

City Views

ISSUE 3 APRIL 2004

City of Armadale Administration Centre 7 Orchard Avenue Armadale WA 6112 Telephone 9399 0111 Facsimile 9399 0184

New Town Planning Scheme released for public comment

THE City's proposed new town planning scheme – TPS4 – is being advertised for public comment for a three month period until 28th June 2004.

Every ratepayer will receive a TPS4 brochure in the mail and details of the new scheme will be on display at a number of venues throughout Armadale.

The new scheme will guide the way that development takes place within the City for the next five to ten years and is significant because it will directly influence the type and quality of any construction taking place.

City Mayor Cr Linton Reynolds said that he wanted residents to take a look at the new scheme's proposals and make their views known so that they can be taken into account when finalising TPS4.

"Over the next ten years we expect the City to experience strong growth, so the new scheme is important and will impact on everyone's lives," he explained.

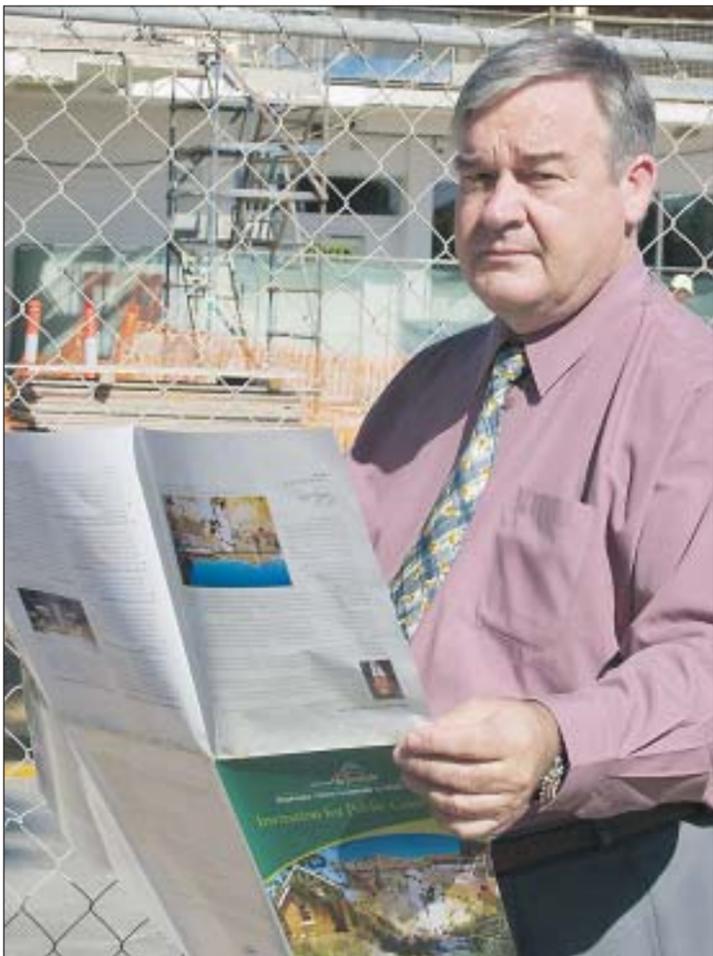
"The proposed scheme is the culmination of many years work by the Council and it will directly influence the way our City develops to the year 2010 and beyond."

The new scheme recommends a number of changes to residential, commercial, retail and industrial zones. TPS4 also proposes the creation of a number of new zones to meet special circumstances and needs.

In addition to regulating development and building activity, the new scheme also has a strong environmental focus covering a wide range of planning considerations.

For example, Special Control Areas will be established for eco-sensitive locations that will be subject to special planning conditions. These areas include floodplains, wetlands, bushland protection areas and many others.

Provisions are also made with



City Mayor Cr Linton Reynolds with the new town planning scheme discussion document

in TPS4 to cover tree preservation and control of vegetation clearing as part of developments in rural areas, as well as setback requirements for rivers and other watercourses.

City of Armadale Executive Director of Development Services, Mr Ian MacRae, said, "All of the submissions received will be analysed and they will then form the basis of a report to Council outlining the comments made."

"The Council's recommendations will then go to the Western Australian Planning Commission so that the scheme can be finalised."

TPS4 will replace the old town planning schemes currently in use, TPS2 and TPS3, and it is

anticipated that it will come into effect in 2005.

