



Shire of Northam  
*Heritage, Commerce and Lifestyle*

## **Shire of Northam**

### **Agenda**

### **Ordinary Council Meeting**

**15 February 2017**



**NOTICE PAPER**  
**Ordinary Council Meeting**  
**15 February 2017**

President and Councillors

I inform you that an Ordinary Council meeting will be held in the Council Chambers, located at 395 Fitzgerald Street, Northam on 15 February 2017 at 5:30pm.

There will be a Forum meeting held in the Council Chambers on 8 February 2017 at 5:30 pm to discuss the contents of this agenda.

Yours faithfully



**Jason Whiteaker**  
**Chief Executive Officer**

## DISCLAIMER

This agenda has yet to be dealt with by the Council. The Recommendations shown at the foot of each item have yet to be considered by the Council and are not to be interpreted as being the position of the Council. The minutes of the meeting held to discuss this agenda should be read to ascertain the decision of the Council.

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## 1. DECLARATION OF OPENING

## 2. ATTENDANCE

### Council:

Shire President  
Deputy Shire President  
Councillors

S B Pollard  
T M Little  
D G Beresford  
J E Williams  
J Proud  
R W Tinetti  
C L Davidson  
U Rumjantsev  
C R Antonio  
D A Hughes

### Staff:

Chief Executive Officer  
Executive Manager Engineering Services  
Executive Manager Development Services  
Executive Manager Community Services  
Executive Manager Corporate Services  
Executive Assistant – CEO  
Coordinator Governance / Administration

J B Whiteaker  
C D Kleynhans  
C B Hunt  
R Rayson  
C Young  
A C Maxwell  
C Greenough

### 2.1 APOLOGIES

### 2.2 APPROVED LEAVE OF ABSENCE

Cr R W Tinetti has been granted leave of absence from 11 February 2017 to 25 February 2017 inclusive.

## 3. DISCLOSURE OF INTERESTS

Item Name	Item No.	Name	Type of Interest	Nature of Interest

#### **4. ANNOUNCEMENT BY THE PRESIDING MEMBER (WITHOUT DISCUSSION)**

<b>Visitations and Consultations:</b>	
25/1/17	Proposed Youth Precinct consultation session
26/1/17	Australia Day activities including Citizenship Ceremony
26/1/17	Official Opening of Minson Avenue Drainage Improvements Project
28/1/17	Fringe World show at Link Theatre
2/2/17	Yongah Hill IDC consultation re "Hardening" project
2/2/17	Special Council meeting for NAEIC tender proposed
2/2/17	Chamber of Commerce - Business After Hours event
3/2/17	Parliamentary Committee hearing re YHIDC Hardening project
3/2/17	Triple M radio Merredin fortnightly interview with Verity Hughes
3/2/17	West Coast Fever netball game
4/2/17	Laura's Wine Bar opening function
6/2/17	AROC meeting in Toodyay
6/2/17	Meet Liberal party candidate re: Shire aspirations
6/2/17	Shire Long Term Financial Plan workshop
8/2/17	Community Strategic Plan workshop for Councillors
10/2/17	Regional Capitals Alliance meeting in Perth
12/2/17	Launch of Bakers Hill Community Plan update process
<b>Upcoming Events:</b>	
16/2/17	Suicide Prevention workshop at Bridgeley Centre
17/2/17	WALGA Avon Midlands Zone meeting in Goomalling
17/2/17	Triple M Radio Merredin fortnightly interview
19/2/17	Annual Vintage Vehicle Swap Meet at Jubilee Oval
22/2/17	Northam identity Joan Williams' 100 <sup>th</sup> birthday
5/3/17	Clean Up Australia Day
11/3/17	State Government Elections

#### **Operational matters:**

##### Australia Day 2017

Apart from the Shire President forgetting to follow the program and get the crowd to sing the National Anthem at the right time, I thought the evening went very well in Bernard Park. I am advised that breakfast events at various town sites around the Shire were also well attended. Congratulations to all involved.

##### Drainage

Once again, a 3 day rainfall event has affected the Shire and many parts of our drainage system have not coped with the water flows as well as I would have liked, particularly the Minson Avenue drainage which seemed to form significant pools again. I am seeking advice as to whether the system was simply overwhelmed or whether some technical glitch has resulted in less than ideal outcomes.

#### Yongah Hill IDC Hardening Project

Jason, Terry and I attended a briefing session around the proposed replacement of 2 of the 4 compounds at the IDC with 4 new "hard" detention facilities to handle high to extreme risk detainees. The risk rating assessment of high to extreme includes those who are seen as self-harm risks as well as those who might pose an external risk. These new secure facilities are designed to accommodate people who have been convicted of a crime resulting in a prison term of more than 12 months, served their time in the prison system and have had their visa rights cancelled as a result under a character test.. It is worth bearing in mind that had the person been an Australian citizen, they would simply be released back into the community from prison as the prison term is seen as the appropriate consequence.

