
Shire of Kalamunda

Ordinary Council Meeting Agenda

Monday 19 September 2011

CONTENTS

Agenda for Ordinary Council Meeting 19 September 2011

Chief Executive Officer's Report 19 September 2011

Separate Document

Minutes of Ordinary Council Meeting 15 August 2011

Minutes of Special Council Meeting 29 August 2011

Minutes of Special Council Meeting 12 September 2011

Report of Planning Services Committee Meeting 5 September 2011

Report of General Services Committee Meeting 12 September 2011





NOTICE OF MEETING ORDINARY MEETING OF COUNCIL

Councillors,

Notice is hereby given that the next meeting of the Ordinary Meeting of Council will be held in the Council Chambers, Administration Centre, 2 Railway Road, Kalamunda on:

Monday 19 September 2011, commencing at 6.30 pm.

For the benefit of members of the public, attention is drawn to the following requirements as adopted by Council.

Open Council Meetings – Procedures

1. All Council Meetings are open to the public, except for matters raised by Council under Item No. 15.0 of the Agenda.
2. Members of the public may ask a question at an Ordinary Council Meeting under Item 3.0 of the Agenda.
3. Members of the public who are unfamiliar with meeting procedures are invited to seek advice at the meeting. If unsure about proceedings, just raise your hand when the Shire President opens '*question time*' under Item 3.0 of the Agenda.
4. All other arrangements are in accordance with Council's Standing Orders, Policies and decision of the Shire or Council.

James Trail
Chief Executive Officer

15 September 2011

INDEX

- 1.0 OFFICIAL OPENING
- 2.0 ATTENDANCE, APOLOGIES AND LEAVE OF ABSENCE PREVIOUSLY APPROVED
- 3.0 PUBLIC QUESTION TIME
- 4.0 PETITIONS/DEPUTATIONS
- 5.0 APPLICATIONS FOR LEAVE OF ABSENCE
- 6.0 CONFIRMATION OF MINUTES OF PREVIOUS MEETING
- 7.0 ANNOUNCEMENTS BY THE PERSON PRESIDING WITHOUT DISCUSSION
- 8.0 MATTERS FOR WHICH MEETING MAY BE CLOSED
- 9.0 DISCLOSURE OF INTERESTS
- 10.0 REPORT TO COUNCIL
 - Planning Services
 - 10.1.1 Adoption of Planning Services Committee Report
 - 10.1.2 PS35 Recommendations from the Community Sustainability Advisory Committee (CSAC) Meetings
 - 10.1.3 PS36 Cagney Way, Lesmurdie – Proposed Closure of Pedestrian Access Way
 - 10.1.4 PS37 Petition – Removal of Speed Cushions, Wittenoom Road - High Wycombe
 - 10.1.5 PS38 Roads to Recovery Program
 - General Services
 - 10.2.1 Adoption of Planning Services Committee Report
 - 10.2.2 GS111 Creditors' Accounts Paid During the Period 3 August to 26 August 2011
 - 10.2.3 GS112 Debtors and Creditors Reports for the Period ending 31 August 2011
 - 10.2.4 GS113 Rates Debtors Report for the Period ending 31 August 2011
 - 10.2.5 GS117 Land Asset Management Policy
 - 10.2.6 GS119 Kalamunda and Districts Historical Society – Memorandum of Understanding for Occupancy of the Zig Zag Cultural Centre
 - 10.2.7 GS120 Shire of Kalamunda Bush Fire Prevention Strategies
 - 10.2.8 GS121 Tender for Supply and Delivery of Various Road Construction Materials, Sands and Landscape Products (T1119)
 - 10.2.9 GS122 Monthly Reporting of Financial Statements
 - 10.2.10 GS114 Land Asset Assessment – Acquisition of the First Five (5) 20A Reserves.
 - 10.2.11 GS115 RFT1118 Panels of Specialist Providers – Property Development Specialists
 - 10.2.12 GS116 RFT1118 Panels of Specialist Providers – Town Planners
 - 10.2.13 GS118 Community Facilities Plan (2011 – 2031)
 - Chief Executive Officer's Report
 - 10.3.1 Land Asset Assessment – Acquisition of the First Five (5) 20A Reserves
 - 10.3.2 RFT1118 Panels of Specialist Providers – Town Planners
 - 10.3.3 RFT1118 Panels of Specialist Providers – Property Development Specialists
 - 10.3.4 Community Facilities Plan (2011 – 2031)
 - 10.3.5 Update on Electrical Audits
 - 10.3.6 Hartfield Country Golf Club Inc.– Memorandum of Understanding (**Confidential Item Provided under Separate Cover**)

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- 11.0 MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN
 - 12.0 QUESTIONS BY MEMBERS WITHOUT NOTICE
 - 13.0 QUESTIONS BY MEMBERS OF WHICH DUE NOTICE HAS BEEN GIVEN
 - 14.0 URGENT BUSINESS APPROVED BY THE PERSON PRESIDING OR BY
DECISION
 - 15.0 MEETING CLOSED TO THE PUBLIC
 - 16.0 CLOSURE

AGENDA

1.0 OFFICIAL OPENING

2.0 ATTENDANCE, APOLOGIES AND LEAVE OF ABSENCE PREVIOUSLY APPROVED

3.0 PUBLIC QUESTION TIME

A period of not less than 15 minutes is provided to allow questions from the Public Gallery on matters relating to the functions of Council.

Questions taken on Notice 15 August 2011

Michael Drake-Brockman - 13 Kalmira Way Forrestfield

- 3.1 Q. In relation to PS33 Wisteria Court and Kalmia Way, Forrestfield – Proposed Closure of Pedestrian Access Way are Councillors aware of how many people are using the access way? Further to this should the access way be closed? Are Councillors aware of the increased distances people will need to go to access public transport?
- A. No surveys are conducted regarding the specific number of people using a particular pedestrian access way (PAW), however PAWs are being visited during times it is believed they should be used most (i.e. before and after school hours) to get some indication.
- With regard to whether this PAW should be closed and whether Councillors are aware of the increased distances if closed, the report considered at the Planning Services Committee (PSC) in August 2011 makes reference to an increased walking distance of 500m if the PAW was closed.
- 3.2 Q. Are Councillors aware of any Police activity in the area? If so how much public interference has occurred in the area?
- A. The Shire is not aware of any Police 'activity' in the area. Director of Community Development has advised previously that the Police will be asked to provide the Shire with any information and feedback of any incidents occurring within the Shire. When staff receive information or become aware of such issues, this is communicated immediately to local police.

Judith Drake-Brockman - 13 Kalmira Way Forrestfield

3.3 Q. How much has the Council looked into the conflict between the parties in relation to the closure of the walkway?

A. There is no record of the Shire being made aware of the conflict between these parties. Regardless of this, it is not a matter taken into consideration when assessing any planning related proposal.

4.0 PETITIONS/DEPUTATIONS

5.0 APPLICATIONS FOR LEAVE OF ABSENCE

6.0 CONFIRMATION OF MINUTES OF PREVIOUS MEETING

6.1 Ordinary Council Meeting 15 August 2011

That the Minutes of the Ordinary Council Meeting of the Shire of Kalamunda held in the Council Chambers, 2 Railway Road, Kalamunda on 15 August 2011 are confirmed as a true and correct record.

Moved:

Seconded:

Vote:

Statement by Presiding Member

"On the basis of the above motion I now sign the minutes as a true and accurate record of the meeting of 15 August 2011."

6.2 Special Council Meeting 29 August 2011

That the Minutes of the Special Council Meeting of the Shire of Kalamunda held in the Council Chambers, 2 Railway Road, Kalamunda on 29 August 2011 are confirmed as a true and correct record.

Moved:

Seconded:

Vote:

Statement by Presiding Member

"On the basis of the above motion I now sign the minutes as a true and accurate record of the meeting of 29 August 2011."

6.3 Special Council Meeting 12 September 2011

That the Minutes of the Special Council Meeting of the Shire of Kalamunda held in the Council Chambers, 2 Railway Road, Kalamunda on 12 September 2011 are confirmed as a true and correct record.

Moved:

Seconded:

Vote:

Statement by Presiding Member

"On the basis of the above motion I now sign the minutes as a true and accurate record of the meeting of 12 September 2011."

7.0 ANNOUNCEMENTS BY THE PERSON PRESIDING WITHOUT DISCUSSION

8.0 MATTERS FOR WHICH THE MEETING MAY BE CLOSED

8.1 Item 10.3.6 Hartfield Country Golf Club Inc.– Memorandum of Understanding

Reason for Confidentiality: In accordance with Section 5.23(2) (c) of the *Local Government Act 1995*, which permits the meeting to be closed to the public for business relating to a matter that if disclosed would reveal: *"A contract entered into, or which may be entered into, by the local government and which relates to a matter to be discussed at the meeting."*

9.0 DISCLOSURE OF INTERESTS

Disclosure of Financial and Proximity Interests

- (a) Members must disclose the nature of their interest in matters to be discussed at the meeting. (*Local Government Act 1995* Sections 5.60B and 5.65).
- (b) Employees must disclose the nature of their interest in reports or advice when giving the report or advice to the meeting. (*Local Government Act 1995* Sections 5.70 and 5.71)

Disclosure of Interest Affecting Impartiality

- (a) Members and staff must disclose their interest in matters to be discussed at the meeting in respect of which the member or employee has given or will give advice.

10.0 REPORT TO COUNCIL

Declaration of Financial/Conflict of interests to be recorded prior to dealing with each item.

10.1 Planning Services Committee Report**10.1.1 Adoption of Planning Services Committee Report**

That the recommendations contained in the Planning Services Committee Report of the 5 September 2011 be adopted.

Moved:

Seconded:

Vote:

10.1.2 PS35 Recommendations from the Community Sustainability Advisory Committee (CSAC) MeetingsCOMMITTEE RECOMMENDATION TO COUNCIL PS35/2011

That Council:

1. Receives the unconfirmed minutes of the Community Sustainability Advisory Committee ("CSAC") minutes for 21 July 2011 provided as (Attachment 1).

10.1.3 PS36 Cagney Way, Lesmurdie – Proposed Closure of Pedestrian Access WayCOMMITTEE RECOMMENDATION TO COUNCIL PS36/2011

That Council:

1. Recommends to the Department of Planning that the request to close the Pedestrian Access Way between Cagney Way and Keane Street, Lesmurdie, be supported as it serves no public function.

10.1.4 PS 37 Petition – Removal of Speed Cushions, Wittenoom Road - High WycombeCOMMITTEE RECOMMENDATION TO COUNCIL PS37/2011

That Council:

1. Requests that all Wittenoom Road residents be contacted to assess their view on the removal of traffic devices.

2. Applies to Main Roads for approval to relocate the devices to another location provided that majority residents agree to the removal.
3. Takes no further action should the majority residents be in favour of the devices or Main Road refuses approval to relocate the devices.

10.1.5 **PS38 Roads to Recovery Program**

COMMITTEE RECOMMENDATION TO COUNCIL PS38/2011

That Council:

1. Calls on the Federal Government to recognise the successful delivery of the Roads to Recovery Program by Local Government since 2000.
2. Calls on the Federal Government to continue the Roads to Recovery Program on a permanent basis to assist Local Government meet its responsibilities of providing access for its communities.
3. Calls on the Federal Government to continue the Roads to Recovery Program with the current administrative arrangements.
4. Calls on the Federal Government to provide an increased level of funding under a future Roads to Recovery Program that recognises the national shortfall of funding on local roads of \$1.2 billion annually.
5. Request that the CEO write to the Prime Minister, the Leader of the Opposition, Minister for Infrastructure and Transport, Opposition spokesperson for Transport and Local Federal Member of Parliament to advise them of Council's support for a new Roads to Recovery Program.

10.2 **General Services Committee Report**

10.2.1 **Adoption of General Services Committee Report**

That the recommendations contained in the General Services Committee Report of the 12 September 2011, except items GS114, GS115, GS116 and GS118 to be considered separately, be adopted.

Moved:

Seconded:

Vote:

10.2.2 **GS111 Creditors' Accounts Paid During the Period 3 August 2011 to 26 August 2011**

COMMITTEE RECOMMENDATION TO COUNCIL GS111/2011

1. That the list of creditors paid during the period 3 August to 26 August 2011 (Attachment 1) be received by Council in accordance with the requirements of the *Local Government (Financial Management) Regulations 1996 (Regulation 12)*.

10.2.3 **GS112 Debtors and Creditors Reports for the Period ending 31 August 2011**

COMMITTEE RECOMMENDATION TO COUNCIL GS112/2011

1. That the outstanding debtors (Attachment 1) and creditors (Attachment 2) reports as at 31 August 2011 be received.

10.2.4 **GS113 Rates Debtors Report for the Period ending 31 August 2011**

COMMITTEE RECOMMENDATION TO COUNCIL GS113/2011

1. That the rates debtors reports as at 31 August 2011 (Attachment 1) be received.

10.2.5 **GS117 Land Asset Management Policy**

COMMITTEE RECOMMENDATION TO COUNCIL GS117/2011

That Council:

1. Adopts the draft Land Asset Management Policy shown at (Attachment 1).

10.2.6 **GS119 Kalamunda and Districts Historical Society – Memorandum of Understanding for Occupancy of the Zig Zag Cultural Centre**

COMMITTEE RECOMMENDATION TO COUNCIL GS119/2011

That Council:

1. Endorses the occupancy of approximately 33 sqm of floor space in the Zig Zag Cultural Centre by the Kalamunda and Districts Historical Society as hatching on the floor plan detailed in (Attachment 1).
2. Approves the rental for the floor space of \$1 per annum, payable on demand.

3. Agrees that cost of occupancy of the Zig Zag Cultural Centre by the Kalamunda and Districts Historical Society be treated as an in-kind contribution by the Shire of Kalamunda consistent with the lease arrangements in place for the History Village.
4. Authorises a Memorandum of Understanding be prepared between the Shire of Kalamunda and the Kalamunda and Districts Historical Society to formalise the occupancy of the Zig Zag Cultural Centre, addressing issues such as:
 - Permitted usage of the premises.
 - Rental of the premises.
 - Any in-kind contributions.
 - Office furniture and equipment.
 - Maintenance and Repairs.
 - Information Technology support.
 - Cleaning.
 - Contribution to operation costs.
 - Communication between the parties.
 - Access times, restrictions and security of the premises.
 - Insurance (including contents) and Indemnity.
 - Car parking.
 - Access to shared facilities (toilets, kitchen, meeting rooms, office equipment, etc.)

10.2.7 **GS120 Shire of Kalamunda Bush Fire Prevention Strategies**

COMMITTEE RECOMMENDATION TO COUNCIL GS120/2011

That Council:

1. Receives this Shire of Kalamunda Bush Fire Prevention Strategies Report.

10.2.8

GS121 Tender for Supply and Delivery of Various Road Construction Materials, Sands and Landscape Products (T1119)COMMITTEE RECOMMENDATION TO COUNCIL GS121/2011

That Council:

1. Awards the Tender, for the Supply and Delivery of Various Road Construction Materials, Sands and Landscape Products (T1119), for the period of three years from the date of signing documentation with an option to extend a further two 12 month periods based on an annual CPI increase for Perth from the preceding 12 months as follows:

Materials Supplied at Source	Recommended Tenderer as per tendered price in (Confidential Attachment 1)
Yellow lawn sand	1. WA Limestone 2. Holcim Pty Ltd
10mm washed blue metal	1. WA Limestone 2. Holcim Pty Ltd
14mm washed blue metal	1. WA Limestone 2. Holcim Pty Ltd
50mm ballast stone	1. WA Limestone 2. Holcim Pty Ltd
75mm limestone sub base material (Appendix B Specification)	1. WA Limestone 2. Holcim Pty Ltd
Crushed rock road base material (Appendix C Specification)	1. WA Limestone 2. Holcim Pty Ltd
Clean fill sand	1. Holcim Pty Ltd 2. WA Limestone
Brickie yellow sand	1. Holcim Pty Ltd 2. WA Limestone
5mm washed blue metal	1. Holcim Pty Ltd 2. WA Limestone
7mm washed blue metal	1. Holcim Pty Ltd 2. WA Limestone
Washed white sand	1. All Earth Group Pty Ltd 2. Capital Recycling
Recycled sand	1. All Earth Group Pty Ltd 2. Capital Recycling
Screened Top Soil	1. WA Limestone
20mm washed blue metal	1. WA Limestone
50mm recycled drainage material	1. Capital Recycling 2. All Earth Group Pty Ltd

	Compost black mulch	1. All Earth Group Pty Ltd
	Materials Delivered to Operations Centre or Shire Compound at 155 Lawnbrook Road West, Walliston	Recommended Tenderer, as per tendered price in (Confidential Attachment 1)
	5mm washed blue metal	1. Holcim Pty Ltd 2. WA Limestone
	7mm washed blue metal	1. Holcim Pty Ltd 2. WA Limestone
	Brickies yellow sand	1. Holcim Pty Ltd 2. WA Limestone
	50mm ballast stone	1. Holcim Pty Ltd 2. WA Limestone
	Screened top soil	1. WA Limestone 2. All Earth Group Pty Ltd
	75mm limestone sub base material (Appendix B Specification)	1. Holcim Pty Ltd 2. All Earth Group Pty Ltd
	Crushed rock road base material (Appendix C Specification)	1. B & J Catalano Pty Ltd 2. Holcim Pty Ltd
	50mm recycled drainage material	1. All Earth Group Pty Ltd 2. Capital Recycling
10.2.9	GS122 Monthly Reporting of Financial Statements	
	<u>COMMITTEE RECOMMENDATION TO COUNCIL GS122/2011</u>	
	1. That Council note the comments of the Report	

Items to be considered separately**10.2.10 GS114 Land Asset Assessment – Acquisition of the First Five (5) 20A Reserves.**COMMITTEE RECOMMENDATION TO COUNCIL GS114/2011

That Council:

1. Defer this item to the Ordinary Council Meeting September 2011.

Note: This item (GS114 Land Asset Assessment – Acquisition of the First Five (5) 20A Reserves) is presented to Council for its consideration in the Chief Executive Officer's report at 10.3.1. No vote is required at this time.

10.2.11 **GS115 RFT1118 Panels of Specialist Providers – Property Development Specialists**

COMMITTEE RECOMMENDATION TO COUNCIL GS115/2011

That Council:

1. Defer this item to the Ordinary Council Meeting September 2011.

Note: This item (GS115 RFT1118 Panels of Specialist Providers – Property Development Specialists) is presented to Council for its consideration in the Chief Executive Officer's report at 10.3.2. No vote is required at this time.

10.1.12 **GS116 RFT1118 Panels of Specialist Providers – Town Planners**

COMMITTEE RECOMMENDATION TO COUNCIL GS116/2011

That Council:

1. Defer this item to the Ordinary Council Meeting September 2011.

Note: This item (GS116 RFT1118 Panels of Specialist Providers – Town Planners) is presented to Council for its consideration in the Chief Executive Officer's report at 10.3.3. No vote is required at this time.

10.2.13 **GS118 Community Facilities Plan (2011 – 2031)**

COMMITTEE RECOMMENDATION TO COUNCIL GS118/2011

That Council:

1. Notes and receives the Recommendations from the Community Facilities Plan (Attachment 4).
2. Endorses the Backlog Priorities and Timeframes (Attachment 2), subject to appropriate Business Plans/Cases and financial modelling.
3. Notes the Five Year Priorities and Timeframes (Attachment 3).
4. Notes the remaining community facilities developments in accordance with the priority order (Attachment 5).
5. Notes the implementation of the Community Facilities priorities are subject to the funding strategies being achieved and identified in the Shire of Kalamunda's Long Term Financial Plan.