Details of the proposed new scheme will be on display at the Council's Administration Centre, as well as at the City's three libraries and on the Council's web site:

www.armadale.wa.gov.au

In addition to the displays, a Public Meeting is to be held in May 2004 at the Council's Administration Centre on Orchard Avenue in Armadale. Anyone wanting to attend the Public Meeting can obtain details and register their interest by contacting Noelene Cranfield on telephone 9399 0111.

Submissions on TPS4 can be made to the City of Armadale until Monday 28th June 2004.



Oral History Coordinator Lorraine Pearce with Volunteer Stephanie Harris

Oral history project to preserve memories

A PROJECT to collect tales of times past and preserve the memories of a generation that grew up in Armadale in the first half of the last century is looking for volunteers to help collect oral histories.

The City of Armadale's Library and Heritage Service has taken on a casual coordinator, Lorraine Pearce, to help train interested volunteers in the skills necessary to successfully research, record and transcribe oral histories.

Ms Pearce's role will also include creating a register of potential oral history candidates with a story to tell and memories of fading times or vanishing traditions.

Museum Curator Chantal Gurney-Pringle said that oral histories were important because they represented in a vivid and vital way what it was like to live in times past.

"Oral histories capture and preserve traditions, beliefs and memories that with the passing of each generation are in great danger of being lost," she said.

"They are a rich resource that in the decades to come will provide historians with an invaluable store of local lore and knowledge."

Once collected and transcribed, the oral histories will be kept at the Birtwistle Local Studies Library located within the Minnowarra Historic Precinct in Armadale. The histories will be available to anyone with an interest in local studies and researchers wanting to find out more about the history of the area.

Anyone interested in the City's oral history project and wanting more information should contact Chantal Gurney-Pringle on telephone 9399 0641.

USEFUL CONTACT NUMBERS

Administration Office
7 Orchard Avenue, Armadale
Tel: (08) 9399 0111
Fax: (08) 9399 0184
Email: info@armadale.wa.gov.au

Armadale Library
7 Orchard Avenue, Armadale
Tel: (08) 9399 0125

Kelmscott Library
2817 Albany Highway, Kelmscott
Tel: (08) 9390 5506

Westfield Library
76, Champion Drive, Armadale
Tel: (08) 9497 2622

Armadale Arena
Townley Street, Armadale
Tel: (08) 9399 5065

Armadale Aquatic Centre
Champion Drive, Armadale
Tel: (08) 9399 6966

Web Site: www.armadale.wa.gov.au

Arts Exhibition the best yet!

AROUND 80 artists and their families from throughout the Perth metropolitan area gathered at the City of Armadale's Administration Centre last month for the official opening of the City's Minnowarra Festival Arts Exhibition.

The exhibition, put together by noted curator Elizabeth Rechichi, was open to the public from Saturday 27th March until Sunday 4th April.

The quality of the 137 pieces of artwork on display, conservatively valued at over \$110,000, has been hailed as the best yet.

City Mayor Cr Linton Reynolds described the exhibition as a superb showcase for the artistic talent that exists within the community.

"The Minnowarra Festival Arts Exhibition is a celebration of the arts and a unique opportunity for local residents to view some of the best work the State had to offer," he said.

"The arts exhibition makes a significant contribution to the cultural life of the City and is one of the leading events of its type hosted by a local government."



Minnowarra Art Exhibition curator Elizabeth Rechichi pictured with artist Nigel Hewitt's untitled work on canvas.

The Exhibition's top prize of \$5,000 - for the artwork judged to be the outstanding piece on display at the event - went to

Darlington based artist Nigel Hewitt for his untitled work on canvas.

The three judges - Dr Ann Schilo, Dr

Robert Cook and Mr Hans Arkeveld - commended the artist's sensitive use of a range of materials and deft understanding of the medium to evoke a 'mystical realm.'

They were particularly drawn to the way the artist had used the language of romantic landscape painting to create visual depth resonating with symbolism.

In addition to a prize of \$5,000, the City of Armadale and the Armadale Redevelopment Authority, a sponsor of the event for a second year, set aside \$8,500 to purchase some of the significant pieces of artwork on display.

With its contribution to the acquisition fund, the City chose to purchase the winning work from Nigel Hewitt.

"It is a superb and significant work by an extremely talented artist that will undoubtedly appreciate considerably in value," Cr Reynolds noted

"We're very proud of the high standard set by the Minnowarra Festival Arts Exhibition and I am looking forward to future events with some relish," he added.

Campaign for new book funding

WITH too many dog eared and tatty books stocking the shelves of libraries Statewide, the City of Armadale has decided enough is enough and has called on the State Government to

restore adequate funding to buy new books.

