



City of Nedlands

Minutes

Council Meeting

28 November 2017

Attention

These Minutes are subject to confirmation.

Prior to acting on any resolution of the Council contained in these minutes, a check should be made of the Ordinary Meeting of Council following this meeting to ensure that there has not been a correction made to any resolution.

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City of Nedlands

Minutes of an Ordinary Meeting of Council held in the Council Chambers, Nedlands on Tuesday 28 November 2017 at 7 pm.

The Mayor addressed the meeting to acknowledge the recent passing of former Councillor Simon Joseph Porter. Councillor Porter retired from his Council duties on 1 February 2017 after 5 years as a Dalkeith Councillor due to ill health. Councillor Porter will be remembered as a highly intelligent, community minded representative who acted in the best interests of the City of Nedlands.

In response The Deputy Mayor Councillor Hassell expressed hi profound sadness at the loss of a fine colleague and dear friend. Our thoughts are with his family at this sad time.

Declaration of Opening

The Presiding Member declared the meeting open at 7 pm and drew attention to the disclaimer below.

(NOTE: Council at its meeting on 24 August 2004 resolved that should the meeting time reach 11.00 p.m. the meeting is to consider an adjournment motion to reconvene the next day).

Present and Apologies and Leave Of Absence (Previously Approved)

Councillors	His Worship the Mayor, R M C Hipkins (Presiding Member)	
	Councillor C M de Lacy	Hollywood Ward
	Councillor B G Hodsdon	Hollywood Ward
	Councillor J D Wetherall (from 7.13 pm)	Hollywood Ward
	Councillor G A R Hay	Melvista Ward
	Councillor T P James	Melvista Ward
	Councillor N W Shaw	Melvista Ward
	Councillor N B J Horley	Coastal Districts Ward
	Councillor L J McManus	Coastal Districts Ward
	Councillor K A Smyth	Coastal Districts Ward
	Councillor I S Argyle	Dalkeith Ward
	Councillor W R B Hassell	Dalkeith Ward
	Councillor A W Mangano	Dalkeith Ward
Staff	Mr G K Trevaskis	Chief Executive Officer
	Mrs L M Driscoll	Director Corporate & Strategy
	Mr P L Mickleson	Manager Planning & Development
	Mr M A Glover	Director Technical Services
	Mrs N M Ceric	Executive Assistant to CEO & Mayor
Public	There were 25 members of the public present.	

Press The Post Newspaper representative.

**Leave of Absence
(Previously Approved)** Nil.

Apologies Nil.

Absent Nil.

Disclaimer

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. For example by reference to the confirmed Minutes of Council meeting. Members of the public are also advised to wait for written advice from the Council prior to taking action on any matter that they may have before Council.

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1. Public Question Time

Nil.

2. Addresses by Members of the Public

Ms Deborah Mackay, 8 Swansea Street, Swanbourne PD48.17
(spoke in opposition to the proposal)

Ms Susan Collins, 10A Swansea Street, Swanbourne PD48.17
(spoke in support of the proposal)

Mr Edward O'Connell, Dynamic Planning & Developments PD48.17
(spoke in support of the proposal)

Councillor Wetherall joined the meeting at 7.13 pm.

Ms Jan Rowe, 34 Loftus Street, Nedlands PD49.17
(spoke in support of the proposal)

Mr Chris Rees, 6 Croydon Street, Nedlands PD50.17
(spoke in support of the proposal)

Mr Martin Flint, 40 Henning Crescent, Manning PD50.17
(spoke in support of the proposal)

Mr Bill Edgar, 101 Hardy Road, Nedlands (spoke in support of the proposal)	PD51.17
Mr Edward Swinhoe, 105 Hardy Road, Nedlands (spoke in opposition to the proposal)	PD51.17
Mr Martin Flint, 40 Henning Crescent, Manning (spoke in support of the proposal)	PD51.17
Mr Greg Hill, 50-57 Lisle Street, Mount Claremont (spoke in relation to the item)	Item 13.5
Ms Chrissy Jordon, Lisle Villages 20-57 Lisle Street, Mount Claremont (spoke in relation to the item)	Item 13.5

3. Requests for Leave of Absence

Moved – Councillor Hodsdon
Seconded – Councillor Hay

That Councillor James be granted leave of absence for 4 December 2017 and 12 February 2018.

CARRIED UNANIMOUSLY 13/-

4. Petitions

Nil.

5. Disclosures of Financial Interest

The Presiding Member reminded Councillors and Staff of the requirements of Section 5.65 of the *Local Government Act* to disclose any interest during the meeting when the matter is discussed.

There were no disclosures of financial interest.

6. Disclosures of Interests Affecting Impartiality

The Presiding Member reminded Councillors and Staff of the requirements of Council's Code of Conduct in accordance with Section 5.103 of the *Local Government Act*.

6.1 Councillor Hassell – TS14.17 - RFT 2017-18.03 Waste Removal from John XXIII Depot

Councillor Hassell disclosed an impartiality interest in Item TS14.17 - RFT 2017-18.03 Waste Removal from John XXIII Depot. Councillor Hassell disclosed that the company used to be one of his clients, and as a consequence, there may be a perception that his impartiality on the matter may be affected. Councillor Hassell declared that he would consider this matter on its merits and vote accordingly.

6.2 Councillor de Lacy– TS11.17 - Safe Active Street Community Consultation

Councillor de Lacy disclosed an impartiality interest in Item TS11.17 - Safe Active Street Community Consultation. Councillor de Lacy disclosed that she was previously employed by the Department of Transport and as a consequence, there may be a perception that her impartiality on the matter may be affected. Councillor de Lacy declared that she would consider this matter on its merits and vote accordingly.

7. Declarations by Members That They Have Not Given Due Consideration to Papers

Nil.

8. Confirmation of Minutes

8.1 Ordinary Council Meeting 24 October 2017

Moved – Councillor Hay
Seconded – Councillor Mangano

The Minutes of the Ordinary Council Meeting held 24 October 2017 be confirmed.

CARRIED UNANIMOUSLY 13/-

9. Announcements of the Presiding Member without discussion

Functions where the Mayor had represented the City since the last Council Meeting:

25 October 2017	Westcare	70 Years Celebration
30 October 2017	National Trust WA	Classification Committee
31 October 2017	Sunset Association	Annual General Meeting
2 November 2017	CERI	Official Opening
2 November 2017	RAC	President's Cocktail Party
3 November 2017	Friends of Allen Park	Annual General Meeting
5 November 2017	Perth Flying Squadron Yacht Club	Season Opening
7 November 2017	CRC Water Sensitive Cities	Tools and Products Workshop
7 November 2017	Captain Stirling Hub Committee	Meeting
8 November 2017	National Trust WA	Annual General Meeting
10 November 2017	Australian institute of Architects	Why Archives Matter
11 November 2017	RSL	Remembrance Day Ceremony
12 November 2017	Melvista Ratepayers	Meeting
13 November 2017	City of Nedlands	Volunteer Appreciation Celebration
14 November 2017	City of Nedlands Library	After the War Talk
16 November 2017	City of Nedlands	Point Resolution Master Plan Open Day
17 November 2017	Historical Society of WA	100th Edition of Early Days Celebration
21 November 2017	Planning Institute of Australia	Housing Affordability Discussion
23 November 2017	Main Roads WA	Main Roads Regional Roads Group Meeting
24 November 2017	City of Nedlands	Meeting with Local Member Hon. Bill Marmion, MLA
24 November 2017	Economic Development Australia	Smart Cities Demystified Workshop
27 November 2017	National trust WA	Executive Meeting

10. Members announcements without discussion

Nil.

11. Matters for Which the Meeting May Be Closed

Council, in accordance with Standing Orders and for the convenience of the public, is to identify any matter which is to be discussed behind closed doors at this meeting, and that matter is to be deferred for consideration as the last item of this meeting.

Item 17.1 - Claremont Triangle Underground Power Project
Item 17.2 – Alfred Road Underground Power Project

12. Divisional reports and minutes of Council committees and administrative liaison working groups

12.1 Minutes of Council Committees

This is an information item only to receive the minutes of the various meetings held by the Council appointed Committees (N.B. This should not be confused with Council resolving to accept the recommendations of a particular Committee. Committee recommendations that require Council's approval should be presented to Council for resolution via the relevant departmental reports).

Moved – Councillor Shaw
Seconded – Councillor Mangano

The Minutes of the following Committee Meeting be received:

Sustainable Nedlands Committee **2 October 2017**
Circulated to Councillors on 9 October 2017

CARRIED UNANIMOUSLY 13/-

Moved – Councillor Argyle
Seconded – Councillor McManus

The Minutes of the following Committee Meeting be received:

Audit & Risk Committee **19 October 2017**
Circulated to Councillors on 27 October 2017

CARRIED UNANIMOUSLY 13/-

Moved – Councillor Argyle
Seconded – Councillor Hay

The Minutes of the following Committee Meeting be received:

Council Committee **14 November 2017**
Circulated to Councillors on 23 November 2017

CARRIED UNANIMOUSLY 13/-

Note: As far as possible all the following reports under items 12.2, 12.3, 12.4 and 12.5 will be moved en-bloc and only the exceptions (items which Councillors wish to amend) will be discussed.

En Bloc

Moved - Councillor Hassell

Seconded – Councillor James

That all Committee Recommendations relating to Reports under items 12.2, 12.3, 12.4 and 12.5 with the exception of Report Nos. PD48.17, PD49.17 PD50.17 & PD51.17 are adopted en bloc.

CARRIED UNANIMOUSLY 13/-

12.2 Planning & Development Report No's PD47.17 to PD52.17 (copy attached)

Note: Regulation 11(da) of the *Local Government (Administration) Regulations 1996* requires written reasons for each decision made at the meeting that is significantly different from the relevant written recommendation of a committee or an employee as defined in section 5.70, but not a decision to only note the matter or to return the recommendation for further consideration.

PD47.17	(Lot 583) No. 111 Circe Circle South, Dalkeith – Proposed street setback area fencing
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Committee	14 November 2017
Council	28 November 2017
Applicant	Building Corporation WA T/A Giorgi
Landowner	M Gilbert
Director	Peter Mickleson – Director Planning & Development
Reference	DA2017/235
Delegation	In accordance with Clause 6.7.1a) of the City's Instrument of Delegation, Council is required to determine the application due to objections being received.
Attachments	1. Site photographs 2. Applicant's justification 3. Officer comment on justification

Regulation 11(da) – Not Applicable – Recommendation Adopted

Moved – Councillor Hassell

Seconded – Councillor James

That the Recommendation to Council be adopted.

(Printed below for ease of reference)

CARRIED UNANIMOUSLY EN BLOC 13/-

Council Resolution / Committee Recommendation / Recommendation to Committee

Council approves the development application dated 9 August 2017, with amended plans dated 6 September 2017, to construct street setback area fencing at (Lot 583) No.111 Circe Circle South, Dalkeith, subject to the following conditions and advice:

- 1. The development shall at all times comply with the approved plans.**
- 2. This planning approval only pertains to the street setback area fencing.**

- 3. All footings and structures shall be constructed wholly inside the site boundaries of the Certificate of Title.**
- 4. The street setback area fencing must be finished to an acceptable standard to the satisfaction of the City.**
- 5. The proposed bin store shall remain open and not be enclosed by a roof.**
- 6. The fencing infill as shown on the approved plans being visually permeable in accordance with the Residential Design Codes 2015 and the City's Local Planning Policy – Fill and Fencing.**

Advice Notes specific to this proposal:

- 1. This decision constitutes planning approval only and is valid for a period of two years from the date of approval. If the subject development is not substantially commenced within the two-year period, the approval shall lapse and be of no further effect.**

PD48.17	(Lot 2) No. 10a Swansea Street, Swanbourne – Two-storey grouped dwelling
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Committee	14 November 2017
Council	28 November 2017
Applicant	Summit Projects
Landowner	Ms S J Collins
Director	Peter Mickleson – Director Planning & Development
Reference	DA17/132
Delegation	In accordance with Clause 6.7.1a) of the City’s Instrument of Delegation, Council is required to determine the application due to objections being received.
Attachments	1. Applicant justification 2. Site Photographs

Moved – Councillor Wetherall
Seconded – Councillor Shaw

That the Recommendation to Council be adopted.
(Printed below for ease of reference)

Procedural Motion - Adjournment

Moved - Councillor Horley
Seconded - Councillor James

That Council proceed to the next item.

LOST 4/9
**(Against: Crs. Argyle Hodsdon Mangano de Lacy
Hay James Horley McManus & Smyth)**

The Original Motion was PUT and WAS

LOST 5/8
**(Against: Mayor Crs. Argyle Hodsdon Mangano de Lacy
Hay James McManus & Smyth)**

Regulation 11(da) – Not applicable - Council Resolution was substantially similar to the administration recommendation.

Moved – Councillor Smyth
Seconded – Councillor McManus

That the Recommendation to Committee be adopted with amended plans received on 28 November 2017 with the additional conditions:

1. The carport roof shall be setback a minimum of 700mm from the eastern lot boundary. Structural posts shall be positioned on the lot boundary to ensure the posts do not obstruct the common property driveway, in accordance with the plans presented to council this evening.
2. The western facing bedroom 1 window shall be fixed obscure.

Put Motion

Moved - Councillor Hodsdon

Seconded - Councillor Wetherall

That the Motion be put.

CARRIED 8/5

(Against: Crs. Argyle Hassell Mangano Horley & Smyth)

The Motion was PUT and WAS

CARRIED 10/3

(Against: Crs. Argyle Mangano & Shaw)

Council Resolution

Council approves the development application dated 07 June 2017 with amended plans received 28 November 2017 for a two-storey grouped dwelling at (Lot 2) No. 10a Swansea Street, Swanbourne subject to the following conditions and advice notes:

1. The development shall at all times comply with the application and the approved plans, subject to any modifications required as a consequence of any condition(s) of this approval.
2. This development approval only pertains to the proposed grouped dwelling and carport.
3. The carport within the common property must be constructed at the same time as the dwelling and maintained at all times by the owner of Survey-Strata Lot 2 while there is a dwelling on Survey Strata Lot 2.
4. Prior to occupation of the dwelling, the owner shall execute and provide to the City a notification pursuant to s.70A of the *Transfer of Land Act 1893* to be registered on the title to the land as notification to prospective purchasers that the retention and maintenance of the carport in the common property area is subject to the restriction set-out in condition no. 3.
5. The carport shall not accommodate a door or visually impermeable gate.

6. All footings and structures to buildings, retaining walls and fences shall be constructed wholly inside the site boundaries of the Certificate of Title.
7. The north facing windows to the upper floor of the dwelling shall be modified to be minor openings by either being fixed obscure or located 1.6m above the upper floor finished floor level.
8. All fencing, visual privacy screens and obscure glass panels to Major Openings and/or Active Habitable Spaces, as shown on the approved plans and required as per conditions of planning approval, shall prevent overlooking in accordance with the visual privacy requirements of the *Residential Design Codes 2015*. The fencing, visual privacy screens and obscure glass panels shall be installed and remain in place permanently, unless otherwise approved by the City.
9. All stormwater from the development, which includes permeable and non-permeable areas, shall be contained onsite.
10. The carport roof shall be setback a minimum of 700mm from the eastern lot boundary. Structural posts shall be positioned on the lot boundary to ensure the posts do not obstruct the common property driveway, in accordance with the plans presented to council on 28 November 2017.
11. The western facing bedroom 1 window shall be fixed obscure.

Advice Notes specific to this approval:

1. Any construction in the verge will require a Nature-Strip Development Application (NSDA) to be lodged with, and approved by, the City's Engineering section, prior to construction.
2. All internal water closets and ensuites without fixed or permanent window access to outside air or which open onto a hall, passage, hobby or staircase, shall be serviced by a mechanical ventilation exhaust system which is ducted to outside air, with a minimum rate of air change equal to or greater than 25 litres / second.
3. All downpipes from guttering shall be connected so as to discharge into drains, which shall empty into a soak-well; and each soak-well shall be located at least 1.8m from any building, and at least 1.8m from the boundary of the block. Soak-wells of adequate capacity to contain runoff from a 20-year recurrent storm event. Soak-wells shall be a minimum capacity of 1.0m³ for every 80m² of calculated surface area of the development.

- 4. The applicant is advised to consult the City's Visual and Acoustic Privacy Advisory Information in relation to locating any mechanical equipment (e.g. air-conditioner, swimming pool or spa) such that noise, vibration and visual impacts on neighbours are mitigated. The City does not recommend installing any equipment near a property boundary where it is likely that noise will intrude upon neighbours.**

Prior to selecting a location for an air-conditioner, the applicant is advised to consult the online fairair noise calculator at www.fairair.com.au and use this as a guide to prevent noise affecting neighbouring properties.

Prior to installing mechanical equipment, the applicant is advised to consult neighbours, and if necessary, take measures to suppress noise.

- 5. This decision does not obviate rights and responsibilities of strata owners under the Strata Titles Act 1985, which may require additional consultation and/or permissions from the stratum, prior to the commencement of works.**
- 6. This decision constitutes planning approval only and is valid for a period of two years from the date of approval. If the subject development is not substantially commenced within the two-year period, the approval shall lapse and be of no further effect.**

Committee Recommendation

That Council does not approve the development application.

Recommendation to Committee

Council approves the development application dated 07 June 2017 with amended plans received 05 October 2017 for a two-storey grouped dwelling at (Lot 2) No. 10a Swansea Street, Swanbourne subject to the following conditions and advice notes:

1. The development shall at all times comply with the application and the approved plans, subject to any modifications required as a consequence of any condition(s) of this approval.
2. This development approval only pertains to the proposed grouped dwelling and carport.
3. The carport within the common property must be constructed at the same time as the dwelling and maintained at all times by the owner of Survey-Strata Lot 2 while there is a dwelling on Survey Strata Lot 2.

4. Prior to occupation of the dwelling, the owner shall execute and provide to the City a notification pursuant to s.70A of the *Transfer of Land Act 1893* to be registered on the title to the land as notification to prospective purchasers that the retention and maintenance of the carport in the common property area is subject to the restriction set-out in condition no. 3.
5. The carport shall not accommodate a door or visually impermeable gate.
6. All footings and structures to buildings, retaining walls and fences shall be constructed wholly inside the site boundaries of the Certificate of Title.
7. The north facing windows to the upper floor of the dwelling shall be modified to be minor openings by either being fixed obscure or located 1.6m above the upper floor finished floor level.
8. All fencing, visual privacy screens and obscure glass panels to Major Openings and/or Active Habitable Spaces, as shown on the approved plans and required as per conditions of planning approval, shall prevent overlooking in accordance with the visual privacy requirements of the *Residential Design Codes 2015*. The fencing, visual privacy screens and obscure glass panels shall be installed and remain in place permanently, unless otherwise approved by the City.
9. All stormwater from the development, which includes permeable and non-permeable areas, shall be contained onsite.

