



Minutes

Of the

Ordinary Meeting of Council

Held on

Wednesday, 25 July 2012

At 9.04am

In

The Council Chambers
Maddock St, Mukinbudin

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Minutes of the Ordinary Meeting of Council held in Council Chambers, Maddock Street, Mukinbudin on 25th July 2012.

1. Declaration of Opening

1.1 The Shire President declared the Meeting open at 9.04am

2. Public Question Time

2.1 Response to previous questions taken on notice.

2.2 Declaration of public question time opened
The Shire president will declare public question time open.

2.3 Declaration of public question time closed
The Shire President will declare public question time closed.

3. Record of attendance, apologies and approved leave of absence

3.1 Present:

GJ Shadbolt	President	Lake Brown/Dandanning Ward
RJ Comerford	Deputy President	Wattoning Ward
BE Watson		Wilgoyne Ward
KR Sippe		Town Ward
KD Lancaster		Town Ward
SG Ventris		Town Ward
CW Geraghty		Town Ward
SR Palm		Bonnie Rock Ward
JD O'Neil (arrived at 9.29am)		Bonnie Rock Ward

3.2 Apologies:

NIL

3.3 On leave of absence:

NIL

3.4 Staff:

Trevor Smith	Chief Executive Officer
Ellen Della Bosca	Deputy Chief Executive Officer
Bob Edwards (10.53am – 11.34am)	Works Supervisor

3.5 Visitors:

NIL

3.6 Gallery:

NIL

3.7 Applications for leave of absence:

Council Decision Number: 652

Voting Requirements: Simple Majority

Move: Cr Watson seconded: Cr Sippe

That Cr Geraghty be granted a leave of absence for the August Ordinary Council Meeting on 15th August 2012.

Carried 8/0

4. Petitions, deputations and presentations

4.1 Petitions

4.2 Deputations

4.3 Presentations

5. Announcements by the Presiding person without discussion

6. Confirmation of the Minutes of previous meetings

6.1 Confirmation of Minutes for the Ordinary Meeting of Council held on the 3rd July 2012

Recommendation

That the Minutes of the Ordinary Meeting of Council held on the 3rd July 2012 be accepted as a true and correct record of proceedings.

Council Decision Number – 653

Voting Requirements – Simple Majority

Moved: Cr Ventris

Seconded: Cr Geraghty

That the Minutes of the Ordinary Meeting of Council held on the 3rd July 2012 be accepted as a true and correct record of proceedings.

Carried 8/0

6.1.1 Business Arising from Minutes

- Sandalwood Arts – occupancy
- Swimming Pool - change room cover
- NEWROC Aged Care Housing – usage of buildings

7. Matters for which the meeting may be closed

Cr John O’Neil joined the meeting at 9.29am.

8.2 Chief Executive Officer Reports

8.2.1 NEWROC	
Location:	NEWROC
File Ref:	
Applicant:	Trevor Smith – CEO
Date:	19 July 2012
Disclosure of Interest:	NIL
Responsible Officer	Trevor Smith - CEO
Author:	Trevor Smith - CEO

Background

A NEWROC Executive Meeting will be held in Mukinbudin on Tuesday 24th July 2012. As formal minutes from the meeting will not be available the EO will discuss any issues arising from the meeting.

Officer recommendation:

That Council note the CEO's report on the NEWROC Executive Meeting held 24th July 2012.

Council Decision Number – 654

Voting Requirements – Simple Majority

Moved: Cr Palm

Seconded: Cr Comerford

That Council note the CEO's report on the NEWROC Executive Meeting held 24th July 2012.

Carried 9/0

- **Wheatbelt Way Launch at Dowerin Field Days**
- **NRMO position Interviews (3 days a fortnight in Mukinbudin)**

8.2.2 WALGA Great Eastern Country Zone	
Location:	Zone
File Ref:	
Applicant:	Trevor Smith – CEO
Date:	19 July 2012
Disclosure of Interest:	NIL
Responsible Officer	Trevor Smith - CEO
Author:	Trevor Smith - CEO

No meetings of the Great Eastern Zone have occurred since the previous Council meeting.

No decision required.

Council Decision Number –

Voting Requirements – Simple Majority

Moved: Cr

Seconded: Cr

Carried /

8.2.3 Local Government Reform – Update	
Location:	Shire
File Ref:	
Applicant:	CEO
Date:	19 July 2012
Disclosure of Interest:	NIL
Responsible Officer	Trevor Smith - CEO
Author:	Trevor Smith- CEO

No movement on local government reform was noted.

No decision required.

<u>Council Decision Number –</u>
Voting Requirements – Simple Majority
Moved: Cr Seconded: Cr
Carried /

8.2.4 Wheatbelt Catchment Alliance of WA (Inc.)	
Location:	Shire
File Ref:	
Applicant:	CEO
Date:	27 June 2012
Disclosure of Interest:	NIL
Responsible Officer	Trevor Smith - CEO
Author:	Trevor Smith - CEO

Background

The Wheatbelt Catchment Alliance has requested Council support for a proposal to go to Brendon Grylls for Royalties for Regions funding of \$27.5 million over five years for the construction of about 1,000 km of drainage across six catchment areas in the Wheatbelt.

