CITY OF Armadale

ORDINARY MEETING OF COUNCIL

MONDAY, 25 JUNE 2018

MINUTES

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CITY OF ARMADALE

MINUTES

OF **ORDINARY COUNCIL MEETING** HELD IN THE **COUNCIL CHAMBERS**, ADMINISTRATION CENTRE, 7 ORCHARD AVENUE, ARMADALE ON **MONDAY, 25 JUNE 2018 AT 7.00PM.**

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1 DECLARATION OF OPENING / ANNOUNCEMENT OF VISITORS

The Mayor, Cr Zelones, declared the meeting open at 7.00 pm.

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2 RECORD OF ATTENDANCE / APOLOGIES / LEAVE OF ABSENCE (previously approved)

PRESENT:

Mayor, Cr H A Zelones OAM JP presided over	River Ward
Cr J A Stewart	Heron Ward
Cr D M Shaw	Heron Ward
Cr C M Wielinga	Hils Ward
Cr C Frost	Lake Ward
Cr G J Smith	Minnawarra Ward
Cr J H Munn JP CMC	Ranford Ward
Cr M Geary	Ranford Ward
Cr L Sargeson	Palomino Ward
Cr C A Campbell JP	Palomino Ward

IN ATTENDANCE:

Mr R S Tame	Chief Executive Officer
Mr A F Maxwell	Executive Director Corporate Services
Mr P Sanders	Executive Director Development Services
Mr K Ketterer	Executive Director Technical Services
Mrs Y Loveland	Executive Director Community Services
Mrs S D'Souza	CEO's Executive Assistant

Public: 3

LEAVE OF ABSENCE:
Leave of Absence previously granted to Cr G Nixon and Cr R Butterfield

APOLOGIES:
Apology received from Cr K Busby and Cr M Silver

3 ADVICE OF RESPONSE TO PREVIOUS PUBLIC QUESTIONS TAKEN ON NOTICE

The following questions were taken on notice at Council's Meeting on 11 June 2018 and responses (summarized below) forwarded in a letter by the Chief Executive Officer dated 20 June 2018.

Mr Bill Davis – 35 Bodicoat Drive, Brookdale

Q1 How many community consultative groups does Council have that do not table minutes of a previous meeting at a subsequent meeting?

Response:
Advisory Groups are more informal in nature than Committees.(Committees established by Council are bound by specific requirements of the Act and Regulations including for example notice of meetings, minutes of meetings quorums, voting, interest disclosures etc). The City has numerous Advisory Groups which serve a wide range of purposes and their note taking procedures for practical reasons are less formal and adapted to suit.

Q2 How many have private use of vehicles and what does it cost council each year? How is this regulated?

Response:
The City has 80 vehicles purchased for operational use which have been authorised by the CEO for some level of private use, split into 4 key categories. Each of these categories and their restrictions are described in greater detail in the City's vehicle policy. They include 10 employees with unrestricted private use as part of their contract of employment, which includes the Executive and senior managers.

There are 20 managers with restricted purchased private use and another 50 officers that have limited purchased private use. This arrangement has two key advantages for the City. Firstly these vehicles are secured at the officer's residence rather than the more expensive option of having them securely garaged at the Administration Building or Depot overnight (and weekends) and secondly these officers have the ability to respond to business issues that occur outside normal operational hours.

These arrangements are regulated closely by the CEO.

The officers contribute up to $40 per week for the privilege of this extra use, which costs the City an average of $100 per week per vehicle.

Q3 Re. the CHAG meeting of 15 May 2018. No minutes were presented and there was no acknowledgement of the CHAG members' submissions to the Council call for comment on the CHAG terms of reference. Why was that ?

Response:
The Community Heritage Advisory Group (CHAG) Terms of Reference do not specify that Notes from previous meetings are required to be presented in or with the agenda of a meeting, however this has been a practise at most meetings and was an oversight at the last CHAG meeting due to the complex items on the agenda. The CHAG Terms of Reference specify that CHAG members provide advice to the City of Armadale via the Executive Director Development Services. The City's officers have reviewed the Terms of Reference having regard to previous comments made by CHAG members and a new draft Terms of Reference was circulated to CHAG members prior to the meeting on 15th May 2018 for comment. It was noted that Mr Davis was an apology for that meeting.

