90
				INV	22/11/2017	24205597	Various items for Catering	198.13
				INV	20/11/2017	2988559	Cafe Supplies	87.55
				INV	22/11/2017	2988567	Edge Skate Park Opening Event 2.0 - Supplies	84.69
				INV	22/11/2017	2988580	Ingredients for Boredom Busters activity - trail	37.88
				INV	21/11/2017	2988574	Milk for Zone	7.00
				INV	22/11/2017	2988578	Food and supplies for Mooditj Kulungars playgroup	78.90
				INV	21/11/2017	2988568	Afternoon tea supplies for Beatball family event	64.33
				INV	20/11/2017	24079320	Catering Supplies	101.07
				INV	22/11/2017	2988562	Various Milk	21.80
				INV	22/11/2017	2988570	Gift card for the event survey prize at the Movie	100.00
				INV	20/11/2017	2988553	Cafe Supplies	173.90
				INV	22/11/2017	2988566	Purchase of food items for Drop In	106.06
				INV	20/11/2017	2988684	Melbourne cup ticketed event food platters	795.27
3592.6269-(		William Henry Wells	42.50	INV	22/11/2017	21/11/17	Reimbursement of HR Class Drivers Licence Fee	42.50
3592.6289-(		Clockwork Print	8,065.20	INV	20/11/2017	41831	Freight forum notepad design	814.00
				INV	20/11/2017	42041	Rock Symphony banner, Rock Symphony Roster	523.60
				INV	20/11/2017	42039	4000 recycle bin stickers	5,165.60
				INV	20/11/2017	42080	5x1m banner	325.60
				INV	20/11/2017	42040	Produce and deliver 5,660 cardboard tags for bins	1,236.40
3592.6336-(		Print and Design Online Pty Ltd	8,992.50	INV	22/11/2017	13660	Final milestone payment for events What's On	8,992.50
3592.6370-(		Ellexacom	13,183.14	INV	20/11/2017	21777	Business Incubator - Preventative Maintenance	140.25
				INV	20/11/2017	21821	Parmelia House - Preventative Maintenance	140.25
				INV	20/11/2017	21788	Recquatic - Emergency/Exit Light Testing	1,588.40
				INV	21/11/2017	21828	Wells Park Public Toilets - RCD Testing	124.36
				INV	21/11/2017	21838	Edge Skate Park - adjust the timer for lighting	239.25
				INV	21/11/2017	21827	Thomas Netball Changerooms	70.13

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				INV	21/11/2017	21826	Thomas Oval - RCD Testing	46.75
				INV	21/11/2017	21825	Thomas Kelly Pavilion - RCD Testing	46.75
				INV	21/11/2017	21837	Koorliny Community Arts Centre - Lighting Testing	140.25
				INV	20/11/2017	21714	Leda Hall - Preventative Maintenance	93.06
				INV	20/11/2017	21824	Thomas Kelly Pavilion - Emergency/Exit Light Test	140.25
				INV	20/11/2017	21800	Recquatic - install GPOs	383.87
				INV	20/11/2017	21778	Adventure Park - BBQ repairs	442.75
				INV	20/11/2017	21802	Administration - Installation of 2 x double GPO's	1,388.54
				INV	20/11/2017	21782	Depot - Emergency/Exit Light Testing	115.50
				INV	20/11/2017	21785	Recquatic - Preventative Maintenance	2,642.20
				INV	20/11/2017	21818	Medina Ave - Preventative Maintenance	100.98
				INV	20/11/2017	21780	Medina Oval - Preventative Maintenance	140.25
				INV	20/11/2017	21781	Medina Oval - Emergency/Exit Light Testing	46.75
				INV	21/11/2017	21835	John Wellard Comm Centre - Lighting Testing	187.00
				INV	21/11/2017	21836	Wellard Pavilion - Lighting Testing	163.63
				INV	20/11/2017	21823	Sloan Cottage - Preventative Maintenance	147.73
				INV	20/11/2017	21779	Mandogalup fire Stn - Preventative Maintenance	163.63
				INV	20/11/2017	21799	Peace Park - solar light repair	749.22
				INV	20/11/2017	21822	Senior Citizens Centre - Preventative Maintenance	46.75
				INV	20/11/2017	21784	Mandogalup Fire Stn - Emergency/Exit Light Testing	296.73
				INV	21/11/2017	21831	Medina Hall - Lighting Testing	170.50
				INV	20/11/2017	21790	Recquatic Switchboard Works	883.19
				INV	21/11/2017	21832	Toc H/Rotary - Lighting Testing	231.00
				INV	21/11/2017	21833	Depot - Lighting Testing	231.00
				INV	21/11/2017	21829	Toc H/Rotary - RCD Testing	77.00
				INV	20/11/2017	21783	Recquatic - Emergency/Exit Light Testing	308.00
				INV	21/11/2017	21830	Sloan Reserve Public Toilets - RCD Testing	93.50
				INV	20/11/2017	21787	Adventrue Park - USB charging port covers repair	416.00
				INV	21/11/2017	21834	Goldney Velodrome BMX - RCD Testing	100.98
				INV	21/11/2017	21839	Mandogalup Fire Stn - Light Fittings Repairs	347.74



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				INV	20/11/2017	21786	Admin - RCD and Emergency/Exit Light Testing	539.00
3592.6380-(Anne Yardley	915.00	INV	22/11/2017	071117	1 x oral history interview and transcript	915.00
3592.662-0'		Green Skills Inc / Ecojobs	4,517.70	INV	20/11/2017	P514	Weed Control work and spraying	4,517.70
3592.664-0'		StrataGreen	598.66	INV	20/11/2017	89930	6 x Glyphosate Green	89.10
				INV	20/11/2017	89886	Fertilisers	509.56
3592.6669-(		Eduardo Javier Cuevas	800.00	RFD	23/11/2017	1191497	Refund bond-Hall hire 23/10/2017	800.00
3592.6700-(		Sprayking WA Pty Ltd	3,745.51	INV	22/11/2017	00001484	November - spraying of the following as per	3,745.51
3592.6703-(		Lucor Pty Ltd	3,090.55	INV	20/11/2017	INV-002195	Tea ,Coffee, Finger food	1,590.55
				INV	21/11/2017	INV-002590	Deposit for christmas party 15th December 17	1,500.00
3592.6707-(		Labourforce Impex Personnel Pty Ltd	2,199.20	INV	22/11/2017	133469	Temp staff Depot - w/e 10/11/17	2,199.20
3592.7042-(		Quantum Building Services	1,430.00	INV	22/11/2017	00001621	Recquatic - Westside ladies change room Hinge	330.00
				INV	22/11/2017	00001622	Installation of manholes at Darius Wells	1,100.00
3592.7359-(		Huda Rashid	84.00	INV	20/11/2017	15thNov2017	Reimbursement - Working with Children Renewal	84.00
3592.7366-(		REDiMED Pty Ltd	396.00	INV	21/11/2017	984192	Pre Employment Medical	198.00
				INV	21/11/2017	987959	Pre employment Medical	198.00
3592.7388-(		Morris Jacobs	465.00	INV	22/11/2017	071117	Facilitate Tuesday Art Group 07/11/17	155.00
				INV	22/11/2017	17/10/17	Facilitate Tuesday Art Group - 28/11/17	155.00
				INV	22/11/2017	141117	Facilitate Tuesday Art Group 14/11/17	155.00
3592.7436-(		Action Glass Pty Ltd	242.00	INV	21/11/2017	B57729	BP - villa 50, replace rollers to rear glass door	242.00
3592.7523-(		Housing Authority	49,625.11	RFD	23/11/2017	1005590	Refund bond - 12mth maint bond	49,625.11
3592.7551-(		Vanessa Liebenberg	939.74	INV	20/11/2017	15thNovember2017	Celebrate All Abilities Project 2017: Community	939.74
3592.7575-(		Pickles Auctions	709.50	INV	22/11/2017	26009096	Invoice #26009098 - Towing Costs of Vehicle	489.50
				INV	22/11/2017	26009098	Towing Pickup Costs - Wellard to Bibra Lake	220.00
3592.7605-(		Flying Canape	1,416.00	INV	20/11/2017	11435	Catering 16/11/17 The Edge VIP	1,416.00
3592.7689-(VARIDESK	3,300.00	INV	20/11/2017	IVC-2-458782	6 x Varidesks Proplus36 (Black)	3,300.00
3592.7793-(Body Prep Pty Ltd	600.00					



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				INV	22/11/2017	INV-3628	3 x Family Outdoor Group Fitness/Activity Session	600.00
3592.7858-(		Datacom systems (WA) Pty Ltd	1,870.00	INV	22/11/2017	INV0013110	Saas Fee November 2017	1,870.00
3592.7937-(		Kerb Direct Kerbing Pty Ltd	1,811.76	INV	16/11/2017	2570	Kerbing - Various Locations	1,811.76
3592.795-0'		K Mart	243.50	INV	22/11/2017	097023	Assorted items for 2017, Term 4 holiday program	65.00
				INV	22/11/2017	2740390956713	Trolley, 11 x bamboo boxes, 2 x boxes	178.50
3592.7994-(		Rockingham Mazda	64,915.00	INV	22/11/2017	MZFS18838	1 x Supply and Fit Front Seat Covers only for CE	415.00
				INV	21/11/2017	M2229	CUA37804 State Fleet Shires and Councils - 1	64,500.00
3592.8069-(		Herbert Smith Freehills	1,226.50	INV	22/11/2017	51002959	Professional Charges - Ref# 82539589	1,226.50
3592.8125-(		Xpresso Delight Midland	440.00	INV	20/11/2017	INV-0094	Coffee machine servicing and supplies	440.00
3592.8302-(		Chris Kershaw Photography	2,670.00	INV	22/11/2017	L2080	2018 Community Calendar photoshoot	2,420.00
				INV	22/11/2017	L2132	Photography at Edge Skatepark Appreciation	250.00
3592.8319-(		Poolwerx Spearwood	1,954.05	INV	20/11/2017	90762-1	Daily water test and balance Kwin Adventure	1,954.05
3592.8325-(		Envirosweep	8,211.50	INV	20/11/2017	51839	Carpark sweeping - October 17	3,514.50
				INV	20/11/2017	51840	Road sweeping - October 2017	2,799.50
				INV	20/11/2017	51959	Footpath sweeping - October 2017	1,897.50
3592.8474-(		Volunteer Task Force	242.50	INV	22/11/2017	SI000603	Mowing 021017	96.25
				INV	22/11/2017	SI000604	Mowing 311017	96.25
				INV	22/11/2017	SI000605	Verge mow 021017	50.00
3592.8610-(		John Scarfe	525.00	INV	23/11/2017	51	Handcraft pens for Citizenship Ceremony	525.00
3592.8649-(		Ezy2c GPS Tracking	6,706.26	INV	22/11/2017	16981/01	GPRS Personal tracking devices (x2)	1,535.38
				INV	22/11/2017	16972/01	Includ, etc GPS tracking systems for KWN2000- City Assist, etc	5,170.88
3592.8797-(		Ian John Stewart	50.00	INV	22/11/2017	8797	360L Recycle Bin Upgrade Fee Refund	50.00
3592.8808-(		Alice Cordy-Hedge	150.00	INV	22/11/2017	005	Photography at Summer Outdoor Movie Nights	150.00
3592.882-0'		Leda Primary School	55.00	INV	20/11/2017	16thNov2017	Donation - Support for Class 2017	55.00
3592.8884-(Coffee Works	740.96	INV	21/11/2017	2261	Coffee Machine Service Wellard CC 141017	370.48
				INV	21/11/2017	2282	Coffee Machine Wellard CC Service 141117	370.48