A copy of the letter and form are attached. The report commissioned for this project was forwarded to all Councillors by email as it was quite large. One hard copy of the report will be available at the meeting should any Councillor wish to refer to it during discussion. The report has been sighted by Minister Grylls who now wishes to see whether it has popular support from local government.

Comment

This was forwarded to the CEO by John Dunne of Beacon who is a representative of the Yilgarn Catchment.

Support for the proposal does not carry any obligation to participate should the funding be approved. Participation would commit Council to an annual fee of between \$3,000 and \$4,000 for ongoing administrative support for the project.

Recommendation

That Council support in principle the submission by the Wheatbelt Catchment Alliance to the State Government for \$27.5 million over five years for the construction of drainage across the Wheatbelt.

Council Decision Number – 655

Voting Requirements – Simple Majority

Moved: Cr Watson

Seconded: Cr Geraghty

That Council support the principle the submission by the Wheatbelt Catchment Alliance to the State Government for \$27.5 million over five years for the construction of drainage across the Wheatbelt.

Carried 7/2

Cr Comerford voted against the motion

8.2.5 Swimming Pool Tender – Stage Two Variation	
Location:	Shire
File Ref:	CS.CS.5
Applicant:	Council
Date:	18 th July 2012
Disclosure of Interest:	NIL
Responsible Officer	Trevor Smith - CEO
Author:	Trevor Smith - CEO

Background:

The Shire of Mukinbudin has been successful in Stage Two grant funding from the Department of Sport and Recreation for the Mukinbudin Swimming Pool. The amount of funding awarded by the Department of Sport and Recreation is \$260,000 ex GST. Total cost of project was quoted at \$782,000. Works have started and progressing well.

As with any project of this size, and due to some factors not being known until after works commenced and part of the pool base cut away, there are three variations requested which have financial implications and one improvement to the project which the contractor hopes to absorb into his overall costs.

The changes were outlined by the contractor Brian McDonald to Councillors who attended a pool inspection on 18 July with the CEO, DCEO and Pool Manager.

Variation One: The control joints across the pool have deteriorated more than originally thought and required cutting away with new joints to be installed, each about two feet wide across the entire width of the pool. One control joint at the edge of the dive bowl will require moving about one foot further up the pool to allow for new metal rods to be installed across the join without intruding into the bowl. The cost of this variation has been estimated by the contractor at \$15,000 which allows for an amount that was in the budget to remedy the joints without replacing them.

Variation Two: Line marking tiles. The black tiles forming the six lines up the base of the pool have deteriorated and require replacing. The at cost quote from the contractor for this work (which involves using sub-contractors to do the work) is \$5,000.

Variation Three: Installing steps at the north-west corner of the pool (the corner closest to the kiosk). Steps had not been considered previously because of the ramp entry however the contractor is keen to install them to “complete” the project and have a feature that he is not aware of being installed at any other Olympic size pool in this fashion. Using Luke Sprigg as a labourer and utilising some materials already on hand there is not anticipated to be a cost penalty for this variation.

Variation Four: Council has previously been altered to the need to move the bank of lights on the north side of the pool two metres further away from the pool edge due to the new ramp. This involved cutting the electrical supply to the kiosk/change rooms as the cable went through concrete blocks at the base of the poles. An estimate from the electrician Jeff Peters for this work is \$12,000.

Comment:

Council has already requested that the variation for the lights be included in the 2012/2013 budget. As the Pool works were the subject of the formal tender the lights and the other variations need formal approval as a variation to the Tender which can be signed off by the CEO and the Contractor.

These items will still be considered in the 2012/2013 budget although the only determination to be made at that point would be whether the entire variation amount of \$32,000 would come from the Pool Reserve (currently containing \$75,731) or be capital works funded by Royalties for Regions.

Statutory Environment:

Local Government Act and Tendering Regulations

Policy Implications:

Nil

Financial Implications:

The variations would be contained in the 2012 budget when adopted.

Strategic Implications:

Undertaking these works will assist in making the pool upgrade successful and reduce the likelihood of remedial works being required in the future.

Recommendation:

That Council approve a variation to Tender 02-2011/2012 of \$32,000 to cover additional work undertaken on the control joints, line marking, lighting and the installation of steps at the north west corner of the pool.

