

# Ordinary Council Meeting

26 April 2023

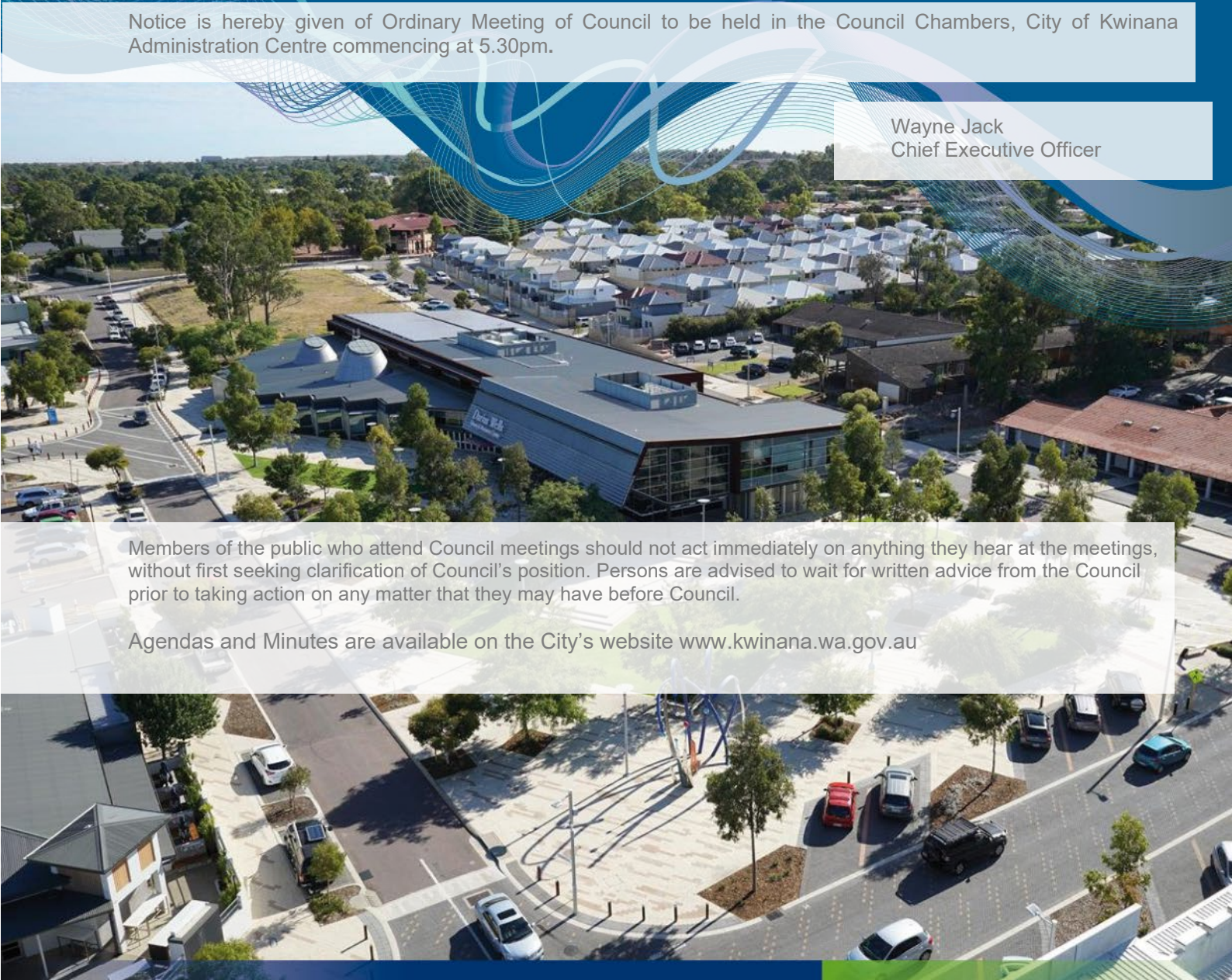
## Agenda

Notice is hereby given of Ordinary Meeting of Council to be held in the Council Chambers, City of Kwinana Administration Centre commencing at 5.30pm.

Wayne Jack  
Chief Executive Officer

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](http://www.kwinana.wa.gov.au)



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## 1 OPENING AND ANNOUNCEMENT OF VISITORS

Presiding Member to declare the meeting open and welcome all in attendance.

Presiding Member to announce that the Ordinary Council Meeting is being live streamed and recorded in accordance with the City's Live streaming and Recording Council Meetings policy.

By being present at this meeting, members of the public consent to the City recording and livestreaming their image and/or voice.

## 2 WELCOME TO COUNTRY AND ACKNOWLEDGEMENT OF COUNTRY

**Councillor Barry Winmar to present the Welcome to Country:**

*"Ngullak nyinniny kooralong koora ngullak noitj nidja noongar boodjar. Noongar moort djoorapiny nyinniny nidja ngulla quopadok noongar boodjar kooralong.*

From the beginning of time to the end, this is Noongar Country. Noongar people have been graceful keepers of our nation for many, many years.

*Djinanginy katatjin djoorapiny nidja weern noongar boodjar ngalla mia mia boorda.*

Look, listen, understand and embrace all the elements of Noongar Country that is forever our home.

*Kaya wandju ngaany koort djoorpiny nidja Noongar boodjar daadjaling waankganinyj Noongar Boodjar.*

Hello and welcome my heart is happy as we are gathered on country and meeting here on Noongar Country"

**Presiding Member to read the Acknowledgement of country:**

*"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 and we pay our respects to their Elders past and present."*



### 3 DEDICATION

Deputy Mayor Peter Feasey to read the dedication:

*"May we, the Elected Members of the City of Kwinana, have the wisdom to consider all matters before us with due consideration, integrity and respect for the Council Chamber.*

*May the decisions made be in good faith and always in the best interest of the greater Kwinana community that we serve."*

### 4 ATTENDANCE, APOLOGIES, LEAVE(S) OF ABSENCE (PREVIOUSLY APPROVED)

**Apologies:**

Nil

**Leave(s) of Absence (previously approved):**

Councillor S Wood from 13 April 2023 to 1 May 2023 inclusive.

### 5 PUBLIC QUESTION TIME

In accordance with the *Local Government Act 1995* and the *Local Government (Administration) Regulations 1996*, any person may during Public Question Time ask any question.

In accordance with Regulation 6 of the *Local Government (Administration) Regulations 1996*, the minimum time allowed for Public Question Time is 15 minutes.

A member of the public who raises a question during Question Time is to state his or her name and address.

Members of the public must provide their questions in writing prior to the commencement of the meeting. A public question time form must contain all questions to be asked and include contact details and the form must be completed in a legible form.

Please note that in accordance with Section 3.4(5) of the *City of Kwinana Standing Orders Local Law 2019* a maximum of two questions are permitted initially. An additional question will be allowed by the Presiding Member if time permits following the conclusion of all questions by members of the public.

## **6 RECEIVING OF PETITIONS, PRESENTATIONS AND DEPUTATIONS**

### **6.1 PETITIONS**

A petition must –

- be addressed to the Mayor;
- be made by electors of the district;
- state the request on each page of the petition;
- contain at least five names, addresses and signatures of electors making the request;
- contain a summary of the reasons for the request;
- state the name of the person to whom, and an address at which, notice to the petitioners can be given; and
- be respectful and temperate in its language and not contain language disrespectful to Council.

The only motion which shall be considered by the Council on the presentation of any petition are –

- that the petition be received;
- that the petition be rejected; or
- that the petition be received and a report prepared for Council.

### **6.2 PRESENTATIONS**

In accordance with Clause 3.6 of the *Standing Orders Local Law 2019* a presentation is the acceptance of a gift, grant or an award by the Council on behalf of the local government or the community.

Prior approval must be sought by the Presiding Member prior to a presentation being made at a Council meeting.

Any person or group wishing to make a presentation to the Council shall advise the CEO in writing before 12 noon on the day of the meeting. Where the CEO receives a request in terms of the preceding clause the CEO shall refer it to the presiding member of the Council committee who shall determine whether the presentation should be received.

A presentation to Council is not to exceed a period of fifteen minutes, without the agreement of Council.

### **6.3 DEPUTATIONS**

In accordance with Clause 3.7 of the *Standing Orders Local Law 2019*, any person or group of the public may, during the Deputations segment of the Agenda with the consent of the person presiding, speak on any matter before the Council or Committee provided that:

- the person has requested the right to do so in writing addressed to the Chief Executive Officer by noon on the day of the meeting.
- setting out the agenda item to which the deputation relates;
- whether the deputation is supporting or opposing the officer's or committee's recommendation; and
- include sufficient detail to enable a general understanding of the purpose of the deputation.

A deputation to Council is not to exceed a period of fifteen minutes, without the agreement of Council.



## **7 CONFIRMATION OF MINUTES**

### **7.1 MINUTES OF THE ORDINARY COUNCIL MEETING HELD ON 12 APRIL 2023**

#### **RECOMMENDATION**

**That the Minutes of the Ordinary Council Meeting held on 12 April 2023 be confirmed as a true and correct record of the meeting.**

## **8 DECLARATIONS OF INTEREST (FINANCIAL, PROXIMITY, IMPARTIALITY – BOTH REAL AND PERCEIVED) BY MEMBERS AND CITY OFFICERS**

Section 5.65(1) of the *Local Government Act 1995* states:

A member who has an interest in any matter to be discussed at a council or committee meeting that will be attended by the member must disclose the nature of the interest —

in a written notice given to the CEO before the meeting; or  
at the meeting immediately before the matter is discussed.

Section 5.66 of the *Local Government Act 1995* states:

If a member has disclosed an interest in a written notice given to the CEO before a meeting then —

before the meeting the CEO is to cause the notice to be given to the person who is to preside at the meeting; and  
at the meeting the person presiding is to bring the notice and its contents to the attention of the persons present immediately before the matters to which the disclosure relates are discussed.

## **9 REQUESTS FOR LEAVE OF ABSENCE**

## **10 ITEMS BROUGHT FORWARD FOR THE CONVENIENCE OF THOSE IN THE PUBLIC GALLERY**

Nil

## **11 ANY BUSINESS LEFT OVER FROM PREVIOUS MEETING**

Nil

**12 RECOMMENDATIONS OF COMMITTEES**

Nil

**13 ENBLOC REPORTS**



## 14 REPORTS

### 14.1 2025 STATE ELECTORAL BOUNDARIES SUBMISSION

#### SUMMARY

The *Electoral Act 1907* (Act) requires the Western Australian Electoral Distribution Commission (Commission) to undertake a review of all State electoral district boundaries once during each electoral cycle. The Commission have now commenced their review of boundaries for the 2025 State elections and request the City provide any comments by 1 May 2023. A copy of the Commission's correspondence is provided at **Attachment A**.

Whilst the Kwinana State electoral district boundary, as detailed at **Attachment B**, currently extends beyond the City of Kwinana local government area boundary to the north (incorporating sections of Cockburn), the electoral district of Baldivis to the south encroaches into Leda and Wellard.

The electoral boundary review presents an opportunity to re-align the southern State boundary to coincide with the local government district boundary. This will alleviate segments of Leda and Wellard falling within the jurisdiction of the Member for Baldivis, allowing the Member for Kwinana greater ability to represent the shared interests of the Kwinana community as a whole.

In relation to the north boundary, the review presents an opportunity to retract the protrusion into Banjup to the north-west, thereby creating a clearer boundary aligning with Russell Road and Gibbs Road. Doing so will result in simplifying the boundaries and reducing voter confusion.

It is recommended that Council endorse the letter to the Commission provided at **Attachment C** and authorise the Chief Executive Office to send such correspondence on its behalf.

#### OFFICER RECOMMENDATION

That Council:

1. **Endorse proposed correspondence to the Western Australian Electoral Distribution Commission at Attachment C; and**
2. **Authorise the Chief Executive Office to send the correspondence at Attachment C to the Western Australian Electoral Distribution Commission on its behalf.**

#### VOTING REQUIREMENT

Simple majority

#### DISCUSSION

The Commission's current review of all Legislative Assembly electoral boundaries ahead of the 2025 elections is now underway. At the conclusion of the process, the number of enrolled electors in each district (under 100,000 square kilometres) must not vary by more than 10% above or below the overall Average District Enrolment (ADE).

According to enrolment statistics at, 13 March 2023, the ADE across all Legislative Assembly districts is 30,432. Therefore, districts must have at least 27,389 enrolled electors but no more than 33,475. Districts falling outside permissible limits must have their boundaries adjusted.

Voter enrolment levels for Kwinana State electoral district and adjoining districts at 13 March 2023 are as follows:

District	No. of Electors	Variation from Average District Enrolment
Kwinana	31,420	+3.25
Cockburn	32,392	+6.44%
Jandakot*	34,756	+14.21%
Darling Range	33,161	+8.97%
Baldivis*	35,906	+17.99%
Rockingham	30,299	-0.44%

\*Outside permissible limits.

Whilst the total enrolment in each district must be within permissible limits, section 16I of the Act sets out that the Commission must also give consideration to the following when setting boundaries:

- a) community of interest;
- b) land use patterns;
- c) means of communication, means of travel and distance from the capital;
- d) physical features;
- e) existing boundaries of districts;
- f) existing local government boundaries; and
- g) the trend of demographic changes.

The current southern district boundary transects both Wellard and Leda, bringing them within the Baldivis district. Proposed correspondence to the Commissions requests consideration be given to amending this boundary such that it follows existing local government boundaries in order to bring the entirety of Wellard and Leda within the Kwinana district.

This proposed realignment of the southern boundary will allow the representative for the district to petition for the interests of the entirety of the local government area.

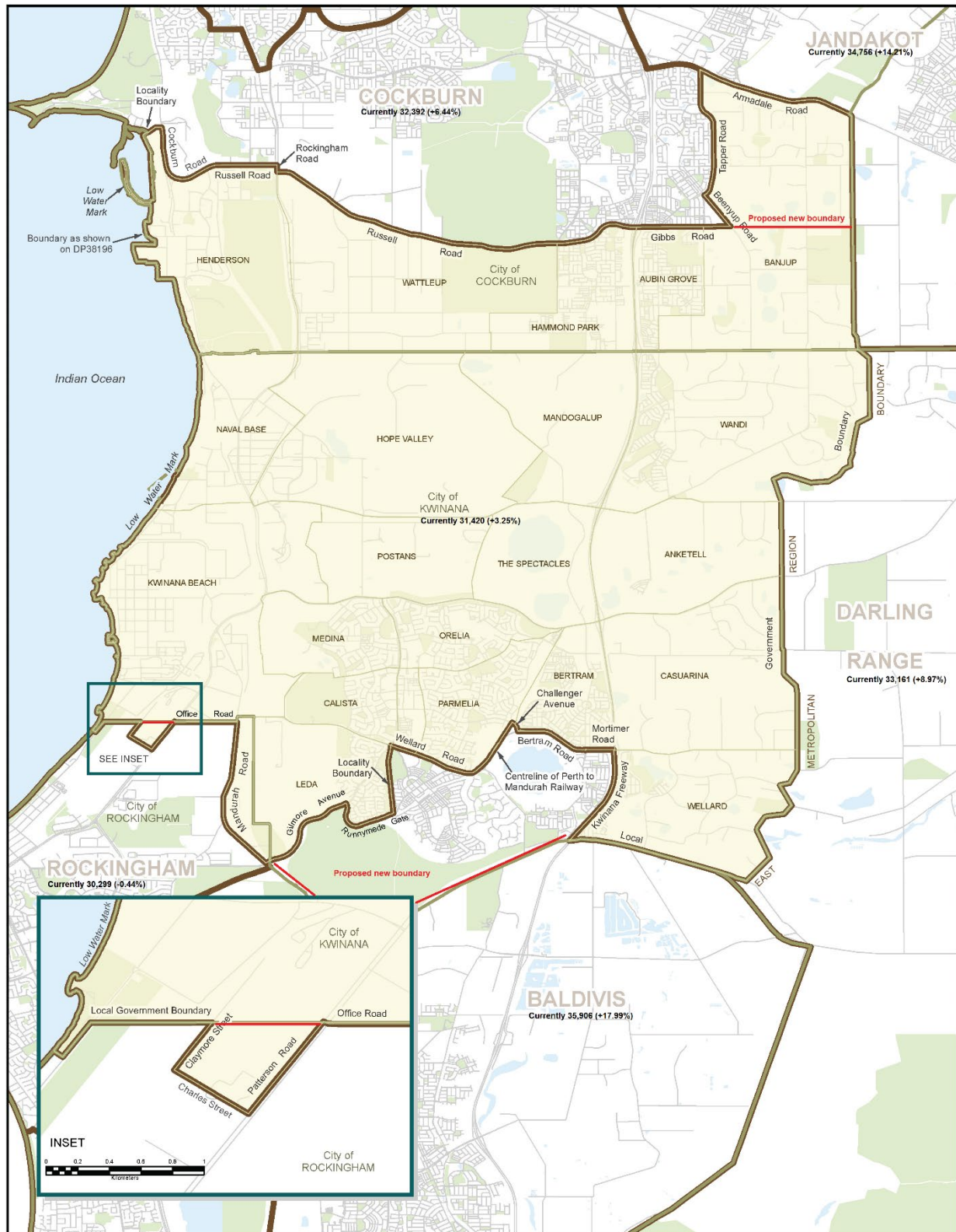
In relation to the northern boundary, it is suggested that retracting the boundary so that it aligns with Gibbs Road/Armadale Road will result in a clearer demarcation of boundaries and result in less confusion for the community.

It is further noted that the City of Kwinana local government area is forecast to undergo significant population growth into the future. The population of 45,867 (according to 2021 census data) is expected to expand to 85,000 residents by 2036. Without substantial changes to the current boundaries, the City has greater ability to retain population expansion within the district.

Although the Commission are not bound by future demographic change, areas of continued substantial growth should aim to set the total enrolment towards the lower permissible limit to minimise the impact of future adjustments. For that reason, the expansion of the districts' boundaries is not support.

The following diagram demonstrates suggested boundary changes in red:

### Proposed Boundary Reallocation – District of Kwinana



Note that the Commission are not required to make any determination in relation to Legislative Council electoral boundaries. Recent amendments to the Act mean it has only one statewide electorate.

## STRATEGIC IMPLICATIONS

This proposal will support the achievement of the following outcome/s and objective/s detailed in the Strategic Community Plan and Corporate Business Plan.

Strategic Community Plan			
Outcome	Strategic Objective	Action in CBP (if applicable)	How does this proposal achieve the outcomes and strategic objectives?
5 – Visionary leadership dedicated to acting for its community	5.1 – Model accountable and ethical governance, strengthening trust with the community	N/A – There is no specific action in the CBP, yet this report will help achieve the indicated outcomes and strategic objectives	The City's suggested amendments to the State electoral boundary ensures the Kwinana community is uniformly represented within the Legislative Assembly.

## SOCIAL IMPLICATIONS

There are no social implications as a result of this proposal.

## LEGAL/POLICY IMPLICATIONS

No legal/policy implications have been identified as a result of this report or recommendation.

## FINANCIAL/BUDGET IMPLICATIONS

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

## ASSET MANAGEMENT IMPLICATIONS

No asset management implications have been identified as a result of this report or recommendation.

## ENVIRONMENTAL/PUBLIC HEALTH IMPLICATIONS

No environmental or public health implications have been identified as a result of this report or recommendation.

## COMMUNITY ENGAGEMENT

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



**ATTACHMENTS**

- A. Letter from Western Australian Electoral Distribution Commission - 2023 Review of State Electoral Boundaries**
- B. Electoral Distribution Current Boundary – District of Kwinana**
- C. Letter to WA Electoral Distribution Commission**



#### **Call for suggestions about future State electoral boundaries**

The Western Australian Electoral Distribution Commission is now seeking suggestions from local governments, local government councillors or senior staff on future electoral boundaries for the State.

Recently the Commissioners released enrolment statistics as at 13 March 2023. These figures will help guide the Commissioners by establishing the average variation from district enrolment. They identify ten current districts outside permissible legislative limits with several more approaching those limits. At a minimum those ten districts will need their boundaries amended but of course those changes may then affect surrounding districts. The statistics and accompanying maps are available at the [publications and resources](#) page of the [Boundaries WA website](#).

There is now an opportunity for you personally or your local government to make suggestions about what future boundaries should look like. If you or elected councillors wish to understand what is involved in an electoral distribution and how to make a submission please refer to the [Making a Submission](#) page and [2023 Review of State Electoral Boundaries Distribution Procedure](#) on the website.

You can make a suggestion about where a boundary should go or even the name of a current or future seat.

You have until 5.00 pm, 1 May 2023 to submit your suggestion to the Electoral Distribution Commission. Once suggestions have been collated and published on the Distribution website there will be a 15 day opportunity to read other people's suggestions and make comment on them. You should check the [Distribution Timeline](#) for details on further stages.

We look forward to receiving your thoughts on the future electoral boundaries for Western Australia.

Robert Kennedy

Electoral Commissioner, on behalf of the Electoral Distribution Commissioners

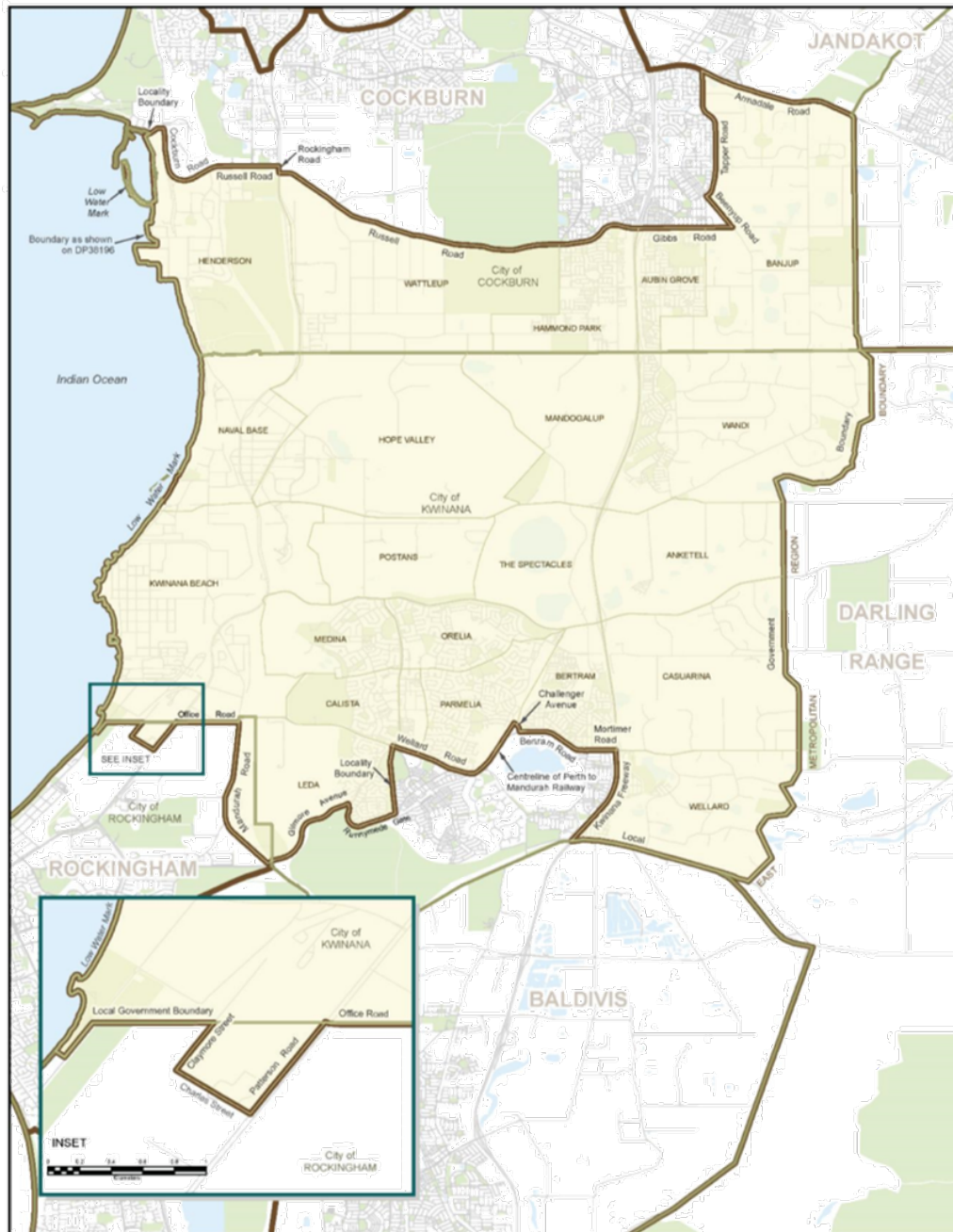
**Western Australian Electoral Distribution Commission**

Level 2, 111 St Georges Terrace, Perth WA 6000

W | [www.boundaries.wa.gov.au](http://www.boundaries.wa.gov.au)



### Current Boundary – District of Kwinana





6 April 2023

Our Ref.: D23/20093

Western Australian Electoral Distribution Commission  
GPO Box F316  
PERTH WA 6841

**By Email:** [boundaries@waec.wa.gov.au](mailto:boundaries@waec.wa.gov.au)

Dear Executive Officer,

### **2023 REVIEW OF STATE ELECTORAL BOUNDARIES**

I refer to your request for comments on Legislative Assembly district boundaries for the upcoming 2025 elections.

With 31,420 eligible voters, the Kwinana district falls within acceptable limits at 3.25% variation from average district enrolment (ADE). However, the City adjoins Jandakot district (14.21% AED) on its northern boundary and Baldivis (17.99% AED) to the south which significantly exceed acceptable limits and require a retraction to their boundaries.

The City does not consider that Wellard and Leda being split between Kwinana and Baldivis districts is in the best interests of the community, resulting in unnecessary confusion over their State representation.

Consideration should be given to moving the Kwinana district southern boundary to align with current local government area boundary. Doing so will bring Wellard and Leda into the Kwinana district, partially addressing Baldivis' surplus. Given adjoining Darling Ranges and Warnbro both sit at 8.97% and 8.08% ADE respectively, the remaining reallocation required to bring Baldivis within acceptable limits should be addressed by reallocating its boundary with Rockingham district (-0.44% AED).

The City would not support any expansion of Kwinana's eastern boundary. The Kwinana district located to the east of the Kwinana Freeway is anticipated to experience considerable population growth in coming years which is capable of being absorbed provided an acceptable buffer to the City's AED continues to be retained. Further, Kwinana district is likely to experience significant population growth in the future with adjoining Darling Range (8.97% AED) and Cockburn (6.44% AED) having limited capacity to absorb any deficit.

#### **City of Kwinana Administration**

Corner Gilmore Avenue and Sulphur Road, Kwinana WA 6167

**PO Box** 21, Kwinana WA 6966 | **Telephone** 08 9439 0200

**NRS** 133 677 (hearing/speech impaired) | **TIS National** 131 450 (Translating and Interpreting Service)

**Email** [customer@kwinana.wa.gov.au](mailto:customer@kwinana.wa.gov.au) | **Website** [kwinana.wa.gov.au](http://kwinana.wa.gov.au)



In relation to the northern boundary, the City requests consideration be given to Cockburn absorbing the segment of the Kwinana district that falls north of Gibbs Road, namely portions of Atwell and Banjup. Doing so will result in less boundary confusion for the community.

Whilst Jandakot will require reallocation, sitting at 14.21% above AED, there is opportunity to reallocate to adjoining Willagee (-2.85%), Cannington (-0.07%) or Riverton (-2.75%).

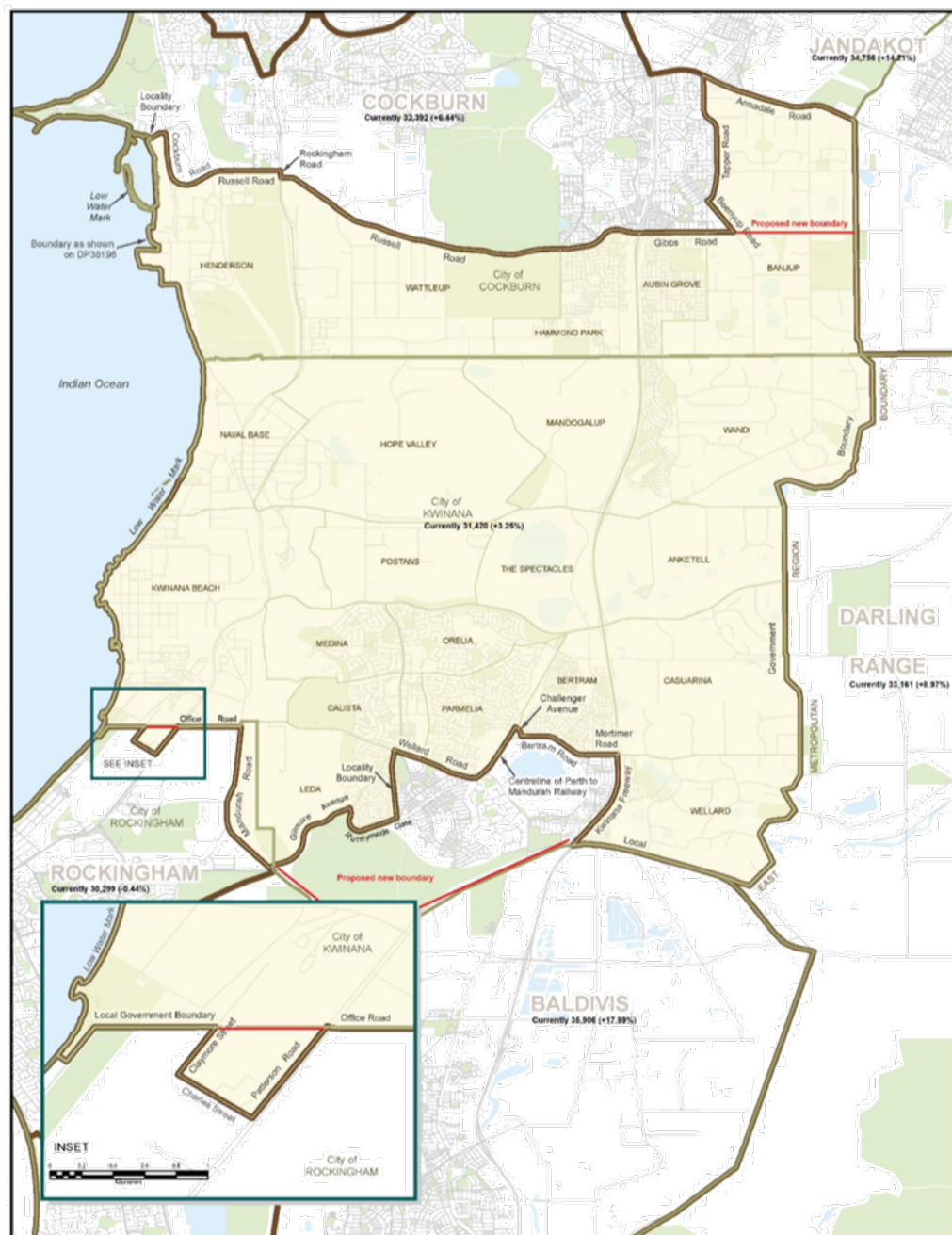
If you have any queries please do not hesitate to contact Russell Mark, Manager Governance and Legal on 9439 0218 or by email at [Russell.Mark@kwinana.wa.gov.au](mailto:Russell.Mark@kwinana.wa.gov.au).

Yours sincerely

Wayne Jack  
**Chief Executive Officer**



### Proposed Boundary Reallocation – District of Kwinana



\*insert doc number\*

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**15      REPORTS – COMMUNITY**

Nil

**16 REPORTS – ECONOMIC****16.1 CHANGE OF METHOD OF VALUATION FROM UNIMPROVED (UV) TO GROSS RENTAL VALUATION (GRV) - LOT 220 ALBINA AVENUE, ANKETELL****SUMMARY**

The development/building approvals and construction on Lot 220 Albina Avenue, Anketell has resulted in the predominant use of the land changing from rural to non-rural purposes. Accordingly, an application to the Minister, to make the determination to change the basis of rates is now required.

The Minister's departmental policy advises if a change in predominant use is not generated as part of a recent subdivision, then a Council resolution requesting the Minister to change the basis of rates must be submitted with the application for change of method of valuation.

**OFFICER RECOMMENDATION**

**That Council supports the change of basis of Valuation from Unimproved to Gross Rental Value for Lot 220 Albina Avenue, Anketell.**

**VOTING REQUIREMENT**

Simple majority.

**DISCUSSION**

The subject property was initially subdivided as vacant land by Deposited Plan 420149 effective from 1 July 2020 with an Unimproved Valuation being supplied by Landgate Valuation Services for the predominantly rural use of the land.

The land has since been developed with the current land use now being a Petrol Station/Convenience Store. Section 6.28(2)(b) of the Local Government Act 1995 qualifies that where the land is used predominantly for non-rural purposes that the Gross Rental Value of the land be used for the basis for rates.

Accordingly, it would seem reasonable that the property is now used for non-rural purpose and the Gross Rental Value (GRV) should be utilised as the basis of rates in lieu of the existing Unimproved Value (UV).

## STRATEGIC IMPLICATIONS

This proposal will support the achievement of the following outcome/s and objective/s detailed in the Strategic Community Plan and Corporate Business Plan.

Strategic Community Plan			
Outcome	Strategic Objective	Action in CBP (if applicable)	How does this proposal achieve the outcomes and strategic objectives?
5 – Visionary leadership dedicated to acting for its community	5.1 – Model accountable and ethical governance, strengthening trust with the community	N/A – There is no specific action in the CBP, yet this report will help achieve the indicated outcomes and strategic objectives	Transparent reporting of financial information

## SOCIAL IMPLICATIONS

There are no social implications as a result of this proposal.

## LEGAL/POLICY IMPLICATIONS

Section 6.28 of the *Local Government Act 1995* states:

### 6.28. Basis of rates

- (1) *The Minister is to —*
  - (a) *determine the method of valuation of land to be used by a local government as the basis for a rate; and*
  - (b) *publish a notice of the determination in the Government Gazette.*
- (2) *In determining the method of valuation of land to be used by a local government the Minister is to have regard to the general principle that the basis for a rate on any land is to be —*
  - (a) *where the land is used predominantly for rural purposes, the unimproved value of the land; and*
  - (b) *where the land is used predominantly for non-rural purposes, the gross rental value of the land.*

## FINANCIAL/BUDGET IMPLICATIONS

The change of the method of valuation from UV to GRV will equate to an increase in the amount of rates payable of \$2,772.12 annually based on the current Vacant GRV.

Once the construction of the Petrol Station/Convenience Store is deemed complete, Landgate will reassess the valuation of the property and rates will be adjusted accordingly. The land will then commence to make a more equitable contribution to the City's rate base, commensurate with the non-rural use of the land.

**ASSET MANAGEMENT IMPLICATIONS**

There are no asset management implications.

**ENVIRONMENTAL/PUBLIC HEALTH IMPLICATIONS**

There are no environment/public health implications.

**COMMUNITY ENGAGEMENT**

There are no community engagement implications.

**ATTACHMENTS**

Nil

## 16.2 STATEMENT OF OBJECTS AND REASONS AND PROPOSED DIFFERENTIAL RATES AND MINIMUM PAYMENTS FOR 2023/2024

### SUMMARY

This report is provided for Council to consider the Statement of Objects and Reasons and the proposed differential rates and minimum payments for the 2023/2024 financial year for the purpose of advertising and seeking public submissions as required by the *Local Government Act 1995*.

### OFFICER RECOMMENDATION

That Council:

1. Endorse the following general rates and minimums for GRV and UV ratepayers for rate setting purposes that equate to an average of 3.95% increase in the total levy:

Differential Category	Proposed 2023/2024 Rate in Dollar (\$)	Proposed 2023/2024 Minimum \$
GRV - Improved Residential	0.08469	1,170
GRV - Improved Commercial and Industrial	0.10216	1,524
GRV - Vacant	0.17950	1,170
UV - General Industry	0.01943	1,524
UV - Rural	0.00511	1,170
UV - Mining and Industrial	0.00901	1,524

2. Advertise by local public notice for a period of 21 days, in accordance with Section 6.36(1) of the *Local Government Act 1995*, its intention to levy the differential rates and minimum rates for the 2023/2024 financial year; and
3. Endorse the City of Kwinana Statement of Objects and Reasons for each differential and minimum payment at Attachment A;

### DISCUSSION

Rates are a significant proportion of the City's revenue and are used to achieve the objectives of the Integrated Planning Framework of the City. The purpose of levying rates is to meet the City's budget requirements to deliver services and infrastructure each financial year.

The Long-Term Financial Plan (LTFP) was adopted by Council on 15 December 2021 and outlined the projected income and expenditure over the 4 year term, including proposed capital works, projects and new initiatives. Based on the assumptions of the LTFP, a 3% rate increase for the 2023/2024 financial year was forecasted and the CPI was assumed to be 2%. However, since the adoption of the LTFP, the economic forecast has changed and hence the rate increase is required to be revised.

For the December 2022 quarter, CPI was 7.8%, this inflationary increase has resulted in increased cost of the City's services and contracts. The Local Government Cost Index (LGCI), as published by WALGA in April 2023 is now forecasted at 4.5% for June 2023. Whilst the intent of the LTFP was for the annual rates increase to reflect the LGCI, officers are recommending an increase to rates of 3.95%. This will result in rates income of \$47,682,055. This rate increase is still below the current CPI figures and below the LGCI, but with the continued effort to find efficiencies in the organisation, this will still enable the City to meet the required level of service.

### **Harmonisation of Rate Categories- Final Stage**

The City has been committed to simplifying its rating structure to achieve efficiencies and equity in relation to its implementation and administration of rates therefore embarked on the 'harmonisation of rate categories' initiative in 2018/2019. The final stage of this initiative will be in 2023/2024 where the rating categories Improved Residential and Improved Special Residential will be merged and reflected as 'Improved Residential' and Vacant Residential and Vacant Non-residential will be merged and known as 'Vacant'. This proposed change is illustrated below:

<b>2022/2023 – Current Rating Categories</b>	<b>2023/2024 – Proposed Rating Categories</b>
Improved Residential	Improved Residential
Improved Special Residential	Improved Residential
Vacant Residential	Vacant
Vacant Non-Residential	Vacant

The above will result in an increase in Rate in the Dollar for Improved Special Residential category (831 properties) of 0.18% and Vacant Residential (57 properties) of 1.06%, who have been subsidised by the City in prior years.

### **Revaluation of UV and GRV properties**

Rates is calculated as follows:

Gross Rental Value or Unimproved Value (GRV/UV) X Rate in the Dollar (RID)

The GRV are based on the general valuation as supplied by the Valuer General's Office (VGO) and is effective from 1 July 2023. The VGO is required to maintain valuations of all rateable land in Western Australia for rating and taxing purposes and rating valuations are updated every three (3) years known as a General Valuation and annually for UV properties. Every property is valued at a date set by the VGO and this is referred to as the Date of Valuation.

Rating valuations are therefore assessed at a snapshot in time reflecting the property market for the local area at the same time. This ensures consistency and fairness in the allocation of rates. The current GRV has a date of valuation of 1 August 2021 and will be updated by the VGO for the 2023/2024 rating year. The rating valuations have increased on all categories and span from 2% for General Industry to 26.14% for Improved Residential Rating category. Council has ensured that the overall rates increase was only 3.95% and had to decrease the RID to ensure that the increased valuations did not have a significant increase to the rate increase for residents.

### **Differential rates for 2023/2024**

When implementing its rating strategy as part of the LTFFP, Council considered the key values contained within *Rating Policy Differential Rates (s.6.33) March 2016* (Rating Policy) released by the then Department of Local Government and Communities), being:

- Objectivity
- Fairness and Equity
- Consistency
- Transparency and Administrative Efficiency

In accordance with the Rating Policy, City Officers compared the proposed rates with the City's neighbouring local governments. The Rating Policy states, "*the local government has reviewed and considered rates proposed in neighbouring or similar local government districts in the rating strategy.*"

The below table shows the different rate categories and compares the current year rate in the dollar (RID) and minimum rate, to the proposed rate in the dollar and minimum for the new financial year. There is a general 3.95% increase for the categories, with the exception of the Improved Residential and Vacant, which are both affected by the inclusion of the Improved Special Residential and Vacant Non-Residential rating categories as part of the finalisation of the harmonisation process.

<b>Rating Code Description</b>	<b>2022/2023 RID</b>	<b>2022/2023 Minimum</b>	<b>Proposed 2023/2024 RID</b>	<b>Proposed 2023/2024 Minimum</b>	<b>Increase</b>
Improved Residential (including Improved Special Residential)	0.10247	1,126	0.08469	1,170	4.17%
Improved Commercial & Industrial	0.10222	1,466	0.10216	1,524	3.95%
Vacant (including Vacant Non-Residential)	0.18392	1,126	0.17950	1,170	6.70%
General Industrial	0.01912	1,466	0.01943	1,524	3.97%
Rural	0.00551	1,126	0.00511	1,170	3.93%
Mining and Industrial	0.00920	1,466	0.00901	1,524	3.93%

### **Ministerial Approval**

In accordance with the *Local Government Act 1995*, because the General Industrial (UV) rate in the dollar is more than twice the Rural (UV) rate category, Council must seek approval from the Minister to raise a differential rate more than twice the lowest differential rate.

Further to this, the City applies minimum payments in accordance with the *Local Government Act 1995*. The *Local Government Act 1995* states that a local government may not have more than 50% of its properties in any one class of property on minimum payments or in total over the district. However, there is a provision in the *Local Government Act 1995* that allows for a vacant land rate category to have more than 50% of properties on minimum payments if approval from the Minister is obtained. This is a common request by local governments. For the 2023/2024 financial year, if Council approve the proposed minimum payments, the City will need to apply to the Minister for Local Government as there are more than 50% of vacant properties on the minimum rates for the Vacant rate category. The number of minimum rated vacant properties for the Vacant rate category is approximately 66%.

A key focus going forward will be for the City to review the rate categories annually and ensure that properties are rated in a fair and equitable manner, having due regard to objectivity, consistency, transparency and administrative efficiency.

## STRATEGIC IMPLICATIONS

This proposal will support the achievement of the following outcome/s and objective/s detailed in the Strategic Community Plan and Corporate Business Plan.

Strategic Community Plan			
Outcome	Strategic Objective	Action in CBP (if applicable)	How does this proposal achieve the outcomes and strategic objectives?
5 – Visionary leadership dedicated to acting for its community	5.1 – Model accountable and ethical governance, strengthening trust with the community	N/A – There is no specific action in the CBP, yet this report will help achieve the indicated outcomes and strategic objectives	Transparent reporting of financial information

## SOCIAL IMPLICATIONS

There are no social implications as a result of this proposal.