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3592.8899-(Majestic Plumbing	920.39	INV	20/11/2017	209080	APU - unit 11, emergency call out	920.39
3592.8921-(		Tabec Pty Ltd	2,640.00	INV	21/11/2017	00006344	Tabec investigating NBN and Telstra services	2,640.00
3592.8980-(		Westplan Design	1,314.50	INV	20/11/2017	iQ17coKW	Wellard Pavilion Extension - Engineering Consultation	1,314.50
3592.8983-(		Parmelia News Delivery	47.20	INV	22/11/2017	1784	The West Australian newspaper - 09/10-05/11	47.20
3592.9019-(		Kearns Garden Supplies	946.89	INV	22/11/2017	04	Wells Park Ablutions/Kwinana Beach - Painting	49.80
				INV	20/11/2017	24/25	Assorted hardware items - Depot	534.19
				INV	20/11/2017	28	Lawn mix, cable ties, dynamic lifter	362.90
3592.903-0'		Lo-Go Appointments	20,539.15	INV	20/11/2017	00416608	Temp staff Recquatic- w/e 16/06/2017	2,268.09
				INV	20/11/2017	00416885	Temp staff Recquatic- w/e 28/10/2017	2,305.23
				INV	20/11/2017	00415603	Temp staff Building - w/e 15/04/17	1,378.08
				INV	20/11/2017	00416504	Temp staff Recquatic - w/e 02/09/2017	2,268.09
				INV	20/11/2017	00416655	Temp staff Recquatic - w/e 23/09/2017	2,453.77
				INV	20/11/2017	00416925	Temp staff City Assist - w/e 04/11/2017	1,753.09
				INV	20/11/2017	00416884	Temp staff City Assist- w/e 28/10/2017	1,753.09
				INV	20/11/2017	00416558	Temp staff Recquatic- w/e 09/09/2017	2,268.09
				INV	20/11/2017	00416841	Temp staff Recquatic - w/e 21/10/2017	1,823.53
				INV	20/11/2017	00416799	Temp staff Recquatic - w/e 14/10/2017	2,268.09
3592.9074-(		Natsales Advertising Pty Ltd	1,485.00	INV	22/11/2017	00032353	Advertising Kwinana events on Litter Bin Housing	1,485.00
3592.9076-(		Charles Service Company	4,699.20	INV	22/11/2017	00030587	Scrub tiles & steam clean carpets at John Wellard	214.50
				INV	22/11/2017	00030589	John Wellard Community Centre - Full carpet clean	742.50
				INV	22/11/2017	00030588	Window Cleaning - John Wellard Community Ctre	3,742.20
3592.9244-(		Peet NO 110 Pty Ltd	13,714.07	INV	21/11/2017	11.1	Rates Refund	13,714.07
3592.9251-(		Encore Kids Parties	370.00	INV	22/11/2017	INV-3433	Island character performance for Outdoor Summer	370.00
3592.928-0'		Major Motors	616.50	INV	22/11/2017	571591	92955966 RECEIVER DRYER & SWITCH, 92955299 EV	616.50
3592.9325-(		Manfred Surveys	550.00	INV	20/11/2017	1196	Setout McLaughlan Rd Reserve Boundary	550.00
3592.9333-(Joselyn Huriwai	100.00	RFD	23/11/2017	1198620	Refund bond-hall hire 06/11/17	100.00



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3592.9353-(Little Rascals Childcare Centre	9,650.00	INV	22/11/2017	INV-0004	50% of the cost to supply and install fence	9,650.00
3592.9385-(		Worldwide Printing Solutions	716.06	INV	22/11/2017	214,548	City of Kwinana Fire Permit Books - 1 Colour PMS	716.06
3592.9431-(		Perth Energy	9,906.09	INV	20/11/2017	110061211	Usage to 181017 50.39U New Thomas Oval Pavilion	166.70
				INV	20/11/2017	110061213	Usage to 181017 791.48U Recquatic	9,533.30
				INV	20/11/2017	110061212	Usage to 181017 45U Feilman Building	98.51
				INV	20/11/2017	110061210	Usage to 181017 45.718U Orelia Sports Pavilion	107.58
3592.9463-(		Mega Music Australia	233.95	INV	22/11/2017	152224	Chiayo Lapel Wireless System 100 Channel	233.95
3592.9488-(		Bright Light Signs Pty Ltd	4,180.00	INV	22/11/2017	00013125	Hire of 4x VMS signs for skatepark event	4,180.00
3592.9489-(		Contemporary Image Photography Pty	3,008.50	INV	22/11/2017	923	Photography 18/11/17 Medina Shops/Skart Park	907.50
				INV	22/11/2017	925	Photography Civic Recognition Dinner	1,017.50
				INV	22/11/2017	924	Photography at Freight Forum Freight Forum	1,083.50
3592.9491-(		Espresso Essential WA	326.80	INV	20/11/2017	78765/01	Coffee, Milk, and Hot Chocolate supplies	326.80
3592.9493-(		Supersonic Science	770.00	INV	22/11/2017	SS00400	50% Deposit for Supersonic Science Act 17/03/2018	770.00
3592.9509-(		Stephen John Hart	348.93	INV	17/11/2017	11.0	Rates Refund	348.93
3592.9510-(		Satterley Property Group Pty Ltd	8,179.49	INV	17/11/2017	10.9	Rates Refund	288.14
				INV	17/11/2017	10.9	Rates Refund	301.01
				INV	17/11/2017	10.9	Rates Refund	268.72
				INV	17/11/2017	10.9	Rates Refund	309.64
				INV	17/11/2017	10.9	Rates Refund	301.01
				INV	17/11/2017	10.9	Rates Refund	301.01
				INV	17/11/2017	10.9	Rates Refund	284.16
				INV	17/11/2017	10.9	Rates Refund	284.16
				INV	17/11/2017	10.9	Rates Refund	292.56
				INV	17/11/2017	10.9	Rates Refund	278.80
				INV	17/11/2017	10.9	Rates Refund	292.56
				INV	17/11/2017	10.9	Rates Refund	268.72
				INV	17/11/2017	10.9	Rates Refund	217.00
				INV	17/11/2017	10.9	Rates Refund	301.01
				INV	17/11/2017	10.9	Rates Refund	217.00
				INV	17/11/2017	10.9	Rates Refund	301.01



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				INV	17/11/2017	10.9	Rates Refund	284.16
				INV	17/11/2017	10.9	Rates Refund	187.47
				INV	17/11/2017	10.9	Rates Refund	301.01
				INV	17/11/2017	10.9	Rates Refund	187.47
				INV	17/11/2017	10.9	Rates Refund	301.01
				INV	17/11/2017	10.9	Rates Refund	165.86
				INV	17/11/2017	10.9	Rates Refund	187.47
				INV	17/11/2017	10.9	Rates Refund	315.62
				INV	17/11/2017	10.9	Rates Refund	301.01
				INV	17/11/2017	10.9	Rates Refund	304.49
				INV	17/11/2017	10.9	Rates Refund	278.80
				INV	17/11/2017	10.9	Rates Refund	278.80
				INV	17/11/2017	10.9	Rates Refund	278.80
				INV	17/11/2017	10.9	Rates Refund	301.01
3592.9514-(		Jessica Kersting	77.00	INV	20/11/2017	14thNov17	Refund cancelled membership	77.00
3592.9515-(		Kylie Michelle Boder	50.00	INV	20/11/2017	1090637	Refund - 360L bin upgrade fee	50.00
3592.9516-(		Trina Edith Wright	50.00	INV	20/11/2017	876801	Refund - 360L bin upgrade fee	50.00
3592.9518-(		Melissa Pyke	390.21	INV	21/11/2017	11.2	Rates Refund	390.21
3592.9519-(		Ellen Joy Tofler	27.00	INV	22/11/2017	21407	360L Recycle Bin Upgrade Fee	27.00
3592.9521-(		Edge Flight Allstars	1,000.00	RFD	23/11/2017	1205604	Refund bond - Hall hire	1,000.00
3592.9522-(		David Oates	300.00	RFD	23/11/2017	997171	Refund bond - hall hire	300.00
3592.9523-(		Emma Anne Whateley	100.00	RFD	23/11/2017	1159385	Refund bond-Patio hire 21/08/17	100.00
3592.9524-(		Natalie Lewis	100.00	RFD	23/11/2017	1176154	Refund bond - Hall hire 28/9/2017	100.00
3592.9525-(		Joel Atienza Cunanan	100.00	RFD	23/11/2017	1176461	Refund bond - Patio hire 05/11/17	100.00
3592.9526-(		Kelli Bishop	100.00	RFD	23/11/2017	1198176	Refund bond-Hall hire 02/11/2017	100.00
3592.9527-(		Lisa O'Shea	100.00	RFD	23/11/2017	1162207	Refund bond - hall hire 05/09/2017	100.00
3592.9528-(		Theresa Kissell	100.00	RFD	23/11/2017	1148119	Refund bond - Patio hire 09/08/2017	100.00
3592.9529-(		Larni Jade Bizzintino	100.00	RFD	23/11/2017	1169158	Refund bond- Hall hire 11/9/2017	100.00
3592.9530-(		Kym Pearce	100.00	RFD	23/11/2017	1192473	Refund bond- Patio hire 26/10/2017	100.00
3592.9531-(		Andrew Williamson	1,000.00	RFD	23/11/2017	1198620	Refund bond- Hall hire 06/11/2017	1,000.00
3592.9532-(Kirstie Collier	100.00	RFD	23/11/2017	1157157	Refund bond-Patio hire 18/8/2017	100.00