Council Decision Number - 656

Voting Requirements – Simple Majority

Moved: Cr Lancaster

Seconded: Cr Ventris

That Council approve a variation to Tender 02-2011/2012 of \$32,000 to cover additional work undertaken on the control joints, line marking, lighting and the installation of steps at the north west corner of the pool

Carried 9/0

8.2.6 Swimming Pool Tender – Stage Two Toddler Pool upgrade	
Location:	Shire
File Ref:	
Applicant:	Council
Date:	18 th July 2012
Disclosure of Interest:	NIL
Responsible Officer	Trevor Smith - CEO
Author:	Ann Brandis - CSO

Background:

The Shire of Mukinbudin has been successful in Stage Two grant funding from the Department of Sport and Recreation for the Mukinbudin Swimming Pool. The amount of funding awarded by the Department of Sport and Recreation is \$260,000 ex GST. Total cost of project was quoted at \$782,000. Works have started and progressing well.

During the tender process for this project Wetdeck pools submitted and extra option at rebuilding the Children's pool with beach entry and water feature at a cost of \$212,000.00, which was quoted cheaper due to the contractors already having all the equipment in Mukinbudin whilst the upgrade of the Olympic pool was being carried out. However this was not taken up as the project was classed as stage three of the redevelopment of the pool and did not form part of either the tender of the DSR grant.

Comment:

Discussions have been held between the Swimming Pool Manager and Wetdecks Manager Brian McDonald as to what can be done with the Children's pool. The current tiles are unserviceable and need to be addressed and the pool floor needs painting. There is cracking in the large section of the children's pool (wading) and this could possibly be leaking. The Pool Manager was advised that the tiles would need to be replaced and painting the floor would be a waste of time as the cracks need to be addressed.

Wetdecks have provided a viable option to upgrade the Children's pool which is listed below:



17th July 2012

Pool Option – for Kids Pool

Quotation

We are pleased to submit our price for the upgrade of the children's pool and the price includes:

Demolition and removal of existing concourse	\$3000.00
Installation of Wetdeck's to north and south ends of the children's pool	\$24,000.00
Removal of all tiles scabbing of walls and floor	\$8,000.00
Installation of conforming steps to wading pool	\$3000.00
Hand rail for steps to wading pool	\$1500.00
Installation of a new floor to the larger wading pool Screed of the toddler's pool floor	\$4500.00

Note: there is a major crack in the floor of the larger children's pool. A control joint will be installed in floor when repoured

Modify top of the pool to accommodate tile size	\$2500.00
Supply and lay floorgres pool tiles floor and walls of children's pool	
Labour	\$13,500.00
Tiles	\$11,000.00
(Accommodation for tilers to be supplied by Shire)	

New laser cut sign depth and no diving signage	\$1500.00
Earth bond all items to conform including shading sail	\$200.00
Dividing fence between toddlers and wading pool	\$1000.00
Upgrade drainage line from Children's pool to balance tank	\$500.00
Consultants – Plans	\$4,000.00
Total cost of upgrading toddlers pool	\$78,200.00

New concourse drainage	\$1500.00
New concourse paving and sealing	\$10,000.00
Total Concourse Cost	\$11,500.00

Total Cost of Project **\$89,700.00**

Price does not include mark-up up on sub contractors
Price does not include travel (already on site)
No meals and no allowance for staff travel
As it is a parallel job no allowance for transport of equipment
As a standalone job this would be much more expensive

Brian McDonald

Major reasons why works should be considered are:

Construction value

- The above quote is approx 41% of the original quote supplied with stage two. This quote was cheaper as it was going to be run as a parallel job.
- Contractor has applied no mark-up to sub-contractors
- Price does not include travel (equipment and staff already on site)
- Price does not include allowance for staff travels (weekends) or meal allowance
- To quote the above as a stand-alone job would greatly increase the cost

Functionality:

- Cracking in the larger portion of the pool will be rectified and a new pool floor will be poured which includes an expansion joint in the new floor preserving the life of the pool
- Current tiles are unserviceable so needs attention regardless
- Wetdecks will be installed creating a more efficient water flow
- Current concourse has no drainage. With the proposed upgrade this would be solved

Safety:

- Better water return will be achieved between the wading and toddlers pool which will result in safer sanitation. (The water fall between the two pools will cease)
- Concourse heights would match and there would be no need for ramps
- A dividing wall between the toddlers and wading pool would need to be installed to comply with regulations. At present this pool is non conforming and the Swimming Pool Manager has reported that it is quite dangerous
- As the concourse would be level with the pool the danger of the children slipping on the top of the existing pool surrounds will be eliminated.
- Concourse will be the same level as the Olympic Pool area making this a safer option with no ramps/step offs.

Aesthetics:

- The Children's pool will look fantastic and the entire pool area will look upgraded.

Practicality:

For two seasons in a row there has been major works undertaken at the pool which is disruptive and messy. Undertaking this work now eliminates the need for more works within the pool boundaries and this will allow the Pool Manager to undertake small improvements, such as gardens etc without the threat of having them ripped up.