4 PUBLIC QUESTION TIME

1 Ms L De Lafontaine, 11 Leighfield Road, Hilbert

Q I am new to the area and a bit concerned about the crime rate. It's being suggested that rates are going up and would like to know what is being done about the crime rate? Is there any possibility of security patrols.

The Mayor advised that the issue of crime is a police matter as they have the authority to pursue apprehend and detain and hand over to the courts for sentencig.

The City's role in terms of fighting crime is a little different, we provide CCTV camera surveillance within the CBD, address hiding places through landscaping i.e. 'designing out crime', closing off public access ways, installing more lighting and bollards - these are passive approaches and a range of solutions that the City has undertaken. The criminal code is the only mechanism to deal with people who do not follow the law.

With the new police station the number of police actively working in this area will substantially increase. There has already been a substantial increase as Armadale has its own district which will help with police response times. We encourage public to keep reporting hooning and other activities to the police as the recording of these incidents will help with police manning numbers. The City on its part offers support to the extent it can i.e. Neighbourhood watch, websites, education material.

The difficulty with security patrols is the cost – Hilbert is sparsely populated. Calculations done in the past show that if everyone were to contribute – a patrol car would go past your house every 3 days. That's not an effective use of Council funds and no local or state government has come up with a solution to this.

2 Mr Shanavas Peter - Lyneway, Hilbert

Q Submitted a petition from a number of residents requesting no rate increase for 2018/19. Can Council please consider?

The Mayor advised that the matter of proposed rates is listed for consideration later during the meeting and once the petition is presented this will be considered when discussing the matter of proposed rates for 2018/19.

5 APPLICATIONS FOR LEAVE OF ABSENCE

5.1 Request for Leave of Absence – Cr Kerry Busby

Request for leave of absence received from Cr Kerry Busby for the period: Tuesday 26 June to Wednesday 27 June 2018 inclusive.

MOVED Cr C A Campbell

That Council grants leave of absence to Cr Kerry Busby for the period:
Tuesday 26 June to Wednesday 27 June 2018 inclusive (does not include a Council meeting).

MOTION not opposed, DECLARED CARRIED (10/0)

5.2 Request for Leave of Absence – Cr Jeff Munn

Request for leave of absence received from Cr Jeff Munn for the period:

Tuesday 17 July to Wednesday 25 July 2018 inclusive. (includes one Ordinary Meeting of Council – 23 July 2018)

MOVED Cr Sargeson

That Council grant leave of absence to Cr Jeff Munn for the period:
Tuesday 17 July to Wednesday 25 July 2018 inclusive. (includes one Ordinary Meeting of Council – 23 July 2018)

MOTION not opposed, DECLARED CARRIED (10/0)

6 PETITIONS

1 Proposed 2018/19 Rates (Cr Jeff Munn)

A petition signed by 196 residents was tabled by Cr Munn, the prayer of which reads as follows:

We the undersigned from Armadale Residents community respectfully request that the City of Armadale to reduce the current council rate which are at a level that is beyond what we can afford and also would like to freeze the proposed 2018/19 rate increase. We desire the city of Armadale would listen to this request from its rate payers

MOVED Cr J H Munn

That Council receive the petition and consider the prayer of the petition later in this meeting when considering the CEO's Report titled 'Proposed Differential Rates 2018/19 Budget Year'.

MOTION not opposed, DECLARED CARRIED (10/0)

7 CONFIRMATION OF MINUTES

7.1 PREVIOUS ORDINARY COUNCIL MEETING HELD ON 11 JUNE 2018.

MOVED Cr J A Stewart that the Minutes of the Ordinary Council Meeting held on 11 June 2018 be confirmed as a true and accurate record.