## LEGAL/POLICY IMPLICATIONS

Section 6.33 -Differential general rates of the *Local Government Act 1995* states:

- (1) *A local government may impose differential general rates according to any, or a combination, of the following characteristics —*
  - a. *the purpose for which the land is zoned, whether or not under a local planning scheme or improvement scheme in force under the Planning and Development Act 2005; or*
  - b. *a purpose for which the land is held or used as determined by the local government; or*
  - c. *whether or not the land is vacant land; or*
  - d. *any other characteristic or combination of characteristics prescribed.*
- (2) *Regulations may —*
  - a. *specify the characteristics under subsection (1) which a local government is to use; or*
  - b. *limit the characteristics under subsection (1) which a local government is permitted to use.*
- (3) *In imposing a differential general rate a local government is not to, without the approval of the Minister, impose a differential general rate which is more than twice the lowest differential general rate imposed by it.*



- (4) *If during a financial year, the characteristics of any land which form the basis for the imposition of a differential general rate have changed, the local government is not to, on account of that change, amend the assessment of rates payable on that land in respect of that financial year but this subsection does not apply in any case where section 6.40(1)(a) applies.*
- (5) *A differential general rate that a local government purported to impose under this Act before the Local Government Amendment Act 2009 section 39(1)(a) came into operation is to be taken to have been as valid as if the amendment made by that paragraph had been made before the purported imposition of that rate.*

### **6.35. Minimum payment**

- (1) *Subject to this section, a local government may impose on any rateable land in its district a minimum payment which is greater than the general rate which would otherwise be payable on that land.*
- (2) *A minimum payment is to be a general minimum but, subject to subsection (3), a lesser minimum may be imposed in respect of any portion of the district.*
- (3) *In applying subsection (2) the local government is to ensure the general minimum is imposed on not less than —*
  - (a) *50% of the total number of separately rated properties in the district; or*
  - (b) *50% of the number of properties in each category referred to in subsection (6), on which a minimum payment is imposed.*
- (4) *A minimum payment is not to be imposed on more than the prescribed percentage of —*
  - (a) *the number of separately rated properties in the district; or*
  - (b) *the number of properties in each category referred to in subsection (6), unless the general minimum does not exceed the prescribed amount.*
- (5) *If a local government imposes a differential general rate on any land on the basis that the land is vacant land it may, with the approval of the Minister, impose a minimum payment in a manner that does not comply with subsections (2), (3) and (4) for that land.*
- (6) *For the purposes of this section a minimum payment is to be applied separately, in accordance with the principles set forth in subsections (2), (3) and (4) in respect of each of the following categories —*
  - (a) *to land rated on gross rental value; and*
  - (b) *to land rated on unimproved value; and*
  - (c) *to each differential rating category where a differential general rate is imposed.*

*[Section 6.35 amended: No. 49 of 2004 s. 61.]*

### **6.36. Local government to give notice of certain rates.**

- (1) *Before imposing any differential general rates or a minimum payment applying to a differential rate category under section 6.35(6)(c) a local government is to give local public notice of its intention to do so.*
- (2) *A local government is required to ensure that a notice referred to in subsection (1) is published in sufficient time to allow compliance with the requirements specified in this section and section 6.2(1).*

- (3) *A notice referred to in subsection (1) —*
- (a) *may be published within the period of 2 months preceding the commencement of the financial year to which the proposed rates are to apply on the basis of the local government's estimate of the budget deficiency; and*
  - (b) *is to contain —*
    - (i) *details of each rate or minimum payment the local government intends to impose; and*
    - (ii) *an invitation for submissions to be made by an elector or a ratepayer in respect of the proposed rate or minimum payment and any related matters within 21 days (or such longer period as is specified in the notice) of the notice; and*
    - (iii) *any further information in relation to the matters specified in subparagraphs (i) and (ii) which may be prescribed.**and*
  - (c) *is to advise electors and ratepayers that the document referred to in subsection (3A) —*
    - (i) *may be inspected at a time and place specified in the notice; and*
    - (ii) *is published on the local government's official website.*
- (3A) *The local government is required to prepare a document describing the objects of, and reasons for, each proposed rate and minimum payment and to publish the document on the local government's official website.*
- (4) *The local government is required to consider any submissions received before imposing the proposed rate or minimum payment with or without modification.*
- (5) *Where a local government —*
- (a) *in an emergency, proposes to impose a supplementary general rate or specified area rate under section 6.32(3)(a); or*
  - (b) *proposes to modify the proposed rates or minimum payments after considering any submissions under subsection (4), it is not required to give local public notice of that proposed supplementary general rate, specified area rate, modified rate or minimum payment.*

## **FINANCIAL/BUDGET IMPLICATIONS**

The differential rates model as endorsed by Council will directly influence Council's ability to fund expenditure requirements proposed to be included in the 2023/2024 Budget.

Expenses will be incurred in relation to advertising, which are accommodated within the current budget.

## **ASSET MANAGEMENT IMPLICATIONS**

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

## **ENVIRONMENTAL/PUBLIC HEALTH IMPLICATIONS**

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

## COMMUNITY ENGAGEMENT

Council must give local public notice, no earlier than 1 May 2023, which details each rate in the dollar and minimum payment and make available the Objects and Reasons for its differential rating categories. In accordance with section 6.36 of the *Local Government Act 1995* public comments will be invited through publication of a local public notice with the consultation period open for 21 days. Any submissions received must be considered by Council prior to the request for Minister's approval and adoption of rates.

Once approved by Council, advertising of the City's intention to levy and the Objects and Reasons for the 2023/2024 Differential Rates will be on the following forums which will satisfy the regulation requirements:

- Public notice will be published in the Sound Telegraph local newspaper on 3 May 2023.
- Public notice will be published in The West Australian newspaper on 1 May 2023.
- Information will be made available on the City's website outlining the intention to levy differential rates and minimum payments and details on how to make a submission.
- Post on the City's social media site.
- Exhibit on the public notice board at the Darius Wells Library and Resource Centre.
- The City will host the engagement through the Love My Kwinana engagement portal.

## ATTACHMENTS

### A. Statement of Objects and Reasons - 2023/2024

## ATTACHMENT A



### STATEMENT OF OBJECTS AND REASONS FOR DIFFERENTIAL RATE CATEGORIES 2023/2024

In accordance with section 6.36 of the *Local Government Act 1995* and the Council's "Notice of Intention to Levy Differential Rates and Minimum Payments", the following information details the objects and reasons for each of the proposed differential rating categories.

#### Summary

The following are the proposed Differential General Rates and Minimum Payments for the City of Kwinana for the 2023/2024 financial year, to be effective from 1 July 2023.

GRV Rate Categories	Minimum Payment (\$)	Rate in \$	% Change
GRV Improved Residential	1,170	0.08469	4.17%
GRV Vacant	1,170	0.17950	6.70%
GRV Improved Commercial and Industrial	1,524	0.10216	3.95%
UV Rate Categories	Minimum Payment (\$)	Rate in \$	% Change
UV General Industry	1,524	0.01943	3.97%
UV Rural	1,170	0.00511	3.93%
UV Mining and Industrial	1,524	0.00901	3.93%

The above rate model is estimated to yield \$47,682,055 in rate revenue based on the information current at 14 April 2023.

#### What are Rates?

Rates are a tax levied on all rateable properties within the boundaries of the City of Kwinana in accordance with the *Local Government Act 1995*. The overall objective of the proposed rates in the 2023/2024 Budget is to provide for the net funding requirements of the City's services, activities, financing costs and the current and future capital requirements of the City, after considering all other forms of revenue. The formulation of a rating system is about achieving a means by which Council can raise sufficient revenue to pay for the services it provides.

Throughout Australia, the basis of using property valuations has been found to be the most appropriate means of achieving rating equity; however, the achievement of a wholly equitable rating system for all properties, in all areas, is a difficult task if it is based on the property valuations alone. For this reason, there are refinement options made available, such as differential rating, that the City of Kwinana has elected to use.

In Western Australia, land is valued by Landgate (Western Australian Land Information Authority – a State Government agency) and those valuations are forwarded to each Local Government. Two types of values are calculated - Gross Rental Value (GRV) which generally

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applies to urban, non-rural land; and Unimproved Value(UV) which generally applies to rural land.

#### Rating Provisions – Local Government Act 1995

The *Local Government Act 1995* sets out the basis on which differential general rates may be based as follows:

##### Section 6.32. Rates and service charges

(1) When adopting the annual budget, a local government –

(a) in order to make up the budget deficiency, is to impose\* a general rate on rateable land within its district, which rate may be imposed either –

- (i) uniformly; or
- (ii) differentially

#### Differential Rates - Local Government Act 1995

##### Section 6.33. Differential general rates

(1) A local government may impose differential general rates according to any, or a combination, of the following characteristics —

(a) the purpose for which the land is zoned, whether or not under a local planning scheme or improvement scheme in force under the Planning and Development Act 2005; or

(b) a purpose for which the land is held or used as determined by the local government; or

(c) whether or not the land is vacant land; or

(d) any other characteristic or combination of characteristics prescribed.

(2) Regulations may —

(a) specify the characteristics under subsection (1) which a local government is to use; or

(b) limit the characteristics under subsection (1) which a local government is permitted to use.

(3) In imposing a differential general rate a local government is not to, without the approval of the Minister, impose a differential general rate which is more than twice the lowest differential general rate imposed by it.

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(4) If during a financial year, the characteristics of any land which form the basis for the imposition of a differential general rate have changed, the local government is not to, on account of that change, amend the assessment of rates payable on that land in respect of that financial year but this subsection does not apply in any case where section 6.40(1)(a) applies.

(5) A differential general rate that a local government purported to impose under this Act before the Local Government Amendment Act 2009 section 39(1)(a) came into operation 1 is to be taken to have been as valid as if the amendment made by that paragraph had been made before the purported imposition of that rate.

#### Minimum Payments - Local Government Act 1995

##### Section 6.35. Minimum Payment

(1) Subject to this section, a local government may impose on any rateable land in its district a minimum payment which is greater than the general rate which would otherwise be payable on that land.

(2) A minimum payment is to be a general minimum but, subject to subsection (3), a lesser minimum may be imposed in respect of any portion of the district.

(3) In applying subsection (2) the local government is to ensure the general minimum is imposed on not less than —

(a) 50% of the total number of separately rated properties in the district; or

(b) 50% of the number of properties in each category referred to in subsection (6), on which a minimum payment is imposed.

(4) A minimum payment is not to be imposed on more than the prescribed percentage of —

(a) the number of separately rated properties in the district; or

(b) the number of properties in each category referred to in subsection (6), unless the general minimum does not exceed the prescribed amount.

(5) If a local government imposes a differential general rate on any land on the basis that the land is vacant land it may, with the approval of the Minister, impose a minimum payment in a manner that does not comply with subsections (2), (3) and (4) for that land.

(6) For the purposes of this section a minimum payment is to be applied separately, in accordance with the principles set forth in subsections (2), (3) and (4) in respect of each of the following categories —

(a) to land rated on gross rental value; and

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*(b) to land rated on unimproved value; and*

*(c) to each differential rating category where a differential general rate is imposed.*

### Gross Rental Value (GRV)

It is Council's intention to complete the rate harmonisation process to achieve a simplified rating structure comprising the following GRV rating categories by 2023/2024:

1. Improved Residential
2. Vacant
3. Improved Commercial and Industrial

The rates in the dollar are based on the general valuation as supplied by the Valuer General's Office (VGO) in respect of gross rental values (GRV's) effective from 1 July 2023. The VGO is required to maintain valuations of all rateable land in Western Australia for rating and taxing purposes and rating valuations are updated every three (3) years known as a General Valuation. Every property is valued at a date set by the VGO and this is referred to as the Date of Valuation. Rating valuations are therefore assessed at a snapshot in time reflecting the property market for the local area at the same time. This ensures consistency and fairness in the allocation of rates.

**The current GRV has a date of valuation of 1 August 2021** and will be updated by the VGO for the 2023/2024 rating year. The GRV is determined by collecting rental evidence to determine the fair rental value for each property. The rental value for a house or other GRV property will be influenced by factors such as age, construction, size, car shelters, pools and location. As the GRV is currently assessed every three years, despite possible changes to the rental market, the GRV remains fixed until the next general valuation.

### Unimproved Valuation (UV)

Council has adopted the following differential general rating categories for UV properties:

1. UV General Industry
2. UV Mining and Industrial
3. UV Rural

The VGO determines unimproved values annually with a valuation roll provided to local governments. The City has completed rates modelling including the revaluations received to be effective from 1 July 2023.

### Proposed Differential General Rates and General Minimum Payments

The following are the objects and reasons for each of the differential rating categories and minimum payments for the 2023/2024 financial year:

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**GRV Improved Residential**

This differential rate category imposes a differential general rate on land valued on a gross rental value basis for rateable properties used for residential purposes where the zoning allows for residential use.

The object of this rate is to apply a base differential general rate to land zoned and used for residential purposes and to act as the City's benchmark differential rate by which all other GRV rated properties are assessed.

The reason for this rate is to ensure that all ratepayers make a reasonable contribution towards the ongoing maintenance and provision of works, services and facilities throughout the City.

The proposed rate in the dollar for this category is \$0.08469, with a minimum payment of \$1,170. It will be applied to 17,499 of the City's rateable properties and deliver 57.41% of the proposed rate income.

**GRV Vacant**

This differential rate category imposes a differential general rate on land valued on a gross rental value basis, which is vacant land.

The object of this rate is to ensure that all ratepayers make a reasonable contribution towards the ongoing maintenance and provision of works, services and facilities throughout the City.

The proposed rate in the dollar for this category is \$0.1795, with a minimum payment of \$1,170. It will be applied to 1,577 of the City's rateable properties and deliver 7.11% of the proposed rate income.

**GRV Improved Industrial and Commercial**

This differential rate category imposes a differential general rate on land valued on a gross rental value basis, which is not used for residential purposes and is not vacant land.

The object of this rate category is to apply a higher differential rate so as to raise additional revenue to offset the increased costs associated with service provision to these properties.

The reason for this rate is that a higher differential rate is required to meet the higher level of service costs associated with Commercial and Industrial properties and the localities within which they are situated, including costs of:

- (a) provision and maintenance of transport and streetscape infrastructure including renewal/refurbishment infrastructure, car parking and traffic treatments; and
- (b) the management, administration and delivery of marketing activities aimed at enhancing the economic and social viability, and the general amenity of the Kwinana commercial and industrial areas.

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The proposed rate in the dollar for this category is \$0.10216, with a minimum payment of \$1,524. It will be applied to 583 of the City's rateable properties and deliver 26.63% of the proposed rate income.

#### UV General Industry

This differential rate category imposes a differential general rate on land zoned for the purpose of General Industry under Local Planning Scheme No 2.

The object of this rate category is to raise additional revenue to offset the costs associated with increased maintenance of infrastructure and higher levels of service provided to or associated with properties in this category.

The reason for this rate is to meet a significant proportion of the additional costs involved in servicing properties within this rate category, which include but are not limited to major outlays for transport infrastructure maintenance and renewal/refurbishment and significant costs relating to monitoring of land use and environmental impacts.

The proposed rate in the dollar for this category is \$0.01943 cents, with a minimum payment of \$1,524. It will be applied to 3 of the City's rateable properties and deliver 5.05% of the proposed rate income.

#### UV Mining and Industrial

This differential rate category imposes a differential general rate on land valued on an unimproved value (UV) basis, which is:

- (a) zoned for the purpose of Rural B under Local Planning Scheme No 2; or
- (b) held or used for industrial, extractive industry or quarrying purposes under a Master Plan adopted pursuant to Part 3 of the *Hope Valley-Wattleup Redevelopment Act 2000*; or
- (c) zoned for the purpose of Rural A under Local Planning Scheme No 2 and held or used for industrial, extractive industry or quarrying purposes.

The object of this rate category is to raise additional revenue to offset the costs associated with increased maintenance of infrastructure and higher levels of service provided to properties in this category.

The reason for this rate is the need to offset the higher level of costs associated in servicing these properties, including the costs of transport infrastructure maintenance and renewal/refurbishment, and costs relating to monitoring of land use and environmental impacts.

The proposed rate in the dollar for this category is \$0.0901, with a minimum payment of \$1,524. It will be applied to 47 of the City's rateable properties and deliver 1.05% of the proposed rate income.

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## UV Rural

This differential rate category imposes a differential general rate on land valued on an unimproved value (UV) basis which is predominantly used or held for rural pursuits, rural industry or intensive agriculture, and:

- (a) is not zoned for the purpose of General Industry under Local Planning Scheme No 2; or
- (b) is not zoned for the purpose of Rural B under Local Planning Scheme No 2; or
- (c) is not held or used for industrial, extractive industry or quarrying purposes under a Master Plan adopted pursuant to Part 3 of the *Hope Valley-Wattleup Redevelopment Act 2000*.

The object of this rate category is to impose a differential rate commensurate with the rural use of land, which additionally is to act as the City's benchmark differential UV rate and is considered to be the base rate by which all other UV rated properties are assessed.

The reason for this rate is to ensure that all ratepayers on rural land make a reasonable contribution towards the ongoing maintenance and provision of works, services and facilities throughout the City.

The proposed rate in the dollar for this category is \$0.00511, with a minimum payment of \$1,170. It will be applied to 151 of the City's rateable properties and deliver 2.74% of the proposed rate income.

## Minimum Payment

The City proposes to impose following minimum payments for each differential rating category:

GRV Rate Categories	Minimum Payment (\$)
GRV Improved Residential	1,170
GRV Vacant	1,170
GRV Improved Commercial and Industrial	1,524
UV General Industry	1,524
UV Mining and Industrial	1,524
UV Rural	1,170

The object of the minimum payment is to ensure that all ratepayers make an equitable contribution to rate revenue, to provide for the net funding requirements of the City's services, activities, financing costs, and current and future capital requirements as outlined in the Strategic Community Plan and Corporate Business Plan.

Each minimum payment has increased by 3.95%.

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**17      REPORTS – NATURAL ENVIRONMENT**

Nil

## 18 REPORTS – BUILT INFRASTRUCTURE

### 18.1 JOINT DEVELOPMENT ASSESSMENT PANEL APPLICATION - GENERAL INDUSTRY - LOT 288 (11) MOUNSEY ROAD, KWINANA BEACH

#### SUMMARY

The City of Kwinana has received an application (DA10517) for a General Industry (Rubber Manufacturing) development at Lot 288 (11) Mounsey Road, Kwinana Beach. The applicant is seeking approval for a multi-story industrial building of four levels comprised of approximately 6000 square metres (m<sup>2</sup>) of operational and processing area. The building is designed to allow for expansion of existing operations on the site for the manufacturing of rubber conveyor belts. The proposed development also incorporates an office area, an additional 20 bay car parking area, drainage infrastructure and landscaping (refer to Attachments 2 - 12 of the Responsible Authority Report: Attachment A). The application has been assessed against relevant planning requirements and is considered to meet the requirements of the City's Local Planning Scheme No. 2 (LPS2).

As the estimated development cost of this application is in excess of \$2 million (estimated cost of this development is \$15 million), the application is required to be determined by the Joint Development Assessment Panel. City Officers have prepared the attached Responsible Authority Report (RAR) in accordance with the *Planning and Development (Development Assessment Panels) Regulations 2011*. The RAR and associated attachments are attached for Council's consideration and adoption – see Attachments A and B.

#### OFFICER RECOMMENDATION

**That Council resolve to support the development application for a General Industry (Rubber Manufacturing) development at Lot 288 (11) Mounsey Road, Kwinana Beach as per the recommendation outlined in the Responsible Authority Report (Attachment A) to the Metro Outer Joint Development Assessment Panel.**

#### VOTING REQUIREMENT

Simple majority

#### DISCUSSION

##### Draft Local Planning Strategy

This proposal is considered to be in alignment with the City's adopted draft Local Planning Strategy as it seeks to address the following Strategic Directions:

- *Recognise and strengthen Kwinana's unique cultural, natural and built identity to foster a sense of place.*
- *Recognise the importance of the Kwinana Industrial Area and future Kwinana Outer Harbour to secure future employment opportunities for Kwinana residents.*
- *To create diverse employment opportunities for local residents and maintain sustained economic growth by ensuring that suitable serviced employment land is available.*

Correlating with the above strategic directions, the proposal seeks to better understand and inform the following actions:

- *Manage land use and development through local planning controls to minimise conflict between infrastructure and sensitive land uses.*
- *Develop planning measures to ensure new development contributes to:*
  - i. *intended future character of new and future suburbs, is respectful to setbacks, site coverage and built form.*

#### Proposed Development

The subject site is located in the heart of the Kwinana Beach industrial area. The subject site is 4.64 hectares in area with a large 1,400m<sup>2</sup> industrial manufacturing building existing on the site. This existing building is setback approximately 90 metres from the front lot boundary. The site fronts onto Mounsey Road to the south which is a standard industrial access road and abuts the Aurizon Rail siding yard land to the east. Refer to Attachment 1 of the RAR for the site context.

The subject site is zoned 'General Industry' under LPS2. The proposed development is considered to fall under the definition of 'General Industry' under LPS2. The 'General Industry' land use is a 'P' (Permitted) land use within the 'General Industry' zone.

The application was advertised for a period of 14 days to all landowners within 100 metres of the site. No submissions were received during the advertising period. Several external agencies were consulted in relation to the proposal including:

- Department of Water and Environmental Regulation (DWER)
- Department of Fire and Emergency Services (DFES)
- Parmelia Gas Pipeline (APA)

A summary of the responses can be found in the RAR – Attachment A.

As part of a planning assessment, the following key planning matters were identified:

- Building Design
- Landscaping
- Parking
- Public Art

Further discussion in relation to each of the above matters can be found under the heading 'Planning Assessment' in the attached RAR (Attachment A).

The application is scheduled to be considered by the JDAP at a meeting in mid-May 2023. The City is required to submit the RAR to the DAP Secretariat on 10 May 2023.

The application has been referred to Council prior to submitting the RAR to the JDAP for determination, as City Officers do not have delegation to prepare the RAR under the *Planning and Development (Development Assessment Panel) Regulations 2015*. In the event that Council wishes to modify or make an alternative recommendation to that contained within the RAR, this will form a separate recommendation to that of Officers in the RAR for the JDAP's consideration.

**STRATEGIC IMPLICATIONS**

This proposal will support the achievement of the following outcome/s and objective/s detailed in the Strategic Community Plan and Corporate Business Plan.

<b>Strategic Community Plan</b>			
<b>Outcome</b>	<b>Strategic Objective</b>	<b>Action in CBP (if applicable)</b>	<b>How does this proposal achieve the outcomes and strategic objectives?</b>
2 – A resilient and thriving economy and exciting opportunities	2.1 – Enable a thriving and sustainable local economy that supports and sustains quality jobs and economic opportunities	N/A – There is no specific action in the CBP, yet this report will help achieve the indicated outcomes and strategic objectives	The proposed development is expanding an existing industrial operation and will provide for an additional 35 jobs. The company manufactures goods for Western Australians.
4 – A unique, vibrant and healthy City that is safe, connected and socially diverse	4.1 – Create, activate and manage places and local centres that are inviting, unique and accessible	N/A – There is no specific action in the CBP, yet this report will help achieve the indicated outcomes and strategic objectives	The proposed development seeks to provide a built form outcome that is unique for the industrial area.

**SOCIAL IMPLICATIONS**

This proposal will support the achievement of the following social outcome/s, objective/s and strategic priorities detailed in the Social Strategy.

<b>Social Strategy</b>			
<b>Social Outcome</b>	<b>Objective</b>	<b>Strategic Priority</b>	<b>How does this proposal achieve the social outcomes, objectives and strategic priorities?</b>
3 – Informed and Capable	3.0 – Information, learning and development opportunities enhance individual and community capacity	3.5 – Enhance employment and entrepreneurial opportunities	The proposed development will provide for an additional 35 jobs.
6 – Vibrant and Celebrated	6.0 – Vibrancy and creativity thrive and our unique identity and achievements are celebrated	6.6 – Provide opportunities to establish a thriving creative economy	The proposal will provide ongoing employment in addition to opportunities such as provision of public art for community benefit.

## LEGAL/POLICY IMPLICATIONS

For the purpose of Councilors considering a financial or impartiality interest only, the proponent is Shelford and the landowner is Fenner Dunlop Australia Pty Ltd.

### Legislation

- *Planning and Development Act 2005*
- *Contaminated Sites Act 2003*
- *Environmental Protection Act 1986 and relevant Regulations*

### State Government Planning Policies

- State Planning Policy 3.7: Planning in Bushfire Prone Areas
- Environmental Protection (Kwinana) (Atmospheric Wastes) Policy 1999.

### Local Planning Scheme

- City of Kwinana, Local Planning Scheme No. 2

### Local Planning Policies

- Local Planning Policy 5 – Development Contribution Towards Public Art
- Local Planning Policy 8 – Designing Out Crime
- Local Planning Policy 11 – Site Requirements and Standards for Development within Industrial Zones.

## FINANCIAL/BUDGET IMPLICATIONS

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

## ASSET MANAGEMENT IMPLICATIONS

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

## ENVIRONMENTAL/PUBLIC HEALTH IMPLICATIONS

There are no direct environmental and/or public health implications as a result of this application. The proposal addresses various principles of environmental sustainability being designed with solar panels and strategic landscaping.

## COMMUNITY ENGAGEMENT

The application was advertised to landowners within 100 metres of the site for a period of 14 days. No submissions were received during this period.

## ATTACHMENTS

- A. Responsible Authority Report - Lot 288 (11) Mounsey Road Kwinana Beach
- B. Attachments to RAR - Lot 288 (11) Mounsey Road Kwinana Beach



**Lot 288 (11) Mounsey Road, Kwinana Beach  
General Industry (Rubber Manufacturing)**

**Form 1 – Responsible Authority Report  
(Regulation 12)**

<b>DAP Name:</b>	Metro-Outer
<b>Local Government Area:</b>	City of Kwinana
<b>Applicant:</b>	Martin Oldfield (Shelford)
<b>Owner:</b>	Graham Lenz/Stuart Milliken (Fenner Dunlop Australia Pty Ltd)
<b>Value of Development:</b>	\$15 million <input checked="" type="checkbox"/> Mandatory (Regulation 5) <input type="checkbox"/> Opt In (Regulation 6)
<b>Responsible Authority:</b>	Local Government
<b>Authorising Officer:</b>	Jared Veenendaal
<b>LG Reference:</b>	DA10517
<b>DAP File No:</b>	DAP/23/02443
<b>Application Received Date:</b>	24 February 2023
<b>Report Due Date:</b>	10 May 2023
<b>Application Statutory Process Timeframe:</b>	90 Days
<b>Attachment(s):</b>	<ol style="list-style-type: none"> <li>1. Context Plan</li> <li>2. Cover Page</li> <li>3. Site Plan</li> <li>4. Landscape Plan</li> <li>5. Ground Floor Plan</li> <li>6. First Floor Plan</li> <li>7. Second Floor Plan</li> <li>8. Third Floor Plan</li> <li>9. Third Floor Roof Plan</li> <li>10. Elevation Plan 0</li> <li>11. Elevation Plan 1</li> <li>12. Sections</li> <li>13. DFES Referral Response</li> <li>14. APA Referral Response</li> <li>15. DWER Referral Response 1</li> <li>16. DWER Referral Response 2</li> <li>17. Bushfire Management Plan</li> </ol>
<b>Is the Responsible Authority Recommendation the same as the Officer Recommendation?</b>	<input type="checkbox"/> Yes    Complete Responsible Authority Recommendation section <input type="checkbox"/> N/A
<b>This section to be completed after Council Resolution</b>	<input type="checkbox"/> No    Complete Responsible Authority and Officer Recommendation sections

**Responsible Authority Recommendation**

That the Metro-Outer JDAP resolves to:

1. **Approve** DAP Application reference DAP/23/02443 and accompanying plans (Attachments 2 - 12) in accordance with Clause 68 of Schedule 2 (Deemed Provisions) of the *Planning and Development (Local Planning Schemes) Regulations 2015*, and the provisions of Clause 6.1 of the City of Kwinana Local Planning Scheme No. 2, subject to the following conditions:

#### Conditions

1. The requirements of Local Planning Policy No.5 - Development Contribution towards Public Art (LPP5) must be met through one of the following options:
  - a. The owner/applicant must submit a Public Art Report in accordance with LPP5 to the City of Kwinana for approval, which must detail the provision of Public Art on site to a minimum value as specified in LPP5. Prior to the use or occupation of the development, the approved Public Art must be installed on site to the satisfaction of the City of Kwinana; or
  - b. Prior to the commencement of works, the owner/applicant shall provide a financial contribution of a minimum value as specified in LPP5 to the City of Kwinana in lieu of installing Public Art on site to the satisfaction of the City of Kwinana.
2. Prior to the lodgement of a building permit application, a detailed Drainage and Stormwater Management Plan which demonstrates the on-site retention of stormwater drainage is to be submitted and implemented to the satisfaction of the City of Kwinana.
3. Prior to occupation of the development, a Bushfire Risk Management Plan for any flammable on-site hazards is to be prepared in accordance with State Planning Policy 3.7 (Planning in Bushfire Prone Areas) and submitted to the City of Kwinana for approval.
4. Prior to occupation of the development, landscaping shall be installed on the site in accordance with the Landscaping Plan (dated 23/03/22 – drawing no. DA0.01) and maintained thereafter to the satisfaction of the City of Kwinana.
5. Prior to occupation of the development, vehicle parking bays and road circulation is to be designed and constructed in accordance with AS2890, clearly marked on the ground and drained to the satisfaction of the City of Kwinana.
6. Prior to occupation of the development, all trafficable areas are to be sealed and drained as per the City of Kwinana 'Trafficable Areas' Specifications and maintained thereafter to the satisfaction of the City of Kwinana.
7. The development shall at all times comply with the requirements and recommendations of the Bushfire Management Plan prepared by Bushfire Prone Planning and dated 24 March 2023 (Reference Number: 220418) to the satisfaction of the City of Kwinana.
8. The current ground level over the existing high pressure gas pipeline easement is not to be reduced and must be maintained to the satisfaction of the pipeline operator (APT Parmelia Pty Ltd).
9. No buildings, stockpiling or storage of material is permitted within the high pressure gas pipeline easement at any time.

**Advice Notes**

- i. Pursuant to clause 26 of the Metropolitan Region Scheme, this approval is deemed to be an approval under clause 24(1) of the Metropolitan Region Scheme.
- ii. This decision constitutes planning approval only and is valid for a period of four years from the date of approval. If the subject development is not substantially commenced within the specified period, the approval shall lapse and be of no further effect.
- iii. In relation to the existing high pressure gas pipeline easement located to the west of the site, the applicant is advised that prior to the commencement of any works within the gas transmission pipeline easement, the applicant is to enter a Third Party Works Authorisation agreement with the pipeline licensee/operator (APT Parmelia Pty Ltd). Works within the easement must comply with any conditions attached to a third party works approval. All construction plans which include the area of the gas pipeline must have the pipeline easement clearly identified with hatching, clearly labelling the easement as: *'high pressure gas pipeline right of way – no works to occur without the prior authorisation of the pipeline operator'*. The applicant is advised to contact Dial Before You Dig on 1100, or APA directly on [APAprtection@apa.com.au](mailto:APAprtection@apa.com.au).
- iv. In relation to the provision of a Drainage and Stormwater Management Plan, the City adopts the Department of Water and Environmental Regulation's (DWER's) decision process for stormwater management in Western Australia. The applicant is advised to contact the City's Engineering Department for further information.
- v. The applicant is advised that DWER regulates emissions and discharges from the construction and operation of prescribed premises through a works approval and licensing process, under Part V, Division 3 of the Environmental Protection Act 1986 (EP Act). Contact DWER for further information.
- vi. The applicant is advised that this approval is not a building permit, which constitutes a separate legislative requirement. Prior to any building work commencing on site, a building permit or building permit exemption must be obtained from the City of Kwinana. Significant penalties apply under the Building Act 2011 for any failure to comply with this requirement.
- vii. DWER advises that dewatering works should be avoided for the proposed development. However, if dewatering works are required, an appropriate management plan should be prepared with consideration of the recommendations documented in the site management plan titled 'Sub-Surface Management Plan – Lot 51 Mason Road, Kwinana Beach' (Aurora Environmental Pty Ltd, 10 October 2017). The management plan should be developed and include monitoring and contingency actions to address the risks associated with potential exposure of impacted groundwater. This plan should be provided to the DWER for review and comment prior to the commencement of dewatering works.
- viii. The applicant is advised that the premises is required to comply with the *Environmental Protection (Noise) Regulations 1997* and *Environmental Protection (Unauthorised Discharges) Regulations 2004*.

**Reasons for Responsible Authority Recommendation**

*This section is to be completed where the Council resolution differs from the Officer Recommendation. The Council minutes in that case would be shown here, including reasons for that decision.*

**Details: outline of development application**

Region Scheme	Metropolitan Region Scheme
Region Scheme - Zone/Reserve	Industrial
Local Planning Scheme	Local Planning Scheme No.2
Local Planning Scheme - Zone/Reserve	General Industry
Structure Plan/Precinct Plan	N/A
Structure Plan/Precinct Plan - Land Use Designation	N/A
Use Class and permissibility:	General Industry: 'P' (Permitted) Land Use
Lot Size:	4.64 Hectares
Existing Land Use:	General Industry (Rubber Manufacturing)
State Heritage Register	No
Local Heritage	<input checked="" type="checkbox"/> N/A <input type="checkbox"/> Heritage List <input type="checkbox"/> Heritage Area
Design Review	<input checked="" type="checkbox"/> N/A <input type="checkbox"/> Local Design Review Panel <input type="checkbox"/> State Design Review Panel <input type="checkbox"/> Other
Bushfire Prone Area	Yes
Swan River Trust Area	No

**Proposal:**

Proposed Land Use	General Industry
Proposed Net Lettable Area	N/A
Proposed No. Storeys	N/A
Proposed No. Dwellings	N/A

The principal business of Fenner Conveyors at Lot 288 Mounsey Road, Kwinana Beach (the subject site) is the manufacture of rubber conveyor belts used predominately in mining applications across Western Australia. A large 1,400 square metres (m<sup>2</sup>) industrial manufacturing building exists on the 4.6-hectare site and has been operating since 2009. The existing operations employ approximately 80 people engaged in conveyor belt manufacturing, with the proposed development employing an additional 35 staff.

The primary manufactured product currently on the site is steel cord reinforced rubber conveyor belting. The company has recently looked to expand operations, requiring substantially more rubber. As a result of the increase in scale of operations, there is a need for additional, internalised mixing of rubber. The subject development will facilitate the business expansion and yield several improvements and efficiencies to the existing production line. The proposed development will provide for internalised

rubber mixing capability by adding state-of-the-art machinery incorporated in an eco-friendly building powered by green energy.

The development plans can be seen in Attachments 2 - 12.

#### Land Use

The proposal includes a multi-story building of four levels comprised of approximately 6000m<sup>2</sup> of operational and processing area. The building is designed to allow for expansion of additional rubber mixing equipment proposed to be installed within the next 4-6 years. The proposed development also incorporates an office area, an additional 20 bay car parking area, drainage infrastructure and landscaping.

The proposed development is considered to fall under the definition of 'General Industry' under the City of Kwinana Local Planning Scheme No.2 (LPS2). Under LPS2, a 'General Industry' land use is defined as:

*the carrying out of any process for and incidental to... the making, altering, repairing or ornamentation, painting, finishing, cleaning, packing, or canning or adapting for sale, or breaking up or demolition of, any article or part of any article; and includes, when carried out on land upon which the process is carried out and in connection with that process, the storage of goods, any work of administration or accounting, the sale of goods resulting from the process and the use of land for the amenity of persons engaged in the process.*

The proposed development described above is therefore classified as a 'General Industry' land use under LPS2. The 'General Industry' land use is a 'P' (permitted) land use under LPS2 within the 'General Industry' zone.

#### **Background:**

##### Site Context

As noted above, the subject site is 4.64 hectares in area with a 1,400m<sup>2</sup> industrial manufacturing building currently existing which is setback approximately 90 metres from the front lot boundary. The proposed rubber manufacturing building is therefore proposed to be located in this vacant area of the site, forward of the existing building.

The site fronts onto Mounsey Road to the south which is a standard industrial access road and abuts the Aurizon Rail siding yard land to the east. Refer to Attachment 1 for the site context.

##### Site History

The subject site was historically vacant until the large industrial manufacturing building that exists on the site was approved in 2008. The proposed development is located on a portion of the site, forward of the existing building, that remained vacant.

#### **Legislation and Policy:**

The proposed development is subject to a range of licences and regulations applicable for industry in Western Australia. A summary of the key legislation, regulations, or local laws relevant to the application is listed below:

##### Legislation

- *Planning and Development Act 2005*



- *Contaminated Sites Act 2003*
- *Environmental Protection Act 1986 and relevant Regulations*

#### State Government Planning Policies

- State Planning Policy 3.7: Planning in Bushfire Prone Areas
- Environmental Protection (Kwinana) (Atmospheric Wastes) Policy 1999.

#### Local Planning Scheme

- City of Kwinana, Local Planning Scheme No. 2

#### Local Planning Policies

- Local Planning Policy 5 – Development Contribution Towards Public Art
- Local Planning Policy 8 – Designing Out Crime
- Local Planning Policy 11 – Site Requirements and Standards for Development within Industrial Zones.

#### **Consultation:**

##### Public Consultation

The proposal represents a “P” (permitted) land use under Table 1 – Zoning and Use Classes of LPS2, and therefore is not required to be advertised. However, due to the scale and nature of the project, the application was advertised to all property owners and occupiers within 100 metres of the site, for a period of 14 days. No submissions were received during the advertising period.

##### Referrals/consultation with Government/Service Agencies

The application was referred to and responses have been received from the following agencies:

- Department of Water and Environmental Regulation (DWER)
- Department of Fire and Emergency Services (DFES)
- Parmelia Gas Pipeline (APA)

A summary of each response from these agencies is outlined below.

##### **DWER:**

The subject site is classified as a contaminated site under the relevant legislation. The application was therefore referred to DWER. DWER responded providing advice in relation to dewatering and the provision of a Works Approval under the Environmental Protection Act – see Attachments 15 and 16.

In relation to dewatering on the site, the applicant outlined that there will be excavation on the site during construction and if the excavations should require dewatering a management plan, as requested by DWER in their advice, will be put in place. The applicant has also acknowledged the advice regarding licencing of the premise under the Environmental Protection Act. The advice is recommended as part of an approval.

##### **DFES:**

The subject site is affected by bushfire prone mapping. A Bushfire Management Plan (BMP) was therefore submitted as part of the application – see Attachment 17. The BMP has been assessed by City Officers and was referred to DFES for expert review. DFES provided a response requesting several modifications to the BMP – see Attachment 13. The applicant has since provided an amended BMP that sufficiently addresses the comments raised by DFES as follows:

- The BMP has been amended to reflect the correct vegetation classification in accordance with advice from DFES.

- The BMP has been modified to incorporate the implications of the proposed landscaping plan on bushfire impacts.

Following a review of the BMP, City Officers are satisfied the implementation of bushfire mitigation measures outlined in the BMP adequately demonstrate the risk can be managed. DFES did also advise that proposals for non-residential, high-risk land uses in bushfire prone areas be accompanied by an emergency evacuation plan for proposed occupants or a bushfire risk management plan for any flammable on-site hazards. The applicant has agreed to provide a bushfire risk management plan in future and this requirement is therefore noted as a condition of approval. Furthermore, a standard condition is recommended for the development to comply with the requirements and recommendations of the BMP.

#### APA:

The Parmelia Gas Pipeline and associated easement is located along the eastern portion of the subject site. The application was therefore referred to the pipeline operators (APA) for comment – the response can be seen in Attachment 14. In summary, APA does not object to the proposal and recommended several conditions and/or advice. The recommended advice and the City's planning response to the recommendations are outlined in the table below. The key advice from APA is regarding the requirement of the landowner to enter into a Third-Party Works Authorisation agreement and ensure no building works are within the easement area. This will ensure all elements of the advice from APA are addressed.

Recommended Condition	Planning Response
<i>Prior to the commencement of any works within the gas transmission pipeline easement, the proponent must enter a Third Party Works Authorisation agreement with the pipeline licensee/operator (APT Parmelia Pty Ltd). Works within the easement must comply with any conditions attached to a third party works approval.</i>	Recommended as Advice. This is not appropriate to be a condition of planning approval. A planning condition should not require the approval of a separate agreement and/or approval under different legislation. Therefore, this is recommended to be included as advice.
<i>The current ground level over the existing high pressure gas pipeline easement is not to be reduced and must be maintained to the satisfaction of the pipeline licensee/operator (APT Parmelia Pty Ltd).</i>	Recommended as a Condition. This is recommended as a condition considering it relates to the land and the proposed development.
<i>All plans which include the area of the gas pipeline must have the pipeline easement clearly identified with hatching. The area must also be clearly labelled as 'high pressure gas pipeline right of way – no works to occur without the prior authorisation of the pipeline operator'.</i>	Recommended as Advice. This requirement relates to the works approval required by APA. This is considered to be more appropriately recommended as advice.
<i>No stockpiles or storage of material is to be stored on the gas pipeline easement at any time.</i>	Recommended as a Condition. This requirement directly relates to development and use of the pipeline easement directly adjacent to and within the proposed development area. The



	proposal includes car parking and access within the easement area and therefore this is recommended as a condition.
<i>No buildings are to be constructed on the APT Parmelia Pty Ltd gas transmission pipeline easement.</i>	Recommended as a Condition. The proposal includes buildings that are directly adjacent to the pipeline easement. To ensure no further buildings or development at construction phase occurs within the pipeline easement, this is appropriately recommended as a condition. It should be noted that this has been combined with the above recommended condition to be a single condition.
<b>Recommended Advice Note</b>	<b>Planning Response</b>
<i>If you are planning on undertaking any physical works on property containing or proximate to a pipeline, or are seeking details on the physical location of a pipeline, please contact Dial Before You Dig on 1100, or APA directly on APAprotection@apa.com.au</i>	Recommended as Advice. This is considered appropriate as advice and is integrated into the above referenced advice note.

Design Review Panel Advice

Not Applicable

**Planning Assessment:**

As previously outlined in this report, the proposal is for a 'General Industry' land use. The subject site is zoned 'General Industry' under LPS2. Considering the land is zoned 'General Industry' under the LPS2, the assessment has regard to planning provisions applicable in the 'General Industry' zone. An assessment has been undertaken against the relevant planning provisions outlined in the following:

- Planning and Development (Local Planning Schemes) Regulations 2015 (The Regulations)
- LPS2
- Local Planning Policy No. 5 - Development Contributions Towards Public Art
- Local Planning Policy No. 8 - Designing out Crime
- Local Planning Policy No. 11 – Site Requirements and Standards for Development within the Industrial Zones

Several key matters that were identified in the assessment of the application are discussed below.

Building Design

The relevant development provisions under LPS2 relating to industrial development seek to provide design outcomes that provide for greater amenity and streetscape appeal. During the assessment process, the applicant provided amended plans that incorporate a variety of materials and design elements on the façade of the building as seen from Mounsey Road. The portion of building that is four storeys has been downsized which works to reduce bulk and the landscaping outcome forward of the

building will also work to provide greater amenity. The amended plans now include a schedule of colours and finishes on the elevations which work to provide for an improved design outcome for the façade of the building as seen from Mounsey Road.

It should also be noted that there are no statutory requirements in relation to maximum height of buildings within the industrial area. While it is acknowledged the proposed height of the building at approximately 37 metres will exceed existing development in the immediate area, the proposal falls significantly below the maximum permitted plot ratio of 0.8. Furthermore, the height of the building is not uncharacteristic of the General Industry zone. The height will not impact on any significant views or landscape features.

From a design perspective, City Officers are satisfied the proposed development will positively contribute to the streetscape and overall character of this industrial area.

#### Landscaping

To further complement building design, landscaping is required to be provided for industrial developments under LPS2. The applicant has provided a landscaping plan that seeks to provide greater amenity across the site. LPS2 requires a minimum of 5% of industrial sites to be landscaped. The proposed development is designed to exceed the 5% minimum requirement and proposes a variety of landscaping and vegetation types. The design also includes a landscaped outcome for the drainage area located in the front setback area. It should be noted that the significant vegetation located on the verge will be retained and maintained to a high standard. A standard condition is recommended for the landscaping plan to be implemented.

#### Parking

The proposed development includes the provision of an addition 20 bays. The existing parking and operations on site are unchanged. The proposed additional 20 bays will be used by staff for the proposed development. LPS2 outlines parking ratios that apply to the subject development as seen in the table below:

LPS2 Parking Requirement	Required No. of Bays	Total Required No. of Bays	Proposed No. of Bays	Proposed Shortfall
Office - 1 per 50m <sup>2</sup>	Office Floor area = 241m <sup>2</sup>  Therefore 5 car bays required	61 Bays	20 Bays	41 Bays
Industry – 4 bays for the first 200m <sup>2</sup> and then 1 per 100m <sup>2</sup> thereafter	Rubber Manufacturing Building area = 5,334m <sup>2</sup>  Therefore 56 bays required.			

As seen in the table above, a shortfall of 41 parking bays is proposed. In this regard, the applicant has provided information in relation to the operation of the proposed development. The proposed development is for a specific operation with a set number

of staff required to run it. The possible maximum number of staff that would be at the facility at any one time is 19. This maximum figure is only applicable during handover. A normal shift would have a maximum staff number of 11 people. Therefore, the proposal for 20 car parking bays is considered appropriate. The existing parking bays over the remainder of the site, in addition to the proposed 20 bays will work to ensure no adverse parking and access issues arise.

#### Public Art

The application was considered against Local Planning Policy 5: Development Contribution towards Public Art (LPP5). The proposed development is valued at \$15 million, with the policy requiring a public art contribution for certain developments valued over \$2 million.

LPP5 requires a public art contribution for new developments or major extensions in the 'General Industry' zone. A major extension is defined under LPP5 as follows:

*Those extensions that introduce a new plant or physical infrastructure for a process chain and/or significant increases in throughput and production capacity. While not limited to, it may also refer to replacement and/or addition to administration buildings and/or other supporting facilities or buildings'*

The proposed development is considered to be a major extension as it introduces new physical infrastructure and increases the throughput and production capacity on site. The rubber mixing is seen as a critical feature in larger manufacturing operations of mechanical rubber goods. The site owner, Fenner Conveyors, has recently completed the addition of a third conveyor belt production line within the existing building on the subject site and the operations now require substantially more rubber. This increase of scale of manufacturing capacity now justifies the addition of internalized mixing of rubber which has led to the proposed expansion development. This demonstrates that the proposed development is introducing new plant and physical infrastructure on the site that will lead to a greater overall throughput and production capacity on site.