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3592.9533-(Susan Kpatar	1,000.00	RFD	23/11/2017	1176157	Refund bond - Hall hire 29/9/2017	1,000.00
3592.9534-(		Strong Tower Apostolic Oneness Chur	800.00	RFD	23/11/2017	1200691	Refund bond - hall hire 09/11/2017	800.00
3592.9535-(		BNI Kwinana Elite	700.00	RFD	23/11/2017	1198373	Refund bond - Hall hire 15/11/17	700.00
3592.9536-(		Stacey Raath	100.00	RFD	23/11/2017	1157162	Refund bond - Hall hire 16/8/2017	100.00
3592.9537-(		Gina Williams	100.00	RFD	23/11/2017	1162010	Refund bond-Patio hire 31/8/2017	100.00
3592.9538-(		Daniel Gibbins	100.00	RFD	23/11/2017	1174336	Refund bond-Patio hire 19/11/2017	100.00
3592.9539-(		Christina Clare O'Neill	100.00	RFD	23/11/2017	1161907	Refund bond-Patio hire 18/11/17	100.00
3592.967-0'		Medina Primary School	264.00	INV	23/11/2017	1412	Coastcare Project Bus hire for Medina Primary	264.00
3593	24/11/2017	EFT TRANSFER: - 24/11/2017	5,891.16					
3593.2853-(		Maxxia Pty Ltd	4,655.51	INV	22/11/2017	PY01-11-Maxxia P	Payroll Deduction	2,515.16
				INV	22/11/2017	PY01-11-Maxxia P	Payroll Deduction	2,140.35
3593.3376-(		Health Insurance Fund of WA (HIF)	1,235.65	INV	22/11/2017	PY01-11-Health I	Payroll Deduction	1,235.65
3594	24/11/2017	EFT TRANSFER: - 27/11/2017	2,520.90					
3594.565-0'		Bright Futures Family Day Care - Pa	929.31	INV	24/11/2017	201117-031217-1	FDC Payroll 20/11/17-3/12/17 File 1	929.31
3594.568-0'		Bright Futures In Home Care - Payro	1,591.59	INV	24/11/2017	201117-031217-1	IHC Payroll 20/11/17-03/12/17 - File 1	1,591.59
3595	27/11/2017	EFT TRANSFER: - 28/11/2017	202,900.00					
3595.153-0'		Australian Taxation Office	202,900.00	INV	22/11/2017	PY01-11-Australi	Payroll Deduction	202,900.00
3596	29/11/2017	EFT TRANSFER: - 30/11/2017	505,358.59					
3596.1002-(		LGIS Insurance Broking	9,537.00	INV	23/11/2017	062-197478	Event Insurance - Alcoa Childrens Festival 170318	297.00
				INV	23/11/2017	062-197570	Event Insurance Kwinana Big Concert 021217	9,240.00
3596.1034-(		North Lake Electrical Pty Ltd	468.71	INV	27/11/2017	49964	Gilmore College Oval - SDS controller replaced	468.71
3596.1046-(		OCE Australia Ltd	222.66	INV	28/11/2017	1430753	Monthly Charges for ColorWave 550 - October 17	222.66
3596.1130-(		Port Printing Works	649.00	INV	28/11/2017	INV006810	QTYx200 A2 sized posters for Rock Symphony	287.10
				INV	28/11/2017	INV007363	Twilight markets A3 posters x20	57.20
				INV	28/11/2017	INV007327	Community Liaison Business cards	42.90
				INV	28/11/2017	INV007368	Staff Business Cards	42.90



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				INV	28/11/2017	INV07328	New officer business cards	75.90
				INV	28/11/2017	INV007148	x100 twilight market flyers	67.10
				INV	28/11/2017	INV007325	Staff Business Cards	75.90
3596.1157-(		Quality Traffic Management Pty Ltd	11,525.13	INV	27/11/2017	23496	Traffic controllers-Dalrymple Drive	6,407.62
				INV	27/11/2017	23497	Contract 608KWN16 - Traffic management	2,589.40
				INV	27/11/2017	23498	Traffic controllers 14,16,17/11/2017	1,012.22
				INV	28/11/2017	23463	Traffic management plan Gilmore/Harlow	831.89
				INV	28/11/2017	23500	A three man crew for Thursday 9/11/2017	684.00
3596.1186-(		Red Dot	234.16	INV	28/11/2017	02000055	Assorted items for reward box for 2017, Term 4	62.16
				INV	28/11/2017	02000162	Twilight Markets Christmas items as requested by	172.00
3596.1205-(		Ridleys Towing & Transport	237.50	INV	28/11/2017	2733	Driver for Daimler Bus Service 09/02/17	140.00
				INV	28/11/2017	2734	Driver for New Teacher Run Around	37.50
				INV	28/11/2017	2735	Bus cleaning for the month of February 2017	60.00
3596.1227-(		Rockingham Holden	733.30	INV	28/11/2017	GMFS239400	Drivers Door Harness replacement - KWN1898	401.15
				INV	28/11/2017	GMFS240780	P409, KWN1896 SUPPLY AND PROGRAM REPLACEMENT KEY	332.15
3596.1249-(		Royal Life Saving Society	264.00	INV	27/11/2017	74565	Watch around water wrist bands	264.00
3596.1266-(		Salmat Targeted Media Pty Ltd	3,544.10	INV	28/11/2017	1000514938	Distribution of Rock Symphony Postcards to Kwinana	2,600.76
				INV	28/11/2017	1000515768	Outdoor movie flyer-1935991	943.34
3596.1276-(		Satellite Security Services	424.50	INV	28/11/2017	01801410	Fiona Harris Pavilion - Replace GPRS	424.50
3596.1360-(		Saint John Ambulance Australia (WA)	693.00	INV	27/11/2017	EHSINV00087582	1 x First Aid Cover 18/11/17-Summer Outdoor Movie	277.20
				INV	27/11/2017	EHSINV00087589	First Aid Cover for the Edge Skate Park Opening	415.80
3596.1367-(		Star Trophies	375.80	INV	28/11/2017	00013405	Engraving of perpetual trophies	375.80
3596.1375-(		Stewart & Heaton Clothing Co Pty Lt	282.52	INV	28/11/2017	SIN-2813421	Pants T243 -Cargo, NAVY, silver reflective	282.52
3596.1408-(		Sylvia Ayton Snowden	68.00	INV	27/11/2017	22ndNov2017	Reimb of Gift for Rewards & Recognition Event	68.00
3596.1423-(Telstra	210.45	INV	28/11/2017	P310645761-7	Charges to 161117 Mandogalup Fire Stn	140.75



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				INV	28/11/2017	P834450161-7	Charges to 091117 BP Clubhouse	69.70
3596.1444-(The Good Guys	1,449.00	INV	28/11/2017	D0921276746	Administration - Fisher & Paykel 451L Fridge	1,449.00
3596.1516-(		Trisley's Hydraulic Services Pty Lt	264.00	INV	27/11/2017	197567	Inspect and replace mechanical seal kit-boost pump	264.00
3596.1520-(		Truck & Car Panel & Paint	500.00	INV	28/11/2017	0003796	Excess only - KWN1991 - Quote reference 1432 - CI	500.00
3596.1524-(		Turfmaster Facility Management	40,995.34	INV	28/11/2017	614708	Renovation works - Rhodes Park 1.27ha	7,348.88
				INV	28/11/2017	614688	Renovation works - Thomas Oval (6.52 ha)	22,625.05
				INV	28/11/2017	614710	Renovation works - Calista Oval 2.05ha	6,982.45
				INV	28/11/2017	614707	Renovation works - Kelly Park	4,038.96
3596.1528-(		Twights Plumbing Pty Ltd	3,275.10	INV	28/11/2017	F7088	Rhodes Park - Supply and Install Rheem 50ltr	1,597.00
				INV	28/11/2017	F6887	Callistemon Court - annual retic testing/repair	1,678.10
3596.1589-(		Waste Stream Management Pty Ltd	66.00	INV	28/11/2017	00824339	Monthly tipping - sand/rubble 30m3	66.00
3596.1592-(		Water Corporation of Western Austra	57.95	INV	28/11/2017	9000321550Nov17	Charges to 161117 20KL Ince Reserve	46.36
				INV	28/11/2017	9000313235Nov17	Charges to 161117 5KL Peace Park	11.59
3596.1614-(		Westbooks	374.44	INV	28/11/2017	290692	I went walking 25th Anniversary Division	11.83
				INV	28/11/2017	293234	Purchase of 18 out of 27 Titles	362.61
3596.1629-(		Weston Road Systems	4,867.50	INV	27/11/2017	CR14	Line marking and grinding from Moombaki Avenue	495.00
				INV	27/11/2017	PR 51	Temporary line marking for 3 speed humps	935.00
				INV	27/11/2017	CR13	Remove existing line marking - Minstrell Road	495.00
				INV	27/11/2017	GB02	Bombay Boulevard additional work grinding	495.00
				INV	27/11/2017	PR52	Dalrymple drive spotting and marking	731.50
				INV	27/11/2017	GB 01	Conduct spotting services on Bombay Boulevard	1,716.00
3596.1649-(		Dennis Cleve Wood	3,119.82	INV	24/11/2017	MEETINGFEE17/11	Meeting Fees	2,613.66
				INV	27/11/2017	Nov17	Reimbursement of travel expenses Nov 2017	214.49
				INV	24/11/2017	ICTALLOW17/18	ICT Allowance	291.67
3596.1689-(		Sandra Elizabeth Lee	3,686.41	INV	24/11/2017	ICTALLOW17/18	ICT Allowance	291.67
				INV	24/11/2017	MEETINGFEES17/18	Meeting Fees	2,613.66
				INV	27/11/2017	Oct17	Reimbursement of expenses - Oct 2017	781.08
3596.1762-(Officeworks BusinessDirect	38.11					