MOTION not opposed, DECLARED CARRIED (10/0)

8 ANNOUNCEMENTS BY THE PERSON PRESIDING WITHOUT DISCUSSION

1 Consultation & Communication

- On Wednesday 13 June 2018 met with a local resident to discuss a national sporting tournament to be held here in the City of Armadale.

- On Saturday 16 June along with Cr Smith attended a public meeting in Mt Richon to discuss traffic related issue with local residents.

- On Thursday 21 June had a meeting with the new Executive Committee of the Armadale RSL. That same morning, met with the Labor Candidate for Darling Range, Tania Lawrence for a briefing at the Roleystone Men's Shed.

- Also attended the Cecil Andrews College where "Just Start It" students presented their "Plastigo" recycling idea for a national competition. The objective is to stimulate action by students and the wide community to acknowledge the damage plastic products are having in the environment especially our oceans. The business model uses smart phone technology and the competitive nature of our youth.

2 Marketing & Public Relations

- On Thursday 14 June attended a photo opportunity for the Piara Waters Pavilion Fencing with Matt Keogh MP and Yaz Mubarakai MLA followed by the 40th Birthday celebration for the Armadale Girl Guides at their facilities in Gwynne Park.

- On Friday 22 June attended Wildflower Society "Beauty from the Bush" Art Exhibition held at Avocados in Kelmscott.

- On Saturday 23 June along with Cr Smith attended the Wildflower Society of WA's 60th Anniversary

3 Governance & Economic Development

- On Thursday 14 June attended the announcement by the Premier Mark McGowan and Minister Saffioti of the closure of Denny Ave and the grade separated crossing of the railway at Davis Rd Kelmscott. This announcement comes after many years of lobbying the state government for a solution to the worst traffic black spot in the metro area. Work will begin in early 2019 with completion by the end of the year.

- Later that morning attended the WAPC Finance committee meeting in Perth

- Attended the National General Assembly held in Canberra.

9 QUESTIONS BY MEMBERS OF WHICH DUE NOTICE HAS BEEN GIVEN – WITHOUT DISCUSSION

Nil

10 REPORTS

10.1 CITY STRATEGY COMMITTEE MEETING

Report of the City Strategy Committee held on 18 June 2018 .

MOVED Cr M Geary that the report be received.

MOTION not opposed, DECLARED CARRIED (10/0)

BUSINESS ARISING FROM REPORT

Recommendation CS47/6/18 - List of Accounts Paid - May 2018

Cr Smith declared an interest in Recommendation CS47/6/18 - List of Accounts Paid namely payment No.2192.1404-01 for $1649.30 relating to catering services provided by his company to the City.
Cr Smith left the meeting at 7.12pm

MOVED Cr M Geary

That Council note the List of Accounts paid as presented in the attachment to this report and summarised as follows:

Municipal Fund
Accounts paid totalling $20,250,185.51 on Vouchers 29886–30067, Batch 2190-2199, 2201, Direct Debits and PY01.23-PY01.24

Trust Fund
Accounts paid totalling $78,037.50 on Vouchers 6846-6907 and Batch 2200.

MOTION not opposed, DECLARED CARRIED (9/0)

Cr Smith returned to the meeting at 7.13pm

Recommendation CS48/6/18 - Statement of Financial Activity

MOVED Cr M Geary

That Council:

(i) pursuant to Regulation 34 of the *Local Government (Financial Management) Regulations 1996* (Financial Activity Statement Report) accepts the Statement of Financial Activity for the eleven (11) month period ended 31 May 2018; and

(ii) notes there are (2) reportable self-balancing actual to budget variances, the details of which are explained in the attached Monthly Financial Report.

MOTION not opposed, DECLARED CARRIED (10/0)

Recommendation CS49/6/18 - Adoption of Value for Reporting Material Variances

MOVED Cr M Geary

That Council, pursuant to Regulation 34(5) of the *Local Government (Financial Management) Regulations 1996*, adopt the following values for reporting material variances in the monthly Statements of Financial Activity during the 2018/19 financial year, i.e.