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6. Notes that officers will submit the final recommendations for rationalisation of facilities back to Council for consideration once the process is completed.

Note: This item [GS118 Community Facilities Plan (2011 – 2031)] is presented to Council for its consideration in the Chief Executive Officer's report at 10.3.4. No vote is required at this time.

10.3 Chief Executive Officer's Report

Declaration of financial / conflict of interests to be recorded prior to dealing with each item.

10.3.1 Land Asset Assessment – Acquisition of the First Five (5) 20A Reserves.

Previous Items	GS49 11 April 2011, OCM47/18 April 2011
Responsible Officer	Director Corporate Services
Service Area	Corporate Services
File Reference	Reserves 43471, 33221, 37699, 27721 & 27570
Applicant	N/A
Owner	N/A

PURPOSE

1. To consider the public submissions received from the community as a result of the two public meetings and a mail out of the proposal to affected residents in respect to the Reserve Rationalisation Project (Land Asset Strategy)
2. To obtain Council approval to make a formal application to acquire three Reserves from the State Government as freehold title following the completion of the community consultation process.
3. To initiate further research with respect to one Reserve to determine whether the issues raised by the community would affect any further consideration as to the acquisition or otherwise of the property.

BACKGROUND

4. In July 2010 the Shire of Kalamunda ("the Shire") engaged the services of Hester Property Solutions ("HPS") to undertake independent assessment of the Shires property portfolio and to identify opportunities with respect to these properties.
5. At the Ordinary Council Meeting held on 18 April 2011 Council resolved to approve "the purchase of the 20A Reserves Numbered R43471, R33221, R37699, R27721 and R27570 at 5% of the market value as valued by the Valuer General's Office" subject to community consultation processes.

DETAILS

6. Whilst Council has formally resolved to approve the acquisition of the above properties, the process for acquisition of properties using the 20A 5% acquisition model through the State Government requires the completion of a number of processes before an application can be lodged for consideration.

These steps in the process is outlined as follows:

Initiation of Appropriate Community Consultation

7. As the form and content of such community consultation is not prescribed by the State Government, advice was sort from HPS on the best way to proceed. HPS advised that initial public meetings should be held with invitations circulated to all affected residents in the immediate vicinity of the respective Reserves.
8. Letters were sent to all residents within a 400 metre radius of each of these Reserves in the weeks prior to the meetings being held. Two separate meetings were held.
- (The 400 metre distance for consultation was based on what is considered to be a walkable catchment. It is taken from the State Government Planning Guidelines "Liveable Neighbourhoods" based on typically what most people would consider to be the maximum distance or time (5 minutes) they would travel for a daily activity, such as visiting a local park.)*
9. The first being held on Tuesday 14 June 2011 at the Jack Healey Centre Kalamunda and was to provide information on the rationalisation of:
- Reserve 27570 Trafalgar Road Lesmurdie
 - Reserve 37699 Holly Way Kalamunda
 - Reserve 27721 Wordsworth Avenue Gooseberry Hill
10. The second being held on Wednesday 15 June 2011 at the High Wycombe Recreation Centre and was to provide information on the rationalisation of:
- Reserve 43471 Cygnet Court High Wycombe
 - Reserve 33221 Swan Road High Wycombe
11. Both meetings were coordinated by Hester Property Solutions who provided a presentation outlining the proposed process, the use of the funds raised from the proposed acquisition and eventual disposal and responded to all questions. The meetings were reasonably well attended and many residents asked questions during the course of each meeting.
12. Submission forms were made available at each meeting for attendees to complete and hand back on the evening or to take and submit to the Shire at their convenience before the 1 August 2011.

-
13. Following the meetings a further discussion was held with Hester Property Solutions to determine the success of the public meetings in terms of community engagement and if any improvements to the community consultation process could be achieved. It was agreed that whilst the public meetings had been successful in terms of attendees there were a number of issues identified where improvements to the process could be made.
 14. Prior to the meetings residents who received invitations were not provided with supporting information. This made consideration of the issue very difficult for those both attending the meeting and also for residents unable to attend and not having detailed information to provide feedback.
 15. Furthermore it was difficult to ascertain that those residents who attended the meeting were representative of the residents within the 400 metre radius. A number of comments from attendees indicated they were aware of residents who would have liked to attend the meetings but were unable to do so for one reason or another.
 16. With the approval of the Chief Executive Officer, it was decided that a letter drop would be undertaken. This letter would summarise the information presented at the public meetings, enabling residents to consider the matter in full and be better informed when making a response.
 17. Contact information was provided for further questions and a submission form enclosed in the event householders wished to submit a response in respect to the proposal. A distribution radius of 400 metres from each Reserve was used.

Consideration of Submissions

18. Prior to considering any application with respect to rationalisation of Reserves the State Government will require evidence that the Council has considered community submissions made during the process in reaching its decision.
19. One substantive petition was received. Whilst this contained a large number of signatures in opposition to one of the proposals, this was considered as one submission only.

This decision was taken due to the fact that:

 - It would have required cross referencing with other submissions made and the deletion of duplicate submissions (a decision that had not been made in other forms of submissions received).
 - The manner or method used in which the signatures had been collected could not be ascertained.

- The letters and invitations had been circulated to an area of 400 metres around each Reserve, and this would necessitate the deletion of any person outside of this immediate area to retain equity.
- Members attending the public meetings had enquired about the use of a petition and had been informed that these were not generally considered as their accuracy or means of collection could not be substantiated.

20. A summary of the submissions received for each of the Reserves following the completion of the public consultation process is as follows:

Reserve 27570 – Trafalgar Road, Lesmurdie

21.	Total Submissions Received	76
	Total Submissions in Favour	64
	Total Submissions Against	12
	Total Submissions Undecided	0

Key issues raised:

In Favour

Support use of funds from Reserve for upgrades of Reserves and better facilities.

Support for urban development

Against

Impact on flora and fauna

Insufficient information

Conclusion

Clearly with respect to this proposal there is broad support. The issues raised within those opposed do not contain issues that have not previously been considered and cannot be resolved through effective design of any subsequent redevelopment of the property.

Reserve 37699 – Holly Way, Kalamunda

22.	Total Submissions Received	62
	Total Submissions in Favour	24
	Total Submissions Against	37
	Total Submissions Undecided	1

Key issues raised:

In Favour

Support use of funds from Reserve for upgrades of Reserves and better facilities.

Support potential aged care in area.

Against

Impact on flora and fauna.
Benefit of sale not recognised.
Historical significance.

Conclusion

This summary of submissions was perhaps the most difficult to assess due to the content of the submissions made and the number of people both in favour and against the proposal. A number of the issues raised within the objections could be reasonably countered. There were a number of issues raised that also brought into question the suitability of the site to sustain any form of intensive development.

Issues raised included the existence of a water course at the property and other limitations to development. These limitations were not identified prior to the consultation phase commencing, and as such if they exist as restrictions to development, then the proposal to rationalise this Reserve may not be appropriate, irrespective of the submissions received and whether the submissions are generally in favour or against the proposal.

As such it is suggested that this property be deferred from further consideration until more research has been completed with respect to the issues as raised within the submissions received.

Reserve 33221 – Swan Road, High Wycombe

23.	Total Submissions Received	84
	Total Submissions in Favour	60
	Total Submissions Against	20
	Total Submissions Undecided	5

Key issues raised:

In Favour

Support use of funds from Reserve for upgrades of Reserves, although alternate Reserves (to Range View Park) were suggested.
Support retention of public access way if Reserve is developed
Proceeds to be used in local area only.

Against

Opposed to further urbanisation.
Impact on flora and fauna.
Insufficient information.

Conclusion

There is a strong majority support for this proposal from the residents within the immediate 400 metre catchment of this Reserve. The issues raised by persons opposed to this proposal do not indicate any issue that has not been considered previously.

Council may require further consideration be given to the project on which funds realised from this proposed disposal are used, with further community consultation perhaps warranted.

Reserve 43471 – Cygnet Court, High Wycombe

24.	Total Submissions Received	27
	Total Submissions in Favour	20
	Total Submissions Against	7
	Total Submissions Undecided	0

Key issues raised:

In Favour

Support the integration of the Reserve into the larger land parcel.
Support the rationalisation of such a small Reserve.

Against

Opposed to the development of this Reserve and the larger property.
Property too close to Roe Highway to support residential development.

Conclusion

There is strong support for the rationalisation of this Reserve.

Many feel that the integration of this small corner lot into the larger property is a logical outcome. There were concerns about the proximity of the proposed residential development to Roe Highway.

This will need to be considered as a part of any subdivision application for the larger property to ensure suitable noise attenuation methods are employed if required.

Reserve 27721 – Wordsworth Avenue, Gooseberry Hill

25.	Total Submissions Received	34
	Total Submissions in Favour	0
	Total Submissions Against	34
	Total Submissions Undecided	0

Key issues raised:

In Favour

Nil.

Against

Loss of Community Garden.
Local Community Benefit and Amenity.

Conclusion

There is clearly a strong objection for this proposal, with no letters of support having been received.

Overall Comments

26. Whilst the submission process in an overall context was very successful, it is interesting to note there was almost a ratio of 2:1 submissions received in support of the proposals from the mail out process in comparison with the public meetings.
27. This would seem to confirm the feedback received at the public meetings which provided officers with the insight that members of the public had wanted to attend the meetings but had been unable to for various reasons.
28. A review of the process and findings from this initial phase will lead to further improvements in similar processes in the future. It would appear appropriate to conclude that future public consultation processes do not rely on public meetings but instead be undertaken in the first instance using the following format:
- Direct mail out to residents in affected area (400 metre radius).
 - Information session/s to be held to enable residents to attend and ask questions (different format from a public meeting).
 - Clarification as to the manner in which petitions will be considered as part of any such public consultation process.
29. The Shire will utilise the experiential learning from the process recently undertaken to inform the development of its future Community/Public Consultation Strategy.

STATUTORY AND LEGAL IMPLICATIONS

30. Following the completion of this public consultation process the Council may now consider the submission received and, where appropriate, make resolutions to formally apply to purchase the Reserves from the State Government as freehold title.
31. Approval of the acquisition and issue of title fall within the jurisdiction of Ministerial Policy under the *Land Administration Act*.

POLICY IMPLICATIONS

32. The Shire of Kalamunda does not currently have a policy in regard to the Acquisition and Disposal of Land; however a Draft Policy has been prepared and is the subject of a report being presented to Council at its General Services Committee meeting 12 September 2011.

PUBLIC CONSULTATION/COMMUNICATION

33. The process outlined in this report concludes the public consultation proposed to be undertaken for this part of the Reserves rationalisation program.

FINANCIAL IMPLICATIONS

34. Funds have been set aside in the 2011/2012 Shire of Kalamunda Budget to fund the 5% purchase cost of each Reserve.

STRATEGIC AND SUSTAINABILITY IMPLICATIONS**Strategic Planning Implications**

35. The acquisition and then sale of these properties will assist in meeting a range of key outcomes as stated within the Shire of Kalamunda Strategic Plan 2009-2014.
- Outcome 1.3 The community has access to a diverse range of recreational opportunities
- Outcome 2.1 Improved asset management to meet community needs today and in the future
- Outcome 2.3 Long term viability of infrastructure and facilities
- Outcome 5.4 Diversify revenue and funding sources
- Strategy 5.4.2 – Explore all avenues of funding including borrowings and sale of assets.
36. The use of revenue for sale of Reserves will be utilised to upgrade parks identified during this consultation process and as a result of the submissions received will enable the Shire of Kalamunda to deliver outcomes contained within the Community Facilities Plan. Without these funds being available works identified in the Community Facilities Plan will not be able to be undertaken within the Shire's current Long Term Financial Plan.

Sustainability ImplicationsSocial implications

37. In initiating this proposal to rationalise Reserves, the Community Facilities Plan has concluded that the provision of open space, services and facilities is better met through the improvement of more centrally located and well serviced public open space areas. The rationalisation of any Reserve whilst may be perceived to have a detrimental impact on the local amenity of the neighbouring area can only be investigated through effective community consultation processes and the Shire is committed to such a process before any Council decisions are made. The Shire must take into account the views of all its residents and must also make decisions based on the greater good on the community in meetings and its social obligations.

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38. All areas within this proposal have been assessed and show a supply of open space in excess of the requisite 10% required by the Department of Planning. It has further been assessed the manner in which this open space is provided is not providing the best possible services to the community or accessibility to these Reserves. The Shire aims to assess and preserve land reserved for public recreation, where it provides a benefit to the broader community.
39. The need for the Shire to commence a program of rationalisation of its land assets; and in case of this report, the A20 Reserves, has been based on the findings of the research undertaken in the development of the Community Facilities Plan.
40. The Shire is moving into a growth stage of its development over the next 10-20 years, particularly in the foothill suburbs, so finding alternative funding sources from which to fund high order infrastructure, such as public recreation facilities has been clearly highlighted in the research undertaken by the Shire.

Economic Implications

41. The funds arising from any disposal of these Reserves will be used to provide essential services at public open space Reserves within the same immediate precinct in which the Reserves are being considered for rationalisation.
42. Without the revenue from sale of Reserves the work required at other Reserves which is critical to maintain amenities, would not be able to be accommodated by the Shire of Kalamunda for at least a further 10 years, as has been identified in the Shire's Long Term Financial Plan. The Long Term Financial Plan has been a key driver is showing a future financial model for the Shire and the inability for the Shire to provide high quality assets based on current income streams.

Environmental Implications

43. There are no immediate environmental implications from the freehold acquisition of any of the Reserves. The sale and /or development of these properties will potentially raise environmental issues that will be required to be considered.
44. There will be further environmental investigation in relation to the Holly Way Reserve as these were significant concerns raised by the community.
45. Any such environmental issues will form part of any proposal to dispose or develop the subject sites and will be able to be accommodated in any conditions of development applied by the Council.

OFFICER COMMENT

46. The acquisition process is in line with the recommendations of the Hester Property Solutions Report and meets the guide lines of the draft Land Asset Management Policy and Plan.
47. It is proposed there be no further consideration for the acquisition of Reserve 27721 Wordsworth Avenue, Gooseberry Hill in response to community comment received and the clear broad community use and significance of this property.
48. The issues raised during the consultation process in respect of Reserve 37699 Holly Way will be investigated and a further report provided for Council consideration.

RECOMMENDATION

That Council:

1. Applies to the Department of Regional Development and Lands (State Land Services Division) to obtain approval from the Minister for Lands to acquire, for 5% of the assessed valuation, the following Reserves:
- Reserve 27570 Trafalgar Rd Lesmurdie
 - Reserve 43471 Cygnet Ct High Wycombe
 - Reserve 33221 Swan Rd High Wycombe

Moved:

Seconded:

Vote:

Declaration of financial / conflict of interests to be recorded prior to dealing with each item.

10.3.2 RFT1118 Panels of Specialist Providers – Property Development Specialists

Previous Items	GS115/2011
Responsible Officer	Director Corporate Services
Service Area	Property & Procurement
File Reference	
Applicant	N/A
Owner	N/A
Confidential	Price Schedule
Attachment 1	

Reason for Confidentiality: In accordance with Section 5.23(2) (c) of the *Local Government Act 1995*, which permits the meeting to be closed to the public for business relating to a matter that if disclosed would reveal: "*A contract entered into, or which may be entered into, by the local government and which relates to a matter to be discussed at the meeting.*"

PURPOSE

1. To consider awarding the tender for the Provision of Property Development Specialists for a period of 3 years with an option to extend for a further two periods of 12 months.

BACKGROUND

2. The Request for Tender was advertised in The West Australian Newspaper on Saturday 2 July 2011 and closed at 2.00 pm Tuesday 26 July 2011.
3. The Panel of Specialist Providers Tender contained seven categories:
 - Civil Engineers
 - Town Planners
 - Architects
 - Environmental Consultants
 - Project Managers
 - Property Development Specialists
 - Community Consultation Facilitators
4. To avoid confusion when dealing with so many panels for specialist services each provider group will be presented to Council individual for approval. This report deals with Property Development Specialists.

DETAILS

5. From the tender advertisement a total of four responses were received for this group.

STATUTORY AND LEGAL IMPLICATIONS

6. Section 3.57 of the *Local Government Act 1995* and Part IV of the *Local Government (Functions and General) Regulations 1996*.

POLICY IMPLICATIONS

7. The Tender complies with Policy PUR 1 – Purchasing Policy.

PUBLIC CONSULTATION/COMMUNICATION

8. There is no requirement for public consultation.

FINANCIAL IMPLICATIONS

9. The awarding of the tender is expected to provide some savings in consultant costs and will ensure Council's compliance with the *Local Government (Functions and General) Regulations 1996*.

STRATEGIC AND SUSTAINABILITY IMPLICATIONS

Strategic Planning Implications

10. Shire of Kalamunda Strategic Plan Goal 5 Governance and Organisation:
5.1.4 Ensure appropriate systems and procedures are in place to comply with statutory compliance and enhance effective business management.

Sustainability Implications

Social Implications

11. There are no social implications.

Economic Implications

12. There are no economic implications.

Environmental Implications

13. There are no environmental implications.

OFFICER COMMENT

14. A total of four submissions were received for this group:
- Hester Property Solutions
 - Aspen Property Developments Pty Ltd
 - Westbury Investments Pty Ltd
 - CRL Highbury Consulting

15. **Hester Property Solutions**

Formed by three Directors, with over 50 years combined experience in local government predominantly at an executive level in Strategic Town Planning, Economic Development, Governance, Master Planning, regeneration projects, community consultation, private/public sector joint ventures and projects and highly developed negotiation skills.

Hester specialise in rationalising land ownership and land holdings to provide more efficient land assets and have extensive experience in identifying opportunities with land based assets where none were thought to exist.

The consultancy has worked with a number of metropolitan and country local governments as well as the State Government and private sector.

16. **Aspen Property Developments Pty Ltd**

Is the operating entity of Aspen Living and provides for Aspen Living to establish and manage the strategic direction of a project.

Aspen is well versed in the complexities of a master-planned project, and is committed to the delivery of developments that create new communities, jobs, infrastructure and sense of destination.

17. **Westbury Investments Pty Ltd**

Specialised land development, sales and marketing vehicle that has extensive development experience spanning four (4) decades and covering residential, office, commercial and industrial development and have detailed knowledge of all property markets in Western Australia.

18. **CRL Highbury Consulting**

Provide strategic property and investment advice, associated policy development and specific property outcomes, including land lease opportunities, redevelopment of community facilities through maximising the opportunities presented by land ownership.

CRL Highbury Consulting have worked with a number of local governments as well as state government instrumentalities.

RECOMMENDATION

That Council

1. Appoints to the Panel of Providers for Property Development Specialists for the purpose of Advice, Acquisitions and Disposals :
 1. Hester Property Solutions
 2. CRL Highbury Consultingat the rates shown in (Confidential Attachment 1) – Price Schedule for a period of three years with an option to extend for a further two periods of twelve months.
2. Appoints to the Panel of Providers for Property Development Specialists for the purpose of Property Development, Sales and Marketing :
 1. Westbury Investments Pty Ltd
 2. Aspen Property Developments Pty Ltdat the rates shown in (Confidential Attachment 1) – Price Schedule for a period of three years with an option to extend for a further two periods of twelve months.

Moved:

Seconded:

Vote:

Declaration of financial / conflict of interests to be recorded prior to dealing with each item.

10.3.3 RFT1118 Panels of Specialist Providers – Town Planners

Previous Items	GS116/2011
Responsible Officer	Director Corporate Services
Service Area	Property & Procurement
File Reference	RFT 1118
Applicant	N/A
Owner	N/A
Confidential	Schedule of Tender Prices
Attachment 1	

Reason for Confidentiality: In accordance with Section 5.23(2) (c) of the *Local Government Act 1995*, which permits the meeting to be closed to the public for business relating to a matter that if disclosed would reveal: "*A contract entered into, or which may be entered into, by the local government and which relates to a matter to be discussed at the meeting.*"

PURPOSE

1. To consider awarding the tender for the Provision of Town Planning Consultancy Services for a period of three years with an option to extend for a further two periods of 12 months.