Statutory Environment:

Local Government Act and Regulations regarding purchasing and tenders

As the value of the work is under \$100,000 Council is not required to call tenders. However it must be very clear in the accepting this quote for the works that the overall construction work undertaken by Wetdecks (Stage 2 and Stage 3) was not split for the sake of avoiding the Local Government Tender Regulations for Stage 3. While a job costing \$90,000 would normally require more than one written quote Council can be confident that there would be no other contractor able to undertake these works anywhere near the price quoted by Wetdecks. Additionally there are no local contractors who would be capable of quoting for this work so the purchasing policies regarding the 10% local allowance does not apply.

Policy Implications:

Nil

Financial Implications:

Stage Three of the Swimming Pool upgrade is contained in the Forward Capital Works Plan. As a stand-alone project (Stage Three) CSRFF funding could be applied for one third of the project cost. However as a stand-alone project the cost of replacing or doing the above works would increase more than one-third and there is never any surety in obtaining grant funding anyway.

The project would be required to be funded as part of the 2012/2013 Royalties for Regions project.

Strategic Implications:

Stage Three of the Swimming Pool upgrade is contained in the Forward capital Works Plan.

Recommendation:

That Council:

1. accept the quotation for the upgrade of the Children's Pool for the amount of \$89,700 from Wetdeck Pools to be funded from Council's 2012/2013 Royalties for Regions allocation;
2. acknowledge that this quotation was called for after the process for Tender 02-2011/2012 was completed and at no time was the project (Stage 2 and Stage 3) split for the purpose of avoiding compliance with the Local Government Tender Regulations; and
3. acknowledges that only one quote was requested for this work as no other contractor would be in a position to complete the works for the same price and within the same timeframe.

Council Decision Number - 657

Voting Requirements – Simple Majority

Moved: Cr Lancaster

Seconded: Cr Palm

That Council:

- 1. accept the quotation for the upgrade of the Children's Pool for the amount of \$89,700 from Wetdeck Pools to be funded from Council's 2012/2013 Royalties for Regions allocation;**
- 2. acknowledge that this quotation was called for after the process for Tender 02-2011/2012 was completed and at no time was the project (Stage 2 and Stage 3) split for the purpose of avoiding compliance with the Local Government Tender Regulations; and**
- 3. acknowledges that only one quote was requested for this work as no other contractor would be in a position to complete the works for the same price and within the same timeframe.**

Carried 9/0

8.2.7 Forward Capital Works Plan – Addition of Memorial Hall Works	
Location:	Shire
File Ref:	
Applicant:	Council
Date:	18 th July 2012
Disclosure of Interest:	NIL
Responsible Officer	Trevor Smith - CEO
Author:	Trevor Smith - CEO

Background:

The Shire of Mukinbudin has previously adopted a fully funded Forward Capital Works Plan for a five year period covering 2009 to 2014. The Plan is a requirement of the Department of Local Government and is also used by the Department of Regional Development and Lands when assessing Royalties for Regions applications.

Consequently the Plan concentrated on those areas where Council was planning to spend money during that time frame. These included roads, footpaths, housing, the swimming pool, and industrial units.

The Shire forwarded the adopted Plan to the State Government in 2011. With the introduction of the Integrated Strategic Planning process this was going to be the last Plan required before 1 July 2013.

Comment:

The failure of an internal wall in the Memorial Hall toilets and the long term requirement to refurbish the mens, ladies and disabled to meet modern standards and codes there is an opportunity to investigate funding this work from the 2012/2013 Royalties for Regions grant.

Provided that estimates can be obtained within available funds Council needs to resolve to add refurbishment works at the Memorial Hall to the Forward Capital Works Plan to have the funding application approved.

Council has supporting documentation (the Conservation Plan) and the Memorial Hall is also on the Shire Heritage Register. A new roof and external drainage has just been completed which was funded by a Lotteries grant.

It is likely that even without the current failure of the internal toilet wall the Memorial Hall would be part of Council's capital works in the new strategic Planning process.

Statutory Environment:

Local Government Act

Policy Implications:

Nil

Financial Implications:

The inclusion of new toilets in the 2012/2013 Royalties for Regions funding application is a later decision based on priorities and funding available. The purpose of this agenda item is to keep Council's options open.

Strategic Implications:

The Memorial Hall is an important asset of the Shire as identified in the Conservation Plan.

Recommendation:

That Council modify the Forward Capital Works Plan by the inclusion of the Mukinbudin Memorial Hall.

Council Decision Number - 658

Voting Requirements – Simple Majority

Moved: Cr Geraghty

Seconded: Cr Watson

That Council modify the Forward Capital Works Plan by the inclusion of

- 1. Mukinbudin Memorial Hall**
- 2. Purpose built Childcare Centre.**

Carried 9/0

Reason for Change to Officer's Recommendation

A purpose built childcare centre was previously identified by Council as a community need given the demographics and increased usage.