- **Revenues - material variances will be identified where, for each Management Area, for the period being reported, the actual varies to budget by an amount of (+) or (-) $100,000.**

- **Expenses - material variances will be identified where, for each Management Area, for the period being reported, the actual varies to budget by an amount of (+) or (-) $100,000.**

MOTION not opposed, DECLARED CARRIED (10/0)

Recommendation CS50/6/18 - Interim Arrangement, Executive Director Corporate Services

MOVED Cr M Geary

That Council:

1. **Note that the Executive Director Corporate Services (Anthony Maxwell) will retire Friday 20 July 2018 and until the commencement of his replacement it is proposed that the Executive Manager Corporate Services (Felicity Baxter) be appointed Acting Executive Director Corporate Services; and**

2. **Pursuant to Management Practice ADM 12 and on the recommendation of the Chief Executive Officer, appoint the Executive Manager Corporate Services (Felicity Baxter) as Acting Executive Director Corporate Services from Monday 23 July 2018 until the commencement of his replacement.**

MOTION not opposed, DECLARED CARRIED (10/0)

Recommendation CS51/6/18 - Use of Lance Morgan Pavilion - Roleystone Gymnastics Club (Referral Matter)

MOVED Cr M Geary

That Council invite a joint proposal from the Hills Orchard Improvement Group (HOIG) and the Roleystone Gymnastics Club (RGC) for the future use (next 5 to 10 years) of the Lance Morgan Pavilion setting out their agreed requested terms and conditions of use, failing which Council will invite separate proposals to determine the matter having regard for the interests of both groups.

The joint proposal be lodged with the City by 15 August 2018 following which Council will formalise/document the agreed occupancy arrangements.
The requested agreed terms and conditions of use will as a minimum need to address the following aspects:

- **The term;**
- **The fees payable between the groups and the City;**
- **Pavilion maintenance both internally and externally;**
- **Pavilion internal capital improvements;**
- **Pavilion use during the year; eg. specific dates/periods of exclusive use and the related arrangements;**
- **designated areas within the Pavilion for use by HOIG and RGC; and**
- **Pavilion access and use by the general community.**

MOTION not opposed, DECLARED CARRIED (10/0)

Recommendation CS52/6/18 - CEO Directorate 2018/19 Draft Budget

MOVED Cr C M Wielinga that Recommendation CS52/6/18 be not adopted.
OPPOSED Cr M Geary

MOTION LAPSED FOR WANT OF A SECONDER

MOVED Cr M Geary, SECONDED Cr D M Shaw
OPPOSED Cr C M Wielinga

That Council refers the Draft 2018/19 CEO Directorate Budget Report as presented, with the following modification to the Special meeting of the City Strategy Committee to be held on 26 June 2018 (the business of that meeting being to recommend to Council the 2018-2023 Corporate Business Plan and Annual Budget), for consideration and inclusion in Council's 2018/19 Annual Budget.

Modification 1 – Page 19 – Proposed 2018/19 Fees and Charges

- **The Tourism Membership Package brochure pack space fee be increased from $87.00 to $100.00**

MOTION DECLARED CARRIED (9/1)

Cr Wielinga voted against Recommendation CS52/6/18

Recommendation CS53/6/18 - Corporate Services Directorate 2018/19 Draft Budget

MOVED Cr M Geary

That Council refers the Draft 2018/19 Corporate Services Directorate Budget Report as presented, without modification to the Special meeting of the City Strategy Committee to be held on 26 June 2018 (the business of that meeting being to recommend to Council the 2018-2023 Corporate Business Plan and Annual Budget), for consideration and inclusion in Council's 2018/19 Annual Budget.

MOTION not opposed, DECLARED CARRIED (10/0)

Recommendation CS54/6/18 – Councillors' Items

MOVED Cr Geary

That Council refers the following Councillor Item:

- **Community Building Presentation**

to the relevant Directorate for action and/or Report to the appropriate Committee.

MOTION not opposed, DECLARED CARRIED (10/0)

10.2 DEVELOPMENT SERVICES COMMITTEE MEETING

Report of the Development Services Committee held on 19 June 2018 .