BACKGROUND

2. The Request for Tender was advertised in The West Australian Newspaper on Saturday 2 July 2011 and closed at 2.00 pm Tuesday 26 July 2011.
3. The Panel of Specialist Providers Tender contained seven categories:
 - Civil Engineers
 - Town Planners
 - Architects
 - Environmental Consultants
 - Project Managers
 - Property Development Specialists
 - Community Consultation Facilitators.
4. To avoid confusion when dealing with so many panels for specialist services each provider group will be presented to Council individual for approval. This report deals with Town Planners.

DETAILS

5. From the tender advertisement a total of thirteen responses were received.

6. The responses were assessed in accordance with the Qualitative Criteria in the tender document and the assessments were carried out by the Director Planning and Development Services and the Manager Strategic Planning and Sustainability.

STATUTORY AND LEGAL IMPLICATIONS

7. Section 3.57 of the *Local Government Act 1995* and Part IV of the *Local Government (Functions and General) Regulations 1996*.

POLICY IMPLICATIONS

8. The tender complies with Policy PUR 1 – Purchasing Policy.

PUBLIC CONSULTATION/COMMUNICATION

9. There is no requirement for public consultation.

FINANCIAL IMPLICATIONS

10. The awarding of the tender is expected to provide savings in consultant costs.

STRATEGIC AND SUSTAINABILITY IMPLICATIONS

Strategic Planning Implications

11. Shire of Kalamunda Strategic Plan Goal 5 Governance and Organisation
5.1.4 Ensure appropriate systems and procedures are in place to comply with statutory compliance and enhance effective business management.

Sustainability Implications

Social Implications

12. There are no social implications.

Economic Implications

13. There are no economic implications.

Environmental Implications

14. The use of qualified and experienced Planning Consultants on land projects will help to ensure a responsible approach is taken with development proposals.

OFFICER COMMENT

15. Of the thirteen responses received the submissions submitted by Chris Antill Planning and Urban Design, TPG Town Planning and Urban Design and Burgess Design Group have been assessed as the most suitable to meet the Shires requirements.

RECOMMENDATION

That Council:

1. Appoints to the Panel of Specialist Providers for Town Planners for the purpose of Urban Design and Planning
 1. Chris Antill Planning and Urban Design

as per the tender prices in the schedule at (Confidential Attachment 1) for a period of three years with an option to extend for a further two periods of twelve months.
2. Appoints to the Panel of Providers for Town Planners for the purpose of Strategic and Master Planning:
 1. TPG Town Planning and Urban Design
 2. Burgess Design Group

as per the tender prices in the schedule at (Confidential Attachment 1) for a period of three years with an option to extend for a further two periods of twelve months.

Moved:

Seconded:

Vote:

Declaration of financial / conflict of interests to be recorded prior to dealing with each item.

10.3.4 Community Facilities Plan (2011 – 2031)

Previous Items	N/A
Responsible Officer	Kevin O'Connor
Service Area	Community Development
File Reference	CO-CCS-059
Applicant	N/A
Owner	N/A
Attachment 1	Community Survey
Attachment 2	Backlog Priorities
Attachment 3	Community Facilities Priorities 2017 – 2022
Attachment 4	Community Facilities Recommendations
Attachment 5	Future Development Priorities 2022 - 2031

PURPOSE

1. To consider endorsing the recommendations and priorities from the Shire of Kalamunda draft Community Facilities Plan.

BACKGROUND

2. In 2010, the Shire of Kalamunda commissioned the preparation of a 20 year Community Facilities Plan with the aim of obtaining a detailed understanding of the current and future community facility needs of the Shire.
3. The facilities considered under the Plan were those used by a large section of the community and which contribute significantly to the quality of life of our residents:
 - Parks
 - Sports Grounds and Sporting Facilities
 - Recreation Centres
 - Aquatic Centres
 - Community Centres
 - Performing Arts Centre
 - Libraries

4. The rationale for developing a 20 Year Community Facilities Plan is highlighted below:
- Demand for improved or new facilities exceeds financial resources available.
 - No overall picture of community facility needs.
 - Community needs are changing.
 - Catering for a growing population.
 - Sound direction is needed for the future.

DETAILS

5. The process utilised to develop the Community Facilities Plan has involved an extensive period of research, strategic analysis and planning, with six key stages of work undertaken:
- Planning Catchments
 - Community Profile
 - Community Needs Assessment
 - Community Facilities Hierarchy
 - Community Facilities Planning Standards
 - Demand Gap Analysis
6. The principles used to underpin the development of the Community Facilities Plan and ultimately guide the outcomes and recommendations were:
- Demonstrated Need and Demand
 - Maximising Use and Rationalisation
 - Sustainability and Viability
 - Environment and Quality of Life
 - Multi-Use and Purpose
 - Equity and Accessibility
 - Collaboration and Partnerships
 - Consultation and Engagement

Key issues

7. There are a number of key issues and challenges arising out of the research and analysis conducted in developing the Plan.

Low Level of Investment in Maintaining Facilities and Poor Building Conditions

8. Whilst the Shire of Kalamunda provides an extensive portfolio of community facilities, from the general appearance and condition of many facilities, it appears that the level and standard of maintenance provided has been relatively low for a sustained period of time.

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9. When considering the building condition ratings and estimated life years remaining of the built community facilities, it is evident that a high number of facilities require major renewal or replacement, particularly with community centres and halls.

Dealing With Current Gaps in Facilities and New Demand

10. Whilst new community facilities have been established over the years, it is evident that this has not kept pace with the demand for community facilities and the population growth of the Shire of Kalamunda.
11. As a result of this, there is a backlog of facility requirements for the current population to be addressed, as well as new community facilities demands from the growing number of new residential areas. This presents a significant financial challenge in terms of catching up with the sizeable backlog in facility requirements, at the same time as funding the new community facility requirements.

Uneven Distribution and Standard of Facilities

12. The spatial analysis of community facilities clearly indicates there is an uneven distribution of facilities across the Shire of Kalamunda. This is most obvious with Parks, Community Centres and Sports Grounds Sporting Facilities. As a result of this, in some areas there is an oversupply of particular facilities and an undersupply in others.

Some Facilities are Residual to Requirements

13. In the process of preparing the Community Facilities Plan, there were a number of community facilities identified as residual to current and future requirements. This is largely due to a combination of factors such as an oversupply of that facility, poor facility design etc.

Changing Community Needs and Facility Trends

14. The way the Shire of Kalamunda has provided community facilities in the past will need to change significantly to reflect current community facility needs, changing expectations and the current best practice and trends in community facilities design and provision.

Improving the Planning and Provision of Facilities

15. While there has been a greater focus on community facility planning efforts in recent years, it is also evident that there has been a long history of limited planning and strategic foresight in the provision of community facilities. This is evident in the uneven distribution of community facilities and variable standard and quality of community facilities that exists across the Shire of Kalamunda.

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16. Establishing a hierarchy or “structure” for providing community facilities is essential to ensuring local or everyday facility needs are catered for at the local level and located in the right position, and the same applies to the demand for “higher order” or larger scale community facility requirements.

Addressing Community Planning Resource Requirements

17. The Community Facilities Plan is a major plan with over 250 recommendations and actions for implementation. When considering the current level of staff resources, if the Community Facilities Plan is to be implemented in a timely manner. It will require additional project management resources to be made available.

Timeframes and Priorities

18. The preparation of the Community Facilities Plan has involved the development of recommendations and priorities required to address current and future community facility needs.
19. The priority and timeframes of recommendations has been determined by a number of factors on “drivers” which are outlined below.

Population Profile and Development Fronts

20. The current profile and distribution of the population and likely development fronts and timing have a significant influence in determining priorities and timeframes.

Facility Standards, Condition and Functionality

21. The standard, condition and functional deficits of facilities have been taken into account in formulating the recommendations, priorities and timeframes.

Resident and Stakeholder Feedback

22. Shortcomings in current community facilities and the improvements and priorities identified by residents and stakeholders through the community consultation process have been taken into account in determining the Community Facilities Plan priorities and timeframes.

Community Facilities Hierarchy

23. The Community Facilities Hierarchy sets out how local, neighbourhood, district and regional level community facility requirements can be addressed in an efficient and effective manner across the Shire of Kalamunda.

Planning Standards and Design Criteria

24. The Community Facilities Planning Standards have established the purpose and function of each community facility and specified planning and design criteria to enable the consistent quality and standard of facility provision across the Shire of Kalamunda.

Facility Provision Benchmarks

25. The Community Facilities Planning Standards also established a benchmark and population ratio for providing each community facility to enable an equitable distribution of community facilities across the Shire of Kalamunda.

Need and Demand

26. The level or the extent of demand established by the Demand Gap Analysis in respect to each recommendation has been taken into account in determining the Community Facilities Plan priorities and timeframes.

Residual Community Facilities

27. Whilst one of the key outcomes of the Community Facilities Plan 2011-2031 has involved the identification of the priorities for upgrading and redeveloping community facilities and for developing new community facility requirements, this process has also identified the community facilities considered surplus to current and future demand.
28. This is largely due to the presence of at least two, or more, of the following factors:
- A surplus, or oversupply of that facility in a particular area.
 - Poor design and functionality of the facility.
 - Low usage levels.
 - Insufficient demand and viability.
 - Building condition ratings indicating major renewal, replacement and limited life years remaining.
29. In rationalising community facilities, it is acknowledged that there will be varying degrees of community opposition, as well as support.
30. The following principles are proposed to guide the implementation of the rationalisation of residual facilities, including addressing alternative uses for residual sites.

- Residents and community organisations will be proactively informed and consulted within the rationalisation of residual facilities.
 - User Groups of residual facilities will be supported in the relocation to alternative facilities, prior to the removal of any facility.
 - Funds gained from rationalising will be invested in improving the standard and quality of community facilities available.
 - The future use of residual sites will take into account environmental, economic and viability factors.
31. Due to the complexities involved in the proposed rationalisation exercise, an independent facilitator will be engaged to coordinate this process in collaboration with an in-house project team.
32. It is anticipated that the facilitator and staff from Finance, Asset Management and Community Development will review and challenge what is proposed to ensure the rationale is as robust as possible, taking into account the principles as outlined above and the possible need to look at any other facilities that are due for major renewal.

STATUTORY AND LEGAL IMPLICATIONS

33. Nil.

POLICY IMPLICATIONS

34. Asset Management Policy: ENG 15 (2011)

PUBLIC CONSULTATION/COMMUNICATION

35. Community workshops were held in each of the four Wards of the Shire of Kalamunda to seek input from residents, sporting groups and community organisations in developing the Community Facilities Plan.
36. Each workshop focused on identifying the positive and negative aspects of community facilities and the priorities and vision ideas for the future. By identifying the positive aspects of community facilities, this provides a good indication of what is liked or valued the most about facilities. In planning for the future, this enables consideration to be given to retaining, maximising and enhancing these positive features and values.

Workshops

37. A report was prepared from each workshop documenting all of the comments put forward and following an analysis of the outcomes across all workshops a number of common themes have emerged and these are highlighted below.

Ageing Community Facilities and Poor Level of Maintenance

38. The ageing and deterioration of facilities was most commonly raised with the Aquatic Centre and to a lesser extent with Community Centres and Sports Grounds and Sports Facilities.

Improving and Developing Existing Community Facilities

39. Overall, there was not a significant call for a large number of new facilities, with a stronger emphasis on the need to improve and develop the standard of existing community facilities.

Uneven Distribution of Community Facilities

40. Across nearly all types of community facilities there was a perception that there is an uneven distribution of facilities across all areas.

Rationalising Community Facilities

41. The rationalisation of community facilities was commonly suggested as a potential way of improving the standard and quality of community facilities.

Multi-purpose Community Facilities and Providing Facilities as “Hubs”

42. There was a strong preference for community facilities being multi-purpose and able to cater for a wide range of activities and age groups.

Catering for all Age Groups

43. Across all community facilities, improvements to better cater for the needs of children and young people was considered a priority and improving facilities to better cater for seniors was also a common suggestion.

Better Planning and Design

44. The need to improve the way facilities are planned and designed was identified across all facilities, with many facilities considered to be lacking in good design and functionality.

Environmentally Friendly

45. Across all community facilities, designing, providing and managing facilities in an environmental sensitive way was a common priority.

Community Survey

46. A Community Survey was undertaken as part of the Community Needs Assessment phase of the Community Facilities Plan. The Community Survey was available on-line and in hard copy, with survey forms available at all the Libraries, Recreation Centres and the Administration Centre, as well as by mail. The survey was promoted and advertised in the local papers for a two week period and on the Shire of Kalamunda's website.
47. A total of 207 people responded to the Community Survey, with 66% of these being female and 34% being male. The key outcomes and findings from the survey are contained in (Attachment 1).

FINANCIAL IMPLICATIONS

48. The Community Facilities Plan provides indicative cost estimates in today's dollars to meet the community facility needs of the current and future population.
49. The Community Facilities Plan will require a significant investment of capital funds, largely in upgrading the capacity of existing community facilities and in establishing new community facilities to meet both the existing and future needs of the population of the Shire of Kalamunda.
50. The cost estimates provided are largely derived from the Facilities Hierarchy and Facility Planning Standards which have been used in the development of this plan. The application of these have a large bearing on facility provision ratios and the specifications detailed in this Plan.
51. The Community Facilities Plan, outlining a 20 year capital expenditure program, was formulated with cost estimates for facilities based on current costings used by the Shire of Kalamunda, costings of similar facilities in other councils and estimates, reviewed by staff. This cost schedule should therefore be considered as indicative or preliminary, with more detailed costings and business cases to be prepared at the planning and design stage of each facility. Furthermore, the Shire needs to ensure it updates and reviews the cost estimates annually in line with funding sources and revenue constraints.
52. The summary table below of the Community Facilities Plan 20 year capital expenditure program shows that over the next 20 years, \$166 million will be required to address the community facility needs of the current and future population.

Community Facilities Plan – 20 Year Capital Expenditure Summary 2011- 2031	Cost	Current Backlog
Parks	22,000,000	5,300,000
Sports Grounds and Facilities	40,200,000	7,400,000
Recreation Centres	17,000,000	0
Aquatic Centres	14,500,000	0
Community Centres	56,000,000	11,300,000
Libraries and Performing Arts Centre	16,300,000	0
Total	\$166,000,000	\$24,000,000

53. It is acknowledged that, based on the typical level of community facility expenditure by the Council and the current level of potential income sources, implementing the Community Facilities Plan recommendations within these timeframes will only be achievable providing that long term funding sources are realised in line with the Long Term Financial Plan.
54. The Community Facilities Plan 20 year capital expenditure program is aimed at providing the Council with an accurate or “real” picture of when community facilities are ideally required to meet the current and future community facility needs of the population.
55. While there are number of scenarios that could be adopted to address the current backlog, a five year scenario is outlined in the table (Attachment 2). Although the Hartfield Park Master Plan short term priorities were not included with the backlog of facilities, officers believe that redevelopment of this reserve is of sufficient importance for Council to also consider these improvements within the first 5 years.
56. The next Priority Tables 2017-2022 (Attachment 3a,b,c) provide indicative timelines and an indication of the level of funding required to address the next group of priorities.
57. The summary table below indicates this would require \$45.0 million over five years, or an average annual capital investment of \$9.0million.

Five Year Community Facility Priorities 2017 - 2022	Total Cost Estimate	2017/18	2018/19	2019/20	2020/21	2021/22
Parks	7,700,000	1,500,000	700,000	2,700,000	2,000,000	800,000
Sports Grounds & Facilities	3,600,000	3,000,000	400,000		200,000	
Aquatic Centres	300,000	300,000	0	0	0	0
Community Centres	24,400,000	200,000	2,200,000	6,000,000	11,000,000	5,000,000
Libraries and Performing Arts	9,000,000	0	0	1,600,000	2,300,000	5,100,000
<i>Total</i>	45,000,000	5,000,000	3,300,000	10,300,000	15,500,000	10,900,000

58. The reason for extending the timeframes for the backlog and the next group of priorities is to align the Community Facilities Plan funding requirements more closely with the potential funding sources in Council's Long Term Financial Plan.
59. If Council were to endorse the Backlog and Priorities as proposed in this report, the implementation of the identified priorities would then be subject to the funding strategies identified in the Long Term Financial Plan.

STRATEGIC AND SUSTAINABILITY IMPLICATIONS

Strategic Planning Implications

60. *Shire of Kalamunda Strategic Plan 2009 – 2014*
- 1.3.1 Manage the effective promotion, planning and usage of recreational spaces, services and facilities.
 - 1.4.1 Continue to improve the physical environment and design of Council facilities experiencing safety problems.
 - 2.1.2 Design and implement effective decision making frameworks for asset management.
 - 2.3.2 Maintain, refurbish or upgrade existing infrastructure to encourage increased utilisation and extension of asset life.
 - 5.2.2 Service Standards – Define what services we provide, and manage service promises to agreed levels of quality and timelines.
 - 5.3.3 Provide modern and welcoming facilities which meet organisational and community needs.

Sustainability ImplicationsSocial Implications

61. Community and cultural infrastructure is seen as an essential ingredient in creating social capital and a safe, inclusive, accessible and sustainable community.
62. The Community Facilities Plan will assist the community to achieve greater cohesion and resilience and address the Council's responsibility of developing and implementing strategic and integrated social planning strategies.

Economic Implications

63. Nil.

Environmental Implications

64. Nil.

OFFICER COMMENT

65. The Community Facilities Plan is a strategic planning tool which can now be integrated with Council's other related plans and documents to provide a clear direction to guide future community facility development.
66. The funding strategy adopted to facilitate the implementation of the Community Facilities Plan will be a critical aspect in reviewing and confirming timeframes.
67. In order to maximise the effectiveness of potential funding availability within the first five years of the Plan, Officers have reviewed the priority for redevelopment of Kostera Oval.
68. The priority area for redevelopment of this reserve should be the expansion of the playing fields and associated change-room facilities, then followed by the next stage which would include the new pavilion and other district level facilities.
69. Currently the Community Facilities Plan shows the total Kostera Oval Project being completed with the backlog facilities, these timeframes have now been adjusted to show Stage 1 in the first 5 years and Stage 2 in the next 5 year priorities.
70. Due to the importance of Hartfield Park as the Shire's premier active sporting reserve and the priorities previously established in the Master Plan, there is an urgent need to enhance and develop available sport and recreation facilities in this area. These projects have now been incorporated within the Backlog Priorities Table (Attachment 2).

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71. Asset Management Strategies and Principles will need to be applied based on the agreed service levels and the effectiveness of the new assets to continue to provide that level of service.
 72. The Facilities Hierarchy and Planning Standards used in this report could become the basis of the agreed service levels for the provision and upgrading of community facilities over the life of the Community Facilities Plan.
 73. All the Community Facilities have been classified under this hierarchy and then the Planning Standards applied to help determine the cost estimates and timing of facility developments.
 74. At this stage Council are asked to note and receive the recommendations from the Community Facilities Plan (Attachment 4) and consider the outcomes from the rationalisation exercise prior to determining if the proposed hierarchy and planning standards are appropriate for the Shire of Kalamunda.
 75. The rationalisation exercise, will require close cooperation and communication with the key stakeholders, both external and internal and ensure that discussions are based on sound asset management principles.
 76. Internal workshops will be held once the process has reached critical points that will require Councillor input and feedback.
 77. The rationalisation process will involve a detailed and thorough investigation of all the facilities identified in the Plan and impacts the rationalisation will have on the community and the timeframe for replacement facilities.
 78. The proposed implementation dates for any residual facilities will need to be aligned with priorities and timeframes as set by Council.
 79. The feasibility of the development of the Neighbourhood and District level facilities identified in the Plan will have to be further investigated on a case by case basis, with more detailed consideration being given to the opportunities and constraints of each situation.
 80. Subject to Council's support or otherwise of this Report's recommendations, a Public Communication Strategy will need to be prepared, so that the broader community can be informed of the direction that Council has adopted.
 81. Two Councillor Workshops were held with the Consultant who prepared the Community Facilities Plan. At the second Workshop a copy of the Executive Summary was provided to Councillors.