8.2.8 Chief Executive Officer's Report	
Location:	Shire
File Ref:	
Applicant:	Trevor Smith – CEO
Date:	18 July 2012
Disclosure of Interest:	NIL
Responsible Officer	Trevor Smith - CEO
Author:	Trevor Smith - CEO

1. Meetings

5th July Minister for Water, Bill Marmion in Perth – Re: Berringbooding Tank
CEO, Cr Gary Shadbolt, Cr Brian Watson

LEMC Training – Introduction to Recovery Management
Katharine Collins, Cr Rod Comerford

11th July Aged Services, Community Workshop in Mukinbudin
CEO, Cr Gary Shadbolt

18th July Shire Road and Asset Inspections

24th July NRMO Interviews (Mukinbudin, Wyalkatchem, Koorda Position)
CEOs Mukinbudin and Koorda

24th July NEWROC Executive Meeting in Mukinbudin
CEO

2. Staff

Following the resignation of Casey Maud from the outside staff Cameron Hodges was re-appointed permanent full-time.

3. Current/Emerging Issues

Auto Gas Feasibility estimates – referred to long term strategic planning and P & D

Deep Sewer Extension to industrial area – feasibility – no response from Water Corporation

Nursing Post Replacement building – no further response from Health Dept – Aged services study by WDC will assist in case for an expanded multi-purpose service.

Berringbooding Tank Meet with Minister Bill Marmion in Perth on Thursday 5th July. Minister is investigating finding some additional funding for a Heritage study.

Medical Practice Dr Brian Walker commenced Monday 9th July

Spring Festival Dawn Lancaster took on role as coordinator

Town Development In response to an approach from the CEO, Steve Lange has organised for a Bendigo Bank person from Perth to address members of the Community Bank Board, Planning and Development, Council and any interested persons on the subject of “Community Trusts” and other type of investment vehicles to aid with development of community “business” assets, such as the proposed Cafe/IC/Gallery proposal for the corner of Shadbolt and Bent Streets. Likely date would be the evening of Tuesday 14th August at the complex.

Recommendation

That Council note the Chief Executive Officer's Report.

Council Decision Number – 660

Voting Requirements – Simple Majority

Moved: Cr Comerford

Seconded: Cr Palm

That Council note the Chief Executive Officer's Report.

Carried 9/0

CEO also reported on investigating the installation of commercial solar systems on Shire buildings through an Energy Company based in South Australia.

Cr Lancaster left the meeting at 10.24am and returned at 10.26am.

MEETING ADJOURNMENT MORNING TEA (10.29AM – 10.53AM)

The meeting was adjourned for morning tea at 10.29am and reconvened at 10.53am

Bob Edwards entered the meeting at 10.53am

Cr Ventris left the meeting at 11.44am and returned at 11.47am.

8.3.1 Environmental Health Officer's Report

8.3.1 Lots 4128 & 3067 Toole Rd Boundary realignment	
Location:	Lots 4128 & 3067 Toole Rd Mukinbudin
File Ref:	
Applicant:	Harley Global Bunbury WA
Date:	11 July 2012
Disclosure of Interest:	NIL
Responsible Officer:	Julian Goldacre
Author:	Julian Goldacre

Attachments

1. Western Australian Planning Commission (WAPC) Application N° 146327;
2. Map of proposed boundary realignment.

Background

On the 4 July 2012 an application numbered 146327 was received from WAPC for a proposed realignment of the boundary between Lots 4128 and 3067 Toole Road Mukinbudin.

Comment

In this application the common boundary between lot 3067 at 1204.9ha and lot 4128 at 1880.7ha is proposed to be moved further North by approximately 1900m. This will maintain the initial number of lots and will incorporate into lot 3067 the existing buildings and dam presently on lot 4128. The average size of the two lots after the boundary realignment is approximately 1542.81ha. Both lots are serviced by Toole Rd and a unformed gazetted road on the West. Furthermore lot 3067 has access to Spencer Rd at the South-West.

The following information as detailed in the application is summarised below:

- Owners of the above mentioned lots are Carbon Fund Australia Pty Ltd, names given are Justin James Bowran and Christine Diana Bowran (the application has the surnames incorrectly spelt, an admin error at WAPC which has since been amended at head office in Perth)
- The lots are to remain freehold and the buildings retained
- Lots to remain 'Rural'
- The lots are not listed as contaminated as per the *Contaminated Sites Act 2003*
- Acid Sulphate soils are not identified on the lots

Policy Implications

Nil

Statutory Requirements

Planning and Development Act 2005

Contaminated Sites Act 2003

Financial Implications

None

Council Decision Number – 661

Voting Requirements – Simple Majority

Moved: Cr Geraghty

Seconded: Cr Lancaster

That the boundary realignment of lots 3067 and 4128 Toole Road Mukinbudin as per the Western Australian Planning Commission application N° 146327 is supported by Council without any conditions pertinent to this application.