Advice Notes specific to this approval:

1. Any construction in the verge will require a Nature-Strip Development Application (NSDA) to be lodged with, and approved by, the City's Engineering section, prior to construction.
2. All internal water closets and ensuites without fixed or permanent window access to outside air or which open onto a hall, passage, hobby or staircase, shall be serviced by a mechanical ventilation exhaust system which is ducted to outside air, with a minimum rate of air change equal to or greater than 25 litres / second.
3. All downpipes from guttering shall be connected so as to discharge into drains, which shall empty into a soak-well; and each soak-well shall be located at least 1.8m from any building, and at least 1.8m from the boundary of the block. Soak-wells of adequate capacity to contain runoff from a 20-year recurrent storm event. Soak-wells shall be a minimum capacity of 1.0m³ for every 80m² of calculated surface area of the development.

4. The applicant is advised to consult the City's Visual and Acoustic Privacy Advisory Information in relation to locating any mechanical equipment (e.g. air-conditioner, swimming pool or spa) such that noise, vibration and visual impacts on neighbours are mitigated. The City does not recommend installing any equipment near a property boundary where it is likely that noise will intrude upon neighbours.

Prior to selecting a location for an air-conditioner, the applicant is advised to consult the online fairair noise calculator at www.fairair.com.au and use this as a guide to prevent noise affecting neighbouring properties.

Prior to installing mechanical equipment, the applicant is advised to consult neighbours, and if necessary, take measures to suppress noise.

5. This decision does not obviate rights and responsibilities of strata owners under the Strata Titles Act 1985, which may require additional consultation and/or permissions from the stratum, prior to the commencement of works.
6. This decision constitutes planning approval only and is valid for a period of two years from the date of approval. If the subject development is not substantially commenced within the two-year period, the approval shall lapse and be of no further effect.

PD49.17	(Lot 124) No. 34 Loftus Street, Nedlands – Short-term accommodation
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Committee	14 November 2017
Council	28 November 2017
Applicant	J A Rowe
Landowner	J A Rowe
Director	Peter Mickleson – Director Planning & Development
Reference	DA2017/252
Delegation	In accordance with Clause 6.7.1a) of the City’s Instrument of Delegation, Council is required to determine the application due to objections being received.
Attachments	1. Proposed management plan from the applicant 2. Additional justification provided by the applicant

Councillor Hay left the room at 8.48 pm.

Regulation 11(da) – Not Applicable – Recommendation Adopted

Moved – Councillor Shaw

Seconded – Councillor Wetherall

That the Recommendation to Council be adopted.

(Printed below for ease of reference)

Councillor Hay returned to the room at 8.50 pm.

CARRIED 7/6
(Against: Crs. Mangano de Lacy Smyth Hay James & Horley)

Council Resolution / Committee Recommendation

Council approves the development application for short-term accommodation at (Lot 124) No. 34 Loftus Street, Nedlands, received on 24 August 2017, subject to the following conditions and advice:

- 1. The development shall at all times comply with the application and the approved plans, subject to any modifications required as a consequence of any condition(s) of this approval.**
- 2. The approved management plan being complied with at all times to the City’s satisfaction.**

- 3. All car parking associated with the short-term accommodation being contained on site.**
- 4. Approval is for 12 months from approval and extension being subject to the satisfaction of administration that the management plan is working.**

Advice Notes specific to this approval:

- 1. Noise levels are to comply with the Environmental Protection (Noise) Regulations 1997.**

Recommendation to Committee

Council approves the development application for short-term accommodation at (Lot 124) No. 34 Loftus Street, Nedlands, received on 24 August 2017, subject to the following conditions and advice:

1. The development shall at all times comply with the application and the approved plans, subject to any modifications required as a consequence of any condition(s) of this approval.
2. The approved management plan being complied with at all times to the City's satisfaction.
3. All car parking associated with the short-term accommodation being contained on site.

Advice Notes specific to this approval:

1. Noise levels are to comply with the Environmental Protection (Noise) Regulations 1997.

PD50.17	(Lot 53) No. 6 Croydon Street, Nedlands – Short-term accommodation
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Committee	14 November 2017
Council	28 November 2017
Applicant	C Rees
Landowner	C Rees
Director	Peter Mickleson – Director Planning & Development Services
Reference	DA2017/238
Delegation	In accordance with Clause 6.7.1a) of the City’s Instrument of Delegation, Council is required to determine the application due to objections being received.
Attachments	1. Photograph of the property 2. Proposed management plan from the applicant

Councillor McManus left the room at 9.13 pm.

Please note a procedural motion was passed at the Committee Meeting on 14 November 2017 to adjourn this item until this meeting therefore there is no Recommendation from Committee.

Moved – Councillor Shaw
Seconded – Councillor Hassell

That the Recommendation to Committee be adopted subject to an additional condition 4 being added as follows:

4. Approval is for 12 months from approval and extension being subject to the satisfaction of administration that the management plan is being applied and in accordance with any relevant Council Policies.

Councillor McManus returned to the room at 9.16 pm.

LOST 6/7

(Against: Mayor Crs. Mangano de Lacy Hodsdon Hay James Horley)

Moved – Councillor James
Seconded – Councillor Mangano

Council Resolution

That the application be refused.

LOST 6/7

(Against: Crs. Argyle Hassell Wetherall Shaw Horley McManus & Smyth)

Recommendation to Committee

Council approves the development application for (Lot 53) No.6 Croydon Street, Nedlands, to be used as use not listed (short-term accommodation), received on 14 August 2017, subject to the following conditions and advice:

1. The development shall at all times comply with the application and the approved plans, subject to any modifications required as a consequence of any condition(s) of this approval.
2. The approved management plan being complied with at all times to the City's satisfaction.
3. All car parking associated with the short-term accommodation being contained on site.

Advice Notes specific to this refusal:

1. Noise levels are to comply with the *Environmental Protection (Noise) Regulations 1997*.

PD51.17	(Lot 388) No. 103 Hardy Road, Nedlands – Short-term accommodation (retrospective)
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Committee	14 November 2017
Council	28 November 2017
Applicant	S de Tissera
Landowner	S de Tissera
Director	Peter Mickleson – Director Planning & Development
Reference	DA2017/240
Delegation	In accordance with Clause 6.7.1a) of the City’s Instrument of Delegation, Council is required to determine the application due to objections being received.
Attachments	1. Photographs of the building being used as short-term accommodation as seen from Micrantha Lane 2. Proposed management plan from the applicant

Please note a procedural motion was passed at the Committee Meeting on 14 November 2017 to adjourn this item until this meeting therefore there is no Recommendation from Committee.

Regulation 11(da) – Not Applicable – Recommendation adopted with minor amendment.

Moved – Councillor Hassell
Seconded – Councillor Shaw

That the Recommendation to Committee be adopted subject to an additional condition 4 being added as follows:

- 4. Approval is for 12 months from approval and extension being subject to the satisfaction of administration that the management plan is being applied and in accordance with any relevant Council Policies.**

CARRIED 7/6

(Against: Crs. Mangano de Lacy Hodsdon Hay James & Horley)

Council Resolution

Council approves the retrospective development application for the existing two-storey building at the rear of (Lot 388) No.103 Hardy Road, Nedlands, to continue to be used as short-term accommodation, received on 21 August 2017, subject to the following conditions and advice:

- 1. The development shall at all times comply with the application and the approved plans, subject to any modifications required as a consequence of any condition(s) of this approval.**

- 2. There shall only be one car permitted for those associated with the short-term accommodation, and this car shall be parked wholly on the site at all times when the short-term accommodation occupants are at the site.**
- 3. The approved management plan being complied with at all times to the City's satisfaction, and shall include a requirement for the landowner to notify all occupants of the short-term accommodation that:
 - a) They are only permitted to bring one car to the property.**
 - b) They are required to park their car wholly on site at all times when they are at the site.****
- 4. Approval is for 12 months from approval and extension being subject to the satisfaction of administration that the management plan is being applied and in accordance with any relevant Council Policies.**

Advice Notes specific to this refusal:

- 1. Noise levels are to comply with the *Environmental Protection (Noise) Regulations 1997*.**

Recommendation to Committee

Council approves the retrospective development application for the existing two-storey building at the rear of (Lot 388) No.103 Hardy Road, Nedlands, to continue to be used as short-term accommodation, received on 21 August 2017, subject to the following conditions and advice:

1. The development shall at all times comply with the application and the approved plans, subject to any modifications required as a consequence of any condition(s) of this approval.
2. There shall only be one car permitted for those associated with the short-term accommodation, and this car shall be parked wholly on the site at all times when the short-term accommodation occupants are at the site.
3. The approved management plan being complied with at all times to the City's satisfaction, and shall include a requirement for the landowner to notify all occupants of the short-term accommodation that:
 - c) They are only permitted to bring one car to the property.
 - d) They are required to park their car wholly on site at all times when they are at the site.

Advice Notes specific to this refusal:

1. Noise levels are to comply with the *Environmental Protection (Noise) Regulations 1997*.

PD52.17	Long-term Street Trading License Application for temporary food stall in front of Kirkwood Deli
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Committee	14 November 2017
Council	28 November 2017
Applicant	La Pizzeria
Director	Peter Mickleson – Director Planning & Development
Attachments	Nil.

Regulation 11(da) – Not Applicable – Recommendation Adopted

Moved – Councillor Hassell
 Seconded – Councillor James

That the Recommendation to Council be adopted.
 (Printed below for ease of reference)

CARRIED UNANIMOUSLY EN BLOC 13/-

Council Resolution / Committee Recommendation / Recommendation to Committee

Council approve a Street Trading License for a period ending 30 June 2018 following receipt of the scheduled fee and in accordance with the following conditions:

- a) A minimum 1.8 metres width of footpath is to be maintained clear between the existing footpath handrail and the trade display, as described within the Council Policy Manual;**
- b) The temporary food stall is to be completely removed and the footpath cleaned at the end of every trade; and**
- c) Trading is to be in accordance with relevant legislation including:**
 - i. Food Act 2008 (WA); and***
 - ii. Environmental Protection (Noise) Regulations 1997 (WA).***

12.3 Technical Services Report No's TS10.17 to TS15.17 (copy attached)

Note: Regulation 11(da) of the *Local Government (Administration) Regulations 1996* requires written reasons for each decision made at the meeting that is significantly different from the relevant written recommendation of a committee or an employee as defined in section 5.70, but not a decision to only note the matter or to return the recommendation for further consideration.

TS10.17	College Park Precinct Parking Review
Committee	14 November 2017
Council	28 November 2017
Applicant	City of Nedlands
Officer	David Dwyer - Design Engineer
Director	Martyn Glover – Director Technical Services
Attachments	1. Recommended Parking Prohibition Map 2. College Park Precinct Area Map 3. Existing Parking Prohibition Map 4. College Park Precinct Parking Survey

Regulation 11(da) – Not Applicable – Recommendation Adopted

Moved – Councillor Hassell
 Seconded – Councillor James

That the Recommendation to Council be adopted.
 (Printed below for ease of reference)

CARRIED UNANIMOUSLY EN BLOC 13/-

Council Resolution / Committee Recommendation / Recommendation to Committee

Council:

- Approves the recommended parking prohibitions presented in the following table 1:

Table 1: Recommended Changes to College Park Precinct Parking Prohibition

Street	Section	Current Restriction	Proposed Restriction (presented for community feedback)	Recommended Restriction (following community feedback)
Rockton Road	Stirling Hwy – Jenkins Ave	Two-hour (2P) parking	Two-hour (2P) parking	Two-hour (2P) parking

Street	Section	Current Restriction	Proposed Restriction (presented for community feedback)	Recommended Restriction (following community feedback)
	Jenkins Ave – Barcoo Ave	Unrestricted	Three-hour (3P) parking	Three-hour (3P) parking
	Barcoo Ave - Princess Rd	Unrestricted	Three-hour (3P) parking	Unrestricted
Waroonga Road	Stirling Hwy – Jenkins Ave	Three-hour (3P) parking	Two-hour (2P) parking	Two-hour (2P) parking
	Jenkins Ave – Princess Rd	Unrestricted	Three-hour (3P) parking	Three-hour (3P) parking
Bulimba Road	Stirling Hwy – Jenkins Ave	Three-hour (3P) and two-hour (2P) parking	Three-hour (3P) and two-hour (2P) parking	Move on-street time restricted bays to the east side of the street
	Jenkins Ave – Barcoo Ave	Three-hour (3P) parking	Three-hour (3P) parking	Three-hour (3P) parking
	Barcoo Ave – Princess Rd	Unrestricted	Three-hour (3P) parking	Unrestricted
Taylor Road	Stirling Hwy – Jenkins Ave	One-hour (1P) and two-hour (2P) parking	One-hour (1P) and two-hour (2P) parking	One-hour (1P) and two-hour (2P) parking
	Jenkins Ave – Barcoo Ave	Unrestricted	Three-hour (3P) parking	Three-hour (3P) parking
	Barcoo Ave - Princess Rd	Unrestricted	Three-hour (3P) parking	Unrestricted
Jenkins Avenue	Bay Rd – Rockton Rd	Unrestricted	Three-hour (3P) parking	Three-hour (3P) parking
	Rockton Rd – Taylor Rd	Three-hour (3P) parking	Three-hour (3P) parking	Three-hour (3P) parking
Barcoo Avenue	Bay Rd – Taylor Rd	Unrestricted	Three-hour (3P) parking	Three-hour (3P) parking
Princess Road	Bay Rd – Taylor Rd	No-Parking (cycle lanes)	No-Parking (cycle lanes)	No-Parking (cycle lanes)
Melvista Avenue	Bay Rd – Leopold St	Unrestricted	Unrestricted	Unrestricted
Bostock Road	Princess Rd – Melvista Ave	Unrestricted	Unrestricted	Unrestricted
Leopold Street	Princess Rd – Melvista Ave	Unrestricted	Unrestricted	Unrestricted

- 2. Note that due to the width of the streets with in the precinct the proposed time parking restrictions will apply to one side of the street along with no parking on the other to allow safe travel path of a vehicle.**
- 3. Note that existing “No Parking” or “No Standing” restrictions that are in place for safety reasons such as sight distance limitations will remain unchanged.**
- 4. Note that existing “Loading Bays”, “Bus Bays” or other service parking restrictions will remain unchanged.**

TS11.17	Safe Active Street Community Consultation
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Committee	14 November 2017
Council	28 November 2017
Applicant	City of Nedlands
Officer	Community Engagement Coordinator
Director	Director Technical Services
Attachments	<ol style="list-style-type: none"> 1. Safe Active Street Route 2. Concept Design 3. Community Engagement Plan

Councillor de Lacy – Impartiality Interest

Councillor de Lacy disclosed that she was previously employed by the Department of Transport and as a consequence, there may be a perception that her impartiality on the matter may be affected. Councillor de Lacy declared that she would consider this matter on its merits and vote accordingly.

Regulation 11(da) – Not Applicable – Recommendation Adopted

Moved – Councillor Hassell
 Seconded – Councillor James

That the Recommendation to Council be adopted.

(Printed below for ease of reference)

CARRIED UNANIMOUSLY EN BLOC 13/-

Council Resolution / Committee Recommendation / Recommendation to Committee

Council endorses the Community Engagement Plan for the Safe Active Streets Program in Elizabeth Street and Jenkins Avenue.

TS12.17	Riverview Court Rehabilitation
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Committee	14 November 2017
Council	28 November 2017
Applicant	City of Nedlands
Officer	Director Technical Services
Director	Director Technical Services
Attachments	1. Road condition photographs 2. Riverview Court 4.5m Concept Design

Regulation 11(da) – Not Applicable – Recommendation Adopted

Moved – Councillor Hassell
Seconded – Councillor James

That the Recommendation to Council be adopted.
(Printed below for ease of reference)

CARRIED UNANIMOUSLY EN BLOC 13/-

Council Resolution / Committee Recommendation / Recommendation to Committee
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Council:

1. **Agrees fund the rehabilitation of Riverview Court at 4.5m wide and in accordance with the concept plan attached to this report.**
2. **Amends the Capital Works Program budget as follows:**
 - a. **Job No 4.2226 Waratah Place reduced to \$33,400.**
 - b. **Job No 4.2050 Strickland Street reduced to \$139,000.**
 - c. **Job No 4.2190 Riverview Court amended to \$45,000.**
3. **Riverview Court Rehabilitation be included in the 2018/19 Capital Works Program at \$100,000 funded from municipal sources.**

TS13.17	RFT 2017-18.06 Supply and Installation of Bollards
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Committee	14 November 2017
Council	28 November 2017
Applicant	City of Nedlands
Officer	Nathan Brewer – Purchasing and Tenders Coordinator
Director	Martyn Glover – Director Technical Services
Attachments	Evaluation score sheet (confidential).

Regulation 11(da) – Not Applicable – Recommendation Adopted

Moved – Councillor Hassell
 Seconded – Councillor James

That the Recommendation to Council be adopted.
 (Printed below for ease of reference)

CARRIED UNANIMOUSLY EN BLOC 13/-

Council Resolution / Committee Recommendation / Recommendation to Committee

Council:

- 1. Agrees to award tender no. 2017-18.06 to Protek Carpentry and Fencing Services Pty Ltd for the Supply and Installation of Bollards as per the schedule of rates submitted; and**
- 2. Authorises the Chief Executive Officer to sign an acceptance of offer for this tender.**

TS14.17	RFT 2017-18.03 Waste Removal from John XXIII Depot
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Committee	14 November 2017
Council	28 November 2017
Applicant	City of Nedlands
Officer	Nathan Brewer – Purchasing and Tenders Coordinator
Director	Martyn Glover – Director Technical Services
Attachments	RFT 2017-18.03 Waste Removal from John XXIII Depot final evaluation (confidential).

Councillor Hassell – Impartiality Interest

Councillor Hassell disclosed that the company used to be one of his clients, and as a consequence, there may be a perception that his impartiality on the matter may be affected. Councillor Hassell declared that he would consider this matter on its merits and vote accordingly.

Regulation 11(da) – Not Applicable – Recommendation Adopted

Moved – Councillor Hassell
Seconded – Councillor James

That the Recommendation to Council be adopted.
(Printed below for ease of reference)

CARRIED UNANIMOUSLY EN BLOC 13/-

Council Resolution / Committee Recommendation / Recommendation to Committee

Council:

1. agrees to award tender no. 2017-18.03 to Fairfield Holdings Pty Ltd ATFT R Gulloto Family Trust t/a Capital Recycling for the Provision of Waste Removal services from John XXIII depot as per the schedule of rates submitted; and
2. authorises the Chief Executive Officer to sign an acceptance of offer for this tender.

TS15.17	RFT 2017-18.08 Nedlands River Wall Foreshore Restoration Stage 2
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Committee	14 November 2017
Council	28 November 2017
Applicant	City of Nedlands
Officer	Nathan Brewer – Purchasing and Tenders Coordinator
Director	Martyn Glover – Director Technical Services
Attachments	Nedlands River Wall Foreshore Restoration Stage 2 final evaluation (confidential).

Regulation 11(da) – Not Applicable – Recommendation Adopted

Moved – Councillor Hassell
 Seconded – Councillor James

That the Recommendation to Council be adopted.