Therefore, the City considers the policy requirements are relevant to the proposal as it has a reasonable planning purpose. The proposed development is not exempt from the requirements of LPP5 to provide public art on the development site or providing a monetary contribution for public art in the vicinity. The applicant is aware of the requirements of LPP5 and is exploring options of how this can be delivered. This will enable time for the applicant to consider how best to satisfy the requirements of LPP5. A condition of approval requiring adherence with the policy is therefore included in the recommendation.

#### **Conclusion:**

The proposed development adequately addresses relevant planning objectives and is considered to be an effective use of currently underutilised portion of this industrial site. The proposed development will enable the expansion of existing operations on site and integrate new technologies in the manufacturing of rubber conveyor belts for the Western Australian mining industry. In this regard, the proposed development is consistent with the overarching planning principles of the City's draft Local Planning Strategy, incorporating principles that provide employment opportunities and seek to ensure the needs of future generations can be met.

#### **Officer Recommendation**

*This section is to be completed where the Officer Recommendation is different to Council's recommendation (the 'Responsible Authority Recommendation').*

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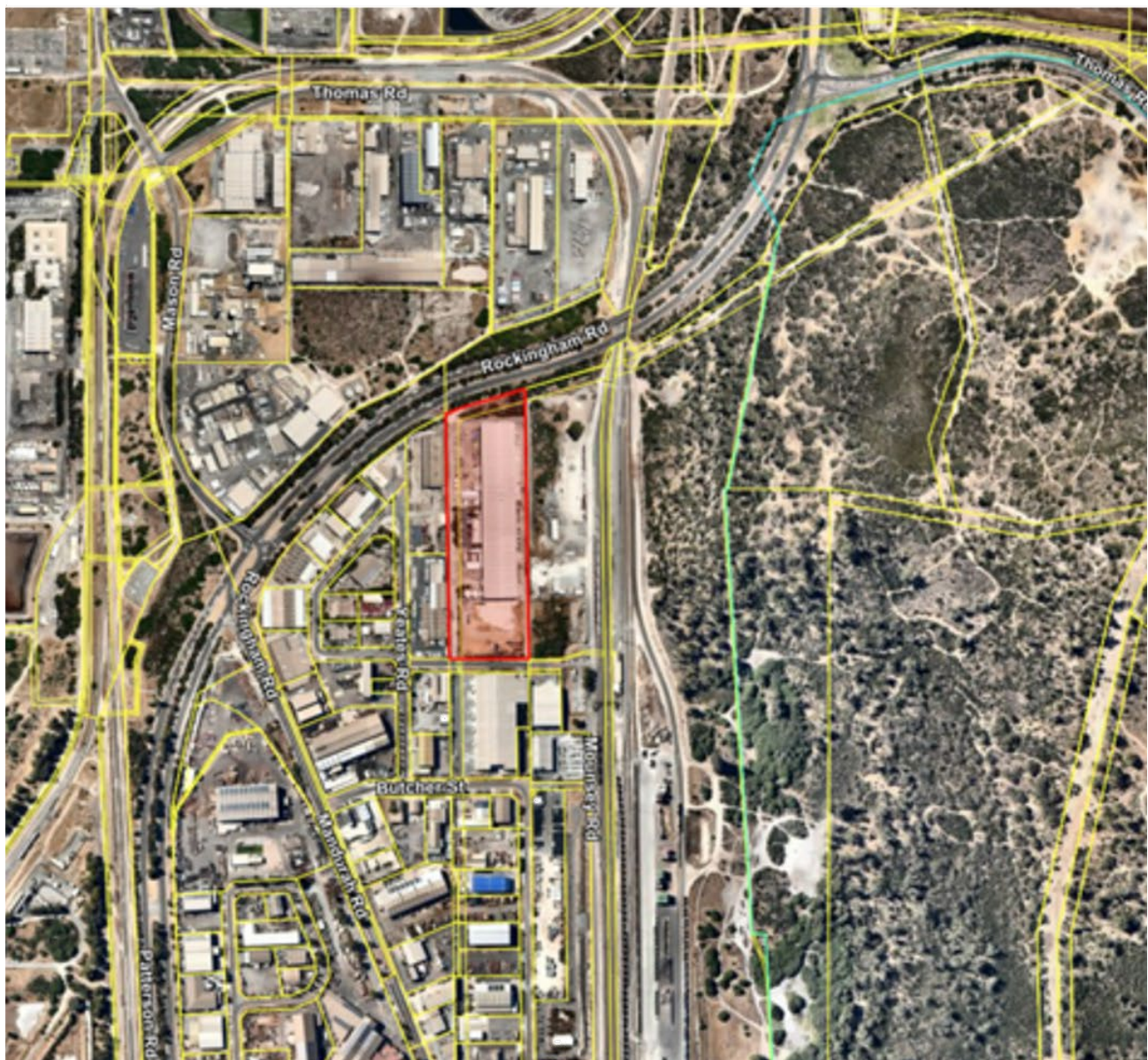
**Reasons for Officer Recommendation**

*This section is to be completed where the Officer Recommendation is different to Council's recommendation (the 'Responsible Authority Recommendation').*

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# Attachment 1





Attachment 2

DEVELOPMENT APPLICATION  
for FENNER CONVEYORS

DEVELOPMENT APPLICATION DRAWINGS

FENNER CONVEYORS - Lot 288 (#11) Mounsey Rd, Kwinana Beach

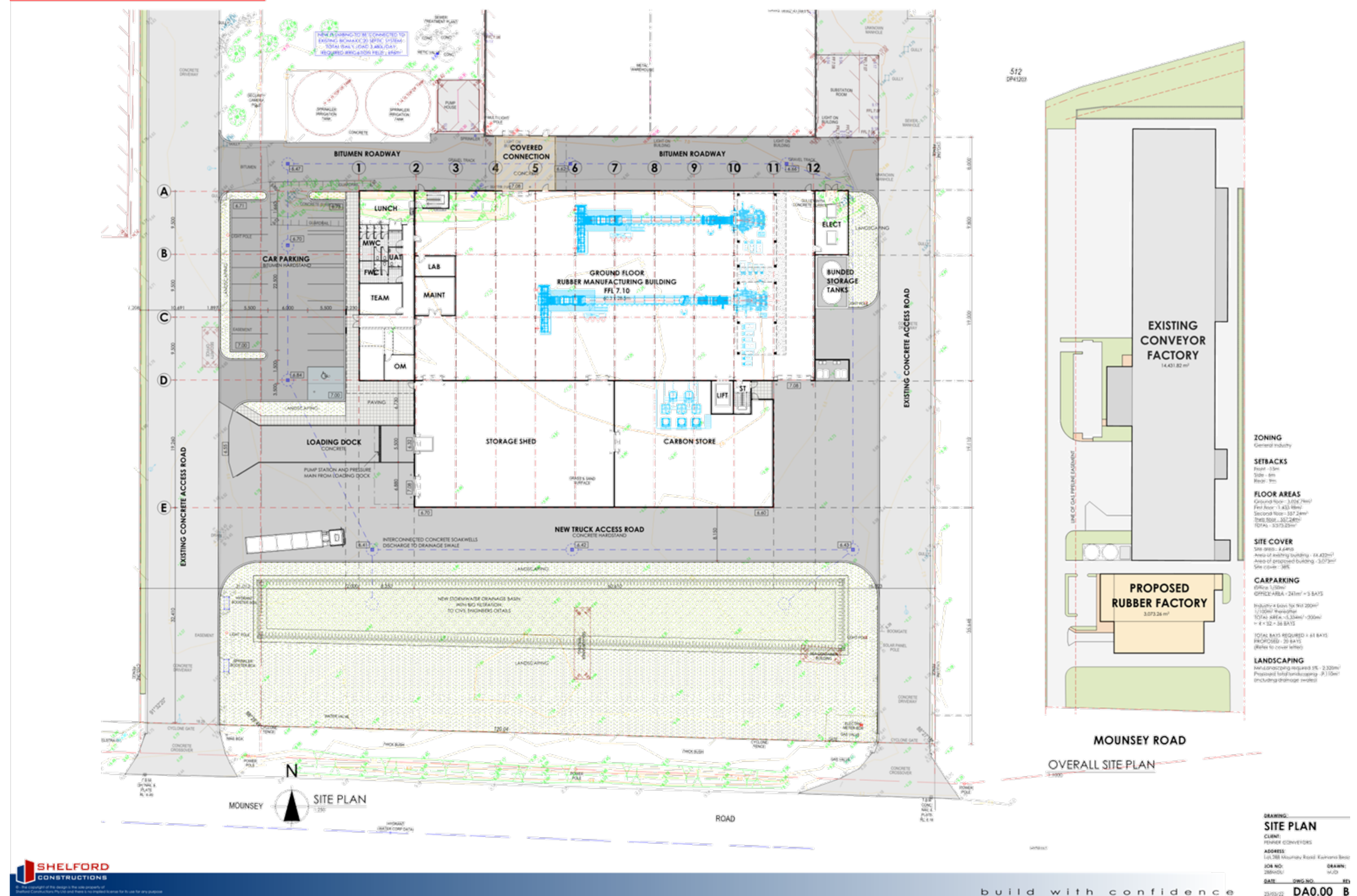
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SITE PLAN	DA0.00	B
LANDSCAPE PLAN	DA0.01	B
GROUND FLOOR PLAN	DA1.00	B
FIRST FLOOR PLAN	DA1.01	B
SECOND FLOOR PLAN	DA1.02	B
THIRD FLOOR PLAN	DA1.03	B
ROOF PLAN	DA1.04	B
ELEVATIONS	DA2.00	B
ELEVATIONS	DA2.01	B
SECTIONS	DA3.00	B



build with confidence

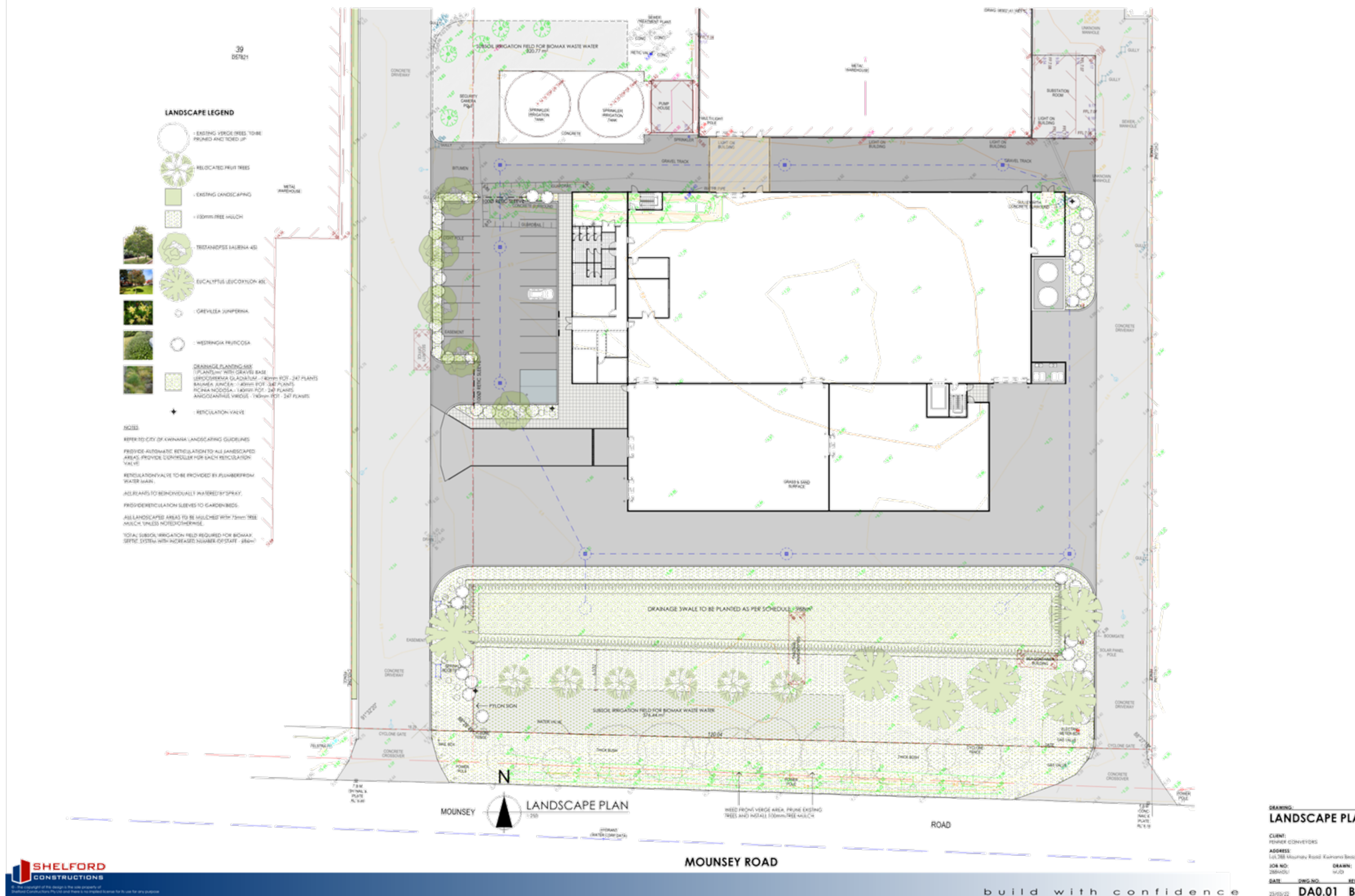
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COVER PAGE			
CLIENT:			
FENNER CONVEYORS			
ADDRESS:			
Lot 288 Mounsey Road, Kwinana Beach			
JOB NO:	288-001	DRAWN:	WJG
DATE:	23/03/22	DWG NO:	DA0.00
		REV:	B

## DEVELOPMENT APPLICATION





## DEVELOPMENT APPLICATION



## DEVELOPMENT APPLICATION

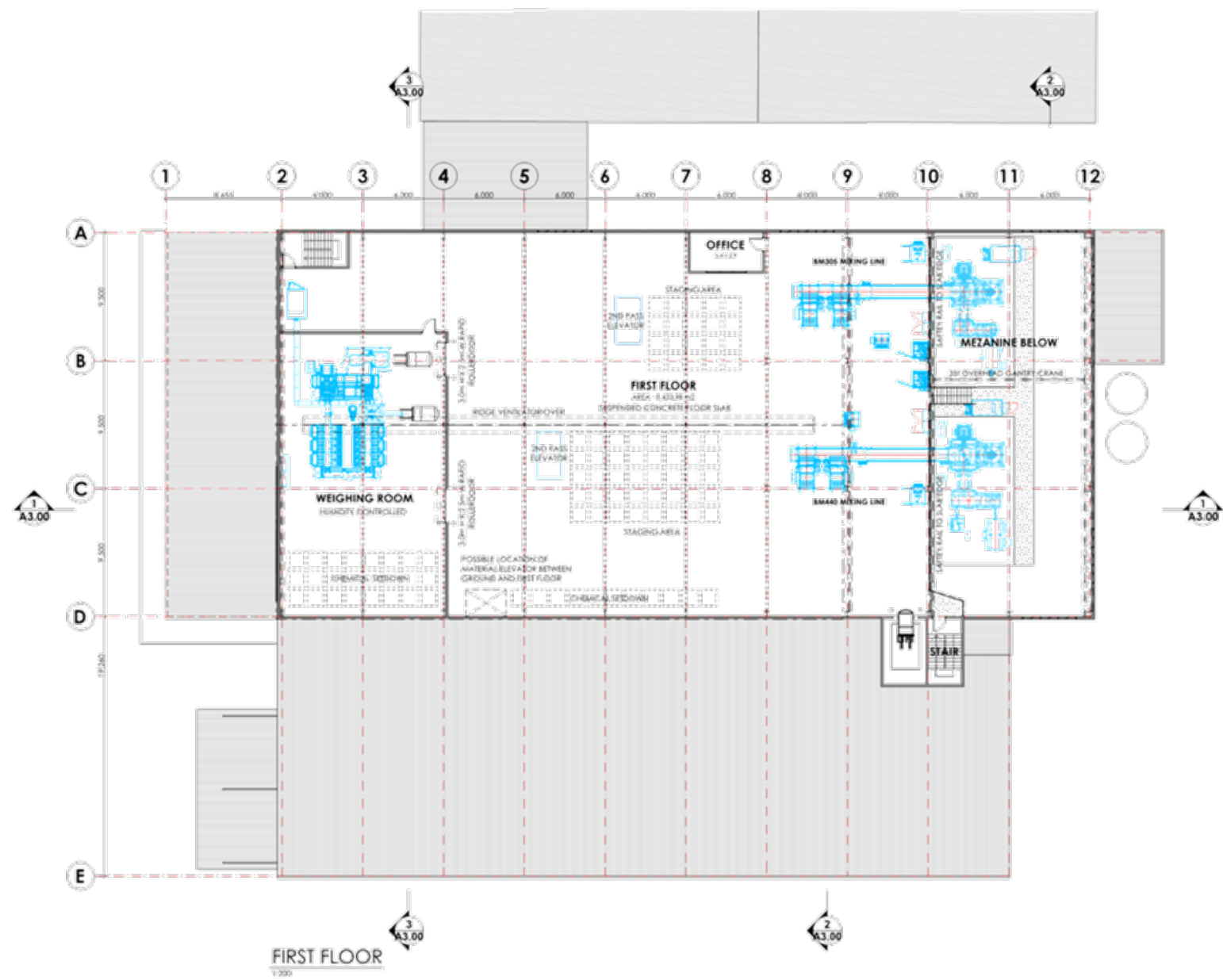


**DRAWING:**  
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PLAN**  
**CLIENT:**  
PERNER CONVEYORS  
**ADDRESS:**  
1st 288 Mountney Road, Richmond Boro  
**JOB NO:**  
288ANGL  
**DRAWN:**  
NJD  
**DATE:** 01/03/22 **DWG NO:** **ED:**  
25/03/22 **DA1.00 B**



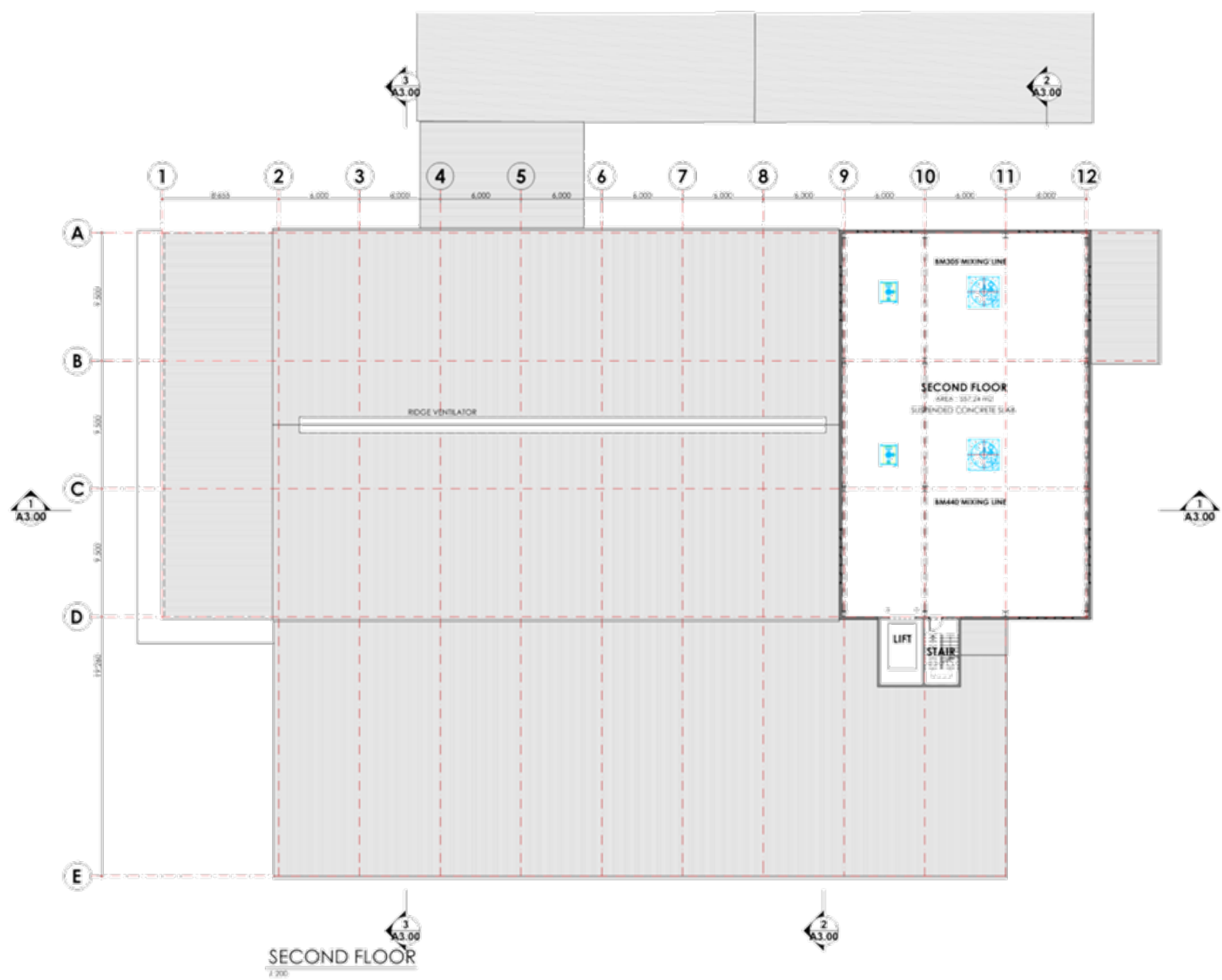
Attachment 6

DEVELOPMENT APPLICATION  
for FENNER CONVEYORS



Attachment 7

DEVELOPMENT APPLICATION  
for FENNER CONVEYORS

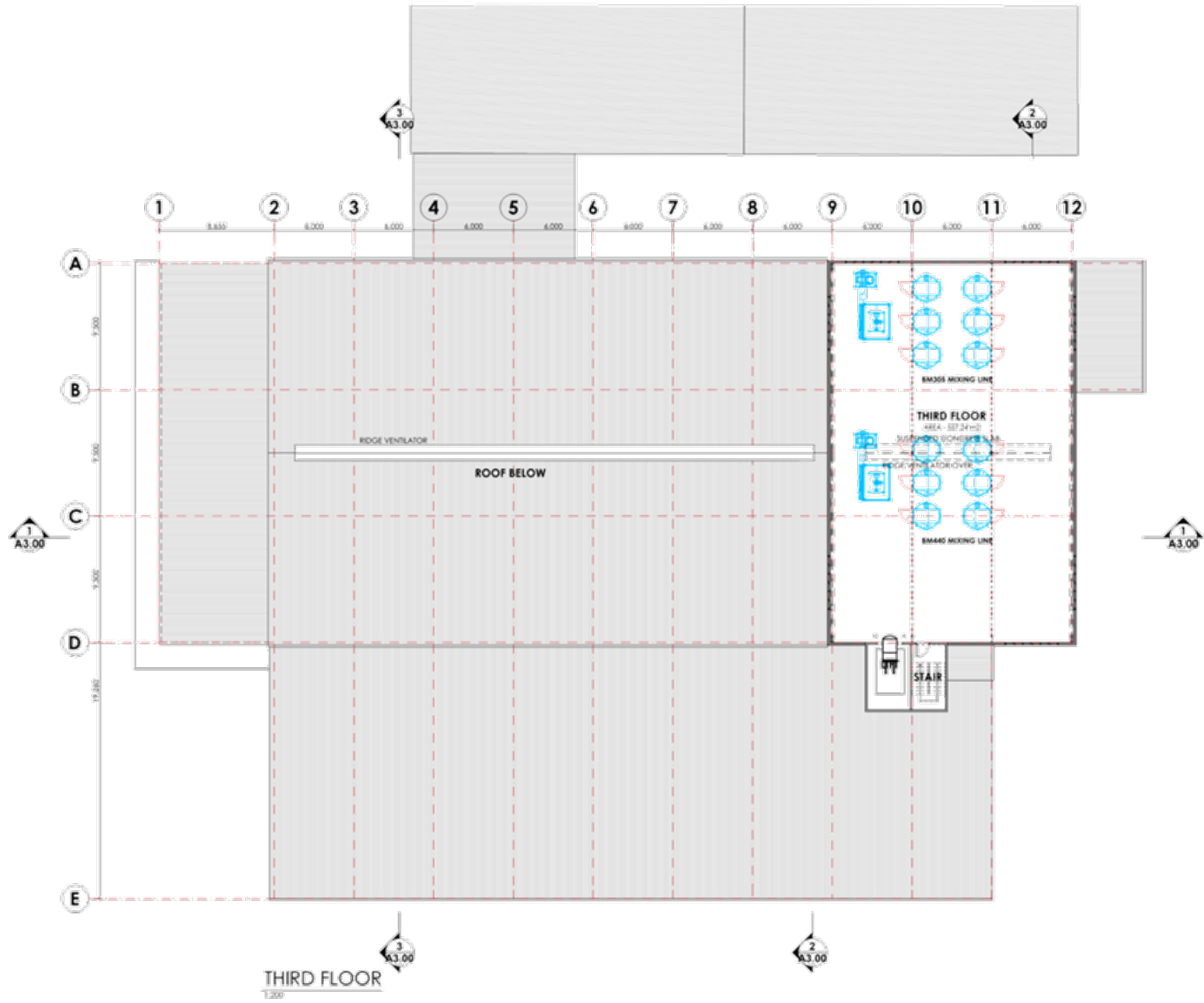


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DRAWING:  
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PLAN**  
CLIENT:  
FENNER CONVEYORS  
ADDRESS:  
1st/2nd Mountjoy Road, Kilmorris Bore  
JOB NO:  
2664021  
DATE:  
23/03/22  
DRAWN:  
WJD  
REV:  
DA1.02 B

Attachment 8

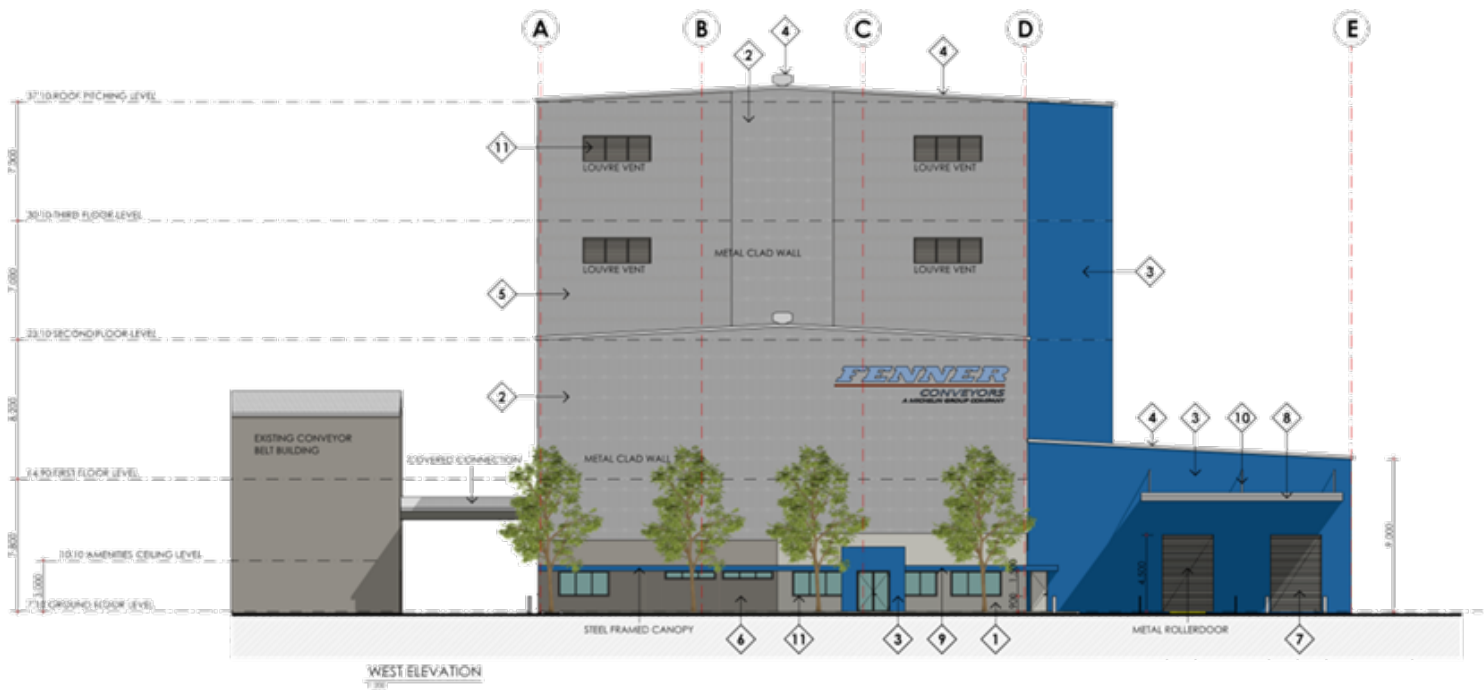
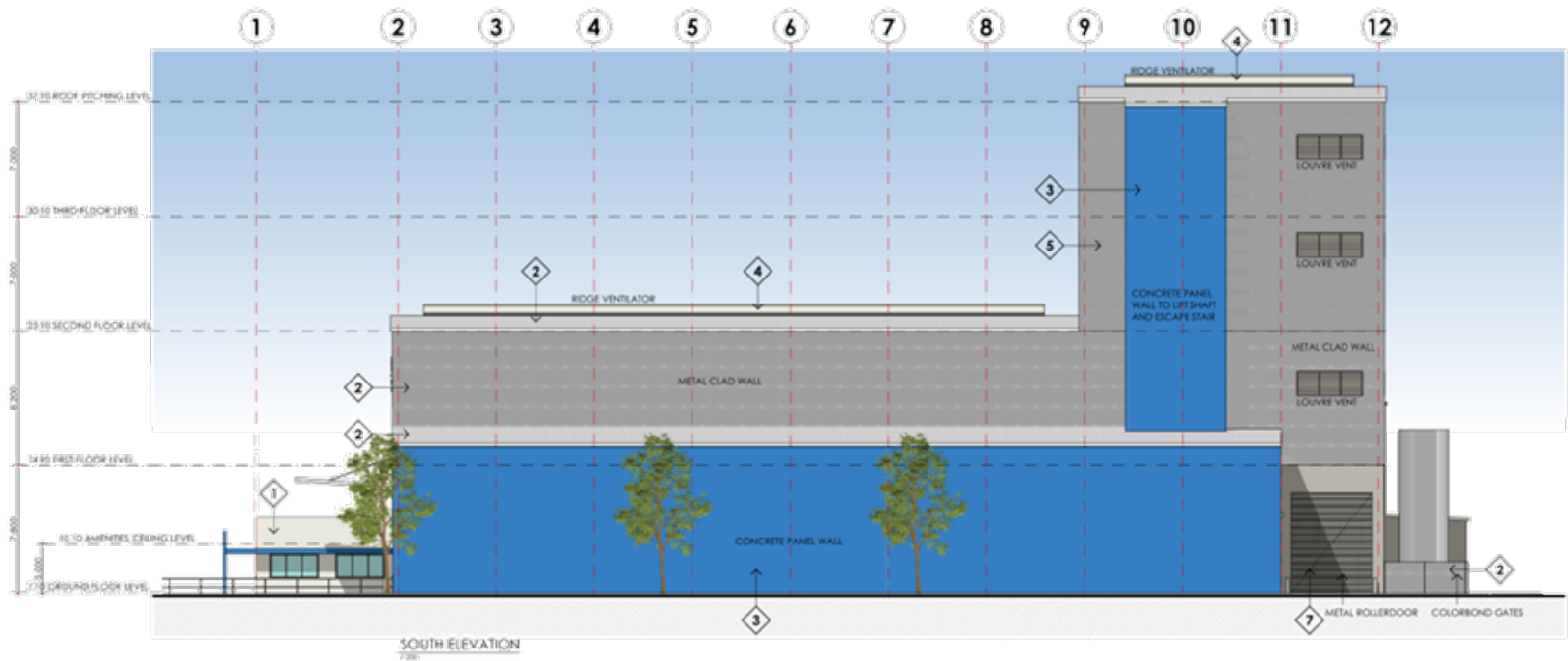
DEVELOPMENT APPLICATION  
for FENNER CONVEYORS





Attachment 10

DEVELOPMENT APPLICATION  
for FENNER CONVEYORS



SHELFORD  
CONSTRUCTIONS

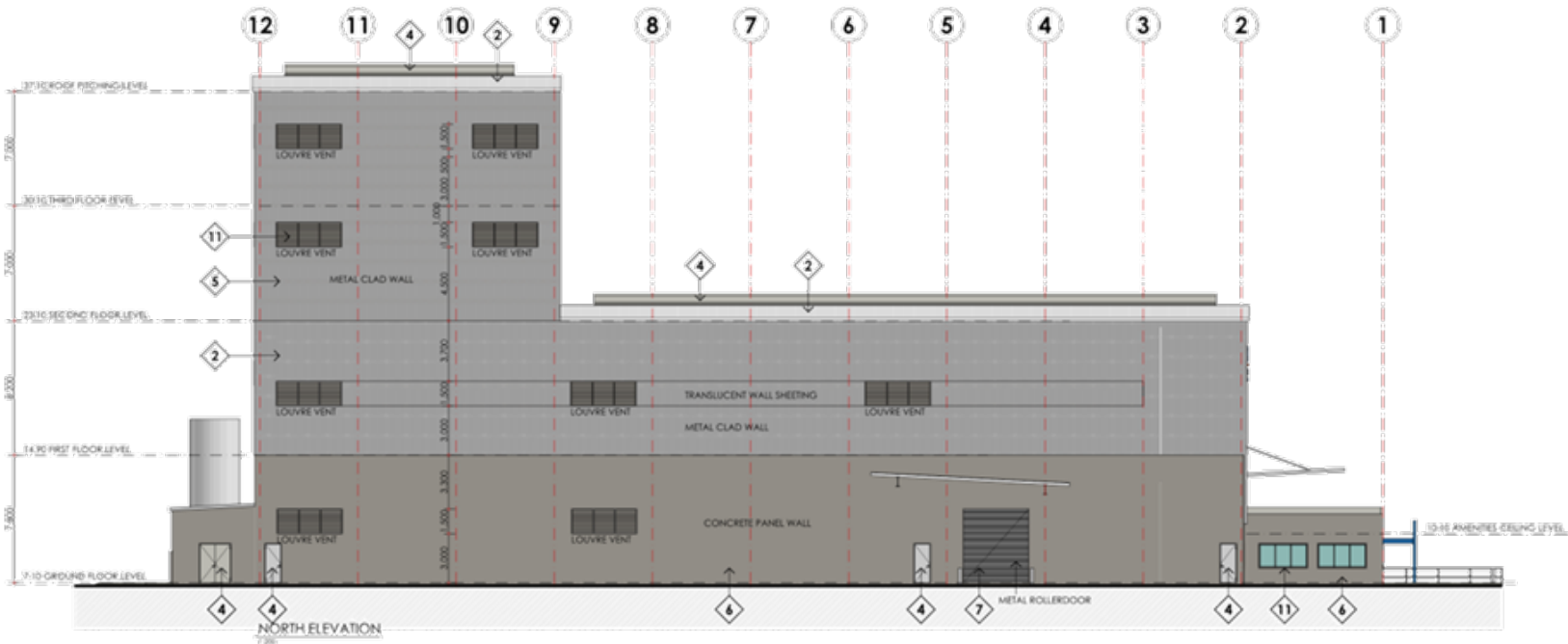
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DRAWING:  
ELEVATIONS  
CLIENT:  
FENNER CONVEYORS  
ADDRESS:  
1st/388 Mountjoy Road, Kilmarnock, Scotland  
JOB NO:  
2884001  
DATE:  
23/03/22  
DWG NO:  
DA2.00  
REV:  
B

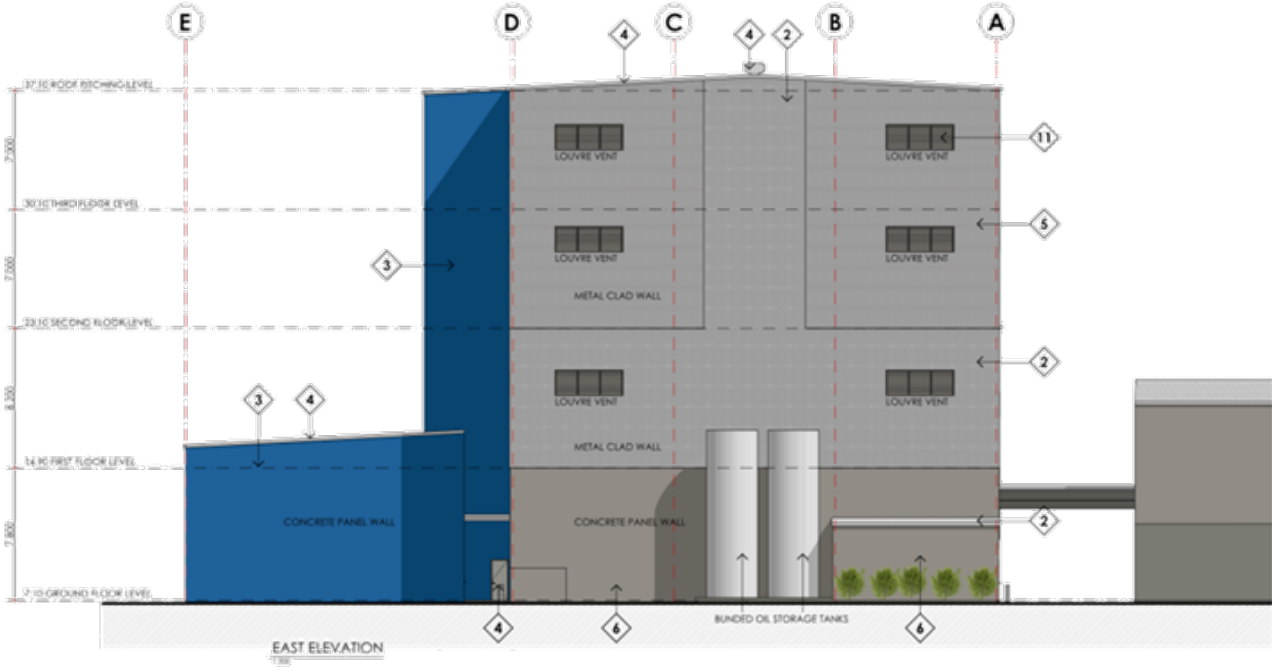


Attachment 11

DEVELOPMENT APPLICATION  
for FENNER CONVEYORS



- COLOUR SCHEDULE
- 1. PAINTED CONCRETE - COLORBOND SURFASIT
  - 2. BRICK CLADDING - COLORBOND SURFASIT
  - 3. PAINTED CONCRETE - RAL 5002 PANTONE REFLEX BLUE
  - 4. SHEET METAL - COLORBOND SURFASIT
  - 5. BRICK WALL CLADDING - COLORBOND SHALE GREY
  - 6. PAINTED CONCRETE - COLORBOND SHALE GREY
  - 7. ROLLER SHUTTER - COLORBOND SURFASIT
  - 8. PAINTED STEEL - COLORBOND SURFASIT
  - 9. PAINTED STEEL - RAL 5002 PANTONE REFLEX BLUE
  - 10. GALVANISED STEEL
  - 11. POWDER COATED ALUMINIUM - WINDSPRAY



**SHELFORD**  
CONSTRUCTIONS

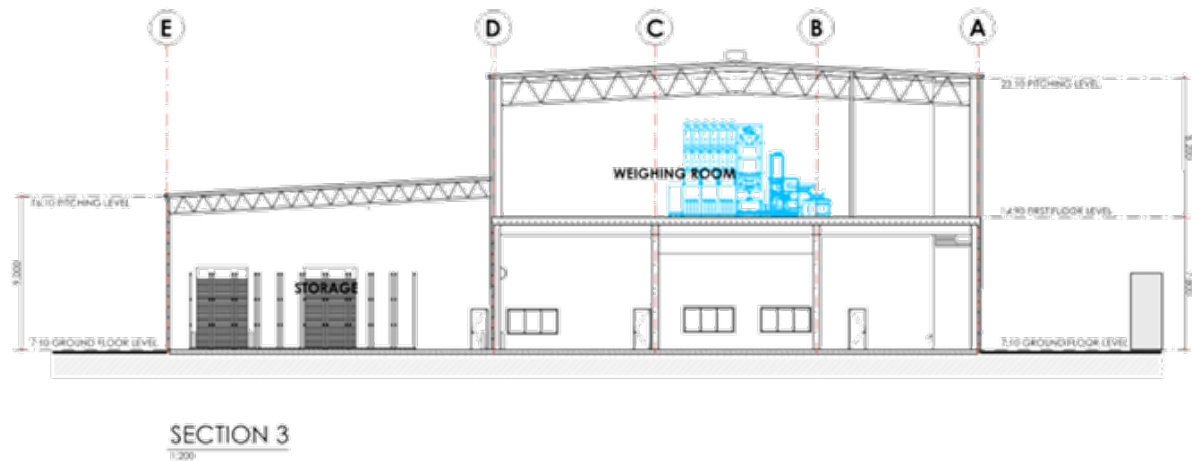
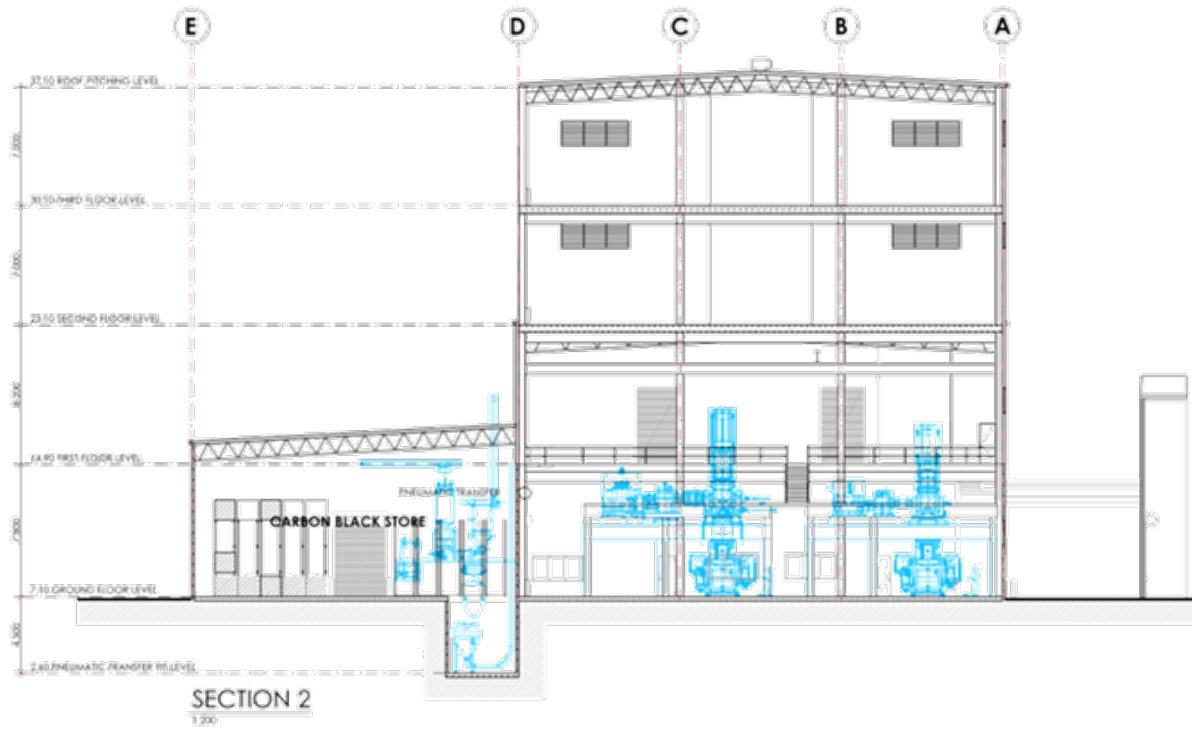
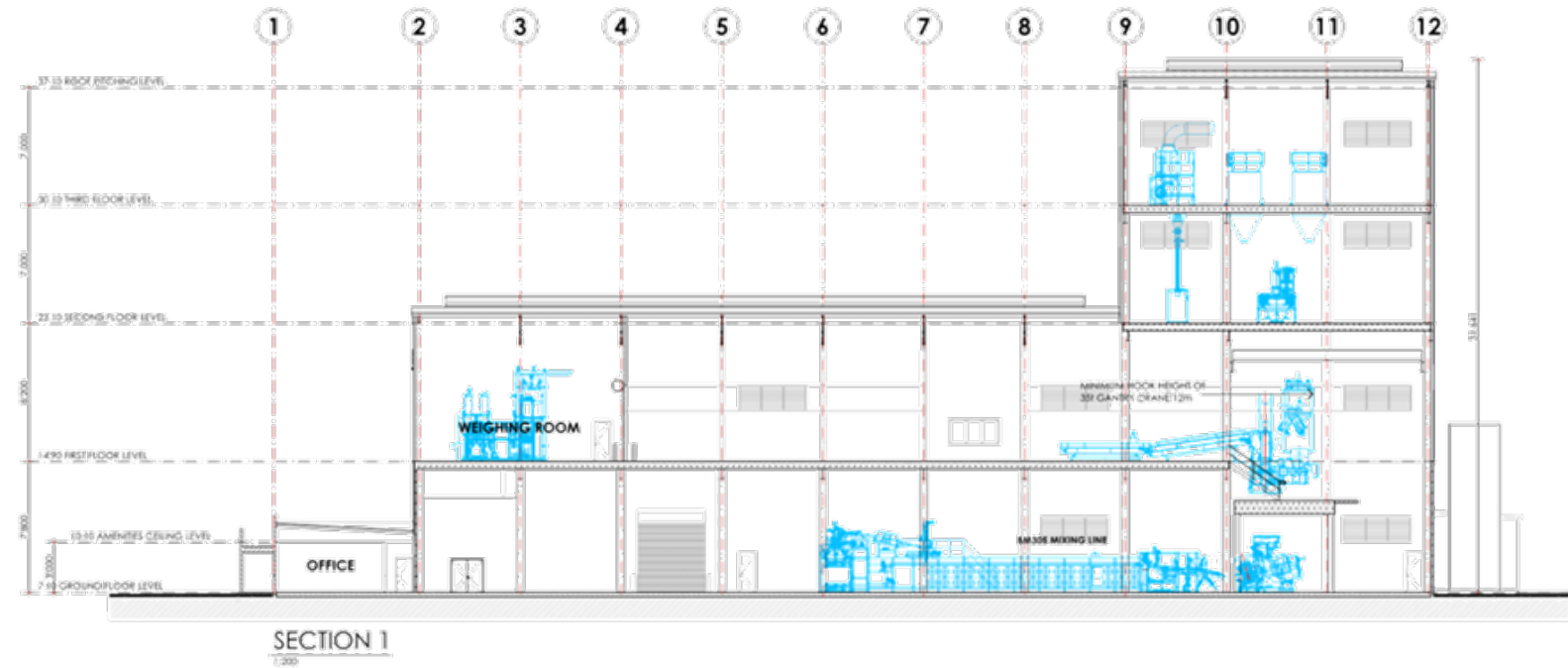
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DRAWING:  
**ELEVATIONS**  
CLIENT:  
FENNER CONVEYORS  
ADDRESS:  
1st/2nd Mountjoy Road, Kaituma West  
JOB NO:  
28844051  
DATE:  
23/03/22  
DRAWN:  
WJG  
REV:  
DA2.01 B

Attachment 12

DEVELOPMENT APPLICATION  
for FENNER CONVEYORS





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DRAWING: SECTIONS  
CLIENT: FENNER CONVEYORS  
ADDRESS: 1st/388 Moorabie Road, Kalamunda West  
JOB NO: 2884001  
DATE: 23/03/22  
DWG NO: DA3.00  
REV: B

build with confidence



## Attachment 13

Our Ref: D27624  
Your Ref: DA10517

Jared Veenendaal  
City of Kwinana  
Jared.Veenendaal@kwinana.wa.gov.au

Dear Mr Veenendaal

**RE: RUBBER MANUFACTURING - LOT 288 (11) MOUNSEY ROAD, KWINANA BEACH (DA10517) DEVELOPMENT APPLICATION**

I refer to your email dated 27 February 2023 regarding Bushfire Prone Planning's Bushfire Management Plan (BMP) (Revision 1), prepared by Bushfire Prone Planning and dated 17 January 2023, for the above development application.