MOVED Cr D M Shaw that the report be received.

MOTION not opposed, DECLARED CARRIED (10/0)

BUSINESS ARISING FROM REPORT

Recommendation D40/6/18 - Harrisdale Activity Centre Plan - Lot 1 (120) Yellowwood Ave/Nicholson Rd, Harrisdale

MOVED Cr D M Shaw

That Council:

1. **Pursuant to Schedule 2, Clause 20(1)(e) of the *Planning and Development (Local Planning Scheme) Regulations 2015* the Council supports the approval by the Western Australian Planning Commission of the Harrisdale Activity Centre Plan with modifications as set out below:**

   a) **The alignment of the Western Power easement for the High Voltage Power lines on the ACP;**

   b) **Providing an additional entrance to the car park from Keane Road to assist with dispersal of traffic around the centre;**

   c) **Car Parking ratio provisions to require compliance with the requirements of Town Planning Scheme No.4 (TPS No.4);**

   d) **Shade tree planting in car parks to comply with the requirements of Town Planning Scheme No.4;**

   e) **Improving pedestrian links to and within the centre, particularly from Keane Road;**

   f) **Removal of the land use "Showroom" from the ACP as this use is no longer permitted in the District Centre zone following a recent Scheme Amendment to TPS No.4;**

   g) **Replacing the wording "Primary Building Emphasis" to "Landmark Building";**

h) Designating the south east corner of Nicholson Road/Easthope Link intersection and the Easthope Link and Keane Road corner of the main shopping centre site as Landmark Building sites;

i) Including mechanisms in the Structure Plan provisions to ensure the minimum 30% non-retail land use mix required under SPP 4.2 Activity Centres for Perth and Peel can be achieved. Provide an audit of land uses in existing centre to identify current level of diversity to enable further consideration;

j) Modifications to the wording and requirements of some of the Design elements within the ACP report;

k) Clarifying the intent of design requirements related to Active and Semi Active and Attractive frontages;

l) Clarifying the requirements for screening of service areas and clearly require that development abutting the internal road will be covered by the new provisions and the existing service area provisions;

m) Provisions for articulation of blank walls to be included within Table 3 and to include various methods of articulation and treatment such as vertical gardens, alternative materials and other methods of providing texture and articulation;

n) Including provisions to address the need for dwellings adjacent to Yellowwood Park to actively view the park - Amend Table 3 accordingly;

o) Including provisions that identify that Single Houses and single storey development is not a desirable outcome on proposed residential lots within the District Centre;

p) Amend section 1.6 to specify "Except for the abutting roads, which would be subject to the normal Development Application processes and conditions and the Planning and Development Act";

q) The ACP plan being updated to show the current bus stops and, through liaison with the PTA, proposed bus stops;

r) Removing any reference to height of pylon signage and inserting text saying signage is subject to separate approval and compliance with the requirements of TPS No.4 and Council policies;

s) Submission of a modified Transport Impact Assessment (TIA) including:

- **Traffic volume modelling being undertaken for all days and at various different times that would represent both peak traffic on the surrounding roads and peak patronage of the shopping centre;**
- **Provision of both actual surveyed data of usage of the centre and surrounding road usage data and modelling of the potential increase in traffic volumes at both the centre and on the roads as a result on the steady continuing population increase in the area; and**
- **TIA be updated to include location of existing and proposed pedestrian paths, identification of links to the external path network and the impact of the volume of pedestrian traffic on vehicle movements and measures to improve pedestrian movement.**

2. Forward the Activity Centre Plan documentation to the Western Australian Planning Commission for its consideration and request the WAPC approve the ACP subject to the modifications outlined in Part No.1 above.

3. Endorse the comments made in this report regarding the submissions received on this Activity Centre Plan for inclusion in the schedule of submissions to be forwarded to the Western Australian Planning Commission.

4. Advise the submitters and the applicant of its decision.

5. Request the Department of Planning, Lands and Heritage (DPLH) officers to liaise with City officers should DPLH not be in agreeance with the modifications requested by the Council.