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				INV	28/11/2017	36890783	John Wellard Community centre whiteboard erasers	38.11
3596.1825-(		Greenacres Turf Group	787.00	INV	24/11/2017	00050108	Supply and delivery of 80m2 Village Green Kik	787.00
3596.1832-(		Southern Districts BMX Raceway	164.16	INV	27/11/2017	KS015020	Kidsport voucher - Jayde Fabry Roche	164.16
3596.2021-(		Subway Kwinana	127.00	INV	28/11/2017	41	Catering for lolly run meeting 15/11/17	127.00
3596.2097-(		Beaver Tree Services Aust Pty Ltd	18,690.11	INV	27/11/2017	64657	Supply & install 200ltr Jacaranda tree - Clint Way	467.50
				INV	27/11/2017	64178	601KWN16 - Mowing heights & general tree work	13,111.08
				INV	28/11/2017	64666	General Vegetation Clearance - Wellard Rd	602.31
				INV	27/11/2017	64659	Emergency Call Out to make safe - Jacques Place	1,796.67
				INV	28/11/2017	64662	Emergency Clean Up Works - Wincaton Chase	497.22
				INV	28/11/2017	64665	Remove & stump grind pine trunk - Sloan's Cottage	563.33
				INV	28/11/2017	64660	Quote No 95613 - Derbal Fields BMX Track Medina -	1,300.00
				INV	27/11/2017	64664	Remove heavy wire from tree - Near seabrook/gentle	352.00
3596.2224-(		Prestige Catering & Event Hire	378.40	INV	27/11/2017	00021561	Catering - 22/11/2017	378.40
3596.2363-(		Ambrose Rent A Car	500.00	INV	28/11/2017	00042561	Hire 8 seater van from Monday 6th - Friday 10th November 2017	500.00
3596.248-0'		Bunnings Building Supplies	367.79	INV	23/11/2017	2163/01084063	Python locks x 4 I/N 3961515	216.60
				INV	28/11/2017	2163/01110143	Sika 5L rugasol C surface retarder	60.80
				INV	28/11/2017	2163/01078157	1 x Ramset 380ml ChemSet 101 Plus (I/N: 2260403)	90.39
3596.2587-(		Westrac Equipment Pty Ltd	730.06	INV	28/11/2017	PI1895664	9M-6590, Bolt	58.21
				INV	28/11/2017	PI1892440	9M-6590, BOLT, 5P-8245, WASHER, 146-7473, ELE, etc	671.85
3596.2652-(		Modern Teaching Aids Pty Ltd	1,303.20	INV	27/11/2017	43171384	Assorted items for 2017, Term 4 holiday program.	494.95
				INV	27/11/2017	43169977	Assorted items for 2017, Term 4 holiday program.	671.04
				INV	27/11/2017	43168466	Supplies for Moana Movie night 18 November.	137.21



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3596.275-0'		Cannon Hygiene Australia Pty Ltd	1,193.95	INV	27/11/2017	00081770	Sanitary monthly service - November 17	1,193.95
3596.2852-(		Downer EDI Works Pty Ltd	79,346.56	INV	28/11/2017	6003092	Asphalt 7mm gran AC50B - 1.00 tonne	183.14
				INV	27/11/2017	6003060	Contract 587KWN15 - Supply Delivery	17,148.01
				INV	28/11/2017	6003093	17/11/17 0.60 7mm gran AC50B, 17/11/17 0.56 7	234.96
				INV	27/11/2017	6003059	Supply and lay 98.57 tonne red 10 MRWA 1%	23,928.09
				INV	27/11/2017	6003062	Supply and lay 220.50 tonne DG10 75b	37,852.36
3596.29-01		Acurix Networks Pty Ltd	2,368.30	INV	28/11/2017	00001501	12x Months Public Wi-Fi Service @ various location	2,368.30
3596.2981-(		Peter Edward Feasey	5,255.66	INV	27/11/2017	Nov17	Reimbursement of expenses Nov 2017	499.00
				INV	24/11/2017	DEPMAYFEE17/18	Deputy Mayoral Allowance	1,851.33
				INV	24/11/2017	ICTALLOW17/18	ICT Allowance	291.67
				INV	24/11/2017	MEETINGFEES17/	Meeting Fees	2,613.66
3596.30-01		Carol Elizabeth Adams	11,617.50	INV	24/11/2017	MEETINGFEE17/18	Meeting Fees	3,920.50
				INV	24/11/2017	MAYALLOW17/18	Mayoral Allowance	7,405.33
				INV	24/11/2017	ICTALLOW17/18	ICT Allowance	291.67
3596.3021-(		Studio Kraze	135.00	INV	28/11/2017	361	Sound set up, mixing and pack up	135.00
3596.3036-(		Freestyle Now	2,475.00	INV	27/11/2017	1726	Edge Skatepark Grand Opening	2,475.00
3596.304-0'		Challenger Ford	1,080.99	INV	28/11/2017	C5613A	KWN1941 - Supply cut and code one additional Key	1,080.99
3596.3162-(		Doreen Nelson	300.00	INV	27/11/2017	08	Edge Skate Park opening - Welcome to Country	300.00
3596.3311-(		FCT Surface Cleaning	1,925.00	INV	27/11/2017	00028858	Removal of graffiti from skate bowl	1,925.00
3596.3312-(		Daniels Printing Craftsmen	20,366.50	INV	28/11/2017	49490	Printing of Spirit and Calendar 2018	13,422.20
				INV	28/11/2017	49438	Printing of Spirit Of Kwinana Newsletter	5,599.00
				INV	28/11/2017	49461	Customer Service charter books x200	660.00
				INV	28/11/2017	49428	A5 Flyers - Outdoor Movies Printing	685.30
3596.332-0'		City of Gosnells	5,500.00	INV	24/11/2017	20215	Annual Subscription for "Switch Your Thinking"	5,500.00
3596.339-0'		Civica Pty Ltd	12,933.25	INV	23/11/2017	C/LG010414	Infringement Training On Site	5,926.25
				INV	23/11/2017	C/LG010415	Authority V7 Initial License Fee	7,007.00
3596.342-0'		CJD Equipment Pty Ltd	1,376.36	INV	24/11/2017	1608871	Hose assembly and sealing rings	1,376.36



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3596.3452-(Western Maze Pty Ltd	27,192.89	INV	28/11/2017	00014692	Contract 619KWN16 Green Waste Verge Collection	15,037.22
				INV	28/11/2017	00014632	Contract 619KWN16 Green Waste Verge Collection	12,155.67
3596.358-0'		Coastline Mower World	252.85	INV	28/11/2017	15593#4	5347 2103 000, PIN (Front Diff Pivot) AIR BAG	83.75
				INV	28/11/2017	15648	Pole saw repairs	148.60
				INV	28/11/2017	15638#5	Handle Starter Large & Starter Rope 3mm	20.50
3596.3632-(		Eclipse Soils Pty Ltd	20,443.50	INV	27/11/2017	KWIN01R043040	Tipping grass and sand waste	20,443.50
3596.3977-(		MRP Osborne Park-General Pest/Termi	3,427.02	INV	23/11/2017	68974	Thomas Kelly Pavilion - Pest Control/Inspection	474.08
				INV	23/11/2017	68972	Smirk Cottage - Pest Control/Inspection	257.50
				INV	23/11/2017	68818	Smirk Cottage - Pest Control/Inspection	366.71
				INV	23/11/2017	68976	Rhodes Park - Pest Control/Inspection	108.50
				INV	23/11/2017	68970	Depot - Pest Control/Inspection	372.94
				INV	23/11/2017	68969	Thomas Oval Pavilion - Pest Control/Inspection	235.66
				INV	23/11/2017	68973	Fiona Harris Pavilion - Pest Control	465.66
				INV	28/11/2017	69030	Kwinana Out of School Care - Termite Spot Treat	195.00
				INV	23/11/2017	68971	Medina Hall - Pest Control/Inspection	289.97
				INV	23/11/2017	68975	William Bertram Community Centre - Pest Control	661.00
3596.407-0'		Winc Australia Pty Ltd	399.89	INV	27/11/2017	9022777576	Library Stationery Order - November 2017	399.89
3596.4112-(		Cleverpatch Pty Ltd	200.69	INV	28/11/2017	274093	John Wellard Community Centre Programs	200.69
3596.413-0'		Covs Parts Pty Ltd	32.29	INV	28/11/2017	1650047501	A1891 - Ryco Air Filter	32.29
3596.4179-(		Australian Office Leading Brands	637.89	INV	27/11/2017	95921921	C5 White envelopes, postage paid	74.25
				INV	27/11/2017	95921922	DL Window Face envelope, 110x220mm, Postage Paid	563.64
3596.4246-(		Atom Supply	2,555.20	INV	28/11/2017	H963449	2007 Workit Drill Shirt Yellow	342.82
				INV	28/11/2017	H963448	Uniform	314.05
				INV	28/11/2017	H962237	1004N82R - Pants cotton drill	261.25
				INV	28/11/2017	H962869	2007 Workit Drill Shirt	131.62
				INV	28/11/2017	H962957	Socks size 6-11, Navigator Socks	920.70
				INV	28/11/2017	H962198	55540130 - Shirt L/S Cotton Drill 155gsm 3M Tape	36.64