RECOMMENDATION

That Council:

1. Notes and receives the Recommendations from the Community Facilities Plan (Attachment 4).
2. Endorses the Backlog Priorities and Timeframes (Attachment 2), subject to appropriate Business Plans/Cases and financial modelling .
3. Notes the Five Year Priorities and Timeframes (Attachment 3).
4. Notes the remaining community facilities developments in accordance with the priority order (Attachment 5).
5. Notes the implementation of the Community Facilities priorities are subject to the funding strategies being achieved and identified in the Shire of Kalamunda's Long Term Financial Plan.
6. Notes that officers will submit the final recommendations for rationalisation of facilities back to Council for consideration once the process is completed.

Moved:

Seconded:

Vote:

Community Survey

A Community Survey was undertaken as part of the Community Needs Assessment phase of the Community Facilities Plan. The Community Survey was available on-line and in hard copy, with survey forms available at all the libraries, recreation centres and the administration centre, as well as by mail. The survey was promoted and advertised in the local papers for a two week period and on the Shire of Kalamunda's website.

The key outcomes and findings from the survey are highlighted below. A total of 207 people responded to the Community Survey, with 66% of these being female and 34% male. While females were over represented by about 16%, this is not unusual with females generally more inclined to participate in surveys.

Age Group	Respondents
15-19	1.5%
20-29	6.8%
30-39	16.6%
40-49	22.0%
50-59	12.7%
60-69	30.7%
70+	10.7%

Considering the locality of respondents, the Foothills was under represented, while the Hills area was over represented, with the proportion of survey respondents from the rural area closely matching the Shire of Kalamunda's population from this area.

Suburb	Respondents
Forrestfield	16%
High Wycombe	14%
Maida Vale	8%
Wattle Grove	2%
Kalamunda	25%
Lesmurdie	20%
Gooseberry Hill	10%
Walliston	2%
Carmel	2%
Canning Mills	0%
Bickley	1%
Pickering Brook	1%
Pauls Valley/Hacketts Gully	0%

Generally the 'household type' of respondents reflects that of the Shire of Kalamunda's population, except for 'Lone Adult' and 'Lone Parents' which were under represented in the survey.

Community Facility Usage Patterns

Frequency of Use

Respondents were asked how often they used a range of community facilities and as the following table indicates, parks are by far the most frequently used community facility with 60% of respondents using a park 'every day', or 'once a week'.

This is followed by community centres and halls, with 38% of respondents using a community centre 'every day', or 'once a week', then sports grounds with 37%, recreation centres with 20%, netball/basketball courts with 19%, aquatic centres with 17%, libraries with 16%, tennis courts with 10%, lawn bowls with 7%, golf courses and cultural facilities both with 4% and horse and pony facilities with no respondent indicating they use these facilities 'every day' and 'once a week'.

Rank	Facility Usage - Every Day and Once a Week	%
1	Parks	60
2	Community centres and halls	38
3	Sports grounds	37
4	Recreation centres	20
5	Netball/basketball courts	19
6	Aquatic centres	17
7	Libraries	16
8	Tennis courts	10
9	Lawn bowls	7
10	Golf course	4
11	Cultural facilities and performing arts centres	4
12	Horse and pony facilities	0

However, taking the significant fortnightly use (20%) of libraries and the low 'fortnightly use' of all other community facilities into account, libraries would be the third most frequently used community facility, after parks and sports grounds as follows.

- Parks
- Sports grounds
- Libraries
- Community centres and halls
- Recreation centres
- Aquatic facilities
- Netball/basketball courts
- Tennis courts
- Lawn bowls
- Golf course
- Cultural facilities and performing arts centres
- Horse and pony facilities

Proportion of Respondents Using Facilities

To identify the proportion of respondents who use each community facility, regardless of the frequency, the 'don't use' score has been taken into account and by difference this gives the percentage of residents who use these community facilities.

As the table below indicates, parks are used by nearly all respondents, with community centres/halls used by 84%, libraries by 78%, recreation centres by 66%, sports grounds by 64%, cultural facilities and performing arts by 59% and aquatic facilities by 50%. Netball/basketball courts are used by one third of respondents, with tennis courts and golf courses used by 25%, lawn bowls by 14% and horse and pony facilities by 4% of respondents.

Rank	Facility Usage - Proportion of Respondents Who Use Facilities	%
1	Parks	97
2	Community centres and halls	84
3	Libraries	78
4	Recreation centres	66
5	Sporting grounds	64
6	Cultural facilities and performing arts centre	59
7	Aquatic facilities	50
8	Netball or basketball courts	32
9	Tennis courts	25
10	Golf Course	25
11	Lawn bowl greens	14
12	Horse and pony facilities	4

Considering the frequency of use of community facilities together with the proportion of respondents who use these facilities, provides a priority indicator. The most frequently used facilities, which are also used by a large proportion of respondents, can be considered of some priority. On this basis, the top five priorities for community facility improvements and development would be.

1. Parks
2. Community centres and halls
3. Sports grounds
4. Libraries
5. Recreation centres

Importance and Satisfaction

Importance of Community Facilities

Respondents were asked to rank the importance of particular community facilities to their household and by combining the 'important' and 'very important' percentage scores, a ranking of 1 to 12 has been given to each facility to reflect the level of importance.

As the table below indicates, parks are the most important facility to respondents with 86% rating parks as important or very important, followed by libraries with 77%, community centres/halls and aquatic facilities with 70%, sporting grounds with 69%, recreation centres with 65% and cultural facilities/performing arts with 48%. Approximately one third of

respondents rated tennis courts, golf courses and lawn bowls each as 'important and 'very important', with 14% rating horse and pony facilities as 'important' or 'very important'.

Rank	Level of Importance	%
1	Parks	86
2	Libraries	77
3	Community centres and halls	70
4	Aquatic facilities	70
5	Sporting grounds	69
6	Recreation centres	65
7	Cultural facilities and performing arts centre	48
8	Netball or basketball courts	43
9	Tennis courts	33
10	Golf Course	31
11	Lawn bowl greens	27
12	Horse and pony facilities	14

Satisfaction with Community Facilities

Respondents were also asked to rank their level of satisfaction with community facilities provided, to identify what facilities residents were the 'most' and 'least' satisfied with. By combining the 'satisfied' and 'very satisfied' scores, a rating of 1 to 12 has been given to each facility.

Rank	Level of Satisfaction	%
1	Libraries	61
2	Parks	52
3	Sporting grounds	46
4	Recreation centres	44
5	Golf Course	41
6	Cultural facilities and performing arts centre	41
7	Community centres and halls	40
8	Netball or basketball courts	35
9	Lawn bowl greens	35
10	Horse and pony facilities	29
11	Tennis courts	27
12	Aquatic facilities	15

Libraries have the highest satisfaction level with 61% of respondents giving libraries a 'satisfied' or 'very satisfied' rating, followed by parks with 52%, sporting grounds with 46%, recreation centres with 44%, golf courses with 41%, cultural facilities/performing arts centre with 41%, community centres/halls with 40%.

Netball and basketball courts and lawn bowls both with 35% had the next highest satisfaction rating. Approximately one third of respondents were 'satisfied' or 'very satisfied' with horse and pony facilities and tennis courts.

Only 15% of respondents were 'satisfied' or 'very satisfied' with aquatic facilities, with aquatic facilities also scoring the highest dissatisfaction rating, with 25% of respondents 'very dissatisfied' and 28% 'dissatisfied' with aquatic facilities.

Importance and Satisfaction Gaps

Where community facilities are of high importance to residents and also score low levels of satisfaction, indicates that these community facilities are of some priority for improvement. By subtracting the 'satisfied' and 'very satisfied' scores from the 'important' and 'very important' scores, this gives a score which indicates the gap between the importance of facilities and respondents satisfaction with these.

As the following table indicates, the community facility with the highest importance score and the lowest satisfaction score is aquatic facilities with a very significant gap, followed by parks and community centres and halls with a sizeable gap.

There was also a notable gap in the importance and satisfaction scores for sports grounds, recreation centres and to lesser extent libraries. A small gap in netball/basketball courts, cultural facilities and performing arts centres is also evident. Golf courses, lawn bowl greens and horse and pony facilities show a negative score which indicates that respondent's satisfaction with these facilities exceeded the importance scores given to these facilities.

Priority	Importance and Satisfaction Gap	Score
1	Aquatic facilities	55
2	Parks	34
3	Community centres and halls	30
4	Sporting grounds	23
5	Recreation centres	21
6	Libraries	16
7	Netball or basketball courts	8
8	Cultural facilities and performing arts centre	7
9	Tennis courts	6
10	Horse and pony facilities	-1
11	Lawn bowl greens	-8
12	Golf Course	-10

Considering the gap between the importance and satisfaction levels, the top five priorities for community facility improvements and development would be.

1. Aquatic facilities
2. Parks
3. Community centres and halls
4. Sports grounds
5. Recreation centres

Priority Indicators

To provide a more comprehensive indication of priorities, scores for the importance and satisfaction gaps, frequency of use and the proportion of respondents using community facilities have been collated and analysed.

As the following table indicates, facilities with the highest score should be of some priority for improvement and development. This is because these facilities are used by a large proportion of respondents and are of the highest importance and also the most frequently used, with the level of satisfaction with these facilities also low.

Rank	Facility Priorities for Improvement and Development	Score
1	Parks	191
2	Community centres and halls	152
3	Sporting grounds	124
4	Aquatic facilities	122
5	Libraries	110
6	Recreation centres	107
7	Cultural facilities and performing arts centre	70
8	Netball or basketball courts	59
9	Tennis courts	41
10	Golf Course	19
11	Lawn bowl greens	13
12	Horse and pony facilities	3

Based on the above table, the following priority ratings could be given to improving and developing community facilities. However, attention needs to be given to those facilities with high importance levels and particularly low levels of satisfaction, as the standard of these facilities can result in lower usage rates, which would in turn lower the 'priority' score above. This is the case with aquatic facilities and would indicate that aquatic facilities are likely to be a higher priority than sports grounds and this adjustment has been made in the following priority ratings.

Very High

- Parks
- Community centres and halls

High

- Aquatic facilities
- Sports grounds
- Libraries
- Recreation centres

Medium

- Cultural facilities and performing arts
- Netball and basketball courts

Low

- Tennis courts
- Golf courses
- Lawn bowls greens

Very Low

- Horse and pony facilities

Community Facility Priorities

Parks

Respondents were asked to consider what should be the priorities for parks in the future and by combining the percentage of respondents ranking each priority 'high and 'very high' a priority ranking has been identified as follows.

Priority	Parks	%
1	Improving and increasing amenities - toilets, seating/tables, BBQs, shade	78
2	Providing parks in an environmentally friendly manner	75
3	Improving and increasing play equipment and spaces for children and young people	72
4	Increasing the level of maintenance	72
5	Providing paths for walking	68
6	Parks accommodating community events and activities	64
7	Developing larger parks with a range of facilities and features	61
8	Providing spaces for dogs to exercise and socialise	50
9	Increasing the number of parks available	46
10	Installing exercise and fitness equipment	39

In reviewing the order of priorities for parks, it is evident that improving and increasing amenities on parks, such as shade, BBQs, seating and picnic tables was the highest priority for survey respondents.

Providing parks in an environmentally friendly manner was the second highest priority, with improving and increasing play equipment and spaces for children and young people and increasing the level of maintenance provided at parks, a close third and fourth.

Incorporating paths for walking in parks was also considered a relatively high priority, scoring the fifth highest priority, with accommodating community events and activities in parks, the sixth priority.

Developing larger parks with a range of facilities and features was the seventh highest priority, with just over two thirds of respondents considering this a high or very high priority. Providing spaces for dogs to exercise and socialise was considered a high or very high priority by half of the survey respondents.

The lowest priority was for installing exercise and fitness equipment with the second lowest priority increasing the number of parks available. However, while these priorities ranked the lowest, they were considered a high or very high priority by a relatively large number of respondents, 39% and 46% respectively.

Over thirty comments were also received from respondents about the priorities for parks and Stirk Park featured prominently in these comments which generally related to the poor quality of play equipment, poor condition of the stream and lake and a perception that Stirk Park has been neglected and allowed to deteriorate over the years.

A large number of comments related to the lack of amenities on parks, particularly shade and the need to improve the level of maintenance and to address the deterioration of some parks. It was also noted that not all parks are maintained or provided to the same standard and rubbish accumulating at parks and vandalism was also identified as an issue that needs to be more adequately addressed.

Many comments were also received about the poor condition and quality of some play equipment and a lack of play equipment for all ages of children and for young people. The importance of good planning and design of parks was raised with the suggestion that the Shire should consider and use examples of 'best practice' parks by other local councils, in particular the City of Belmont.

There was also a call for more creative, stimulating and natural play spaces and for parks to reflect the 'home in the forest' theme with parks having more bushland settings with native trees and vegetation. Integrating artworks such as sculptures was also suggested.

Sports Grounds and Facilities

Respondents were asked to consider what should be the priorities for sports grounds in the future and by combining the percentage of respondents ranking each priority 'high and 'very high' a priority ranking has been identified as follows.

Priority	Sports Grounds	%
1	Increasing sporting opportunities and physical activities for children and young people	71
2	Improving & increasing amenities such - shade, toilets, seating, tables, BBQs, parking	70
3	Increasing the level of maintenance	67
4	Catering for other opportunities for physical activity and fitness on sports grounds	63
5	Providing multipurpose sporting facilities, catering for a variety of sporting interests	60
6	Providing sports grounds in an environmentally friendly manner	60
7	Improving the standard of change rooms/club room facilities	54
8	Increasing the number of sporting grounds available	31
9	Increasing the number of netball/basketball courts available	22
10	Increasing the number of tennis courts available	11

In reviewing the order of priorities for sports grounds, increasing sporting opportunities and physical activities for children and young people was the highest priority, followed closely by improving and increasing amenities on sports grounds.

Increasing the level of maintenance was the third highest priority, followed by catering for other opportunities for physical activity and fitness on sports grounds, which was considered a high or very high priority by two thirds of respondents.

Less than one point separates the fifth and sixth highest priority which were providing multipurpose sporting facilities catering for a variety of sporting interests and providing sporting grounds in an environmentally friendly manner.

The seventh highest priority was improving the standard of changerooms and club room facilities, with just over half of respondents identifying this as a high or very high priority. One third of respondents identified increasing the number of sports grounds as the eighth highest priority.

The lowest priority was for increasing the number of tennis courts available, with the second lowest priority, increasing the number of netball/basketball courts available.

Over twenty comments were also received from respondents about the priorities for sports grounds and these comments predominantly related to increasing the number of courts available at Ray Owen Reserve to address the current overcrowding and growing demand. It was suggested Ray Owen Reserve should be able to cater for people with disabilities.

A number of comments also called for improvements to be undertaken to specific sports grounds and facilities which were Hartfield Park, Kostera Oval carpark and further development to Ledger Road Reserve with courts and a cricket pitch.

The need to improve the level of maintenance of clubrooms and changerooms was also highlighted in respondent's comments. Exercising dogs at sports grounds, outside club use was also raised.

Recreation Centres and Aquatic Facilities

Respondents were asked to consider what should be the priorities for recreation and aquatic facilities in the future and by combining the percentage of respondents ranking each priority 'high' and 'very high' a priority ranking has been identified as follows.

Priority	Recreation Centres and Aquatic Facilities	%
1	Increasing recreation activities and programs for children and young people	72
2	Recreation centres being multi-purpose, catering for a wide range of activities/interests	70
3	Providing recreation centres & aquatic facilities in an environmentally friendly manner	70
4	Improving and upgrading the Kalamunda Aquatic Centre	69
5	Increasing recreation activities and programs for seniors	65
6	Building a new indoor multipurpose aquatic facility	64
7	Having community use of high school indoor heated 25 metre swimming pools	64
8	Improving and upgrading existing recreation centres	60
9	Increasing the number of recreation centres available	37

In reviewing the order of priorities for recreation centres and aquatic facilities, it is evident that there is a very small difference in the scores between the first, second, third and fourth highest priority. Hence, these priorities should be considered relatively evenly.

Increasing recreation activities and programs for seniors was the fifth highest priority, followed closely by the sixth highest priority, building a new indoor multi purpose aquatic facility. Less than one point separated the sixth and seventh highest priority, which was having community use of high school indoor heated pools.

While increasing the number of recreation centres available was the lowest priority, over one third of respondents still considered this a high or very high priority.

Over twenty comments were also received from respondents about priorities for recreation centres and aquatic facilities. The majority of these comments related to the poor state of the Kalamunda Aquatic Centre and the need for this facility to be a priority for redevelopment and the need to build a new multi purpose year around aquatic centre, or a combined recreation and aquatic centre.

Many of these comments also related to the need to improve recreation centres, highlighting the need to plan for the future, not the past. The need for additional courts at Ray Owen Reserve was again mentioned, with the need to catering for people with disabilities also

highlighted. There were also some comments about the importance of recreation centres catering for a wide range of activities, with classes for parents at the same time as classes for children suggested.

It was also noted that while Hartfield Park is an excellent facility, the lack of transport makes this facility difficult for young people living in the hills to access. A few comments also related to a perception that the Shire caters better for seniors than children and young people.

Community Centres and Cultural Facilities

Respondents were asked to consider what should be the priorities for community centres and cultural facilities in the future and by combining the percentage of respondents ranking each priority 'high' and 'very high' a priority ranking has been identified as follows.

Priority	Community Centres and Cultural Facilities	%
1	Providing multi-purpose community centres that cater well for all ages	66
2	Providing a 'youth' focused community centre	56
3	Improving and upgrading existing community centres and halls	55
4	Providing a 'family and children' focused community centre	47
5	Providing community centres/cultural facilities in an environmentally friendly way	46
6	Fewer smaller centres/halls & more larger multi-functional community centres	37
7	Improving and upgrading existing cultural facilities & performing arts	32
8	Increasing the number of community centres available	20
9	Increasing the number of cultural facilities and performing arts centres	11

In reviewing the order of priorities for community centres and cultural facilities, it is evident that providing multi purpose community centres with the capacity to cater for all age groups is the preferred option, with fewer respondents indicating that providing a specific family and children centre, or youth centre was a high or very high priority.

However, providing a specific 'youth' focus community centre was still identified as the second priority, followed very closely with improving and upgrading existing community centres and halls.

Providing a specific family and children centre was the fourth priority, scoring almost the same as providing community and cultural facilities in an environmentally friendly way, which was the fifth priority.

Providing fewer smaller community centres and halls and more larger and multi-functional community centres was identified at the sixth priority, with over one third of respondents identifying this as a high or very high priority.

In addition to this, increasing the number of community centres and cultural facilities scored a low priority and this would suggest that there are an adequate number of these facilities at the present time.

Almost twenty comments were also received from respondents about priorities for community centres and cultural facilities. The majority of these comments related to the need for additional activities and facilities for young people and there was the view that this was important to keeping young people busy and out of trouble.