This advice relates only to *State Planning Policy 3.7: Planning in Bushfire Prone Areas* (SPP 3.7) and the *Guidelines for Planning in Bushfire Prone Areas* (Guidelines). It is the responsibility of the proponent to ensure the proposal complies with relevant planning policies and building regulations where necessary. This advice does not exempt the applicant/proponent from obtaining approvals that apply to the proposal including planning, building, health or any other approvals required by a relevant authority under written laws.

### **Assessment**

- It is noted that the proposed development is a high-risk land use.
- Proposals for non-residential, high-risk land uses in bushfire prone areas should be accompanied by an emergency evacuation plan for proposed occupants and/or a risk management plan for any flammable on-site hazards.
- The BMP references a Planning BAL-29 APZ, a BAL rating APZ and a Landowner APZ. These terms should be removed with a single reference to APZ provided to ensure that it is clear what is required on the site.
- Further clarification is required within the BMP of the requirements of SPP 3.7, and the supporting Guidelines as outlined in our assessment below.

#### **1. Policy Measure 6.5 a) (ii) Preparation of a BAL contour map**

Issue	Assessment	Action
<b>Vegetation classification</b>	<p>Vegetation Area 2 cannot be substantiated as Class G Grassland with the limited information and photographic evidence available.</p> <p>While it is noted that there appears to be grass at the edge of the adjoining lot, the photographic evidence provided and aerial maps appear to show an area contiguous with adjacent Class D Scrub. Earlier aerial imagery (including 2019) indicate that a larger area was</p>	Modification to the BMP is required.

DFES Land Use Planning | 20 Stockton Bend, Cockburn Central WA 6164 | PO Box P1174 Perth WA 6844  
Tel (08) 9395 9703 | [advice@dfes.wa.gov.au](mailto:advice@dfes.wa.gov.au) | [www.dfes.wa.gov.au](http://www.dfes.wa.gov.au)

ABN 39 563 851 304

	<p>Scrub and it is not clear if there is any management or treatment of the area near the boundary that results in it being Grassland rather than Scrub.</p> <p>The BMP should detail specifically how the Class G Grassland classification was derived as opposed to Class D Scrub. If the Grassland classification is due to activity or treatment, then evidence should be provided to demonstrate that this will be ongoing.</p> <p>If unsubstantiated, the vegetation classification should be revised to consider the vegetation at maturity as per AS3959:2018, or the resultant BAL ratings may be inaccurate.</p>	
<b>Landscape Management Plan</b>	<p>The BMP does not consider the landscaping plan which is detailed in the site plan.</p> <p>A Landscape Management Plan assists in identifying on-going onsite vegetation management and should be prepared to remove ambiguity for the landowner and to provide a compliance mechanism for the City. Alternatively, the BMP could be updated to require landscaping to be to APZ standards.</p>	Decision maker to be satisfied that Landscaping will be appropriately managed.
<b>BAL Contour Map</b>	<p>The inputs, in particular the actual separation distances, should be included in the BMP to demonstrate the methodology applied to determine the BAL outputs within the Contour Map. This would generally be provided in a table. In conjunction with the comment above regarding vegetation classification, it is not clear whether the setbacks to the east are sufficient.</p>	Modification to the BMP is required.

## 2. Policy Measure 6.5 c) Compliance with the Bushfire Protection Criteria

Element	Assessment	Action
<b>Location, Siting and Design</b>	<p><b>A1.1 &amp; A2.1 – not demonstrated</b></p> <p>The BAL ratings cannot be validated for the reason outlined in the above table.</p> <p>In addition, the APZ is not spatially identified on any of the plans. Table B1.1 indicates that APZs would be 12m / 19m / 20m (or boundary) however as the actual setbacks have not been provided and the APZ is not spatially represented, it is not possible to confirm what the APZ is.</p>	Modification to the BMP is required.

-

**3. Policy Measure 6.6.1 Vulnerable and High-Risk land uses**

<b>Bushfire Emergency Evacuation Plan (BEEP)</b>	The referral has not included a 'Bushfire Emergency Evacuation Plan' for the purposes of addressing the policy requirements. Consideration should be given to the Guidelines Section 5.5.4 'Developing a Bushfire Emergency Evacuation Plan'. This contains detail regarding what should be included in a BEEP and will ensure the appropriate content is detailed when finalising the BEEP to the satisfaction of the Shire.	Comment only
--	---	--------------

**Recommendation – Compliance with Acceptable Solutions not demonstrated – modifications required:**

It is critical the bushfire management measures within the BMP are refined to ensure they are accurate and can be implemented to reduce the vulnerability of the development to bushfire. The proposed development has not demonstrated compliance to the following:

- Element 1: Location; and
- Element 2: Siting and Design.

It is critical that the bushfire management measures within the BMP are refined, to ensure they are accurate and can be implemented to reduce the vulnerability of the development to bushfire.

If you require further information, please contact Senior Land Use Planner Officer - Tristan Whiting on telephone number 9395 9301.

Yours sincerely



**Naomi Mynott**  
**DIRECTOR LAND USE PLANNING**

20 March 2023

-



# Attachment 14

APT Parmelia Pty Ltd ACN 078 902 397  
Eastpoint Plaza, Level 5 233 Adelaide Terrace, Perth WA 6000  
P: +61 8 6189 4300 | F: +61 8 6189 4349  
APA Group | apa.com.au



22 March 2023

APA Reference: 501120  
Your Reference: DA10517

Attn: Jared Veenendaal  
City of Kwinana  
Corner of Gilmore Avenue and Sulphur Road,  
Kwinana WA 6167

**EMAIL OUT:** [jared.veenendaal@kwinana.wa.gov.au](mailto:jared.veenendaal@kwinana.wa.gov.au)

Dear Jared,

**RE: Proposed extension to the rubber manufacturing factory at Lot No 288 Mounsey Road, Kwinana Beach**

Thank you for your referral request received on 27 February 2023 in relation to the proposed extension to the rubber manufacturing factory at the above mentioned site – Ref: DA10517.

APA Group (APA) is Australia's largest natural gas infrastructure business and has direct management and operational control over its assets and investments. APA's gas transmission pipelines span across Australia, delivering approximately half of the nation's gas usage. APA owns and operates over 15,000km's of high pressure gas transmission pipelines across Australia. APA is the Pipeline Licensee for the Parmelia Gas Pipeline, which traverses the subject site along the western boundary.

## APA's Role

As a Licensee under the Petroleum Pipelines Act 1969 (WA), APA is required to operate high pressure gas transmission pipelines (**HPGTP**) in a manner that minimises adverse environmental impacts and protects the public and property from health and safety risks. Once a HPGTP is in place, APA is required to constantly monitor both the pipeline easement and also a broader area within which we are required to consider land use changes and development and to assess what such changes means to the risk profile of the HPGTP.

APA has a number of responsibilities and duties to perform under a complex framework of legislation, standards and controls across Federal, State and Local Government landscapes. In particular, our HPGTPs are required to be operated in accordance with Australian Standard 2885 (Pipelines – Gas and Liquid Petroleum) (AS2885). In discharging our regulatory responsibilities, APA needs to continuously review what is happening around its assets, what land use changes are occurring and what development is taking place to ensure it remains in a position to comply with applicable operational and safety standards and legislation whilst meeting its commercial obligations and imperatives.

## Comments

On the basis of the information provided, APA does not object to the proposal subject to the following condition and advisory notes being included within any approval issued for the proposal:

APA Group comprises two registered investment schemes, Australian Pipeline Trust (ARSN 091 678 778) and APT Investment Trust (ARSN 115 585 441), the securities in which are stapled together. Australian Pipeline Limited (ACN 091 344 704) is the responsible entity of those trusts. The registered office is HSBC building, Level 19, 580 George Street, Sydney NSW 2000.

Conditions:

- 1) Prior to the commencement of any works within the gas transmission pipeline easement, the proponent must enter a Third Party Works Authorisation agreement with the pipeline licensee/operator (APT Parmelia Pty Ltd). Works within the easement must comply with any conditions attached to a third party works approval.
- 2) The current ground level over the existing high pressure gas pipeline easement is not to be reduced and must be maintained to the satisfaction of the pipeline licensee/operator (APT Parmelia Pty Ltd).
- 3) All plans which include the area of the gas pipeline must have the pipeline easement clearly identified with hatching. The area must also be clearly labelled as '*high pressure gas pipeline right of way – no works to occur without the prior authorisation of the pipeline operator*'.  
*right of way – no works to occur without the prior authorisation of the pipeline operator*'.
- 4) No stockpiles or storage of material is to be stored on the gas pipeline easement at any time.
- 5) No buildings are to be constructed on the APT Parmelia Pty Ltd gas transmission pipeline easement.

Notes

- If you are planning on undertaking any physical works on property containing or proximate to a pipeline, or are seeking details on the physical location of a pipeline, please contact Dial Before You Dig on 1100, or APA directly on [APApotection@apa.com.au](mailto:APApotection@apa.com.au)

For any further enquiries in relation to this correspondence, please contact myself on 03 8626 8523 or APA's Infrastructure, Planning & Approvals team by email at [PlanningWA@apa.com.au](mailto:PlanningWA@apa.com.au)

Yours faithfully,



Darshil Parikh  
Urban Planning & Projects Approvals  
Infrastructure Planning & Approvals  
APA Group





Government of Western Australia  
Department of Water and Environmental Regulation

## Attachment 15

Your ref: DA10517  
Our ref: PA54701, RF3779-04  
Enquiries: Mark Hingston Ph. 9550 4209

City of Kwinana  
PO Box 21  
Kwinana WA 6966

Attention: Jared Veenendaal

Dear Jared

**Re: Lot 288 Mounsey Road, Kwinana Beach – Factory and Warehouse**

Thank you for providing the development application for a factory and warehouse received on 27 February 2023 for the Department of Water and Environmental Regulation (the Department) to consider.

The Department has identified that the proposed factory and warehouse has the potential for impacts on environment and water resource values and management. In principle the Department does not object to the proposal however key issues, recommendations and advice are provided below and these matters should be addressed.

**Issue: Contaminated Site**

**Advice**

Please find attached a separate Contaminated Sites Act 2003 section 58(6) letter from the Department's Contaminated Sites Branch.

**Issue: Industrial Regulation**

**Advice**

The Department of Water and Environmental Regulation (DWER) regulates emissions and discharges from the construction and operation of prescribed premises through a works approval and licensing process, under Part V, Division 3 of the *Environmental Protection Act 1986* (EP Act).

The categories of prescribed premises are outlined in Schedule 1 of the *Environmental Protection Regulations 1987* (EP Regulations). The EP Act requires a works approval to be obtained before constructing a prescribed premises and makes it an offence to cause an emission or discharge from an existing prescribed premises unless they are the holder of a works approval or licence (or registration) and the emission is in

Kwinana Peel Region  
107 Breakwater Parade Mandurah Ocean Marina Mandurah Western Australia 6210  
PO Box 332 Mandurah Western Australia 6210  
Telephone: 08 9550 4222 Facsimile: 08 9581 4560

accordance with any conditions to which the licence or works approval is subject. The provided development application request was reviewed in relation to works approval and licence requirements under Part V Division 3 of the EP Act.

Based on the limited information provided by the Applicant, the rubber mixing manufacturing may meet the description of Category 74 or Category 75 listed under Schedule 1 of the EP Regulations. The categories and their specified design capacities as adapted from the EP Regulations are described below:

Category	Category description	Production or design capacity
74	Chemical blending or mixing causing discharge: premises on which chemicals or chemical products are mixed, blended or packaged in a manner that causes or is likely to cause a discharge of waste into the environment.	More than 50 but less than 500 tonnes per year
75	Chemical blending or mixing not causing discharge: premises on which chemicals or chemical products are mixed, blended or packaged in a manner that does not cause or is not likely to cause a discharge of waste into the environment.	5 000 tonnes or more per year

The details provided in the development application request are not sufficient to determine whether the criteria for a works approval and subsequent licence meet either one of the above categories, although noting that a proposed output of 13,000 tonnes of finished rubber compound has been referred to in the application it appears likely that one of the above categories will apply.

The applicant must assess their proposed activities and determine if either of these categories apply. If they determine that either one of these category applies, the premises will be deemed a 'prescribed premises'. The applicant will need to apply for a works approval and thereafter either a licence or registration under Part V, Division 3 of the EP Act.

The applicant is therefore advised to refer to the information at Guideline: Industry Regulation Guide to Licensing available at <http://www.der.wa.gov.au/our-work/licences-and-works-approvals> and / or if they have queries relating to applications for works approvals, licences or registrations to contact DWER at [info@dwer.wa.gov.au](mailto:info@dwer.wa.gov.au) or 6364 7000.

The application will need to demonstrate compliance with the general provisions of the EP Act and all relevant regulations, including *Environmental Protection (Noise) Regulations 1997* and *Environmental Protection (Kwinana) (Atmospheric Wastes) Regulations 1992* irrespective of whether the premises is prescribed or not.

Note that this advice is provided based on information provided. Should this information change, the works approval and/or licensing requirements may also change. Applicants are encouraged to contact DWER at the above contact details to clarify requirements, should there be changes to information.

\*'Production capacity' and 'design capacity'

- **production capacity** is the rate at which a product is produced as relevant to the description of the prescribed premises category; and
- **design capacity** is the maximum capacity / capability for which the facility or equipment is designed to receive, handle, process, contain or emit, as relevant to the description of the prescribed premises category.

In view of the uncertainty regarding regulation under Part V of the EP Act advice has been provided on environmental risks and mitigation strategies, based on the available information. In the event that the applicant determines that a works approval or licence application is required under Part V of the EP Act, the advice provided in this communication does not prejudice and must not be considered to infer the outcome of the EP Act licence and works approval process.

Where the Department has a statutory role, planning applications should be considered prior to the Department issuing any relevant permits, licenses and/or approvals.

In the event there are modifications to the proposal that may have implications on aspects of environment and/or water management the Department should be notified to enable the implications to be assessed.

Should you require any further information on the comments please contact Mark Hingston on 9550 4209.

Yours sincerely



Brett Dunn  
Program Manager – Planning Advice  
Peel Region

17 / 03 / 2023



Government of Western Australia  
Department of Water and Environmental Regulation

## Attachment 16

Your ref: DA10517  
Our ref: DMO 10936, DEC4272  
Enquiries: Justin Ritchie, Ph 6364 7183  
Email: [Justin.Ritchie@dwer.wa.gov.au](mailto:Justin.Ritchie@dwer.wa.gov.au)

Jared Veenendaal  
Senior Planning Officer  
City of Kwinana  
PO BOX 21  
KWINANA, WA, 6966

By email [customer@kwinana.wa.gov.au](mailto:customer@kwinana.wa.gov.au) & [Jared.Veenendaal@kwinana.wa.gov.au](mailto:Jared.Veenendaal@kwinana.wa.gov.au)

Dear Jared

**DEVELOPMENT APPLICATION NUMBER DA10517 – LOT 288 MOUNSEY ROAD, KWINANA BEACH**

I refer to your email dated 27 February 2023 to the Department of Water and Environmental Regulation (the department) regarding an application to the City of Kwinana (the City) for the proposed development of the above-mentioned lot.

As per the requirements under section 58(6)(b) of the *Contaminated Sites Act 2003* (CS Act), advice is required as to the suitability of the land for the proposed development. The department understands that the proposed development comprises the construction of a four-storey factory building, car bays and landscaping and drainage infrastructure.

Land at Lot 288 on Plan 189464 (the site) was classified under the CS Act as *remediated for restricted use* on 23 August 2018 and a memorial (reference number O186897) was placed on the certificate of title.

The classification was based on information provided to the department that indicates a groundwater plume of phenol and chlorinated phenols (such as 2-chlorophenol, 2,4-dichlorophenol, 2,4,6-trichlorophenol and pentachlorophenol) has migrated beneath the site at concentrations exceeding criteria for non-potable use of groundwater, as published in the guideline 'Assessment and management of contaminated sites' (Department of Water and Environmental Regulation, 2021). The plume originates from land located to the north of the site at 51 Mason Road, Kwinana Beach. The department is not aware of, and has no reason to suspect, any soil contamination at the site.

From discussions with the City on 10 March 2023 it is understood that no dewatering works are planned as part of the proposed development of the site. Based on the available information the site is considered to be suitable for the proposed commercial/industrial development. Therefore, the department has no objection to the proposed development and does not recommend a contaminated sites-related condition for the development.

Prime House, 8 Davidson Terrace Joondalup Western Australia 6027

Locked Bag 10 Joondalup DC WA 6919

Telephone: 08 6364 7000 Facsimile: 08 6364 7001

[www.dwer.wa.gov.au](http://www.dwer.wa.gov.au)

However, as a precaution should the construction requirements change and dewatering deemed necessary, the department recommends that the following advice note be applied to any approval granted by the City:

**Advice**

*Dewatering works should be avoided for proposed development. However, if dewatering works are required as part of the development works, an appropriate management plan should be prepared with consideration of the recommendations documented in the site management plan titled 'Sub-Surface Management Plan – Lot 51 Mason Road, Kwinana Beach' (Aurora Environmental Pty Ltd, 10 October 2017). The management plan should be developed and include monitoring and contingency actions to address the risks associated with potential exposure of impacted groundwater. This plan should be provided to the Department of Water and Environmental Regulation for review and comment prior to the commencement of dewatering works.*

The site is not located within an area that is mapped as having a risk of encountering acid sulfate soils. The department therefore advises that no specific comment is required in relation to acid sulfate soil management during development.

Please note that this advice relates to potential contamination and acid sulfate soil issues only. You may receive additional advice from other areas within the department.

If you have any queries in relation to the above, please contact Environmental Officer, Justin Ritchie, on 6364 7183.

Yours sincerely



**Andrew Miller**  
**SENIOR MANAGER**  
**CONTAMINATED SITES**  
Delegated Officer under section 91  
of the *Contaminated Sites Act 2003*

14 March 2023



# Attachment 1 /



## Bushfire Management Plan (BMP)



Lot 288 11 Mounsey Road  
Kwinana Beach

City of Kwinana

Development Application

24 March 2023

Job Reference No:  
220418



**BPP GROUP PTY LTD T/A BUSHFIRE PRONE PLANNING**

ACN: 39 166 551 784 | ABN: 39 166 551 784

**LEVEL 1, 159-161 JAMES STREET  
GUILDFORD WA 6055****PO BOX 388  
GUILDFORD WA 6935****08 6477 1144 | admin@bushfireprone.com.au****DOCUMENT CONTROL**

PREPARATION					
Author:	Gearoid Fitzmaurice				
Reviewed:	Kathy Nastov (BPAD Level 3 No. 27794)				
VERSION HISTORY					
Version	Details			Date	
1.0	Original			17 January 2023	
2.0	Changes as per City of Kwinana and DFES			24 March 2023	
BMP (Master) Template v9.13					
DISTRIBUTION					
Destination		Version	No. Copies	Hard Copy	Electronic Copy
Person	Email				
Martin Oldfield	Martin@shelford.com.au	1.0		<input type="checkbox"/>	<input checked="" type="checkbox"/>
<p><b>Limitations:</b> The protection measures that will be implemented based on information presented in this Bushfire Management Plan are minimum requirements and they do not guarantee that buildings or infrastructure will not be damaged in a bushfire, persons injured, or fatalities occur either on the subject site or off the site while evacuating.</p> <p>This is substantially due to the unpredictable nature and behaviour of fire and fire weather conditions. Additionally, the correct implementation of the required protection measures (including bushfire resistant construction) and any other required or recommended measures, will depend upon, among other things, the ongoing actions of the landowners and/or operators over which Bushfire Prone Planning has no control.</p> <p>All surveys, forecasts, projections and recommendations made in this report associated with the proposed development are made in good faith based on information available to Bushfire Prone Planning at the time. All maps included herein are indicative in nature and are not to be used for accurate calculations.</p> <p>Notwithstanding anything contained therein, Bushfire Prone Planning will not, except as the law may require, be liable for any loss or other consequences whether or not due to the negligence of their consultants, their servants or agents, arising out of the services provided by their consultants.</p> <p><b>Copyright © 2022 BPP Group Pty Ltd:</b> All intellectual property rights, including copyright, in format and proprietary content contained in documents created by Bushfire Prone Planning, remain the property of BPP Group Pty Ltd. Any use made of such format or content without the prior written approval of Bushfire Prone Planning, will constitute an infringement on the rights of the Company which reserves all legal rights and remedies in respect of any such infringement.</p>					



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## SUMMARY STATEMENTS

### THIS DOCUMENT – STATEMENT OF PURPOSE

#### The Bushfire Management Plan (BMP)

The BMP sets out the required package of bushfire protection measures to lessen the risks associated with a bushfire event. It establishes the responsibilities to implement and maintain these measures.

The BMP also identifies the potential for any negative impact on any environmental, biodiversity and conservation values that may result from the application of bushfire protection measures or that may limit their implementation.

#### Risks Associated with Bushfire Events

The relevant risks are the potential for loss of life, injury, or destroyed or damaged assets which results in personal loss and economic loss. For a given site, the level of that risk to persons and assets (the exposed elements) is a function of the potential threat levels generated by the bushfire hazard, and the level of exposure and vulnerability of the at risk elements to the threats.

#### Bushfire Protection Measures

The required package of protection measures is established by *State Planning Policy 3.7 Planning in Bushfire Prone Areas (SPP 3.7)*, its associated *Guidelines* and any other relevant guidelines or position statements published by the Department of Planning, Lands and Heritage. These measures are limited to those considered by the WA planning authorities as necessary to be addressed for the purpose of land use planning. They do not encompass all available bushfire protection measures as many are not directly relevant to the planning approval stage. For example:

- Protection measures to reduce the vulnerability of buildings to bushfire threats is primarily dealt with at the building application stage. They are implemented through the process of applying the Building Code of Australia (Volumes 1 and 2 of the national Construction Code) in accordance with WA building legislation and the application of construction requirements based on a building's level of exposure - determined as a Bushfire Attack Level (BAL) rating); or
- Protection measures to reduce the threat levels of consequential fire (ignited by bushfire and involving combustible materials surrounding and within buildings) and measures to reduce the exposure and vulnerability of elements at risk exposed to consequential fire, are not specifically considered.

The package of required bushfire protection measures established by the Guidelines includes:

- The requirements of the bushfire protection criteria which consist of:
  - Element 1: Location (addresses threat levels).
  - Element 2: Siting and Design of Development (addresses exposure levels of buildings).
  - Element 3: Vehicular Access (addresses exposure and vulnerability levels of persons).
  - Element 4: Water (addresses vulnerability levels of buildings).
  - Element 5: Vulnerable Tourism Land Uses (addresses exposure and vulnerability as per Elements 1-4 but in use specific ways and with additional considerations of persons exposure and vulnerability).
- The requirement to develop Bushfire Emergency Plans / Information for 'vulnerable' land uses for persons to prepare, respond and recover from a bushfire event (this addresses vulnerability levels).
- The requirement to assess bushfire risk and incorporate relevant protection measures into the site emergency plans for 'high risk' land uses (this addresses threat, exposure and vulnerability levels).

#### Compliance of the Proposed Development or Use with SPP 3.7 Requirements

The BMP assesses the capacity of the proposed development or use to implement and maintain the required 'acceptable' solutions and any additionally recommended bushfire protection measures - or its capacity to satisfy the policy intent through the justified application of additional bushfire protection measures as supportable 'alternative' solutions.





THE PROPOSED DEVELOPMENT/USE – BUSHFIRE PLANNING COMPLIANCE SUMMARY		
Environmental Considerations		Assessment Outcome
Will identified environmental, biodiversity and conservation values limit the full application of the required bushfire protection measures?		No
Will identified environmental, biodiversity and conservation values need to be managed in the implementation and maintenance of the bushfire protection measures - but not limit their application?		No
Required Bushfire Protection Measures		Assessment Outcome
The Acceptable Solutions of the Bushfire Protection Criteria (Guidelines)		
Element	The Acceptable Solutions	
1: Location	A1.1 Development location	Fully Compliant
2: Siting and Design of Development	A2.1 Asset Protection Zone (APZ)	Fully Compliant
3: Vehicular Access	A3.1 Public roads	Fully Compliant
	A3.2a Multiple access routes	Fully Compliant
	A3.2b Emergency access way	N/A
	A3.3 Through-roads	N/A
	A3.4a Perimeter roads	N/A
	A3.4b Fire service access route	N/A
	A3.5 Battle-axe legs	N/A
	A3.6 Private driveways	Fully Compliant
4: Water	A4.1 Identification of future water supply	N/A
	A4.2 Provision of water for firefighting purposes	Fully Compliant
Other 'Bushfire Planning' Documents to Be Produced		Required
This necessity for additional documents is determined by the proposed development/use type and the requirements established by SPP 3.7 and the associated Guidelines (as amended). They may be produced concurrently or subsequent to the BMP. Relevant actions will be identified within Section 6 'Responsibilities for Implementation of Bushfire Protection Measures.		
Summary Statement: The proposed development is considered a 'high-risk' land use as defined by SPP 3.7 and its associated Guidelines. This triggers the requirement, through the development of a Risk Assessment and Management Report to: <ul style="list-style-type: none"><li>Identify the level of exposure and vulnerability of any onsite stored materials and liquids to bushfire attack mechanisms (threats);</li><li>Identify any potential source of ignition threat the use may present to adjoining and/or adjacent bushfire prone vegetation; and</li></ul>		Yes





- Recommend protection measures that can be incorporated into the site operations emergency plan as necessary.

The requirement for this report to be developed and any variation to content, can be decided by the planning approval decision maker (e.g., the local government). Otherwise, SPP 3.7 states it 'should' be produced.



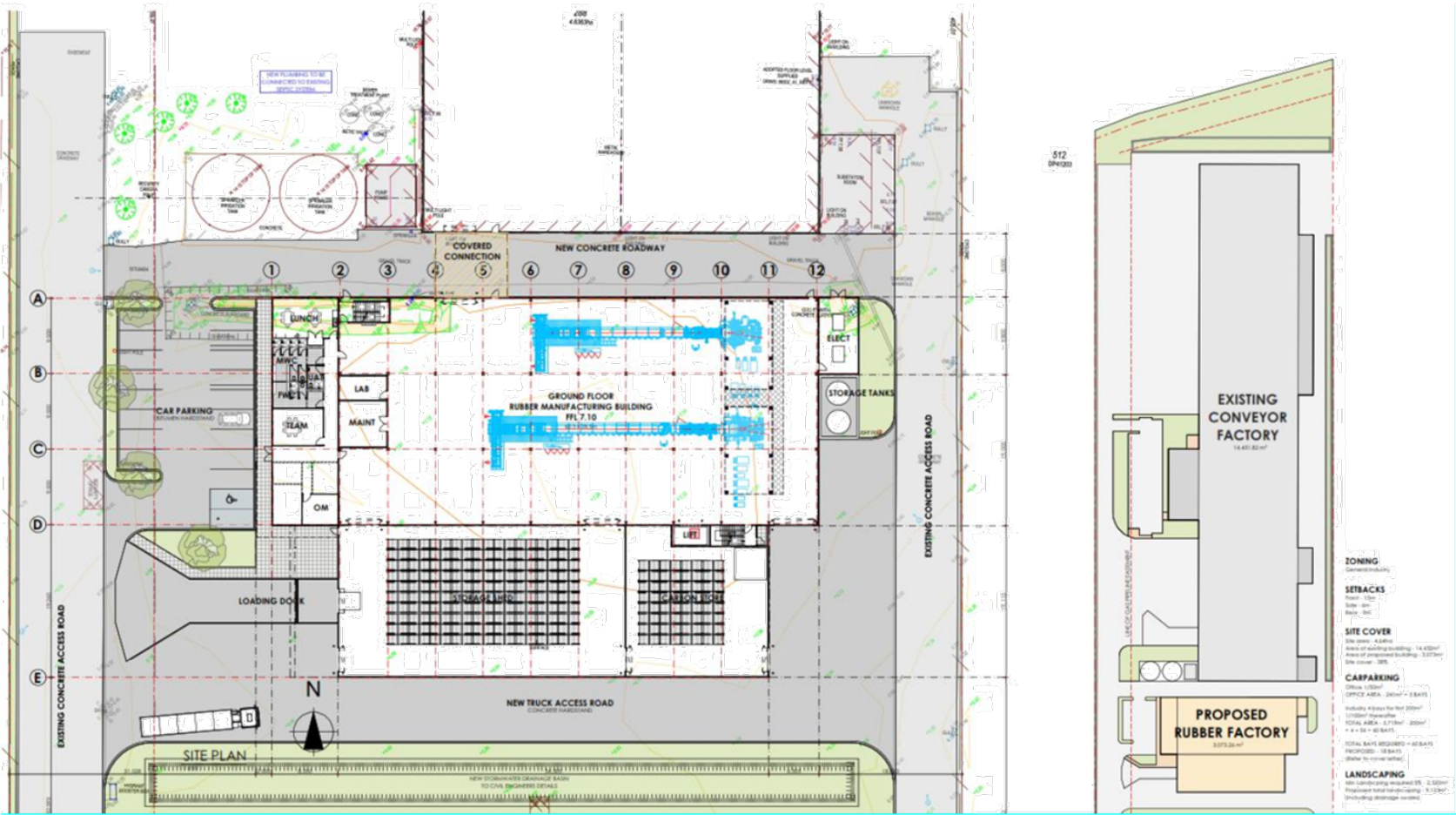
## 1 PROPOSAL DETAILS AND THE BUSHFIRE MANAGEMENT PLAN

### 1.1 The Proposed Development/Use Details, Plans and Maps

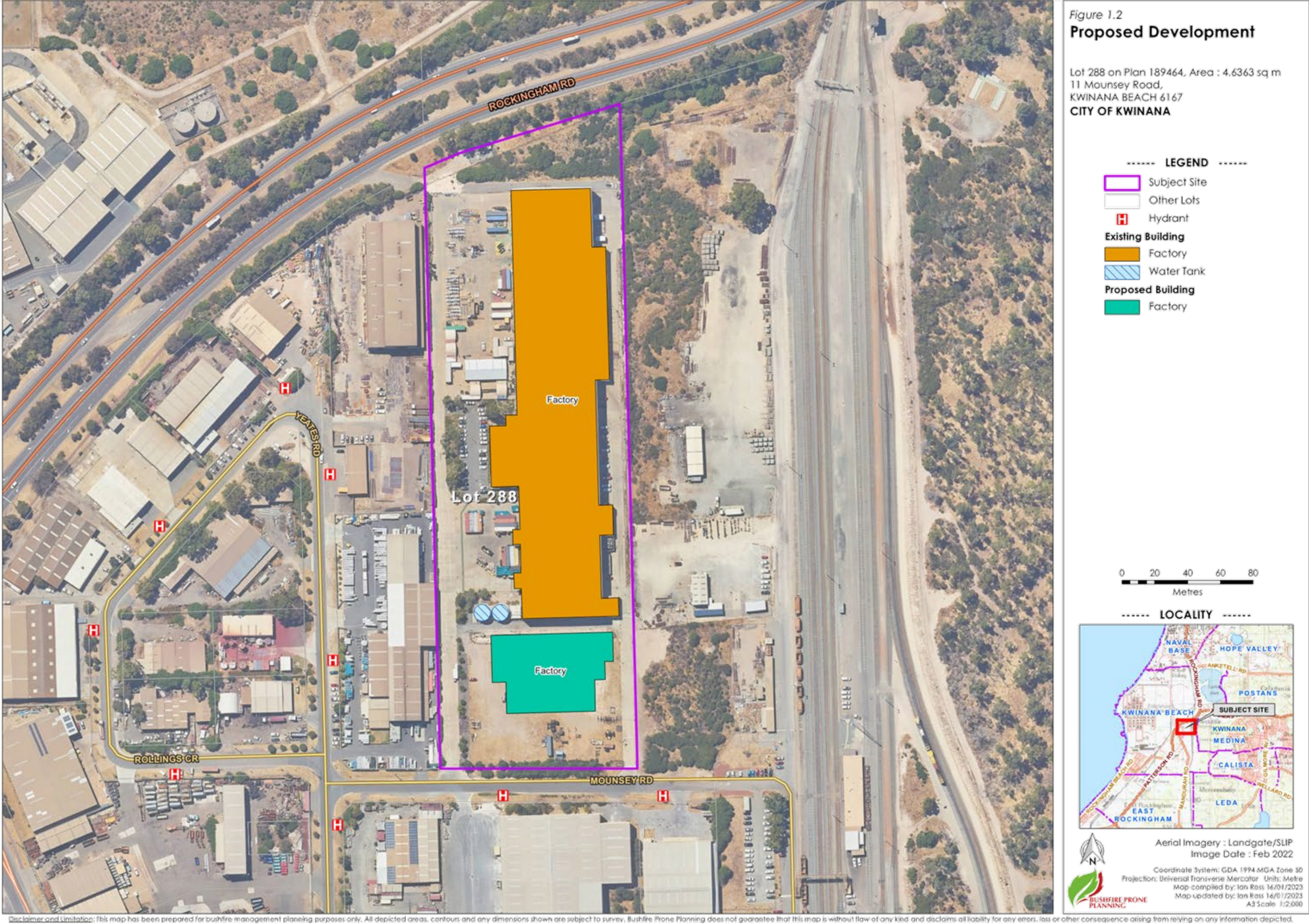
<b>The Proposal's Planning Stage</b> For which certain bushfire planning documents are required to accompany the planning application.		Development Application
<b>Total Area of Subject Lot/Site</b>		4.6363 hectares
<b>Number of Additional Lots Created</b>		N/A
<b>Primary Proposed Construction</b>	<b>Type(s)</b>	New Building(s)
	<b>NCC Classification</b>	Class 8 (factory/workshop/laboratory)
<b>Specific 'Bushfire Planning' Land Use Type</b> When applicable, this classification establishes a requirement to conduct assessments and develop documents that are additional to this Bushfire Management Plan.		N/A
<b>Description of the Proposed Development/Use</b>		
Proposed Factory primarily used to produce conveyer belts.		



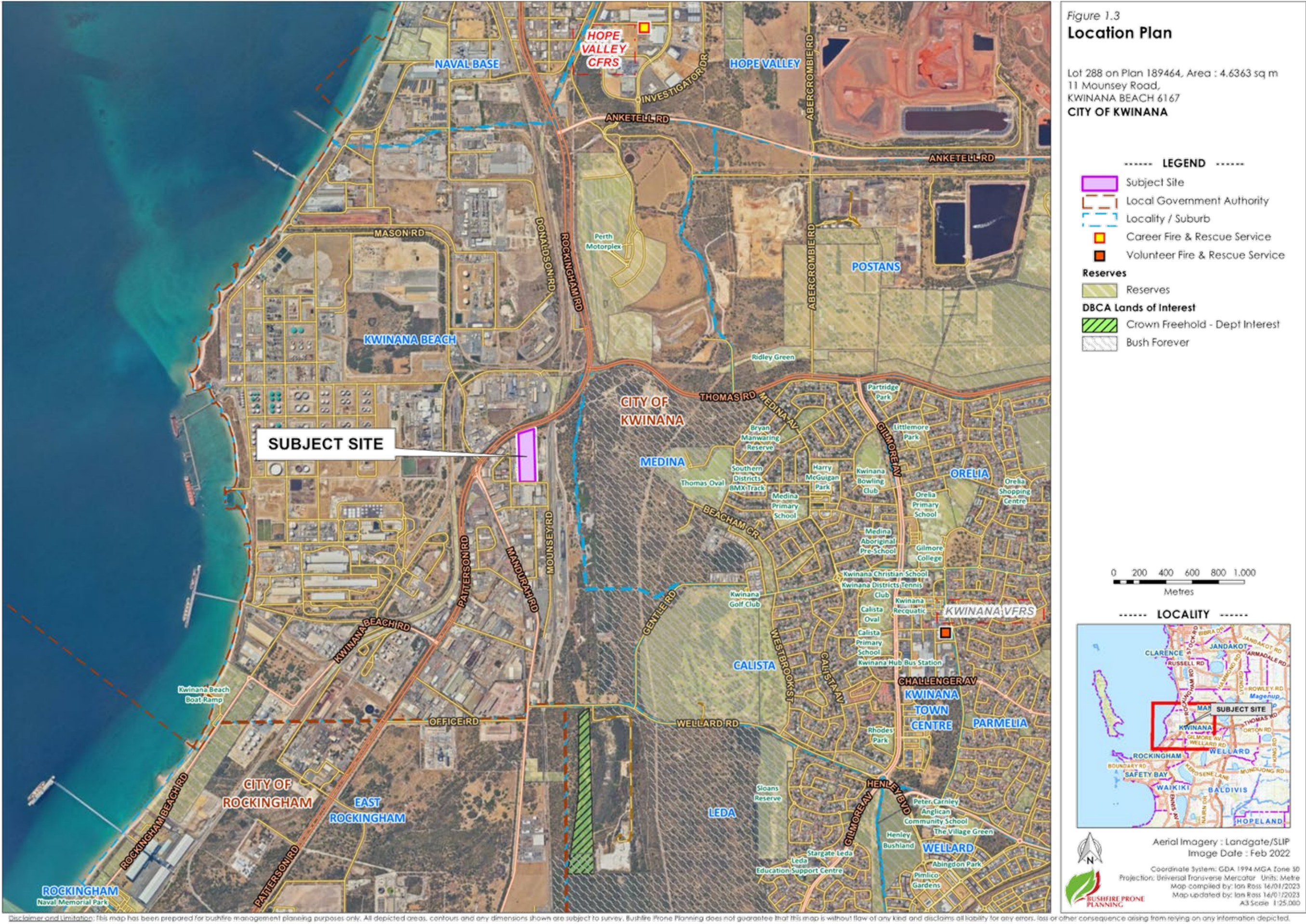
Figure 1.1: Proposed site plan.



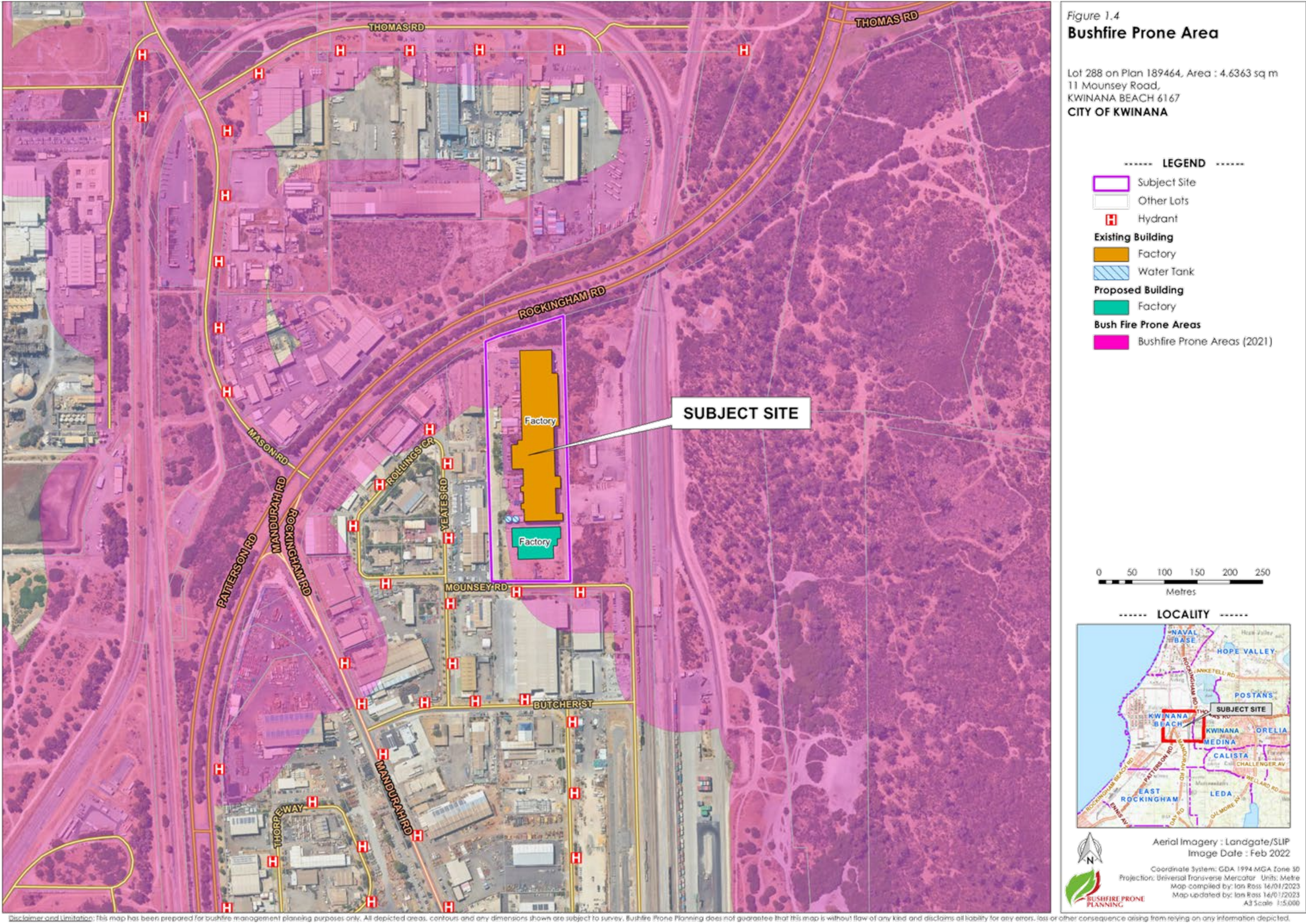
















## 1.2 The Bushfire Management Plan (BMP)

### 1.2.1 Commissioning and Purpose

Landowner / proponent:	Fenner Australia Pty Ltd
Bushfire Prone Planning commissioned to produce the BMP by:	Martin Oldfield
Purpose of the BMP:	To apply the requirements established by State Planning Policy 3.7: Planning in Bushfire Prone Areas (SPP 3.7) and accompany the development application.
BMP to be submitted to:	City of Kwinana

### 1.2.2 Existing Documents with Implications for Development of this BMP

This section identifies any known assessments, reports or plans that have been conducted and prepared previously, or are being prepared concurrently, and are relevant to the subject site and the proposal/application. They potentially have implications for the assessment of bushfire threats and the implementation of the protection measures that are dealt with in the Bushfire Management Plan.