(Printed below for ease of reference)

CARRIED UNANIMOUSLY EN BLOC 13/-

Council Resolution / Committee Recommendation / Recommendation to Committee

Council:

1. agrees to award Tender No. RFT 2017-18.08 to Italia Stone Group Pty Ltd for the Nedlands river wall foreshore restoration works Stage 2 as per the lump sum price (confidential Attachment 1) submitted; and
2. authorises the Chief Executive Officer to sign an acceptance of offer for this tender.

12.4 Community & Organisational Development Report No's CM05.17 (copy attached)

Note: Regulation 11(da) of the *Local Government (Administration) Regulations 1996* requires written reasons for each decision made at the meeting that is significantly different from the relevant written recommendation of a committee or an employee as defined in section 5.70, but not a decision to only note the matter or to return the recommendation for further consideration.

CM05.17	Fees and Charges – JC Smith Pavilion
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Committee	14 November 2017
Council	28 November 2017
Applicant	City of Nedlands
Officer	Amanda Cronin – Senior Community Development Officer (Recreation) Marion Granich – Manager Community Development
Director	Lorraine Driscoll – Director Corporate and Strategy
Attachments	N/A

Regulation 11(da) – Not Applicable – Recommendation Adopted

Moved – Councillor Hassell
Seconded – Councillor James

That the Recommendation to Council be adopted.
(Printed below for ease of reference)

CARRIED UNANIMOUSLY EN BLOC 13/-

Council Resolution / Committee Recommendation / Recommendation to Committee

Council approves the following Fees and Charges relating to the hire of JC Smith Pavilion.

Individual Community Group	or	Hourly	\$21
		Daily	\$161
Business Commercial User	or	Hourly	\$31
		Daily	\$242

12.5 Corporate & Strategy Report No's CPS27.17 to CPS28.17 (copy attached)

Note: Regulation 11(da) of the *Local Government (Administration) Regulations 1996* requires written reasons for each decision made at the meeting that is significantly different from the relevant written recommendation of a committee or an employee as defined in section 5.70, but not a decision to only note the matter or to return the recommendation for further consideration.

CPS27.17	List of Accounts Paid – September 2017
Committee	14 November 2017
Council	28 November 2017
Applicant	City of Nedlands
Officer	Vanaja Jayaraman – Acting Manager Finance
Director	Lorraine Driscoll – Director Corporate & Strategy
Attachments	1. Creditor Payment Listing September 2017 2. Purchasing Card Payments September 2017 (29 th August – 28 th September)

Regulation 11(da) – Not Applicable – Recommendation Adopted

Moved – Councillor Hassell

Seconded – Councillor James

That the Recommendation to Council be adopted.

(Printed below for ease of reference)

CARRIED UNANIMOUSLY EN BLOC 13/-

Council Resolution / Committee Recommendation / Recommendation to Committee
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Council receives the List of Accounts Paid for the month of September 2017 (refer to attachments).

CPS28.17	Policy Reviews
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Committee	14 November 2017
Council	28 November 2017
Applicant	City of Nedlands
Officer	Pollyanne Fisher – Policy & Projects Officer
Director	Lorraine Driscoll – Director Corporate & Strategy
Attachments	1. Use of pesticides in Public Places Policy

Regulation 11(da) – Not Applicable – Recommendation Adopted

Moved – Councillor Hassell
 Seconded – Councillor James

That the Recommendation to Council be adopted.
 (Printed below for ease of reference)

CARRIED UNANIMOUSLY EN BLOC 13/-

Council Resolution / Committee Recommendation / Recommendation to Committee

Council adopt the Use of Pesticides in Public Places Policy as per Attachment 1.

13. Reports by the Chief Executive Officer

13.1 Common Seal Register Report – October 2017

Moved – Councillor James
 Seconded – Councillor Hodsdon

The attached Common Seal Register Report for the month of October 2017 be received.

CARRIED UNANIMOUSLY 13/-

October 2017

SEAL NUMBER	DATE SEALED	DEPARTMENT	MEETING DATE / ITEM NO.	REASON FOR USE
899	17 October 2017	Planning & Development	Council Resolution PD38.17 22 August 2017	Seal Certification – Seal No. 899 – Deed of Lease (2 copies) – between City of Nedlands and National Trust of Australia (WA) – Lease of a portion of Reserve 17391 for Gallop House Gardens
900	17 October 2017	Planning & Development	Council Resolution PD32.17 25 July 2017	Seal Certification – Seal No. 900 – Deed of Variation of Lease of Portion of Lot 131 on Deposited Plan 222332 (No. 91) Wood Street, Swanbourne – between City of Nedlands and Mayo Community Garden Inc.

13.2 List of Delegated Authorities – October 2017

Moved – Councillor James
 Seconded – Councillor Hodsdon

The attached List of Delegated Authorities for the month of October 2017 be received.

CARRIED UNANIMOUSLY 13/-

October 2017					
Date of use of delegation of authority	Title	Position exercising delegated authority	Act	Section of Act	Applicant / CoN / Property Owner / Other
03/10/2017	3028271 - Parking Infringement Withdrawal – other compassionate grounds	Manager Health & Compliance – Andrew Melville	Local Government Act 1995	Section 9.20/6.12(1)	Mary Lynn De Silva
03/10/2017	3028049 - Parking Infringement Withdrawal – other compassionate grounds	Manager Health & Compliance – Andrew Melville	Local Government Act 1995	Section 9.20/6.12(1)	Jan Rigby
03/10/2017	Approval to write off minor rates debt September - \$89.65	Chief Executive Officer – Greg Trevaskis	Local Government Act 1995	Section 6.12 (1) (c)	City of Nedlands

04/10/2017	60028 – Thoroughfares Local Law Infringement Withdrawal – elect to be dealt with by prosecution	Manager Parks Services – Andrew Dickson	Local Government Act 1995	Section 9.20/6.12(1)	N Agapitos & M L Palassis
04/10/2017	(CANCELLED) – DA17/260 – 27 Whitfeld St, Floreat – Retaining Walls	Senior Planning Officer – Kate Bainbridge	City of Nedlands TPS2	Section 6.7.1	Ben Trager Homes
04/10/2017	(APP) – DA17/258 – 83 Stirling Hwy, Nedlands – Additions (Garage) and Reconfiguration of Car Parking	Senior Planning Officer – Kate Bainbridge	City of Nedlands TPS2	Section 6.7.1	Strzelecki Holdings Pty Ltd
04/10/2017	(APP) – DA17/263 – 109 Clement St, Swanbourne – Additions (Patio) to Existing Dwelling	Senior Planning Officer – Kate Bainbridge	City of Nedlands TPS2	Section 6.7.1	Abel Patios and Roofing
04/10/2017	(APP) – DA17/192 – 11 Knutsford Street, Swanbourne – Additions to Single House	Manager Planning – Jennifer Heyes	City of Nedlands TPS2	Section 6.7.1	Bacic Group Pty Ltd
05/10/2017	(APP) – DA17/212 – 14 Wattle Ave, Dalkeith – Additions (Patio) to Single House	Senior Planning Officer – Kate Bainbridge	City of Nedlands TPS2	Section 6.7.1	Swan Patios & Pergolas
05/10/2017	(APP) – DA17/267 – 26 Haldane St, Mt Claremont – Front Setback Area Fencing	Senior Planning Officer – Kate Bainbridge	City of Nedlands TPS2	Section 6.7.1	Residential Building WA
06/10/2017	(APP) – DA17/262 – 79 Stanley Street, Nedlands – Amendment to DA16/111	Coordinator Statutory Planning – Andrew Bratley	City of Nedlands TPS2	Section 6.7.1	R F Blackburn
10/10/2017	(APP) – DA17/277 – 5 Finch Way, Mount Claremont – Amendment to DA16/392	Coordinator Statutory	City of Nedlands TPS2	Section 6.7.1	Ms J K MacKenzie

		Planning – Andrew Bratley			
11/10/2017	(APP) – DA17/243 – 57 Hobbs Avenue, Dalkeith – Amendments to DA16/045	Coordinator Statutory Planning – Andrew Bratley	City of Nedlands TPS2	Section 6.7.1	Mrs A A Ong
11/10/2017	3028084 - Parking Infringement Withdrawal – other compassionate grounds	Manager Health & Compliance – Andrew Melville	Local Government Act 1995	Section 9.20/6.12(1)	Lucy Lofthouse
11/10/2017	3027079 - Parking Infringement Withdrawal – other compassionate grounds	Manager Health & Compliance – Andrew Melville	Local Government Act 1995	Section 9.20/6.12(1)	Scott Robinson
12/10/2017	(APP) – DA17/266 – 31 Wavell Road, Dalkeith – Additions (Street Fencing) to Single House	Coordinator Statutory Planning – Andrew Bratley	City of Nedlands TPS2	Section 6.7.1	Mrs S Wright
12/10/2017	(APP) – DA17/261 – 3/150 Stirling Hwy, Nedlands – Amendment to DA17/217	Senior Statutory Planning Officer – Kate Bainbridge	City of Nedlands TPS2	Section 6.7.1	J Swain
12/10/2017	(APP) – DA17/281 – 13 Strickland St, Mt Claremont – Single Dwelling	Senior Statutory Planning Officer – Kate Bainbridge	City of Nedlands TPS2	Section 6.7.1	Gemmill Homes
13/10/2017	(APP) – DA17/283 – 4 Viewway, Nedlands – Additions (Balcony) to Single House	Senior Statutory Planning Officer – Kate Bainbridge	City of Nedlands TPS2	Section 6.7.1	M Kljajic

16/10/2017	(APP) – DA17/61 Smyth Rd, Nedlands – Over Height Fencing	Manager Planning – Jennifer Heyes	City of Nedlands TPS2	Section 6.7.1	J & P Dudman
18/10/2017	3027041 - Parking Infringement Withdrawal – other compassionate grounds	Manager Health & Compliance – Andrew Melville	Local Government Act 1995	Section 9.20/6.12(1)	Mohamad Charoliya
19/10/2017	(APP) – DA17/268 – 33 Stirling Hwy, Nedlands – Amendments to DA16/330	Senior Statutory Planning Officer – Kate Bainbridge	City of Nedlands TPS2	Section 6.7.1	Northerly Group Australia Pty Ltd
24/10/2017	(APP) – DA17/290 – 46 Viking Rd, Dalkeith – Additions (Front Setback Area Fencing) to Single House	Senior Statutory Planning Officer – Kate Bainbridge	City of Nedlands TPS2	Section 6.7.1	Domination Homes Pty Ltd
25/10/2017	(APP) – DA17/255 – 70 Thomas St, Nedlands – Additions and Alterations to Single House	Manager Planning – Jennifer Heyes	City of Nedlands TPS2	Section 6.7.1	Allerding & Associates
25/10/2017	(APP) – DA17/278 – 33 Browne Ave, Dalkeith – Additions (Front Setback Area Fencing) to Single House	Coordinator Statutory Planning – Andrew Bratley	City of Nedlands TPS2	Section 6.7.1	Coastview Australia Pty Ltd
25/10/2017	(APP) – DA17/282 – 100 Stephenson Ave, Mt Claremont – Additions to Private Recreation (Additions to Timing Room)	Senior Statutory Planning Officer – Kate Bainbridge	City of Nedlands TPS2	Section 6.7.1	Venues West
26/10/2017	(APP) – DA17/276 – 101 Monash Ave, Nedlands – Amendments to DA17/213	Manger Planning – Jennifer Heyes	City of Nedlands TPS2	Section 6.7.1	Silver Thomas Hanley Architects

26/10/2017	(APP) – DA17/269 – 41 Stanley St, Nedlands – Additions (Patio) and Landscaping to Single House	Coordinator Statutory Planning – Andrew Bratley	City of Nedlands TPS2	Section 6.7.1	Sunwise Outdoor Living
27/10/2017	(APP) – DA17/280 – 40 Doonan Rd, Nedlands - Single House	Coordinator Statutory Planning – Andrew Bratley	City of Nedlands TPS2	Section 6.7.1	R C Mitchell
27/10/2017	(APP) – DA17/272 – 42A Langham St, Nedlands – Additions (Deck, Patio & Bathroom) to Single House	Senior Statutory Planning Officer – Kate Bainbridge	City of Nedlands TPS2	Section 6.7.1	T Trevisan
27/10/2017	(APP) – DA17/138 – 20 Circe Circle North, Dalkeith – Two Storey House with Undercroft	Coordinator Statutory Planning – Andrew Bratley	City of Nedlands TPS2	Section 6.7.1	Building Corporation WA Pty Ltd
30/10/2017	(APP) – DA17/299 – 2 Birrigan Loop, Swanbourne – Two Storey Single House	Manager Planning – Jennifer Heyes	City of Nedlands TPS2	Section 6.7.1	Distinctive Homes WA Pty Ltd
30/10/2017	(APP) – DA17/256 – 31 Neville Rd, Dalkeith – Additions to Existing Single Dwelling	Manager Planning – Jennifer Heyes	City of Nedlands TPS2	Section 6.7.1	Coastline Developments Pty Ltd
30/10/2017	(APP) – DA17/278 – 33 Browne Ave, Dalkeith – Additions (Front Setback Area Fencing) to Single House	Coordinator Statutory Planning – Andrew Bratley	City of Nedlands TPS2	Section 6.7.1	Coastview Australia Pty Ltd

30/10/2017	(APP) – DA17/254 – 5 Jutland Pde, Dalkeith – Additions (Front Setback Area Fencing) to Single House	Coordinator Statutory Planning – Andrew Bratley	City of Nedlands TPS2	Section 6.7.1	Livingscapes
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13.3 Monthly Financial Report – October 2017

Council	28 November 2017
Applicant	City of Nedlands
Officer	Vanaja Jayaraman – Acting Manager Finance
Director	Lorraine Driscoll – Director Corporate & Strategy
Attachments	<ol style="list-style-type: none"> 1. Financial Summary (Operating) by Business Units – 31 October 2017 2. Capital Works & Acquisitions – 31 October 2017 3. Net Current Assets – 31 October 2017 4. Statement of Activity – 31 October 2017

Regulation 11(da) – Not Applicable – Recommendation Adopted

Moved – Councillor James
 Seconded – Councillor Hay

That the Recommendation to Council be adopted.

(Printed below for ease of reference)

CARRIED UNANIMOUSLY 13/-

Council Resolution / Recommendation to Committee

Council receives the Monthly Financial Report for 31 October 2017.

Executive Summary

Administration is required to provide Council with a monthly financial report in accordance with *Regulation 34(1) of the Local Government (Financial Management) Regulations 1996*. The monthly financial variance from the budget of each business unit is reviewed with the respective manager and the Executive to identify the need for any remedial action. Significant variances are highlighted to Council in the attached Monthly Financial Report.

Discussion/Overview

The monthly financial management report meets the requirements of *Regulation 34(1) and 34(5) of the Local Government (Financial Management) Regulations 1996*.

The monthly financial variance from the budget of each business unit is reviewed with the respective Manager and the Executive to identify the need for any remedial action. Significant variances are highlighted to Council in the Monthly Financial Report.

This report gives an overview of the revenue and expenses of the City for the month of October 2017 together with a Net Assets Statement as at 31 October 2017.

The operating revenue at the end of October 2017 was \$28.596 M which represents a \$728k favourable variance compared to the year-to-date budget.

The operating expense at the end of October 2017 was \$10.322 M, which represents a \$1.825 M favourable variance compared to the year-to-date budget.

The attached Operating Statement compares “Actual” with “Budget” by Business Units. Variations from the budget of revenue and expenses by Directorates are highlighted in the following paragraphs.

Governance

Expenditure:	Favourable variance of	\$ 126,470
Revenue:	Favourable variance of	\$ 123,762

The favourable expenditure variance is mainly due to expenses not yet expended for special projects and ICT Expenses of \$78k, and Communication expenses not expended yet of \$20k, and reduced depreciation expense by \$33k.

The favourable revenue variance is due to the invoicing of the 2016/17 cost of WESROC projects invoiced to other Councils in July amounting to \$127,672.

Corporate and Strategy

Expenditure:	Favourable variance of	\$ 127,101
Revenue:	Favourable variance of	\$ 119,128

Favourable expenditure variance is mainly due to salary savings of \$43k due to vacancies not filled yet and expenses not expended yet for Customer Service Special Projects fees of \$109k.

Favourable revenue variance is due to slightly higher rates of \$81k and increase in ESL and Fees & charges of \$32k.

Community Development

Expenditure:	Favourable variance of	\$ 221,137
Revenue:	Favourable variance of	\$ 267,784

The favourable expenditure variance is mainly due to expenses not expended yet for community donations of \$62k, activities of \$28k and other expenses of

\$45k for NCC and Library. Savings on Tresillian courses \$14k and yet to expend ICT expenses \$13K. There is also cost savings of \$41k in NCC and Library salaries arising from vacancies not filled yet.

The Favourable revenue variance is due to NCC grants of \$261k received earlier than budgeted.

Planning and Development

Expenditure:	Favourable variance of	\$ 310,705
Revenue:	Favourable variance of	\$ 25,674

The favourable expenditure variance is mainly due to expenses not expended yet for Strategic projects of \$55k and sustainability and conservation projects of \$185k and other expenses of \$47k.

Small favourable revenue variance is mainly due to additional income of \$28k for Ranger services.

Technical Services

Expenditure:	Favourable variance of	\$ 1,039,838
Revenue:	Favourable variance of	\$ 191,647

The favourable expenditure variance is mainly due to expenses not expended yet for maintenance of buildings and parks of \$617k. The UGP works expenses have also been not expended yet, at an estimated cost of \$403k.

The favourable revenue variance is due to grant and contribution received of \$195k.

Capital Works Programme

At the end of October the expenditure on capital works were \$2.615 M with further commitments of \$2.722 M which is 34% of a total budget of \$15.779 M.

Net Current Assets Statement

At 31 October 2017, net current assets were \$21.076 M compared to \$22.985 M in prior period. This is mainly due to a higher creditor payment of \$3.08 M in Oct.

Conclusion

The statement of financial activity for the period ended 31 October 2017 indicates that operating expenses are under the year-to-date budget by 15% or \$1.825 M, while revenue is above the Budget by 2.6% or \$728k.

Key Relevant Previous Council Decisions:

Nil.

Consultation

N/A

Budget/Financial Implications

As outlined in the Monthly Financial Report.