City Mayor Cr Linton Reynolds said some of the books stocked by the City's three libraries were over 15 years old and that the number of new

books provided each year by the State had almost halved over the last 10 years.

"That's despite a growing population and increasing demand for the library service," he said.

"The average age of the books stocked by our three libraries is now well over nine years old and that's unacceptable. This is supposed to be a 50/50 partnership where Council provide the premises, staff and technology and the State provides the new books.

"But you only have to look at the number of worn-out and out-of-date books on the shelves to see that there's a funding problem.

"It adversely impacts on the image of public libraries and sends the wrong message to users

of the service," Cr Reynolds noted.

Around 15 per cent of a library's book stock should be replaced with new books each year, but because of a lack of State Government funding, within the City of Armadale, that figure is well down to around only seven per cent.

The City of Armadale has responded by agreeing to support a campaign co-ordinated by the WA Local Government Association to persuade State Government to restore funding to adequate levels.

"Library users can help by expressing their concerns to the State Government as well and information on how to do that is available from their local library," Cr Reynolds noted.



City Library and Heritage Manager Patricia Walker says libraries need more new books

Events diary

FOR details of autumn events at the City of Armadale's three libraries, give your local library a call - there's always something going on!

Armadale Library (Ph 9399 0125)

Kelmscott Library (Ph 9390 5506)

Westfield Library (Ph 9497 2622)

Seniors Safety Forum - Personal Safety While Travelling - 28th April 2004

The latest in a series of free Seniors Safety Forums, organised by the City of Armadale for the over-55s, will focus on safety while travelling, driving on the road or using public transport. The Seniors Safety Forum will be held from 9.15am to 12noon on Wednesday 28th April at the Kelmscott/Westfield Seniors Club on Grovelands Drive in Westfield. For more information, to reserve a place at the forum or to check the availability of free transport you should telephone Community Care on 9399 0241 between 9am and 12 noon on Monday, Tuesday, Wednesday or Friday.

Outside the Frame Art Award and Exhibition - 12 to 14 August 2004

Outside the Frame is an exhibition of artwork by Years 8 to 10 and Year 11 and 12 students taken from across the southeastern metropolitan region. The exhibition will be held at the City's Administration Centre on Orchard Avenue in Armadale.

Armadale Highland Gathering - 20th November 2004

The Armadale Highland Gathering is one of the highlights of the City's events calendar attracting a 10,000 strong crowd to Minnowarra Park. For more information on this and other events contact Melanie Green on telephone 9399 0111.

Seniors Safety Forum looks at personal safety while travelling

THE latest in a series of free Seniors Safety Forums, organised by the City of Armadale for the over-55s, will focus on safety while travelling, driving on the road or using public transport.

The Seniors Safety Forum will be held from 9.15am to 12noon on Wednesday 28th April at the Kelmscott/Westfield Seniors Club on Grovelands Drive in Westfield.

The forum will feature a talk on 'personal safety while travelling' by Senior Constable Luke Van Dijk, as well as pre-

sentations by Transperth and the RAC on Seniors Road Safety.

City Mayor Cr Linton Reynolds said, "As we grow older we become more aware of safety and security issues, and these forums are intended to empower those who attend."

"This forum represents a great opportunity to listen to some sound practical advice and great tips on ensuring our personal safety while travelling," Cr Reynolds noted.

Previous forums organised by the City have covered a range of topics including

fire safety, home security, preparing wills and safer banking.

Places at the free Seniors Safety Forum are limited and anyone wanting to attend should make a booking prior to the event.

Free transport to and from the Kelmscott/Westfield Seniors Club may also be available.

For more information, to reserve a place at the forum or to check the availability of free transport you should telephone Community Care on 9399 0241 between 9am and 12 noon on Monday, Tuesday, Wednesday or Friday.

Bulk verge collection will pick-up more than 1,400 tonnes of junk



Waste Services Coordinator Bob Sutton inspects a pile of junk placed outside one home.

THE City's bulk verge collection currently underway will have picked up in excess of 1,400 tonnes of rubbish by the time it is completed – that's over 50 per cent more than in 2003.

The bulk verge collection of general junk is currently running over two weeks behind schedule because of the sheer volume of rubbish being put out by residents.

City Mayor Cr Linton Reynolds said that the total collected would be well in excess of 1,400 tonnes or over half as much

again as in 2003 when the total was around 800 tonnes.