Table 1.4: Existing documents that may impact threat assessments and protection measure development.

EXISTING RELEVANT DOCUMENTS			
Existing Document	Relevant to the Proposal and the BMP	Copy Provided by Proponent / Developer	Title
Structure Plan	Yes	Yes	288MOU-Rev9
Implications for the BMP: None			
Bushfire Management Plan	No	No	
Implications for the BMP: N/A			
Bushfire Emergency Plan or Information	No	No	
Implications for the BMP: N/A.			
Bushfire Risk – Assessment and Management Report	Yes	No	TBA
Implications for the BMP: N/A			
Environmental Asset or Vegetation Survey	No	No	
Implications for the BMP: N/A.			
Landscaping (Revegetation) Plan	Yes	Yes	288MOU-Rev9
Implications for the BMP: Landscaping to meet APZ standards			



## 2 ENVIRONMENTAL CONSERVATION (DESKTOP ASSESSMENT)

**Important:** This 'desktop' assessment must not be considered as a replacement for a full Environmental Impact Assessment. It is a summary of potential environmental values at the subject site, inferred from information contained in listed datasets and/or reports, which are only current to the date of last modification.

These data sources must be considered indicative where the subject site has not previously received a site-specific environmental assessment by an appropriate professional.

Many bushfire prone areas also have high biodiversity values. Consideration of environmental priorities within the boundaries of the land being developed can avoid excessive or unnecessary modification or clearing of vegetation. Approval processes (and exemptions) apply at both Commonwealth and State levels.

Any 'modification' or 'clearing' of vegetation to reduce bushfire risk is considered 'clearing' under the **Environmental Protection Act 1986** (EP Act) and requires a clearing permit under the **Environmental Protection (Clearing of Native Vegetation) Regulations 2004** (Clearing Regulations) – unless for an exempt purpose.

Clearing native vegetation is an offence, unless done under a clearing permit or the clearing is for an exempt purpose. Exemptions are contained in the EP Act or are prescribed in the Clearing Regulations (note: these do not apply in environmentally sensitive areas).

The **Department of Water and Environmental Regulation** (DWER) is responsible for issuing 'clearing' permits and the framework for the regulation of clearing. Approvals under other legislation, from other agencies, may also be required, dependent on the type of flora or fauna present.

**Local Planning Policy or Local Biodiversity Strategy:** Natural areas that are not protected by the above Act and Regulation (or any other National or State Acts) may be protected by a local planning policy or local biodiversity strategy. Permission from the local government will be required for any modification or removal of native vegetation in these Local Natural Areas (LNA's). Refer to the relevant local government for detail.

For further Information refer to Guidelines v1.4, the Bushfire and Vegetation Factsheet - WAPC, Dec 2021 and <https://www.der.wa.gov.au/our-work/clearing-permits>

### 2.1 Existing Vegetation on Private Land

#### 2.1.1 Declared Environmentally Sensitive Areas (ESA)

Table 2.1: Identification of relevant ESA.

IDENTIFICATION OF ESA							
ESA Class	Relevant to Proposal	Influence on Bushfire Threat Levels and / or Application of Bushfire Protection Measures	Relevant Dataset	Information Source(s) Applied to Identification of Relevant Vegetation			Further Action Required
				Dataset	Landowner or Developer	Environmental Asset or Vegetation Survey	
Wetlands and their 50m Buffer (Ramsar, conservation category and nationally important)	No	N/A	DBCA-010 and 011, 019, 040, 043, 044	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	None
Bush Forever	No	N/A	DPLH-022, SPP 2.8	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	None
Threatened and Priority Flora + 50m Continuous Buffer	No	N/A	DBCA-036	Restricted Scale of	<input type="checkbox"/>	<input type="checkbox"/>	None



Threatened Ecological Community	No	N/A	DBCA-038	Data Available (security)	<input type="checkbox"/>	<input type="checkbox"/>	None
Heritage Areas National / World	No	N/A	Relevant register or mapping	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	None
Environmental Protection (Western Swamp Tortoise) Policy 2002	No	N/A	DWER-062	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	None





## 2.2 Existing Vegetation on Public Land

Table 2.4: Identification of vegetation on public land with environmental, biodiversity and conservation values.

IDENTIFICATION OF PROTECTED VEGETATION ON PUBLIC LAND							
Land with Environmental, Biodiversity, Conservation and Social Values	Relevant to Proposal	Influence on Bushfire Threat Levels and / or Application of Bushfire Protection Measures	Relevant Dataset	Information Source(s) Applied to Identification of Relevant Vegetation			Further Action Required
				Dataset	Landowner or Developer	Environmental Asset or Vegetation Survey	
Legislated Lands (tenure includes national park/reserve, conservation park, crown reserve and state forest)	No	N/A	DBCA-011	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	None
Conservation Covenants	No	N/A	DPIRD-023	Only Available to Govt.	<input type="checkbox"/>	<input type="checkbox"/>	None
National World Heritage Areas	No	N/A	-	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	None
Designated Public Open Space	No	N/A	-	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	None

## 2.3 Planned Landscaping and/or Re-vegetation

Table 2.5: Identification of land subject to planned vegetation modification.

AREAS OF LAND PLANNED FOR RE-VEGETATION OR LANDSCAPING			
Land with Environmental, Biodiversity, Conservation and Social Values	Relevant to Proposal	Planned Vegetation Modification	Description
Riparian Zones	No	N/A	N/A
Foreshore Areas	No	N/A	N/A
Wetland Buffers	No	N/A	N/A
Legislated Lands	No	N/A	N/A
Public Open Space	No	N/A	N/A
Road Verges	No	N/A	N/A



## 2.4 Identified Requirement for Onsite Vegetation Modification or Removal

IDENTIFICATION OF POTENTIAL NATIVE VEGETATION MODIFICATION OR REMOVAL	
Has a requirement to modify or remove native vegetation to establish the required bushfire protection measures on the subject site been identified?	No
Comments: N/A	
Is evidence provided (from relevant agencies, the environmental or planning consultant and/or the local government), that the required modification or removal of the vegetation can be achieved?	No
Comments: N/A	

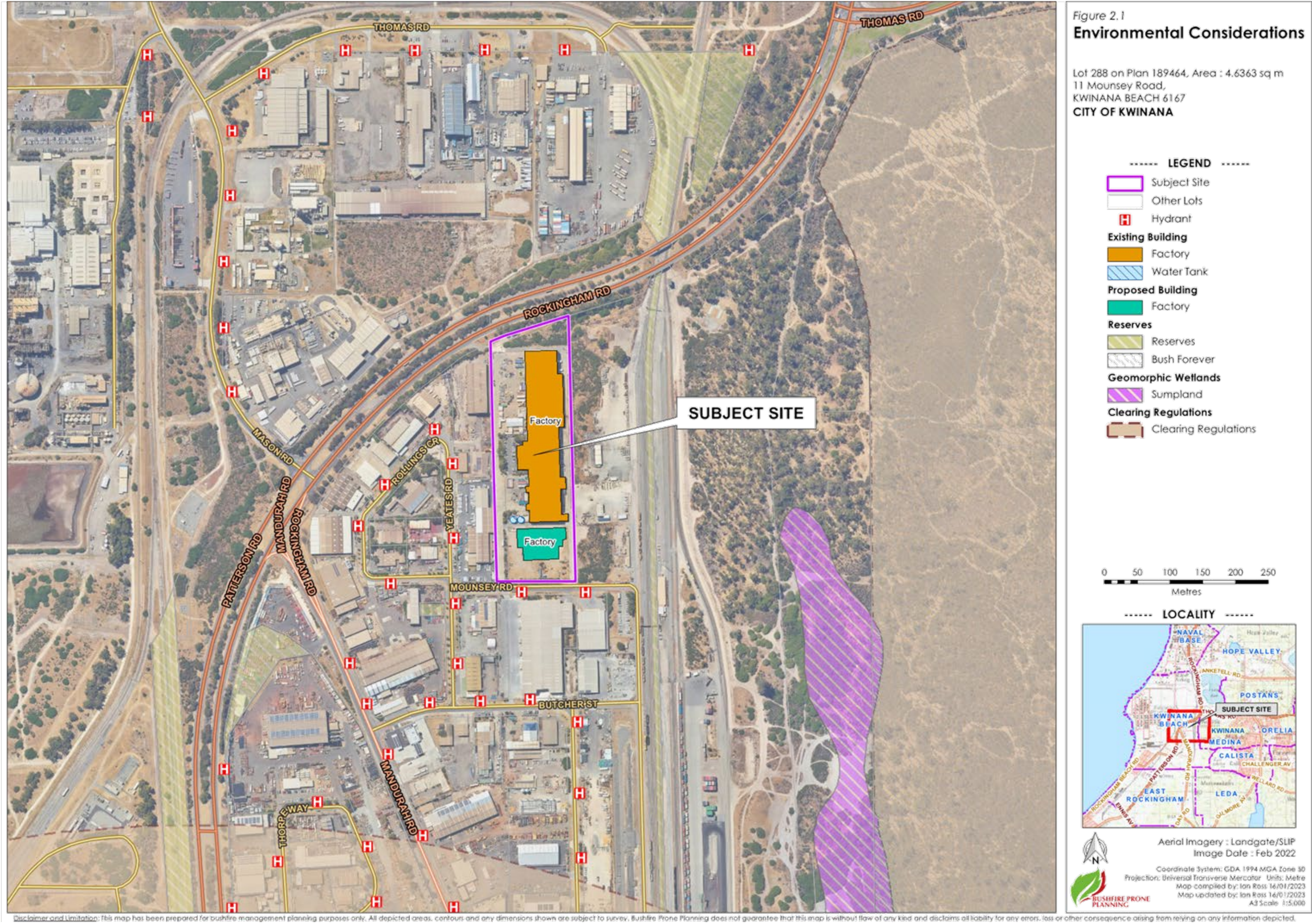


## 2.5 Implications for the Proposed Development and the BMP

Table 2.6: Consideration of the implications that identified protected areas of vegetation (i.e., those with environmental and subject to conservation) have for the development proposal and the BMP.

THE IMPLICATIONS FOR THE PROPOSED DEVELOPMENT (AND BMP) FROM THE IDENTIFIED 'PROTECTED' VEGETATION	
The Determination of Bushfire Threat Levels and the Exposure of at Risk Elements	Relevant to the BMP
The ability to reduce the potential bushfire impact on the development through modification or removal of vegetation is limited due to the existence of 'protected' areas of vegetation.	N/A
Comments: N/A	
The planned development will result in additional areas of bushfire prone vegetation (due to re-vegetation and/or landscaping) that will support fire and that may impact the development. This vegetation has been accounted for within the BMP.	No
Comments: N/A	
The Application of Design and/or Construction Responses to Limit Vegetation Modification or Removal	Relevant to the BMP
Modify the development location to reduce exposure by increasing separation distance.	No
Comments: N/A	
Redesign development, structure plan or subdivision.	No
Comments: N/A	
Reduction of lot yield where this can increase available separation distances.	No
Comments: N/A	
Cluster development to limit modification or removal of vegetation.	No
Comments: N/A	
Construct building(s) to the requirements corresponding to higher BAL ratings to reduce required separation distances.	No
Comments: N/A	









### 3 BUSHFIRE ATTACK LEVEL (BAL) ASSESSMENT

#### BUSHFIRE ATTACK LEVELS (BAL) - UNDERSTANDING THE RESULTS

The transfer (flux/flow) of radiant heat from the bushfire to a receiving object is measured in kW/m<sup>2</sup>. The AS 3959:2018 BAL determination methodology establishes the ranges of radiant heat flux that correspond to each bushfire attack level. These are identified as BAL-LOW, BAL-12.5, BAL-19, BAL-29, BAL-40 and BAL-FZ.

The bushfire performance requirements for certain classes of buildings are established by the Building Code of Australia (Vol. 1 & 2 of the NCC). The BAL will establish the bushfire resistant construction requirements that are to apply in accordance with AS 3959:2018 - Construction of buildings in bushfire prone areas and the NASH Standard – Steel framed construction in bushfire areas (NS 300 2021), whose solutions are deemed to satisfy the NCC bushfire performance requirements.

#### DETERMINED BAL RATINGS

A BAL Certificate can be issued for a determined BAL. A BAL can only be classed as 'determined' for an existing or future building/structure when:

1. It's final design and position on the lot are known and the stated separation distance from classified bushfire prone vegetation exists and can justifiably be expected to remain in perpetuity; or
2. It will always remain subject to the same BAL regardless of its design or position on the lot after accounting for any regulatory or enforceable building setbacks from lot boundaries as relevant and necessary (e.g., R-codes, restrictive covenants, defined building envelopes) or the retention of any existing classified vegetation either onsite or offsite.

If the BMP derives determined BAL(s), the BAL Certificate(s) required for submission with building applications can be provided, using the BMP as the assessment evidence.

#### INDICATIVE BAL RATINGS

A BAL Certificate cannot be issued for an indicative BAL. A BAL will be classed as 'indicative' for an existing or future building/structure when the required conditions to derive a determined BAL are not met.

This class of BAL rating indicates what BAL(s) could be achieved and the conditions that need to be met are stated.

Converting the indicative BAL into a determined BAL is conditional upon the currently unconfirmed variable(s) being confirmed by a subsequent assessment and evidential documentation. These variables will include the future building(s) location(s) being established (or changed) and/or classified vegetation being modified or removed to establish the necessary vegetation separation distance. This may also be dependent on receiving approval from the relevant authority for that modification/removal.

#### BAL RATING APPLICATION – PLANNING APPROVAL VERSUS BUILDING APPROVAL

1. **Planning Approval:** SPP.3.7 establishes that where BAL- LOW to BAL-29 will apply to relevant future construction (or existing structures for proposed uses), the proposed development may be considered for approval (dependent on the other requirements of the relevant policy measures being met). That is, BAL40 or BAL-FZ are not acceptable on planning grounds (except for certain limited exceptions).

Because planning is looking forward at what can be achieved, as well as looking at what may currently exist, both determined and indicative BAL ratings are acceptable assessment outcomes on which planning decisions can be made (including conditional approvals).

2. **Building Approval:** The Building Code of Australia (Vol. 1 & 2 of the NCC) establishes that relevant buildings in bushfire prone areas must be constructed to the bushfire resistant requirements corresponding to the BAL rating that is to apply to that building. Consequently, a determined BAL rating and the BAL Certificate is required for a building permit to be issued - an indicative BAL rating is not acceptable.



### 3.1 BAL Assessment Summary - Contour Map Format

#### INTERPRETATION OF THE BAL CONTOUR MAP

The BAL contour map is a diagrammatic representation of the results of the bushfire attack level assessment.

The map presents different coloured contours extending out from the areas of classified vegetation. Each contour represents a set range of radiant heat flux that potentially will transfer to an exposed element (building, person or other defined element), when it is located within that contour.

Each of the set ranges of radiant heat flux corresponds to a different BAL rating as defined by the AS 3959:2018 BAL determination methodology.

The width of each shaded BAL contour will vary dependant on both the BAL rating and the relevant parameters (calculation inputs) for the subject site. Their width represents the minimum and maximum vegetation separation distances that correspond to each BAL rating (refer to the relevant table below for these distances).

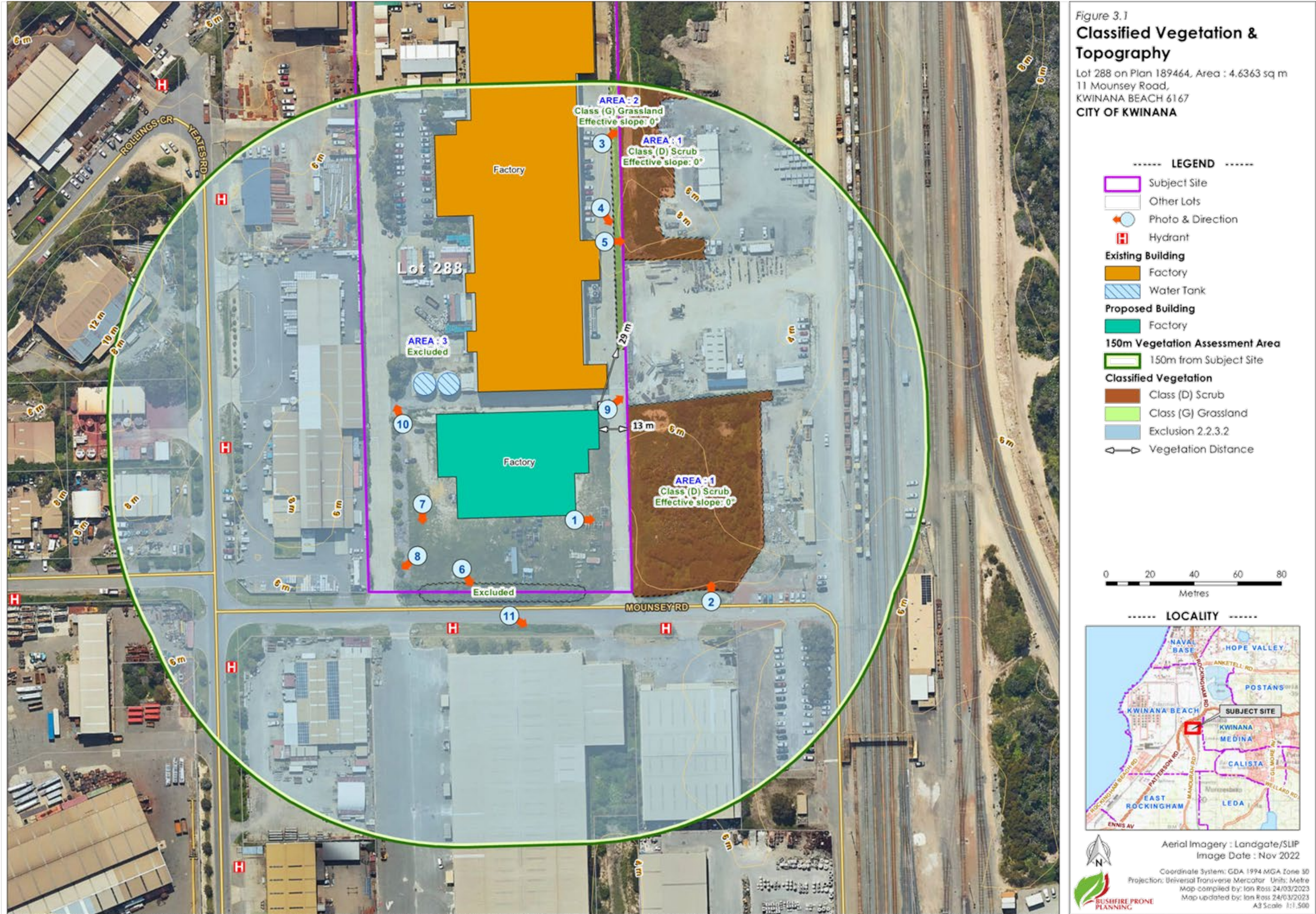
The areas of classified vegetation to be considered in developing the BAL contours, are those that will remain at the intended end state of the subject development once earthworks, clearing and/or landscaping and re-vegetation have been completed. Variations to this statement that may apply include:

- Both pre and post development BAL contour maps are produced; and/or
- Each stage of a development is assessed independently.

#### 3.1.1 The BAL Determination Method(s) Applied and the Location of Data and Results

Procedure Method (AS 3959:2018)	Applied to the BAL Assessment	Location of the Site Assessment Data			Location of the Results
		Classified Vegetation and Topography Map(s)	Calculation Input Variables		Assessed Bushfire Attack Levels and/or Radiant Heat Levels
			Summary Data	Detailed Data with Explanatory and Supporting Information	
Method 1 (Simplified)	Yes	N/A	Table 3.1	Appendix A1	Table 3.1 BAL Contour Map









CONSTRUCTION OF THE BAL CONTOUR MAP(S) – RELEVANT CLASSIFIED VEGETATION	
Identification of Classified Vegetation that is Relevant to the Production of the BAL Contour Map(s)	Relevant Map
All identified areas of classified vegetation that exist at the time of the site assessment – both within the subject site (onsite) and external to the subject site (offsite) will be the relevant vegetation.	Figure No.3.1
All identified areas of classified vegetation that exist at the time of the site assessment – both within the subject site (onsite) and external to the subject site (offsite) will be the relevant vegetation for the pre-development BAL contour map.	Figure No.3.2
Supporting Assessment Details: None required	





### 3.1.3 Summary Site Data Applied to Construction of the BAL Contour Map(s)

Table 3.1: Summary of applied calculation input variables applied to determining the site specific separation distances corresponding to each bushfire attack level.

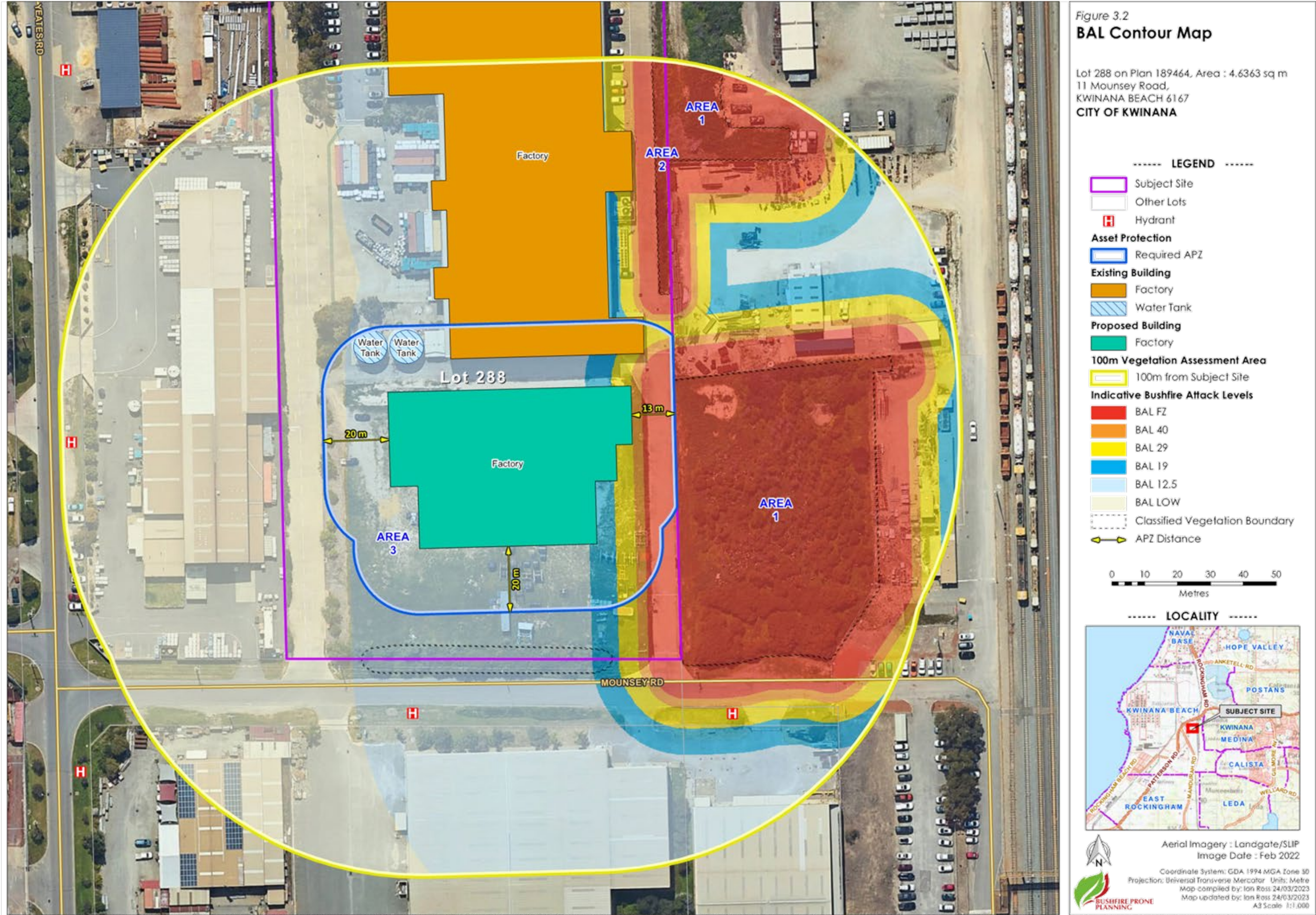
SUMMARY OF CALCULATION INPUT VARIABLES (INCLUDING SITE DATA) APPLIED TO THE DETERMINATION OF SEPARATION DISTANCES CORRESPONDING TO BUSHFIRE ATTACK LEVELS <sup>1</sup>													
Applied BAL Determination Method			METHOD 1 - SIMPLIFIED PROCEDURE (AS 3959:2018 CLAUSE 2.2)										
Calculation Variables Corresponding to BAL Determination Method													
Methods 1 and 2			Method 1		Method 2								
Vegetation Classification			FDI	Effective Slope		Site Slope	FFDI or GFDI	Flame Temp.	Elevation of Receiver	Flame Width	Fireline Intensity	Flame Length	Modified View Factor
				Applied Range	Measured								
Area	Class			degree range	degrees	degrees			K	metres	metres	kW/m	metres
1	(D) Scrub		80	Upslope or flat 0	flat 0								
2	(G) Grassland		80	Upslope or flat 0	flat 0								
3	Excluded cl 2.2.3.2(e & f)		80	Upslope or flat 0	flat 0								
<sup>1</sup> All data and information supporting the determination of the classifications and values stated in this table and any associated justification, is presented in Appendix A. Where the values are stated as 'default' these are either the values stated in AS 3959:2018, Table B1 or the values calculated as intermediate or final outputs through application of the equations of the AS 3959:2018 BAL determination methodology. They are not values derived by the assessor.													



Table 3.2: Vegetation separation distances corresponding to radiant heat levels and illustrated as BAL contours in Figure 3.2.

THE CALCULATED VEGETATION SEPARATION DISTANCES CORRESPONDING TO THE STATED LEVEL OF RADIANT HEAT <sup>1</sup>									
Vegetation Classification		Separation Distances Corresponding to Stated Level of Radiant Heat (metres)							
		Bushfire Attack Level						Maximum Radiant Heat Flux	
Area	Class	BAL-FZ	BAL-40	BAL-29	BAL-19	BAL12.5	BAL-LOW	10 kW/m <sup>2</sup>	2 kW/m <sup>2</sup>
1	(D) Scrub	<10	10-<13	13-<19	19-<27	27-<100	>100		
2	(G) Grassland	<6	6-<8	8-<12	12-<17	17-<50	>50		
3	Excluded cl 2.2.3.2(e & f)	N/A	N/A	N/A	N/A	N/A	N/A		
<sup>1</sup> All calculation input variables are presented in Table 3.1. The summary 'printouts' of calculation input and output values for each area of classified vegetation are presented in Appendix A.									









### 3.1.5 BAL Ratings Derived from the Contour Map

Table 3.1: Indicative and determined BAL(s) for future buildings/structures on the proposed lots.

BUSHFIRE ATTACK LEVEL FOR FUTURE BUILDINGS / STRUCTURES ON STATED LOT <sup>1</sup>		
Lot No.288	Future Buildings / Structure	
	Indicative BAL <sup>2</sup>	Determined BAL <sup>2</sup>
Proposed Factory	N/A	BAL-29
<sup>1</sup> The assessment data used to derive the BAL ratings is sourced from Table 3.1 and Figure 3.2. <sup>2</sup> Refer to the start of Section 3 for an explanation of indicative versus determined BAL ratings.		





#### 4 IDENTIFICATION OF BUSHFIRE HAZARD ISSUES

The Guidelines for Planning in Bushfire Prone Areas (WAPC 2021 v1.4), Appendix 5, establish that the application of this section of the BMP is intended to support **strategic planning** proposals. At the strategic planning stage there will typically be insufficient proposed development detail to enable all required assessments, including the assessment against the bushfire protection criteria.

##### Strategic Planning Proposals

For strategic planning proposals this section of the BMP will identify:

- Issues associated with the level of the threats presented by any identified bushfire hazard;
- Issues associated with the ability to implement sufficient and effective bushfire protection measures to reduce the exposure and vulnerability levels (of elements exposed to the hazard threats), to a tolerable or acceptable level; and
- Issues that will need to be considered at subsequent planning stages.

##### All Other Planning Proposals

For all other planning stages, this BMP will address what are effectively the same relevant issues but do it within the following sections:

- Section 2 – Environmental Conservation: Assess environmental, biodiversity and conservation values);
- Section 3 – Potential Bushfire Impact: Assess the bushfire threats with the focus on flame contact and radiant heat; and
- Section 5 – Assessment Against the Bushfire Protection Criteria (including the guidance provided by the *Position Statement: 'Planning in bushfire prone areas – Demonstrating Element 1: Location and Element 2'*): Assess the ability of the proposed development to apply the required bushfire protection measures thereby enabling it to be considered for planning approval for these factors.

Is the proposed development a strategic planning proposal?

No



## 5 ASSESSMENT AGAINST THE BUSHFIRE PROTECTION CRITERIA (GUIDELINES V1.4)

### 5.1 Bushfire Protection Criteria Elements Applicable to the Proposed Development/Use

#### APPLICATION OF THE CRITERIA, ACCEPTABLE SOLUTIONS AND PERFORMANCE ASSESSMENT

The criteria are divided into five elements – location, siting and design, vehicular access, water and vulnerable tourism land uses. Each element has an intent outlining the desired outcome for the element and reflects identified planning and policy requirements in respect of each issue.

The example acceptable solutions (bushfire protection measures) provide one way of meeting the element's intent. Compliance with these automatically achieves the element's intent and provides a straightforward pathway for assessment and approval.

Where the acceptable solutions cannot be met, the ability to develop design responses (as alternative solutions that meet bushfire performance requirements) is an alternative pathway that is provided by addressing the applicable performance principles (as general statements of how best to achieve the intent of the element).

A merit based assessment is established by the SPP 3.7 and the Guidelines as an additional alternative pathway along with the ability of using discretion in making approval decisions (sections 2.5, 2.6 and 2.7). This is formally applied to certain development (minor and unavoidable – sections 5.4.1 and 5.7). Relevant decisions by the State Administrative Tribunal have also supported this approach more generally.

Elements 1 – 4 should be applied for all strategic planning proposals, subdivision or development applications, except for vulnerable tourism land uses which should refer to Element 5. Element 5 incorporates the bushfire protection criteria in Elements 1 – 4 but caters them specifically to tourism land uses. (Guidelines DPLH 2021v1.4)

The Bushfire Protection Criteria	Applicable to the Proposed Development/Use
Element 1: Location	Yes
Element 2: Siting and Design	Yes
Element 3: Vehicular Access	Yes
Element 4: Water	Yes
Element 5: Vulnerable Tourism Land Uses	No

### 5.2 Local Government Variations to Apply

Local governments may add to or modify the acceptable solutions to recognise special local or regional circumstances (e.g., topography / vegetation / climate). These are to be endorsed by both the WAPC and DFES before they can be considered in planning assessments. (Guidelines DPLH 2021v1.4).

Do endorsed regional or local variations to the acceptable solutions apply to the assessments against the Bushfire Protection Criteria for the proposed development /use?

N/A



### 5.3 Assessment Statements for Element 1: Location

LOCATION	
<b>Element Intent</b>	To ensure that strategic planning proposals, subdivision and development applications are located in areas with the least possible risk of bushfire to facilitate the protection of people, property and infrastructure.
<b>Proposed Development/Use – Relevant Planning Stage</b>	(Dd) Development application for a single dwelling, ancillary dwelling or minor development
<b>Element Compliance Statement</b>	The proposed development/use achieves the intent of the element by being fully compliant with all applicable acceptable solutions.
<b>Pathway Applied to Provide an Alternative Solution</b>	N/A
<b>Acceptable Solutions - Assessment Statements</b> All details of acceptable solution requirements are established in the Guidelines for Planning in Bushfire Prone Areas, DPLH v1.4 (Guidelines) and apply the guidance established by the Position Statement: 'Planning in bushfire prone areas – Demonstrating Element 1: Location and Element 2: Siting and design' (WAPC Nov 2019) and the 'Bushfire Management Plan Guidance for the Dampier Peninsula' (WA Department of Planning, Lands and Heritage, 2021 Rev B) as relevant. These documents are available at <a href="https://www.wa.gov.au/government/document-collections/state-planning-policy-37-planning-bushfire-prone-areas">https://www.wa.gov.au/government/document-collections/state-planning-policy-37-planning-bushfire-prone-areas</a> .	
<b>Solution Component Check Box Legend</b>	<input checked="" type="checkbox"/> Relevant & met <input checked="" type="checkbox"/> Relevant & not met <input type="checkbox"/> Not relevant
<b>A1.1 Development location</b>	<b>Applicable:</b> Yes <b>Compliant:</b> Yes
<b>ASSESSMENT AGAINST THE REQUIREMENTS ESTABLISHED BY THE GUIDELINES</b>	
<input checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> The development application is located in an area that is or will, on completion, be subject to either a moderate or low bushfire hazard level, or BAL-29 or below.	
<b>Supporting Assessment Details:</b> The proposed development will provide an area of land within the lot that can be considered suitable for development as BAL-40 or BAL-FZ construction requirements will not be required to be applied. This meets the requirements established by Acceptable Solution A1.1 and its associated explanatory note. In addition, the vegetation surrounding the proposed development can be classed as a moderate bushfire hazard level.	
<b>ASSESSMENTS APPLYING THE GUIDANCE ESTABLISHED BY THE WAPC ELEMENT 1 &amp; 2 POSITION STATEMENT (2019)</b>	
<p>"Consideration should be given to the site context where 'area' is the land both within and adjoining the subject site. The hazards remaining within the site should not be considered in isolation of the hazards adjoining the site, as the potential impact of a bushfire will be dependent on the wider risk context, including how a bushfire could affect the site and the conditions for a bushfire to occur within the site."</p> <p><b>Strategic Planning Proposals:</b> Consider the threat levels from any vegetation <u>adjoining</u> and <u>within</u> the subject site for which the potential intensity of a bushfire in that vegetation would result in it being classified as an Extreme Bushfire Hazard Level (BHL). Identify any proposed design strategies to reduce these threats.</p> <p><b>Structure Plans (lot layout known) and Subdivision Applications:</b> As for strategic planning proposals but <u>within</u> the subject site the relevant threat levels to consider are the radiant heat levels represented by BAL-FZ and BAL-40 ratings.</p>	
The planning proposal is a development application, consequently the referred to position statement is not applicable to the Element 1 assessment.	





## 5.4 Assessment Statements for Element 2: Siting and Design

SITING AND DESIGN OF DEVELOPMENT			
<b>Element Intent</b>	To ensure that the siting and design of development minimises the level of bushfire impact. (BPP Note: not building/construction design)		
<b>Proposed Development/Use – Relevant Planning Stage</b>	(Do) Development application other than for a single dwelling, ancillary dwelling or minor development		
<b>Element Compliance Statement</b>	The proposed development/use achieves the intent of the element by being fully compliant with all applicable acceptable solutions.		
<b>Pathway Applied to Provide an Alternative Solution</b>	N/A		
<b>Acceptable Solutions - Assessment Statements</b> All details of acceptable solution requirements are established in the Guidelines for Planning in Bushfire Prone Areas, DPLH v1.4 (Guidelines) and apply the guidance established by the Position Statement: 'Planning in bushfire prone areas – Demonstrating Element 1: Location and Element 2: Siting and design' (WAPC Nov 2019) and the 'Bushfire Management Plan Guidance for the Dampier Peninsula' (WA Department of Planning, Lands and Heritage, 2021 Rev B) as relevant. These documents are available at <a href="https://www.wa.gov.au/government/document-collections/state-planning-policy-37-planning-bushfire-prone-areas">https://www.wa.gov.au/government/document-collections/state-planning-policy-37-planning-bushfire-prone-areas</a> .			
<b>Solution Component Check Box Legend</b>	<input checked="" type="checkbox"/> Relevant & met	<input checked="" type="checkbox"/> Relevant & not met	<input type="checkbox"/> Not relevant
<b>A2.1 Asset Protection Zone (APZ)</b>	<b>Applicable:</b>	Yes	<b>Compliant:</b> Yes
<b>UNDERSTANDING THE APZ <u>PLANNING</u> ASSESSMENT VERSUS APZ <u>IMPLEMENTATION</u> REQUIREMENTS</b>			
<div style="border: 1px solid black; padding: 10px; margin: 10px;"> <p><i>Note: Appendix B: 'Onsite Vegetation Management' provides further information regarding the different APZ dimensions that can be referenced, their purpose and the specifications of the APZ that is to be established and maintained.</i></p> </div> <p>To reduce risk to buildings (and indirectly to persons) from a bushfire event, a key bushfire protection measure required to be implemented is reducing the exposure of building elements to the direct bushfire threats of flame contact, radiant heat and embers and the indirect threat of consequential fires that result from the subsequent ignition of other combustible materials that may be constructed, stored or accumulate in the area surrounding buildings.</p> <p>This is achieved by separating existing and/or proposed buildings from areas of classified bushfire prone vegetation. The total area of separation is identified as the Asset Protection Zone (APZ), which exists as an area of minimal fire fuels (or no fuel) and is considered able and likely to remain a low threat and/or be maintained to a low threat state in perpetuity. The required separation distances will vary according to the site specific conditions.</p> <p><b>THE APZ PLANNING ASSESSMENT:</b> To achieve planning approval for this factor it must be demonstrated that separation distances that correspond to a maximum level of radiant transfer to a building (29 kW/m<sup>2</sup>), either exist or can be established (with certain exceptions). These separation distances are the dimensions of the 'Planning BAL-29' APZ.</p> <p>The purpose of this planning assessment is to identify and justify how this low threat area (the Planning BAL-29' APZ) can exist – or not.</p> <p><b>THE DIMENSIONS OF THE 'PLANNING BAL-29' APZ MAY EXTEND OUTSIDE SUBJECT LOT BOUNDARIES. THE APZ MAY NOT BE EQUIDISTANT AROUND A BUILDING AS THE REQUIRED SEPARATION DISTANCES DEPEND ON THE TYPE OF VEGETATION PRESENT IN EACH DIRECTION ALONG WITH OTHER SITE VARIABLES.</b></p> <p><b>IT IS IMPORTANT TO UNDERSTAND THAT THE 'PLANNING BAL-29' APZ IS NOT NECESSARILY THE SIZE OF THE APZ THAT MUST BE PHYSICALLY ESTABLISHED AND MAINTAINED BY A LANDOWNER. IT IS A SCREENING TOOL FOR MAKING PLANNING APPROVAL DECISIONS.</b></p>			



**THE APZ TO BE IMPLEMENTED:** The required dimensions to be established and maintained by the landowner will be those that correspond to the determined BAL rating of a relevant building but limited to the land of the subject lot (with limited exceptions). The requirement for a greater dimension within a lot will only exist if it is required by the relevant local government's annual firebreak / hazard reduction notice or the APZ size is increased as an additional bushfire protection measure as a recommendation of this BMP.

Within this BMP it is the 'Planning BAL-29' APZ that will be identified on maps, diagrams and in tables as necessary.

The exceptions are the data provided in Appendix B part B1 and when a Property Bushfire Management Statement is required to be produced for a development application, in which case the '**Landowner**' APZ dimensions will be shown on the site map (refer to s6.3.1 when relevant).

#### ASSESSMENT AGAINST THE REQUIREMENTS ESTABLISHED BY THE GUIDELINES

<input checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<b>APZ Width:</b> The proposed (or a future) habitable building(s) on the lot of the proposed development - or an existing building for a proposed change of use – can be (or is) located within the developable portion of the lot and be surrounded by a 'Planning BAL-29' APZ of the required dimensions (measured from any external wall or supporting post or column to the edge of the classified vegetation), that will ensure their exposure to the potential radiant heat impact of a bushfire does not exceed 29 kW/m <sup>2</sup> .
<input checked="" type="checkbox"/> <input type="checkbox"/> <input checked="" type="radio"/>	<b>Restriction on Building Location:</b> It has been identified that the current developable portion of a lot(s) provides for the proposed future (or a future) building/structure location that will result in that building/structure being subject to a BAL-40 or BAL-FZ rating. Consequently, it may be considered necessary to impose the condition that a restrictive covenant to the benefit of the local government pursuant to section 129BA of the Transfer of Land Act 1893, is to be placed on the certificate(s) of title of the proposed lot(s) advising of the existence of a restriction on the use of that portion of land (refer to Code F3 of Model Subdivision Conditions Schedule, WAPC June 2021 and Guidelines s5.3.2).
<input checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<b>APZ Location:</b> The required dimensions for a 'Planning BAL-29' APZ can be contained solely within the boundaries of the lot(s) on which the proposed (or a future) habitable building(s) - or an existing building(s) for a proposed change of use – is situated.
<input type="checkbox"/> <input type="checkbox"/> <input checked="" type="radio"/>	<b>APZ Location:</b> The required dimensions for a 'Planning BAL-29' APZ can be partly established within the boundaries of the lot(s) on which the proposed (or a future) habitable building(s) - or an existing building(s) for a proposed change of use – is situated. The balance of the APZ would exist on adjoining land that satisfies the exclusion requirements of AS 3959:2018 cl 2.2.3.2 for low threat vegetation and non-vegetated areas.
<input type="checkbox"/> <input type="checkbox"/> <input checked="" type="radio"/>	<b>APZ Location:</b> It can be justified that any adjoining (offsite) land forming part of a 'Planning BAL-29' APZ will: <ul style="list-style-type: none"> <li>• If non-vegetated, remain in this condition in perpetuity; and/or</li> <li>• If vegetated, be low threat vegetation managed in a minimal fuel condition in perpetuity.</li> </ul>
<input checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<b>APZ Management:</b> The area of land (within each lot boundary), that is to make up the required 'Landowner' APZ dimensions (refer to Appendix B, Part B1), can and will be managed in accordance with the requirements of the Guidelines Schedule 1 'Standards for Asset Protection Zones' (refer to Appendix B).
<input type="checkbox"/> <input type="checkbox"/> <input checked="" type="radio"/>	<b>Subdivision Staging:</b> There are undeveloped future stages of subdivision, containing bushfire prone vegetation, that have been taken into consideration for their potentially 'temporary' impact on the ability



to establish a 'Planning BAL-29' APZ on adjoining developed lots. A staging plan is developed to manage this.

☒ ☐ ☐ **Firebreak/Hazard Reduction Notice:** Any additional requirements established by the relevant local government's annual notice to install firebreaks and manage fuel loads (issued under s33 of the Bushfires Act 1954), can and will be complied with.