#### **Strategic matters:**

##### Regional Capitals Alliance

The Shire has again been invited to attend a meeting with this group with a view to becoming members. Current members are: Albany, Broome, Bunbury, Greater Geraldton, Kalgoorlie-Boulder, Port Hedland and Karratha. The alliance represents the more significant regional centres in WA and look to achieve more synergies than the sum of the individual entities can create. We looked at joining this alliance a couple of years ago but could not see the advantage to us as the smallest of the group. We are again catching up with the group to see how this alliance might benefit us strategically.

##### Strategic Community Plan (SCP)

This Integrated Planning and Reporting Framework plan links the community's aspirations with the Council's vision and long term strategy.

Work is continuing on a review of this plan, which was first adopted for the period 2012 to 2022. As we are now 5 years into this 10 year plan, it is timely to revisit where we are and whether we are still on the right track.

The Long Term Financial Plan is inextricably linked to this plan so we would be looking to adopt the new iteration of this plan after the SCP has been adopted.

## 5. PUBLIC QUESTION/STATEMENT TIME

### 5.1 PUBLIC QUESTIONS

### 5.2 PUBLIC STATEMENTS

## 6. RESPONSE TO PREVIOUS PUBLIC QUESTIONS TAKEN ON NOTICE

Nil.

## 7. RECEIVING OF PETITIONS, PRESENTATIONS AND DEPUTATIONS

### 6.1 PETITIONS

Nil.

### 6.2 PRESENTATIONS

Nil.

### 6.3 DEPUTATIONS

Nil.

## 8. APPLICATION FOR LEAVE OF ABSENCE

Nil.

## 9. CONFIRMATION OF MINUTES

### 9.1 ORDINARY COUNCIL MEETING HELD ON 25 JANUARY 2017

#### RECOMMENDATION

That the minutes of the Ordinary Council meeting held on Wednesday, 25 January 2017 be confirmed as a true and correct record of that meeting.

### 9.2 SPECIAL COUNCIL MEETING HELD ON 2 FEBRUARY 2017

#### RECOMMENDATION

That the minutes of the Special Council meeting held Thursday, 2 February 2017 be confirmed as a true and correct record of that meeting.

**9.3 NOTES FROM THE COUNCIL FORUM MEETING HELD ON 18 JANUARY 2017**

**RECOMMENDATION**

That Council receive the notes from the Council Forum meeting held Wednesday, 8 February 2017.

**10. ITEMS BROUGHT FORWARD FOR THE CONVENIENCE OF THOSE IN THE PUBLIC GALLERY**

**11. REPORTS OF COMMITTEE MEETINGS**

Nil.

**12. OFFICER REPORTS**

**12.1 CEO'S Office**

Nil.

**12.2 ENGINEERING SERVICES**

Nil.

## 12.3 DEVELOPMENT SERVICES

### 12.3.1 Application for Development Approval – Proposed Outbuilding – Lot 13 No.21 Inkpen Street, Northam

<b>Address:</b>	Lot 13 No.21 Inkpen Street, Northam
<b>Applicant:</b>	Northam Home Maintenance Services (Grant Scollay)
<b>Owner:</b>	Nigel Kosick
<b>File Reference:</b>	A11629/P17007
<b>Reporting Officer:</b>	Courtney Wynn Planning Officer
<b>Responsible Officer:</b>	Chadd Hunt Executive Manager Development Services
<b>Voting Requirement</b>	Simple Majority

#### BRIEF

Council is requested to consider an application for development approval for an outbuilding at Lot 13 (No.21) Inkpen Street, Northam.

This application is being referred to Council as the application is proposing an outbuilding that is more than 20% oversized and inconsistent with Council's Local Planning Policy 1 – Outbuildings.

The Officer's recommendation is to approve the development application subject to conditions.

#### ATTACHMENTS

Attachment 1: Location Plan.

Attachment 2: Site Plan, Floor Plan & Elevations.

Attachment 3: Letter of Justification.

#### BACKGROUND / DETAILS

Lot 13 No.21 Inkpen Street, Northam is zoned 'Residential R30' under Local Planning Scheme No.6 and is 2267m<sup>2</sup> in area. There is an existing 1960s single house on the lot and an old outbuilding which is being demolished. Refer **Attachment 1** – Location Plan.

#### The Proposal

The proposed new shed is 18m X 6m (108m<sup>2</sup>), clad in colorbond and has a wall height of 2.5m and a ridge height of 3m (Attachment 2). The proposed

outbuilding is setback 1.5m from the nearest boundary. Refer **Attachment 2**– Site Plan, Floor Plan and Elevations.