MOTION not opposed, DECLARED CARRIED (10/0)

Recommendation D41/6/18 - Council Policy Review - HLTH 5 - Smoke Free Workplace

MOVED Cr D M Shaw

That Council:

1. Pursuant to Section 2.7(2)(b) of the *Local Government Act 1995* reaffirm the continued application and operation of the current Council Policy for a further three (3) years.

MOTION not opposed, DECLARED CARRIED (10/0)

Recommendation D42/6/18 - Road Renaming - Kilburn Lane, Kelmscott

MOVED Cr D M Shaw

That Council:

1. Advertise the proposal to rename the ROW Kilburn Lane, Kelmscott with the following suggested names:

- **Barnsley**
- **Moray**
- **Boston**
- **Davidson**
- **Capstick**
- **Steffan**

to affected landowners, government agencies, and the wider community by way of letters for affected landowners and newspaper advertisement.

MOTION not opposed, DECLARED CARRIED (10/0)

Recommendation D43/6/18 - Road Renaming - Railway Avenue, Armadale

MOVED Cr D M Shaw

That Council:

1. **Approach the Geographic Names Team (GNT) seeking ministerial approval for the following road name (with a suitable road type acceptable to the GNT) as shown on the attached plan:**
   - **'Aragon'**

   With the following road name as an alternative should this name be deemed unsuitable:
   - **'Lionheart'**

MOTION not opposed, DECLARED CARRIED (10/0)

Recommendation D44/6/18 - Referral Item - Future Planning of area west of Kelmscott District Centre

MOVED Cr D M Shaw

That Council:

1. **Notes that a report will be prepared for Council's consideration to initiate a scheme amendment to recode portions of the residential land west of the Kelmscott Town Centre by the end of 2018.**

MOTION not opposed, DECLARED CARRIED (10/0)

Recommendation D45/6/18 - Development Services Directorate 2018/2019 Draft Budget

MOVED Cr D M Shaw

That Council refers the Draft 2018/19 Development Services Directorate Budget Report as presented, (without modification) to the Special meeting of the City Strategy Committee to be held on 26 June 2018 (the business of that meeting being to recommend to Council the 2017-2022 Corporate Business Plan and Annual Budget), for consideration and inclusion in Council's 2018/19 Annual Budget.

MOTION not opposed, DECLARED CARRIED (10/0)

10.3 CHIEF EXECUTIVE OFFICER'S REPORT

Report of the Chief Executive Officer .

MOVED Cr Sargeson that the report be received.

MOTION not opposed, DECLARED CARRIED (10/0)

BUSINESS ARISING FROM REPORT

Recommendation - Proposed Differential Rates 2018/19 Budget Year

Officer Recommendation

That Council:

1. having duly considered the public submissions (as attached to this Report) on the proposed differential rates as advertised, and subject to receiving the Minister's approval of the proposed vacant rate group minimum payment of $1,161, agrees to impose without modification, the following proposed rates and minimum payments as advertised;

Rate Group	Proposed Rates	
	Rate in the $ (cents)	Minimum Payment $
Gross Rental Value Land		
- Group 1 - Vacant	14.425	1,161.00
- Group 2 - Residential Improved	8.485	1,161.00
- Group 3 - Business Improved	8.9808	1,350.00
Unimproved Value Land		
- General Rural	0.4439	1,390.00

2. in accordance with section 6.35(5) of the *Local Government Act 1995*, seek the Minister for Local Government's approval to impose a minimum payment of $1,161 for the 2018/19 rating year on properties in the *Gross Rental Value Vacant Rate Group* given the minimum payment will apply to more than 50% of the properties in the Group.

Council Discussion

Council was advised that (1) further submission was received on Thursday 21 June 2018 bringing the total number of submissions received to (3) – and on Friday 22 June 2018 a petition was received and was tabled earlier during the meeting. It was agreed that the petition be treated as a submission on the proposed rates and that it be considered by Council as part of this report.

In considering the further submission and petition received Council did not wish to defer or change its position and supported the proposed rates and minimum payments as advertised being agreed without modification.