A number of comments also indicated that the Shire of Kalamunda was well serviced with community centres and halls and that these should be well maintained, with additional facilities based on real demand and benefits.

Libraries

Respondents were asked to consider priorities for libraries in the future and by combining the percentage of respondents ranking each priority 'high and 'very high', a priority ranking has been identified as follows.

Priority	Libraries	%
1	Improving and keeping pace with technology	78
2	Catering well for children and young people	71
3	Catering well for seniors	67
4	Developing libraries as a hub of community activity and learning	67
5	Increasing and diversifying book stock	65
6	Improving and upgrading existing libraries	64
7	Increasing computers, internet access and on-line information available	60
8	Providing libraries in an environmentally sensitive manner	47
9	Increasing the number of libraries available	15

In reviewing the order of priorities for libraries, it is evident that improving and keeping pace with technology is the clear first priority, following by catering well for children and young people, ranking the second priority.

There was less than one percent between catering well for seniors and developing libraries as a hub of community activity and learning, which ranked the third and fourth priority respectively.

Increasing and diversifying book stock was identified as the fifth highest priority, closely followed by improving and upgrading existing libraries, with increasing computers, internet access and on-line resources the seventh priority.

Providing libraries in an environmentally sensitive manner was the second lowest priority, however almost half of respondents identify this as a high or very high priority. Increasing the number of libraries available was the lowest priority, with comparatively very few respondents identifying this as a high priority.

Over ten comments were also received from respondents about priorities for libraries in the future and the majority of these related to the need to improve the standard of technology, internet access and on-line resources at libraries, with some suggestion that resources in this area were limited.

A number of comments also indicated that libraries were too small and could do with significant upgrades. The importance of libraries to seniors was also highlighted, as well as comments to make libraries more relevant and exciting for children and young people. Other comments mentioned the learning and cultural importance of libraries, as well as the importance of libraries and all community buildings being designed and managed in an environmentally friendly manner.

Allocating Funds and Resources

Improving and Upgrading Community facilities

Respondents were asked to imagine they had a \$10m budget to spend on improving and upgrading community facilities and to allocate the spending according to their priorities. By summing and analysing the dollar amounts across all respondents the following table shows how respondents would apportion and allocate the \$10m.

From this it is evident that respondents are prepared to allocate almost one quarter of the \$10m budget on improving and upgrading aquatic facilities.

Respondents allocated 17% of the budget on both improving and upgrading sports grounds and parks, with 13% of the budget on improving and upgrading recreation centres and community centres. Respondents allocated 10% of the budget on improving and upgrading libraries and 7% on upgrading cultural facilities.

Improving and Upgrading Community Facilities	\$m	% \$10m
Improving and upgrading aquatic facilities	2.3	23
Improving and upgrading sports grounds and facilities	1.7	17
Improving and upgrading existing parks	1.7	17
Improving and upgrading recreation centres	1.3	13
Improving and upgrading community centres	1.3	13
Improving and upgrading libraries	1.1	10
Improving and upgrading cultural facilities	0.7	7
	10.0	100

Building New Community Facilities

Respondents were asked to imagine they had a \$10m budget to spend on new community facilities and to allocate the spending according to their priorities. By summing and analysing the dollar amounts across all respondents the following table shows how respondents would apportion and allocate the \$10m on new community facilities.

From this it is evident that respondents are prepared to allocate a very significant portion (36%) of the \$10m budget on building a new aquatic centre.

Respondents allocated 14% on new sports grounds and facilities, 13% on community centres and 12% each on new parks and recreation centres, 7% on new libraries and 6% on new cultural facilities.

New Community Facilities	\$m	% \$10m
Building a new aquatic centre	3.6	36
Increasing the number of sports grounds and facilities	1.4	14
Increasing the number of community centres	1.3	13
Increasing the number of parks	1.2	12
Building additional recreation centres	1.2	12
Increasing the number of libraries	0.7	7
Increasing the number of cultural facilities	0.6	6
	10.0	100

Backlog Priorities

Proposed Timeframe

Facilities	Total Backlog	2012/13	2013/14	2014/15	2015/16	2016/17
Parks						
Develop and upgrade Promenade (Cell 9) POS to a Neighbourhood level park	700,000	700,000				
Develop Neil Tonkin Park to a Neighbourhood level park	700,000		700,000			
Develop and upgrade Lalor Place POS from semi-developed park to Local park-developed	140,000	140,000				
Establish a new Local park-developed on Snowball Reserve	280,000					280,000
Establish a new Local park-developed corner of Alpine and Bird Roads	280,000					280,000
Develop Nangkita Way Reserve to a Neighbourhood level park	700,000			700,000		
Redevelop and upgrade Stirk Park to a District level park (Stage 1 2)	2,500,000		1,250,000	1,250,000		
Parks Sub Total	5,300,000	840,000	1,950,000	1,950,000		560,000
Sports Grounds and Facilities						
Develop a Neighbourhood sports ground Darling Range Sports College site	4,400,000	2,000,000	2,400,000			
Implement the redevelopment of Kostera Oval site to a District level sports ground (Stage 1)	3,000,000					3,000,000
Sports Grounds & Facilities	7,400,000	2,000,000	2,400,000			3,000,000
Community Centres						
Develop a District level community centre in conjunction with the redevelopment of the Old Road Board Street Block on Canning Road, Kalamunda	11,300,000				11,300,000	
Community Centres Sub Total	11,300,000				11,300,000	
Total \$	24,000,000	2,840,000	4,350,000	1,950,000	11,300,000	3,560,000
Hartfield Park Master Plan Redevelopment Projects	4,500,000	1,000,000	300,000	1,200,000	1,500,000	500,000
Total \$	28,500,000	3,840,000	4,650,000	3,150,000	12,800,000	4,060,000

 Projects already identified by Council

- Note:
- i) Following a review of the Community Facilities Plan Priorities and Timeframes, Officers have included the redevelopment projects from the Hartfield Park Master Plan in the first 5 year priorities.
 - ii) To accommodate the Hartfield Park Master Plan projects within the same timeframe as the backlog, the Kostera Oval redevelopment has been reprioritised into a two stage development.

Community Facility Priorities 2017 - 2022

Parks

Ordinary Council Meeting 19 September 2011
Item 10.3.4 Attachment 3a

Five Year Community Facility Priorities 2017 - 2022*	Cost	2017/18	2018/19	2019/20	2020/21	2021/22
Parks						
Develop and upgrade to Local park-developed standard						
Ollie Worrell Reserve	140,135	140,135				
Gladys Newton Park	140,135		140,135			
MacKenzie Park	140,135			140,135		
Scott Reserve	140,135				140,135	
Pine Tree Reserve	140,135					140,135
Develop one Local park- developed in the area west of Stirling Cres	280,270					280,270
Develop and upgrade Rangeview Park to a Neighbourhood level park standard	348,514				348,514	
Develop and upgrade Kalari Drive (Cell 9) POS to a Neighbourhood level park Standard	100,000	100,000				
Develop and upgrade to Local park-developed standard						
Nestlebrae Creek Reserve	140,135	140,135				
Meloway Drive Reserve	140,135		140,135			
Davies Park	140,135			140,135		
Develop Saddleback Circle Reserve to a Neighbourhood level park	348,514			348,514		
Develop Booralie Way POS Reserve to a Neighbourhood level park	348,514				348,514	
Develop and upgrade to Local park-developed standard						
Almond Way POS	140,135	140,135				
Blackbutt Way	140,135		140,135			
Akebia Way Reserve	140,135			140,135		
Tillia Court Reserve	140,135				140,135	
Magnolia Way Reserve	140,135					140,135
Relocate playground Cowra/Harewood St to Connaught Street Reserve, develop to Local park-developed standard	280,270	280,270				
Upgrade and develop Redgum Reserve to a Local park-developed, addressing current planning/design deficits	140,135	140,135				
Investigate opportunities to increase the size and street frontages of Fennell Crescent POS to reflect the standards of a Local park-developed in the future planning of the surrounding area	140,135	140,135				
Develop a new Local park-developed in the area on the corner of Berkshire and Hawtin Road	280,270			280,270		
Allow for two additional Local parks-semi developed in Forrestfield U7 area	292,450	292,450				
Redesign Elmore Way Park and develop to Neighbourhood level park standard	348,514			348,514		
Develop and upgrade Lincoln Road Reserve to a Neighbourhood level park	348,514			348,514		
Develop new Neighbourhood level park on the Darling Range Sports College site	348,514			348,514		
Develop and upgrade to Local park-developed standard						
Pagotto Park Reserve	140,135	140,135				
Flora Terrace Reserve	140,135		140,135			
Norma Street Reserve	140,135			140,135		
Alan Anderson Reserve	140,135				140,135	
Seaton Park	140,135					140,135
Develop and upgrade Bill Shaw Reserve to a Neighbourhood level park	348,514				348,514	
Develop and upgrade to Local park-developed standard						
Broula Road Reserve	140,135		140,135			
Boulevard Reserve	140,135				140,135	
Jorgensen Park	140,135			140,135		
Kostera Oval	140,135			140,135		
Remove playground Currawong Drive Reserve, improving seating/picnic table area	15,000	15,000				
Develop and upgrade Ledger Rd Reserve to a Neighbourhood level park	348,514				348,514	
Develop and upgrade Lawnbrook Reserve to Local park-developed	140,135			140,135		
Develop and upgrade Carilla Camping Ground Park to Local park-developed	140,135					140,135
Parks Sub Total	7,679,882	1,528,530	700,675	2,655,271	1,954,596	840,810

* Excludes Backlog Community Facility Requirements

Community Facility Priorities 2017 – 2022

Sports Grounds and Aquatic Centres

Five Year Community Facility Priorities 2017-2022	Cost	2017/18	2018/19	2019/20	2020/21	2021/22
Sports Grounds and Facilities						
Develop & upgrade Scott Reserve club/ change-rooms to a Neighbourhood level sports ground standard	400,000		400,000			
*Implement the redevelopment of Koster Oval Site to a District Level sportsground. (Stage 2)	3,000,000	3,000,000				
Extend The Ray Owen sports ground by 0.5ha with lighting in line with the Master Plan for the redevelopment Ray Owen Reserve	200,000				200,000	
Sports Grounds & Facilities	3,600,000	3,000,000	400,000		200,000	
Implement Kalamunda Aquatic Centre Revitalisation	300,000	300,000				
Aquatic Centre Sub Total	300,000	300,000	0	0	0	0

*Note: To accommodate the Hartfield Park Master Plan projects within the same timeframe as the backlog, the Koster Oval redevelopment has been reprioritised into a two stage development.

Community Facility Priorities 2017 - 2022

Community Centres / Libraries

Five Year Community Facility Priorities 2017-2022	Cost	2017/18	2018/19	2019/20	2020/21	2021/22
Community Centres						
Redevelop High Wycombe Community Recreation Centre to a neighbourhood community centre	2,205,450		2,25,450			
Purchase land for District level community centre for High Wycombe /Maida Vale	1,600,000			1,600,000		
Establish a Neighbourhood level community centre at Cambridge Street Reserve	4,410,900				4,410,900	
Develop a Neighbourhood level community centre in Cell 9 Wattle Grove (Stage 1 purchase land \$204,000) (Stage 2 build)	4,614,900	204,000			4,410,900	
Develop District level community centre facilities at the Woodlupine community centre site and stage facilities	4,901,000					4,901,000
Redevelop the Lesmurdie Hall to reflect the requirements of a Neighbourhood level community centre.	2,450,500				2,450,500	
Redevelop the Jorgensen Park Pavilion to a Neighbourhood level community centre.	4,410,900			4,410,900		
Community Centres Sub Total	24,593,650	204,000	2,205,405	6,010,900	11,272,300	4,901,000
Libraries						
Purchase land for District Library for Maida Vale/High Wycombe	1,600,000			1,600,000		
Redevelop the Forrestfield Library to a District level library on the Woodlupine Family Centre site	5,158,400					5,158,400
Redevelop the Kalamunda Library in line with the recommendations and concept plan from the Feasibility/Design Study	2,246,400				2,246,400	
Libraries Sub Total	9,004,800	0	0	1,600,000	2,246,400	5,158,400



Land purchase costs apportioned between community centre/library

Community Facilities Plan Recommendations

Contents

6.3	DISTRICT A – High Wycombe, Maida Vale, Forrestfield/Wattle Grove	4
6.3.1	Parks	5
6.3.1.1	DCA 1 High Wycombe	5
6.3.1.2	DCA 3 Maida Vale	7
6.3.1.3	DCA 4 Forrestfield / Wattle Grove	9
6.3.2	Sports Grounds and Facilities	12
6.3.2.1	DCA 1 High Wycombe	12
6.3.2.2	DCA 3 Maida Vale	13
6.3.2.3	DCA 4 Forrestfield / Wattle Grove	14
6.3.3	Recreation Centres	16
6.3.3.1	DCA 1 High Wycombe	16
6.3.3.2	DCA 3 Maida Vale	16
6.3.3.3	DCA 4 Forrestfield /Wattle Grove	16
6.3.4	Aquatic Centres	17
6.3.5	Community Centres	18
6.3.5.1	DCA 1 High Wycombe	18
6.3.5.2	DCA 3 Maida Vale	19
6.3.5.3	DCA 4 Forrestfield / Wattle Grove	20
6.3.6	Performing Arts Centres	21
6.3.7	Libraries	22
6.3.7.1	DCA 1 High Wycombe	22
6.3.7.2	DCA 3 Maida Vale	22
6.3.7.3	DCA 4 Forrestfield / Wattle Grove	22
6.4	DISTRICT B – Lesmurdie/Walliston, Kalamunda/Gooseberry Hill	23
6.4.1	Parks	23
6.4.1.1	DCA 5 Lesmurdie Walliston	23
6.4.1.2	DCA 6 Kalamunda Gooseberry Hill	25
6.4.2	Sports Grounds and Facilities	27
6.4.2.1	DCA 5 Lesmurdie Walliston	27
6.4.2.2	DCA 6 Kalamunda Gooseberry Hill	28
6.4.3	Recreation Centres	29
6.4.3.1	DCA 5 Lesmurdie Walliston	29
6.4.3.2	DCA 6 Kalamunda Gooseberry Hill	29
6.4.4	Aquatic Centres	30
6.4.4.1	DCA 6 Kalamunda Gooseberry Hill	30
6.4.5	Community Centres	31
6.4.5.1	DCA 5 Lesmurdie Walliston	31
6.4.5.2	DCA 6 Kalamunda Gooseberry Hill	32
6.4.6	Performing Arts Centres	33
6.4.7	Libraries	34
6.4.7.1	DCA 5 Lesmurdie Walliston	34
6.4.7.2	DCA 6 Kalamunda Gooseberry Hill	34

6.5	DISTRICT C – Eastern Rural South, Eastern Rural North	35
6.5.1	Parks	35
6.5.1.1	DCA 7 Eastern Rural South	35
6.5.1.2	DCA 8 Eastern Rural North.....	37
6.5.2	Sports Grounds and Facilities	37
6.5.2.1	DCA 7 Eastern Rural South	37
6.5.2.2	DCA 8 Eastern Rural North.....	38
6.5.3	Recreation Centres	39
6.5.3.1	DCA 7 Eastern Rural South	39
6.5.3.2	DCA 8 Eastern Rural North.....	39
6.5.4	Aquatic Centres.....	39
6.5.5	Community Centres	40
6.5.5.1	DCA 7 Eastern Rural South	40

	2010		New		Ultimate	
District A - Foothills and Plains	Population	Dwellings	Population	Dwellings	Population	Dwellings
DCA1 High Wycombe	11,968	4,526	3,968	1,587	15,936	6,113
DCA2 Forrestdfield High Wycombe Industrial	423	166	-375	-150	48	16
DCA3 Maida Vale	4,527	1,616	7,605	3,042	12,132	4,658
DCA4 Forrestdfield Wattle Grove	15,445	6,216	10,520	4,208	25,965	10,424
Total	32,363	12,524	21,718	8,687	54,081	21,211

District A

Legend

- Foothills and Plains
- Escarpment
- Eastern Rural

The detailed map of District A shows four sub-districts: DCA 1 (top), DCA 2 (middle-left), DCA 3 (middle-right), and DCA 4 (bottom). The map includes labels for various towns and roads. Towns labeled include HIGH WYCOMBE, MAIDA VALE, FORRESTFIELD, WATTLE GROVE, GOOSEBERRY HILL, KALAMUNDA, LESMURDIE, and CARMEL. Roads labeled include STURDIS CR, JARLAND RD, RIDGE HILL RD, MAIDA VALE RD, GOOSEBERRY HILL RD, HIRLANDS ST, KALAMUNDA RD, MEAD ST, LESMURDIE RD, GROVE RD, ROBERTS RD, ROMEROY RD, CARMEL RD, WELSHPOOL RD E, GRYN TAL BROOK RD, LUNN RD, ON HILL RD, HALE RD, BENDIGO RD, and WATTLE GROVE RD. The map also shows the Shire of Kalamunda Overview in the bottom left corner.

6.3.1 Parks

6.3.1.1 DCA 1 High Wycombe

RECOMMENDATIONS

Local Parks

- i. Upgrade the following parks to meet the standards of Local parks – developed:
 - Ollie Worrell Reserve
 - Gladys Newton
 - MacKenzie Park
 - Scott Reserve
 - Pine Tree Reserve
 - Emms Reserve
 - Hewson Park
 - John MacLarty Park
 - Peter Hegney Park
 - Progress Park
- ii. Address the lack of street frontages and passive surveillance at Hewson Park in the planning of the adjoining residential development site
- iii. Investigate opportunities, including residential development to address the lack street frontage around Progress Park.
- iv. Investigate opportunities, including residential development to address the lack street frontage around Peter Hegney Park.
- v. Investigate opportunities, including residential development to address the lack street frontage around Ollie Worrell Reserve.
- vi. Develop one Local park- developed in the area west of Stirling Crescent as residential development occurs.

Neighbourhood Parks

- i. Redesign Elmore Way Park to address the current poor positioning of the playground and to reflect the requirements of a Neighbourhood level park.
- ii. Upgrade Rangeview Park to reflect the standards of a Neighbourhood level park.

District Park

- i. Undertake further development of Fleming Reserve when the combined population of High Wycombe and Maida Vale reaches the threshold required for District level parks.

Hierarchy and Classification

- i. Adopt and implement the following hierarchy and classification of parks in High Wycombe.

Local Parks – semi developed

Foxton Boulevard
Larwood Cres POS

Local Parks - developed

Agraulia Court Park
Emms Reserve
Gladys Newton Park
Hewson Park
Jacaranda Springs Estate
John MacLarty Park
MacKenzie Park
Ollie Worrell Reserve
Peter Hegney Reserve
Pine Tree Reserve
Progress Park
Scott Reserve
Stirling Crescent West – proposed new

Neighbourhood Park

Elmore Way Park – proposed
Rangeview Park – proposed

District Park

Fleming Reserve – with further development

Residual to Current and Future Requirements

Cyril Road Reserve
Edney Road POS
Ellis Road POS
Peter Annus Park
Viv Robinson Park

6.3.1.2 DCA 3 Maida Vale

RECOMMENDATIONS

Local Parks

- i. Upgrade Meloway Drive Reserve to meet the standards of a Local park-developed.
- ii. Upgrade Davies Park to meet the standards of a Local park-developed.
- iii. Remove the play ground equipment from Nestlebrae Creek Reserve and reclassify this park as a local park–semi developed, improving the seating and picnic table amenities.
- iv. Establish three Local parks-developed in the area south of Maida Vale Road, as future residential development occurs.
- v. Develop two semi Local parks-developed in the area south of Maida Vale Road, as future residential development occurs.