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<u>Chq/Ref</u>	<u>Pmt Date</u>	<u>Payee</u>	<u>Amount</u>	<u>Tran</u>	<u>Date</u>	<u>Invoice</u>	<u>Description</u>	<u>Amount</u>
				INV	28/11/2017	H961884	2007 Workit Drill Shirt Yellow	286.87
				INV	28/11/2017	H962054	1004 - Workit Cargo trousers - 107R -	261.25
3596.4279-(		Data #3 Limited	3,544.62	INV	28/11/2017	01669714	Exclaimer Signature Manager Exchange - Edition	3,544.62
3596.4412-(		JB Hi-Fi Rockingham	1,000.00	INV	28/11/2017	102595090-100	Various games for library video game collection	1,000.00
3596.4647-(		Penguin Island Cruises Pty Ltd	945.00	INV	27/11/2017	2748	Coastcare project-South Coogee Primary	945.00
3596.4653-(		Street Hassle Events	1,012.00	INV	28/11/2017	00000002	City of Kwinana Edge Skate Park Opening Event	1,012.00
3596.472-0'		Department of Treasury & Finance	8,633.00	INV	27/11/2017	23rdNov2017	Parmelia House variable outgoings adjustment	8,633.00
3596.4800-(		Web In A Box	270.00	INV	28/11/2017	39929	Standard Package (Web, Mail, DNS, MySQL, SSL)	270.00
3596.483-0'		Landgate	3,764.09	INV	24/11/2017	62366972	Extra Spring Capture (Sept 2017) Aerial Imagery	3,764.09
3596.4861-(		Big W	317.96	INV	28/11/2017	953586	General Supplies for ABC - Rock Symphony Event	29.00
				INV	28/11/2017	953590-953591	Seniors Christmas Lunches prizes and supplies	288.96
3596.5004-(		Liberal Party of Australia (WA)	200.00	RFD	28/11/2017	1200690	Ref Sec Dep	200.00
3596.5071-(		JB HiFi Commercial Division	1,820.82	INV	24/11/2017	01-6178311-100-1	1x Apple iPad Pro 12.9 256GB Wi-Fi + Cellular	1,820.82
3596.5143-(		Wendy Gaye Cooper	2,905.33	INV	24/11/2017	ICTALLOW17/18	ICT Allowance	291.67
				INV	24/11/2017	MEETINGFEES17/	Meeting Fees	2,613.66
3596.5277-(		Traffic Systems West	2,255.00	INV	27/11/2017	5231	Relocation/centralising of the 4 speed cushions	2,255.00
3596.5279-(		OCP Sales	449.94	INV	24/11/2017	00046678	Womens Taclite Pro Pant - Black - Size 20	449.94
3596.5361-(		Integral Development Associates Pty	16,335.00	INV	24/11/2017	INV1601	Extension to contract for City Engagement Service	3,300.00
				INV	28/11/2017	INV-1586	Community Services & Development - stage 2 - repor	13,035.00
3596.5427-(Phase 3 Landscape Construction Pty	5,361.40	INV	28/11/2017	2159	Supply& installation of concrete footings xmas tree	5,361.40
3596.5520-(Master Lock Service	712.60					



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				INV	28/11/2017	00004672	DW create twin door key plus back door reader	712.60
3596.5581-(		Totally Workwear Rockingham	408.34	INV	28/11/2017	RK3221.D1	Uniform	408.34
3596.5823-(		Accord Security Pty Ltd	3,449.71	INV	27/11/2017	00022105	Saturday 18/11 - 2 x Guards	351.56
				INV	28/11/2017	00022111	1 x Security Officer for period ending 26/11/17	2,922.37
				INV	28/11/2017	00022099	1 x Static Guard/Security Officer for Darius Well	175.78
3596.583-0'		Flexi Staff Pty Ltd	1,458.64	INV	28/11/2017	182732	Temp staff Depot - w/e 19/11/17	1,458.64
3596.5859-(		HK Calibration Technologies Pty Ltd	280.50	INV	28/11/2017	44654	CALIBRATE TORQUE WRENCH AND PROVIDE CERT	280.50
3596.5882-(		Promotions Only	1,227.64	INV	27/11/2017	798749051	Uniform for Zone staff (youth workers)	1,227.64
3596.5958-(		West Coast Profilers	6,123.38	INV	28/11/2017	18020	Contract 584KWN15 - Supply of Profiling	6,123.38
3596.5962-(		Rockingham PCYC	220.00	INV	27/11/2017	KS014891	Kidsport voucher -Abigail Green	220.00
3596.5996-(		CMS Engineering Pty Ltd	2,530.00	INV	23/11/2017	26094	Margaret Fielman Centre DFES Tenancy timer repair	801.90
				INV	23/11/2017	26093	Administration - Building Assets temp	727.10
				INV	28/11/2017	25444	Administration - Investigate and rectify Chamber	1,001.00
3596.6000-(		Scott Printers Pty Ltd	1,200.00	INV	28/11/2017	114057	Refer to quote ref - 281654 - Letterhead order	1,200.00
3596.6091-(		Plants & Garden Rentals	110.00	INV	24/11/2017	00011131	Planter hire - Darius Wells	110.00
3596.6110-(		Castrol Lubricants	4,612.65	INV	28/11/2017	24450472	3371184 TRANSMAX M/VEHICLE 20L, 3377123 PREMI	4,045.93
				INV	28/11/2017	24450470	3335813 Syntrans 75W	566.72
3596.6181-(		Expressions Painters and Decorators	258.50	INV	28/11/2017	B430	Incubator Painting interior of 2 walls	258.50
3596.6267-(		Woolworths Limited	1,069.65	INV	28/11/2017	24333016	Woolworths Catering Supplies	147.45
				INV	24/11/2017	2988572	Items for Edge Skate Park	47.94
				INV	24/11/2017	2988573	Items for Edge Skate Park	14.00
				INV	28/11/2017	2988503	Milk for Zone Staff & tenants	8.50
				INV	28/11/2017	2988587	Depot morning tea supplies	77.90
				INV	28/11/2017	2988510	4 x \$50 gift cards for door prizes for seniors	200.00
				INV	28/11/2017	2988508	Purchase of items for girls group	29.65

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				INV	24/11/2017	2988696	Office supplies -The Zone	43.40
				INV	24/11/2017	2988589	Refreshments / supplies for meeting	15.92
				INV	28/11/2017	2988598	Purchase of food items for Drop In	49.70
				INV	28/11/2017	2988597	Gift Cards	200.00
				INV	27/11/2017	2988592	Fruit for Chisham Square Games	47.79
							Wednesday 22nd Nov	
				INV	24/11/2017	2988585	2 x Gift vouchers	100.00
				INV	24/11/2017	2988584	Cafe supplies - Recquatic	87.40
3596.6289-(		Clockwork Print	7,163.20	INV	28/11/2017	42406	Corflute signs for Rock Symphony	3,302.20
				INV	28/11/2017	42194	Lampost Wraps - Rock Symphony	3,861.00
3596.6370-(		Elexacom	5,609.84	INV	28/11/2017	21890	APU - unit 69, RCD test failed push button test	88.44
				INV	28/11/2017	21940	Recquatic - Investigate issue re electric shock	210.38
				INV	28/11/2017	21929	Admin- Preventative Maintenance Repairs	189.75
				INV	28/11/2017	21928	Depot- Preventative Maintenance Testing	798.90
				INV	28/11/2017	21920	Depot - Testing and tagging	83.60
				INV	28/11/2017	21792	Calista Tennis Club - Investigate and adjust timer	154.00
				INV	28/11/2017	21888	Recquatic - investigate power outage	46.75
				INV	28/11/2017	21909	Wellard Pavilion - Electrical socket in kitchen	213.88
				INV	28/11/2017	21916	BP - villa 32, install an external double GPO	368.23
				INV	28/11/2017	21915	Senior Citizens - Powerpoint in dining room	70.13
				INV	28/11/2017	21918	APU - unit 55, RCD failed push button test	257.83
				INV	28/11/2017	21945	Lambeth Park - Park Furniture/BBQ Maintenance	93.50
				INV	28/11/2017	21894	Senior Citizens Cerntre - Preventative Maintenance	733.57
				INV	28/11/2017	21919	Depot - Preventative Maintenance Repairs	339.63
				INV	28/11/2017	21892	Incubator - Preventative Maintenance Repairs	372.28
				INV	28/11/2017	21943	Darius Wells - Hand Dryer Library Toilets Repair	907.93
				INV	28/11/2017	21893	Toc H/Rotary- Preventative Maintenance Repairs	134.53
				INV	28/11/2017	21917	APU - unit 60, repair to faulty light fitting	157.30
				INV	28/11/2017	21942	BP - villa 10, replace broken light fitting	248.96