"To speed up the collection our contractor has brought in additional equipment, including an extra compactor truck, but to be honest we have been taken by surprise by the sheer quantity of junk being put onto verges," Cr Reynolds admitted.

"Some of the piles being collected are four or five metres long and nearly two metres high.

"We're having to collect piles of scrap in industrial quantities and the service was never designed to cope with that," he explained.

While the majority of the delay to the service is due to the quantity of waste, additional delays have been experienced because some householders have failed to sort the waste into separate piles. Scavengers have also made the problems worse.

"Over half of the waste being put out onto the verge hasn't been sorted into separate piles and that causes delays," Cr Reynolds said.

"Unsorted waste has to be collected by hand rather than machine, so collection is a lot slower."

The City is asking

for residents to be patient and is looking at additional measures to try to catch-up on the backlog of collections.

Asked why there had been a sharp increase in the amount of waste being put out for the bulk verge collection, Cr Reynolds speculated that it was possibly due to the higher level of inbuilt redundancy that manufacturers designed into their products.

"Not very long ago a fridge or freezer would last a family for ten to 15 years," Cr Reynolds noted.

"These days it seems you're lucky if it lasts

five to seven years and it's the same with a lot of the cheaper furniture that we buy.

"Spare parts for microwaves, ovens, kettles and irons are priced to make them almost as expensive as buying a replacement and I think that needs to be addressed."

Residents wanting more information about the bulk verge collection should call the City's waste services on telephone 9399 0111.

A guide to your Ward Councillors

Armadale Ward

Cr F R Green
Ph: 9397 5491
Fax: 9496 0107

Cr R J Tizard
Ph/Fax: 9497 3469

Forrest Ward

Cr A L Cominelli JP
Ph: 9397 0241
Fax: 9397 0073

Cr G M Hodges
Ph: 9399 7718
Fax: 9497 8251

Kelmscott Ward

Cr V L Clowes-Hollins
Ph: 9495 2201
Fax: 9495 1753

Cr H A Zelones JP
Ph: 9495 4073
Fax: 9495 4838

Roleystone Ward

Cr D L Hopper JP
Ph: 9380 4106
Fax: 9380 4079

Cr P J Hart
Ph/Fax: 9496 1633

Seville Ward

Cr J Everts
Ph: 9399 6327
Fax: 9399 6833

Cr G T Wallace
Ph: 9390 9909
Fax: 9399 0664

West Armadale Ward

Cr J Knezevich
Ph/Fax: 9497 1638

Cr J H Munn CMC JP – Deputy Mayor
Ph: 9497 3996
Email: jeff@celebrantwedding.com

Westfield Ward

Cr L Reynolds JP – Mayor
Ph: 9390 7433
Fax: 9495 1927

Cr J A Stewart
Ph: 9497 9524

Upgraded Rushton Park tennis courts re-open

KELMSCOTT Tennis Club's Rushton Park tennis courts were officially re-opened last Saturday by City Councillor Henry Zelones and Club President Trevor Richards after re-surfacing work to upgrade nine of the club's tennis courts.

Completed at a cost of \$52,000, the resurfacing work involved laying a new synthetic surface, replacing net posts and installing new net hooks, as well as carrying out repairs to fencing.

Cr Zelones said that the \$52,000 represented a significant investment by the Department of Sport and Recreation, Kelmscott Tennis Club and the City of Armadale in local sporting amenities.

"The resurfacing work will have considerably enhanced the courts' appeal to players, providing club members with really superb tennis facilities," he said.

"This project represents another

example of the City of Armadale's commitment to working in partnership with other organisations to provide our community with access to first class leisure and recreation opportunities."

Kelmscott Tennis Club President Mr Trevor Richards said that the Club appreciated the support of the City of Armadale and the Department of Sport and Recreation in helping to upgrade the courts.

"We're a family oriented club with around 150 members and the re-surfacing work was important to help maintain the Club's attractiveness as a sports and leisure venue," he said.

The tennis club boasts a family play area and pergola and has signed up to Healthways 'healthy club' programme.

The work on upgrading Rushton Park's tennis courts took approximately seven weeks to complete and was funded in equal parts by the three project partners.



The newly resurfaced courts were re-opened by Club President Trevor Richards(left) and Kelmscott Ward Councillor Henry Zelones.

Kelmscott Village Shopping Centre decision supports City's stance

THE City of Armadale and WA Planning Commission have welcomed the WA Town Planning Appeal Tribunal's landmark decision supporting their think again response to 'over-the-top' redevelopment proposals for the Kelmscott Village Shopping Centre.