**Supporting Assessment Details:** None Required.

#### ASSESSMENTS APPLYING THE GUIDANCE ESTABLISHED BY THE WAPC ELEMENT 1 & 2 POSITION STATEMENT (2019)

**Strategic Planning Proposals:** "At this planning level there may not be enough detail to demonstrate compliance with this element. The decision-maker may consider this element is satisfied where A1.1 is met."

**Structure Plans (lot layout known) and Subdivision Applications:** "Provided that Element 1 is satisfied, the decision-maker may consider approving lot(s) containing BAL-40 or BAL-FZ under the following scenarios.

The planning proposal is a development application, consequently the position statement is not applicable to the proposed development.





## 5.5 Assessment Statements for Element 3: Vehicular Access

VEHICULAR ACCESS			
<b>Element Intent</b>	To ensure that the vehicular access serving a subdivision/development is available and safe during a bushfire event.		
<b>Proposed Development/Use – Relevant Planning Stage</b>	(Do) Development application other than for a single dwelling, ancillary dwelling or minor development		
<b>Element Compliance Statement</b>	The proposed development/use achieves the intent of the element by being fully compliant with all applicable acceptable solutions.		
<b>Pathway Applied to Provide an Alternative Solution</b>	N/A		
<p align="center"><b>Acceptable Solutions - Assessment Statements</b></p> <p>All details of acceptable solution requirements are established in the <i>Guidelines for Planning in Bushfire Prone Areas, DPLH v1.4 (Guidelines)</i> and apply the guidance established by the <i>Position Statement: 'Planning in bushfire prone areas – Demonstrating Element 1: Location and Element 2: Siting and design' (WAPC Nov 2019)</i> and the <i>'Bushfire Management Plan Guidance for the Dampier Peninsula' (WA Department of Planning, Lands and Heritage, 2021 Rev B)</i> as relevant. These documents are available at <a href="https://www.wa.gov.au/government/document-collections/state-planning-policy-37-planning-bushfire-prone-areas">https://www.wa.gov.au/government/document-collections/state-planning-policy-37-planning-bushfire-prone-areas</a>.</p> <p>The technical construction requirements for access types and components, and for each firefighting water supply component, are also presented in Appendices 2 and 3. The local government will advise the proponent where different requirements are to apply and when any additional specifications such as those for signage and gates are to apply (these are included in the relevant appendix if requested by the local government).</p>			
<b>Solution Component Check Box Legend</b>	<input checked="" type="checkbox"/> Relevant & met	<input checked="" type="checkbox"/> Relevant & not met	<input type="checkbox"/> Not relevant
<b>A3.1 Public roads</b>	<b>Applicable:</b>	<b>Yes</b>	<b>Compliant:</b> <b>Yes</b>
<input checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> The technical construction requirements of vertical clearance and weight capacity (Guidelines, Table 6) can and will be complied with (Refer also to Appendix C in this BMP).			
<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> The applicable class(s) of road and technical requirements have been confirmed with the relevant local government/Main Roads WA. These can and will be complied with.			
<input checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> A traversable verge is available adjacent to classified vegetation (Guidelines, E3.1), as recommended.			
<b>Supporting Assessment Details:</b> Mounsey Rd provides access west and south through the existing industrial estate.			
<b>A3.2a Multiple access routes</b>	<b>Applicable:</b>	<b>Yes</b>	<b>Compliant:</b> <b>Yes</b>
<input checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> For each lot, two-way public road access is provided in two different directions to at least two different suitable destinations with an all-weather surface.			
<input checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> The two-way access is available at an intersection no greater than 200m from the relevant boundary of each lot, via a no-through road.			



<p>The two-way access is <u>not</u> available at an intersection within 200m from the relevant boundary of each lot. However, the available no-through road satisfies the established exemption for the length limitation in every case. These requirements are:</p> <p><input type="checkbox"/> <input type="checkbox"/> <input checked="" type="radio"/> <ul style="list-style-type: none"> <li>• Demonstration of no alternative access (refer to A3.3 below);</li> <li>• The no-through road travels towards a suitable destination; and</li> <li>• The balance of the no-through road that is greater than 200m from the relevant lot boundary is within a residential built-out area or is potentially subject to radiant heat levels from adjacent bushfire prone vegetation that correspond to the BAL-LOW rating (&lt;12.5 kW/m<sup>2</sup>).</li> </ul> </p>			
<p><b>Supporting Assessment Details:</b> None required.</p>			
<b>A3.2b Emergency access way</b>		<b>Applicable:</b>	<b>No</b> <b>Compliant:</b> <b>N/A</b>
<p><input type="checkbox"/> <input type="checkbox"/> <input checked="" type="radio"/> The proposed or existing EAW provides a through connection to a public road.</p>			
<p><input type="checkbox"/> <input type="checkbox"/> <input checked="" type="radio"/> The proposed or existing EAW is less than 500m in length and will be signposted and gated (remaining unlocked) to the specifications stated in the Guidelines and/or required by the relevant local government.</p>			
<p><input type="checkbox"/> <input type="checkbox"/> <input checked="" type="radio"/> The technical construction requirements for widths, clearances, capacity, gradients and curves (Guidelines, Table 6 and E3.2b. Refer also to Appendix C in this BMP), can and will be complied with.</p>			
<p><b>Supporting Assessment Details:</b> None Required.</p>			
<b>A3.3 Through-roads</b>		<b>Applicable:</b>	<b>No</b> <b>Compliant:</b> <b>No</b>
<p><input type="checkbox"/> <input type="checkbox"/> <input checked="" type="radio"/> A no-through public road is necessary as no alternative road layout exists due to site constraints.</p>			
<p><input type="checkbox"/> <input type="checkbox"/> <input checked="" type="radio"/> The no-through public road length does not exceed the established maximum of 200m to an intersection providing two-way access (Guidelines, E3.3).</p>			
<p><input type="checkbox"/> <input type="checkbox"/> <input checked="" type="radio"/> The no-through public road exceeds 200m but satisfies the exemption provisions of A3.2a as demonstrated in A3.2a above.</p>			
<p><input type="checkbox"/> <input type="checkbox"/> <input checked="" type="radio"/> The public road technical construction requirements (Guidelines, Table 6 and E3.1. Refer also to Appendix C in this BMP), can and will be complied with as established in A3.1 above.</p>			
<p><input type="checkbox"/> <input type="checkbox"/> <input checked="" type="radio"/> The turnaround area requirements (Guidelines, Figure 24) can and will be complied with.</p>			
<p><b>Supporting Assessment Details:</b> None Required.</p>			
<b>A3.4a Perimeter roads</b>		<b>Applicable:</b>	<b>No</b> <b>Compliant:</b> <b>N/A</b>
<p><input type="checkbox"/> <input type="checkbox"/> <input checked="" type="radio"/> The proposed greenfield or infill development consists of 10 or more lots (including those that are part of a staged subdivision) and therefore should have a perimeter road. This is planned to be installed.</p>			
<p><input type="checkbox"/> <input type="checkbox"/> <input checked="" type="radio"/> The proposed greenfield or infill development consists of 10 or more lots (including those that are part of a staged subdivision). However, it is not required on the established basis of:</p> <ul style="list-style-type: none"> <li>• The vegetation adjoining the proposed lots is classified Class G Grassland;</li> <li>• Lots are zoned rural living or equivalent;</li> </ul>			



<ul style="list-style-type: none"> <li>It is demonstrated that it cannot be provided due to site constraints; or</li> <li>All lots have existing frontage to a public road.</li> </ul>			
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	The technical construction requirements of widths, clearances, capacity, gradients and curves (Guidelines, Table 6 and E3.4a) can and will be complied with.
<b>Supporting Assessment Details:</b> None Required.			
<b>A3.4b Fire service access route</b>		<b>Applicable:</b>	<b>Compliant:</b>
		No	N/A
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	The FSAR can be installed as a through-route with no dead ends, linked to the internal road system every 500m and is no further than 500m from a public road.
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	The technical construction requirements of widths, clearances, capacity, gradients and curves (Guidelines, Table 6 and E3.4b. Refer also to Appendix C in this BMP), can and will be complied with.
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	The FSAR can and will be signposted. Where gates are required by the relevant local government, the specifications can be complied with.
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Turnaround areas (to accommodate type 3.4 fire appliances) can and will be installed every 500m on the FSAR.
<b>Supporting Assessment Details:</b> None Required.			
<b>A3.5 Battle-axe access legs</b>		<b>Applicable:</b>	<b>Compliant:</b>
		No	N/A
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	A battle-axe leg cannot be avoided due to site constraints.
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	The proposed development is in a reticulated area and the battle-axe access leg length from a public road is no greater than 50m. No technical requirements need to be met.
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	The technical construction requirements for widths, clearances, capacity, gradients and curves (Guidelines, Table 6 and E3.5. Refer also to Appendix C in this BMP), can and will be complied with.
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Passing bays can and will be installed every 200m with a minimum length of 20m and a minimum additional trafficable width of 2m.
<b>Supporting Assessment Details:</b> None Required.			
<b>A3.6 Private driveways</b>		<b>Applicable:</b>	<b>Compliant:</b>
		Yes	Yes
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	The private driveway to the most distant external part of the development site is within a lot serviced by reticulated water, is accessed via a public road with a speed limit of 70 km/hr or less and has a length is no greater than 70m (measured as a hose lay). No technical requirements need to be met.
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	The technical construction requirements for widths, clearances, capacity, gradients and curves (Guidelines, Table 6 and E3.6. Refer also to Appendix C in this BMP), can and will be complied with.
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Passing bays can and will be installed every 200m with a minimum length of 20m and a minimum additional trafficable width of 2m.





☒ ☐ ☐ The turnaround area requirements (Guidelines, Figure 28, and within 30m of the habitable building) can and will be complied with.

**Supporting Assessment Details:** An existing two-way private driveway exists encompassing the lot and the proposed development. It is compliant with the technical requirements as stated in the Guidelines.



## 5.6 Assessment Statements for Element 4: Water

FIREFIGHTING WATER	
<b>Element Intent</b>	To ensure water is available to enable people, property and infrastructure to be defended from bushfire.
<b>Proposed Development/Use – Relevant Planning Stage</b>	(Do) Development application other than for a single dwelling, ancillary dwelling or minor development
<b>Element Compliance Statement</b>	The proposed development/use achieves the intent of the element by being fully compliant with all applicable acceptable solutions.
<b>Pathway Applied to Provide an Alternative Solution</b>	N/A
<p align="center"><b>Acceptable Solutions - Assessment Statements</b></p> <p>All details of acceptable solution requirements are established in the Guidelines for Planning in Bushfire Prone Areas, DPLH v1.4 (Guidelines) and apply the guidance established by the Position Statement: 'Planning in bushfire prone areas – Demonstrating Element 1: Location and Element 2: Siting and design' (WAPC Nov 2019) and the 'Bushfire Management Plan Guidance for the Dampier Peninsula' (WA Department of Planning, Lands and Heritage, 2021 Rev B) as relevant. These documents are available at <a href="https://www.wa.gov.au/government/document-collections/state-planning-policy-37-planning-bushfire-prone-areas">https://www.wa.gov.au/government/document-collections/state-planning-policy-37-planning-bushfire-prone-areas</a>.</p> <p>The technical construction requirements for access types and components, and for each firefighting water supply component, are also presented in Appendices 2 and 3. The local government will advise the proponent where different requirements are to apply and when any additional specifications such as those for signage and gates are to apply (these are included in the relevant appendix if requested by the local government).</p>	
<b>Solution Component Check Box Legend</b>	<input checked="" type="checkbox"/> Relevant & met <input checked="" type="checkbox"/> Relevant & not met <input type="checkbox"/> Not relevant
<b>A4.1 Identification of future firefighting water supply</b>	<b>Applicable:</b> No <b>Compliant:</b> N/A
<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> It can be demonstrated that reticulated or sufficient non-reticulated water for firefighting can be provided at the subdivision and/or development application stage in accordance with the specifications of the relevant water supply authority or the requirements of Schedule 2.	
<b>Supporting Assessment Details:</b> Lot 288 is fully reticulated with access to two hydrants on Mounsey Road.	
<b>A4.2 Provision of water for firefighting purposes</b>	<b>Applicable:</b> Yes <b>Compliant:</b> Yes
<input checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> A reticulated water supply is available to the proposed development. The existing hydrant connection(s) are provided in accordance with the specifications of the relevant water supply authority.	
<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> A reticulated water supply will be available to the proposed development. Hydrant connection(s) can and will be provided in accordance with the specifications of the relevant water supply authority.	
<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> A static water supply (tank) for firefighting purposes will be installed on the lot that is additional to any water supply that is required for drinking and other domestic purposes.	
<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> A strategic water supply (tank or tanks) for firefighting purposes will be installed within or adjacent to the proposed development that is additional to any water supply that is required for drinking and other domestic purposes. The required land will be ceded free of cost to the local government and the lot or road reserve where the tank is to be located will be identified on the plan of subdivision.	



☐ ☐ ☒ The strategic static water supply (tank or tanks) will be located no more than 10 minutes travel time from a subject site (at legal road speeds).

☐ ☐ ☒ The technical requirements (location, number of tanks, volumes, design, construction materials, pipes and fittings), as established by the Guidelines (A4.2, E4 and Schedule 2) and/or the relevant local government, can and will be complied with.

**Supporting Assessment Details:**

Two hydrants are located on Mounsey Road south of the existing lot as indicated on Figure 1-2 and at 200m intervals along Yeates Road West of Lot 288.



## 6 RESPONSIBILITIES FOR IMPLEMENTATION AND MANAGEMENT OF THE BUSHFIRE PROTECTION MEASURES

### 6.1 Developer / Landowner Responsibilities – Prior to Sale or Occupancy/Operation

DEVELOPER/LANDOWNER RESPONSIBILITIES – PRIOR TO SALE OR OCCUPANCY/OPERATION	
No.	Implementation Actions
1	<p>The local government may condition a development application approval with a requirement for the landowner/proponent to register a notification onto the certificate of title and deposited plan.</p> <p>This will be done pursuant to Section 70A <i>Transfer of Land Act 1893</i> as amended ('Factors affecting use and enjoyment of land, notification on title'). This is to give notice of the bushfire hazard and any restrictions and/or protective measures required to be maintained at the owner's cost.</p> <p>This condition ensures that:</p> <ol style="list-style-type: none"> <li>1. Landowners/proponents are aware their lot is in a designated bushfire prone area and of their obligations to apply the stated bushfire risk management measures; and</li> <li>2. Potential purchasers are alerted to the Bushfire Management Plan so that future landowners/proponents can continue to apply the bushfire risk management measures that have been established in the Plan.</li> </ol>
2	<p>Prior to relevant building work, inform the builder of the existence of this approved Bushfire Management Plan (BMP). The plan identifies that the development site is within a designated bushfire prone area and states the indicative (or determined) BAL rating(s) that may (or will) be applied to buildings/structures. A BAL assessment report may be required to confirm determined ratings and will be required when ratings are indicative. BAL certificates will need to be issued to accompany building applications.</p> <p>The BMP may also establish, as an additional bushfire protection measure, that construction requirements to be applied will be those corresponding to a specified higher BAL rating.</p> <p>Compliance with the Building Code of Australia (Volumes 1 and 2 of the National Construction Code), will require certain bushfire resistant construction requirements be applied to residential buildings in bushfire prone areas (i.e., Class 1, 2 and 3 and associated Class 10a buildings and decks). Other classes of buildings may also be required to comply with these construction when established by the relevant authority or if identified as an additional bushfire protection measure within the BMP.</p> <p>The deemed to satisfy solutions that will meet the relevant bushfire performance requirements are found in AS 3959 – Construction of Building in Bushfire Prone Areas (as amended) and the NASH Standard - Steel Framed Construction in Bushfire Areas (as amended).</p>

### 6.2 Landowner / Occupier Responsibilities – Ongoing Management

LANDOWNER/OCCUPIER – ONGOING MANAGEMENT	
No.	Management Actions
1	<p>Maintain the 'Landowner' Asset Protection Zone (APZ) around habitable buildings (and other structures as required) to satisfy:</p> <ul style="list-style-type: none"> <li>• The minimum required dimensions. These are to be the greatest measurements derived from either the separation distances corresponding to the determined BAL rating for the subject building/structure, or the local government's annual firebreak / hazard reduction notice (issued under s33 of the Bushfires Act 1954), or a combination of these requirements [refer to Appendix B]; and</li> </ul>





	<ul style="list-style-type: none"> <li>The standards established by the Guidelines DPLH, 2021 v1.4, Schedule 1, or as varied by the local government through their annually issued firebreak / hazard reduction notice when the variations have been endorsed by the WAPC and DFES as per s4.5.3 of the Guidelines.</li> </ul>
2	Comply with the City of Kwinana Fire-break/Hazard Compliance Notice issued under s33 of the Bush Fires Act 1954. Check the notice annually for any changes.
3	Maintain vehicular access routes within the lot to comply with the technical requirements referenced in the BMP and the relevant local government's annual firebreak / hazard reduction notice.
4	<p>Ensure that builders engaged to construct dwellings/additions and/or other relevant structures on the lot, are aware of the existence of this approved Bushfire Management Plan (BMP). The plan identifies that the development site is within a designated bushfire prone area and states the indicative (or determined) BAL rating(s) that may (or will) be applied to buildings/structures. A BAL assessment report may be required to confirm determined ratings and will be required when ratings are indicative. BAL certificates will need to be issued to accompany building applications.</p> <p>The BMP may also establish, as an additional bushfire protection measure, that construction requirements to be applied will be those corresponding to a specified higher BAL rating.</p> <p>Compliance with the Building Code of Australia (Volumes 1 and 2 of the National Construction Code), will require certain bushfire resistant construction requirements be applied to residential buildings in bushfire prone areas (i.e., Class 1, 2 and 3 and associated Class 10a buildings and decks). Other classes of buildings may also be required to comply with these construction when established by the relevant authority or if identified as an additional bushfire protection measure within the BMP.</p> <p>The deemed to satisfy solutions that will meet the relevant bushfire performance requirements are found in AS 3959 – Construction of Building in Bushfire Prone Areas (as amended) and the NASH Standard - Steel Framed Construction in Bushfire Areas (as amended).</p>
5	<p>Ensure all future buildings the landowner has responsibility for, are designed and constructed in full compliance with:</p> <ul style="list-style-type: none"> <li>The bushfire resistant construction requirements of the Building Code of Australia (Volumes 1 and 2 of the National Construction Code), as established by the Building Regulations 2012 (WA Building Act 2011); and</li> <li>Any additional bushfire protection measures this Bushfire Management Plan has established are to be implemented.</li> </ul>



## APPENDIX A: DETAILED BAL ASSESSMENT DATA AND SUPPORTING INFORMATION

### A1: BAL Assessment Inputs Common to the Method 1 and Method 2 Procedures

#### A1.1: FIRE DANGER INDICES (FDI/FDI/GFDI)

When using Method 1 the relevant FDI value required to be applied for each state and region is established by AS 3959:2018, Table 2.1. Each FDI value applied in Tables 2.4 – 2.7 represents both the Forest Fire Danger Index (FFDI) and a deemed equivalent for the Grassland Fire Danger Index (GFDI), as per Table B2 in Appendix B. When using Method 2, the relevant FFDI and GFDI are applied.

The values may be able to be refined within a jurisdiction, where sufficient climatological data is available and in consultation with the relevant authority.

Relevant Jurisdiction:	WA	Region:	Whole State	Method 1	Applied FDI:	80
				Method 2	Applied FFDI:	N/A
					Applied GFDI:	N/A

#### A1.2: VEGETATION ASSESSMENT AND CLASSIFICATION

##### Vegetation Types and Classification

In accordance with AS 3959:2018 clauses 2.2.3 and C2.2.3.1, all vegetation types within 100 metres of the 'site' (defined as "the part of the allotment of land on which a building stands or is to be erected"), are identified and classified. Any vegetation more than 100 metres from the site that has influenced the classification of vegetation within 100 metres of the site, is identified and noted. The maximum excess distance is established by AS 3959: 2018 cl 2.2.3.2 and is an additional 100 metres.

Classification is also guided by the Visual Guide for Bushfire Risk Assessment in WA (WA Department of Planning February 2016) and any relevant FPA Australia practice notes.

##### Modified Vegetation

The vegetation types have been assessed as they will be in their natural mature states, rather than what might be observed on the day. Vegetation destroyed or damaged by a bushfire or other natural disaster has been assessed on its expected re-generated mature state. Modified areas of vegetation can be excluded from classification if they consist of low threat vegetation managed in a minimal fuel condition, satisfying AS 3959:2018 s2.2.3.2(f), and there is sufficient justification to reasonable expect that this modified state will exist in perpetuity.

##### The Influence of Ground Slope

Where significant variation in effective slope exists under a consistent vegetation type, these will be delineated as separate vegetation areas to account for the difference in potential bushfire behaviour, in accordance with AS 3959:2018 clauses 2.2.5 and C2.2.5.



#### THE INFLUENCE OF VEGETATION GREATER THAN 100 METRES FROM THE SUBJECT SITE

Vegetation area(s) within 100m of the site whose classification has been influenced by the existence of bushfire prone vegetation from 100m – 200m from the site:	None
Assessment Statement:	No vegetation types exist close enough, or to a sufficient extent, within the relevant area to influence classification of vegetation within 100 metres of the subject site.



VEGETATION AREA 1					
Classification	<b>D. SCRUB</b>				
Types Identified	Closed scrub D-13				
Exclusion Clause	N/A				
Effective Slope	Measured	flat 0 degrees	Applied Range (Method 1)	Upslope or flat 0 degrees	
Foliage Cover (all layers)	30-70%	Shrub/Heath Height	1-2m	Tree Height	N/A
Dominant & Sub-Dominant Layers (species as relevant)	Unmanaged dense shrubs approximately 2m high.				
Understorey:	Tall invasive grass and weed understorey				
Additional Justification:	Not Required.				
Post Development Assumptions:	N/A				
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VEGETATION AREA 2					
Classification	<b>G. GRASSLAND</b>				
Types Identified	Tussock grassland G-22				
Exclusion Clause	N/A				
Effective Slope	Measured	flat 0 degrees	Applied Range (Method 1)	Upslope or flat 0 degrees	
Foliage Cover (all layers)	30-70%	Shrub/Heath Height	N/A	Tree Height	N/A
Dominant & Sub-Dominant Layers (species as relevant)	Tall <i>Avena barbata</i> and other invasive grasses. Present along a drainage area.				
Additional Justification:	Not Required.				
Post Development Assumptions:	N/A				
					
PHOTO ID: 4			PHOTO ID: 5		





VEGETATION AREA 3	
Classification	N/A
Exclusion Clause	2.2.3.2 (e) Non-vegetated areas and (f) Low threat vegetation - reduced flammability.
Additional Justification:	Included areas of reticulated and managed nature strips.
Post Development Assumptions:	Nature strips to remain managed in perpetuity. Photo 4, 7 and 8 include a managed nature strip with tall exotic (low threat) shrubs including lemon trees.
	
PHOTO ID: 6	
	
PHOTO ID: 7	
	
PHOTO ID: 8	
	
PHOTO ID: 9	
	
PHOTO ID: 10	
	
PHOTO ID: -11	



### A1.3: EFFECTIVE SLOPE

#### Measuring

Effective slope refers to the slope "under the classified vegetation which most significantly influences bushfire behaviour (AS 3959:2018, clause B4, CB4). It is not the average slope.

It is described as upslope, flat or downslope when viewed from the exposed element (e.g., building) looking towards the vegetation – and measured in degrees. Ground slope has a direct and significant influence on a bushfire's rate of spread and intensity, which increases when travelling up a slope.

The slope under the vegetation in closest proximity to the exposed element(s), over the distance that will most likely carry the entire depth of the flaming front, will be a significant consideration in the determination of the effective slope. This distance is determined as a function of the potential quasi-steady rate of spread and expected residence time (i.e., the flaming combustion period at a single point on the ground), of a bushfire in the specific vegetation type/landscape scenario.

#### Slope Variation Within Areas of Vegetation

Where a significant variation in effective slope exists under a consistent vegetation type, these will be delineated as separate vegetation areas to account for the difference in potential bushfire behaviour, in accordance with AS 3959:2018 clauses 2.2.5 and C2.2.5.

#### Slope Variation Due to Multiple Development Sites

When the effective slope, under a given area of bushfire prone vegetation, will vary significantly relative to multiple proposed development sites (exposed elements), then the effective slopes corresponding to each of the different locations, are separately identified.

The relevant (worst case) effective slope is determined in the direction corresponding to the potential directions of fire spread towards the subject building(s).

#### Differences in Application of Effective Slope - AS 3959:2018 Method 1 versus Method 2 Procedures

The Method 1 procedure provides five different slope ranges from flat (including all upslopes) to 20 degrees downslope to define the effective slope and bushfire behaviour model calculations apply the highest value in each range (i.e., 0°, 5°, 10°, 15° or 20°).

The Method 2 procedure requires an actual slope (up or down in degrees) to be determined. AS 3959:2018, clause B1 limits the effective slope that can be applied to 30 degrees downslope and 15 degrees upslope. Where any upslope is greater than 15 degrees, then 15 degrees is to be used.

### SITE ASSESSMENT DETAILS - EXPLANATION & JUSTIFICATION

The effective slopes determined from the site assessment are recorded in Table 3.1 of this Bushfire Management Plan. When their derivation requires additional explanation and justification, this is provided below.





#### A1.4: SEPARATION DISTANCE

##### Measuring

The separation distance is the distance in the horizontal plane between the receiver (building/structure or area of land being considered) and the edge of the classified vegetation (AS 3959:2018, clause 2.2.4)

The relevant parts of a building/structure from which the measurement is taken is the nearest part of an external wall or where a wall does not exist, the supporting posts or columns. Certain parts of buildings are excluded including eaves and roof overhangs.

The edge of the vegetation, for forests and woodlands, will be determined by the unmanaged understorey rather than either the canopy (drip line) or the trunk (AS 3959:2018, clause C2.2.5).

##### Measured Separation Distance as a Calculation Input

If a separation distance can be measured because the location of the building/structure relative to the edge of the relevant classified vegetation is known, this figure can be entered into the BAL calculation. The result is a determined BAL rating.

##### Assumed Separation Distance as a Calculation Input

When the building/structure location within the lot is not known, an assumed building location may be applied that would establish the closest positioning of the building/structure relative to the relevant area of vegetation.

The assumed location would be based on a factor that puts a restriction on a building location such as:

- An established setback from the boundary of a lot, such as a residential design code setback or a restrictive covenant; or
- Within an established building envelope.

The resultant BAL rating would be indicative and require later confirmation (via a Compliance Report) of the building/structure actual location relative to the vegetation to establish the determined BAL rating.

##### Separation Distance as a Calculation Output

With the necessary site specific assessment inputs and using the AS 3959:2018 bushfire modelling equations, the range of separation distances that will correspond to each BAL rating (each of which represents a range of radiant heat flux), can be calculated. This has application for bushfire planning scenarios such as:

- When the separation distance cannot be measured because the exact location of the exposed element (i.e., the building, structure or area), relative to classified vegetation, is yet to be determined.

In this scenario, the required information is the identification of building locations onsite that will correspond to each BAL rating. That is, indicative BAL ratings can be derived for a variety of potential building/structure locations; or

- The separation distance is known for a given building, structure or area (and a determined BAL rating can be derived), but additional information is required regarding the exposure levels (to the transfer of radiant heat from a bushfire), of buildings or persons, that will exist at different points within the subject site.

The calculated range of separation distances corresponding to each BAL rating can be presented in a table and/or illustrated as a BAL Contour Map – whichever is determined to best fit the purpose of the assessment.

For additional information refer to the information boxes in Section 3 'Bushfire Attack Levels (BAL) - Understanding the Results and Section 3.2. 'Interpretation of the BAL Contour Map'.

#### SITE ASSESSMENT DETAILS - EXPLANATION & JUSTIFICATION

. For the subject development/use the applicable separation distances values are derived from calculations applying the assessed site data. They are an output value, not an input value and therefore are not presented or justified in this appendix.

The derived values are presented in Section 3, Table 3.2 and illustrated as a BAL contour map in Figure 3.2.



## APPENDIX B: ONSITE VEGETATION MANAGEMENT - THE APZ

### THE ASSET PROTECTION ZONE (APZ) - DESCRIPTION

This is an area surrounding a habitable building containing either no fire fuels and/or low threat fire fuels that are managed in a minimal fuel condition. The primary objectives include:

- To ensure the building is sufficiently separated from the bushfire hazard to limit the impact of its direct attack mechanisms. That is, the dimensions of the APZ will, for most site scenarios, remove the potential for direct flame contact on the building, reduce the level of radiant heat to which the building is exposed and ensure some reduction in the level of ember attack (with the level of reduction being dependent on the vegetation types of present);
- To ensure any vegetation retained within the APZ presents low threat levels and prevents surface fire spreading to the building;
- To ensure other combustible materials that can result in consequential fire (typically ignited by embers) within both the APZ and parts of the building, are eliminated, minimised and/or appropriately located or protected. (Note: The explanatory notes in the Guidelines provide some guidance for achieving this objective and other sources are available. Research shows that consequential fire, ignited by embers, is the primary cause of building loss in past bushfire events); and
- To provide a defensible space for firefighting activities.

### B1: The Dimensions and Location of the APZ to be Established and Maintained

#### UNDERSTANDING THE APZ PLANNING ASSESSMENT VERSUS ITS IMPLEMENTATION REQUIREMENTS

##### THE 'PLANNING BAL-29' APZ

*It is important to understand is that the 'Planning BAL-29' APZ is not necessarily the size of the APZ that must be physically established and maintained by a landowner. It is a screening tool for making planning approval decisions.*

The assessment against the Bushfire Protection Criteria is conducted for planning approval purposes. To satisfy acceptable solution 'A2.1: Asset Protection Zone', it must be demonstrated that certain minimum separation distances between the relevant building/structure and different classes of bushfire prone vegetation either exist or can be created and will remain in perpetuity.

The required minimum separation distances are those that will ensure the potential radiant heat impact on relevant existing or future buildings does not exceed 29 kW/m<sup>2</sup>. The area of land contained within these separation distances is described as an Asset Protection Zone (APZ) and is to be comprised of non-vegetated land or low threat vegetation managed in a minimal fuel condition.

The applicable minimum separation distances will vary dependent on the vegetation types, the slope of the land they are growing on and other relevant factors specific to the site and its use.

**The resulting 'Planning BAL-29' APZ dimensions may extend outside subject lot boundaries.**

It is the purpose of the bushfire consultant's 'Supporting Assessment Detail', that is presented in the assessment against the acceptable solution A2.1, that will identify and justify how any offsite land within the 'Planning BAL-29 APZ (which the subject landowner has no authority or responsibility to manage), will meet the requirements of being either non-vegetated land or low threat vegetation managed in a minimal fuel condition and likely to remain in this state in perpetuity. Or otherwise, explain how this condition cannot be met.

*It is the 'Planning BAL-29' APZ dimensions that will be stated in relevant tables and shown on maps as necessary in this BMP. The exceptions are the tables that are included within this appendix - when relevant to the subject lot(s) - which will present 'BAL Rating' and 'Landowner' APZ dimensions.*





### THE 'BAL RATING' APZ

The 'BAL Rating' APZ will ensure that the potential radiant heat exposure of the building/structure will be limited to the level that the applied construction requirements, (i.e., those corresponding to the building/structure's determined BAL rating), are designed to resist.

The minimum dimensions of the 'BAL Rating' APZ to be established and maintained will be those that correspond to the determined BAL rating for the specific building/structure. They will account for the specific conditions on and surrounding the subject lot.

*The required dimensions of the 'BAL Rating' APZ establish the size of the APZ that must physically exist either entirely within a subject lot or in combination with an area of adjoining land.*

*If in combination with adjoining (offsite) land, it must be justified how the offsite land can most reasonably be expected to either remain unvegetated or be able to meet and maintain the APZ Standards in perpetuity, without any actions by the owner of the subject lot.*

The applicable determined BAL rating will have been stated in the relevant assessment section of this BMP when it can be assessed as a 'determined' rather than 'indicative' rating. Otherwise, it will be shown on the BAL Certificate that is submitted as part of a building application.

### THE 'LANDOWNER' APZ

**Dimensions:** The 'Landowner' APZ is to be established and maintained by the owner of the subject lot. The minimum dimensions are the 'BAL Rating' APZ dimensions except that they will be limited to the distance that they can be established within the subject lot. (Note: Any removal of native vegetation may require the approval of the relevant authority.)

The remaining required separation distance outside the lot has been assessed by the bushfire consultant to be most likely to remain in a low threat state in perpetuity without any actions to be taken by the owner of the subject lot.

These minimum 'within the lot' APZ dimensions will only be greater when the relevant local government's annual firebreak / hazard reduction notice (issued under s33 of the Bushfires Act 1954), specifies the APZ dimensions to be applied within the lot and they are greater. Consequently, the 'Landowner' APZ dimensions can be a combination of the 'BAL Rating' Dimensions and the Local Government requirements. Check their annual notice for revisions to these requirements.

*The dimensions of the 'Landowner' APZ establish the size of the APZ that must be established and maintained by the landowner within the subject lot.*

**Location:** The 'Landowner' APZ for which the landowner has the responsibility to establish and maintain, is that which will exist entirely within the boundaries of the relevant lot, unless an approved formal and enforceable agreement allows them to manage a specified area of land external to the subject lot.

In most cases the landowner will only have authority and responsibility to establish and manage the APZ within the subject lot.

Otherwise, when there is a remaining part of the 'BAL Rating' APZ existing outside the subject lot, then these areas of land will, in most situations, include non-vegetated areas (e.g., roads / parking / drainage / water body), formally managed areas of vegetation (e.g., public open space / recreation areas / services installed in a common section of land) or an APZ on a neighbouring lot that is required to be established and maintained by the owner of that adjoining lot.

*For vulnerable land uses, the 'BAL Rating' APZ and 'Landowner' APZ will also refer to the dimensions corresponding to radiant heat impact levels of 10 kW/m<sup>2</sup> and 2 kW/m<sup>2</sup> (calculated using 1200K flame temperature).*

*For development applications only, the 'Landowner' APZ dimensions are also shown on the Property Bushfire Management Statement in Section 6.3.1 of this BMP when it is a required component of the Bushfire Management Plan.*



Table B1.1: The applicable 'Landowner' APZ Dimensions when the determined BAL rating (or maximum level of radiant heat i.e., kW/m<sup>2</sup>) has been established by the BMP.

THE 'LANDOWNER' APZ DIMENSIONS TO BE ESTABLISHED AND MAINTAINED					
Relevant Buildings(s)	The Determined Level of Radiant Heat Impact	Classified Vegetation  Refer to Fig 3.1	Minimum Required Separation Distances (m) [building to vegetation]		
			The 'BAL Rating' APZ	As Directed by the Applicable 2022 Local Government Firebreak / Hazard Reduction Notice	The 'Landowner' APZ  (limited to the subject lot boundary unless otherwise justified)
Proposed Factory	BAL-29	Area 1	13	20	20
		Area 2	8	20	20
		Area 3	N/A	20	20
<b>Comments:</b> In accordance with the City of Kwinana Fire-Break and Hazard Compliance Notice: Owners and/or occupiers of land that is 3,501m² or greater are required to construct fire-breaks and maintain fire-breaks that maintains an asset protection zone around all buildings, infrastructure and fixed assets on the land. The "asset protection zone" is an area with radius of 20 metres measured from any building/s or as stated in your approved Bushfire Attack Level (BAL) assessment, within the boundaries of the lot. Fuel loads in this zone shall be maintained to 2 tonnes per hectare or less.					



## B2: The Standards for the APZ as Established by the Guidelines (DPLH, v1.4)

Within the Guidelines (source: <https://www.wa.gov.au/government/document-collections/state-planning-policy-37-planning-bushfire-prone-areas>), the management Standards are established by:

- Schedule 1: Standards for Asset Protection Zones (see extract below) established by the Guidelines; and
- The associated explanatory notes (Guidelines E2) that address (a) managing an asset protection zone (APZ) to a low threat state (b) landscaping and design of an asset protection zone and (c) plant flammability.

Guidelines for  
Planning in  
Bushfire  
Prone Areas

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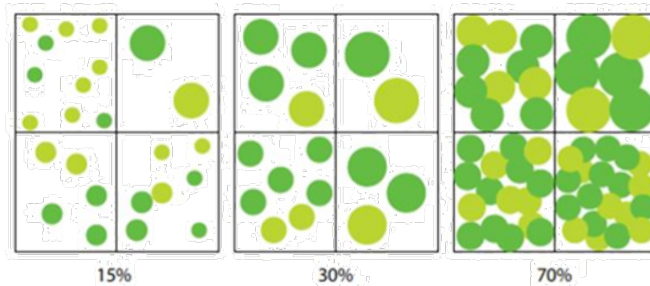


### ELEMENT 2: SITING AND DESIGN OF DEVELOPMENT

#### SCHEDULE 1: STANDARDS FOR ASSET PROTECTION ZONES

OBJECT	REQUIREMENT
Fences within the APZ	<ul style="list-style-type: none"> <li>• Should be constructed from non-combustible materials (for example, iron, brick, limestone, metal post and wire, or bushfire-resisting timber referenced in Appendix F of AS 3959).</li> </ul>
Fine fuel load (Combustible, dead vegetation matter <6 millimetres in thickness)	<ul style="list-style-type: none"> <li>• Should be managed and removed on a regular basis to maintain a low threat state.</li> <li>• Should be maintained at &lt;2 tonnes per hectare (on average).</li> <li>• Mulches should be non-combustible such as stone, gravel or crushed mineral earth or wood mulch &gt;6 millimetres in thickness.</li> </ul>
Trees* (>6 metres in height)	<ul style="list-style-type: none"> <li>• Trunks at maturity should be a minimum distance of six metres from all elevations of the building.</li> <li>• Branches at maturity should not touch or overhang a building or powerline.</li> <li>• Lower branches and loose bark should be removed to a height of two metres above the ground and/or surface vegetation.</li> <li>• Canopy cover within the APZ should be &lt;15 per cent of the total APZ area.</li> <li>• Tree canopies at maturity should be at least five metres apart to avoid forming a continuous canopy. Stands of existing mature trees with interlocking canopies may be treated as an individual canopy provided that the total canopy cover within the APZ will not exceed 15 per cent and are not connected to the tree canopy outside the APZ.</li> </ul>

Figure 19: Tree canopy cover – ranging from 15 to 70 per cent at maturity







Shrub* and scrub* (0.5 metres to six metres in height). Shrub and scrub >6 metres in height are to be treated as trees.	<ul style="list-style-type: none"> <li>• Should not be located under trees or within three metres of buildings.</li> <li>• Should not be planted in clumps &gt;5 square metres in area.</li> <li>• Clumps should be separated from each other and any exposed window or door by at least 10 metres.</li> </ul>
Ground covers* (<0.5 metres in height. Ground covers >0.5 metres in height are to be treated as shrubs)	<ul style="list-style-type: none"> <li>• Can be planted under trees but must be maintained to remove dead plant material, as prescribed in 'Fine fuel load' above.</li> <li>• Can be located within two metres of a structure, but three metres from windows or doors if &gt;100 millimetres in height.</li> </ul>
Grass	<ul style="list-style-type: none"> <li>• Grass should be maintained at a height of 100 millimetres or less, at all times.</li> <li>• Wherever possible, perennial grasses should be used and well-hydrated with regular application of wetting agents and efficient irrigation.</li> </ul>
Defendable space	<ul style="list-style-type: none"> <li>• Within three metres of each wall or supporting post of a habitable building, the area is kept free from vegetation, but can include ground covers, grass and non-combustible mulches as prescribed above.</li> </ul>
LP Gas Cylinders	<ul style="list-style-type: none"> <li>• Should be located on the side of a building furthest from the likely direction of a bushfire or on the side of a building where surrounding classified vegetation is upslope, at least one metre from vulnerable parts of a building.</li> <li>• The pressure relief valve should point away from the house.</li> <li>• No flammable material within six metres from the front of the valve.</li> <li>• Must sit on a firm, level and non-combustible base and be secured to a solid structure.</li> </ul>

\* Plant flammability, landscaping design and maintenance should be considered – refer to explanatory notes

### B3: The Standards for the APZ as Established by the Local Government

Refer to the firebreak / hazard reduction notice issued annually (under s33 of the Bushfires Act 1954) by the relevant local government. It may state Standards that vary from those established by the Guidelines and that have been endorsed by the WAPC and DFES as per Section 4.5.3 of the Guidelines.

A copy of the applicable notice is not included here as they are subject to being reviewed and modified prior to issuing each year. Refer to ratepayers notices and/or the local government's website for the current version.



#### B4: Maintaining Low Threat and Non-Vegetated Areas Excluded from Classification

AS 3959 establishes the methodology for determining a bushfire attack level (BAL). The methodology includes the classification of the subject site's surrounding vegetation according to their 'type' and the application of the corresponding bushfire behaviour models to determine the BAL. Certain vegetation can be considered as low threat and excluded from classification. Where this has occurred in assessing the site, the extract from AS3959:2018 below state the requirements (including the size of the vegetation area if relevant to the assessment) for maintenance of those areas of land.

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AS 3959:2018

##### 2.2.3.2 Exclusions—Low threat vegetation and non-vegetated areas

The following vegetation shall be excluded from a BAL assessment:

- (a) Vegetation of any type that is more than 100 m from the site.
- (b) Single areas of vegetation less than 1 ha in area and not within 100 m of other areas of vegetation being classified vegetation.
- (c) Multiple areas of vegetation less than 0.25 ha in area and not within 20 m of the site, or each other or of other areas of vegetation being classified vegetation.
- (d) Strips of vegetation less than 20 m in width (measured perpendicular to the elevation exposed to the strip of vegetation) regardless of length and not within 20 m of the site or each other, or other areas of vegetation being classified vegetation.
- (e) Non-vegetated areas, that is, areas permanently cleared of vegetation, including waterways, exposed beaches, roads, footpaths, buildings and rocky outcrops.
- (f) Vegetation regarded as low threat due to factors such as flammability, moisture content or fuel load. This includes grassland managed in a minimal fuel condition, mangroves and other saline wetlands, maintained lawns, golf courses (such as playing areas and fairways), maintained public reserves and parklands, sporting fields, vineyards, orchards, banana plantations, market gardens (and other non-curing crops), cultivated gardens, commercial nurseries, nature strips and windbreaks.

##### NOTES:

- 1 Minimal fuel condition means there is insufficient fuel available to significantly increase the severity of the bushfire attack (recognizable as short-cropped grass for example, to a nominal height of 100 mm).
- 2 A windbreak is considered a single row of trees used as a screen or to reduce the effect of wind on the leeward side of the trees.



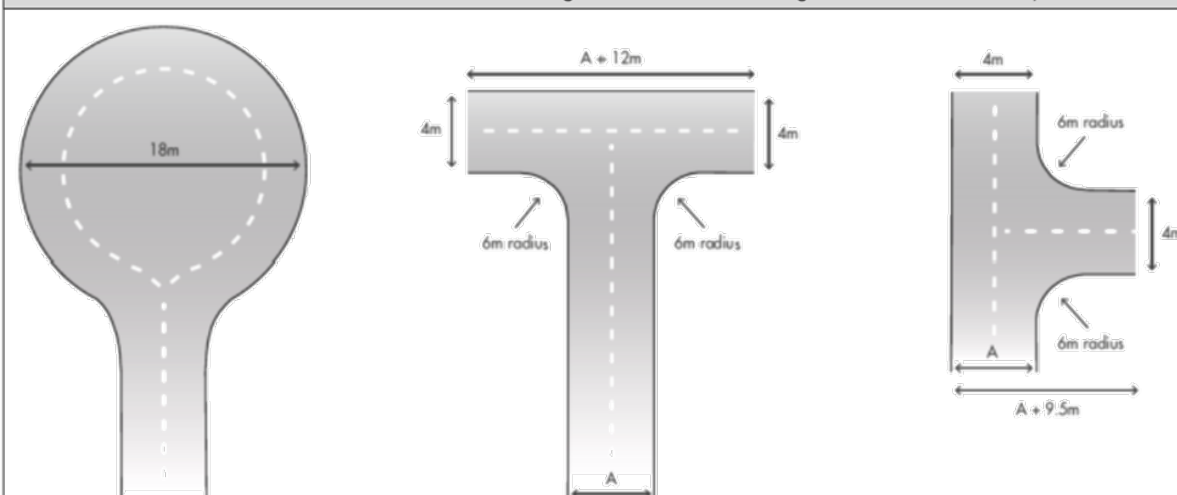
## APPENDIX C: TECHNICAL REQUIREMENTS FOR VEHICULAR ACCESS

The design/layout requirements for access are established by the acceptable solutions of the Guidelines (DPLH, 2021 v1.4) Element 3 and vary dependent on the access component, the land use and the presence of 'vulnerable' persons. Consequently, the best reference source are the Guidelines. The technical requirements that are fixed for all components and uses are presented in this appendix.