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				INV	28/11/2017	21944	Wells Park - Park Furniture/BBQ Maintenance	140.25
3596.6586-(Peel Riding for the Disabled Associ	1,650.00	INV	28/11/2017	Event Funding17	Community Event Funding - Mead Farm	1,650.00
3596.6700-(		Sprayking WA Pty Ltd	1,782.00	INV	28/11/2017	00001487	Spraying of 56 Culverts	1,782.00
3596.6707-(		Labourforce Impex Personnel Pty Ltd	1,756.76	INV	28/11/2017	133747	Temp staff Depot -w/e 19/11/17	1,756.76
3596.7168-(		Exit Waste	269.50	INV	28/11/2017	2488	Recquatic - Attend site to clean greasetraps	269.50
3596.7254-(		Austral Pool Solutions	7,449.00	INV	27/11/2017	351085	Lane ropes for 25m pool	7,449.00
3596.7557-(		Sheila Mills	2,905.33	INV	24/11/2017	ICTALLOW17/18	ICT Allowance	291.67
				INV	24/11/2017	MEETINGFEE17/18	Meeting Fees	2,613.66
3596.762-0'		Blackwood & Sons Ltd	351.96	INV	24/11/2017	PE0287OD	Gloves & socks - City Assist	190.67
				INV	27/11/2017	KW5168OD	K27360 - Ladies safety boots, Size 8	144.00
				INV	24/11/2017	KW6869OC	Specs pheos	17.29
3596.7681-(		Skate Sculpture	1,815.00	INV	27/11/2017	INV0000085	Edge Skatepark Grand Opening-Human Foosball	1,815.00
3596.7793-(		Body Prep Pty Ltd	200.00	INV	28/11/2017	INV-3629	1 x Family Outdoor Group Fitness Activity	200.00
3596.7937-(		Kerb Direct Kerbing Pty Ltd	14,924.80	INV	27/11/2017	2581	Contract 606KWN16 - Supply & Lay Concrete	14,924.80
3596.795-0'		K Mart	639.00	INV	28/11/2017	20/11/17	Promotional items for the recquatic	639.00
3596.805-0'		Mervyn Thomas Kearney	2,905.32	INV	24/11/2017	ICTALLOW17/18	ICT Allowance	291.66
				INV	24/11/2017	MEETINGFEES17/18	Meeting Fees	2,613.66
3596.8227-(		Emerald Gardens and Landscaping	605.00	INV	23/11/2017	211117B	Watering new plants at BP Site	242.00
				INV	23/11/2017	211117A	Watering Sutton Road Rehabilitation Site	121.00
				INV	23/11/2017	211117	Watering Plants at KIC Site	242.00
3596.8234-(		Fire And Safety Australia Pty Ltd	3,900.00	INV	27/11/2017	40028676	Fire Extinguisher 2 hours, Fire Warden 4 Hours	1,950.00
				INV	27/11/2017	40028675	Fire Extinguisher 2 hours, Fire Warden 4 Hours	1,950.00
3596.8297-(		Ravens Basketball Club	175.00	INV	28/11/2017	KS015123	Kidsport Voucher - Irula Dylan	175.00
3596.8302-(		Chris Kershaw Photography	1,100.00	INV	28/11/2017	L2119	Photography - Elected Member Portraits	440.00
				INV	28/11/2017	L2114	Photography at Coles opening and landscape shots	660.00
3596.8421-(Back Beach Co	306.00	INV	27/11/2017	15951	Assorted robes for swimming to sell in Proshop	306.00



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3596.8453-(Pathmanabhan Naidu	2,000.00	RFD	28/11/2017	1183472	Refund Sec Dep Medina Hall 11/11/17	2,000.00
3596.8515-(		Hillman Hornets Sporting Club	155.00	INV	27/11/2017	KS014974	Kidsport voucher - Jayden Mackley	155.00
3596.8610-(		John Scarfe	225.00	INV	24/11/2017	52	Wood table decorations	225.00
3596.867-0'		Lamp Replacements	1,159.95	INV	28/11/2017	IN1009199	Darius Wells Library Globes	816.75
				INV	28/11/2017	IN1009196	John Wellard Community Centre - TUBET5 28W 40	343.20
3596.8683-(		Compac Marketing Australia	2,592.81	INV	28/11/2017	51810	Wells Park - Sign repair/replacement.	2,592.81
3596.8815-(		AD Engineering International Pty Lt	27,962.00	INV	28/11/2017	21556	WAN Annual service	528.00
				INV	28/11/2017	21559	WALGA Contract C004/16 - Speed alert mobile	27,434.00
3596.8958-(		Bertram Punjabi Club Inc	300.00	RFD	28/11/2017	1174344	Refund Sec Dep	300.00
3596.8996-(		Fridgair Industries Pty Ltd	222.75	INV	28/11/2017	28616	The Zone - Kitchen downstairs, freezer repair	222.75
3596.903-0'		Lo-Go Appointments	5,662.86	INV	28/11/2017	00416962	Janine Martin - Administration Officer we 11/11/17	1,753.09
				INV	27/11/2017	00416926	Temp staff w/e 4/11/2017 - B Miller	2,156.68
				INV	28/11/2017	00416997	Janine Martin - Administration Officer we 18/11/17	1,753.09
3596.9047-(		StarWest Party Supplies	933.00	INV	27/11/2017	1182	Event cinema hire - Summer Movie Night	933.00
3596.905-0'		Local Government Professionals	90.50	INV	28/11/2017	5632	2017 - 2018 Affiliate Membership Subscription	90.50
3596.9117-(		Gaye McMath	180.00	INV	28/11/2017	1A	GST Component of Invoice 1	180.00
3596.9119-(		Kathy Allam	1,980.00	INV	24/11/2017	754	Final payment - Edge Skate Park Art project	1,980.00
3596.9133-(		People Solutions Australasia Pty Lt	715.00	INV	28/11/2017	00012110	Psychometric Assessment Services	715.00
3596.9252-(		Krystals Kids Parties	750.00	INV	27/11/2017	350	Edge Skatepark Grand Opening-Body Marbling	750.00
3596.9320-(		Flat Line Photography	401.50	INV	28/11/2017	IV000000000001	3 hrs photography at Edge Skatepark Grand Opening	401.50
3596.9341-(		A Plus Training Solutions Pty Ltd	1,575.00	INV	27/11/2017	01669	Quick Cut Saw Safety Training - 16 November 2017	1,575.00
3596.9405-(		Matthew James Rowse	2,905.32	INV	24/11/2017	ICTALLOW17/18	ICT Allowance	291.66
				INV	24/11/2017	MEETINGFEES17/	Meeting fees	2,613.66
3596.9435-(The Uniform Guys	1,134.45	INV	27/11/2017	3464	Uniforms-Zone Staff (Community Liaison Officer)	1,134.45



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3596.9455-(KM Coffee 2 You	44.50	INV	24/11/2017	42	10 x coffees - Opening of Skate Park	44.50
3596.9467-(		Michelle Little	175.00	INV	27/11/2017	23rdNov2017	Financial Assistance for Ashley Reidy	175.00
3596.9489-(		Contemporary Image Photography Pty	836.00	INV	28/11/2017	926	Photography at Rock Symphony Pop Ups	836.00
3596.9490-(		Culture and Context Pty Ltd	633.32	INV	24/11/2017	KWI-001	Variation to contract VAR01:01 Additional meeting	633.32
3596.9511-(		Baldivis Childrens Forest	22.00	INV	27/11/2017	1042	Forest Visit - 17/11/2017	22.00
3596.9520-(		Environmental Health Australia (New	550.00	INV	28/11/2017	1525	I'm Alert Food Safety Program: A - Medium Council	550.00
3596.9541-(		Farfield Holdings Pty Ltd	5,472.14	INV	24/11/2017	6.0	Rates Refund	5,472.14
3596.9542-(		Rosie O Entertainment Pty Ltd	1,400.00	INV	24/11/2017	00007286	Children's entertainment activities	1,100.00
				INV	24/11/2017	00007274	Balloon twisting - Bertram Colourfest	300.00
3596.9547-(		Retech Rubber	1,463.00	INV	24/11/2017	00002330	Repair hole - Millbrook Park	302.50
				INV	24/11/2017	00002356	Repair hole at Leda Hall playground	682.00
				INV	28/11/2017	00002359	Wellard Park Repair Softfall	478.50
3596.9550-(		Pamela Dawn Burton	250.00	INV	24/11/2017	22ndNov2017	Snr Security Subsidy scheme	250.00
3596.9552-(		Jessica Loretta Shiels	50.00	INV	27/11/2017	21stNov2017	Refund - 360L recycle bin upgrade	50.00
3596.9553-(		Katherine Ann Hanson	100.00	RFD	28/11/2017	1143673	Ref Sec Dep The Patio 26/11/17	100.00
3596.9554-(		Auana Bennett	100.00	RFD	28/11/2017	1142264	Ref Sec Dep The Patio 18/11/17	100.00
3596.9555-(		Paul Eugene	100.00	RFD	28/11/2017	1157175	Ref Sec Dep The Patio 25/11/17	100.00
3596.9556-(		Crystal McDonald	100.00	RFD	28/11/2017	1191497	Ref Sec Dep	100.00
3596.9557-(		Kathryn Vidulich	100.00	RFD	28/11/2017	1200691	Refund Sec Dep The Patio	100.00
3596.9558-(		PetCorp General	300.00	RFD	28/11/2017	1159698	Ref Sec Dep	300.00
3596.9559-(		Rachael Maree Telford	1,000.00	RFD	28/11/2017	1162203	Ref Sec Dep	1,000.00
3596.9560-(		Jignesh Vasantbhai Patel	1,000.00	RFD	28/11/2017	1184115	Ref Sec Dep	1,000.00
3596.9561-(		Natalie Robyn Little	175.00	INV	28/11/2017	Netball-T.Riley	Financial Assistance - Aus Indigenous Netball	175.00
3596.9562-(		Marlies Arnold	250.00	INV	28/11/2017	Security Subsidy	Senior Security Subsidy Scheme	250.00
3596.9563-(		Servants of United Love Incorporate	61.50	INV	28/11/2017	Donation-28/11	Raffle run in aid of S.O.U.L	61.50
3596.9564-(Bradley John Lewis	20.00	INV	28/11/2017	Dog Refund	Dog Refund - Animal ID# 17650	20.00



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Total EFT			4,530,000.01					
Cancelled Cheques								
200848	22/11/2017	Jade Cutler	0.00					
Total Cancelled Cheques			0.00					
Payroll								
PY01-10	8/11/2017	Payroll	596,660.44					
PY01-11	22/11/2017	Payroll	826,990.01					
Total Payroll			1,423,650.45					
Grand Total			6,010,549.32					

16.4 Charitable Rates Exemption – Southern Cross Housing Ltd

DECLARATION OF INTEREST:

There were no declarations of interest declared.

SUMMARY:

An application for a charitable rates exemption, contained within Attachment A, has been received by the City and assessed under the Charitable Rates Exemption Policy.

OFFICER RECOMMENDATION:

That Council, pursuant to section 6.26(2)(g) of the *Local Government Act 1995* grant an exemption to Southern Cross Housing Ltd for Assessment 8833.

DISCUSSION:

Under section 6.26(2)(g) of the *Local Government Act 1995*, an organisation may apply for a Charitable Rate Exemption for land used exclusively for charitable purposes. In 2012/13 Council introduced a Charitable Rate Exemption Policy to be used as guidelines for Council when considering the approval of such exemptions.