Under plans submitted by developer Australian Real Estate Limited, retail space at the Kelmscott Village Shopping Centre would have increased by 141 per cent to over 26,000 m2 – well above the upper limit allowed of 15,000 m2 for the entire Kelmscott town centre.

Both the City and the WA Planning Commission had rejected the original proposal, but the developer appealed

to the WA Town Planning Appeal Tribunal because the application wasn't determined within the statutory 60 days allowed.

"While we wholeheartedly support and would welcome the redevelopment of the shopping centre, any proposals must be appropriate for its role as a district shopping centre and take into account other landholder's rights," said City Mayor Cr Linton Reynolds.

"The decision vindicates the Council's position that the scale of the proposal was not in keeping with a district shopping centre.

"The original application would have threatened the future viability of existing retailers," he added.

Analysis undertaken for the City

by a retail consultant demonstrated that there is insufficient income in the catchment area to support an extension of the size proposed without severe detriment to existing retailers.

"That would have been unacceptable," Cr Reynolds commented.

"It would also have adversely impacted on the future planning of retail and shopping facilities within the wider region.

"While Council has in the past indicated support for boutique cinemas in Kelmscott, a multi-screen operation is more suitably located in a larger and more appropriately located regional centre.

"Council is committed to supporting the upgrade of Kelmscott's retail heart so that it remains healthy and

provides local residents with a high quality community hub."

The decision is regarded as one of the most important made by the WA Town Planning Appeal Tribunal since it was established in 2003.

City Executive Director of Development Mr Ian MacRae said the WA Town Planning Appeal Tribunal's ruling supported the approach to retail planning policies adopted by local governments throughout the State, as well the strategic approach to the region's shopping centres developed by the WA Planning Commission.

"This was an important decision and the Tribunal's determination provides useful guidance for the future development of the Kelmscott Village Shopping Centre," he said.

Residents' ideas wanted for review of City's wards!

AS part of a detailed look at the City's ward system, the City of Armadale is seeking the views of interested residents.

City Mayor Cr Linton Reynolds said that Councils were required to examine their ward systems every eight years and that the last review by the City of Armadale was undertaken in 1997.

"The review looks at the number of wards and the number of councillors representing them, as well as ward boundaries," he explained.

Currently in the City of Armadale there are fourteen councillors representing nearly 33,000 electors in a total of seven wards.

"We'll be looking to see if the current system is the most appropriate or if some changes are required," Cr Reynolds said.

"The review will also cover the names of the wards to see if they appropriately reflect the character of the area," he added.

The ward review takes into consideration a number of elements including demographic changes and trends, economic factors, the ratio between the number of electors and

councillors, geographical features, as well as factors that promote a sense of community identity and belonging.

"Of the factors established by the Local Government Advisory Board that will be assessed, the ratio of Councillors to Electors is the most significant," Cr Reynolds said.

"We've produced a discussion paper outlining the current system and some of the options for change."

"We'd like to hear from residents on the various alternatives put forward and receive any suggestions of their own they may have,

especially in relation to appropriate new ward names."

The discussion paper is available from the Council's Administration Office, the City's three libraries and for download from the City's web site - www.armadale.wa.gov.au.

The deadline for receipt of submissions is 4pm on Thursday 20th May 2004.

For more information on the ward review contact Alec Duggleby, the City's Manager of Administration and Governance, on 9399 0149.

Volunteers work to control dieback in Bungendore Park

OVER the last three weeks six volunteers from Conservation Volunteers Australia have been busy at work inoculating Bungendore Park's Jarrah trees against the threat of Dieback.

The deadly fungus-like disease is found extensively throughout the Southwest and has invaded Bungendore Park's 498 hectares. It has been responsible for killing hundreds of Jarrah trees, Banksias and Grassies within the Park.

"Dieback is a serious threat and without treatment thousands of trees will die and the character of Bungendore Park will be changed forever," said City of Armadale Environmental Officer Corinne Gaskin.

The volunteers have been

injecting susceptible plants along a ten-kilometre front with Phosphite, a chemical that will protect the trees from Dieback for up to four years.

All of the volunteers involved in the programme have received training on the use of equipment from the Local Government Dieback Working Group.

"We're trying to stop the disease from infecting healthy trees and do what we can to stop it from spreading into parts of Bungendore that remain Dieback free," Ms Gaskin explained.