**GUIDELINES TABLE 6, EXPLANATORY NOTES E3.3 & E3.6 AND RELEVANT ACCEPTABLE SOLUTIONS**

Technical Component	Vehicular Access Types / Components			
	Public Roads	Emergency Access Way <sup>1</sup>	Fire Service Access Route <sup>1</sup>	Battle-axe and Private Driveways <sup>2</sup>
Minimum trafficable surface (m)	In accordance with A3.1	6	6	4
Minimum Horizontal clearance (m)	N/A	6	6	6
Minimum Vertical clearance (m)	4.5			
Minimum weight capacity (t)	15			
Maximum Grade Unsealed Road <sup>3</sup>	As outlined in the IPWEA Subdivision Guidelines	1:10 (10%)		
Maximum Grade Sealed Road <sup>3</sup>		1:7 (14.3%)		
Maximum Average Grade Sealed Road		1:10 (10%)		
Minimum Inner Radius of Road Curves (m)		8.5		

**Turnaround Area Dimensions for No-through Road, Battle-axe Legs and Private Driveways <sup>4</sup>**



**Passing Bay Requirements for Battle-axe leg and Private Driveway**

When the access component length is greater than the stated maximum, passing bays are required every 200m with a minimum length of 20m and a minimum additional trafficable width of 2m (i.e. the combined trafficable width of the passing bay and constructed private driveway to be a minimum 6m).

**Emergency Access Way – Additional Requirements**

Provide a through connection to a public road, be no more than 500m in length, must be signposted and if gated, gates must be open the whole trafficable width and remain unlocked.

<sup>1</sup> To have crossfalls between 3 and 6%.

<sup>2</sup> Where driveways and battle-axe legs are not required to comply with the widths in A3.5 or A3.6, they are to comply with the Residential Design Codes and Development Control Policy 2.2 Residential Subdivision.

<sup>3</sup> Dips must have no more than a 1 in 8 (12.5% or 7.1 degree) entry and exit angle.

<sup>4</sup> The turnaround area should be within 30m of the main habitable building.





**18.2 PROPOSED ROAD NAMES FOR LOTS 2 & 3 THOMAS ROAD, ANKETELL****SUMMARY**

Saracen Developments Pty Ltd, the developer of Lots 2 & 3 Thomas Road, Anketell, has submitted details of a proposed road name for new roads being constructed as part of their development, as indicated in Attachment A. Saracen Developments Pty Ltd is now seeking Council support for the proposed road names, in order to present the road names to the Landgate. In addition, Saracen Developments Pty Ltd is seeking support for alternative road names, as shown in Attachment B.

Landgate has granted 'in principle approval' for the use of these road names, via passing preliminary validation on their 'request road name' web page. The listed alternative road names will be used as a substitute if the proposed road names are not approved by Landgate. The naming theme for the roads in this subdivision is 'Lakes of Australia'. This is a continuation of the theme in the surrounding development.

The information regarding the origin of the proposed road names is contained in Attachment B.

**OFFICER RECOMMENDATION**

**That Council approve the following road names for use within Lots 2 & 3 Thomas Road, Anketell, as shown in attachment A**

<b>Proposed Names:</b>	<b>Alternative Names:</b>
Bathurst Street	Cootapatamba Street
Amedeus Street	Illawarra Street
Galilee Street	Eacham Street
McNess Way	Elphinstone Street
Corella Street	Blanche Street
Jualbup Street	Gregory Street
Menindee Loop	Miranda Street
Thetis Way	Sleaford Street
Thomsons Lane	Monginup Way
Sandy Elbow	Cooloola Way
	Nabberu Way
	Burnside Street
	Dove Street
	Dumbleyung Street
	Orielton Street
	Mungo Street
	Tarrabool Street
	Cooroibah Loop
	Bumbunga Loop
	Euaramoo Way
	Munmorah Way
	Toolibin Way
	Anneen Lane
	Copulup Lane
	Boobera Lane
	Kogolup Elbow
	Coogee Elbow
	Walyungup Elbow

## VOTING REQUIREMENT

Simple majority

## DISCUSSION

Before the developer of a subdivision can lodge survey diagrams for clearance, all road names need to be approved and indicated on the survey diagram. The process for naming roads must adhere to the Landgate guidelines to ensure no duplication of road names occurs within the surrounding areas.

Landgate has granted 'in principle approval' for the use of these road names via passing preliminary validation on Landgate's 'request road name' web page. The naming theme for the roads in this subdivision is 'Lakes of Australia'. This theme is an extension of the existing theme in this development.

Twenty eight road names are proposed as alternative road names for use in the event that the proposed name is not approved by the Landgate formal approval process. The origin information for these road names can be found in Attachment B.

The proposed road names for Lots 2 & 3 Thomas Road, Anketell are:

<b>Proposed Names:</b>	<b>Alternative Names:</b>
Bathurst Street	Cootapatamba Street
Amedeus Street	Illawarra Street
Galilee Street	Eacham Street
McNess Way	Elphinstone Street
Corella Street Street	Blanche Street
Jualbup Street	Gregory Street
Menindee Loop	Miranda Street
Thetis Way	Sleaford Street
Thomsons Lane	Monginup Way
Sandy Elbow	Cooloola Way
	Nabberu Way
	Burnside Street
	Dove Street
	Dumbleyung Street
	Orielton Street
	Mungo Street
	Tarrabool Street
	Cooroibah Loop
	Bumbunga Loop
	Euaramoo Way
	Munmorah Way
	Toolibin Way
	Anneen Lane
	Copulup Lane
	Boobera Lane
	Kogolup Elbow
	Coogee Elbow
	Walyungup Elbow



**STRATEGIC IMPLICATIONS**

There are no strategic implications as a result of this proposal.

**SOCIAL IMPLICATIONS**

There are no social implications as a result of this proposal.

**LEGAL/POLICY IMPLICATIONS**

No legal/policy implications have been identified as a result of this report or recommendation.

**FINANCIAL/BUDGET IMPLICATIONS**

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

**ASSET MANAGEMENT IMPLICATIONS**

No asset management implications have been identified as a result of this report or recommendation.

**ENVIRONMENTAL/PUBLIC HEALTH IMPLICATIONS**

No environmental implications have been identified as a result of this report or recommendation.

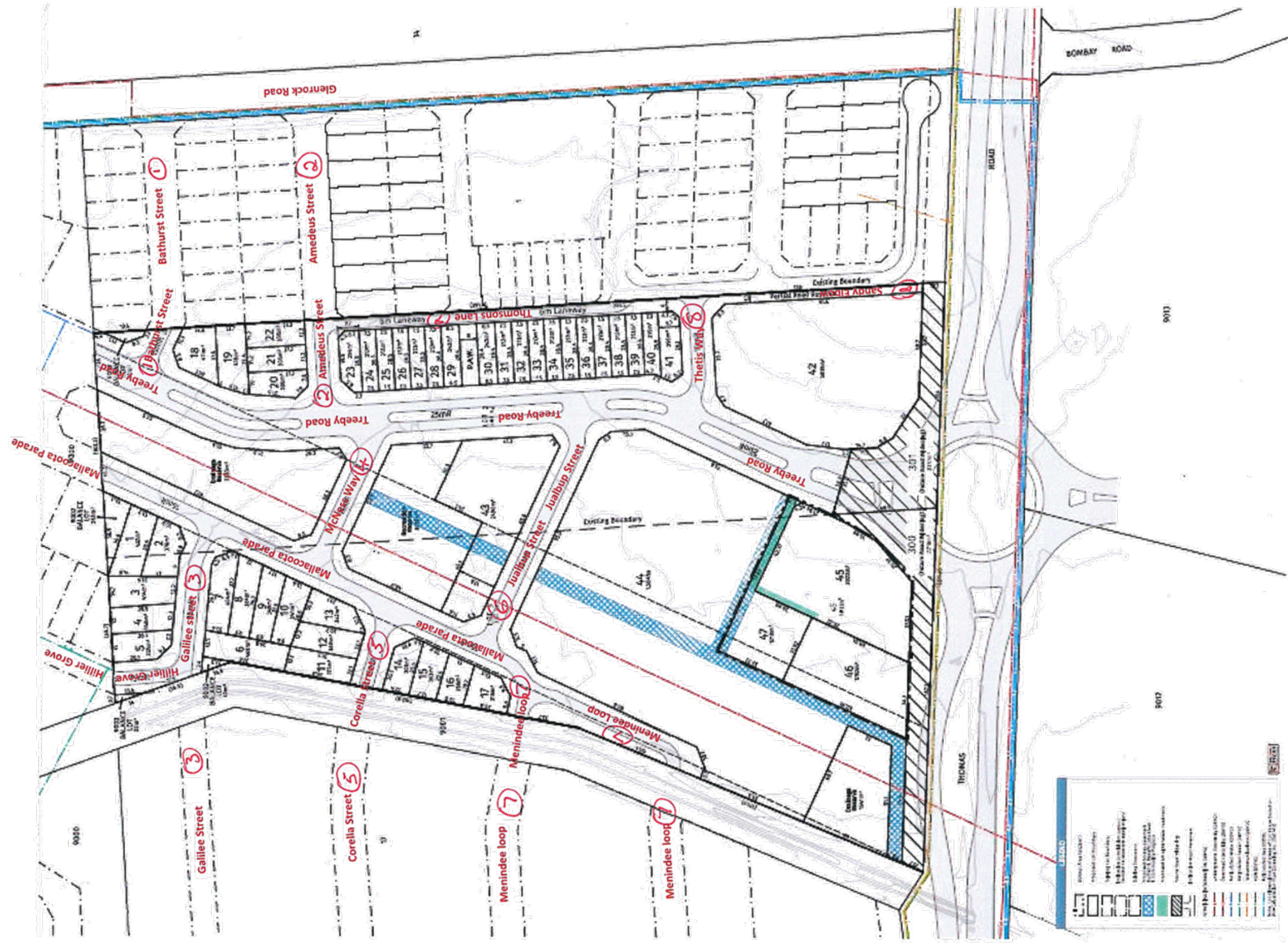
**COMMUNITY ENGAGEMENT**

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

**ATTACHMENTS**

- A. S158081 - Lots 2 & 3 Thomas Road, Anketell - Road Name Report to Council - Attachment A**
- B. S158081 - Lots 2 & 3 Thomas Road, Anketell - Road Name Report to Council - Attachment B**

ATTACHMENT A





## ATTACHMENT B

Ref: HD21617.1 Lots 811 &amp; 793 Thomas Road, South Anketell - Road Naming Submission - City of Kwinana - contact: lorraines@harleydykstra.com.au

Road Number Reference: (see attached plan)	Proposed Name	Proposed Suffix	Source of info	Background/origin/meaning/justification
1	Bathurst	Street	<a href="https://en.wikipedia.org/wiki/Lake_Bathurst_(New_South_Wales)">https://en.wikipedia.org/wiki/Lake_Bathurst_(New_South_Wales)</a>	Location of this Lake is in the Southern Tablelands NSW. This Street connects with Treeby Road and Glenrock Road. It runs in a east-west direction. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
2	Amedeus	Street	<a href="https://en.wikipedia.org/wiki/Lake_Amadeus">https://en.wikipedia.org/wiki/Lake_Amadeus</a>	Location of this Lake is in the South West of NSW. This street connects with Treeby Road and Glenrock Road. It runs in an east-west direction. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
3	Galilee	Street	<a href="https://en.wikipedia.org/wiki/Lake_Galilee_(Queensland)">https://en.wikipedia.org/wiki/Lake_Galilee_(Queensland)</a>	Location of this Lake is in the Central West of Qld. This street connects to Mallacoota Parade and will traverse westwards connecting future subdivisions within the Local Structure Plan area. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
4	McNess	Way	<a href="https://en.wikipedia.org/wiki/Loch_McNess">https://en.wikipedia.org/wiki/Loch_McNess</a>	Location of this Lake is in Yanchep WA. This small connecting road runs in an east-west direction between Mallacoota Parade and Treeby Road.
5	Corella Street	Street	<a href="https://mapcarta.com/76493034">https://mapcarta.com/76493034</a>	Location of Lake is in the NT. This street connects to Mallacoota Parade and will traverse westwards connecting future subdivisions within the Local Structure Plan area. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
6	Jualbup	Street	<a href="https://en.wikipedia.org/wiki/Jualbup_Lake">https://en.wikipedia.org/wiki/Jualbup_Lake</a>	Location of this Lake is in Shenton Park WA. This street runs in an east-west direction and connects to Mallacoota Parade and Treeby Road. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
7	Menindee	Loop	<a href="https://en.wikipedia.org/wiki/Menindee_Lakes">https://en.wikipedia.org/wiki/Menindee_Lakes</a>	Location of this Lake is in far west NSW. This is a loop road connecting with the south end of Mallacoota Parade and loops around west wards into the future subdivision areas within the Local Structure Plan area. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
8	Thetis	Way	<a href="https://en.wikipedia.org/wiki/Lake_Thetis">https://en.wikipedia.org/wiki/Lake_Thetis</a>	Location of this lake is in midwest WA. This is small road which will link through to a future neighbouring subdivision to the east. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
9	Thomsons	Lane	<a href="https://exploreparks.dbca.wa.gov.au/park/thomsons-lake-nature-reserve">https://exploreparks.dbca.wa.gov.au/park/thomsons-lake-nature-reserve</a>	Location of this Lake is in the south metropolitan area of Perth near Jandakot. This is a long laneway traversing in a north south direction between two side streets (Proposed names of side streets Amedeus & Thetis Way). Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
10	Sandy	Elbow	<a href="https://vymaps.com/AU/Sandy-Lake-229759/">https://vymaps.com/AU/Sandy-Lake-229759/</a>	Location of this lake is in Anketell WA. This is a small portion of road (behind the large lot 42) which runs in a north south direction and integrates into the the subdivision abutting to the east. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
<b>Road No.</b>	<b>Proposed Back up Names:</b>			
1. Option B	Cootapalamba	Street	<a href="https://www.google.com/search?q=cootapalamba+lookout&amp;tbm=isch&amp;rlz=1C1CH8F_en-GBAU1019AU1019&amp;hl=en-US&amp;sa=X&amp;ved=2ahUKEwif6-lmrvH9AhUkg-YKHftAw4Q3VYoAHoECAFQiw&amp;biw=1519&amp;bih=722">https://www.google.com/search?q=cootapalamba+lookout&amp;tbm=isch&amp;rlz=1C1CH8F_en-GBAU1019AU1019&amp;hl=en-US&amp;sa=X&amp;ved=2ahUKEwif6-lmrvH9AhUkg-YKHftAw4Q3VYoAHoECAFQiw&amp;biw=1519&amp;bih=722</a>	Location of Lake is in Snowy Mountains NSW. This Street connects with Treeby Road and Glenrock Road. It runs in a east-west direction. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
1. Option C	Illawarra	Street	<a href="https://www.google.com/search?q=illawarra+lake&amp;tbm=isch&amp;ved=2ahUKEwjw4jnyH9AhWfX3MBHfaiCgQ2_&amp;CgQIAAA&amp;oeq=illawarra+lake&amp;gs_lcp=CgNpbWVwQAAIFCAAAQwAqyBgaAEAgQHjGCAA">https://www.google.com/search?q=illawarra+lake&amp;tbm=isch&amp;ved=2ahUKEwjw4jnyH9AhWfX3MBHfaiCgQ2_&amp;CgQIAAA&amp;oeq=illawarra+lake&amp;gs_lcp=CgNpbWVwQAAIFCAAAQwAqyBgaAEAgQHjGCAA</a>	Location of Lake is in Coastal NSW. This Street connects with Treeby Road and Glenrock Road. It runs in a east-west direction. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
2. Option B.	Eacham	Street	<a href="https://parks.des.qld.gov.au/parks/crater-lakes/attractions/lake-eacham-day-use-area">https://parks.des.qld.gov.au/parks/crater-lakes/attractions/lake-eacham-day-use-area</a>	Location of Lake is in Atherton Tableland QLD. This street connects with Treeby Road and Glenrock Road. It runs in an east-west direction. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
2. Option C.	Elphinstone	Street	<a href="https://en.wikipedia.org/wiki/Lake_Elphinstone">https://en.wikipedia.org/wiki/Lake_Elphinstone</a>	Location of lake is in Central QLD. This street connects with Treeby Road and Glenrock Road. It runs in an east-west direction. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
2. Option D.	Blanche	Street	<a href="https://www.google.com/search?q=south+australia+blanche+lake&amp;rlz=1C1CH8F_en-GBAU1019AU1019&amp;tbm=isch&amp;ei=eeobZi6tGdKs4-EpItQvMA0&amp;ved=0ahUKEwiczayOr_H9AhV51gGHQptBdMQ4dUDCAk&amp;uact=5&amp;oeq=south+australia+blanche+lake&amp;gs_lcp=Cg1nd3Mtd2l6VwvY2F5FAMyBggAEFYQHjGCAAQk">https://www.google.com/search?q=south+australia+blanche+lake&amp;rlz=1C1CH8F_en-GBAU1019AU1019&amp;tbm=isch&amp;ei=eeobZi6tGdKs4-EpItQvMA0&amp;ved=0ahUKEwiczayOr_H9AhV51gGHQptBdMQ4dUDCAk&amp;uact=5&amp;oeq=south+australia+blanche+lake&amp;gs_lcp=Cg1nd3Mtd2l6VwvY2F5FAMyBggAEFYQHjGCAAQk</a>	Location of lake is in Central SA. This street connects with Treeby Road and Glenrock Road. It runs in an east-west direction. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
3. Option B	Gregory	Street	<a href="https://en.wikipedia.org/wiki/Lake_Gregory_(Western_Australia)">https://en.wikipedia.org/wiki/Lake_Gregory_(Western_Australia)</a>	Location of this lake is in the Kimberley WA. This street connects to Mallacoota Parade and will traverse westwards connecting future subdivisions within the Local Structure Plan area. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
3. Option C	Miranda	Street	<a href="https://www.1000birds.com/lake-miranda.htm">https://www.1000birds.com/lake-miranda.htm</a>	Location of this lake is in Kalbarri WA. This street connects to Mallacoota Parade and will traverse westwards connecting future subdivisions within the Local Structure Plan area. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
3. Option D	Sleaford	Street	<a href="https://en.wikipedia.org/wiki/Sleaford_Mere">https://en.wikipedia.org/wiki/Sleaford_Mere</a>	Location of this lake is in SA. This street connects to Mallacoota Parade and will traverse westwards connecting future subdivisions within the Local Structure Plan area. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
4. Option B	Monginup	Way	<a href="https://en.wikipedia.org/wiki/Lake_Monginup">https://en.wikipedia.org/wiki/Lake_Monginup</a>	Location of this lake is in the Goldfields WA. This small connecting road runs in an east-west direction between Mallacoota Parade and Treeby Road. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
4. Option C	Cooloola	Way	<a href="https://www.google.com/search?q=cooloola+lake&amp;rlz=1C1CH8F_en-GBAU1019AU1019&amp;oeq=cooloola+lake&amp;sa=chrome_69&amp;ved=2ahUKEwif6-lmrvH9AhUkg-YKHftAw4Q3VYoAHoECAFQiw&amp;biw=1519&amp;bih=722&amp;sourceid=chrome">https://www.google.com/search?q=cooloola+lake&amp;rlz=1C1CH8F_en-GBAU1019AU1019&amp;oeq=cooloola+lake&amp;sa=chrome_69&amp;ved=2ahUKEwif6-lmrvH9AhUkg-YKHftAw4Q3VYoAHoECAFQiw&amp;biw=1519&amp;bih=722&amp;sourceid=chrome</a>	Location of this lake is coastal QLD. This small connecting road runs in an east-west direction between Mallacoota Parade and Treeby Road. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
4. Option D	Nabberu	Way	<a href="https://en.wikipedia.org/wiki/Lake_Nabberu">https://en.wikipedia.org/wiki/Lake_Nabberu</a>	Location of this lake is in Midwest - Goldfields WA. This small connecting road runs in an east-west direction between Mallacoota Parade and Treeby Road. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
5. Option B	Burnside	Street	<a href="https://en.wikipedia.org/wiki/Lake_Burnside">https://en.wikipedia.org/wiki/Lake_Burnside</a>	Location of this lake is in the Gibson Desert WA. This street connects to Mallacoota Parade and will traverse westwards connecting future subdivisions within the Local Structure Plan area. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
5. Option C	Dove	Street	<a href="https://en.wikipedia.org/wiki/Dove_Lake_(Tasmania)">https://en.wikipedia.org/wiki/Dove_Lake_(Tasmania)</a>	Location of this lake is in TAS. This street connects to Mallacoota Parade and will traverse westwards connecting future subdivisions within the Local Structure Plan area.
5. Option D	Dumbleyung	Street	<a href="https://en.wikipedia.org/wiki/Dumbleyung_Lake">https://en.wikipedia.org/wiki/Dumbleyung_Lake</a>	Location of this lake is in Dumbleyung WA. This street connects to Mallacoota Parade and will traverse westwards connecting future subdivisions within the Local Structure Plan area. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
6. Option B	Orielton	Street	<a href="https://en.wikipedia.org/wiki/Orielton_Lagoon">https://en.wikipedia.org/wiki/Orielton_Lagoon</a>	Location of Lagoon in TAS. This street runs in an east-west direction and connects to Mallacoota Parade and Treeby Road. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
6. Option C	Mungo	Street	<a href="https://en.wikipedia.org/wiki/Lake_Mungo">https://en.wikipedia.org/wiki/Lake_Mungo</a>	Location of this lake is in far west NSW. This street runs in an east-west direction and connects to Mallacoota Parade and Treeby Road. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
6. Option D	Tarrabool	Street	<a href="https://en.wikipedia.org/wiki/Tarrabool_Lake">https://en.wikipedia.org/wiki/Tarrabool_Lake</a>	Location of this lake is in the NT. This street runs in an east-west direction and connects to Mallacoota Parade and Treeby Road.
7. Option B	Cooroibah	Loop	<a href="https://www.visitor.com/en-AU/Noosa-and-Sunshine-Coast-attractions/Lake-Cooroibah/overview/#374-a14503">https://www.visitor.com/en-AU/Noosa-and-Sunshine-Coast-attractions/Lake-Cooroibah/overview/#374-a14503</a>	Location of this lake is in QLD. This is a loop road connecting with the south end of Mallacoota Parade and loops around west wards into the future subdivision areas within the Local Structure Plan area. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north).
7. Option C	Bumbunga	Loop	<a href="https://en.wikipedia.org/wiki/Lake_Bumbunga">https://en.wikipedia.org/wiki/Lake_Bumbunga</a>	Location of this lake is in SA. This is a loop road connecting with the south end of Mallacoota Parade and loops around west wards into the future subdivision areas within the Local Structure Plan area.
8. Option B	Euaramoo	Way	<a href="https://parks.des.qld.gov.au/parks/danbulla/journeys/lake-euramoo-lookout-and-track">https://parks.des.qld.gov.au/parks/danbulla/journeys/lake-euramoo-lookout-and-track</a>	Location of this lake is in QLD. This is small road which will link through to a future neighbouring subdivision to the east. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
8. Option C	Munmorah	Way	<a href="https://en.wikipedia.org/wiki/Lake_Munmorah">https://en.wikipedia.org/wiki/Lake_Munmorah</a>	Location of this lake is in NSW. This is small road which will link through to a future neighbouring subdivision to the east. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
8. Option D	Toolibin	Way	<a href="https://exploreparks.dbca.wa.gov.au/park/toolibin-nature-reserve">https://exploreparks.dbca.wa.gov.au/park/toolibin-nature-reserve</a>	Location of this lake is in WA. This is small road which will link through to a future neighbouring subdivision to the east.
9. Option B	Anneen	Lane	<a href="https://en.wikipedia.org/wiki/Lake_Anneen">https://en.wikipedia.org/wiki/Lake_Anneen</a>	Location of this Lake is in Mid West WA. This is a long laneway traversing in a north south direction between two side streets (Proposed names of side streets Amedeus & Thetis Way). Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
9. Option C	Copulup	Lane	<a href="http://wikimapia.org/11159294/Copulup-Lake">http://wikimapia.org/11159294/Copulup-Lake</a>	Location of this lake is in WA. This is a long laneway traversing in a north south direction between two side streets (Proposed names of side streets Amedeus & Thetis Way). Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
9. Option D	Boobera	Lane	<a href="https://en.wikipedia.org/wiki/Boobera_Lagoon">https://en.wikipedia.org/wiki/Boobera_Lagoon</a>	Location of this lake is in NSW. This is a long laneway traversing in a north south direction between two side streets (Proposed names of side streets Amedeus & Thetis Way). Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
10. Option B	Kogolup	Elbow	<a href="https://exploreparks.dbca.wa.gov.au/site/kogolup-and-branch-circus">https://exploreparks.dbca.wa.gov.au/site/kogolup-and-branch-circus</a>	Location (Jandakot) WA. This is a small portion of road (behind the large lot 42) which runs in a north south direction and integrates into the the subdivision abutting to the east. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
10. Option c	Coogee	Elbow	<a href="https://en.wikipedia.org/wiki/Lake_Coogee,_Western_Australia">https://en.wikipedia.org/wiki/Lake_Coogee,_Western_Australia</a>	Location (Munster/5th Coogee) WA. This is a small portion of road (behind the large lot 42) which runs in a north south direction and integrates into the the subdivision abutting to the east. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)
10. Option D	Walylungup	Elbow	<a href="https://en.wikipedia.org/wiki/Lake_Walylungup">https://en.wikipedia.org/wiki/Lake_Walylungup</a>	Location (Warnbro) WA. This is a small portion of road (behind the large lot 42) which runs in a north south direction and integrates into the the subdivision abutting to the east. Continues Australian Lake Theme of the immediate area (i.e, surrounding subdivisions to the north)



**19 REPORTS – CIVIC LEADERSHIP****19.1 ACCOUNTS FOR PAYMENT FOR THE MONTH ENDED 31 MARCH 2023****SUMMARY**

The purpose of this report is to present to Council a list of accounts paid under delegated authority for the month ended 31 March 2023, as required by the *Local Government (Financial Management) Regulations 1996*.

**OFFICER RECOMMENDATION**

**That Council:**

- 1. Accepts the list of accounts, totalling \$7,665,848.78, paid under delegated authority in accordance with Regulation 13(1) of the *Local Government (Financial Management) Regulations 1996* for the period ended 31 March 2023, as detailed at Attachment A.**
- 2. Accepts the detailed transaction listing of credit card expenditure paid for the period ended 31 March 2023, as detailed at Attachment B.**

**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 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.

<b>Payment Type</b>	<b>Amount (\$)</b>
Automatic Payment Deductions *	\$ 24,648.50
Cheque Payments	\$ 493.30
EFT Payments	\$ 6,190,039.78
Payroll Payments	\$ 1,450,667.20
<b>Total Attachment A</b>	<b>\$ 7,665,848.78</b>

\*Automatic Payment deductions includes a payment of \$22,920.00 for credit card payments. A detailed transaction listing of credit card expenditure paid for the period ended 31 March 2023 is included at Attachment B.

Attachment A includes a detailed listing of March 2023 payment made per payment run and includes a short description of the payment.

## STRATEGIC IMPLICATIONS

This proposal will support the achievement of the following outcome/s and objective/s detailed in the Strategic Community Plan and Corporate Business Plan.

Strategic Community Plan			
Outcome	Strategic Objective	Action in CBP (if applicable)	How does this proposal achieve the outcomes and strategic objectives?
5 – Visionary leadership dedicated to acting for its community	5.1 – Model accountable and ethical governance, strengthening trust with the community	N/A – There is no specific action in the CBP, yet this report will help achieve the indicated outcomes and strategic objectives	Transparent reporting of financial information

## SOCIAL IMPLICATIONS

There are no social implications as a result of this proposal.

## 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.*
- (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 sub-regulation (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**

All expenditure included in the list of payments is in accordance with City's annual budget.

### **ASSET MANAGEMENT IMPLICATIONS**

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

### **ENVIRONMENTAL/PUBLIC HEALTH IMPLICATIONS**

There are no implications on any determinants of health as a result of this report.

### **COMMUNITY ENGAGEMENT**

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

### **ATTACHMENTS**

- A. Payment Listing Summary March 2023**
- B. Credit Card Transaction Report March 2023**

## Payment Listing

Payments made between 01-Mar-2023 and 31-Mar-2023



Creditor No	Payee	Description	Amount
<b>Cheques</b>			
<b>Cheques 30-Mar-2023</b>			
10537	City Of Kwinana - Pay Cash	Petty Cash Reimbursement	493.30
<b>Total Cheques</b>			<b>493.30</b>
<b>EFT</b>			
<b>EFT 02-Mar-2023</b>			
11927	Fiona Jayne Grieves	Staff Reimbursement	242.79
11904	Paul Michael Lucas	City of Kwinana Christmas Saver	633.75
10680	AAA Blinds Port Kennedy	Facility Maintenance	416.00
10368	AAA Windscreens & Tinting	Plant Repairs and Maintenance	88.00
10369	Absolute Painting Services	Painting Contractor	1,694.00
10735	AC Cooling Services	Airconditioning/Refrigeration Maintenance	220.00
10272	Agrimate Fencing	Fencing maintenance	1,837.00
11355	Australian HVAC Services Pty Ltd	Airconditioning/Refrigeration Maintenance	1,277.25
10668	Baldivis Water (Poly Pipe Traders)	Reticulation Parts & Repairs	4,764.88
10597	Beaver Tree Services Aust Pty Ltd	Tree Pruning/Removal/Clearance/Watering	52,891.68
10750	BGC (Australia) Pty Ltd	Roadworks/upgrades/asphalt	422.18
10450	Blackwoods Pty Ltd	Safety Clothing/Equipment/Uniforms	372.53
10713	Bladon WA Pty Ltd	Event expenses	548.24
10418	BullAnt Security Pty	Locksmith Services	225.50
10400	Bunnings Building Supplies	Hardware	1,619.70
11990	Cameron Chisholm Nicol	Professional Fees	1,056.00
11025	Charles Service Company	Cleaning Services	6,772.33
80080	Christopher Wells	Staff Reimbursement	74.98
10415	Civica Pty Ltd	Software Maintenance and Professional Fees	330.00
10704	Commercial Aquatics Australia	Recreatic Expenses	1,721.50
11003	Compac Marketing Australia	Signage	5,497.80
10761	Complete Office Supplies Pty Ltd	Stationery	111.61
11251	Cyclus Australia	Labour/Personnel Hire	303.60
10740	Data #3 Limited	User Licenses	8,797.90
11056	Daytone Printing Pty Ltd	Printing/Graphic Design Expenses	827.20
11498	Dell Financial Services Pty Ltd	Computer Hardware - Rental for Jan - Mar 23	34,802.42
11252	DNR Contracting Pty Ltd	Roadworks/upgrades/asphalt	3,838.56
10649	Downer EDI Works Pty Ltd	Roadworks/upgrades/asphalt	68,560.46
11246	Dowsing Group Pty Ltd	Roadworks/upgrades/asphalt	12,059.63
10302	Dr Michael Lee	Professional Fees	440.00
10870	Elxacom	Electrical Services	6,711.65
10692	Envirocare Systems Pty Ltd	Plumbing Services	341.00
10214	Feed the Tiger Pty Ltd (Mackay)	Professional Fees	4,125.00
10437	Fire & Emergency Services, Dept of	Emergency Services Levy	35,995.79
10972	Fire And Safety Australia Pty Ltd	Fire Equipment/Service	1,250.00
10931	Flex Industries Pty Ltd	Plant Repairs and Maintenance	449.68
10286	Foote and Flame Pty Ltd	Performers/Entertainment	446.00
11012	Fridgair Industries Pty Ltd	Airconditioning/Refrigeration Maintenance	165.00
11680	Galaxy 42 Pty Ltd (Attura)	Labour/Personnel Hire	13,846.25
10222	Gasian Tembo (Sypha Photography)	Photography/Videography	700.00
10582	Hames Sharley Pty Ltd	SAT Hearing Auto Masters Site	15,620.00
10444	Harmony Software	Subscriptions	140.00
10691	HECS Fire	Fire Equipment/Service	429.00
10273	Hesperian Press	Books/CDs/DVDs	113.25
10666	Hudson Global Resources (Aust) Pty Ltd	Labour/Personnel Hire	4,334.72
11235	Hydroquip Pumps	Bore Drilling/Maintenance	13,948.00
10855	Imagesource Digital Solutions	Printing/Graphic Design Expenses	3,440.80
10449	Institute Of Public Works Engineering Australia (WA)	Conference/professional development	10,905.00
10879	Isentia Pty Limited	Advertising/Marketing Expenses	864.88
11284	Ive Distribution Pty Ltd	Advertising/Marketing Expenses	677.47
10119	Jackson Asphalt	Roadworks/upgrades/asphalt	726.00
10453	K Mart	Event expenses	189.00
11015	Kearns Garden Supplies	Hardware	404.65
10457	Koorliny Arts Centre	Kwinana Business Breakfast	325.00
10427	Landgate	Title Searches/Valuations	1,688.01
10731	LD Total	Maintenance of Streetscapes/Landscapes	21,401.46
11787	LG Assist ANZ Pty Ltd	Professional Fees	4,950.00
10011	Lo-Go Appointments	Labour/Personnel Hire	9,758.36
11313	Mackie Plumbing and Gas Pty Ltd	Plumbing Services	9,095.93
10265	Maisey Event Hire	Event expenses	1,109.25
10813	Master Lock Service	Locksmith Services	400.00
11186	McGees Property	Title Searches/Valuations	1,925.00
10268	Mess Makers Pty Ltd	Community Workshops/Facilitation	875.00
10295	Michael Ryan Sweet	Community Workshops/Facilitation	195.00
10717	MRP General Pest/Termite Division 43 07	Pest Control	872.41
11024	Natsales Advertising Pty Ltd	Advertising/Marketing Expenses	193.00
11817	Netsight Consulting Pty Ltd ATF	Subscriptions	1,157.20
11197	Netstar Australia Pty Ltd	Subscriptions	262.68
11747	Newground Water Services Pty Ltd	Reticulation Parts & Repairs	605.00
12099	Oracle Customer Management Solutions	After hour call service	1,573.81
11209	Outback Handyman	Facility Maintenance	1,199.00
10284	Outdoor Cameras Australia	Environmental and Health	1,789.20
10608	Perth Region NRM Inc	Environmental and Health - Partnership Agreement	22,000.00
10852	Plants & Garden Rentals	Gardening - Plants/Supplies	215.60
11225	Pool Robotics Perth	Recreatic Expenses	2,486.95
10490	Port Printing Works	Printing/Graphic Design Expenses	126.50
10324	PowerPlay Karting & Games Bibra Lake	Recreatic Expenses	500.00
10605	Prestige Catering & Event Hire	Catering	489.00
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## Payment Listing

Payments made between 01-Mar-2023 and 31-Mar-2023



Creditor No	Payee	Description	Amount
12000	Procurement Australia Ltd	Computer Hardware	756.90
10858	ProFlo	Cleaning Services	580.00
11175	QTM Pty Ltd	Traffic Management- various sites	56,579.34
11290	Red Oxygen Pty Ltd	Software Maintenance and Professional Fees	45.32
11293	Repco (GPC Asia Pacific)	Plant Repairs and Maintenance	67.10
11158	Retech Rubber	Playground and Parks Equipment/Inspections/Repairs	1,232.00
11670	Robinsons Welding Solutions	Welding Equipment/Supplies	3,978.78
10171	Rockingham Fleet & Mechanical Services	Plant Repairs and Maintenance	429.00
11154	Rockingham Toyota	Fleet purchase	42,714.22
10503	Royal Life Saving Society	Recquatic Expenses	924.35
10505	Satellite Security Services	Security Services	3,215.30
10710	Schweppes Australia Pty Ltd	Recquatic Expenses	899.07
10509	Shane McMaster Surveys	Survey Expenses	1,100.00
10627	Sigma Chemicals	Recquatic Expenses	242.44
10068	SMW&C	Professional Fees	4,510.00
10520	St John Ambulance Australia (WA) Inc	Employee Training/professional development	3,560.00
10941	Starbucks Flooring	Flooring- various sites	4,450.00
10442	StrataGreen	Maintenance of Streetscapes/Landscapes	485.50
10590	Subway Kwinana	Catering	112.00
11146	Summers Consulting	Pest Control	3,861.00
99999	Sundry EFT	Sundry EFT	1,144.35
11981	Sydney Tools Pty Ltd	Tools/Tool Repairs	1,313.05
10600	Synergy	Utilities	21,929.19
10526	Telstra Limited	Phone/Internet expenses	180.20
10292	Tetra Tech Coffey Pty Ltd	Clearances for Summerton Road	8,750.50
10954	The Green Barista Coffee	Catering	100.00
10019	The Local Farmers Market	Community Engagement	385.00
12100	Thuroona Services Pty Ltd	Summerton Road Asbestos containment	43,802.00
80061	Tom Ody	Staff Reimbursement	343.00
11226	Turfcare WA Pty Ltd	Turf Maintenance	849.54
10299	Two Cent Professionals Pty Ltd	Event expenses	1,250.00
10599	Veolia - Recycling and Recovery Perth	Waste removal/services/fees	386,432.41
10550	Waste Stream Management Pty Ltd	Waste removal/services/fees	132.00
10551	Water Corporation of Western Australia	Utilities	9,294.67
10774	Website Weed & Pest (WA) Pty Ltd	Weed Control	15,289.12
10548	Western Australian Local Government Association	Employee Training/professional development	638.00
11149	Wheelie Clean	Cleaning Services	636.90
10640	Wilson Security Pty Ltd	Security Services	971.73
10422	Winc Australia Pty Ltd	Stationery	88.83
11605	Woolworths Group Open Pay	Groceries	997.95
11167	Workpower Incorporated	Maintenance of Streetscapes/Landscapes	7,811.98
<b>EFT 09-Mar-2023</b>			
11650	AK Food Services WA Pty Ltd	Event expenses	20.00
10378	Alinta Gas	Utilities	87.00
10678	Arbor Logic	Maintenance of Streetscapes/Landscapes	1,127.50
11595	Asbestos Masters WA	Waste removal/services/fees	2,090.00
10385	Australia Post Agency Commission	Postage	564.18
11355	Australian HVAC Services Pty Ltd	Airconditioning/Refrigeration Maintenance	3,238.14
10376	Australian Institute of Building Surveyors	Employee Training/professional development	920.00
10004	Australian Services Union	Union Membership	198.12
10001	Australian Taxation Office	PAYG tax	218,032.00
10597	Beaver Tree Services Aust Pty Ltd	Tree Pruning/Removal/Clearance/Watering	8,369.38
10450	Blackwoods Pty Ltd	Safety Clothing/Equipment/Uniforms	493.84
11277	Bliss Momos Cafe & Restaurant Pty Ltd	Catering	300.00
10655	Bolinda Publishing Pty Ltd	Books/CDs/DVDs	2,668.50
10400	Bunnings Building Supplies	Hardware	1,058.55
11312	Burson Automotive Pty Ltd	Plant Repairs and Maintenance	327.80
11104	Business Base	Office Furniture	8,498.00
10485	Canon Production Printing Australia	Photocopy Expenses	311.85
10407	Challenge Chemicals Australia	Recquatic Expenses	184.65
11025	Charles Service Company	Cleaning Services	165.00
10005	Child Support Agency	Child Support Agency Payments	644.63
80081	Chloe George	Staff Reimbursement	59.93
10006	City of Kwinana - Xmas fund	City of Kwinana Christmas Saver	6,630.00
10414	City of Rockingham	Waste removal/services/fees	14,766.84
10148	Club Fed Pty Ltd	Community Workshops/Facilitation	2,280.00
10585	Coles Group & Myer	Vouchers/gift cards	3,414.85
11659	Coterra Environment	Wellard Spring Survey and NVCP Proposal	5,500.00
10649	Downer EDI Works Pty Ltd	Roadworks/upgrades/asphalt - various	780,039.01
11246	Dowsing Group Pty Ltd	Roadworks/upgrades/asphalt	15,834.04
10698	Eclipse Soils Pty Ltd	Sand/soil	3,574.56
10793	Eco Resources Pty Ltd	Waste removal/services/fees	1,633.72
10870	Elxacom	Electrical Services	254.06
10317	Emily Kate Cole	Community Workshops/Facilitation	250.00
10978	Envirosweep	Maintenance of Streetscapes/Landscapes	1,246.62
10743	Fence Hire WA	Event expenses	550.00
10321	Forpark Australia	Playground and Parks Equipment/Inspections/Repairs	34,804.00
10607	GlobalX Information Services Pty Ltd (Dye & Durham)	Provision of Consulting Services	34.85
10315	Governance Institute of Australia Ltd	Employee Training/professional development	3,375.00
10945	GreenLite Electrical Contractors Pty Ltd	Bore Drilling/Maintenance	2,453.04
10007	Health Insurance Fund of WA (HIF)	Health Insurance Fund of WA (HIF)	765.95
10446	Heatley Sales Pty Ltd	Safety Clothing/Equipment/Uniforms	611.29
10666	Hudson Global Resources (Aust) Pty Ltd	Labour/Personnel Hire	10,731.75
10855	Imagesource Digital Solutions	Printing/Graphic Design Expenses	2,502.50
10621	Ixon Operations Pty Ltd	Recquatic Expenses	1,168.93
10753	Jaycar Pty Ltd	Plant Repairs and Maintenance	299.25
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## Payment Listing