Neighbourhood Parks

- i. Develop the Saddleback Circle Reserve meet the standards of a Neighbourhood level park.
- ii. Develop the Booralie Way Reserve to meet the standards of a Neighbourhood level park.
- iii. Develop the park at Maida Vale Reserve to meet the standards of a Neighbourhood level park when the Maida Vale Reserve is redeveloped.
- iv. Establish one Neighbourhood level park in the area south of Maida Vale Road, as future residential development occurs.

District Park

- i. Undertake the further development of Fleming Reserve when the population of High Wycombe and Maida Vale reach the population threshold required for District level facilities.

Hierarchy and Classification

- i. Adopt and implement the following hierarchy and classification of parks in Maida Vale.

Local Parks – semi developed

Booralie Way POS
Nestlebrae Creek Reserve

Local Parks - developed

Davies Park
Meloway Drive Reserve
Pinker Crescent POS
Three new local parks south of Maida Vale Road – proposed new

Neighbourhood Park

Booralie Way Reserve
Maida Vale Reserve
Saddleback Circle Reserve
One new neighbourhood level park south of Maida Vale Road – proposed new

District

Fleming Reserve DCA 1 - with further development

Residual to Current and Future Requirements

Kalamunda Road Reserve

6.3.1.3 DCA 4 Forrestfield / Wattle Grove

RECOMMENDATIONS

Local Parks

- i. Upgrade the following parks to meet the standards of Local parks – developed:
 - Akebia Way Reserve
 - Almond Way POS
 - Azalea Gardens
 - Blackbutt Way
 - Magnolia Way Reserve
 - Orchid Park Estate 1
 - Orchid Park Estate 2
 - Sheffield Estate
 - Tillia Court Reserve
 - Virgilia Way Reserve
- ii. Upgrade Redgum Reserve to meet the standards of a Local park-developed, also addressing the current planning and design deficits of this park.
- iii. Investigate opportunities to increase the size and street frontages of Fennell Crescent POS to reflect the standards of a Local park-developed in the future planning of the surrounding area.
- iv. Relocate the playground space on the corner of Cowra and Harewood Streets to the Connaught Street Reserve and develop this park to meet the standards of a Local park-developed.
- v. Develop a new Local park-developed in the area on the corner of Berkshire and Hawtin Road, addressing an expansion to this site when planning is finalise for the adjoining area.
- vi. Allow for two additional Local parks-semi developed in the Forrestfield U7 area.
- vii. Develop one new Local park-developed in the area bound by Lewis Road, Hartfield Road, Tonkin Highway, Kelvin Road and Mundy Regional Park, as new residential development occurs.
- viii. Allow for one semi developed park in the area bound by Lewis Road, Hartfield Road, Tonkin Highway, Kelvin Road and Mundy Regional Park, as new residential development occurs.
- ix. Investigate opportunities, including residential development to address the lack of street frontage around:
 - Akebia Reserve.
 - Dawson Park.
 - Magnolia Way Reserve.
 - Tillia Court Reserve.
- x. Investigate opportunities, including residential development to improve the street frontage around Lincoln Road Reserve.

Neighbourhood Parks

- i. Develop Promenade (Cell 9) POS to meet the standards of a Neighbourhood level park.
- ii. Develop Lincoln Road Reserve to meet the standards of a Neighbourhood level park.
- iii. Develop Juniper Way Reserve to meet the standards of a Neighbourhood level park.
- iv. Develop Kalari Drive (Cell 9) POS to meet the standards of a Neighbourhood level park.
- v. Develop Dawson Park to a Neighbourhood level park.
- vi. Develop a new Neighbourhood level park in conjunction with the joint development of a Neighbourhood level sports ground on the Darling Range Sports College site.
- vii. Develop one new Neighbourhood level park in the area bound by Lewis Road, Hartfield Road, Tonkin Highway, Kelvin Road and Mundy Regional Park, as new residential development occurs.

District Park

- i. Establish a District level park on the proportion of Hartfield Park disconnected by Tonkin Highway when the population of Forrestfield / Wattle Grove reaches the population threshold required for District facilities.

Hierarchy and Classification

- i. Adopt and implement the following hierarchy and classification of parks in Forrestfield /Wattle Grove.

Local Parks – semi developed

Gala Way POS
Garden Brook Estate
Gillings Parade (Cell 9) POS
Maamba Road Park
Orchid Park Estate 3
Warda Crescent POS
Willow Lakes Estate
Woodlupine Brook Reserve
Yule Brook Estate
One new Local park-semi-developed– proposed new

Local Parks - developed

Akebia Way Reserve
Almond Way POS
Azalea Gardens
Blackbutt Way
Cambridge Street Reserve
Connaught Street Reserve
Fennell Crescent POS
Hartfield Park Federation Gardens
Magnolia Way Reserve
Orchid Park Estate 1
Orchid Park Estate 2
Pioneer Park
Redgum Reserve
Sheffield Estate
Tillia Court Reserve
Tyler Mews Park
Virgilia Way Reserve
One new local developed park– proposed new

Neighbourhood Park

Dawson Park

Darling Range Sports College – proposed new

Juniper Way Reserve

Kalari Drive (Cell 9) POS

Lincoln Road Reserve

The Promenade (Cell 9) POS

New Neighbourhood level park– proposed new

District Park

Hartfield Park West – proposed new

Residual to Current and Future Requirements

Anderson Road Park

Edinburgh Road Centre

Gotha Way POS

6.3.2 Sports Grounds and Facilities

6.3.2.1 DCA 1 High Wycombe

RECOMMENDATIONS

Neighbourhood Sports Grounds

- i. Address the current and future deficit in sports grounds in High Wycombe in the redevelopment of the Maida Vale Reserve by increasing the sporting ground area by 4.0 hectares.

District Sports Ground

- i. Incorporate the population of High Wycombe in the preparation of a Master Plan for the redevelopment of the Maida Vale Reserve.

Tennis Courts

- i. Expend no future funds on the renewal or expansion of facilities at the High Wycombe tennis facility, with the demand for tennis in High Wycombe to be catered for by the Maida Vale tennis facility.

Netball/Basketball Courts

- i. Consider the demand generated from High Wycombe for netball/basketball courts in the redevelopment of Maida Vale Reserve and the future development of a Recreation Centre on this site address.

Lawn Bowls

- i. The current and future demand generated by the population of High Wycombe for lawn bowls facilities be address by Kalamunda lawn bowls facility.

Hierarchy and classification

- i. Adopt and implement the following hierarchy and classification of sports grounds in High Wycombe.

Local Sports Ground

Ollie Worrell Reserve
Fleming Reserve

Neighbourhood Sports Ground

Scott Reserve

6.3.2.2 DCA 3 Maida Vale

RECOMMENDATIONS

Neighbourhood Sports Grounds

- i. Develop a Neighbourhood level sports ground in Maida Vale in the area south of Maida Vale Road, as residential development occurs.

District Sports Ground

- i. Develop a Master Plan for the redevelopment of Maida Vale Reserve to a District level sports grounds, capable of catering for the future population of Maida Vale and High Wycombe.
- ii. Implement the Master Plan for the redevelopment Maida Vale Reserve.

Tennis Courts

- i. Identify the tennis facility at the Maida Vale Reserve as the District tennis facility to serve the population of Maida Vale and High Wycombe.
- ii. Develop the tennis facility at the Maida Vale Reserve as a District level, in conjunction with the Maida Vale Master Plan.

Netball/Basketball Courts

- i. Identify the netball facility at the Maida Vale Reserve as the District netball facility to serve the population of Maida Vale and High Wycombe.
- ii. Develop a combined netball/basketball facility at the Maida Vale Reserve as a District level facility, in conjunction with Maida Vale Reserve redevelopment and the development of a Recreation Centre on this site.

Lawn Bowls

- i. The current and future demand generated by the population of Maida Vale for lawn bowls facilities be address by Kalamunda lawn bowls facility.

Hierarchy and classification

- i. Adopt and implement the following hierarchy and classification of sports grounds in Maida Vale.

Local Sports Ground

Nil

Neighbourhood Sports Ground

Maida Vale South – proposed new

District Sports Ground

Maida Vale Reserve - proposed

6.3.2.3 DCA 4 Forrestfield / Wattle Grove

RECOMMENDATIONS

Neighbourhood Sports Grounds

- i. Address the current deficit of one Neighbourhood sports ground with the joint development of a Neighbourhood level sports ground on the Darling Range College site.

Regional Sports Ground

- i. Investigate alternative water supply, expand bowls club car parking and demolish baseball hitting nets at Hartfield Park
- ii. Install security lighting to Hartfield Park recreation centre car park area.
- iii. Install new dual use pathways and demolish the equestrian building at Hartfield Park. (2013/14)
- iv. Develop three new hockey fields, hockey clubrooms and parking at Hartfield Park.
- v. Develop soccer parking and install new synthetic cricket wickets.
- vi. Upgrade rugby lighting, demolish rugby kiosk and scout hall and beatify Federation Gardens
- vii. Develop new soccer clubrooms at Hartfield Park
- viii. Replace lawn bowls machinery shed and install soccer goals storage at Hartfield Park.
- ix. Extend the Reid Oval clubroom patio and remove section of Morrison Road at Hartfield Park.
- x. Improve playground equipment to the soccer and rugby area at Hartfield Park.

Tennis Courts

- i. Identify the tennis facility at Hartfield Park as the District tennis facility to serve the population of Forrestfield / Wattle Grove.
- ii. Upgrade the tennis facility at Hartfield Park to function as a District level facility, with 10 courts.

Netball/Basketball Courts

- i. Address the demand for netball/basketball courts when the proposed Needs and Feasibility Study is undertaken for the redevelopment of the Hartfield Park Recreation Centre.

Lawn Bowls

- i. Identify the Lawn Bowls facility at Hartfield Park as the District Lawn Bowls facility to serve the population of Forrestfield / Wattle Grove.

Hierarchy and classification

- i. Adopt and implement the following hierarchy and classification of sports grounds in Forrestfield / Wattle Grove.

Local Sports Ground

Dawson Park
Lincoln Reserve

Neighbourhood Sports Ground

Cambridge Street Reserve – proposed new
Darling Range Sports College – proposed new
Pioneer Park – substandard (subject to further investigation)

District Sports Ground

Hartfield Park – performs the function of a district sports ground

Regional Sports Grounds

Hartfield Park

6.3.3 Recreation Centres

6.3.3.1 DCA 1 High Wycombe

RECOMMENDATIONS

District Recreation Centre

- i. Demand for recreation centre facilities in High Wycombe be addressed with the development of a District Recreation Centre to be located on Maida Vale Reserve.

Hierarchy and Classification

- i. Classified the High Wycombe Community and Recreation Centre as a Neighbourhood community centre and cease the staffed recreation centre component

6.3.3.2 DCA 3 Maida Vale

RECOMMENDATIONS

District Recreation Centre

- i. Develop a Recreation Centre on Maida Vale Reserve to address the demand for a recreation centre to cater for a total population of 28,068 expected in High Wycombe and Maida Vale.
- ii. Integrate a Recreation Centre in the Master Plan for the Maida Vale Reserve.

6.3.3.3 DCA 4 Forrestfield /Wattle Grove

RECOMMENDATIONS

District Recreation Centre

- i. Undertake a Needs and Feasibility Study for the redevelopment of the Hartfield Park Recreation Centre.
- ii. Implement the redevelopment of the Hartfield Park Recreation Centre.

Hierarchy and Classification

- i. Classify the Hartfield Park Recreation Centre as the District Recreation Centre for the population of Forrestfield / Wattle Grove.

6.3.4 Aquatic Centres

RECOMMENDATIONS

Regional Aquatic Centre

- i. Commence a Planning and Design Study for the development of an aquatic centre within the Hartfield Park Recreation Centre (2024).
- ii. Establish an aquatic centre within the Hartfield Park Recreation Centre.

6.3.5 Community Centres

6.3.5.1 DCA 1 High Wycombe

RECOMMENDATIONS

Neighbourhood Community Centres

- i. Investigate the constraints and opportunities for the redevelopment of the High Wycombe Community and Recreation Centre, developing a concept plan, drawings and costings for this to occur.
- ii. Redevelop the High Wycombe Community and Recreation Centre to a neighbourhood community centre.

District Community Centres

- i. Address the demand for District level community centre facilities in High Wycombe and Maida Vale with the development of a District Community Centre to be located at 540 Kalamunda Road, High Wycombe Road and also co-located with a District library.
- ii. Modify the existing structure plan and enter into negotiations with the land owner to secure a site located at 540 Kalamunda Road for a District Community Centre, indentifying the 10% POS requirement for Community Use (2,000sqm), with the balance being purchased from the land owner.

Hierarchy and classification

- i. Adopt and implement the following hierarchy and classification of community centres in High Wycombe.

Neighbourhood Community Centre

High Wycombe Community and Recreation Centre – subject to redevelopment

District Community Centre

District Community Centre in conjunction with district library on 540 Kalamunda Road, High Wycombe.

Residual to Current and Future demand

Subject to the redevelopment of the High Wycombe Community and Recreation Centre
High Wycombe Learning Centre
Cyril Road Hall

6.3.5.2 DCA 3 Maida Vale

RECOMMENDATIONS

Neighbourhood Community Centres

- i. Develop a Neighbourhood level community centre to address the future deficit in Maida Vale Road, to be located in the area south of Maida Vale, as residential development occurs.
- ii. Set aside the allocated 0.2 hectare community centre site on the corner of Pinker Crescent and Maida Vale Road for residential/commercial development purposes and identify a suitable 0.6 hectare site in the structure planning of the area south of Maida Vale Road for a neighbourhood community centre.

District Community Centres

- i. Address the demand for District level community centre facilities in Maida Vale with the development of a District Community Centre to be located at 540 Kalamunda Road, Maida Vale.

Hierarchy and classification

- i. Adopt and implement the following hierarchy and classification of community centres in High Wycombe.

Neighbourhood Community Centre

Maida Vale South proposed new

6.3.5.3 DCA 4 Forrestfield / Wattle Grove

RECOMMENDATIONS

Neighbourhood Community Centres

- i. Establish a Neighbourhood level community centre at the Cambridge Street Reserve to address the current deficit of one Neighbourhood Community Centre in Forrestfield /Wattle Grove.
- ii. Undertaken negotiation with the land owners of the commercial lots in Hale Road to achieve a community purpose site of at least 0.4 hectares in Cell 9.
- iii. Developed a Neighbourhood level community centre in Cell 9 Wattle Grove to address the current and future demand for community centre facilities in this area.
- iv. Set aside the allocated 0.27 hectare community centre site on Berkshire Road for community purposes and identify a suitable 0.6 hectare site in the future structure planning of the Forrestfield U7 area.
- v. Developed a Neighbourhood level community centre in the Forrestfield U7 to address the current and future demand for community centre facilities in this area.

District Community Centres

- i. Address the demand for District level community centre facilities in Forrestfield / Wattle Grove by developing office space for community service agencies and additional meeting/activity rooms, in conjunction with the development of Woodlupine Family and Community Centre and new Forrestfield Library, as a district civic hub.
- ii. Expand the Woodlupine Family and Community Centre hall by constructing a stage with rear dressing rooms, storage and load in facilities.

Hierarchy and classification

- i. Adopt and implement the following hierarchy and classification of community centres in Forrestfield / Wattle Grove.

Neighbourhood Community Centre

Cambridge Street Reserve – proposed new

Cell 9 – proposed new

Forrestfield U7 – proposed new

District Community Centre

Woodlupine Family and Community Centre - proposed

Residual to Current and Future demand

Pending Cambridge Street Development

Forrestfield Hall

Anderson Road Community Hall

Lewis Road Hall

6.3.6 Performing Arts Centres

Current Supply

There is one performing arts centre in the Shire of Kalamunda, located in Kalamunda. The Kalamunda Performing Arts Centre has a theatre capacity of 257 people and can accommodated performances, musicals, concerts, seminars and workshops.

Current Deficit

With the existence of the Kalamunda Performing Arts Centre and given that performing arts centres are provided at the Regional level, there is considered no current deficit in performing arts centres in District A - Foothills and Plains.

- DCA 1 High Wycombe
- DCA 2 Forrestfield/High Wycombe Industrial
- DCA 3 Maida Vale
- DCA 4 Forrestfield / Wattle Grove

However, some redevelopment of the Kalamunda Performing Arts Centre is required in terms of upgrading the equipment, facilities and space to improve the functioning and usage potential of this centre.

Future Population Demand

With an ultimate expected population of 79,153 in the Shire of Kalamunda by 2031, the identified redevelopment works to the Kalamunda Performing Arts Centre will have the capacity to cater for the Regional level performing arts facilities generate from this population.

6.3.7 Libraries

6.3.7.1 DCA 1 High Wycombe

RECOMMENDATION

District Library

- i. Develop a District Library in conjunction with a District community Centre on 540 Kalamunda Road in High Wycombe to cater for the combined population of 28,068 expected in High Wycombe and Maida Vale.

6.3.7.2 DCA 3 Maida Vale

RECOMMENDATION

District Library

- i. Address the future demand in Maida Vale for library facilities in the development of a District Library in conjunction with a District community Centre on Kalamunda Road in High Wycombe.

6.3.7.3 DCA 4 Forrestfield / Wattle Grove

RECOMMENDATION

District Library

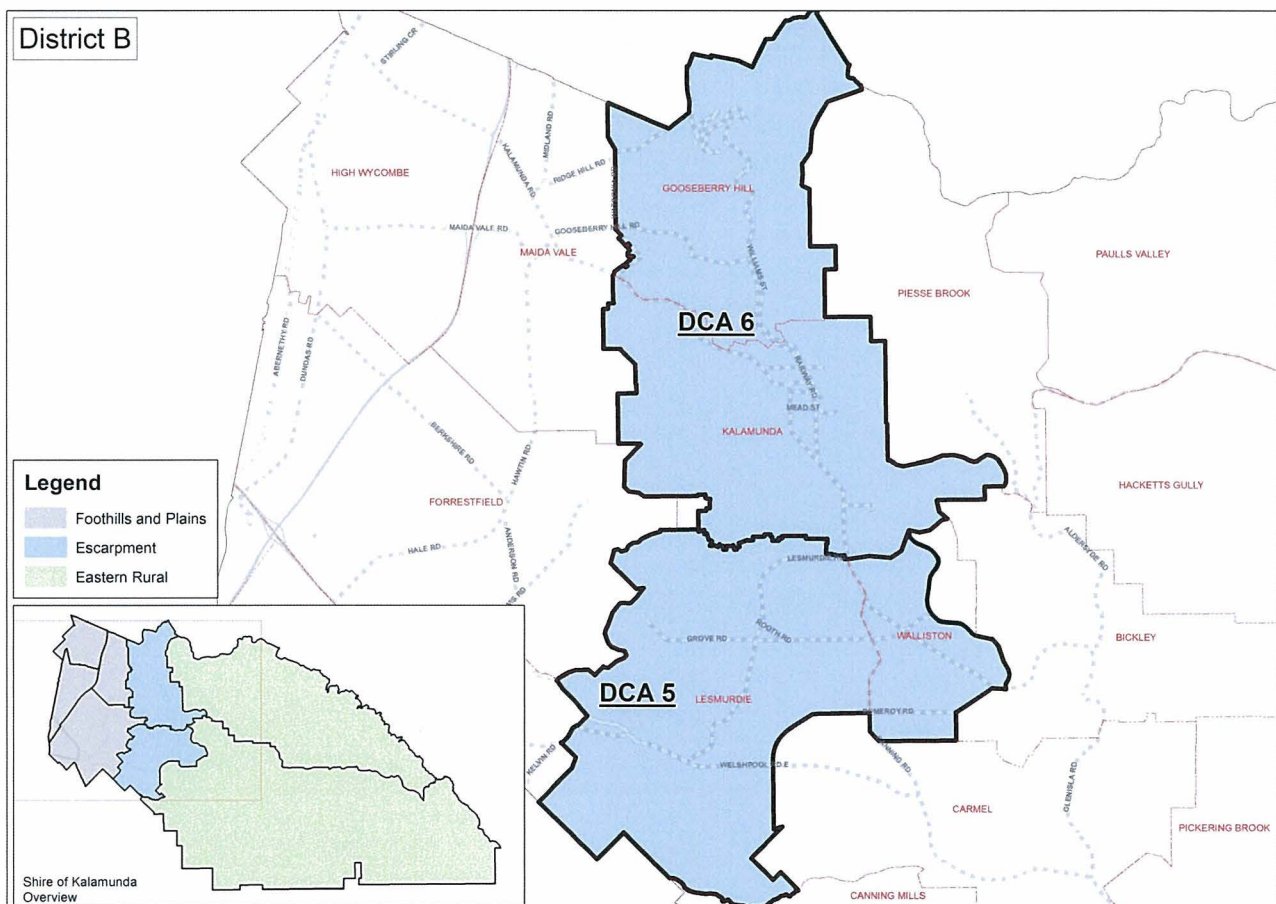
- i. Redevelop the Forrestfield Library to a District level library in conjunction with the development of District level community centre facilities on the Woodlupine Family and Community Centre site, creating an integrated civic hub.