Carried 9/0

8.3.2 Elementree request to expand the original scope of oil mallee plantings and submit an updated Management Plan for Lots 3175, 3176, 4130 & 4205

Location:	Lots 3175, 3176, 4130 & 4205 Mukinbudin
File Ref:	PR. ASS. 196
Applicant:	Elementree Group Limited
Date:	11/07/2012
Disclosure of Interest:	NIL
Responsible Officer	Julian Goldacre
Author:	Julian Goldacre

Attachments

1. Updated Management Plan for Lots 3175, 3176, 4130 & 4205 Mukinbudin
2. Hassell-Wialki Plantation map
3. Map of proposed increase in plantation

Background

The Shires PEHO/BS was contacted by an Elementree representative on the 29 June 2012 to discuss an increase in an area of plantation that is part of a plantation which received planning consent by the Shire of Mukinbudin in May 2011, council decision number 437.

Comment

The original approved plantation scope of development was for windrows of trees of about 16.55m in width with corridors of 99.9m width to permit traditional cropping. The total area of plantation is for 304.6ha and this is now established.

Approval is now sought for an additional plantation of windrows of trees of 10m in width to infill the 99.9m corridors in the area as shown on attachment 3. This will reduce the cropping area corridors to 26.4m in width. The increase in plantation is 9.1ha which is a 3% increase in the originally approved plantation area.

During discussions with the Elementree representative it was explained that this infill of existing plantation corridors is in this instance only and not part of a plan to increase plantations perhaps to full plantation of arable land which would be in conflict with the original intent of Councils decision number 437. Furthermore the increase is less than 10% with is an acceptable margin.

Policy Implications

Nil

Statutory Requirements

Planning and Development Act 2005

Shire of Mukinbudin Town Planning Scheme No 4

Financial Implications

Nil

Council Decision Number – 662

Voting Requirements – Simple Majority

Moved: Cr Palm

Seconded: Cr Sippe

That the request to increase the original plantation of trees granted in Council decision number 437 by 3% overall on lot 4130 be approved in this instance only.

Carried 9/0

8.3.3 Application for Planning Approval by Co-operative Bulk Handling Limited – construction of Grain Reveal Hopper, Ground Conveyor & Internal Road Lot 113 & 200 Koorda-Bullfinch Rd	
Location:	Lots 113 & 200 Koorda-Bullfinch Rd Mukinbudin
File Ref:	
Applicant:	Co-operative Bulk Handling Limited
Date:	19/07/2012
Disclosure of Interest:	NIL
Responsible Officer	Julian Goldacre
Author:	Julian Goldacre

Attachments

1. CBH letter dated 19 June 2012 with attached planning application form and plans

Background

An application for planning approval has been submitted by Mr T Dolling of Co-operative Bulk Handling Limited, West Perth detailing proposed development of a grain reveal hopper, ground conveyor & internal road on Lot 113 & 20 Koorda-Bullfinch Rd.

Comment

The purpose of the Town Planning Scheme No4 is to ‘...control and guide land use and development’. This application has been received as lot 113 is zoned ‘Industrial’ and a ‘Rural’ use in an ‘Industrial’ zone needs to be presented to Council as rural development in an Industrial zone is ‘discretionary’. With regard to lot 200 this is on a ‘Rural’ zone and the development is in keeping with a ‘Rural’ purpose.

In light of the historical establishment of CBH on lot 113, since expanded onto lot 200 and the ‘Rural’ purpose it serves for the Shire of Mukinbudin the application is in keeping with orderly development.

Policy Implications

Nil

Statutory Requirements

Planning and Development Act 2005

Shire of Mukinbudin Town Planning Scheme No 4

Financial Implications

0.32% of the estimated cost of development (based on Planning Bulletin 93 – 2011)

Council Decision Number – 663

Voting Requirements – Simple Majority

Moved: Cr Geraghty

Seconded: Cr Ventris

That the application for Planning Approval by Co-operative Bulk Handling Limited – construction of Grain Reveal Hopper, Ground Conveyor & Internal Road Lot 113 & 200 Koorda-Bullfinch Rd is approved, and;

- 1. That a Schedule 9 TPS No4 determination of application form is signed by the CEO;**
- 2. That the plans submitted by CBH are imprinted with the Shire logo and signed by the CEO.**

Carried 9/0

8.4.1 Mukinbudin Caravan Park Manager's

8.4.1 Mukinbudin Caravan Park Report	
Location:	Mukinbudin
File Ref:	
Applicant:	Luke and Tania Sprigg
Date:	19 July 2012
Disclosure of Interest:	NIL
Responsible Officer	Trevor Smith
Author:	Luke and Tania Sprigg

It's been great to see Denis having Cameron to be his "tradies assistant" with the ablution installations. The ablutions and the campers kitchen will be excellent.

We need to consider future electrical requirements in Caravan Park when Muka Electrical digs in new cable for ablutions and lay empty conduits for this. The lighting in the park may also need improving during these installations.

(CEO note: This has been considered and is being allowed for.)