CITY OF NEDLANDS
FINANCIAL SUMMARY - OPERATING - BY BUSINESS UNIT
AS AT 31 OCTOBER 2017

Row Labels	Master Account (desc)	October Actual YTD	October Budget YTD	Variance	Committed Balance	Annual Budget	Budget Available
Governance							
CEO's Office							
Governance							
Expense							
20420	Salaries - Governance	297,649	269,080	(28,569)	0	806,028	508,379
20421	Other Employee Costs - Governance	16,308	20,600	4,292	0	33,600	17,292
20423	Office - Governance	5,498	10,732	5,234	2,103	27,700	20,099
20424	Motor Vehicles - Governance	4,096	4,168	72	0	12,500	8,404
20425	Depreciation - Governance	32,195	64,968	32,773	0	194,900	162,705
20427	Finance - Governance	82,800	82,785	(15)	0	248,358	165,558
20428	Insurance - Governance	154,176	129,800	(24,376)	0	129,800	(24,376)
20430	Other - Governance	5,160	8,500	3,341	264	18,000	12,577
20434	Professional Fees - Governance	7,531	0	(7,531)	0	50,000	42,469
20450	Special Projects - Governance / PC93	28,035	75,000	46,965	13,430	202,500	161,035
Expense Total		633,449	665,633	32,184	15,797	1,723,386	1,074,140
Income							
50410	Sundry Income - Governance	(164,710)	(41,432)	123,278	0	(124,300)	40,410
Income Total		(164,710)	(41,432)	123,278	0	(124,300)	40,410
Governance Total		468,740	624,201	155,461	15,797	1,599,086	1,114,550
Communications							
Expense							
28320	Salaries - Communications	89,862	103,204	13,342	0	309,599	219,737
28321	Other Employee Costs - Communications	3,418	6,100	2,682	0	14,000	10,582
28323	Office - Communications	7,907	28,436	20,529	30,743	79,300	40,650
28327	Finance - Communications	30,360	30,360	0	0	91,085	60,725
28330	Other - Communications	1,159	1,632	473	273	1,900	468
28334	Professional Fees - Communications	0	0	0	0	500	500
28335	ICT Expenses - Communications	22,305	26,200	3,895	0	32,600	10,295
28350	Special Projects - Communications / PC 90	0	10,000	10,000	0	40,000	40,000
Expense Total		155,011	205,932	50,921	31,016	568,984	382,957
Communications Total		155,011	205,932	50,921	31,016	568,984	382,957
Human Resources							
Expense							
20520	Salaries - HR	120,520	105,816	(14,704)	0	317,447	196,927
20521	Other Employee Costs - HR	51,728	77,707	25,979	1,145	166,400	113,527
20522	Staff Recruitment - HR	3,846	8,668	4,822	759	56,000	51,394
20523	Office - HR	582	1,672	1,090	0	5,000	4,418
20524	Motor Vehicles - HR	3,782	3,800	18	0	11,400	7,618
20525	Depreciation - HR	156	168	12	0	500	344
20527	Finance - HR	(221,120)	(221,116)	4	0	(663,347)	(442,227)
20530	Other - HR	0	868	868	0	2,600	2,600
20534	Professional Fees - HR	38,588	30,000	(8,588)	8,592	90,000	42,821
20535	ICT Expenses - HR	0	17,332	17,332	0	24,000	24,000
Expense Total		(1,919)	24,915	26,834	10,496	10,000	1,423
Income							
50510	Contributions & Reimbursements - HR	(3,816)	(3,332)	484	0	(10,000)	(6,184)
Income Total		(3,816)	(3,332)	484	0	(10,000)	(6,184)
Human Resources Total		(5,736)	21,583	27,319	10,496	0	(4,761)
Members Of Council							
Expense							
20323	Office - MOC	8,278	12,000	3,722	2,158	36,000	25,564
20325	Depreciation - MOC	290	300	10	0	900	610
20329	Members of Council - MOC	137,069	149,536	12,467	0	448,600	311,531
20330	Other - MOC	0	332	332	0	1,000	1,000
Expense Total		145,637	162,168	16,531	2,158	486,500	338,705
Members Of Council Total		145,637	162,168	16,531	2,158	486,500	338,705
CEO's Office Total		763,652	1,013,884	250,232	59,467	2,654,570	1,831,451
Governance Total		763,652	1,013,884	250,232	59,467	2,654,570	1,831,451
Corporate & Strategy							
Corporate Strategy & Systems							
Customer Services							
Expense							
21320	Salaries - Customer Service	141,630	181,580	39,950	0	544,750	403,120
21321	Other Employee Costs - Customer Service	2,845	4,468	1,623	623	7,000	3,532
21323	Office - Customer Service	1,058	1,836	778	1,745	5,500	2,696
21327	Finance - Customer Service	(259,400)	(259,417)	(17)	0	(778,250)	(518,850)
21330	Other - Customer Service	3,317	7,000	3,683	3,957	21,000	13,727
21334	Professional Fees - Customer Service	0	0	0	0	0	0
21350	Special Projects - Customer Service	90,917	200,000	109,083	58,900	200,000	50,183
Expense Total		(19,633)	135,467	155,100	65,225	0	(45,592)
Income							
51301	Fees & Charges - Customer Services	(470)	0	470	0	0	470
Income Total		(470)	0	470	0	0	470
Customer Services Total		(20,103)	135,467	155,570	65,225	0	(45,122)

ICT							
Expense							
21720	Salaries - ICT	158,700	143,813	(14,887)	0	431,438	272,738
21721	Other Employee Costs - ICT	9,401	19,750	10,349	3,767	33,500	20,332
21723	Office - ICT	16,364	16,668	304	0	50,000	33,636
21724	Motor Vehicles - ICT	5,793	7,100	1,307	0	21,300	15,507
21725	Depreciation - ICT	75,607	76,336	729	0	229,000	153,393
21727	Finance - ICT	(604,720)	(604,713)	7	0	(1,814,138)	(1,209,418)
21730	Other - ICT	0	332	332	0	1,000	1,000
21734	Professional Fees - ICT	17,880	40,000	22,120	51,860	120,000	50,260
21735	ICT Expenses - ICT	288,878	77,300	(211,578)	59,641	817,900	469,381
21750	Special Projects - ICT	17,298	36,668	19,371	0	110,000	92,703
Expense Total		(14,799)	(186,746)	(171,947)	115,268	0	(100,470)
ICT Total		(14,799)	(186,746)	(171,947)	115,268	0	(100,470)
Records							
Expense							
22020	Salaries - Records	0	0	0	0	0	0
22021	Other Employee Costs - Records	0	0	0	0	0	0
22030	Other - Records	0	0	0	0	0	0
22034	Professional Fees - Records	0	0	0	0	0	0
Expense Total		0	0	0	0	0	0
Records Total		0	0	0	0	0	0
Corporate Strategy & Systems Total		(34,902)	(51,279)	(16,377)	180,494	0	(145,591)
Finance							
Rates							
Expense							
21920	Salaries - Rates	34,366	27,728	(6,638)	0	83,183	48,817
21921	Other Employee Costs - Rates	1,424	1,200	(224)	0	1,200	(224)
21923	Office - Rates	10,382	4,666	(5,716)	27	14,000	3,591
21927	Finance - Rates	56,340	45,389	(10,951)	0	136,174	79,834
21930	Other - Rates	8,825	6,666	(2,159)	0	20,000	11,175
21934	Professional Fees - Rates	46,056	48,434	2,378	8,444	58,300	3,800
Expense Total		157,394	134,083	(23,311)	8,471	312,857	146,992
Income							
51908	Rates - Rates	(22,741,282)	(22,659,857)	81,425	0	(22,716,728)	24,554
Income Total		(22,741,282)	(22,659,857)	81,425	0	(22,716,728)	24,554
Rates Total		(22,583,888)	(22,525,774)	58,114	8,471	(22,403,871)	171,546
General Finance							
Expense							
21420	Salaries - Finance	263,919	288,450	24,531	0	865,357	601,438
21421	Other Employee Costs - Finance	13,632	25,632	12,000	0	50,000	36,368
21423	Office - Finance	36,685	39,066	2,381	15,139	116,300	64,475
21424	Motor Vehicles - Finance	3,625	7,000	3,375	0	21,000	17,375
21425	Depreciation - Finance	148	468	320	0	1,400	1,252
21427	Finance - Finance	(355,548)	(354,285)	1,263	2,318	(1,062,857)	(709,627)
21428	Insurance - Finance	2,041	0	(2,041)	0	0	(2,041)
21430	Other - Finance	0	1,500	1,500	0	3,000	3,000
21434	Professional Fees - Finance	6,475	21,248	14,773	47	52,500	45,978
21450	Special Projects - Finance	13,086	20,000	6,914	489	40,000	26,425
Expense Total		(15,938)	49,079	65,017	17,994	86,700	84,644
Income							
51401	Fees & Charges - Finance	(31,757)	(20,768)	10,989	0	(62,200)	(30,443)
51410	Sundry Income - Finance	(22,509)	(832)	21,677	0	(24,500)	(1,991)
Income Total		(54,266)	(21,600)	32,666	0	(86,700)	(32,434)
General Finance Total		(70,203)	27,479	97,682	17,994	0	52,210
General Purpose							
Expense							
21627	Finance - General Purpose	0	21,400	21,400	0	40,800	40,800
21631	Interest - General Purpose	45,900	128,885	82,985	0	289,000	243,100
Expense Total		45,900	150,285	104,385	0	329,800	283,900
Income							
51602	Service Charges - General Purpose	(8)	0	8	0	0	8
51604	Grants Operating - General Purpose	(84,796)	(99,117)	(14,321)	0	(396,470)	(311,674)
51607	Interest - General Purpose	(147,921)	(129,032)	18,889	0	(387,100)	(239,179)
51610	Sundry Income - General Purpose	8	0	(8)	0	0	(8)
Income Total		(232,717)	(228,149)	4,568	0	(783,570)	(550,853)
General Purpose Total		(186,817)	(77,864)	108,953	0	(453,770)	(266,953)
Shared Services							
Expense							
21523	Office - Shared Services	6,523	7,332	809	2,250	22,000	13,227
21527	Finance - Shared Services	(24,680)	(24,668)	12	0	(74,000)	(49,320)
21534	Professional Fees - Shared Services	8,630	5,666	(2,964)	17,000	52,000	26,370
Expense Total		(9,527)	(11,670)	(2,143)	19,250	0	(9,723)
Shared Services Total		(9,527)	(11,670)	(2,143)	19,250	0	(9,723)
Finance Total		(22,850,435)	(22,587,829)	262,606	45,715	(22,857,641)	(52,920)
Corporate & Strategy Total		(22,885,337)	(22,639,108)	246,229	226,208	(22,857,641)	(198,512)
Community Development							
Community Development							
Community Development							
Expense							
28120	Salaries - Community Development	146,604	144,717	(1,887)	0	434,157	287,553

28121	Other Employee Costs - Community Development	10,503	11,100	597	0	19,900	9,397
28123	Office - Community Development	853	1,404	551	0	4,200	3,347
28124	Motor Vehicles - Community Development	4,585	4,632	47	0	13,900	9,315
28125	Depreciation - Community Development	1,075	1,132	57	0	3,400	2,325
28127	Finance - Community Development	64,280	64,288	8	0	192,865	128,585
28130	Other - Community Development	294	1,168	874	0	3,500	3,206
28134	Professional Fees - Community Development	500	668	168	0	2,000	1,500
28137	Donations - Community Development	58,756	120,682	61,926	0	249,700	190,944
28150	Special Projects - Community Development	0	5,000	5,000	507	15,000	14,493
28151	OPRL Activities - Community Development / PC82-87	21,050	49,200	28,150	37,237	187,800	129,513
Expense Total		308,500	403,991	95,491	37,743	1,126,422	780,179
Income							
58101	Fees & Charges - Community Development	(7,474)	(8,418)	(944)	0	(21,500)	(14,026)
58104	Grants Operating - Community Development	0	(2,668)	(2,668)	0	(26,500)	(26,500)
58106	Contributions & Reimburse - Community Development	0	0	0	0	(3,000)	(3,000)
Income Total		(7,474)	(11,086)	(3,612)	0	(51,000)	(43,526)
Community Development Total		301,026	392,905	91,879	37,743	1,075,422	736,653
Community Facilities							
Income							
58201	Fees & Charges - Community Facilities	(4,501)	(4,168)	333	0	(12,500)	(7,999)
58206	Contributions & Reimburse - Community Facilities	0	(332)	(332)	0	(1,000)	(1,000)
58209	Council Property - Community Facilities	(71,928)	(61,836)	10,092	0	(185,500)	(113,572)
Income Total		(76,429)	(66,336)	10,093	0	(199,000)	(122,571)
Community Facilities Total		(76,429)	(66,336)	10,093	0	(199,000)	(122,571)
Volunteer Services VRC							
Expense							
29320	Salaries - Volunteer Services VRC	29,240	27,684	(1,556)	0	83,056	53,816
29321	Other Employee Cost - Volunteer Services VRC	1,047	1,700	653	0	2,700	1,653
29323	Office - Volunteer Services VRC	739	2,350	1,611	0	5,000	4,261
29327	Finance - Volunteer Services VRC	8,120	8,136	16	0	24,405	16,285
29330	Other - Volunteer Services VRC	1,998	3,650	1,652	655	7,300	4,647
Expense Total		41,145	43,520	2,375	655	122,461	80,661
Income							
59304	Grants Operating - Volunteer Services VRC	(7,515)	(7,150)	365	0	(14,300)	(6,785)
Income Total		(7,515)	(7,150)	365	0	(14,300)	(6,785)
Volunteer Services VRC Total		33,629	36,370	2,741	655	108,161	73,877
Volunteer Services NVS							
Expense							
29220	Salaries - Volunteer Services NVS	8,147	10,196	2,049	0	30,597	22,450
29221	Other Employee Costs - Volunteer Services NVS	420	500	80	0	500	80
29223	Office - Volunteer Services NVS	89	166	77	0	3,400	3,311
29227	Finance - Volunteer Services NVS	7,480	7,464	(16)	0	22,396	14,916
29230	Other - Volunteer Services NVS	589	1,166	577	3,361	4,000	50
Expense Total		16,725	19,492	2,767	3,361	60,893	40,807
Volunteer Services NVS Total		16,725	19,492	2,767	3,361	60,893	40,807
Tresillian Community Centre							
Expense							
29120	Salaries - Tresillian CC	87,118	80,032	(7,086)	0	240,095	152,977
29121	Other Employee Costs - Tresillian CC	4,727	4,200	(527)	0	6,200	1,473
29123	Office - Tresillian CC	7,088	8,468	1,380	1,434	25,400	16,878
29125	Depreciation - Tresillian CC	234	268	34	0	800	566
29127	Finance - Tresillian CC	31,029	31,468	439	0	94,403	63,374
29130	Other - Tresillian CC	3,556	4,168	612	251	12,500	8,692
29136	Courses - Tresillian CC	52,986	66,836	13,850	43,242	200,500	104,272
29137	Donations - Tresillian CC	0	0	0	0	0	0
29150	Exhibition	1,834	2,368	534	0	7,100	5,266
Expense Total		188,572	197,808	9,236	44,927	586,998	353,499
Income							
59101	Fees & Charges - Tresillian CC	(110,893)	(120,664)	(9,771)	0	(362,000)	(251,107)
59109	Council Property - Tresillian CC	(10,467)	(9,500)	967	0	(28,500)	(18,033)
Income Total		(121,360)	(130,164)	(8,804)	0	(390,500)	(269,140)
Tresillian Community Centre Total		67,212	67,644	432	44,927	196,498	84,360
Community Development Total		342,164	450,075	107,911	86,686	1,241,974	813,124
Community Services Centres							
Nedlands Community Care							
Expense							
28620	Salaries - NCC	274,712	305,024	30,312	0	915,042	640,330
28621	Other Employee Costs - NCC	1,859	9,000	7,141	209	27,000	24,932
28623	Office - NCC	1,730	3,836	2,106	2,982	11,500	6,788
28624	Motor Vehicles - NCC	35,627	39,000	3,373	0	117,000	81,373
28625	Depreciation - NCC	9,397	13,736	4,339	0	41,200	31,803
28626	Utility - NCC	0	1,368	1,368	0	4,100	4,100
28627	Finance - NCC	99,800	99,788	(12)	0	299,363	199,563
28630	Other - NCC	5,647	25,208	19,561	12,403	75,600	57,551
28635	ICT Expenses - NCC	1,487	3,836	2,349	573	11,500	9,440
28664	Hacc Unit Cost - NCC / PC66	3,142	0	(3,142)	0	0	(3,142)
Expense Total		433,400	500,796	67,396	16,167	1,502,305	1,052,738
Income							
58601	Fees & Charges - NCC	(28,297)	(28,676)	(379)	0	(86,000)	(57,703)
58604	Grants Operating - NCC	(606,165)	(344,308)	261,857	0	(1,032,900)	(426,735)
58610	Sundry Income - NCC	0	(668)	(668)	0	(2,000)	(2,000)
Income Total		(634,463)	(373,652)	260,811	0	(1,120,900)	(486,437)