To be eligible the charitable organisation's activities and purposes must:

- Provide relief of the poor, the distressed, or the underprivileged.
- Provide advancement of religion open to all members of the public and not subject to invitation.
- Aid in the fight against community deterioration and juvenile delinquency.
- The activities must not be of a commercial venture.
- The entity must be a not for profit or charitable organisation.

Southern Cross Housing Ltd. has applied for a rates exemption for a property listed as Assessment 8833. Southern Cross Housing Ltd is a not-for-profit organisation that provides housing facilities for aged persons, disabled persons and any person suffering financial hardship requiring housing. Southern Cross Housing Ltd is an incorporated organisation and because of their not-for-profit status, they also receive the following tax concessions from the Australian Taxation Office:

- GST Concession
- FBT Exemption
- Income Tax Exemption

The ownership of assessment 8833 has recently been transferred from the Department of Housing to Southern Cross Housing Ltd on 7 June 2017. Prior to this Southern Cross Housing Ltd was leasing the property and was required through their lease agreement with the Department of Housing to pay any local government rates, taxes and charges for this property. An application for a charitable rates exemption has not been received by the City prior to this current application.

This property is used for the purpose of providing accommodation and support services for aged persons, disabled persons and persons suffering financial hardship that require housing facilities.

16.4 CHARITABLE RATES EXEMPTION – SOUTHERN CROSS HOUSING LTD

Southern Cross Housing Ltd has applied to Council to request an exemption under section 6.26(2)(g) of the *Local Government Act 1995* which states that land is not rateable if it is used exclusively for charitable purposes.

The exemption is applicable from the date Council resolves to grant the exemption, therefore the exemption for the 2017/18 rates would be proportionate to the days left in the financial year after granting the exemption. The following tables show the details of the exemptions:

Rates & Charges	2017/18 Rates (for full year)	Exemption of Rates (effective 17/01/2018)
Rates (Improved Residential)	\$6,956.99	\$3,144.94
Environmental Levy	\$63.00	\$28.48
TOTAL	\$7,019.99	\$3,173.42

LEGAL/POLICY IMPLICATIONS:

The Charitable Rate Exemption Policy defines the City of Kwinana's commitment in supporting charitable organisations within the City to enable them to provide services and support to all members of the community.

Local Government Act 1995 section 6.26(2)(g) states:

6.26. Rateable land

(2) *The following land is not rateable land -*

(g) *land used exclusively for charitable purposes*

FINANCIAL/BUDGET IMPLICATIONS:

The rate exemption is effective from the date of the Council meeting. The financial implications for the 2017/18 financial year are:

Budget Item Name:	300022.1928.10 Rates – Interim	300099.1653.30 Environmental Levy
Budgeted Amount:	\$850,000	\$1,124,155
Proposed Cost:	(\$3,145)	(\$29)
Balance:	\$846,855	\$1,124,126

ASSET MANAGEMENT IMPLICATIONS:

No asset management implications have been identified as part of this report or recommendation.

ENVIRONMENTAL IMPLICATIONS:

No environmental implications have been identified as part of this report or recommendation.

16.4 CHARITABLE RATES EXEMPTION – SOUTHERN CROSS HOUSING LTD

STRATEGIC/SOCIAL IMPLICATIONS:

The granting of these exemptions is in accordance with the following objectives and strategies in the Corporate Business Plan:

Plan	Objective	Strategy
Corporate Business Plan	5.4 Ensure the financial sustainability of the City of Kwinana into the future	5.4.10 Review land uses and their rating categories to ensure fair and equitable rating within the City.

RISK IMPLICATIONS:

Risk Event	Applicant may apply to State Administrative Tribunal for rate exemption
Risk Theme	Failure to apply internal policy objectively resulting in financial consequence to Council
Risk Effect/Impact	Financial Reputation Compliance
Risk Assessment Context	Operational
Consequence	Minor
Likelihood	Unlikely
Rating (before treatment)	Low
Risk Treatment in place	Reduce (mitigate the risk)
Response to risk treatment required/in place	Review every application on its own merit against adopted policy requirements for exemption
Rating (after treatment)	Low

COUNCIL DECISION

073

MOVED CR S LEE**SECONDED CR M ROWSE**

That Council, pursuant to section 6.26(2)(g) of the *Local Government Act 1995* grant an exemption to Southern Cross Housing Ltd for Assessment 8833.

CARRIED
8/0

16.5 Green Building – New and Renovated Council Buildings Policy

DECLARATION OF INTEREST:

There were no declarations of interest declared.

SUMMARY:

Adoption of the Green Building – New and Renovated Council Buildings Policy is sought. The policy has been drafted to reduce the risk of high utility costs to the City as well as meet the City's environmental objectives.

OFFICER RECOMMENDATION:

That Council adopt the Green Building – New and Renovated Council Buildings Policy at Attachment A.

DISCUSSION:

As part of the City's Community Infrastructure Plan (2009) a number of new community buildings are proposed over the coming years as well as major renovation projects.

Buildings contribute significantly to the City's operating costs through their electricity, gas and water use. In the last financial year the City spent \$886,013 on electricity costs in the City's buildings and parks alone.

The construction or renovation of a building provides an excellent opportunity to cost effectively incorporate energy and water efficiency measures and therefore reduce (or at least avoid large increases in) these significant operating costs. These measures are generally much more costly and difficult to retrofit after construction.

A "Green Building – New and Renovated Council Building Policy" (see Attachment A) has therefore been drafted which proposes a list of measures which must be included or considered for new buildings and renovation projects. These measures were discussed at a Council briefing on the 28th of November 2016. Since then, the draft policy has been tested on one small construction project, Bertram Oval Toilets and Kiosk. Asset Management considered the policy when writing specifications for this building and incorporated the requirements where they were relevant to that project including; solar hot water, 4 Star WELS rated water efficient appliances, 5 star energy rated appliances, high efficiency lighting, passive ventilation and insulation. As more construction projects commence, the policy will continue to be refined. It will be important to ensure that the policy becomes part of the City's design and procurement process.

LEGAL/POLICY IMPLICATIONS:

There are no known legal implications for the policy beyond complying with existing legal requirements for procurement and construction. The policy will assist the City achieve the objectives of the Strategic Community Plan.

16.5 GREEN BUILDING – NEW AND RENOVATED COUNCIL BUILDINGS POLICY

FINANCIAL/BUDGET IMPLICATIONS:

The cost of water and electricity has been rapidly rising and these requirements will minimise the City's exposure to potential price increases into the future. The capital cost of many energy efficiency measures is also rapidly decreasing. This means that many efficiency measures provide returns which are well in excess of bank interest rates and therefore the measures in this Policy are financially, as well as environmentally, beneficial.

Complex construction projects will undergo a financial assessment. This assessment will inform which projects are to be chosen to deliver the best return on investment over the life of the asset.

To ensure that the policy remains cost effective and practical, the requirements of the policy have been intentionally limited to things that;

- must be addressed at the construction stage and cannot be retrofitted (eg building orientation, window placement);
- add only minimal cost at the construction stage (if any cost at all) but would be costly to retrofit later (eg roof colour, solar hot water system);
- have very clear financial and/or thermal comfort benefits (eg solar panels, insulation, efficient air conditioning); and
- are existing standard inclusions in new buildings (eg zoned lighting, timers, motion sensors).

The design and cost of planned community facilities will be refined over time to incorporate these requirements as detailed drawings are developed.

ASSET MANAGEMENT IMPLICATIONS:

This policy will reduce the ongoing running costs of new and renovated buildings and in some cases maintenance costs as well. It should be noted that rainwater tanks and greywater systems will require additional maintenance if they are included and this will form part of any financial assessment undertaken to determine overall benefit.

ENVIRONMENTAL IMPLICATIONS:

This policy will significantly reduce the water and energy use of new and renovated buildings assisting the City to achieve our climate change and water conservation goals.

STRATEGIC/SOCIAL IMPLICATIONS:

This proposal will support the achievement of the following objectives and strategies detailed in the Strategic Community Plan and the recently adopted Corporate Business Plan.

16.5 GREEN BUILDING – NEW AND RENOVATED COUNCIL BUILDINGS POLICY

Plan	Objective	Strategies
Strategic Community Plan	Objective 3.4: Promote the use of renewable energy within the City of Kwinana and reduce energy use where possible.	<ul style="list-style-type: none"> • Revolving Energy Fund • Climate Change Mitigation and Adaptation Plan
Strategic Community Plan	Objective 3.5: Encourage and exercise best practice water management	<ul style="list-style-type: none"> • Sustainable Water Management Plan • Groundwater Operating Strategy • Water Conservation Plan • Works Depot Team Business Plan

COMMUNITY ENGAGEMENT:

The policy will be used internally to guide the construction and renovation of Council owned buildings. It is therefore considered “Lower Impact : Local” under the City’s Community Engagement Policy and does not require community engagement.

RISK IMPLICATIONS:

Electrical and plumbing work has the potential for occupational safety and health implications. It is not anticipated that these requirements will add any additional risks that wouldn’t already be present as part of construction works.

COUNCIL DECISION**074****MOVED CR W COOPER****SECONDED CR M ROWSE**

That Council adopt the Green Building – New and Renovated Council Buildings Policy at Attachment A.

CARRIED
8/0

Council Policy

Green Building – New and renovated Council buildings

D16/68946

1. **Title**
Green Building – New and renovated Council buildings
2. **Purpose**
To reduce the environmental impacts and running costs of new and renovated Council buildings facilities by including green building requirements in the building design and construction.
3. **Scope**
This policy applies to the construction of all new Council buildings, major renovations of existing buildings as well as their surrounding car parks, lighting and landscaping.
4. **Definitions**
The following definitions are used within this Policy;

Building Management System (BMS) means a system, otherwise known as a building automation system (BAS) and is a computer-based control system installed in buildings that control and monitor the building's mechanical and electrical equipment such as ventilation, lighting, power systems, fire systems, and security systems.

City means the City of Kwinana.

Environment Department means the department within the City of Kwinana responsible for natural area management and sustainability.