MOVED Cr C Frost

That a new part (1) be added to the Officer's Recommendation as follows to acknowledge the receipt of all submissions and the petition received and that existing parts (1) and (2) of the Officer's recommendation be renumbered parts (2) and (3).

1. That Council notes/confirms the final number of public submissions and petitions received and considered in response to the advertised proposed differential rates, to be:

- **three (3) public submissions as presented as an Attachment to this Report; and**
- **one (1) petition as received at this Council meeting signed by 196 persons the prayer of which reads '*We the undersigned from Armadale Residents community respectfully request that the City of Armadale to reduce the current council rate which are at a level that is beyond what we can afford and also would like to freeze the proposed 2018/19 rate increase. We desire the City of Armadale would listen to this request from its ratepayers.'***

AMENDMENT not opposed, DECLARED CARRIED (10/0)

MOVED Cr D M Shaw that the recommendation, as amended, be adopted.

That Council:

1. **That Council notes/confirms the final number of public submissions and petitions received and considered in response to the advertised proposed differential rates, to be:**
   - **three (3) public submissions as presented as an Attachment to this Report; and**
   - **one (1) petition as received at this Council meeting signed by 196 persons the prayer of which reads '*We the undersigned from Armadale Residents community respectfully request that the City of Armadale to reduce the current council rate which are at a level that is beyond what we can afford and also would like to freeze the proposed 2018/19 rate increase. We desire the City of Armadale would listen to this request from its ratepayers.'***

2. **having duly considered the public submissions (as attached to this Report) on the proposed differential rates as advertised, and subject to receiving the Minister's approval of the proposed vacant rate group minimum payment of $1,161, agrees to impose without modification, the following proposed rates and minimum payments as advertised;**

Rate Group	Proposed Rates	
	Rate in the $ (cents)	Minimum Payment $
Gross Rental Value Land		
- Group 1 - Vacant	14.425	1,161.00
- Group 2 - Residential Improved	8.485	1,161.00
- Group 3 - Business Improved	8.9808	1,350.00
Unimproved Value Land		
- General Rural	0.4439	1,390.00

3. **in accordance with section 6.35(5) of the *Local Government Act 1995*, seek the Minister for Local Government's approval to impose a minimum payment of $1,161 for the 2018/19 rating year on properties in the *Gross Rental Value Vacant Rate Group* given the minimum payment will apply to more than 50% of the properties in the Group.**

MOTION not opposed, DECLARED CARRIED (10/0)

Recommendation - Councillors Information Bulletin - Issue No 10/2018

MOVED Cr C Frost

That Council acknowledge receipt of Issue 10/2018 of the Information Bulletin

MOTION not opposed, DECLARED CARRIED (10/0)

11 MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN

Nil

12 URGENT BUSINESS APPROVED BY THE PERSON PRESIDING OR BY DECISION

Nil

13 MATTERS FOR REFERRAL TO STANDING COMMITTEES – WITHOUT DISCUSSION

1 Bedfordale Hall - Additional facilities (Cr Caroline Wielinga)

That the matter of additional play equipment, paths and landscaping at Bedfordale Hall be referred to the Technical Services Committee.

2 Review of Delegations - Family Day Care Centres (Cr Carole Frost)

That the matter of a review of delegations for approvals of Family Day Care Centres be referred to the Development Services Committee.

14 MATTERS REQUIRING CONFIDENTIAL CONSIDERATION

Nil

15 CLOSURE

The Mayor, Cr Zelones, declared the meeting closed at 7.22pm

MINUTES CONFIRMED THIS 9 JULY 2018

MAYOR

Submission 3

Joanne Sutherland

From: [redacted]
Sent: Thursday, 21 June 2018 10:22 AM
To: info
Subject: Objection to proposed rates increase.

Categories: Alison

[redacted]
Piara Waters
WA 6112

To Chief Executive Officer
City of Armadale

I am writing this letter to object the latest rate increase for the council 2018/19 budget.
Piara Waters & Harrisdale are all paying excessively high council rates. The mayor, Henry Zelones, said he is aware of this and agreed this is not fair.
A committee was set up to work with the council yet another year has gone and nothing has been done.