Nedlands Community Care Total		(201,062)	127,144	328,206	16,167	381,405	566,301
Positive Ageing							
Expense							
27420	Salaries - Positive Ageing	17,568	15,604	(1,964)	0	46,813	29,245
27421	Other Employee Costs - Positive Ageing	608	1,200	592	0	2,700	2,092
27427	Finance - Positive Ageing	7,840	7,840	0	0	23,516	15,676
28437	Donations - Positive Ageing	1,776	2,000	224	866	6,000	3,357
28450	Other - Positive Ageing	4,532	5,400	868	1,824	16,200	9,845
Expense Total		32,324	32,044	(280)	2,690	95,229	60,215
Income							
58420	Fees & Charges - Positive Ageing	(10,045)	(4,668)	5,377	0	(14,000)	(3,955)
58423	Grants Operating - Positive Ageing	0	0	0	0	(500)	(500)
Income Total		(10,045)	(4,668)	5,377	0	(14,500)	(4,455)
Positive Ageing Total		22,279	27,376	5,097	2,690	80,729	55,760
Point Resolution Child Care							
Expense							
28820	Salaries - PRCC	171,305	160,350	(10,955)	0	481,301	309,996
28821	Other Employee Costs - PRCC	5,607	8,450	2,843	0	13,100	7,493
28823	Office - PRCC	1,391	2,536	1,145	1,210	8,800	6,199
28824	Motor Vehicles - PRCC	2,768	2,668	(100)	0	8,000	5,233
28825	Depreciation - PRCC	359	100	(259)	0	300	(59)
28826	Utility - PRCC	3,399	1,750	(1,649)	0	7,000	3,601
28827	Finance - PRCC	31,520	30,672	(848)	0	92,019	60,499
28830	Other - PRCC	869	5,482	4,613	400	21,100	19,831
28835	ICT Expenses - PRCC	940	1,050	110	235	4,200	3,025
28850	Special Projects - PRCC	637	0	(637)	0	0	(637)
Expense Total		218,793	213,058	(5,735)	1,845	635,820	415,182
Income							
58801	Fees & Charges - PRCC	(203,920)	(204,000)	(80)	0	(612,000)	(408,080)
Income Total		(203,920)	(204,000)	(80)	0	(612,000)	(408,080)
Point Resolution Child Care Total		14,873	9,058	(5,815)	1,845	23,820	7,102
Mt Claremont Library							
Expense							
28523	Office - Mt Claremont Library	4,045	3,668	(377)	822	11,000	6,133
28525	Depreciation - Mt Claremont Library	0	168	168	0	500	500
28527	Finance - Mt Claremont Library	13,440	13,456	16	0	40,371	26,931
28530	Other - Mt Claremont Library	8,866	11,900	3,034	8,602	35,700	18,232
28535	ICT Expenses - Mt Claremont Library	431	4,464	4,033	160	13,400	12,809
Expense Total		26,782	33,656	6,874	9,583	100,971	64,606
Income							
58501	Fees & Charges - Mt Claremont Library	(224)	(168)	56	0	(500)	(276)
58510	Sundry Income - Mt Claremont Library	(142)	(68)	74	0	(200)	(58)
58511	Fines & Penalties - Mt Claremont Library	(138)	(168)	(30)	0	(500)	(362)
Income Total		(504)	(404)	100	0	(1,200)	(696)
Mt Claremont Library Total		26,278	33,252	6,974	9,583	99,771	63,910
Nedlands Library							
Expense							
28720	Salaries - Library Services	315,297	326,704	11,407	0	980,111	664,814
28721	Other Employee Costs - Library Services	16,070	20,700	4,630	483	33,000	16,446
28723	Office - Nedlands Library	16,118	15,164	(954)	3,317	45,500	26,066
28724	Motor Vehicles - Nedlands Library	6,089	6,100	12	0	18,300	12,212
28725	Depreciation - Nedlands Library	3,998	2,100	(1,898)	0	6,300	2,302
28727	Finance - Nedlands Library	157,680	157,668	(12)	0	473,005	315,325
28730	Other - Nedlands Library	25,057	47,332	22,275	12,468	142,000	104,475
28731	Grants Expenditure - Nedlands Library	1,200	668	(532)	0	2,000	800
28734	Professional Fees - Nedlands Library	0	400	400	0	1,200	1,200
28735	ICT Expenses - Nedlands Library	5,250	11,904	6,654	348	35,700	30,101
28750	Special Projects - Nedlands Library	0	1,032	1,032	0	3,100	3,100
Expense Total		546,759	589,772	43,013	16,616	1,740,216	1,176,841
Income							
58701	Fees & Charges - Nedland Library	(2,872)	(1,668)	1,204	0	(5,000)	(2,128)
58704	Grants Operating - Nedlands Library	(1,200)	(664)	536	0	(2,000)	(800)
58710	Sundry Income - Nedlands Library	(3,608)	(2,168)	1,440	0	(6,500)	(2,892)
58711	Fines & Penalties - Nedlands Library	(1,521)	(1,168)	353	0	(3,500)	(1,979)
Income Total		(9,202)	(5,668)	3,534	0	(17,000)	(7,798)
Nedlands Library Total		537,557	584,104	46,547	16,616	1,723,216	1,169,042
Community Services Centres Total		399,925	780,934	381,009	46,901	2,308,941	1,862,115
Community Development Total		742,088	1,231,009	488,921	133,587	3,550,915	2,675,239
Planning & Development Services							
Planning Services							
Town Planning - Administration							
Expense							
24820	Salaries - Town Planning Admin	34,538	33,480	(1,058)	0	100,439	65,901
24821	Other Employee Costs-Town Planning Admin	17,981	28,300	10,319	0	51,400	33,419
24823	Office - Town Planning Admin	478	3,668	3,190	455	11,000	10,068
24824	Motor Vehicles - Town Planning Admin	14,631	16,000	1,369	0	48,000	33,369
24825	Depreciation - Town Planning Admin	174	200	26	0	600	426
24827	Finance - Town Planning Admin	131,040	131,056	16	0	393,170	262,130
24830	Other - Town Planning Admin	106	2,250	2,144	0	9,000	8,894
24862	Statutory Projects - Town Planning	0	2,000	2,000	0	6,000	6,000
Expense Total		198,948	216,954	18,006	455	619,609	420,206

Income							
54801	Fees & Charges - Town Planning Admin	(140,864)	(133,665)	7,199	0	(401,000)	(260,136)
54811	Fines & Penalties - Town Planning	(500)	0	500	0	(1,000)	(500)
Income Total		(141,364)	(133,665)	7,699	0	(402,000)	(260,636)
Town Planning - Administration Total		57,584	83,289	25,705	455	217,609	159,570
Statutory Planning							
Expense							
24320	Salaries - Statutory Planning	134,048	125,569	(8,479)	0	376,704	242,656
24321	Other Employee Costs - Statutory Planning	0	2,800	2,800	0	8,400	8,400
24334	Professional Fees - Statutory Planning	22,775	16,668	(6,107)	15,035	50,000	12,190
Expense Total		156,823	145,037	(11,786)	15,035	435,104	263,246
Statutory Planning Total		156,823	145,037	(11,786)	15,035	435,104	263,246
Strategic Planning							
Expense							
24857	Strategic Projects - Strategic Planning	1,008	56,000	54,992	39,027	168,000	127,965
24920	Salaries - Strategic Planning	157,956	155,800	(2,156)	0	467,397	309,441
24921	Other Employee Costs - Strategic Planning	1,832	2,532	700	0	7,600	5,768
24934	Professional Fees - Strategic Planning	9,661	3,332	(6,329)	7,309	10,000	(6,969)
Expense Total		170,456	217,664	47,208	46,336	652,997	436,205
Strategic Planning Total		170,456	217,664	47,208	46,336	652,997	436,205
Planning Services Total		384,864	445,990	61,126	61,825	1,305,710	859,021
Health & Compliance							
Sustainability							
Expense							
24620	Salaries - Sustainability	30,066	25,704	(4,362)	0	77,120	47,054
24621	Other Employee Costs - Sustainability	963	1,100	137	0	1,100	137
24624	Motor Vehicles - Sustainability	6,402	3,732	(2,670)	0	11,200	4,798
24625	Depreciation - Sustainability	501	532	31	0	1,600	1,099
24627	Finance - Sustainability	3,840	3,832	(8)	0	11,496	7,656
24630	Other - Sustainability	421	0	(421)	0	0	(421)
24638	Operational Activities - Sustainability / PC79	8,553	28,498	19,945	1,160	42,500	32,787
Expense Total		50,747	63,398	12,651	1,160	145,016	93,109
Income							
54610	Sundry Income - Sustainability	0	(332)	(332)	0	(1,000)	(1,000)
Income Total		0	(332)	(332)	0	(1,000)	(1,000)
Sustainability Total		50,747	63,066	12,319	1,160	144,016	92,109
Environmental Health							
Expense							
24720	Salaries - Environmental Health	158,732	143,105	(15,627)	0	429,310	270,578
24721	Other Employee Costs - Environmental Health	10,717	15,560	4,843	1,111	28,800	16,972
24723	Office - Environmental Health	71	864	793	0	2,600	2,529
24724	Motor Vehicles - Environmental Health	0	2,800	2,800	0	8,400	8,400
24725	Depreciation - Environmental Health	1,314	1,368	54	0	4,100	2,786
24727	Finance - Environmental Health	48,480	48,488	8	0	145,465	96,985
24730	Other - Environmental Health	190	12,168	11,978	32,292	36,500	4,018
24734	Professional Fees - Environmental Health	0	10,000	10,000	0	30,000	30,000
24735	ICT Expenses - Environmental Health	0	668	668	0	2,000	2,000
24751	OPRL Activities - Environmental Health PC76,77,78	47,466	37,300	(10,166)	7,091	80,200	25,643
Expense Total		266,969	272,321	5,352	40,494	767,375	459,912
Income							
54701	Fees & Charges - Environmental Health	(22,948)	(15,000)	7,948	0	(45,000)	(22,052)
54710	Sundry Income - Environmental Health	0	(668)	(668)	0	(2,000)	(2,000)
54711	Fines & Penalties - Environmental Health	(2,037)	(8,832)	(6,795)	0	(26,500)	(24,463)
Income Total		(24,985)	(24,500)	485	0	(73,500)	(48,515)
Environmental Health Total		241,984	247,821	5,837	40,494	693,875	411,397
Environmental Conservation							
Expense							
24221	Other Employee Costs - Environmental Conservation	0	1,000	1,000	0	4,000	4,000
24223	Office - Environmental Conservation	1,428	250	(1,178)	227	1,000	(655)
24227	Finance - Environmental Conservation	23,840	23,856	16	0	71,568	47,728
24230	Other - Environmental Conservation	809	425	(384)	0	1,700	891
24237	Donations - Environmental Conservation	0	425	425	0	1,700	1,700
24251	Operational Activities-Environ Conservation / PC80	136,059	300,717	164,658	264,233	631,785	231,493
Expense Total		162,136	326,673	164,537	264,461	711,753	285,156
Income							
54204	Grants Operating - Environmental Conservation	(5,793)	(7,500)	(1,707)	0	(30,000)	(24,207)
54210	Sundry Income - Environmental Conservation	(3,178)	0	3,178	0	(8,800)	(5,622)
Income Total		(8,971)	(7,500)	1,471	0	(38,800)	(29,829)
Environmental Conservation Total		153,165	319,173	166,008	264,461	672,953	255,327
Ranger Services							
Expense							
21120	Salaries - Ranger Services	208,827	203,744	(5,083)	0	611,241	402,414
21121	Other Employee Costs - Ranger Services	11,419	11,604	185	557	19,200	7,225
21123	Office - Ranger Services	4,014	3,764	(250)	121	11,300	7,165
21124	Motor Vehicles - Ranger Services	16,476	31,000	14,524	0	62,000	45,524
21125	Depreciation - Ranger Services	1,665	1,368	(297)	0	4,100	2,435
21127	Finance - Ranger Services	73,281	78,498	5,217	0	235,491	162,210
21130	Other - Ranger Services	18,405	54,168	35,763	4,857	70,500	47,238
21134	Professional Fees - Ranger Services	3,901	1,668	(2,233)	917	5,000	182
21135	ICT Expenses - Ranger Services	0	5,000	5,000	0	15,000	15,000
21137	Donations - Ranger Services	0	0	0	0	1,000	1,000
Expense Total		337,987	390,814	52,827	6,452	1,034,832	690,392

Income							
51101	Fees & Charges - Ranger Services	(29,294)	(27,168)	2,126	0	(83,500)	(54,206)
51106	Contributions & Reimbursements- Rangers Services	(28,166)	0	28,166	0	(30,000)	(1,834)
51110	Sundry Income - Ranger Services	(500)	0	500	0	(2,500)	(2,000)
51111	Fines & Penalties - Rangers Services	(139,849)	(121,332)	18,517	0	(367,000)	(227,151)
Income Total		(197,810)	(148,500)	49,310	0	(483,000)	(285,190)
Ranger Services Total		140,178	242,314	102,136	6,452	551,832	405,202
Health & Compliance Total		586,074	872,374	286,300	312,567	2,062,676	1,164,035
Building Services							
Building Services Expense							
24420	Salaries - Building Services	234,248	243,620	9,372	9,250	730,869	487,371
24421	Other Employee Costs - Building Services	13,906	26,066	12,160	0	44,300	30,394
24423	Office - Building Services	2,771	1,836	(935)	2,231	5,000	(2)
24424	Motor Vehicles - Building Services	9,161	8,532	(629)	0	25,600	16,439
24425	Depreciation - Building Services	81	100	19	0	300	219
24427	Finance - Building Services	105,680	105,668	(12)	0	317,006	211,326
24430	Other - Building Services	3,215	668	(2,547)	0	2,000	(1,215)
24434	Professional Fees - Building Services	15,517	20,000	4,483	6,643	60,000	37,840
Expense Total		384,579	406,490	21,911	18,124	1,185,075	782,373
Income							
54401	Fees & Charges - Building Services	(246,545)	(267,932)	(21,387)	0	(491,600)	(245,055)
54410	Sundry Income - Building Services	(27,367)	(33,332)	(5,965)	0	(100,000)	(72,633)
54411	Fines & Penalties - Building Services	(61)	(5,668)	(5,607)	0	(17,000)	(16,939)
Income Total		(273,974)	(306,932)	(32,958)	0	(608,600)	(334,626)
Building Services Total		110,605	99,558	(11,047)	18,124	576,475	447,746
Building Services Total		110,605	99,558	(11,047)	18,124	576,475	447,746
Planning & Development Services Total		1,081,543	1,417,922	336,379	392,516	3,944,861	2,470,802
Technical Services							
Engineering							
Infrastructure Services							
Expense							
26220	Salaries - Infrastructure Svcs	706,017	714,082	8,065	9,346	2,142,237	1,426,875
26221	Other Employee Costs - Infrastructure Svcs	72,180	98,950	26,770	14,161	175,300	88,960
26223	Office - Infrastructure Svcs	12,621	14,664	2,043	5,102	44,000	26,277
26224	Motor Vehicles - Infrastructure Svcs	18,598	28,700	10,102	0	86,100	67,502
26225	Depreciation - Infrastructure Svcs	3,891	3,832	(59)	0	11,500	7,609
26227	Finance - Infrastructure Svcs	(418,365)	(836,134)	(417,769)	0	(2,508,406)	(2,090,041)
26228	Insurance - Infrastructure Svcs	65,172	67,600	2,428	0	67,600	2,428
26230	Other - Infrastructure Svcs	2,298	25,000	22,702	837	75,000	71,865
26234	Professional Fees - Infrastructure Svcs	42,748	44,168	1,420	13,698	132,500	76,054
26235	ICT Expenses - Infrastructure Svcs	869	5,116	4,247	1,921	15,340	12,550
36101	Project Contribution - Infrastructure	0	403,000	403,000	0	5,053,000	5,053,000
Expense Total		506,027	568,978	62,951	45,064	5,294,171	4,743,080
Infrastructure Services Total		506,027	568,978	62,951	45,064	5,294,171	4,743,080
Plant Operating							
Expense							
26525	Depreciation - Plant Operating	176,340	315,301	138,961	0	945,900	769,560
26527	Finance - Plant Operating	(361,007)	(515,166)	(154,159)	0	(1,545,500)	(1,184,493)
26532	Plant - Plant Operating	270,594	112,968	(157,626)	14,207	674,600	389,799
26533	Minor Parts & Workshop Tools - Plant Operating	8,831	19,500	10,669	706	39,000	29,463
26549	Loss Sale of Assets - Plant Operating	12,387	9,966	(2,421)	0	29,900	17,513
Expense Total		107,146	(57,431)	(164,577)	14,913	143,900	21,842
Income							
56501	Fees & Charges - Plant Operating	(17,046)	0	17,046	0	(50,000)	(32,954)
56510	Sundry Income - Plant operating	(31,762)	0	31,762	0	0	31,762
56515	Profit Sale of Assets - Plant Operating	(1,493)	(10,034)	(8,541)	0	(30,100)	(28,607)
Income Total		(50,302)	(10,034)	40,268	0	(80,100)	(29,798)
Plant Operating Total		56,844	(67,465)	(124,309)	14,913	63,800	(7,957)
Streets Roads and Depots							
Expense							
26625	Depreciation - Streets Roads & Depots	1,202,785	1,026,330	(176,455)	0	3,079,000	1,876,215
26626	Utility - Streets Roads & Depots	163,136	176,900	13,764	0	530,700	367,564
26630	Other	1,436	10,004	8,568	0	30,000	28,564
26640	Reinstatement - Streets Roads & Depot	361	3,736	3,375	0	11,200	10,839
26667	Road Maintenance / PC51	295,580	233,333	(62,247)	78,634	700,000	325,786
26668	Drainage Maintenance / PC52	106,313	176,665	70,352	58,852	530,000	364,835
26669	Footpath Maintenance / PC53	62,839	70,436	7,597	6,002	211,300	142,459
26670	Parking Signs / PC54	34,248	30,000	(4,248)	2,506	90,000	53,246
26671	Right of Way Maintenance / PC55	35,089	30,000	(5,089)	0	90,000	54,911
26672	Bus Shelter Maintenance / PC56	8,756	3,332	(5,424)	0	10,000	1,244
26673	Graffiti Control / PC57	4,739	6,668	1,929	1,364	20,000	13,897
26674	Streets Roads & Depot / PC89	64,802	50,000	(14,802)	21,825	150,000	63,373
26627	Finance - Streets Roads & Depots	100	0	(100)	0	0	(100)
Expense Total		1,980,184	1,817,404	(162,780)	169,182	5,452,200	3,302,834
Income							
56601	Fees & Charges - Streets Roads & Depots	(20,352)	0	20,352	0	(77,000)	(56,648)
56604	Grants Operating - Streets Roads & Depots	(39,402)	0	39,402	0	(65,000)	(25,598)
56606	Contributions & Reimburse - Streets Roads & Depots	(59,613)	0	59,613	0	(20,000)	39,613
56610	Sundry Income - Streets Roads & Depots	(1,227)	0	1,227	0	(1,000)	227
56611	Fines and Penalties - Streets Roads & Depots	(600)	0	600	0	0	600