6.4 DISTRICT B – Lesmurdie/Walliston, Kalamunda/Gooseberry Hill

District B encompasses the escarpment area of the Shire of Kalamunda, with an estimated 2010 population of 19,428. Over the next twenty years, this population is expected to grow by 2,922 people, to a total of 22,350 people by 2031 as shown in the following table. This represents a very small growth in population.

District B - Escarpment	2010		New		Ultimate	
	Population	Dwellings	Population	Dwellings	Population	Dwellings
DCA 5 Lesmurdie Walliston	8,939	3,328	82	33	9,021	3,361
DCA 6 Kalamunda Gooseberry Hill	10,490	4,340	2,840	1,136	13,330	5,476
Total	19,428	7,668	2,922	1,169	22,350	8,837

District B includes Lesmurdie, Walliston, Kalamunda and Gooseberry Hill.



6.4.1 Parks

6.4.1.1 DCA 5 Lesmurdie Walliston

RECOMMENDATIONS

Local Parks

- Upgrade the following parks to meet the standards of Local parks – developed:
 - Pagotto Park Reserve
 - Flora Terrace Reserve

-
- Norma Street Reserve
 - Seaton Park
 - Peter Thiel Reserve
 - Alan Anderson Reserve

Neighbourhood Parks

- i. Upgrade Neil Tonkin Park to reflect the standards of a Neighbourhood level park.
- ii. Upgrade Bill Shaw Reserve to reflect the standards of a Neighbourhood level park.
- iii. Upgrade Ray Owen Reserve to reflect the standards of a Neighbourhood level park.

District Park

- i. Take the population of Lesmurdie Walliston into account in developing a Master Plan for the redevelopment of Stirk Park.

Hierarchy and Classification

- i. Adopt and implement the following hierarchy and classification of parks in Lesmurdie Walliston.

Local Parks – semi developed

Glen Road POS
Mario Court POS
Mick Conti Park
Turner Grove Park
Wallis Davis POS

Local Parks – developed

Alan Anderson Reserve
Flora Terrace Reserve
Norma Street Reserve
Pagotto Park
Peter Thiel Reserve
Seaton Park

Neighbourhood Park

Bill Shaw Reserve
Neil Tonkin Park
Ray Owen Reserve

District Park

Nil

Residual to Current and Future Requirements

Raymond Road POS

6.4.1.2 DCA 6 Kalamunda Gooseberry Hill

RECOMMENDATIONS

Local Parks

- i. Upgrade the following parks to meet the standards of Local parks – developed:
 - Boulevard Reserve
 - Broula Road Reserve
 - Jorgensen Park
 - Kostera Oval
- ii. Remove the play ground equipment from Currawong Drive Reserve and reclassify this park to a local park–semi developed, improving the seating and picnic table amenities.
- iii. Establish a new Local park-developed on Snowball Reserve
- iv. Establish a new Local park-developed on the corner of Alpine and Bird Roads.

Neighbourhood Parks

- i. Develop the Ledger Road Reserve to meet the standards of a Neighbourhood level park.
- ii. Develop the Nangkita Way Reserve to meet the standards of a Neighbourhood level park.

District Park

- i. Prepare a Master Plan for the redevelopment of Stirk Park to reflect the standard of a District level park.
- ii. Undertake the redevelopment of Stirk Park in accordance with the Master Plan.

Hierarchy and Classification

- i. Adopt and implement the following hierarchy and classification of parks in Kalamunda Gooseberry Hill.

Local Parks – semi developed

Andrew Street POS

Currawong Drive Reserve – remove play equipment

Kadina Park – remove play equipment

Lalor Place POS

Local Parks - developed

Alpine Road Park – proposed

Broula Road Reserve

Jorgensen Park

Kostera Oval

Snowball Road Reserve - proposed

The Boulevard Reserve

Neighbourhood Park

Ledger Road Reserve

Nangkita Way Reserve

District Level

Stirk Park – proposed redevelopment to District level park

Residual to Current and Future Requirements

Petunia Street POS

6.4.2 Sports Grounds and Facilities

6.4.2.1 DCA 5 Lesmurdie Walliston

RECOMMENDATIONS

Neighbourhood Sports Grounds

- i. Address the current deficit of one Neighbourhood level sports ground in Lesmurdie Walliston by expanding the existing sports ground at Ray Owen Reserve, in conjunction with the development of the Ray Owen Reserve Master Plan.

District Sports Grounds and Facilities

- i. Address the demand generated for District level sports grounds from Lesmurdie Walliston in the redevelopment of the Kostera Oval to a District level sports ground.

Tennis Courts

- i. Expend no future funds on the renewal or expansion of the Lesmurdie tennis facility, or the Kalamunda tennis facility, until an agreed rationalisation between the clubs to one District level tennis facility, to cater for District A Escarpment and District C Eastern Rural.

Netball/Basketball Courts

- i. Consider the demand generated from Lesmurdie Walliston and Kalamunda Gooseberry Hill for netball/basketball facilities in the Ray Owen Reserve Master Plan

Lawn Bowls

- i. Address the demand generated by Lesmurdie Walliston for lawn bowls facilities with the Kalamunda lawn bowls facility.

Hierarchy and classification

- i. Adopt and implement the following hierarchy and classification of sports grounds in Lesmurdie Walliston.

Local Sports Ground

Nil

Neighbourhood Sports Ground

Ray Owen Sports Ground – proposed

6.4.2.2 DCA 6 Kalamunda Gooseberry Hill

RECOMMENDATIONS

Neighbourhood Sports Grounds

- i. Address the current deficit of one Neighbourhood level sports grounds in Kalamunda Gooseberry Hill with the development of the Kostera Oval and high school site to a District level sports ground.

District Sports Grounds and Facilities

- i. Develop a revised Concept Plan for the development of the Kostera Oval and Kalamunda Senior High School sports ground to a District level sports grounds.

Tennis Courts

- i. Expend no future funds on the renewal or expansion of the Kalamunda tennis facility and Lesmurdie tennis facility, until an agreed rationalisation between the clubs to one District level tennis facility, to cater for District A Escarpment and District C Eastern Rural.

Netball/Basketball Courts

- i. Consider the demand generated from Kalamunda Gooseberry Hill and Lesmurdie Walliston for netball/basketball facilities in the Ray Owen Reserve Master Plan

Lawn Bowls

- i. Recognise the Kalamunda bowls facility as the District lawn bowls facility to cater for the population of District B Escarpment and District C Eastern Rural.

Hierarchy and classification

- i. Adopt and implement the following hierarchy and classification of sports grounds in Lesmurdie Gooseberry Hill.

Local Sports Ground

Ledger Road Reserve

Neighbourhood Sports Ground

Nil

District Level Sports Ground

Kostera Oval – proposed

6.4.3 Recreation Centres

6.4.3.1 DCA 5 Lesmurdie Walliston

RECOMMENDATION

District Recreation Centre

- i. Address the lack of recreation centre facilities, activities and programs at the Ray Owen Recreation Centre in the development of a Master Plan for the improvement and development of the Ray Owen Reserve site.

6.4.3.2 DCA 6 Kalamunda Gooseberry Hill

RECOMMENDATION

District Recreation Centre

- i. Take into account the demand for recreation centre activities generated from Kalamunda Gooseberry Hill in the development of a Master Plan for the Ray Owen Reserve site.

6.4.4 Aquatic Centres

6.4.4.1 DCA 6 Kalamunda Gooseberry Hill

RECOMMENDATIONS

Regional Aquatic Centre

- i. Develop concept plans, costings and a work program for revitalisation and beautification the appearance of the Kalamunda Aquatic Centre.
- ii. Implement the Kalamunda Aquatic Centre revitalisation and beautification program.

6.4.5 Community Centres

6.4.5.1 DCA 5 Lesmurdie Walliston

RECOMMENDATIONS

Neighbourhood Community Centres

- i. Redevelop the Lesmurdie Hall to reflect the requirements of a Neighbourhood level community centre.

District Community Centres

- i. Address the demand for District level community centre facilities from Lesmurdie Walliston in the development of a District level community centre in Kalamunda.

Hierarchy and classification

- i. Adopt and implement the following hierarchy and classification of community centres in Lesmurdie Walliston.

Neighbourhood Community Centre

Lesmurdie Hall – redevelopment required

District Community Centre

Nil

Residual to Current and Future Requirements

Walliston Hall

Residual to Current and Future Requirements - retain

Falls Farm

6.4.5.2 DCA 6 Kalamunda Gooseberry Hill

RECOMMENDATIONS

Neighbourhood Community Centres

- i. Redevelop the Jorgensen Park Pavilion to a Neighbourhood level community centre.
- ii. Retain the Gooseberry Hill Hall and the Gooseberry Hill Multi Use Facility until major renewal is required, rationalising these facilities at that time.

District Community Centres

- i. Develop a District level community centre in conjunction with the redevelopment of the Old Road Board Street Block on Canning Road, Kalamunda.

Hierarchy and classification

- i. Adopt and implement the following hierarchy and classification of community centres in Kalamunda Gooseberry Hill.

Neighbourhood Community Centre

Jorgenson Park Pavilion - proposed

District Community Centre

Jack Healey Senior Citizen Centre – proposed redevelopment

Residual to Current and Future Requirements

Headingly Road Cottage

Kalamunda Town Square Hall

6.4.6 Performing Arts Centres

RECOMMENDATIONS

Regional Performing Arts Centre

- i. Develop a redevelopment plan for the Kalamunda Performing Arts Centre
- ii. Implement the Kalamunda Performing Arts Centre Redevelopment Plan.

6.4.7 Libraries

6.4.7.1 DCA 5 Lesmurdie Walliston

RECOMMENDATIONS

District Library

- i. The demand for library services in Lesmurdie Walliston be addressed by the Kalamunda Library and the Lesmurdie library to close.
- ii. Incorporate the population of Lesmurdie Walliston and the Eastern Rural district in review and redevelopment of the Kalamunda Library.

6.4.7.2 DCA 6 Kalamunda Gooseberry Hill

RECOMMENDATIONS

District Library

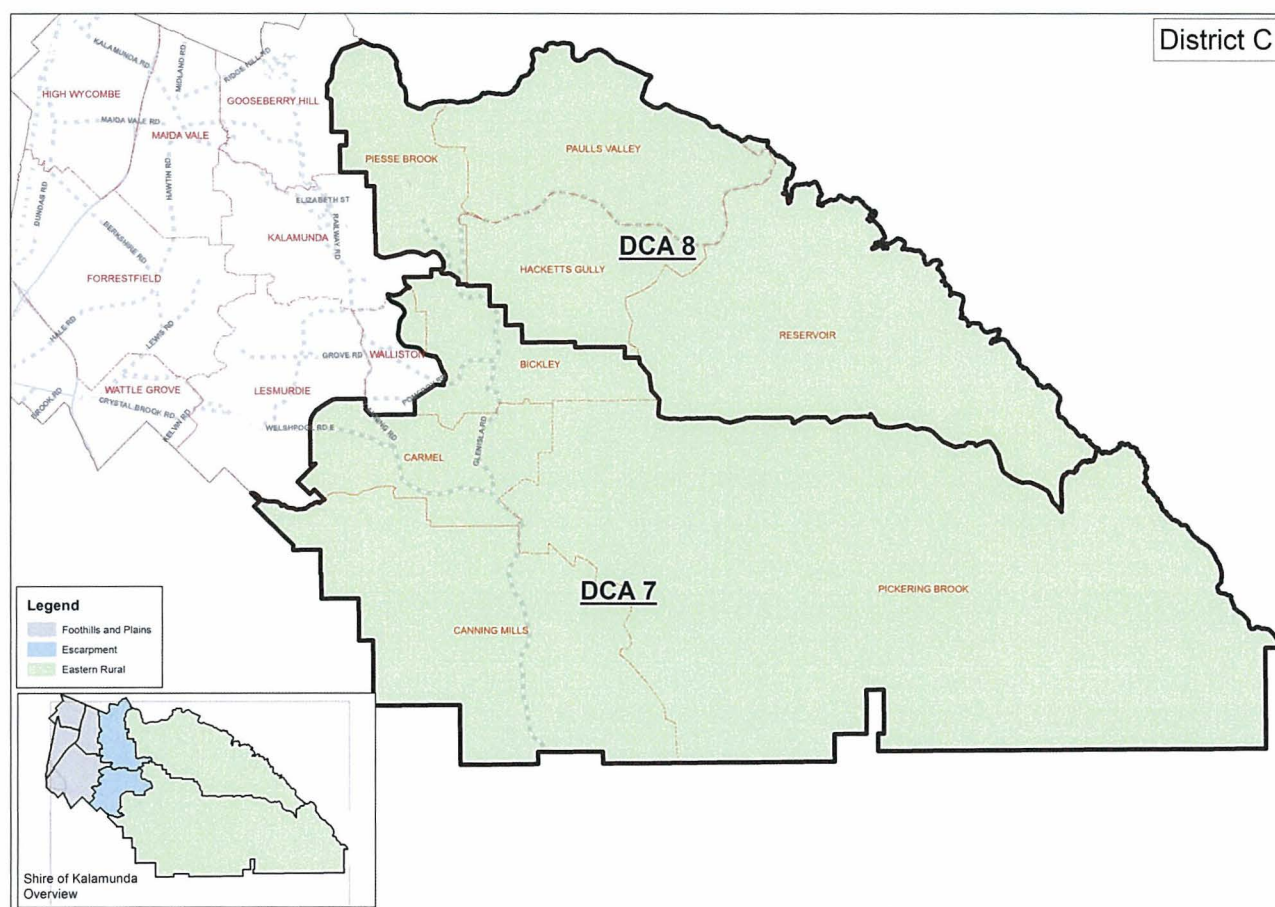
- i. Undertake a Feasibility and Design Study to increase the size, efficiency of space and functionality of the Kalamunda Library
- ii. Redevelop the Kalamunda Library in line the recommendations and concept plan from the Feasibility and Design Study.

6.5 DISTRICT C – Eastern Rural South, Eastern Rural North

District C encompasses the eastern rural areas of the Shire of Kalamunda, with an estimated 2010 population of 2,495. Over the next twenty years, this population is expected to grow by 227 people, to a total of 2,722 people by 2031, as shown in the following table.

District C - Eastern Rural	2010		New		Ultimate	
	Population	Dwellings	Population	Dwellings	Population	Dwellings
DCA7 Eastern Rural South	2,061	716	227	91	2,288	807
DCA8 Eastern Rural North	434	165	0	0	434	165
Total	2,495	881	227	91	2,722	972

Bickley Valley, Pickering Brook, Carmel, Canning Mills, Paulls Valley, Hacketts Gully and Piesse Brook are included in District C.



6.5.1 Parks

6.5.1.1 DCA 7 Eastern Rural South

RECOMMENDATIONS

Local Parks

- Upgrade Lawnbrook Reserve to meet the standards of a Local park-developed.
- Upgrade the Carilla Camping Ground Park to meet the standards of a Local park-developed.

Hierarchy and Classification

- i. Adopt and implement the following hierarchy and classification of parks in Eastern Rural South area.

Local Parks - developed

Carilla Camping Ground - proposed

Lawnbrook Reserve - proposed

Local Parks – semi developed

Carmel Old School Site

Pickering Brook Historical Site

6.5.1.2 DCA 8 Eastern Rural North

The Eastern Rural North area has a population of 434 people, which is sparsely distributed across this area and is unlikely to increase in the future.

This population is below the planning standard of one Local park-developed for every 2,000 people and there would not be considered any deficits in parks in the area. While this area does generate a very small demand toward parks, there nearest parks would be Jorgenson Park and Stirk Park in Kalamunda.

6.5.2 Sports Grounds and Facilities

6.5.2.1 DCA 7 Eastern Rural South

RECOMMENDATIONS

Sports Grounds and Facilities

- i. Undertaken no major renewal of facilities at the Pickering Brook Sports Club.
- ii. Retained the Lawn bowls greens at the Pickering Brook Sports Club until such time the Lawn Bowls Club is unable to maintain the facilities, or if they fall into disrepair.
- iii. Undertake a facility needs assessment and feasibility study to determine future requirements as a local sports ground.

Hierarchy and classification

- i. Adopt and implement the following hierarchy and classification of sports grounds and facilities in the Eastern Rural South area.

Local Sports Ground

Pickering Brook Sports Ground

Residual to Current and Future Requirements

Alan Fernie Pavilion

Pickering Brook Sports Club Netball/Basketball Courts

Pickering Brook Sports Club Tennis Courts

6.5.2.2 DCA 8 Eastern Rural North

The Eastern Rural North area has a population of 434 people, which is well below the planning standard of one Neighbourhood level sports ground for every 8,000 people and there would not be considered any deficits in sports grounds and facilities in the area. While this area does generate a very small demand toward sporting grounds and facilities, there nearest sports ground would be Kostera Oval and there are also tennis courts and lawn bowls greens located in Kalamunda, with netball/basketball courts located in Lesmurdie.

6.5.3 Recreation Centres

6.5.3.1 DCA 7 Eastern Rural South

With a population of 2,061 people in the Eastern Rural South area, this is well below the planning standard of one recreation centre for every 25,000 people and there would not be considered any deficits in recreation centres in the area. While this area does generate a small demand toward recreation centre facilities, there nearest recreation centre would be the Ray Owen Recreation Centre in Lesmurdie.

6.5.3.2 DCA 8 Eastern Rural North

With a population of 434 people in the Eastern Rural South area, this is well below the planning standard of one recreation centre for every 25,000 people and there would not be considered any deficits in recreation centres in the area. While this area does generate a very small demand toward recreation centre facilities, there nearest recreation would be the Ray Owen Recreation Centre in Lesmurdie.

6.5.4 Aquatic Centres

Current Supply

There is one aquatic centre in the Shire of Kalamunda, located in Kalamunda which is an outdoor facility with a 50 metre pool, toddler pool, children's pool, spa pool and water slides.

Current Deficit

With the existence of the Kalamunda Aquatic Centre and given that aquatic centres are provided at the Regional level, there is considered no current deficit in aquatic facilities in District C Eastern Rural.

- DCA 7 Eastern Rural South
- DCA 8 Eastern Rural North

However, with the shortcomings of the Kalamunda Aquatic Centre in terms of the quality of aquatic facilities available and the overall standard of existing facilities, there is considered a current deficit in the quality of existing aquatic facilities.