My total rate last year was around $2700 on a 480sqm block. Neighbouring council rate would be $1600-1800.

You keep telling us Do NOT compare our rates with other Councils as the other councils have far more Industrial/Commercial rates yet when Salaries of Mayor & Executives are published. they are about same/comparable bandwidth as the other higher earning councils? How does that work?

Please help & listen to the community and do something about reducing/making the rate more equitable. Why didn't you approach Cockburn council requesting their assistance with Rates Concessions?

They also have suburbs with High GRV value and doing their best to adjust it for their residents. Below is a screenshot from Cockburn 17/18 brochure on how a concession is applied to all household with a GRV above $20,690.

Rates concession

You are eligible for a rates concession if you have a single dwelling under the 'Improved Residential' property category and your property's GRV value is above the adopted concession threshold of $20,690. The concession ensures that the yearly rates increase for each single improved residential property doesn't exceed the percentage set by Council in its annual budget. This is necessary as waste and security charges were previously incorporated into general rates.

The concession is calculated using a rate of $0.02711 multiplied by the amount of GRV your property is over the threshold.

Example: Single Residential Property with a GRV of $25,000	**$**
Property's GRV (stated on rates notice)	25,000
x Improved Residential category rate	0.07319
= Rates Payable (does not include ESL or any specified area rate)	**1,829.75**
– Concession (see calculation below)	116.84*
	$1,696.78

Concession Calculation	**$**
Property's GRV (stated on rates notice)	25,000
Concession GRV threshold	20,690
GRV amount attracting concession	4,310
x Rate of Concession	0.02711
Concession	**$116.84***

*Concessions are not granted for amounts less than $5

I hope you will take time in reading this letter and looking forward hearing from you.

Kind regards,

[redacted]

PETITION

To: The Council
Organisation: City of Armadale
Address: 7 Orchard Avenue Armadale
Western Australia 6112

This petition is submitted on behalf of the listed signatories by:

Name: Shanavas Peter
Contact Address: 11 Lyne Way, Hilbert, Armadale-6112
Phone No: [*0411209089*] Email: *peter.shanavas@gmail.com* (Office use only – to remain confidential)

(All correspondence will be addressed to the person submitting this Petition)

We the undersigned from Armadale Residents community respectfully request that the City of Armadale to reduce the current council rate which are at a level that is beyond what we can afford and also would like to freeze the proposed 2018/19 rate increase.
We desire the city of Armadale would listen to this request from its rate payers

	Full Name	Address *[Number, Street & Suburb]*	Signature	Date
1.	Shanavas Peter	11 Lyne way Hilbert 6112	[signature]	16/6/18
2.	David Whitham	77 Lannam Rd Hilbert 6112	[signature]	16/6/18
3.	Megan Dodd	4/11 Norbertine Close Queens Park	[signature]	16/6/18
4.	Alby Prike	58 Burdekin turn Hilbert	[signature]	16-6-18
5.	Regan Irwin	27 Munich Link, Piara Waters	[signature]	16-6-18
6.	Gaynor Higginson	27 Munich Link, Piara Waters	[signature]	16-6-18
7.	Antony Easton	42 Burdekin Turn, Hilbert	[signature]	16-6-18
8.	Sue Ruane	44 Burdekin Turn Hilbert	S Ruane	16.6.18
9.	Nicola Ruane	46 Burdekin Turn Hilbert	[signature]	16.6.18
10.	SANDY FIGURACION	29 GEORGINA ST HILBERT	[signature]	16.6.18
11.	RAY BANKS	27 GEORGINA ST HILBERT	[signature]	16.6.18
12.	Tegan Armstrong	23 Georgina street Hilbert	[signature]	16/6/18
13.	Archa Terry	22 Georgina Street Hilbert	[signature]	16/6/18
14.	JAN HANNAN	36 BURDEKIN TURN HILBERT	[signature]	16/6/18

NOTE: *The request must appear on every page of the petition.*