Energy Rating means a rating that provides consumers with information on the energy efficiency of a product. Appliances have a label with a certain number of stars on it. The more stars the more energy efficient the product is.

Greywater system means a system that takes used water from showers, baths, handbasins, laundry tubs and washing machines and treats it so it is suitable for reuse, generally for garden irrigation.

Heat pump hot water system is a hot water system which absorbs heat from the air and transfers it to heat water. They run on electricity but are roughly three times more efficient than conventional electric water heaters.

Internal Rate of Return (IRR) means the percentage rate earned on each dollar invested for each period it is invested. IRR allows the City to compare the return of a project to what the money would earn in a bank.

Internet of Things (IoT) means the connection of devices other than computers tablets and smartphones to the internet. These objects are able to collect and exchange data using built in sensors and can be used to analyse and display data which can be used for a range of purposes.

Net Present Value (NPV) means the financial value of a project to the City over its lifetime in today's dollars.

Passive means without the need for mechanical heating, cooling or ventilation.

Rain gardens means a planted depression or a hole that allows rainwater runoff from impervious urban areas, like roofs, driveways, walkways, parking lots, and compacted lawn areas, the opportunity to be absorbed. It can both improve the water quality of the run-off and reduce the need for irrigation water.

R-Value means a measure of thermal resistance for materials such as insulation used in the building and construction industry. It gives an indication of how quickly they will lose heat.

Tree pit means a chamber filled with filter media installed beneath an urban tree designed to collect stormwater runoff from small carpark areas or roads and direct it to the base of the tree. This runoff filters through the tree roots and surrounding soil mix, trapping sediment and pollutants before flowing to a piped stormwater system. The tree pit provides the dual benefit of providing water to the tree (thereby reducing watering requirements) and improving storm water quality.

5. Policy Statement

- 5.1 The need for new buildings should be carefully considered and align with the City of Kwinana Community Infrastructure Plan and Long Term Financial Plan. Where possible, co-located and shared facilities should be considered to maximise resource use.
- 5.2 The Environment Department will be included in consultations on the design, specifications and procurement of all new City buildings to determine site and building specific green building requirements. Large buildings will require specialist advice.
- 5.3 For large prominent community facilities the City should consider having the building built to an established Green Building Rating System such as the National Australian Built Environment Rating System, Greenstar or to an equivalent standard.
- 5.4 Specifications for all new City buildings and renovations should include the following;
 - A preference for designers and suppliers with Green Building qualifications and experience.
 - The building design should be oriented to maximise passive heating and cooling.
 - Window design and placement should allow for passive heating and cooling, cross ventilation and natural light while maintaining building security.
 - The buildings should be designed to reduce non-beneficial heat gain and loss through the windows through energy efficient window glazing and frames (Low U-value and Mid-range SHGC according to Window Energy Rating Scheme), eaves, and window treatments.
 - The building design should consider building materials that minimise the embodied environmental impact of the building as well as enabling the

building to passively heat and cool. Information on the relative merits of the proposed building materials should be provided in the tenderer's response.

- All north facing windows should be fully shaded 1 month either side of the summer solstice. Windows on the west and east sides of the building should be minimised. Where windows are required on the west and east sides they should be completely shaded in summer.
- Lighting design should;
 - Be zoned,
 - Be of a high efficiency type (LED or Fluorescent),
 - Provide lighting fit for the purpose according to Australian Standards. ie areas should not be over lit,
 - The lighting control system should allow car park lights to be set on a timer separate to the building lighting, and
 - Lighting linked to motion detectors should be included where appropriate.
- All internal lighting and non-essential appliances such as air conditioning etc should be linked to the security alarm system to switch off when the building alarm is set.
- A Building Management System and monitoring package should be included in large buildings (usually those which have large ducted air conditioning services or require remote control of air conditioning) to allow ongoing monitoring of energy and water use.
- Buildings with a Building Management System should have water and energy end use and tenancy sub-metering included (to a standard which allows for tenant billing).
- Building design should consider the use of Internet of Things (IoT) to collect a diverse range of metrics. These may be used for identifying, analyzing and diagnosing unusual energy and water use.
- All split system air conditioning systems should be inverter based R32 or R410A refrigerant with a 5 star energy rating for 3-5kW or at least 4 star energy rating for over 5kW.
- Larger ducted air conditioning systems are not labelled under the energy star scheme but should be designed to be as efficient as possible. Ductwork should meet Australian Standards for ductwork, AS 4254. Criteria for energy efficiency in the air conditioning should be included in the specifications and information on the energy use of the chosen system be required to be provided in the tenderer's response.
- The roof should be insulated with insulation rated to a minimum R-value of 3.2.
- The roof material should be light in colour, ideally white.
- Any hot water system should be solar or, if not suitable, a heat pump high efficiency hot water system.
- An appropriately sized solar photovoltaic system with remote monitoring via a web portal should be included.

- Hot water dispensers should be high efficiency and equipped with timers.
- All fridges should achieve at least a 4 Star energy rating (domestic scale refrigerators) or be designated “High Efficiency” (commercial scale) under the “Greenhouse and Energy Minimum Standards (Refrigerated Display Cabinets) Determination 2012”.
- All toilets and taps should at minimum achieve a 4 star WELS rating.
- Taps and showers should be on push button timers and vandal resistant where there is a high likelihood of vandalism.
- All showerheads should have a minimum 3 star WELS rating.
- Outdoor taps should only be provided where there is a clearly defined use. Where an outdoor tap is provided it should be constructed to be resistant to vandalism and any leaks should be easily visible.
- Purpose built washdown and chemical containment areas should be provided where the use of the building requires this (e.g. line marking paint, mechanical workshops)
- The use of rainwater tanks and greywater reuse systems in new buildings should be considered.
- Landscaping should consider the use of rain gardens and tree pits to allow treatment of stormwater before infiltrating onsite as well as minimise irrigation requirements.
- Trees must be provided in car parks at a rate of 1 tree per 4 car parks. Planting areas should be appropriately sized for the tree.
- A minimum of 8% of the land area should be landscaped (as per the City’s Town Planning Scheme).
- A waste management plan for construction should be prepared and submitted as part of the proposal to outline how building and construction waste will be reduced and recycled.

6. **Financial/Budget Implications**

The cost of water and electricity has been rapidly rising and these requirements will minimise the City’s exposure to potential price increases into the future. The capital cost of many energy efficiency measures is also rapidly decreasing. This means that many efficiency measures provide returns which are well in excess of bank interest rates. Therefore the measures in this Policy are financially as well as environmentally beneficial.

Complex Green Building projects will undergo a financial assessment which will be reviewed by the Environment Department. The financial assessment should include Internal Rate of Return and Net Present Value. This information will allow initiatives to be chosen which deliver the best return on investment. For smaller projects, this assessment may be carried out in-house.

To ensure that the policy remains cost effective and practical, the requirements of this policy have been intentionally limited to things that;

- must be addressed at the construction stage and can not be retrofitted (e.g. building orientation, window placement)

- add only minimal cost at the construction stage (if any cost at all) but would be costly to retrofit later (e.g. roof colour, solar hot water system)
- have very clear financial and/or thermal comfort benefits (e.g. solar panels, insulation, efficient air conditioning)
- are existing standard inclusions in new buildings (e.g. zoned lighting, timers, motion sensors).

The design and cost of planned community facilities will be refined over time to incorporate these requirements as detailed drawings are developed.

7. **Asset Management Implications**

These requirements will reduce the ongoing running costs of these buildings and in some cases maintenance costs as well. Rainwater tanks and greywater systems will require additional maintenance.

8. **Environmental Implications**

These requirements will significantly reduce the water and energy use of new and renovated buildings.

9. **Strategic/Social Implications**

This policy assists the City to address the following objectives in the Strategic Community Plan;

Objective 3.4: Promote the use of renewable energy within the City of Kwinana and reduce energy use where possible.

Strategy 3.4.1 Continue retrofitting energy inefficient City of Kwinana assets through the City's Revolving Energy Fund and ensure new buildings are designed to be energy efficient.

Objective 3.5: Encourage and exercise best practice water management.

This policy also assists the City to achieve its water conservation goals and climate change goals listed in the Sustainable Water Management Plan and Climate Change Mitigation and Adaptation Plan.

10. **Occupational Safety and Health Implications**

Electrical and plumbing work has the potential for occupational safety and health implications. It is not anticipated that these requirements will add any additional risks that wouldn't already be present as part of construction works.

11. **Risk Assessment**

A risk assessment conducted as part of the Policy review has indicated that there is currently a risk to the City of increasing operating costs. This policy assists to reduce that risk. Measures have been chosen because they are proven well established technologies with minimal performance risks.

12. **References**

Name of Policy	Green Building – New and Renovated Council Buildings
Date of Adoption and resolution No	
Review dates and resolution No #	
New review date	November 2018
Legal Authority	N/A
Directorate	City Living
Department	Environment
Related documents	Acts/Regulations

	N/A Plans/Strategies Climate Change Mitigation and Adaptation Plan, Sustainable Water Management Plan Policies Policy – Asset Management Policy - Climate Change Work Instructions N/A Other documents N/A
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Note: Changes to References may be made without the need to take the Policy to Council for review.

17 Urgent Business

Nil

18 Councillor Reports

18.1 Councillor Shelia Mills

Councillor Sheila Mills reported that she attended the Community Liaison Officers Morning Tea and commented that it is very successful and that she admires the work that they do.

19 Response to Previous Questions

Nil

20 Mayoral Announcements (without discussion)

Mayor Carol Adams reported that she had attended the opening of the Frank Konecny Sensory Park and Kwinana Kids Christmas Party.

The Mayor advised that she had participated in the City of Kwinana Christmas Lolly Run and thanked all of the wonderful volunteers.

The Mayor mentioned that she had attended the morning tea with the City of Kwinana Youth Engagement, Community Engagement and the Community Liaison Teams.

The Mayor reported that she had attended the Official Opening of the Saiva Maha Sabai Temple Carpark and passed on her thanks to the Director City Living for preparing a letter of support from the City.

21 Matters Behind Closed Doors

Nil

22 Meeting Closure

The Mayor declared the meeting closed at 8:24pm.