While there will be no expansion of facilities, a \$3 million renewal to the Kalamunda Aquatic Centre in 2011 will address some of these deficits and will result in an estimate further life of 20+ years for the Kalamunda Aquatic Centre.

Future Population Demand

With an ultimate expected population of 79,153 in the Shire of Kalamunda by 2031, a Regional level aquatic centre will be required. Given the existing Kalamunda Aquatic Centre and life years remaining, it is proposed that planning commence for this regional level aquatic facility in 2024 at Hartfield Park Reserve, with provision in 2027, when the population of the Shire of Kalamunda is expected to reach 75,000 people.

6.5.5 Community Centres

6.5.5.1 DCA 7 Eastern Rural South

RECOMMENDATION

Hierarchy and classification

- i. Classify the Carmel Hall as Residual to the Current and Future Requirements.

Community Facilities Plan Future Development Priorities 2022 - 2031

1.	Upgrade rugby lighting, demolish rugby kiosk and scout hall and beautify Federation Gardens
2.	Develop and upgrade Emms Reserve to a Local park-developed standard
3.	Develop and upgrade Virgilia Way Reserve to a Local park-developed standard
4.	Develop and upgrade Peter Thiel Reserve to a Local park-developed standard
5.	Develop and upgrade Juniper Way Reserve to Neighbourhood level park standard
6.	Develop a District level community centre for High Wycombe/Maida Vale, co-located with District library.
7.	Develop a District Library in conjunction with a District community Centre on Kalamunda Road in High Wycombe to cater for High Wycombe and Maida Vale. Stage 2 build centre
8.	Implement the Master Plan for the development of Ray Owen Reserve
9.	Develop new soccer clubrooms at Hartfield Park
10.	Establish one of three Local parks-developed in the area south of Maida Vale Road
11.	Establish two Local parks-semi developed in the area south of Maida Vale Road
12.	Develop a Neighbourhood level community centre in the Forrestfield U7
13.	Establish a District level park on Hartfield Park south Cell 9
14.	Develop and upgrade Hewson Park to a Local park-developed standard
15.	Develop and upgrade Azalea Gardens to a Local park-developed standard
16.	Implement the redevelopment of the Hartfield Park Recreation Centre
17.	Replace lawn bowls machinery shed and install soccer goals storage at Hartfield Park
18.	Develop and upgrade Dawson Park to Neighbourhood level park standard
19.	Develop and upgrade John MacLarty Park to a Local park-developed standard
20.	Develop and upgrade Orchid Park Estate 1 to a Local park-developed standard
21.	Undertake further development of Fleming Reserve to District park standards
22.	Develop park at Maida Vale Reserve to a Neighbourhood level park when Reserve is redeveloped
23.	Undertake the redevelopment of Maida Vale Reserve as per the Master Plan
24.	Establish a recreation centre on Maida Vale Reserve
25.	Extend the Reid Oval clubroom patio and remove section of Morrison Road at Hartfield Park
26.	Develop a Neighbourhood sports ground on Cambridge Street Reserve to meet the needs of future population growth
27.	Develop one semi developed park in area bound by Lewis, Hartfield, Tonkin Hwy, Kelvin, Mundy Regional Park
28.	Develop and upgrade Peter Hegney Park to a Local park-developed standard
29.	Develop and upgrade Orchid Park Estate 2 to a Local park-developed standard
30.	Implement the Kalamunda Performing Arts Centre Redevelopment Plan.
31.	Establish three Local parks-developed in the area south of Maida Vale Road
32.	Develop one new Local park-developed in area bound by Lewis, Hartfield, Tonkin Hwy, Kelvin, Mundy Regional Park
33.	Develop a Neighbourhood level park in area bound by Lewis, Hartfield, Tonkin Hwy, Kelvin, Mundy Regional Park
34.	Develop and upgrade Progress Park to a Local park-developed standard
35.	Develop and upgrade Sheffield Estate to a Local park-developed standard
36.	Upgrade and develop the tennis facility at Hartfield Park to a District level
37.	Improve playground equipment to soccer and rugby area at Hartfield Park
38.	Establish one Neighbourhood level park in area south of Maida Vale Rd
39.	Develop a new Neighbourhood level sports ground, area south of Maida Vale Rd
40.	Develop a Neighbourhood level community centre in the area south of Maida Vale Road
41.	Establish three Local parks-developed in the area south of Maida Vale Road
42.	Establish an aquatic centre within the Hartfield Park Recreation Centre

Declaration of financial / conflict of interests to be recorded prior to dealing with each item.

10.3.5 Update on Electrical Audits

Previous Items	OCM 59/2011
Responsible Officer	Director Engineering Services
Service Area	Engineering Services
File Reference	N/A
Applicant	N/A
Owner	N/A
Attachment 1	Electrical Audit of Shire Facilities – Audits Completed to date.
Attachment 2	Electrical Audit of Shire Facilities – Audits Yet to be Carried Out.

PURPOSE

1. To update Council on current status of Electrical Audits carried out in the Shire.

BACKGROUND

2. On 15 April 2011 there was an unfortunate incident at the Koster Oval in which a police horse was fatally electrocuted.
3. Following the incident Energy Safe conducted a detailed investigation on behalf of Western Power. Energy Safe has not released its final report and it is unlikely to be made public or provided to the Shire.
4. The faulty facilities were isolated and an electrical engineer was engaged to conduct a complete audit of the facility. Work is currently in progress to rectify the faults which includes rewiring of the lighting towers, replacing lights and switch boards.
5. At the Ordinary Council Meeting on 18 April 2011, Council passed the following resolution:
“That the Chief Executive Officer is to ensure Residual Current Device switches are installed on all Shire owned buildings and facilities as a matter of urgency.”
6. The 2011/12 budget contains an allocation of \$500,000 for the electrical audit of all Shire facilities and to carry out required work identified by the audit.

DETAILS

7. Two electrical consultants have been engaged to carry out audits of Shire facilities. The following facilities have been audited to date:
- Halls: Cyril Rd Hall, Carmel Old School, Carmel Hall, Forrestfield Hall.
 - Libraries: Kalamunda Library, High Wycombe Library and Forrestfield Library.
 - Stirk Park: (entire site including Kalamunda Club, Headingly Rd House, Stirk Cottage, Stirk Park Public WC, Stirk Park Sound Shell, All Park lighting and BBQs).
 - Maida Vale Sports Ground: (entire site including Kalamunda Archery Club, Maida Vale Netball Building, Maida Vale Pre-school, Maida Vale Reserve Kiosk, Maida Vale Reserve Public WC, Maida Vale Reserve Tennis Club and Norm Sadler Pavilion).
 - Jack Healey Centre, including Meals on Wheels Kitchen.
 - Woodlupine Community Centre, including Woodlupine main hall areas, adjacent rooms and kitchen, Woodlupine Family Centre, Forrestfield Child Health Centre.
 - History Village (Kalamunda), including all buildings on entire site.
 - Jorgensen Park (Kalamunda), including all buildings on entire site.
8. A complete audit was also conducted at the Koster Oval facility, in conjunction with Western Power, which identified the following works to be completed:
- Rewiring of Towers as the existing wiring was undersized.
 - Replacement of Tower lights as the existing lights were faulty.
 - Design and replacement of distribution/switch boards to comply with current standards.
- The work is currently in progress and is expected to be completed by the beginning of October 2011 subject to the on time delivery of the switchboards.
9. Remedial work for repairs and necessary upgrades have been either completed or near completion at the following facilities:
- Cyril Rd Hall.
 - Forrestfield Hall.
 - Carmel Hall.
 - Kalamunda Library in conjunction with Zig Zag Cultural Centre.

10. Remedial work for repairs and necessary upgrades is in progress at the following facilities:
- Stirk Cottage.
 - Kalamunda Club.

STATUTORY AND LEGAL IMPLICATIONS

11. All electrical installations to comply with **AS3000**: 2007 Electrical Wiring Rules, WAER – Western Australian Wiring Rules, in conjunction with the relevant Building Codes Australia (BCA).

POLICY IMPLICATIONS

12. Nil.

PUBLIC CONSULTATION/COMMUNICATION

13. Nil.

FINANCIAL IMPLICATIONS

14. Estimated cost of the electrical audits completed to date is approximately \$72,200. The breakdown of this cost estimate appears at (Attachment 1).
15. The estimated cost of remedial or upgrade work recommended by the electrical consultants is \$380,300 as shown in (Attachment 1).
16. A list of facilities where the audit is yet to be carried out appears at (Attachment 2).

STRATEGIC AND SUSTAINABILITY IMPLICATIONS

Strategic Planning Implications

17. The following strategic outcome is applicable:
- 2.3.2 Maintain, refurbish or upgrade existing infrastructure to encourage increased utilisation and extension of asset life.
- The following actions are applicable:
- 2.3.2.37 Arrange inspection of Shire buildings for electrical safety, and programme the installation of RCD's and other upgrades as required.
- 2.3.2.39 Oversee the Shire's building asset renewal program, in accordance with the approved 2011/12 budget.

Sustainability Implications

Social Implications

18. Nil.

Economic Implications

19. Nil.

Environmental Implications

20. Nil.

OFFICER COMMENT

21. The Shire electrical infrastructure varies in age and in some cases it is older than 50 years. Its maintenance and upgrade over the years has been shared between the users of the facilities and the Shire, without a clear line of responsibility. Accordingly, the inspections have revealed the following issues:
- Only reactive maintenance being conducted over the years.
 - A number of installations have been added over the years without upgrading of the electrical supply.
 - A number of installations are without Residual Current Devices (RCDs).
 - A number of switchboards contain rewirable fuses and asbestos boards. If any work is carried out on these boards, the current legislation requires full upgrade of these boards in compliance with current standards.
 - The test records are not available for original installation or subsequent maintenance.
22. The installing of RCDs is a very important step to increasing electrical safety. However, they do not provide complete protection as recognised by both Energy Safety and Worksafe. A primary requirement is that all electrical installations have an adequate earthing system in order that installed residual current devices and circuit breakers “trip out”. When the earthing is not sufficient or non-existent, the RCDs or Main Circuit Breakers are unlikely to trip when a serious fault occurs. This was the case with the lights at Kostera Oval, and has been discovered with the lights at Maida Vale Reserve. Any electrician who comes across this situation must tag out the offending item.
23. Accordingly, the scope of the audit was widened to include testing of earthing of various installations. Since there is significant testing involved, which is followed by design and scoping of the remedial work, the auditing process is time consuming. To expedite the auditing, a second consultant, CG Constructions was engaged, in addition to Best Consultants.

-
24. Within the current budget allocation, priority is being given to carry complete the audit of all facilities to determine current status of facilities. This information will assist in preparing future work plans and avoiding ad-hoc fixes. Urgent action has been undertaken at the sites where there is an immediate danger. The remaining work will be prioritised within the budgetary parameters.
25. RCDs require regular testing to ensure that they perform under test/fault. Worksafe recommends that the testing of RCDs is carried out every six months but no later than 12 months provided under AS 3760. Accordingly, it is proposed to establish an inspection regime to include the following:
- Routinely inspect and test the electrical installations as required in legislation (RCDs and emergency lighting).
 - Randomly inspect contractor's work (this could be complete during the routine inspection).
 - Install RCDs on all circuits as required by legislation (this will require Board upgrades in some cases).
 - Conduct audits of all sites to create scope of rectification works, and complete works identified.
 - Review the site record keeping and improve to keep records of work completed, who carried out the work, and the routine test results.

RECOMMENDATION

That Council:

1. Notes the update on Electrical Audit of Shire facilities and associated remedial work.

Moved:

Seconded:

Vote:

ELECTRICAL AUDIT OF SHIRE FACILITIES

Audits Completed to Date				
No	Facility	Electrical Audit Cost	Estimate for required works	Comments
1	Pickering Brook Sportsmans Club			Remedial work including rewiring of the poles is being carried out within the Pickering Brook kitchen and power upgrade project (550901.4553)
2	Pickering Brook Swimming Pool			The facility has been shut down
3	Kalamunda Swimming Pool			All consultancy carried out previously as part of pool upgrade. Upgrade is being carried out under the existing Kalamunda Waterpark upgrade project (550901.4582).
4	Pat Moran Pavilion (Kostera Oval)	\$ 14,000.00	\$ 200,000	Remedial work includes rewiring of lighting tower, replacement of tower lights, Main and Sub Boards, trenching and reinstatement work
5	Kalamunda Lapidary Club			Work being attended to as part of Kostera Oval Upgrades
6	Ray Owen Oval Public WC		tba	
7	Ray Owen Oval Pavilion	15000	tba	Inspection completed, the remedial work are being scoped.
8	Ray Owen Sports Centre		tba	
9	Kalamunda BMX Club		tba	
10	Lesmurdie Hall		tba	
11	Carmel Hall	\$ 1,311.75	\$ 7,170	Remedial work in progress
12	Carmel School (Scouts)	\$ 1,311.75	\$ 8,770	Majority of the work has been completed. Outstanding work includes labeling of switchboard and completion of test log.
13	Cyril Road Hall	\$ 1,749.00	\$ 13,770	Majority of the work has been completed. Outstanding work includes labeling of switchboard and replacement of some older switches in the facility.
14	Forrestfield Hall	\$ 1,311.75	\$ 2,270	Majority of the work has been completed. Outstanding work includes labeling of switchboard and replacement of some older switches in internal sub-board.

No	Facility	Electrical Audit Cost	Estimate for required works	Comments
15	Headingly Road House			
16	Kalamunda Club	\$ 1,849.00		Remedial work in progress
17	Stirk Cottage	\$ 808.50		Remedial work in progress
18	Stirk Park Public WC	\$ 511.50		Remedial work in progress
19	Stirk Park Sound Shell	\$ 1,848.00	\$ 16,270	Remedial cost includes all electrical upgrade at the Stirk Park
21	New BBQ's to replace tagged out ones		\$ 10,000	Barbeques were found faulty and tagged by the electrician
22	Kalamunda Archery Club	\$ 923.00	\$ 1,700	
23	Maida Vale Netball Building	\$ 1,402.50	\$ 9,070	
24	Maida Vale Preschool	\$ 925.00	\$ 3,400	
25	Maida Vale Reserve Kiosk	\$ 775.00	\$ 1,100	
26	Maida Vale Reserve Public WC	\$ 776.00	\$ 5,600	
27	Maida Vale Tennis Club	\$ 1,914.00	\$ 1,100	
28	Norm Sadler Pavilion	\$ 3,118.50	\$ 9,870	
29	Jack Healey Centre	\$ 2,293.50	\$ 7,470	
30	Jack Healy Centre (Meals on Wheels)			included in above
31	Woodlupine Community Centre	\$ 2,178.00	\$ 5,420	
32	Woodlupine Family Centre			included in above
33	Woodlupine (Forrestfield Child Health Cl.)			included in above
34	Forrestfield Comm Cent & CHC			included in above
35	History Village (Museum)	\$ 2,219.25	\$ 23,670	
36	Jorgensen Park Pavilion	\$ 2,829.75	\$ 12,120	
37	Jorgensen Park Public WC			included in above
38	Jorgensen Park Cottage			included in above
39	Forrestfield Library	\$ 1,460.25	\$ 8,570	
40	High Wycombe Library	\$ 1,608.75	\$ 4,920	
41	Kalamunda Library	\$ 1,534.50	\$ 3,500	Remedial Work carried out as part of ZZCC. Cost includes replacement of faulty light fittings.
42	High Wycombe Rec Centre	\$ 2,648.25	\$ 5,270	
43	Scott Reserve Pavilion	\$ 2,095.50	\$ 5,370	
44	Pioneer Park Pavilion	\$ 1,757.25	\$ 8,670	
45	Rangeview Tennis Club	\$ 1,996.50	\$ 5,170	
46	Rangeview Tennis Club (toilet block)			included in above
		\$ 72,156.75	\$ 380,240	

ELECTRICAL AUDIT OF SHIRE FACILITIES

Audits yet to be carried out				
No	Facility	Cost for Electrical Audit	Estimate for required works	Comments
1	Darling Range Pony Club			Level 1 Audit now to be conducted by G.C. Consultants. Whole of Hartfield Park site to be carried out during month of September
2	Forrestfield Bowling Club			
3	Forrestfield Rugby Club			
4	Forrestfield Scout Hall			
5	Forrestfield Tennis Club			
6	Hartfield Country Club			
7	Hartfield Park Rec Centre			
8	Kalamunda Hockey Club			
9	Morrison Oval Changerooms			
10	Morrison Oval Public WC			
11	Kalamunda CHC			October
12	Central Hall (KADS)			
13	Rollerama			
14	Town Square Hall			
15	Alan Anderson Public WC			October
16	Carilla Camping Public WC			
17	Fleming Reserve Public WC			
18	Bus Station Public WC			
19	SKAMP Hall			
20	SKAMP Hall Public WC			

No	Facility	Cost for Electrical Audit	Estimate for required works	Comments
21	Kalamunda Rifle Club			November/December
22	Kalamunda Tennis Club			
23	Kostera Oval Kiosk			
24	Lesmurdie Guide Hall			
25	Sanderson Road Community Centre			
26	Overflow Cottage			
27	Peter Anderton Lodge			
28	SES Building			
29	Toy Library			
30	Vintage Car Club			
31	Vintage Car Club House			
32	Walliston Hall			
33	Walliston Pony Club			
34	Walliston Preschool (KOSC)			
35	Waste Transfer Station			
36	Paxwold Site			
	TOTAL	\$ -	\$ -	

No Electrical Audits to be carried out

No	Facility	Comments
1	Community Centre (Police)	Upgrades to occur when Dome renovate building
2	Lewis Road Centre (Currently TAFE)	Site earmarked for development
3	Lesmurdie Scout Hall	Site earmarked to be upgraded (Electrical) for Men's Shed re-location
4	Lesmudie Tennis Club	Site earmarked to be upgraded (Electrical) when building extension is done
5	Reid Oval Changerooms	Electrical Upgrades carried out 2009/2010
6	Reid Oval Pavilion	Electrical Upgrades carried out 2009/2010
7	Gooseberry Hill Hall & CHC	Electrical Upgrades carried out 2009/2010
8	Gosseberry Hill Multi Use Hall	Electrical Upgrades carried out 2009/2010
9	Gooseberry Hill Public WC	Electrical Upgrades carried out 2009/2010
10	High Wycombe CHC*	Not Shire owned building
11	Lesmurdie Library*	Not Shire owned building

Declaration of financial / conflict of interests to be recorded prior to dealing with each item.

CONFIDENTIAL ITEM

Reason for Confidentiality: In accordance with Section 5.23(2) (c) of the *Local Government Act 1995*, which permits the meeting to be closed to the public for business relating to a matter that if disclosed would reveal: *"A contract entered into, or which may be entered into, by the local government and which relates to a matter to be discussed at the meeting."*

10.3.6 Hartfield Country Golf Club Inc.– Memorandum of Understanding

Previous Items	N/A
Responsible Officer	Chief Executive Officer
Service Area	Office of the Chief Executive Officer
File Reference	
Applicant	N/A
Owner	N/A

Confidential	Draft Memorandum of Understanding
Attachment 1	

Reason for Confidentiality: In accordance with Section 5.23(2) (c) of the *Local Government Act 1995*, *"A contract entered into, or which may be entered into, by the local government and which relates to a matter to be discussed at the meeting."*

To be dealt with Behind Closed doors.

11.0 MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN

12.0 QUESTIONS BY MEMBERS WITHOUT NOTICE

**13.0 QUESTIONS BY MEMBERS OF WHICH DUE NOTICE HAS BEEN
GIVEN**

**14.0 URGENT BUSINESS APPROVED BY THE PERSON PRESIDING OR BY
DECISION**

15.0 MEETING CLOSED TO THE PUBLIC

16.0 CLOSURE