"Once the inoculation programme has been completed, we'll be backing it up with spraying and other measures to control the spread of infected areas," she added.

Within Western Australia it is estimated that over 2,000 of the 9,000 plus native species are susceptible to the dieback root fungus that appeared in Australia shortly after European settlement.

The character of many areas affected by dieback has irreversibly changed and it remains a major threat to bushland areas.

The project to tackle Dieback in Bungendore Park has received support and funding from a number of partner organisations including the City of Armadale, the Dieback Working Group, the Perth Biodiversity Project, Bungendore Park Management Committee, Conservation Volunteers Australia and the Commonwealth Bank.



Local Government Dieback Working Group member Chris Dunne, City Environmental Officer Corinne Gaskin and Japanese conservation volunteer Naohiro Yamaguchi inject Jarrah trees against Dieback

City of Armadale Council and Committee Meetings

The City of Armadale Council normally meets on the first and third Mondays of every month.

The Development Services Committee meets on the second Monday of every month.

The City Strategy Committee meets on the Tuesday immediately following the Monday meeting of the Development Services Committee.

The Technical Services Committee meets on the fourth Monday of every month.

The Community Services Committee meets on the Tuesday immediately following the Monday meeting of the Technical Services Committee.

April 2004 Meetings

Ordinary Council – Monday 19th April at 7.00pm

Development Services Committee – Tuesday 13th April at 7.00pm

City Strategy Committee – Wednesday 14th April at 7.00pm

May 2004 Meetings

Ordinary Council – Monday 3rd and Monday 17th May at 7.00pm

Development Services Committee – Monday 10th May at 7.00pm

City Strategy Committee – Tuesday 11th May at 7.00pm

Technical Services Committee – Monday 24th May at 7.00pm

Community Services Committee – Tuesday 25th May at 7.00pm

June 2004 Meetings

Ordinary Council – Monday 8th and Monday 21st June at 7.00pm

Development Services Committee – Monday 14th June at 7.00pm

City Strategy Committee – Tuesday 15th June at 7.00pm

Technical Services Committee – Monday 28th June at 7.00pm

Community Services Committee – Tuesday 29th June at 7.00pm

All meetings are held at the Council Administration Office on Orchard Avenue in Armadale and residents are welcome to attend.

All dig in for the Community Garden

THE City of Armadale is working with the Armadale Community Family Centre on an initiative to set up a community veggie garden.

City Community Development Coordinator Trish McCourt said that the project had come about after receiving a number of requests from residents wanting to establish a community garden as a model for participants to grow their own food.

Together with the City's Volunteer Resource Service and the Armadale Community Family Centre, a workshop for those interested in helping to create the veggie garden was held in March and attended by nine prospective volunteers.

"The volunteers wanted to get involved for a number of reasons," Ms McCourt noted.

"Some wanted to improve their gardening skills, while others saw learning how to grow veggies as an economical way to help feed their families," she added.

The volunteers will be holding a Busy Bee on the first Sunday in May to begin work on the community veggie garden and will hold a barbeque to celebrate the first 'turning of the sod.'



Family Centre Manager Deborah Craigie, City Volunteer Resource Coordinator Pauline Franklin, City Community Development Coordinator Trish McCourt and Community Garden Coordinator Fleta Redding

Fleta Redding, the project's coordinator and an experienced horticulturalist, said the community garden would help provide those involved with the skills needed to establish a veggie patch of their own and grow a wide range of produce in their back garden.

"The community garden will be relatively small at around 30 square metres," she said.

"That's a fairly typical size for a backyard veggie patch, so the volunteers involved in the project will be able to pick up practical tips on growing

plants that will work in their own gardens."

The Armadale Community Family Centre wants the garden to be designed using sustainable principles, free from the use of artificial chemicals and fertilisers.

"It will be an organic garden featuring some novel ideas," Ms Redding said.

"For instance, we want to incorporate a small water feature to attract frogs that will help to control unwanted insects.

"We'll also undertake companion planting of flowers such as Marigolds and Alyssum to add colour and attract beneficial insects that feed on pests and plant parasites."

The Armadale Community Family Centre wants to hear from Garden Centres, Nurseries and DIY Centres that would like to get involved in this community project by donating seedlings, soil conditioners, tools and other equipment.

Produce grown in the community veggie garden will be donated to local community groups.

Anyone interested in volunteering their time to work on the community garden should call Pauline Franklin, the City's Volunteer Resource Co-ordinator, at the City of Armadale on 9399 0111.