Income Total		(121,194)	0	121,194	0	(163,000)	(41,806)
Streets Roads and Depots Total		1,858,990	1,817,404	(41,586)	169,182	5,289,200	3,261,027
Waste Minimisation							
Expense							
24520	Salaries - Waste Minimisation	81,923	79,202	(2,721)	0	238,359	156,437
24521	Other Employee Costs - Waste Minimisation	4,853	3,650	(1,203)	0	4,500	(353)
24524	Motor Vehicles - Waste Minimisation	3,100	2,968	(132)	0	8,900	5,800
24525	Depreciation - Waste Minimisation	0	14,932	14,932	0	44,800	44,800
24527	Finance - Waste Minimisation	56,252	56,232	(20)	0	168,694	112,442
24538	Purchase of Product - Waste Minimisation	1,347	1,332	(15)	449	4,000	2,204
24552	Residential Kerbside - Waste Minimisation / PC71	503,245	615,533	112,288	780,397	1,846,600	562,958
24553	Residential Bulk - Waste Minimisation / PC72	9,459	149,700	140,241	271,697	449,100	167,944
24554	Commercial - Waste Minimisation / PC73	24,211	31,900	7,689	42,969	95,700	28,519
24555	Public Waste - Waste Minimisation / PC74	22,045	33,496	11,451	41,946	100,500	36,509
24556	Waste Strategy - Waste Minimisation / PC75	10,456	37,132	26,676	11,290	111,400	89,654
Expense Total		716,889	1,026,077	309,188	1,148,749	3,072,553	1,206,915
Income							
	Fees & Charges - Waste Minimisation	(3,293,363)	(3,332,936)	(39,573)	0	(3,353,600)	(60,237)
Income Total		(3,293,363)	(3,332,936)	(39,573)	0	(3,353,600)	(60,237)
Waste Minimisation Total							
		(2,576,474)	(2,306,859)	269,615	1,148,749	(281,047)	1,146,678
Building Maintenance							
Expense							
24120	Salaries - Building Maintenance	132,897	115,580	(17,317)	0	346,738	213,841
24121	Other Employee Costs - Building Maintenance	4,321	6,264	1,943	155	12,400	7,925
24123	Office - Building Maintenance	0	368	368	0	1,100	1,100
24124	Motor Vehicles - Building Maintenance	12,331	12,000	(331)	0	36,000	23,669
24125	Depreciation - Building Maintenance	247,276	654,066	406,790	0	1,962,200	1,714,924
24126	Utility - Building Maintenance PC41,42,43	71,115	85,530	14,415	0	256,600	185,485
24127	Finance - Building Maintenance	74,120	74,116	(4)	0	222,348	148,228
24128	Insurance - Building Maintenance PC40	56,504	63,800	7,296	0	63,800	7,296
24130	Other - Building Maintenance	335	1,332	997	0	4,000	3,665
24133	Building - Building Maintenance PC58	321,826	471,756	149,930	167,637	1,407,900	918,438
Expense Total		920,726	1,484,812	564,086	167,791	4,313,086	3,224,569
Income							
54106	Contributions & Reimbursement - Building Maintenance	(37,987)	(16,832)	21,155	0	(50,500)	(12,513)
54109	Council Property - Building Maintenance	(83,028)	(106,624)	(23,596)	0	(319,880)	(236,852)
Income Total		(121,016)	(123,456)	(2,440)	0	(370,380)	(249,364)
Building Maintenance Total							
		799,710	1,361,356	561,646	167,791	3,942,706	2,975,205
Engineering Total		645,097	1,373,414	728,317	1,545,700	14,308,830	12,118,033
Parks Services							
Expense							
26360	Depreciation - Parks Services	276,154	239,465	(36,689)	0	718,400	442,246
26365	Maintenance - Parks Services / PC59	1,197,340	1,664,998	467,658	312,798	4,443,900	2,933,763
Expense Total		1,473,494	1,904,463	430,969	312,798	5,162,300	3,376,008
Income							
56301	Fees & Charges - Parks & Ovals	(275)	0	275	0	0	275
56306	Contributions & Reimbursements - Parks Services	(75,501)	0	75,501	0	(5,000)	70,501
56309	Council Property - Parks Services	(15,361)	(23,054)	(7,693)	0	(62,000)	(46,639)
56310	Sundry Income - Parks Services	(4,116)	0	4,116	0	0	4,116
56312	Fines & Penalties - Parks & Ovals	0	0	0	0	0	0
Income Total		(95,253)	(23,054)	72,199	0	(67,000)	28,253
Parks Services Total							
		1,378,241	1,881,409	503,168	312,798	5,095,300	3,404,261
Parks Services Total		1,378,241	1,881,409	503,168	312,798	5,095,300	3,404,261
Technical Services Total		2,023,338	3,254,823	1,231,485	1,858,497	19,404,130	15,522,295
City of Nedlands Total							
		(18,274,716)	(15,721,470)	2,553,246	2,670,275	6,696,835	22,301,276

CITY OF NEDLANDS
CAPITAL WORKS & ACQUISITIONS
AS AT 30 OCTOBER 2017

L1	L1 Desc / L2 - Desc	October Actual YTD	Committed Balance	June Budget YTD	Budget Available
2	Footpath Rehabilitation				
	2030 Beatrice Road	0	0	73,710	73,710
	2500 Stirling Hwy - CF Taylor to Vincent 4 sections	338,581	206,353	0	-544,934
	2452 School Sports Facility	0	1,600	95,550	93,950
	2044 Leon Road	33,646	0	52,000	18,354
	600 Princess Rd - Marita to Broadway LHS	0	0	178,100	178,100
	601 Princess Rd - Kingsway to Broadway RHS	0	0	16,900	16,900
	602 Stirling Hwy - Thomas to Archdeacon Sth	0	0	178,120	178,120
	Footpath Rehabilitation Total	372,227	207,953	676,830	96,650
	2174 Sayer Street	0	0	104,790	104,790
	2081 Browne Avenue	9,333	85,123	861,250	766,794
	2127 Gunn Street	135,851	1,454	132,990	-4,315
	2188 Iris Avenue	3,302	107,134	154,700	44,263
	2094 Birkdale Street	0	0	423,020	423,020
	2098 Shann Street	0	0	562,250	562,250
	2305 Bee Eater Lane	0	0	75,010	75,010
	Road Rehabilitation Total	305,652	298,209	2,919,940	2,316,079
4	Drainage Rehabilitation				
	2024 Carrington Street	0	0	260,000	260,000
	2190 Riverview Ct	0	0	350,000	350,000
	2226 Waratah Place	15,655	1,836	48,400	30,909
	2050 Strickland Street	2,338	98,669	169,000	67,992
	Drainage Rehabilitation Total	17,993	100,506	827,400	708,901
5	Street Furniture / Bus Shelter				
	4057 Beaton Park	0	0	111,500	111,500
	9000 City Wide	0	0	70,200	70,200
	Street Furniture / Bus Shelter Total	0	0	181,700	181,700
6	Grant Funded Projects				
	2003 Alfred Road	1,105	2,523	130,300	126,672
	2012 Waratah Avenue	0	0	205,000	205,000
	2290 Quintilian Road	0	0	150,000	150,000
	2409 INTXN- Smyth Road/Monash Avenue	0	2,273	250,000	247,727
	400 Brockway Rd - Underwood to Lemnos	0	0	724,700	724,700
	401 INTXN Brockway/Underwood - Boundary Rd resu	209,657	2,837	189,500	-22,994
	Grant Funded Projects Total	973,854	312,644	2,420,500	1,134,001
11	Building Construction				
	4001 Kirkwood Rd - Allen Park Lower Pavilion	0	48,956	0	-48,956
	4003 Broome St - Council Depot	8,238	12,820	154,005	132,947
	4005 Drabble House Flat - 8A Webster St	0	0	39,000	39,000
	4006 2 Draper St - Hackett Playcentre	1,023	21,690	156,000	133,288
	4007 140 Melvista Ave - JC Smith Pavilion	1,700	30,157	78,000	46,143
	4008 60 Stirling Hwy - Nedlands Library	21,950	3,490	31,200	5,760
	4009 53 Jutland Pde - PRCC	0	16,836	84,500	67,664
	4010 97 Wartah Ave - NCC	5,727	0	22,100	16,373
	4011 105 Montgomery Ave - MTC Library	0	0	19,500	19,500
	4018 21 Tyrell St - Tresillian	0	0	45,500	45,500
	4019 84 Beatrice Rd - Adam A. Pavilion (Collegians AFC	32,894	0	0	-32,894
	4020 71 Stirling Hwy - Administration Bldg	4,034	3,381	84,500	77,085
	4022 Public Toilets/Changerooms	0	0	26,000	26,000
	4052 Allen Park (Master Plan)	23,726	25,197	255,640	206,717
	4053 42 Smyth Rd - Hollywood Subiaco Bowling	0	0	13,000	13,000
	4101 Melvista Reserve	0	-1,161	0	1,161
	4108 Alfred Rd/Montgomery Ave - MTC Oval	2,942	0	0	-2,942
	4201 John XXIII Ave - Council Depot	1,960	0	58,500	56,540
	9000 City Wide	0	19,745	65,000	45,255
	Building Construction Total	104,194	181,110	1,175,160	889,856
12	Off Street Parking				
	402 Beaton Park - Car park stage 2	0	163,543	286,000	122,457
	403 Hampden Rd - INSTL disabled bay	0	0	13,000	13,000
	404 Hollywood Bowling C - UG fence & resurfacing	0	0	130,000	130,000
	Off Street Parking Total	0	163,543	429,000	265,457
14	Parks & Reserves Construction				
	4051 Administration Surrounds	0	0	9,620	9,620
	4052 Allen Park	2,352	5,577	10,140	2,211
	4055 Asquith Park	0	0	278,200	278,200

4060	Birdwood Parade Reserve	0	0	17,420	17,420
4061	Bishop Road Reserve	0	0	3,250	3,250
4064	Brockman Reserve	0	11,617	10,400	-1,217
4071	Charles Ct Reserve	0	500	0	-500
4072	College Park	0	3,188	0	-3,188
4078	Daran Park	0	0	17,810	17,810
4082	Dott Bennett Park	2,363	0	14,430	12,067
4083	Sunset Foreshore	49,231	309	41,470	-8,070
4089	Hamilton Park	0	0	11,570	11,570
4094	Jones Park	2,485	910	15,340	11,946
4101	Melvista Reserve	0	0	35,750	35,750
4107	Mount Claremont Reserve	0	63,862	0	-63,862
4128	Shirley Fyfe Park	0	0	24,830	24,830
4133	Street Tree Replacement	0	16,800	0	-16,800
4137	Swanbourne Beach Reserve	6,061	0	0	-6,061
4169	River Wall Restoration	4,453	5,482	877,800	867,865
4161	Railway Reserve	416	0	0	-416
4300	Bore Installation MTC G/Water Monitoring	24,500	0	20,000	-4,500
700	Beaton Park - Irrigation upgrade	1,672	74,736	23,000	-53,409
701	Beaton Park - R bollard lighting	0	183	56,300	56,117
702	Charles Ct Rsv - R fencing to bollard	0	0	53,170	53,170
703	Charles Ct Rsv - R boomgate	0	0	4,940	4,940
704	Charles Ct Rsv - R rugby goals x2	0	0	31,980	31,980
705	Charles Ct Rsv - R park sign	0	4,400	8,710	4,310
706	College Park - R security lights	0	3,920	12,870	8,950
707	College Park - UG irrigation system	0	0	468,000	468,000
709	College Park - R basketball tower	0	0	8,580	8,580
710	College Park - UG fitness equipment	0	0	47,970	47,970
711	David C Rsv - INST floodlights	0	0	299,000	299,000
712	David C Rsv - R cricket nets	0	0	47,970	47,970
713	David C Rsv - Construct internal DUP	24,137	1,120	65,910	40,653
714	David C Rsv - INST dry climate planting	9,516	4,090	31,500	17,894
715	David C Rsv - UG irrigation system	7,203	60,518	360,500	292,779
716	Lesley Graham Rsv - Renew garden beds	0	0	24,050	24,050
717	Lesley Graham Rsv - INST new bore & pump	46,799	0	37,700	-9,099
718	Mt Claremont Rsv - UG 2 eroded paths	0	0	120,900	120,900
719	Mt Claremont Rsv - INST basketball fence	0	9,670	12,870	3,200
720	Ned Library S - R 32m section fence	0	0	3,900	3,900
721	Ned Library S - R bollard light x 6	12,418	0	24,830	12,412
722	PM Rose Gdn - R 230m fence to bollard	0	0	16,380	16,380
723	PM Rose Gdn - R rose garden beds	1,790	0	15,990	14,200
724	Pt Res Rsv - DVPT Greenway buffer S1	0	0	55,900	55,900
725	Pt Res Rsv - Construct 710m DUP	0	0	47,060	47,060
726	River Fshore - INST landscaping JL Pd	0	0	64,000	64,000
727	River Fshore - Landscaping	0	0	41,000	41,000
728	St John Wood Bv POS - DVLP park	0	0	16,250	16,250
729	St John Wood Bv POS - INST ctrl cabinet	1,268	0	232,100	230,832
Parks & Reserves Construction Total		196,665	266,881	3,669,330	3,205,784
15	Plant & Equipment				
7500	Technical Svs - Engineering	92,207	122,980	249,000	33,813
7501	Development Svs - Town Planning	0	0	63,000	63,000
7502	Development Svs - Building Svs	0	0	72,000	72,000
7505	Planning & Development Svs - Ranger Svs	0	0	16,000	16,000
7509	Technical Svs - Parks Svs	132,543	135,694	307,000	38,763
7510	Governance - Human Resources	0	0	38,000	38,000
7511	Community Svs - Service Centres	0	0	106,000	106,000
7512	Community Svs - Community Development	0	15,947	19,500	3,553
Plant & Equipment Total		224,750	274,621	870,500	371,129
16	ICT Capital Projects				
6039	Library System Software	0	0	70,000	70,000
6053	Hardware	0	50,726	26,100	-24,626
6054	Software	0	0	80,000	80,000
6055	Mobility	3,361	0	10,000	6,639
ICT Capital Projects Total		3,361	50,726	186,100	132,013
17	Greenway Development				
4122	Point Resolution Reserve - Path Upgrade	0	5,727	0	-5,727
Greenway Development Total		0	5,727	0	-5,727
18	Furniture & Fixture				
4020	71 Stirling Hwy - Administration Bldg	4,905	0	0	-4,905
7505	Planning & Development Svs - Ranger Svs	0	25,127	49,000	23,873
9000	City Wide	5,181	5,878	0	-11,059

	Furniture & Fixture Total	10,086	31,005	49,000	7,909
20	Major Projects - Parks				
	900 Beaton Park - AAPS Stage 1	406,274	895,285	1,473,240	171,681
	902 Beaton Park - Riverwall Stage 2	0	0	900,000	900,000
	Major Projects - Parks Total	406,274	895,284	2,373,240	1,071,681
	City of Nedlands Total	2,615,055	2,788,210	15,778,700	10,375,435

CITY OF NEDLANDS
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
NET CURRENT ASSETS

FOR THE PERIOD ENDING 31 OCTOBER 2017

	2017/18 YTD 31 October 2017	2016/17 YTD 31 October 2016
Current Assets		
Cash & Cash Equivalents	23,587,705	24,764,903
Receivable - Rates Debtors	6,900,002	7,058,383
Receivable - Sundry Debtors	335,739	273,412
Receivable - Self Supporting Loan	9,653	9,362
GST Receivable	167,481	350,376
Prepayments	186,333	134,784
Less: Provision for Doubtful Debts	(1,170)	(1,170)
Inventories	11,455	9,847
	31,197,198	32,599,897
Current Liabilities		
Payable - Sundry Creditors	(594,027)	(567,628)
Payable - ESL	(2,662,270)	(2,649,364)
Accrued Salaries and Wages	(131,206)	(48,799)
Staff Provisions	(2,169,780)	(2,073,385)
Current Loan Liability	(674,207)	(643,687)
Payroll Deductions	0	0
Other	0	0
	(6,231,490)	(5,982,863)
	24,965,708	26,617,034
Less: Restricted Reserves	(4,553,717)	(4,275,188)
Less: Current Self Supporting Loan Liability	(9,653)	0
Add Back: Current Loan Repayment	674,207	643,687
*Net Current Assets	21,076,545	22,985,533

CITY OF NEDLANDS
STATEMENT OF FINANCIAL ACTIVITY
BY DIRECTORATES
FOR THE PERIOD ENDED 31 OCTOBER 2017

Note	2017-18 Annual Budget \$	Oct 17 YTD Budget \$	Oct 17 YTD Actual \$	Oct 17 YTD Variance \$	Variance %
Operating Income					
Governance	134,300	44,764	168,526	123,762	276.5%
Corporate & Strategy	23,586,998	22,909,606	23,028,734	119,128	0.5%
Community Development	2,420,400	803,128	1,070,912	267,784	33.3%
Planning & Development Services	1,606,900	621,429	647,103	25,674	4.1%
Technical Services	4,034,080	3,489,480	3,681,127	191,647	5.5%
	31,782,678	27,868,407	28,596,402	727,995	2.6%
Operating Expense					
Governance	(2,788,871)	(1,058,648)	(932,178)	(126,470)	11.9%
Corporate & Strategy	(729,358)	(270,498)	(143,397)	(127,101)	47.0%
Community Development	(5,971,316)	(2,034,137)	(1,813,000)	(221,137)	10.9%
Planning & Development Services	(5,551,762)	(2,039,351)	(1,728,646)	(310,705)	15.2%
Technical Services	(23,438,211)	(6,744,303)	(5,704,465)	(1,039,838)	15.4%
	(38,479,518)	(12,146,937)	(10,321,686)	(1,825,251)	15.0%
Capital Income					
Grants Capital	4,594,960		615,102		
Proceeds from Disposal of Assets	607,000		114,071		
New Borrowings	7,200,000		0		
Self Supporting Loan Principal Repayments	12,821		6,313		
Transfer from Reserve	1,782,300		0		
	14,197,081		735,486		
Capital Expenditure					
Land & Buildings	(1,175,160)		(78,019)		
Infrastructure - Road	(7,455,370)		(1,695,901)		
Infrastructure - Parks	(6,042,570)		(602,939)		
Plant & Equipment	(870,500)		(224,750)		
Furniture & Equipment	(235,100)		(13,447)		
Repayment of Debentures	(983,843)		(309,636)		
Transfer to Reserves	(2,092,298)		(37,087)		
	(18,854,841)		(2,961,778)		
Total Operating and Non-Operating	(11,354,600)		16,048,424		
Adjustment - Non Cash Items					
Depreciation	7,251,700		2,033,638		
Receivables/Provisions/Other Accruals	15,000		18,138		
(Profit) on Sale of Assets	(30,100)		(1,493)		
Loss on Sale of Assets	29,900		12,387		
ADD - Surplus/(Deficit) 1 July b/f	3,823,821		2,965,451		
LESS - Surplus/(Deficit) 30 June c/f	(264,279)		21,076,545		
	11,354,600		(16,048,424)		

13.4 Monthly Investment Report – October 2017

Council	28 November 2017
Applicant	City of Nedlands
Officer	Vanaja Jayaraman – Acting Manager Finance
Director	Lorraine Driscoll – Director Corporate & Strategy
Attachments	Investment Report for the period ended 31 October 2017

Regulation 11(da) – Not Applicable – Recommendation Adopted

Moved – Councillor James
 Seconded – Councillor Hay

That the Recommendation to Council be adopted.
 (Printed below for ease of reference)

CARRIED UNANIMOUSLY 13/-

Council Resolution / Recommendation to Council

Council receives the Investment Report for the period ended 31 October 2017.

Executive Summary

In accordance with the Council’s Investment Policy, Administration is required to present a summary of investments to Council on a monthly basis.

Discussion/Overview

Council’s Investment of Funds report meets the requirements of Section 6.14 of the Local Government Act 1995.

The Investment Policy of the City, which is reviewed each year by the Audit and Risk Committee of Council, is structured so as to minimise any risks associated with the City’s cash investments. The officers adhere to this Policy, and continuously monitor market conditions to ensure that the City obtains attractive and optimum yields without compromising on risk management.