Payments made between 01-Mar-2023 and 31-Mar-2023



Creditor No	Payee	Description	Amount
80065	Jessica Farmer	Staff Reimbursement	55.00
12052	Joan Amelia Scott	Tenure refund for the sale of villa 29	239,546.23
10453	K Mart	Event expenses	58.90
10571	Kyocera Document Solutions Australia Pty Ltd	Photocopy Expenses	1,803.11
10427	Landgate	Title Searches/Valuations	11,346.64
10731	LD Total	Maintenance of Streetscapes/Landscapes	144,508.31
10003	LGRCEU	Union Membership	461.17
10314	Linkedin Singapore Pte Ltd	Advertising/Marketing Expenses	6,534.00
10602	Lock Joint Australia	Roadworks/upgrades/asphalt	1,655.50
10011	Lo-Go Appointments	Labour/Personnel Hire	3,339.82
11313	Mackie Plumbing and Gas Pty Ltd	Plumbing Services	4,528.01
10671	Marketforce Pty Ltd	Advertising/Marketing Expenses	4,110.38
10813	Master Lock Service	Locksmith Services	780.00
10367	Maxxia Pty Ltd	Novated Leases	2,749.05
10249	McDowall Affleck Pty Ltd	Engineering Design Works	9,900.00
11013	McLeods Barrister & Solicitors	Legal Expenses	6,682.20
10329	Micheline Lawson Catering	Catering	1,196.15
11711	Mills Oakley	Professional Fees	3,300.00
10639	Natural Area Consulting Management	Drainage Maintenance	3,960.00
11522	Palm Lakes Garden and Landscape Services	Maintenance of Streetscapes/Landscapes	5,225.00
10858	ProFlo	Cleaning Services	2,149.99
11175	QTM Pty Ltd	Traffic Management	41,685.28
10241	Quake Property Services Pty Ltd	Cleaning Services	979.00
10904	Quantum Building Services	Facility Maintenance	8,052.00
11846	Reads West Coast Maintenance Pty Ltd	Facility Maintenance	2,556.80
10769	Remida Perth Inc	Community Workshops/Facilitation	395.00
10499	Ridleys Towing & Transport	Incursions/Excursions	190.00
11221	Ritz Party Hire	Event expenses	146.00
10389	Rubek Automatic Doors	Facility Maintenance	506.00
11135	Shred-X Pty Ltd	Records Storage/Retrieval	66.40
11230	SoCo Studios (Travis Hayto)	Photography/Videography	693.00
11148	Southern Quicksapes	Maintenance of Streetscapes/Landscapes	21,448.54
10520	St John Ambulance Australia (WA) Inc	Employee Training/professional development	1,872.00
10115	Stiles Electrical & Communications Svs	Electrical Services	5,809.43
99999	Sundry EFT	Sundry EFT	2,605.53
10207	Surefire Protection P/L	Fire Equipment/Service	3,019.50
11981	Sydney Tools Pty Ltd	Tools/Tool Repairs	507.60
10600	Synergy	Utilities	6,827.19
11021	TenderLink	Advertising/Marketing Expenses	646.80
10532	Toil Transport Pty Ltd	Courier Service/transportation/removalist	151.20
10789	Vinci Gravel Supplies Pty Ltd	Maintenance of Streetscapes/Landscapes	7,317.75
11274	WA Carmax Pty Ltd (Bergmans)	Fuel, Oil, Additives	495.00
10774	Website Weed & Pest (WA) Pty Ltd	Weed Control	82.12
10554	Westbooks	Books/CDs/DVDs	892.20
10556	Western Irrigation Pty Ltd	Reticulation Parts & Repairs	1,484.73
11718	Whereabouts Skateboarding	Community Workshops/Facilitation	800.00
11605	Woolworths Group Open Pay	Groceries	944.87
11544	Wrong Fuel Rescue Pty Ltd	Fleet management	618.31
10561	Wurth Australia Pty Ltd	Tools/Tool Repairs	1,030.40
<b>EFT 13-Mar-2023</b>			
10008	SuperChoice	Superannuation contribution	262,736.66
<b>EFT 16-Mar-2023</b>			
11879	Emma Louise Vaughan-Williams	Staff Reimbursement	71.64
11949	Jade Louise McCallum	Staff Reimbursement	35.98
11874	Willem Barend De Klerk	Staff Reimbursement	89.55
10046	3 Monkeys Audiovisual	Recquatic Expenses	1,188.00
11525	A & P Advisory	Advisory fee - Audit and Risk Committee	825.00
10680	AAA Blinds Port Kennedy	Facility Maintenance	150.00
10368	AAA Windcreens & Tinting	Plant Repairs and Maintenance	88.00
10735	AC Cooling Services	Airconditioning/Refrigeration Maintenance	2,583.90
10272	Agrimate Fencing	Fencing maintenance	1,441.00
11650	AK Food Services WA Pty Ltd	Event expenses	325.00
80015	Alexi Peacock	Staff Reimbursement	62.30
10266	All Play Equipment Australia	Playground and Parks Equipment/Inspections/Repairs	162.80
11797	Allways Property Maintenance	Facility Maintenance	3,465.00
10848	ALSCO Pty Ltd	Linen hire	73.06
10049	Anna Kelly	Performers/Entertainment	938.72
10290	Arbor Carbon Pty Ltd	Maintenance of Streetscapes/Landscapes	14,602.50
11355	Australian HVAC Services Pty Ltd	Airconditioning/Refrigeration Maintenance	4,564.37
10338	Australian Institute Of Management WA (Membership)	Membership Fee	550.00
11010	Baldivis Transport Pty Ltd	Courier Service/transportation/removalist	175.00
10597	Beaver Tree Services Aust Pty Ltd	Tree Pruning/Removal/Clearance/Watering	27,766.26
10750	BGC (Australia) Pty Ltd	Roadworks/upgrades/asphalt	422.18
10450	Blackwoods Pty Ltd	Safety Clothing/Equipment/Uniforms	1,121.00
10713	Bladon WA Pty Ltd	Event expenses	4,063.40
10418	BullAnt Security Pty	Locksmith Services	2,732.45
11552	Bulletproof Civil Pty Ltd	Building construction	9,455.24
10400	Bunnings Building Supplies	Hardware	1,113.31
11312	Burson Automotive Pty Ltd	Plant Repairs and Maintenance	82.30
10404	Cannon Hygiene Australia Pty Ltd	Cleaning Services	2,079.14
11485	Carlisle Events Hire Pty Ltd	Alcoa Children's Fest event expense	10,987.90
10371	Carol Elizabeth Adams	Reimbursement for expenses March 23	705.00
11640	Carpet Court Rockingham	Business Incubator flooring replacement	12,880.00
11025	Charles Service Company	Cleaning Services	661.50
11669	Chemist Warehouse	Environmental and Health	399.50

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## Payment Listing

Payments made between 01-Mar-2023 and 31-Mar-2023



Creditor No	Payee	Description	Amount
10730	Cleverpatch Pty Ltd	Books/CDs/DVDs	497.40
11077	Coastal Vegetation Management	Maintenance of Streetscapes/Landscapes	16,374.44
10419	Coastline Mowers	Mower Parts & Repairs	156.00
10175	Commercial Systems Aus P/L	Bike track furniture	15,813.60
12092	Creative Communities	Wellard Village Seven (7) Day Makeover	66,660.00
80038	David Boccuzzi	Staff Reimbursement	353.40
10649	Downer EDI Works Pty Ltd	Roadworks/upgrades/asphalt	46,190.22
10793	Eco Resources Pty Ltd	Waste removal/services/fees	417.12
10870	Elxacom	Electrical Services	7,666.16
10158	Enchanted Characters Pty Ltd	Performers/Entertainment	1,562.00
10580	Environmental Health Association (WA) Inc	Employee Training/professional development	350.00
10978	Envirosweep	Maintenance of Streetscapes/Landscapes	4,419.42
10566	Ergolink	Computer Hardware	1,078.35
10931	Flex Industries Pty Ltd	Plant Repairs and Maintenance	148.76
10662	Freestyle Now	Community Workshops/Facilitation	990.00
10940	Frontline Fire and Rescue Equipment	Safety Clothing/Equipment/Uniforms	385.00
10124	Good Samaritan Industries	Event expenses	61.60
10441	Green Skills Inc / Ecojobs Environmental Personnel	Labour/Personnel Hire	7,760.66
10945	GreenLite Electrical Contractors Pty Ltd	Bore Drilling/Maintenance	296.45
11040	Gymcare	Recquatic Expenses	255.42
10223	Haz Solutions	Waste removal/services/fees	3,889.88
10666	Hudson Global Resources (Aust) Pty Ltd	Labour/Personnel Hire	4,403.52
10119	Jackson Asphalt	Roadworks/upgrades/asphalt	24,247.85
11015	Kearns Garden Supplies	Hardware	99.37
11218	Kleenheat	Utilities	7,145.45
10694	KLMedia Pty Ltd	Books/CDs/DVDs	445.93
10460	Kwinana Heritage Group	Operating subsidy/expenses	2,500.00
10427	Landgate	Title Searches/Valuations	286.48
11006	Landscape and Maintenance Solutions	Mowing and Pruning	28,245.50
10468	Les Mills Australia (Lesmills)	Recquatic Expenses	1,431.88
11656	Lessen with Peg - Rethink Waste	Community Workshops/Facilitation	4,500.00
11784	LG Hub	Subscriptions	15,395.60
10011	Lo-Go Appointments	Labour/Personnel Hire	11,841.94
11313	Mackie Plumbing and Gas Pty Ltd	Plumbing Services	2,828.35
10813	Master Lock Service	Locksmith Services	1,163.00
11147	MetroCert Building Approvals	Event expenses	605.00
10717	MRP General Pest/Termite Division 43 07	Pest Control	404.00
10639	Natural Area Consulting Management	Drainage Maintenance	3,960.00
11817	Netsight Consulting Pty Ltd ATF	Subscriptions	2,626.80
11245	One 20 Productions and Phase 1 Audio	Photography/Videography	3,548.05
11393	Onpoint Strategy & Donna Bates Strategic Consultant	Provision of Consulting Services	3,300.00
10149	Our Community Pty Ltd	Community Workshops/Facilitation	350.00
10486	Paint Industries	Facility Maintenance	1,128.60
11035	People Solutions Australasia Pty Ltd	Human Resources/Payroll	1,006.50
10490	Port Printing Works	Printing/Graphic Design Expenses	235.40
11315	Premier & Cabinet Department of	Legal Expenses	187.20
10605	Prestige Catering & Event Hire	Catering	1,630.00
11175	QTM Pty Ltd	Traffic Management	30,929.22
10497	Red Sand Supplies Pty Ltd	Sand/soil	451.00
11293	Repco (GPC Asia Pacific)	Plant Repairs and Maintenance	104.50
11158	Retech Rubber	Playground and Parks Equipment/Inspections/Repairs	357.50
10171	Rockingham Fleet & Mechanical Services	Plant Repairs and Maintenance	1,908.50
11154	Rockingham Toyota	Fleet purchase	43,188.41
10505	Satellite Security Services	Security Services	72,319.28
10508	Seek Limited	Staff Recruitment Advertising	2,405.70
10627	Sigma Chemicals	Recquatic Expenses	943.25
10491	Sonic Health Plus	Medical Examinations	1,503.70
10520	St John Ambulance Australia (WA) Inc	Employee Training/professional development	128.00
10595	Sterlings Office National	Office Furniture	340.00
10746	Stonehenge Ceramics	Facility Maintenance	2,058.00
10442	StrataGreen	Maintenance of Streetscapes/Landscapes	612.46
10590	Subway Kwinana	Catering	515.00
99999	Sundry EFT	Sundry EFT	3,064.02
10029	Sweet Apple Lane	Catering	125.00
11981	Sydney Tools Pty Ltd	Tools/Tool Repairs	388.00
10600	Synergy	Utilities	205,521.43
10526	Telstra Limited	Phone/Internet expenses	8,825.59
10017	Tender Soundz Entertainer	Performers/Entertainment	100.00
10528	The Good Guys	Electrical Goods	199.00
10341	The Jungle Body With Emma-Bree	Community Workshops/Facilitation	2,400.00
10959	The Smart Security Company P/L	Security Services	681.30
11733	The Well Tavern & Bistro	Catering	320.00
10336	Thomas Saunders	Community Engagement	180.00
10957	Total Tools Rockingham	Tools/Tool Repairs	49.00
10535	T-Quip	Plant Repairs and Maintenance	243.25
11226	Turfcare WA Pty Ltd	Turf Maintenance	7,993.19
10299	Two Cent Professionals Pty Ltd	Event expenses	1,250.00
10340	Two Way Hire and Sales	Event expenses	330.00
11274	WA Carmax Pty Ltd (Bergmans)	Fuel, Oil, Additives	205.34
10545	WA Limestone Co	Maintenance of Streetscapes/Landscapes	5,696.59
10550	Waste Stream Management Pty Ltd	Waste removal/services/fees	396.00
10551	Water Corporation of Western Australia	Utilities	1,971.35
11718	Whereabouts Skateboarding	Community Workshops/Facilitation	800.00
10422	Winc Australia Pty Ltd	Stationery	246.85
10072	Woolworths Group Online	Groceries	665.45
11605	Woolworths Group Open Pay	Groceries	1,430.41

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## Payment Listing

Payments made between 01-Mar-2023 and 31-Mar-2023



Creditor No	Payee	Description	Amount
10610	ZircoData Pty Ltd	Records Storage/Retrieval	946.45
<b>EFT 24-Mar-2023</b>			
11899	Nicki Marree Tollarzo	Staff Reimbursement	67.00
11943	Nicole Leanne Chatham	Staff Reimbursement	41.25
11863	Susan Reeve	Staff Reimbursement	199.88
80054	Aaron McClellan	Staff Reimbursement	46.85
10369	Absolute Painting Services	Painting Contractor	4,092.00
10846	Adventure 4 x 4 Pty Ltd	Hardware	627.00
10272	Agrimate Fencing	Fencing maintenance	5,051.20
11017	Air Liquide Australia	Recquatic Expenses	50.56
11650	AK Food Services WA Pty Ltd	Event expenses	815.00
11746	All Lines	Line marking	1,265.00
10093	Allstate Kerbing and Concrete	Kerbing Contractor	40,478.25
11797	Allways Property Maintenance	Facility Maintenance	23,188.00
10290	Arbor Carbon Pty Ltd	Maintenance of Streetscapes/Landscapes	11,983.40
10678	Arbor Logic	Maintenance of Streetscapes/Landscapes	1,518.00
11066	Australasian Events Pty Ltd (Ace Security)	Security Services	467.50
11355	Australian HVAC Services Pty Ltd	Airconditioning/Refrigeration Maintenance	6,701.64
10376	Australian Institute of Building Surveyors	Employee Training/professional development	3,235.00
10004	Australian Services Union	Union Membership	174.82
10353	Australian Swim Schools Association LTD.	Recquatic Expenses	549.00
10001	Australian Taxation Office	PAYG tax	229,823.00
11633	Auto Pro-Dent	Plant Repairs and Maintenance	192.50
10668	Baldivis Water (Poly Pipe Traders)	Reticulation Parts & Repairs	4,671.55
11150	Bay Concrete Grinding	Roadworks/upgrades/asphalt	2,646.87
10597	Beaver Tree Services Aust Pty Ltd	Tree Pruning/Removal/Clearance/Watering	20,286.83
11268	Biffa Mini Bins	Waste removal/services/fees	575.00
10450	Blackwoods Pty Ltd	Safety Clothing/Equipment/Uniforms	2,098.97
10655	Bolinda Publishing Pty Ltd	Books/CDs/DVDs	1,023.65
10397	Bristol Cleaning Services	Cleaning Services	420.00
10418	BullAnt Security Pty	Locksmith Services	882.65
11484	Bullet Signs and Print	Printing/Graphic Design Expenses	220.00
10400	Bunnings Building Supplies	Hardware	420.95
11312	Burson Automotive Pty Ltd	Plant Repairs and Maintenance	4,571.06
11485	Carlisle Events Hire Pty Ltd	Event expenses	10,987.90
10170	Cassie Anne Lynch	Performers/Entertainment	250.00
10805	Centrecare	Human Resources/Payroll	2,733.50
10408	Challenger Ford	Fleet purchase	54,131.02
11025	Charles Service Company	Cleaning Services	92.14
10005	Child Support Agency	Child Support Agency Payments	597.87
10006	City of Kwinana - Xmas fund	City of Kwinana Christmas Saver	6,630.00
10414	City of Rockingham	Waste removal/services/fees	12,286.34
10419	Coastline Mowers	Mower Parts & Repairs	3,183.55
10704	Commercial Aquatics Australia	Recquatic Expenses	2,458.50
10761	Complete Office Supplies Pty Ltd	Stationery	109.05
10062	Construction Training Fund	Building and Construction Industry Training Fund	20,355.23
11659	Coterra Environment	Environmental and Health	2,525.88
10335	Creative Marquees	Event expenses	3,239.50
11610	D&M Waste Management	Waste removal/services/fees	49,058.81
10675	Daniels Printing Craftsmen	Printing/Graphic Design Expenses	1,309.00
11056	Daytone Printing Pty Ltd	Printing/Graphic Design Expenses	814.00
11014	Department of Mines, Industry Regulation and Safety (DMIRS)	Building and Energy - Building Services Levy	27,471.74
11082	Department of Planning, Lands and Heritage	Planning and Building Fees	21,207.00
10426	Department of Transport	Vehicle Ownership Searches	20.50
10773	Display Me	Signage	1,958.26
11252	DNR Contracting Pty Ltd	Roadworks/upgrades/asphalt	11,753.94
10168	Easifleet	Novated Leases	13,254.46
10793	Eco Resources Pty Ltd	Waste removal/services/fees	1,569.48
10247	Edible Eden Design	Signage	1,085.00
10870	Ellexacom	Electrical Services	12,945.27
10760	Elliotts Irrigation Pty Ltd	Reticulation Parts & Repairs	299.20
10920	Encore Property Group	Advertising/Marketing Expenses	3,248.30
11511	Fair Play Sports & Outdoor Pty Ltd	Recquatic Expenses	1,685.00
11842	Fatal FX Panel and Paint	Plant Repairs and Maintenance	500.00
80028	Felix Leutert	Staff Reimbursement	580.00
10319	Fire Rescue Safety Australia Pty Ltd	Fire Equipment/Service	513.51
10587	Frank Konecny Community Centre Inc.	Community Grants/Funding	953.70
11680	Galaxy 42 Pty Ltd (Attura)	Labour/Personnel Hire	21,120.00
10352	Game Ball (AUSA Hoops)	Recquatic Expenses	3,520.00
10274	Giant Mandurah	Hardware	60.00
10923	GPS Linemarking	Line marking	550.00
10126	Guardian Tactile Systems Pty Ltd	Paving contractor	3,256.76
10007	Health Insurance Fund of WA (HIF)	Health Insurance Fund of WA (HIF)	765.95
10446	Heatley Sales Pty Ltd	Safety Clothing/Equipment/Uniforms	650.99
10691	HECS Fire	Fire Equipment/Service	385.00
10103	HP Financial Services Pty Ltd	Leased equipment	2,932.06
10855	Imagesource Digital Solutions	Printing/Graphic Design Expenses	8,185.10
10283	J PEARCE & A C ROCHFORD (Supersonic)	Event expenses	2,200.00
80083	Jack Banister	Staff Reimbursement	88.05
11299	Jenoptik Australia Pty Ltd	Provision of Consulting Services	7,916.70
10310	Julian Cortliss	Environmental and Health	240.00
10453	K Mart	Event expenses	272.50
11275	Keos Events Pty Ltd	Children's Fest music walls/kite art	5,177.48
10694	KLMedia Pty Ltd	Books/CDs/DVDs	97.22
10464	Kwinana South Bush Fire Brigade	ESL recoup/various expense recoups	7,220.90
10942	Kwinana Veterinary Hospital Pty Ltd	Animal Services	295.00
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## Payment Listing

Payments made between 01-Mar-2023 and 31-Mar-2023



Creditor No	Payee	Description	Amount
11687	Larrikin House Pty Ltd	Books/CDs/DVDs	294.00
10731	LD Total	Maintenance of Streetscapes/Landscapes	1,287.17
10195	Left Back Consulting Pty Ltd	Provision of Consulting Services	4,400.00
10003	LGRCEU	Union Membership	449.25
11126	Light Application Pty Ltd	Electrical Services	4,752.00
10345	Llamas Downunder	Event expenses	1,500.00
10011	Lo-Go Appointments	Labour/Personnel Hire	11,442.93
10322	M Cuisine Pty Ltd	Catering	250.00
11313	Mackie Plumbing and Gas Pty Ltd	Plumbing Services	8,251.69
10813	Master Lock Service	Locksmith Services	950.00
10367	Maxxia Pty Ltd	Novated Leases	2,527.79
11013	McLeods Barrister & Solicitors	Legal Expenses - various matters	31,388.53
10268	Mess Makers Pty Ltd	Community Workshops/Facilitation	875.00
10238	Michael A Indich	Welcome to Country	500.00
10635	Modern Teaching Aids Pty Ltd	Books/CDs/DVDs	606.98
10261	Mums with Prams Fitness	Community Workshops/Facilitation	4,000.00
11793	Muresk Institute	Employee Training/professional development	325.00
10639	Natural Area Consulting Management	Drainage Maintenance	3,960.00
11817	Netsight Consulting Pty Ltd ATF	Subscriptions	1,157.20
11747	Newground Water Services Pty Ltd	Reticulation Parts & Repairs	11,335.50
10162	Nori Food Pty Ltd	Catering	95.00
10573	Officeworks BusinessDirect	Stationery	150.93
11209	Outback Handyman	Facility Maintenance	480.70
11522	Palm Lakes Garden and Landscape Services	Maintenance of Streetscapes/Landscapes	2,365.00
10253	Parties Kids Remember	Community Workshops/Facilitation	1,945.00
10488	Peerless Jal Pty Ltd	Recquatic Expenses	296.54
80062	Peta Dennison	Staff Reimbursement	166.21
10339	Play Check	Playground and Parks Equipment/Inspections/Repairs	495.00
10490	Port Printing Works	Printing/Graphic Design Expenses	316.10
10281	Potholes WA Pty Ltd	Roadworks/upgrades/asphalt	162.80
80004	Prad Mahalingam	Staff Reimbursement	39.12
10605	Prestige Catering & Event Hire	Catering	693.50
10157	Proludic Pty Ltd	Playground and Parks Equipment/Inspections/Repairs	262.12
10995	Purearth	Maintenance of Streetscapes/Landscapes	4,101.63
11175	QTM Pty Ltd	Traffic Management	6,235.70
10622	Quality Press	Printing/Graphic Design Expenses	227.70
10904	Quantum Building Services	Facility Maintenance	3,916.06
10301	Radrock Adventures	Event expenses	1,815.00
11704	RCA Civil Group Pty Ltd	Building construction	58,591.50
11846	Reads West Coast Maintenance Pty Ltd	Facility Maintenance	2,623.87
10769	Remida Perth Inc	Community Workshops/Facilitation	395.00
11293	Repco (GPC Asia Pacific)	Plant Repairs and Maintenance	32.95
11158	Retch Rubber	Playground and Parks Equipment/Inspections/Repairs	18,769.30
10171	Rockingham Fleet & Mechanical Services	Plant Repairs and Maintenance	585.20
11060	Rosie O Entertainment Pty Ltd	Performers/Entertainment	1,850.00
10503	Royal Life Saving Society	Recquatic Expenses	5,632.00
10389	Rubek Automatic Doors	Facility Maintenance	3,795.00
10090	Sapio Pty Ltd	Security Services	495.00
10505	Satellite Security Services	Security Services	1,578.94
10719	Savage Surveying	Survey Expenses	2,145.00
10710	Schweppes Australia Pty Ltd	Recquatic Expenses	547.09
10627	Sigma Chemicals	Recquatic Expenses	1,726.67
10512	Slater & Gartrell	Recquatic Expenses	665.07
10491	Sonic Health Plus	Medical Examinations	772.20
10647	South East Regional Centre for Urban Landcare	Employee Training/professional development	209.00
10354	Southern Cross Scoreboards	Supply of 2 scoreboard - 50% deposit	8,918.25
10519	Sportsworld Of WA	Recquatic Expenses	2,059.75
10766	Spotlight Pty Ltd	Event expenses	463.16
10520	St John Ambulance Australia (WA) Inc	Employee Training/professional development	1,463.00
10944	Strata Specialists	Strata Management fees U23 and U24 Meares Ave	6,853.00
10442	StrataGreen	Maintenance of Streetscapes/Landscapes	549.33
11146	Summers Consulting	Pest Control	1,820.50
99999	Sundry EFT	Wellard Residential Pty Ltd - bond refund	257,795.40
99999	Sundry EFT	ARP No.4 Pty Ltd - bond refund	242,690.00
99999	Sundry EFT	Sundry EFT	17,744.84
80001	Susan Michele Wiltshire	Staff Reimbursement	396.00
10600	Synergy	Utilities	16,780.71
10826	Talis Consultants Pty Ltd	Provision of Consulting Services	12,457.50
10572	Taylor Tyres Pty Ltd	Plant Repairs and Maintenance	3,955.60
10526	Teistra Limited	Phone/Internet expenses	1,948.97
11236	The Mighty Booths	Performers/Entertainment	700.00
10619	The Workwear Group Pty Ltd	Safety Clothing/Equipment/Uniforms	583.32
10228	Tool Kit Depot	Tools/Tool Repairs	499.00
10957	Total Tools Rockingham	Tools/Tool Repairs	598.90
10815	Totally Workwear Rockingham	Safety Clothing/Equipment/Uniforms	1,522.72
10535	T-Quip	Plant Repairs and Maintenance	387.30
11226	Turfcare WA Pty Ltd	Turf Maintenance	7,035.60
10779	Valuations WA	Property Valuations	690.00
10599	Veolia - Recycling and Recovery Perth	Waste removal/services/fees	2,293.36
10897	Volleyball WA	Recquatic Expenses	198.00
10551	Water Corporation of Western Australia	Utilities	26,224.03
10554	Westbooks	Books/CDs/DVDs	868.28
10078	Western Australian Birds of Prey Centre Pty Ltd	Birds display at Children's event	1,350.00
10051	Western Australian Treasury Corporation	Loan repayments/fees	172,017.30
10556	Western Irrigation Pty Ltd	Reticulation Parts & Repairs	784.98
10558	Weston Road Systems	Roadworks/upgrades/asphalt	6,193.83
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## Payment Listing

Payments made between 01-Mar-2023 and 31-Mar-2023



Creditor No	Payee	Description	Amount
11149	Wheeler Clean	Cleaning Services	636.90
10422	Winc Australia Pty Ltd	Stationery	672.63
10718	Wizard Training Solutions	Employee Training/professional development	3,905.00
11605	Woolworths Group Open Pay	Groceries	1,633.85
11544	Wrong Fuel Rescue Pty Ltd	Fleet management	503.47
<b>EFT 30-Mar-2023</b>			
11944	Vanessa Jane Roth	Staff Reimbursement	130.77
10680	AAA Blinds Port Kennedy	Facility Maintenance	670.00
10613	ABCO Products	Cleaning Products	2,257.91
10272	Agrimate Fencing	Fencing maintenance	49,947.70
11291	All Flags Signs & Banners	Signage	4,169.00
11797	Allways Property Maintenance	Facility Maintenance	1,430.00
10848	ALSCO Pty Ltd	Linen hire	152.33
10287	Amy Wild Adventures	Incursions/Excursions	1,070.00
10290	Arbor Carbon Pty Ltd	Maintenance of Streetscapes/Landscapes	11,983.40
10577	Arteil	Office Furniture	432.30
11355	Australian HVAC Services Pty Ltd	Airconditioning/Refrigeration Maintenance	3,447.19
11676	Barry Charles Winmar	Elected Member Sitting Fees/reimbursements	2,961.25
10597	Beaver Tree Services Aust Pty Ltd	Tree Pruning/Removal/Clearance/Watering	3,004.65
10750	BGC (Australia) Pty Ltd	Roadworks/upgrades/asphalt	305.36
10450	Blackwoods Pty Ltd	Safety Clothing/Equipment/Uniforms	1,906.32
10655	Bolinda Publishing Pty Ltd	Books/CDs/DVDs	394.57
10400	Bunnings Building Supplies	Hardware	900.41
11312	Burson Automotive Pty Ltd	Plant Repairs and Maintenance	179.47
10404	Cannon Hygiene Australia Pty Ltd	Cleaning Services	2,105.09
10371	Carol Elizabeth Adams	Elected Member Sitting Fees/reimbursements	11,980.51
11025	Charles Service Company	Cleaning Services	1,200.24
10264	Cheapa Skips	Waste removal/services/fees	575.00
10416	CJD Equipment Pty Ltd	Plant Repairs and Maintenance	3,299.79
10419	Coastline Mowers	Mower Parts & Repairs	778.80
10761	Complete Office Supplies Pty Ltd	Stationery	203.34
11659	Coterra Environment	Environmental and Health	4,889.50
11610	D&M Waste Management	Waste removal/services/fees	4,762.81
10560	Dennis Cleve Wood	Elected Member Sitting Fees/reimbursements	2,961.25
11082	Department of Planning, Lands and Heritage	Planning and Building Fees	249.00
11252	DNR Contracting Pty Ltd	Roadworks/upgrades/asphalt	71,853.10
10649	Downer EDI Works Pty Ltd	Roadworks/upgrades/asphalt	148,534.84
10867	Drainflow Services Pty Ltd	Drainage Maintenance	7,411.26
10698	Eclipse Soils Pty Ltd	Sand/soil	264.00
10793	Eco Resources Pty Ltd	Waste removal/services/fees	5,099.82
10224	Efficient Chips	Security Services	12,710.50
10870	Elxacom	Electrical Services	5,329.67
10760	Elliotts Irrigation Pty Ltd	Reticulation Parts & Repairs	2,975.50
10580	Environmental Health Association (WA) Inc	Employee Training/professional development	390.00
10978	Enviroweep	Maintenance of Streetscapes/Landscapes	16,694.73
10566	Ergolink	Computer Hardware	1,256.61
10358	EVSE Australia (EVE Australia)	EV charger for Admin Building	26,755.99
11842	Fatal FX Panel and Paint	Plant Repairs and Maintenance	500.00
10931	Flex Industries Pty Ltd	Plant Repairs and Maintenance	453.64
11680	Galaxy 42 Pty Ltd (Attura)	Labour/Personnel Hire	13,915.00
80023	Gemma McDonald	Staff Reimbursement	42.50
10945	GreenLite Electrical Contractors Pty Ltd	Bore Drilling/Maintenance	508.20
10446	Heatley Sales Pty Ltd	Safety Clothing/Equipment/Uniforms	69.76
10666	Hudson Global Resources (Aust) Pty Ltd	Labour/Personnel Hire	9,770.31
11235	Hydroquip Pumps	Bore Drilling/Maintenance	352.00
10855	Imagesource Digital Solutions	Printing/Graphic Design Expenses	1,094.50
10879	Isentia Pty Limited	Advertising/Marketing Expenses	864.88
10621	Ixom Operations Pty Ltd	Recquatic Expenses	1,107.68
10464	Kwinana South Bush Fire Brigade	Reimbursement of expenses	1,547.40
11242	Lobel Events	Event expenses	7,236.41
10297	Luke Riley Creative	Event expenses	735.00
11313	Mackie Plumbing and Gas Pty Ltd	Plumbing Services	844.93
10475	Major Motors	Plant Repairs and Maintenance	225.10
10476	Mandogalup Volunteer Fire Brigade	Reimbursement of expenses	133.00
10813	Master Lock Service	Locksmith Services	520.00
11046	Matthew James Rowse	Elected Member Sitting Fees/reimbursements	2,961.25
10249	McDowall Affleck Pty Ltd	Engineering Design Works	1,100.00
11677	Michael Brown	Elected Member Sitting Fees/reimbursements	2,961.25
10329	Micheline Lawson Catering	Catering	10,877.86
10717	MRP General Pest/Termite Division 43 07	Pest Control	822.27
11024	Natsales Advertising Pty Ltd	Advertising/Marketing Expenses	1,925.50
11086	Noddy The Waterman	Water/delivery	140.00
10162	Nori Food Pty Ltd	Catering	65.00
11245	One 20 Productions and Phase 1 Audio	Photography/Videography	5,106.20
12099	Oracle Customer Management Solutions	Phone/Internet expenses	1,189.68
11209	Outback Handyman	Facility Maintenance	132.00
11522	Palm Lakes Garden and Landscape Services	Maintenance of Streetscapes/Landscapes	330.00
10660	Peter Edward Feasey	Elected Member Sitting Fees/reimbursements	4,877.83
10852	Plants & Garden Rentals	Gardening - Plants/Supplies	215.60
11175	QTM Pty Ltd	Traffic Management	52,673.93
10643	Rebel Sport Ltd	Recquatic Expenses	143.94
11290	Red Oxygen Pty Ltd	Software Maintenance and Professional Fees	45.32
11158	Retech Rubber	Playground and Parks Equipment/Inspections/Repairs	390.50
11670	Robinsons Welding Solutions	Welding Equipment/Supplies	393.80
10171	Rockingham Fleet & Mechanical Services	Plant Repairs and Maintenance	611.90
10503	Royal Life Saving Society	Recquatic Expenses	1,848.00
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## Payment Listing

Payments made between 01-Mar-2023 and 31-Mar-2023



Creditor No	Payee	Description	Amount
10389	Rubek Automatic Doors	Facility Maintenance	8,712.00
10337	Saffron Curry House	Catering	250.00
10505	Satellite Security Services	Security Services	309.00
10501	Shack Motors Pty Ltd	Plant Repairs and Maintenance	855.00
10568	Sherilyn Wood	Elected Member Sitting Fees/reimbursements	2,961.25
10627	Sigma Chemicals	Recquatic Expenses	257.95
11148	Southern Quicksapes	Maintenance of Streetscapes/Landscapes	31,380.52
10520	St John Ambulance Australia (WA) Inc	Employee Training/professional development	211.31
10941	Starbucks Flooring	Flooring	180.00
10442	StrataGreen	Maintenance of Streetscapes/Landscapes	1,425.41
11146	Summers Consulting	Pest Control	3,217.50
99999	Sundry EFT	Sundry EFT	1,083.00
10525	Sunny Sign Company Pty Ltd	Signage	959.37
11743	Sunwest Removals	Removal Services	7,800.00
11675	Susan Edith Kearney	Elected Member Sitting Fees/reimbursements	2,961.25
11377	Sweets on The Run	Catering	300.00
10600	Synergy	Utilities	2,474.37
10745	T J Depiazzi & Sons	Gardening - Plants/Supplies	4,136.90
10017	Tender Soundz Entertainer	Performers/Entertainment	100.00
10313	The Entertainment Bank P/L	Performers/Entertainment	1,661.00
10019	The Local Farmers Market	Community Engagement	440.00
11236	The Mighty Booths	Performers/Entertainment	550.00
11132	The People Catalyst Pty Ltd	Employee Training/professional development	2,310.00
10534	Total Eden Pty Ltd (Nutrien Water)	Reticulation Parts & Repairs	5,720.00
10815	Totally Workwear Rockingham	Safety Clothing/Equipment/Uniforms	161.92
11226	Turfcare WA Pty Ltd	Turf Maintenance	11,413.60
10550	Waste Stream Management Pty Ltd	Waste removal/services/fees	66.00
10551	Water Corporation of Western Australia	Utilities	2,575.43
11097	Web Track	Fleet management	660.00
10554	Westbooks	Books/CDs/DVDs	93.75
10640	Wilson Security Pty Ltd	Security Services	971.73
10422	Winc Australia Pty Ltd	Stationery	361.30
11605	Woolworths Group Open Pay	Groceries	1,802.07
Total EFT			6,190,039.78
Automatic Deductions			
Automatic Deductions 01-Mar-2023			
10795	Go Go On-Hold Pty Ltd	Phone/Internet expenses	198.00
Automatic Deductions 06-Mar-2023			
10448	iinet Technologies Pty Ltd	Phone/Internet expenses	329.27
Automatic Deductions 07-Mar-2023			
10969	Commonwealth Bank	Credit cards	22,920.00
10448	iinet Technologies Pty Ltd	Phone/Internet expenses	79.99
Automatic Deductions 08-Mar-2023			
10645	Toyota Fleet Management	Fleet management	635.24
Automatic Deductions 17-Mar-2023			
10438	Fines Enforcement Registry	Fines Enforcement Registry lodgment fees	486.00
Total Automatic Deductions			24,648.50
Payroll			
Payroll	KWINANA 05/03/2023		661,155.51
Payroll	KWINANA 19/03/2023		654,701.81
Payroll	KWINANA 06/03/2023		67,801.26
Payroll	KWINANA 10/03/2023		45,563.38
Payroll	KWINANA 01/03/2023		12,300.52
Payroll	KWINANA 17/03/2023		6,831.38
Payroll	KWINANA 01/03/2023		1,274.70
Payroll	KWINANA 01/03/2023		802.07
Payroll	KWINANA 17/03/2023		236.57
Total Payroll			1,450,667.20
Grand Total			7,665,848.78

\*Sundry EFT includes bond refunds, rate refunds or individuals receiving a one off payment

## Credit Card Transactions

Payments made between 01-Mar-2023 and 31-Mar-2023



Reference	Trans Date	Supplier	Amount	Transaction Description
<b>Credit Card Coordinator Engagement and Place</b>			<b>2,487.37</b>	
102993	27/02/2023	Coles Kwinana	95.45	Catering Lunch n Learn
102993	27/02/2023	Coles Kwinana	66.05	Catering EMBS Meeting
102993	27/02/2023	Coles Kwinana	6.36	Catering EMBS Meeting
102993	24/02/2023	Officeworks	80.00	Photo Albums - Social Inclusion Forum
102993	20/02/2023	The Reject Shop	48.64	Alcoa Childrens Festival supplies
102993	18/02/2023	Maneki Neko Perth	16.55	Summer Sounds - Food Vouchers
102993	18/02/2023	Maneki Neko Perth	20.22	Summer Sounds - Food Vouchers
102993	18/02/2023	Maneki Neko Perth	86.39	Summer Sounds - Food Vouchers
102993	18/02/2023	K Jun Kitchen	15.45	Summer Sounds - Food Vouchers
102993	18/02/2023	K Jun Kitchen	37.27	Summer Sounds - Food Vouchers
102993	18/02/2023	Maria Drossos	22.73	Summer Sounds - Food Vouchers
102993	18/02/2023	Coles Kwinana	71.73	Summer Sounds Green Room Supplies
102993	18/02/2023	Coles Kwinana	19.19	Summer Sounds Green Room Supplies
102993	18/02/2023	BWS	21.82	Summer Sounds Ice for Green Room
102993	18/02/2023	Twisted Kitchen	14.80	Summer Sounds - Food Vouchers
102993	18/02/2023	Hot Food Truck	45.32	Summer Sounds - Food Vouchers
102993	16/02/2023	Coles Online	36.82	Catering Engagement Meeting
102993	14/02/2023	Coles Online	9.00	Catering Skills Boosting Workshop
102993	14/02/2023	Coles Online	8.64	Catering Skills Boosting Workshop
102993	14/02/2023	Slimline Warehouse	414.41	Display board for events
102993	08/02/2023	Coles Online	88.89	Catering Skills Boosting Workshop
102993	06/02/2023	Retool Plus	28.87	Community Centres data collection software
102993	06/02/2023	Retool Plus	0.72	International transaction fee
102993	03/02/2023	Badge World	737.19	Button badge machine & delivery
102993	03/02/2023	Nori Sushi	172.73	Catering Skills Boosting Workshop
102993	03/02/2023	Smokemart Kwinana	16.36	Cards
102993	03/02/2023	Dome Kwinana	90.91	Catering Community Engagement Networking
102993			214.86	GST



<b>Credit Card Rates Coordinator</b>				<b>9.00</b>	
102994	22/02/2023	ASIC	9.00	Company check for debt recovery	
<b>Credit Card Executive Assistant</b>				<b>309.00</b>	
102995	22/02/2023	Big W	39.55	Gifts for Embrace Equity Event	
102995	17/02/2023	Big W	117.27	Gifts for Embrace Equity Event	
102995	17/02/2023	Big W	53.18	Gifts for Embrace Equity Event	
102995	15/02/2023	Big W	70.91	Gifts for Embrace Equity Event	
102995			28.09	GST	
<b>Credit Card Director City Infrastructure</b>				<b>5,454.63</b>	
102996	21/02/2023	Survey Tech	1,900.00	Traffic Survey Camera	
102996	09/02/2023	Midstream Trade Hardware	199.23	Measuring Wheels	
102996	06/02/2023	Institute of Public Works Engineering	2,537.50	Corporate Membership	
102996	03/02/2023	Institute of Public Works Engineering	300.00	Director Membership	
102996	02/03/2023	Convention Centre Carpark	22.03	Parking TechOne Conference	
102996			495.87	GST	
<b>Credit Card Director City Life</b>				<b>3,392.50</b>	
102997	28/02/2023	Dare Adventures	818.18	Zone holiday program activity	
102997	22/02/2023	Strike Carousel	327.27	KYAC Social Event	
102997	22/02/2023	Tree Top Adventures	489.27	Zone holiday program activity	
102997	13/02/2023	Indoor Archery WA	276.99	Zone holiday program activity	
102997	07/02/2023	Perth Mint	681.70	Citizenship coin gifts	
102997	07/02/2023	Coles online	358.18	Easter chocolates for staff gifts	
102997	07/02/2023	Dan Murphy's	132.49	Lolly Run sundowner supplies	
102997			308.42	GST	
<b>Credit Card Director Development &amp; Sustainability</b>				<b>1,251.60</b>	
102998	22/02/2023	Print and Design Co	742.86	Containers for Change supplies	
102998	08/02/2023	Planning Institute of Australia	86.36	International Women's Day seminar	
102998	07/02/2023	Clean Up Australia Day	154.05	Protective clothing	
102998	03/02/2023	Local Government Planner's Association	170.00	Seminar	
102998			98.33	GST	
<b>Credit Card Human Resources Manager</b>				<b>3,758.25</b>	
102999	24/02/2023	Reg Now HBF Run	90.91	Run for a Reason Team Package	
102999	23/02/2023	Kununurra Medical	78.77	Pre-Employment Medical	
102999	15/02/2023	Legalwise Seminars Pty Ltd	145.45	Training/Workshop Feb 2023	

102999	15/02/2023	Legalwise Seminars Pty Ltd	145.45	Training/Workshop Feb 2023
102999	03/03/2023	Officeworks	399.05	Ergonomic Equipment
102999	03/03/2023	Government of Western Australia	1,071.00	Registration renewal Building Surveying
102999	01/03/2023	Kwinana Post Shop	1,700.00	Gift Vouchers - Employee Awards
102999	01/03/2023	Kwinana Post Shop	37.86	Gift Vouchers - Employee Awards
102999			89.76	GST

<b>Credit Card Manager Customer Communications</b>			<b>5,822.02</b>	
103008	28/02/2023	Google Ads	498.80	Google search advertising
103008	28/02/2023	Facebook Ads	36.38	Social media advertising
103008	28/02/2023	Facebook Ads	28.31	Social media advertising
103008	28/02/2023	Facebook Ads	36.82	Social media advertising
103008	28/02/2023	Facebook Ads	56.13	Social media advertising
103008	28/02/2023	Facebook Ads	184.15	Social media advertising
103008	28/02/2023	Google Ads	245.94	Google search advertising
103008	28/02/2023	Lucky Orange	29.87	Website analytics tool
103008	28/02/2023	Commonwealth Bank	0.75	International transaction fee
103008	28/02/2023	GoDaddy	44.85	Domain renewal - kwin.city
103008	28/02/2023	Google Ads	334.24	Google search advertising
103008	28/02/2023	Facebook Ads	13.63	Social media advertising
103008	28/02/2023	Facebook Ads	6.06	Social media advertising
103008	27/02/2023	Oh Clocks	115.41	Clock for Reception area
103008	27/02/2023	Oh Clocks	3.00	Shipping on clock for Reception area
103008	23/02/2023	Facebook Ads	245.31	Social media advertising
103008	23/02/2023	Facebook Ads	55.01	Social media advertising
103008	23/02/2023	Facebook Ads	21.69	Social media advertising
103008	23/02/2023	Facebook Ads	258.93	Social media advertising
103008	23/02/2023	Facebook Ads	471.90	Social media advertising
103008	23/02/2023	Facebook Ads	35.14	Social media advertising
103008	23/02/2023	Facebook Ads	25.00	Social media advertising
103008	23/02/2023	Facebook Ads	63.94	Social media advertising
103008	14/02/2023	The West Australian	25.45	News subscription
103008	13/02/2023	Facebook Ads	699.06	Social media advertising
103008	13/02/2023	Facebook Ads	20.00	Social media advertising
103008	13/02/2023	Facebook Ads	320.78	Social media advertising
103008	13/02/2023	Facebook Ads	15.31	Social media advertising
103008	13/02/2023	Facebook Ads	5.68	Social media advertising
103008	13/02/2023	Facebook Ads	10.04	Social media advertising

103008	13/02/2023	Facebook Ads	130.01	Social media advertising
103008	13/02/2023	Facebook Ads	15.51	Social media advertising
103008	09/02/2023	Transmit SMS	185.27	SMS broadcast service
103008	08/02/2023	Mailchimp	350.64	Email marketing software
103008	05/02/2023	Typeform	50.49	Subscription - advanced form module
103008	05/02/2023	Commonwealth Bank	1.26	International transaction fee
103008	03/02/2023	Display Me	805.58	Customer Service foyer brochure display
103008	02/03/2023	Google Cloud	14.29	Google Maps API on website
103008			361.39	GST

<b>Credit Card Executive Manager Governance &amp; Advocacy</b>	<b>435.63</b>
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103010	28/02/2023	Woolworths Wellard	11.82	Coffee for business breakfast
103010	21/02/2023	Docuprint WA	125.91	Printing for Perth South West Metropolitan
103010	17/02/2023	Muffin Break Booragoon	19.64	Coffee Economic Development Meeting
103010	17/02/2023	Boab Tree Café	3.64	Coffee Economic Development Meeting
103010	09/02/2023	Medina IGA	8.63	Refreshments Councillor workshop
103010	09/02/2023	Medina IGA	5.78	Refreshments Councillor workshop
103010	08/02/2023	Dome Kwinana	61.27	Coffee for Training Seminar
103010	08/02/2023	Dome Kwinana	57.00	Coffee for Training Seminar
103010	07/02/2023	CPP Convention Centre	11.93	Parking for meeting with Urbis
103010	03/02/2023	WA NEWS DTI	77.53	West Australian subscription
103010	02/02/2023	Wilson Parking	12.89	Parking for meeting
103010			39.59	GST

<b>Grand Total:</b>	<b>\$ 22,920.00</b>
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**20 NOTICES OF MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN**

Nil

**21 NOTICE OF MOTIONS FOR CONSIDERATION AT THE FOLLOWING MEETING IF GIVEN DURING THE MEETING**

**22 LATE AND URGENT BUSINESS**

Note: In accordance with Clauses 3.13 and 3.14 of Council's Standing Orders, only items resolved by Council to be Urgent Business will be considered.

**23 REPORTS OF ELECTED MEMBERS**

**24 ANSWERS TO QUESTIONS WHICH WERE TAKEN ON NOTICE**

Nil

**25 MAYORAL ANNOUNCEMENTS**

**26 CONFIDENTIAL ITEMS**

Nil

**27 CLOSE OF MEETING**