Patronage in the park continues along with many happy customers. Many impressed with the town presentation and friendliness.

We will be away on leave from 28th July until 12th August.

Mukinbudin Caravan Park Annual Income					
	Self Contained Units	Barracks	Sites	Washing Machine	Total
2005/2006	19358.08	11082.32	10521.76	1171.16	42133.32
2006/2007	22820.21	9753.06	17095.20	981.35	50649.82
2007/2008	27304.76	5422.75	11244.47	678.16	44650.14
2008/2009	37214.39	10554.55	16773.76	663.63	65206.33
2009/2010	33567.84	9096.35	15504.70	1036.36	59205.25
2010/2011	38054.93	15604.59	15817.92	845.55	70322.99
2011/2012	34724.53	11056.46	18753.08	773.19	65307.26

Mukinbudin Caravan Park Income and Expenditure						
	Self Contained Units	Barracks	Sites	Washing Machine	Total Income	Expenditure
July 11	2048.61	738.67	1113.17	35.45	3935.90	5284.95
Aug 11	3281.37	1185.92	1100.43	44.55	5612.27	5686.77
Sept 11	5216.60	697.75	2486.85	54.55	8455.75	9604.09
Oct 11	4616.66	1731.82	7020.42	140.46	13509.36	9615.51
Nov 11	2559.21	263.65	1054.95	98.18	3975.99	6079.74
Dec 11	1781.82	684.10	632.26	19.09	3117.27	6418.11
Jan 12	1109.10	350.00	353.19	115.45	1927.74	6855.68

Feb 12	2015.01	1872.72	1210.00	0.00	5097.73	4236.94
Mar 12	5101.37	1145.46	618.18	0.00	6865.01	6296.75
Apr 12	1581.79	604.55	559.55	134.55	2880.44	4499.88
May 12	2388.90	1240.91	1513.17	112.73	5255.71	3675.07
Jun 12	3024.09	540.91	1090.91	18.18	4674.09	5961.90
Total	34724.53	11056.46	18753.08	773.19	65307.26	74215.39

Recommendation

That Council note the above report.

Council Decision Number – 664

Voting Requirements – Simple Majority

Moved: Cr Ventris

Seconded: Cr Palm

That Council note the above report.

Carried 9/0

8.5.1 Swimming Pool Manager's

8.5.1 Swimming Pool Report	
Location:	Mukinbudin
File Ref:	
Applicant:	Luke and Tania Sprigg
Date:	27 June 2012
Disclosure of Interest:	NIL
Responsible Officer	Trevor Smith
Author:	Luke and Tania Sprigg

The town pool development is exciting for us and the community will be very satisfied with the finished facility. Hoping the kid's pool will be refurbished in this construction phase.

It is a privileged to be experiencing this type of development in Mukinbudin. Luke will be available to help Wetdecks as much as possible.

Recommendation

That Council note the above report.

Council Decision Number – 665

Voting Requirements – Simple Majority

Moved: Cr Lancaster

Seconded: Cr Ventris

That Council note the above report.

Carried 9/0

8.7.1 Work's Supervisor

8.7.1 Work's Supervisor's Report	
Location:	Mukinbudin
File Ref:	
Applicant:	Bob Edwards
Date:	18 July 2012
Disclosure of Interest:	NIL
Responsible Officer	Bob Edwards
Author:	Bob Edwards

CARAVAN PARK UPGRADE

The Maintenance Officer has been given an assistant to help with the building of the verandah around the new and existing ablution blocks. Once the roof is in place the Solar hot water unit can be installed onto the new unit. There is still a retaining wall to be put around the perimeter of the old and new ablution blocks and a concrete floor to be poured around the two, bringing both units together as one.

Construction of the new Campers Kitchen is expected to start immediately after the completion of the current works.

SPORTS GROUND AND RETICULATION

Engineers from two Hydro Engineering Companies visited the town while preparing quotes for a suitable plant upgrade, these quotes have been presented.

Prices were also obtained for renovation work to the playing surface.

CRUIKSHANK ROAD (600 metres)

The new pavement is now drying back and can soon be prepared for sealing. Because of the cold weather the first coat will be applied with more "cutter" and covered with 10mm aggregate. It is hoped to kerb the new seal preferably in the cooler months.

STRUGNELL ST EXTENTION

The culvert can be installed now that carting from Wialki has ceased. Pouring of the concrete floor will be scheduled to coincide with other concrete pours.

TRAIL TOURISM INFRASTRUCTURE

The works set out for this grant at Berringbooding, Wiera and Wattoning were completed on time in a very professional manner.

There is still some information and directional signage to come to complete the project.

MAINTENANCE GRADING

The program has covered most roads in the Shire.

SIGNS AND GUIDE POSTS

This is an ongoing task and there are still a lot to go. More signs and guide posts will be purchased with the new budget monies.

Spot Watson of Main Roads Northam will be supervising the installation of give way control at all of our presently uncontrolled cross roads (approx fifteen). This work will be done by Leighton the Network Contractor.