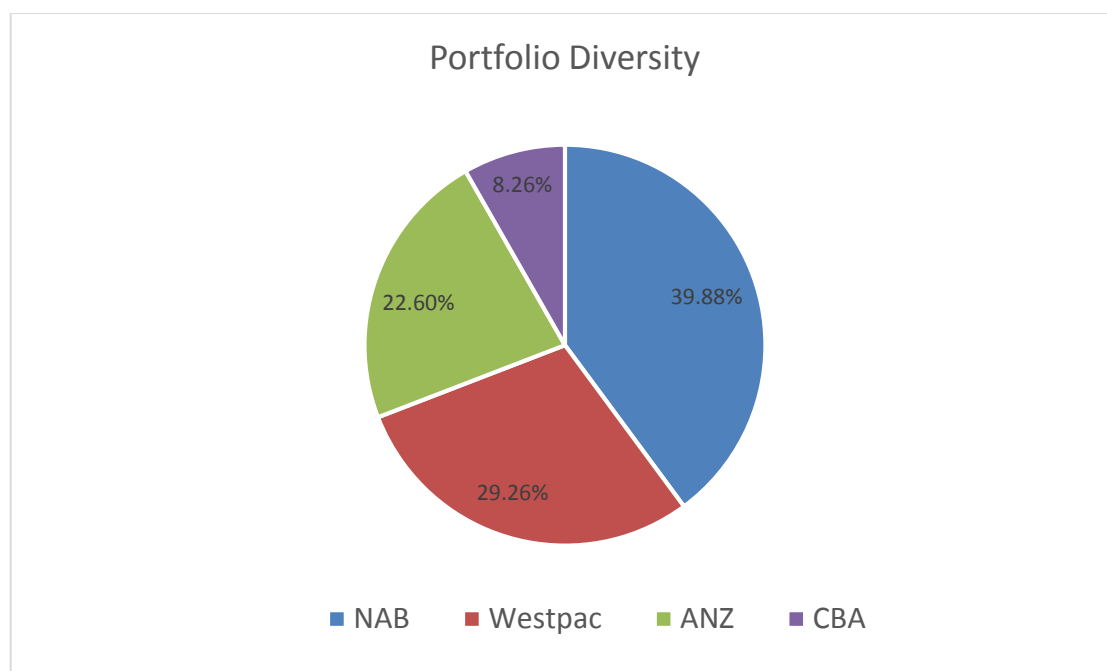
The Investment Summary shows that as at 31 October 2017 the City held the following funds in investments:

Municipal Funds	\$ 14,673,415.37
Reserve Funds	\$ 4,553,717.48
Total	<u>\$ 19,227,132.85</u>

The total interest earned from investments as at 31 October 2017 was \$128,342.73

The Investment Portfolio comprises holdings in the following institutions:

Financial Institution	Funds Invested	Interest Rate	Proportion of Portfolio
NAB	\$7,667,725.90	2.45% - 2.60%	39.88%
Westpac	\$5,626,631.26	1.91% - 2.75%	29.26%
ANZ	\$4,344,499.34	2.45% - 2.50%	22.60%
CBA	\$1,588,276.35	0.6% - 2.38%	8.26%
Total	\$19,227,132.85		100.00%



Conclusion

The Investment Report is presented to Council.

Key Relevant Previous Council Decisions:

Nil.

Consultation

Required by legislation:

Yes

No

Required by City of Redlands policy:

Yes

No

Budget/Financial Implications

Investment income is steady as per budget.

**INVESTMENTS REPORT
FOR THE PERIOD ENDED 31 OCTOBER 2017**

Particulars	Interest	Invest.	Maturity	Period	NAB	Westpac	ANZ	CBA	Total	Interest
	Rate	Date	Date	Days	*AA-/Stable/A-1+	*AA-/Stable/A-1+	*AA-/Stable/A-1+	*AA-/Stable/A-1+		YTD Accumulated
RESERVE INVESTMENTS										
Plant Replacement	2.50%	11-May-17	11-Nov-17	184			151,457.61		151,457.61	\$1,261.04
City Development - Western Zone	2.38%	21-Apr-17	18-Oct-17	180				461,918.49	461,918.49	\$3,647.74
North Street	2.48%	22-Jun-17	22-Dec-17	183	753,978.90				753,978.90	\$6,245.61
Welfare - General	2.35%	20-Jun-17	18-Dec-17	181				301,714.37	301,714.37	\$2,369.04
Welfare - NCC	2.35%	20-Jun-17	18-Dec-17	181				167,222.44	167,222.44	\$1,313.02
Welfare - PRCC	1.30%	N/A	N/A	N/A				15,333.62	15,333.62	\$34.05
Services - Tawarri 1	2.48%	22-Jun-17	22-Dec-17	183	64,614.23				64,614.23	\$535.23
Services General	2.60%	30-Jan-17	31-Jul-17	182	941,910.42				941,910.42	\$8,094.69
Services - Tawarri 2	2.50%	11-May-17	11-Nov-17	184			110,989.86		110,989.86	\$924.10
Insurance	2.50%	11-May-17	11-Nov-17	184			61,780.64		61,780.64	\$514.39
Waste Management	2.38%	21-Apr-17	18-Oct-17	180				484,362.57	484,362.57	\$3,828.16
City Development - Swanbourne	2.35%	20-Jun-17	18-Dec-17	181				127,239.78	127,239.78	\$999.08
City Building - General	2.48%	22-Jun-17	22-Dec-17	183	462,542.07				462,542.07	\$3,831.48
City Building - PRCC	1.30%	N/A	N/A	N/A				25,474.81	25,474.81	\$55.56
Business system Reserve	2.45%	28-Jun-17	27-Dec-17	182	100,839.04				100,839.04	\$825.62
Public Art Reserves	2.45%	28-Jun-17	27-Dec-17	182	85,713.18				85,713.18	\$701.77
Waste Management Reserve	2.45%	28-Jun-17	27-Dec-17	182	100,839.04				100,839.04	\$825.62
City Development Reserve	2.45%	28-Jun-17	27-Dec-17	182	87,415.35				87,415.35	\$715.71
Building Replacement Reserve	2.45%	28-Jun-17	27-Dec-17	182	43,360.79				43,360.79	\$355.02
Welfare Serices	0.60%	28-Jun-17	27-Dec-17	182				5,010.27	5,010.27	\$10.11
TOTAL RESERVE INVESTMENTS					2,641,213.02	0.00	324,228.10	1,588,276.35	4,553,717.48	\$37,087.04
MUNICIPAL INVESTMENTS										
Muni Investment NS31	2.75%	30-Sep-17	31-Oct-17	31		2,117,405.23			2,117,405.23	\$18,180.33
Muni Investment #127 - NAB	2.50%	18-Aug-17	18-Jan-18	153	1,005,068.49				1,005,068.49	\$5,068.49
Muni Investment #131 - ANZ	2.45%	23-Aug-17	23-Nov-17	92			1,004,967.12		1,004,967.12	\$4,967.12
Muni Investment #129 - NAB-CLOSED					0.00				0.00	\$3,624.66
Muni Investment #142 - CBA-CLOSED								0.00	0.00	\$3,119.39
Muni Investment #128 - NAB	2.43%	19-Jul-17	19-Jan-18	184	1,006,923.84				1,006,923.84	\$6,923.84
Muni Investment #130 - ANZ							0.00		0.00	\$6,257.61
Muni Investment #146 - NAB	2.50%	23-Aug-17	23-Feb-18	184	2,009,452.05				2,009,452.05	\$9,452.05
Muni Investment #147 - WBC	2.44%	18-Oct-17	18-Jan-18	92		1,000,869.04			1,000,869.04	\$869.04
Muni Investment #149 - WBC	1.91%	18-Oct-17	18-Dec-17	61		1,000,680.27			1,000,680.27	\$680.27
Muni Investment #149 - WBC	2.45%	17-Aug-17	19-Feb-18	186			1,005,034.25		1,005,034.25	\$5,034.25
Muni Investment #150 - ANZ	2.45%	23-Aug-17	23-Dec-17	122			1,004,631.51		1,004,631.51	\$4,631.51
Muni Investment #151 - ANZ	2.45%	8-Aug-17	8-Dec-17	122			1,005,638.36		1,005,638.36	\$5,638.36
Muni Investment #152 - NAB	2.50%	18-Aug-17	19-Feb-18	185	1,005,068.49				1,005,068.49	\$5,068.49
Muni Investment #153 - WBC	2.40%	30-Aug-17	30-Nov-17	92		502,038.36			502,038.36	\$2,038.36
Muni Investment #154 - WBC-CLOSED						0.00			0.00	\$2,432.88
Muni Investment #155 - WBC-CLOSED						0.00			0.00	\$1,630.68
Muni Investment #156 - ANZ	2.45%	8-Aug-17	8-Nov-17	92		1,005,638.36			1,005,638.36	\$5,638.36
TOTAL MUNICIPAL INVESTMENTS					5,026,512.88	5,626,631.26	4,020,271.23	0.00	14,673,415.37	\$91,255.69
TOTAL				TOTAL	7,667,725.91	5,626,631.26	4,344,499.34	1,588,276.35	19,227,132.85	\$128,342.73

* Credit Rating - Source: Standard & Poor's

13.5 Proposed Sale of 75 Doonan, Dalkeith

Council	28 November 2017
Applicant	Deuke Investments Pty Ltd
CEO	Greg Trevaskis, Chief Executive Officer
Attachments	1. Public Notice published 11 Nov 2017 2. Submission Letter – ORYX Communities 3. Submission Letter – Lisle Villages

Regulation 11(da) – Not Applicable – Recommendation Adopted

Moved – Councillor Mangano
Seconded – Councillor de Lacy

That the Recommendation to Council be adopted.
(Printed below for ease of reference)

Councillor Shaw left the room at 9.59 pm and returned at 10.00 pm.

CARRIED 10/3
(Against: Crs. Wetherall Horley & Smyth)

Council Resolution / Recommendation to Council**Council:**

- 1. Receives the submissions from ORYX Communities and Lisle Villages both dated 6th November 2017;**
- 2. Accepts the offer to purchase Lot 75 Doonan Road, Dalkeith for the sale price of \$1,600,000 from Deuke Investments Pty Ltd (trading as ORYX Communities) for the reasons that the sale will provide: above market value for the land; proceeds will assist Council's funding of future strategic projects; allow development of a vacant piece of land for community benefit; and will facilitate the proposed establishment of a new high care facility within the City of Nedlands;**
- 3. Authorises the CEO to make all necessary arrangements to complete the sale of Lot 75 Doonan Road, Dalkeith to ORYX Communities; and**
- 4. Directs that the \$1,600,000 proceeds from the sale be transferred to be held in the City's Building Replacement Reserve.**

Executive Summary

Council at its meeting on 26th September 2017 resolved as follows:

“Council confirm that an offer to purchase Lot 75 Doonan Road, Dalkeith for the sale price of \$1,600,000 has been received from Deuke Investments Pty Ltd (trading as Oryx Communities) subject to s. 3.58(3) of the Local Government Act 1995 and that the City will now give public notice of the possible disposition of the property and invites public submissions on the proposed sale which will be considered by Council at its Ordinary Meeting on 28th November, 2017.”

In accordance with this decision public notice of the proposed sale was advertised in the Post Newspaper on 21st and 28th October 2017 and on notice boards at Council’s Administration Centre and local libraries pursuant to the Local Government Act 1995. The Public Notice provided details of the proposed sale including a description of the property concerned, name of the proposed buyer, the sale price and the market value of the land as attested by a sworn valuation dated 19th July 2017 and inviting submissions from the public in relation to the proposed sale. A copy of the Public Notice is attached to this report.

Having fulfilled all the required administrative requirements for the sale of 75 Doonan Road, Council must now consider any submissions received and proceed to decide to sell the land, or not, and the reasons why that decision was made.

Background

ORYX Communities have been developing a proposal for the acquiring of four separate parcels of land including 75 Doonan Road for the past two years. The purchase of Council’s freehold land will enable ORYX to commence planning and construction of a New Residential Care Facility at this location.

In order for Oryx to complete their proposed redevelopment the zoning of the existing site, 75 Doonan Road, and the three adjoining residential properties will need to be re-zoned to an appropriate zoning which allows the operation of an aged care facility. The existing Lisle Villages operation is on residentially zoned land and operates under a non-conforming use approval. This approval prevents the expansion of the operation, as proposed by Oryx, without a scheme amendment to alter the zoning of the property.

Council has however, signaled in its draft LPS3 a Special Use zoning applying to the existing rest home and four properties to the north which will allow Oryx to redevelop and operate the site(s) as an aged care facility.

The sale of the land itself is subject to section 3.58 of the Local Government Act 1995. Council has published details about the land, names of all parties concerned, the proposed sale price, market valuation of the land and called for submissions on the proposed sale prior to considering sale of the property.

Oryx has indicated that purchase of this land is for the purpose of an aged care facility under the Aged Care Act along with adjoining properties at 73 Doonan Rd, 16 Betty Street and 18 Betty Street.

Consultation

Required by legislation: Yes No
Required by City of Nedlands policy: Yes No

As indicated in this report public notices were provided in the Post Newspaper and elsewhere, calling for any submissions prior to Council's consideration of the proposed sale of 75 Doonan Road, Dalkeith. Two submissions were received by the due date.

Submission 1. ORYX Communities

A full copy of the submission is attached to this report. Seeking Council support to the proposed sale to enable ORYX to proceed with its plans to build a much needed "High Care" Residential Care Facility on Private Land.

Submission 2. Lisle Villages

A copy of this submission is also attached to this report. Requesting Council to defer the sale until July 2018 to enable Lisle Villages the time to review its long-term strategy for Melvista Lodge which may support the purchase of 75 Doonan Road for future use for retirement living purposes.

Financial Implications

Within current approved budget: Yes No
Requires further budget consideration: Yes No

Risk Management

Nil.

Discussion

Oryx Communities Australia are aged care providers, 75 Doonan Road, is owned by the City of Nedlands in fee simple. The property is currently vacant and is zoned residential with a density coding of R12.5. The land is not set aside for any identified Council purpose and is considered "surplus" to requirements

Conclusion

The proposed sale of 75 Doonan Rd for the price of \$1,600,000 will be a significant financial benefit to the City and, at the same time, provide practical support and encouragement for the development of much needed improvements to aged care facilities within the City of Nedlands.



City of Nedlands

nedlands.wa.gov.au

Public Notice of Proposed Sale of Land pursuant to s3.58(3) of the *Local Government Act 1995*

Property: 75 Doonan Road Nedlands WA
6009 Lot 18 Plan 569 Volume
1253 Folio 848

Buyer: Dueke Investments PTY LTD

Consideration: One million six hundred thousand
dollars (\$1,600,000.00)

Market Value: One million four hundred and fifty
thousand dollars (\$1,450,000.00)

Written submissions in respect of the proposed sale may be lodged with the City until 5pm, Monday 6 November 2017. Submissions should be marked "Proposed Sale of 75 Doonan Road" and addressed to the Chief Executive Officer, City of Nedlands, PO Box 9, Nedlands WA 6909 or emailed to council@nedlands.wa.gov.au.

**Greg Trevaskis
Chief Executive Officer**

6 November 2017

Mr Greg Trevaskis
Chief Executive Officer
City of Nedlands
71 Stirling Highway
Nedlands WA 6009

PRIVATE & CONFIDENTIAL

Dear Mr Trevaskis,

Please accept our submission regarding the sale of 75 Doonan Road Nedlands.

We are delighted to have come this far in achieving our joint vision to establish a new Care Facility for Nedlands. The City of Nedlands and Oryx Communities have been working together to progress this proposal for just over two years. With the completion of the sale process of 75 Doonan Road, Oryx Communities will be able to deliver the much needed “High Care” services from a new home in Nedlands/Dalkeith. **The land for this new building will be comprised of the Councils land at 75 Doonan Road and the three adjoining lots.** The adjoining lots are owned by Oryx Communities or have an option agreement in place regarding the transfer of the properties to Oryx Communities.

This year marks the fifth year since the old 29 bed “Melvista Nursing Home” facility in Betty Street was decommissioned. Run by a private operator, under a lease agreement from Lisle Villages, the “Melvista Nursing Home” building no longer met regulatory requirements or community expectations. Since that time locally based “High Care” accommodation has not been available to Nedlands residents who reside south of Stirling Highway. **Presently Nedlands residents who require high care accommodation must leave the community in which they live to find suitable care and accommodation.**

There is a great need, and indeed a growing need, for aged care services in the City of Nedlands. We know, from engagement with Councillors at two Elected Members Briefing Sessions, that the City of Nedlands is committed to responding quickly to the demographic changes in our community. **If we are fortunate enough to become very old, over half of all men (52%) and nearly seven out of ten (68%) women will require permanent residential aged care.**

Oryx Communities is an approved provider of Aged Care Services under the Aged Care Act 1997 (the Act). The Australian Federal Government has allocated 74 residential care places to Oryx Communities AP to provide residential “High Care” services in Nedlands. The “bed licences” are issued to address need in specific regions around Australia. It is unlikely that there will be any other allocation in this area in the foreseeable future. **This allocation of “bed**

licences” underpins the realisation of the Nedlands Care Facility and its funding. With the allocation of these care places, Oryx has taken the final step of requesting the City to dispose of the 75 Doonan Rd property, to an Oryx related entity, for the specific purpose of constructing the new Residential Care Facility.

It is important to understand the distinction between operating a “High Care” Facility and a Retirement Village. Oryx Communities has proposed to Lisle Villages to lease and refurbish the decommissioned “Melvista Nursing Home”. The Chair of Lisle Villages has met with us, and is aware that we remain eager to finalise that lease on the favourable terms established by Lisle Villages, and accepted by Oryx Communities, last year. The Stage 2 refurbishment of the decommissioned “Melvista Nursing Home” can proceed, at Oryx Communities’ expense, should Lisle choose to reengage with the lease process when they are ready. In the meantime, we ask that the main care facility be permitted to proceed on the privately held land to the north of Lisle Villages in accordance with our long established intention.

Finalising the sale process of 75 Doonan Road is the only foreseeable way that care beds will be operating in this area of Nedlands in the next decade. Oryx Communities aim to commence construction next year and to be operational 18 months later. Time is crucial as the “bed licences” will lapse if our steady progress is not maintained. A decision to sell 75 Doonan Road at the November Meeting will ensure that care beds will be available. Unfortunately, any other decision will result in a lost opportunity to care for local residents, family members and friends who live in our suburb.

There are supporting appendices attached to this letter submitted in support of the sale of 75 Doonan Road. The submission includes a summary of the proposal and achievements to date, including a full report on the positive community consultation undertaken by Creating Communities on behalf of Oryx Communities and Lisle Villages.

Please contact us if you have any questions or if you require any additional information. I will be overseas until Wednesday 15th November. James (ph 0412 053 597) is available to speak with you in the interim.

Yours sincerely,

Nita Peploe
Managing Director
ORYX Communities
0408 810 366

Lisle Villages

M O U N T C L A R E M O N T

LISLE LODGE
LEAWEENA LODGE
MELVISTA LODGE

06 November 2017

Chief Executive Officer
City of Nedlands
PO Box 9
Nedlands WA 6909

Dear Mr Trevaskis

**Re: Sale of Property: 75 Doonan Road Nedlands WA 6009
Lot 18 Plan 569 Volume 1253 Folio 848**

Thank you once again for meeting with members of the Board of Lisle Villages Inc. to discuss your intentions for the sale of 75 Doonan Rd, Nedlands. This land adjoins our Melvista Lodge property. As you are aware Lisle Villages has experienced some turmoil in recent years and the new Board of Management are in the process of introducing measures to return the Association to a strong financial footing. As part of our efforts we are reviewing the long-term strategy for our property assets in order to continue to provide quality and affordable retirement living in the City of Nedlands.

As discussed in our meeting the former age care building at Melvista Lodge is disused and the whole complex is in need of revitalising. The Board has several options available to it to improve the Melvista Lodge site for the long term. One option we are considering is to acquire the adjacent land at 75 Doonan Road in order to include this in partial redevelopment and extension of the Melvista retirement living facilities.