Spot Watson will also be organising the refurbishment of all lines within the town and installation at the new intersection at the Nungarin Nth/ Muka Kunno cross roads.

GRAHAM ROAD

Construction of a further three kilometres of gravel pavement is about half completed. A rocky outcrop which altered the road alignment in this section was removed in a cut and fill operation. This has achieved a straight alignment and the removal of a crest.

This work will cease for the moment while the Works crew move back to the Mukinbudin/Wialki Road to continue with further reconstruction and widening work.

MUKINBUDIN WIALKI ROAD (Reconstruction and widening) SLK 28.3 to 35.6

Work on this section will commence on or about the 23rd of July. The start of this work was delayed while CBH were transferring product from Wialki to Mukinbudin by road transport.

MEMORIAL HALL (Roof Grant)

Part of this work was to install Storm water drainage, this has been completed.

POT HOLES

Attention will be paid to the pot holes as they develop.

POOL UPGRADE (second stage)

The truck/trailer and Cat loader have been used from time to time to remove broken concrete cut from the pool.

Recommendation

That Council note the above Report.

Council Decision Number – 659

Voting Requirements – Simple Majority

Moved: Cr Comerford

Seconded: Cr Watson

That Council note the above Report.

Carried 9/0

- Water Tank at Bowling Green
- Ambulance Sign and disabled parking lines at Nursing Post
- Ablution block completed by Spring Festival
- Electrical Plan for Caravan Park
- Budget discussions for Reticulation at Oval – Horticulturist at meeting
- 46 Gate Road – needs grading
- Internal bitumen loop at Caravan Park
- Wilgoyne Road - Potholes

Bob Edwards left the meeting at 11.34am.

9. Information Report

Adjourned for lunch at 12.31pm and reconvened at 1.36pm

10. Elected Members Motions of which previous notice has been given

11. Urgent Business without notice (with the approval of the president or meeting)

General Business

- White Balloon Day
- Water Tank at Complex for Bowling Green
- Official Opening for Ablution Block at Spring Festival
- No Parking on Lawn at front of complex
- Aged Care/Boodie Rats – discuss concept at NEWROC
- TV reception for in town people – advertising in Muka Matters
- Road naming of Road south from Graham Road (Lambing Camp Road)
- Aged Care – Where is there for women to go? Men have Mens shed etc.
- Sand issue at Hockey Field
- Ev Comerford's letter (answered)
- Hockey Club gate – exceeds expectations
- Community Awards – investigate nominations
- Memorial Hall fence on west side – does it need repairing?
- Thank Luke Sprigg for fencing work done along Earl Drive at Complex.
- Should the Shire be encouraging the grain trucks coming from Wialki to ensure that the Mukinbudin Rail stays operational?

12. Confidential Items – Meeting to be closed to the Public in accordance with the provisions of the Local Government Act 1995.

Item 12.1 is Confidential in accordance with the Local Government Act 1995, Section 5.23

(2) If a meeting is being held by a Council.....the Council may close to members of the public the meeting, or part of the meeting if the meeting or the part of the meeting deals with any of the following –

- (a) a matter affecting an employee or employees;*
- (b) the personal affairs of any person;*
- (c) 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;*
- (d) legal advice obtained, or which may be obtained, by the local government and which relates to a matter to be discussed at the meeting;*
- (e) a matter that if disclosed, would reveal -*

....

(ii) information about the business, professional, commercial or financial affairs of a person;.....

(3) A decision to close the meeting or part of a meeting and the reason for the decision are to be recorded in the minutes of the meeting.

Recommendation

That Council close the meeting to members of the public in accordance with the Local Government Act 1995, Section 5.23 as Item 12.1 deals with matters contained under Section 5.23 (2).

Council Decision Number – 666

Voting Requirements – Simple Majority

Moved: Cr Geraghty

Seconded: Cr Lancaster

That Council close the meeting to members of the public in accordance with the Local Government Act 1995, Section 5.23 as Item 12.1 deal with matters contained under Section 5.23 (2).

Carried 9/0

Meeting closed at 3.11pm

Ellen Della Bosca (DCEO) left the meeting at 3.11pm and did not return

The President declared a five minute adjournment at 3.12pm

The meeting resumed at 3.17pm

Council Decision Number – 668

Voting Requirements – Simple Majority

Moved: Cr Geraghty

Seconded: Cr Lancaster

That Council reopen the meeting to members of the public.

Carried 9/0

Meeting reopened at 4.43pm

13. Closure of Meeting

The President thanked everyone for attending and closed the meeting at 4.44pm.



DECLARATION

I declare that these minutes of the Ordinary Meeting of Council held on the 25th July 2012 were confirmed at the Ordinary Meeting of Council held on 15th August 2012.

Signed: _____

Being the person presiding at the meeting at which these minutes were confirmed

Date: _____