At this point in time, though, the Board is not in a position to commit to a firm offer for 75 Doonan Road. We are yet to consider the broader strategy of the Association, determine development scenarios and

establish the relative financial and amenity benefits of each option. Once we have completed this review we will be able to present an acquisition proposal to City of Nedlands, should it fit within our chosen strategy. Our current expectation is that we will have completed our strategic review by 30 June 2018. Regardless of the strategic plan adopted, it is firmly our intention to continue to utilise the Melvista Lodge site, and any adjacent land acquired, for retirement living purposes.

To allow Lisle Villages the necessary time to develop its preferred strategy, while retaining the option to acquire 75 Doonan Road, we respectfully request that City of Nedlands defer the sale of this property until July of 2018.

Kind regards,



Basil Palassis
Chair of the Board
Lisle Villages Inc.

14. Elected Members Notices of Motions of Which Previous Notice Has Been Given

Disclaimer: Where administration has provided any assistance with the framing and/or wording of any motion/amendment to a Councillor who has advised their intention to move it, the assistance has been provided on an impartial basis. The principle and intention expressed in any motion/amendment is solely that of the intended mover and not that of the officer/officers providing the assistance. Under no circumstances is it to be expressed to any party that administration or any Council officer holds a view on this motion other than that expressed in an official written or verbal report by Administration to the Council meeting considering the motion.

14.1 Councillor Argyle – Local Planning Scheme 3

On 23 October 2017 Councillor Argyle gave notice of his intention to move the following at this meeting.

Councillor Hodsdon left the room at 10.06 pm.

Moved – Councillor Argyle
Seconded – Councillor Hassell

The Council of the City of Nedlands:

1. Expresses its concern and regret that the Western Australian Planning Commission (WAPC) has amended the Local Planning Scheme for Nedlands (LPS3) submitted in December 2016 so as to:
 - a. Greatly increase density around the Dalkeith Shopping precinct, taking some of that density to an extreme level out of character with the suburb and the area;
 - b. Include a development area far greater than is appropriate for the area and character of the suburb, including along such prime residential streets as Circe Circle;
 - c. Excessively extended areas of greater density west of Hampden Road into areas of residences which are already on small blocks and provide inner-city style housing;
2. Notes that in making the changes now imposed and to be submitted to the public for comment the WAPC has failed to take full and proper account of the views of the public expressed on the draft LPS3;
3. WAPC has exhibited a callous disregard for the character of Nedlands as a garden suburb which has hitherto been preserved as an open, treed and garden suburb suitable for families and children;

4. Requests administration to consider other options for the achievement of dwelling targets as set by WAPC for Nedlands, including in particular the subdivision of corner blocks; and
5. Requests administration in consultation with the Mayor and Councillors to consider all options to ensure that planning outcomes for Nedlands which are not in accordance with the views of the majority of residents and ratepayers are not imposed.

Councillor de Lacy and Councillor Wetherall left the room at 10.08 pm.

Councillor Wetherall returned to the room at 10.09 pm.

Councillor de Lacy returned to the room at 10.10 pm.

Councillor Hodson returned to the room at 10.12 pm.

Mrs L Driscoll left the room at 10.12 pm and returned at 10.13 pm.

Councillor Mangano left the room at 10.13 pm and returned at 10.15 pm.

Councillor Horley left the room at 10.24 pm and returned at 10.27 pm.

Councillor Hodsdon retired from the meeting at 10.40 pm.

Adjournment

Moved - Councillor Hassell

Seconded - Councillor Wetherall

Council Resolution

That this item be adjourned to the next meeting.

**CARRIED 9/3
(Against: Crs. Argyle Horley & Smyth)**

Justification

This motion is about how can we do a better job regarding tuck and fill for our citizens in the City of Nedlands. I know that we can do it, our Planning Department are experienced and good at their job; they are well equipped to seek out and identify places from where, perhaps up to 1,000 new lots may be created throughout the 21 sq kms and 150 kms of sealed roadways which make up the City of Nedlands. I can think of many opportunities to be evaluated: eg Gallop Road where it faces the Nedlands Golf Course and other places near parkland settings; eg. Corner of Waratah and Wavell Road, west side eg. Mr

Kim Venn and his corner Lot opposite Mason Gardens. I attach his letter to the POST of 14 October 2017, which is relevant to this motion, along with two other emails from residents, Mr Ken Helsby of 22 October last and Mr Grant Keady of 12 November last.

Examples of what I am driving at are listed below and may I add that if not pointed out to you, are hardly noticeable or out of place:

- 40 Edward Street;
- 27B Jenkins Avenue;
- 2 and 2A Watkins Road;
- 1 and 3 Watkins Road;
- 163 Dalkeith Road and la Vix Street;
- 10A and 10B Phillip Road;
- 7 Alexander Place;
- 2 Sherwood Road;
- 20 Sherwood Road;
- 9 Robert Street;
- 135 Waratah Avenue (all under the same roof);
- 102 Adelma Road and opposite the numbers 135, 133, 131, 129 to the corner of Waratah Avenue;
- 2 Rene Road;
- 30 Gallop Road; and
- 88 and 88A Bruce Street

Administration Comment

1. No comment.
2. No comment other than to note that the public have not yet expressed views on draft LPS3. This will occur once draft LPS3 is advertised.
3. No comment.
4. It would be more appropriate to do this after the close of submissions when Council can consider the views of submitters and then direct staff to do additional work as it sees appropriate.
5. The Planning and Development Act and Regulations do not provide for “negotiated” outcomes. Council can recommend further modifications based on submissions with the final decision being made by the WAPC/Minister of Planning.
6. Noted however the final decision on the content of LPS3 rests with the WAPC/Minister of Planning.

Councillor McManus left the room at 10.44 pm.

Last-ditch stand for corner lots

By BEN DICKINSON

Corner-lot subdivisions could be a get-out-of-jail-free card for Nedlands in its density fight with the state government, a Dalkeith resident says.

Riley Road resident Kim Venn (77) has applied to allow subdivisions on 470 Nedlands lots, including his own, within a certain distance of parks, shops or Stirling Highway.

Mr Venn said keeping traditional quarter-acre blocks in Dalkeith had done nothing to prevent over-development.

"Some of these big new houses look like something the Germans used to build in World War I for mounting machine-guns in," he said.

"They're losing all their green space, except on the verge."

He said the new state government had brought with it the winds of change.

"Nedlands has been a 'no' council for far too long," he said.

"The McGowan government doesn't owe any favours in this territory. They and the WA Planning Commission (WAPC) have the final say, thank God."

Mr Venn submitted Amendment 212, prepared on his behalf by Hemsley Planning, to the council in July.

He wanted the WAPC to write his amendment's provisions into the council's new planning scheme.

Instead, the WAPC widened the development corridor along Stirling Highway, and angered some councillors by propos-

ing R80 and R60 development around Dalkeith's Waratah Avenue.

Mr Venn said the WAPC's amendments looked like someone had just picked up a pencil and done a colouring-in exercise.

"My amendment would just blend in beautifully," he said.

"It's a negotiation tool that's just sitting in the council's laps."

He said the council's network of lanes could allow blocks to be cut in half without having battleaxes: "We could leave the house at the front and create all these rear lots."

Without permission to subdivide, he said, he would have to leave Dalkeith.

"I estimate I have two years to go before I have to move to something smaller," he said.

"I'd like to stay here ... [but] I'm going to have to move into a flat."

Mayor Max Hipkins said Mr Venn's street extended into Claremont, where apartments and townhouses were available.

"People commonly move between local governments in the western suburbs," he said.

"Besides, the evidence is there's not a lot of difference between the price of an old house on a big block and a new house on a smaller block."

He agreed that building to the boundary was a problem, but said smaller blocks would only exacerbate it.

"You double the density but you increase the traffic four times," he said.



Kim Venn says he will have to leave Dalkeith if he can't subdivide his corner block.

Morey, Sue

From: Sue Money <suian@iinet.net.au>
Sent: Sunday, 12 November 2017 8:48 PM
To: Morey, Sue
Subject: Fwd: Nedlands Electors General Meeting, 30 Nov, 6pm

Sent from my iPad

Begin forwarded message:

Resent-From: <cr.argyle@nedlands.wa.gov.au>
From: Grant Keady <grantkeady@gmail.com>
Date: 12 November 2017 at 11:44:13 am AWST
To: Ken Eastwood <eastie41@bigpond.net.au>, Colin Latchem <clatchem@iinet.net.au>, "Erin Jane O'Brien" <erinjane66@gmail.com>
Cc: cr.argyle@nedlands.wa.gov.au
Subject: Nedlands Electors General Meeting, 30 Nov, 6pm

to Ken and Colin (and copied to Erin and Cr. Argyle for info only)

I wonder if in "Any Other Business" at the forthcoming Electors General Meeting there might be a motion supporting aspects of Cr Argyle's motion (to be presented at the Council meeting on 14/11/17).

I particularly approve of Cr Argyle's item 3, that the WAPC has "3. Exhibited a callous disregard for the character of Nedlands as a garden suburb which has hitherto been preserved as an open, treed and garden suburb suitable for families and children."

This is consistent with the feeling of locals around Nedlands Primary School:

<https://www.change.org/p/don-t-densify-quiet-suburban-streets-of-family-homes-near-schools>

My carer obligations mean that I can't attend, but these meetings are not really events for much discussion or wide community involvement. They have to be kept simple and be conducted efficiently.

Grant

Morey, Sue

From: Sue Money <suian@iinet.net.au>
Sent: Sunday, 22 October 2017 8:54 PM
To: Morey, Sue
Subject: Fwd: Your Idea

Sent from my iPad

Begin forwarded message:

Resent-From: <cr.argyle@nedlands.wa.gov.au>
From: Ken Helsby <admin@roxburghinvestor.com>
Date: 22 October 2017 at 10:18:08 am AWST
To: undisclosed-recipients;;
Subject: Your Idea

Good Morning Ian

Having thought about it, I like the idea we discussed last night very much.

If it can win adjustments from the State Govt, it's worth a try.

But to be effective as a bargaining chip, it must have application to more than just a few blocks. Have you tallied how many extra blocks could be created in the Dalkeith Ward for example, by back-to-back neighbours getting together and turning two side street blocks into three?

Ken Helsby
39 Jutland Pde

14.2 Mayor Hipkins – WALGA Membership

On 14 November 2017 Mayor Hipkins gave notice of his intention to move the following at this meeting.

Moved – Mayor Hipkins
Seconded – Councillor Smyth

Council agrees to make all necessary arrangements to re-join WALGA for the 2018/19 financial year and provision for associated membership fees to be referred for inclusion in next year's draft budget program.

Councillor McManus returned to the room at 10.47 pm.

Mr M Glover left the room at 10.47 pm and returned at 10.49 pm.

Put Motion

Moved - Councillor Mangano
Seconded - Councillor James

That the Motion be put.

**CARRIED 9/3
(Against: Crs. Horley McManus & Smyth)**

The Motion was PUT and WAS

**LOST ON THE CASTING VOTE OF THE MAYOR 6/6
(Against: Mayor Hipkins Crs. Argyle Hassell Mangano
Wetherall Hay & James)**

Justification

The purpose of my Motion is for Council to consider the re-joining of WALGA and provide opportunity for the issue to be debated by all Councillors well in advance of the setting of next year's budget program. The estimated cost to Council would be approximately \$19,000 to \$20,000 pa. My proposal is for Council to join as members 'only' to enable free access to training for staff/Councillors, involvement with Local Government developments, legislative changes and enable attendance at key WALGA events/conferences. Re-joining does not commit Council to paying for additional services such as insurance, industrial relations or training which will be separately considered as the need may arise.

Administration Comment

At the Ordinary Meeting of Council on 24 September 2013 a Notice of Motion was raised by Councillor Bill Hassell under urgent business for the City to resign from its membership with WALGA. The motion was accepted by the Presiding Member to be considered as urgent business

The motion was carried as a resolution of Council, and the City subsequently advised WALGA of the decision and withdrew its membership.

At the Ordinary Meeting of Council on 22 November 2016 Administration provided an update to Council on the financial impact of no longer being able to access WALGA preferred suppliers. The report is attached for convenience.

Council were provided with two options as follows;

Council agrees to resume membership with the West Australian Local Government Association (WALGA) as from 1 January 2017 at an estimated cost of \$8,750 for the remainder of the 2016/17 financial year.

Or

Council receives the report and takes no further action in relation to WALGA membership.

Council Resolution

Council received the report and takes no further action in relation to WALGA membership.

Since the presentation of the report to Council in November 2016, Administration have gathered more information about the impacts of non-membership of WALGA and present it to Council for consideration.

Advisory & Support Services

WALGA membership provided access to a range of information and services ie:

- legal advice on industrial law matters, assistance with negotiating EBAs and representation in Fair Work on occasions;
- Provision of local government updates about employment matters and industrial law changes or decisions that may impact local government;
- A workplace solutions policy manual and tools such as contract templates;
- Access to training courses provided by WALGA and specific to local government;
- An annual HR conference held within the annual local government and trade exhibition and periodic seminars and opportunities to network

- Financial advice – relating to Local Government issues

Planning specific information

- Articles/information sheets/position statements re planning matters.
- wording for delegations – research carried out across other Councils, with recommendations for model delegation wording
- position statement/submission on new Planning and Development Regulations.
- Discussion paper on Short-term accommodation.
- Participation in industry forums regarding topics of interest – previously involved in WALGA response to Department of Treasury and Finance Building/Planning Approvals review
- In addition, access was provided to the online resource; “WALGA LG Planning Improvement Program (Portal)” contains model strategies, policies and tools for improvement of planning and building services provided by Local Government in the areas of:
 - Business and approvals processes
 - Policy and plan making
 - Performance measurement and reporting
 - Coordination of infrastructure and land use planning
 - Organisational changes management; and
 - Elected member knowledge of planning legislation and responsibilities

When the City withdrew its membership of WALGA, the following occurred:

- WALGA continued to offer services including HR, Finance and Planning at a non-member (but still competitive rate) and it demonstrated keenness to continue the relationship with the City. WALGA continued to invite City officers to events and training.
- Over time and when the City did not return to WALGA membership, WALGA no longer offered access to their services or to their training programs
- Initially the lack of linkages to WALGA was an inconvenience.
- Over time, as new linkages were created, the inconvenience reduced.
- Services have been accessed at a competitive rate in the open market

Administration officers have advised that despite not having direct access to this information for the last year or so, they have been able to access the majority of relevant information through industry contacts and other industry bodies. They acknowledge however, that it is useful and good practice to be involved in industry issues from an organisation and profession point of view.

Procurement of Goods and Services

The City had until we left WALGA membership, an option to procure its goods and services through either:

- WALGA,
- the State Government's CUA or
- the open market

effectively providing three markets in which to operate. Whilst the City can still operate in the three markets it is unable to access discounted rates offered to WALGA members consequently reducing the competitive markets in which it operates to two.

WALGA advises that its partners have a better prospect of identifying the most suitable vendors/suppliers to meet their procurement needs. Some of the benefits WALGA identify include:

- Professional advice, services and purchasing of goods
- competitive pricing given to LG
- time saving on procurement process (RFQ/Tender)
- security over contracts and negotiation work for large and long-term contracts
- large and diverse supplier range
- controlled price fluctuation compared to general store price increases
- negotiate as a LG team for a greater reduction of costs and services

As an example of participation in the WALGA panel, the City has achieved cost savings in some IT procurements ie;

In 2015 the City took advantage of a 'bundle up' deal through WALGA for its VMWare server licences and tools at a price of \$40,000. This deal covered a 3-year period and included unlimited additional server licences at no additional cost. By comparison if the City, had gone to the market for the same product the initial cost would have been \$65,000 and extra service licences would have incurred an additional cost (approx. \$3,000 each).

The City's VMWare service licence expires in 2018, WALGA has advised that the same deal will be available at this time however as the City is no longer party to the WALGA panel it cannot access this deal and will test the market to secure the best offer.

By contrast the City has achieved cost savings of approx. 30% in its insurance premiums by participating in an open market tender process. The City understands that the Local Government insurance market is changing, and that the insurer is responding to market pressures indicating that there are future possibilities of achieving competitive local government rates.

The City has also benefitted by choosing to tender its telecommunications contract, despite the WALGA contract being very competitive. The City found that testing the open market produced a significant cost saving and a supplier offering a suite of added value services.

Irrespective of whether the City re-joins WALGA or not it would still strive to achieve best pricing through testing all the markets available to it. In recent times, the City has experienced a commercial edge to purchasing goods and services that was lacking before, an indication perhaps of a changing market place.

In summary the City has benefitted in separate ways by virtue of its membership and subsequent non-membership of WALGA. The Administration have established and developed networks with the broader Local Government industry and will of course work to achieving the best outcome of the City within or outside of WALGA.

Key Relevant Previous Council Decisions:

Ordinary Meeting of Council 22 November 2016 - Item 13.1 WALGA Membership

Council Resolution

Council received the report and takes no further action in relation to WALGA membership

Ordinary Meeting of Council 24 September 2013 - Item 16.1 WALGA Membership

Council Resolution

Council received the report and takes no further action in relation to WALGA membership

Councillor Hay, Councillor James and Councillor Hay Retired At 11.01 Pm

Moved – Councillor Mangano
Seconded – Councillor McManus

That the meeting continue past 11 pm.

CARRIED UNANIMOUSLY 9/-

15. Elected members notices of motion given at the meeting for consideration at the following ordinary meeting on 19 December 2017

Disclaimer: Where administration has provided any assistance with the framing and/or wording of any motion/amendment to a Councillor who has advised their intention to move it, the assistance has been provided on an impartial basis. The principle and intention expressed in any motion/amendment is solely that of the intended mover and not that of the officer/officers providing the assistance. Under no circumstances is it to be expressed to any party that administration or any Council officer holds a view on this motion other than that expressed in an official written or verbal report by Administration to the Council meeting considering the motion.

Notices of motion for consideration at the Council Meeting to be held on 26 September 2017 to be tabled at this point in accordance with Clause 3.9(2) of Council's Local Law Relating to Standing Orders.

Nil.

16. Urgent Business Approved By the Presiding Member or By Decision

Any urgent business to be considered at this point.

17. Confidential Items

17.1 Claremont Triangle Underground Power Project

Councillor Hassell left the room at 11.02 pm.

Moved – Councillor McManus
Seconded – Councillor Mangano

That the Recommendation to Council for items 17.1 & 17.2 be adopted.
(Printed below for ease of reference)

CARRIED UNANIMOUSLY 8/-

Council Resolution / Committee Recommendation / Recommendation to Committee

Council requests the Administration to conduct community consultation with landowners within the Claremont Triangle to ascertain the level of support to fund underground power to the precinct.

17.2 Alfred Road Underground Power Project

Confidential Report Circulated to Councillors

Council Resolution / Recommendation to Council

Council requests the Administration conduct a community consultation of the landowners within the Alfred Road Underground Power Project to ascertain the level of support to fund underground power to the 93 properties affected.

Declaration of Closure

There being no further business, the Presiding Member declared the meeting closed at 11.03 pm.