### Precedent

Council previously granted approval for an oversized outbuilding located at 75 Duke Street, Northam at its Ordinary Council Meeting held 25<sup>th</sup> January 2017. This outbuilding was 16m<sup>2</sup> oversized however the zoning of the property was R40 whilst this application is on a lot zoned R30 which is a lower density where.

## **CONSIDERATIONS**

### **Strategic Community / Corporate Business Plan**

Objective P1: Promote a diverse mix of development opportunities throughout the Shire.

Strategy P1.1: Ensure Council land use planning is in place and reflective of established objectives.

LPP1 sets reasonable parameters for development to ensure balance between the maintenance of lifestyle objectives and amenity objectives for the Shire as a whole.

### **Financial / Resource Implications**

There are no financial or budgetary implications for the Shire in relation to the recommendations of this report.

### **Legislative Compliance**

#### Local Planning Scheme No.6

Lot 13 Inkpen Street is zoned 'Residential R30' under LPS6 and has an area of 2267m<sup>2</sup>.

### **Policy Implications**

#### Local Planning Policy 1 - Outbuildings

Council's Local Planning Policy for Outbuildings states as follows:

#### *Maximum Combined Floor Area*

*"Combined Floor Area of Outbuildings" is defined in the policy as 'the total roof area of all outbuildings located on the subject land'.*

Table 2 outlines the maximum floor area allowable under this policy in each zone as follows:

#### *Table 2 - Maximum Floor Areas*



Zone	Maximum Floor Area (combined)
Residential R20-R40	80m <sup>2</sup> or 10% of the site area whichever is the lesser

Lot 13 Inkpen Street has an area of 2,267m<sup>2</sup>, therefore under LPP1, the maximum permitted floor area for outbuildings on this lot is 80m<sup>2</sup>. Therefore, the proposed 108m<sup>2</sup> outbuilding is 28m<sup>2</sup> oversized.

### State Planning Policy 3.1 - Residential Design Codes of Western Australia

As the subject site is zoned Residential, the Residential Design Codes (R-Codes) apply. Section 5.4.3 of the R-Codes specifies that Outbuildings are required to comply with the following deemed-to-comply criteria;

*C3 iii. Collectively do not exceed 60m<sup>2</sup> in area or 10 per cent in aggregate of the site area, whichever is the lesser;*

Local Planning Policy 1 – Outbuildings allows a maximum of 80m<sup>2</sup> in lieu of 60m<sup>2</sup> permitted under the R-Codes in recognition of the lifestyle demand for larger shed sizes in the Northam Shire than in the Perth metropolitan areas.

The proposed outbuilding has an aggregate floor area of 96m<sup>2</sup>

### **Stakeholder Engagement / Consultation**

Officers gave notice of the application on 19<sup>th</sup> January 2017 to the adjoining landowner located directly adjacent to the location of the proposed shed in accordance with Local Planning Policy 20 – Advertising of Planning Proposals. No objections were received during the referral period.

### **Risk Implications**

Nil.

### **OFFICER'S COMMENT**

As detailed in the background section of the report, the landowner has detailed justification for requesting a variation to LPP1. **Refer Attachment 3** – Letter of Justification. The applicant has specified that he wishes a variation to LPP1 because of a need for secure storage of his vehicles, caravan and boat.

Given that there is no existing garage or carport on the property and due to the size of the lot exceeding 2,000m<sup>2</sup>, it is considered that the bulk and scale of the proposed 108m<sup>2</sup> to be acceptable given the size of the property.

Furthermore, the proposal has been assessed and found unlikely to have any potential detrimental impact upon the adjoining land owners or the streetscape due to it being well setback from the street and adjoining houses. It is therefore recommended that Council grant approval subject to conditions as outlined in the Officer's recommendation.

### **RECOMMENDATION**

**That Council grant Development Approval for the proposed outbuilding at Lot 13 No.21 Inkpen Street, Northam as outlined in the Application received 19<sup>th</sup> January 2017 (Application P17007) subject to the following conditions:**

#### **GENERAL CONDITIONS**

- 1. The development hereby permitted must substantially commence within two years from the date of this determination notice.**
- 2. The development hereby permitted taking place in accordance with the approved plans dated 15/02/2017.**
- 3. The stormwater shall be discharged in a manner so that there is no discharge onto the adjoining properties to the satisfaction of the local government.**
- 4. Use of the outbuilding shall be for domestic purposes only.**
- 5. The outbuilding shall not be used for human habitation at any given time.**
- 6. External roof and wall cladding of the outbuilding to be pre-painted steel sheeting.**

#### **CONDITIONS REQUIRING ONGOING COMPLIANCE**

- 7. The on-site drainage system shall be maintained on an ongoing basis to the satisfaction of the local government.**

Attachment 1

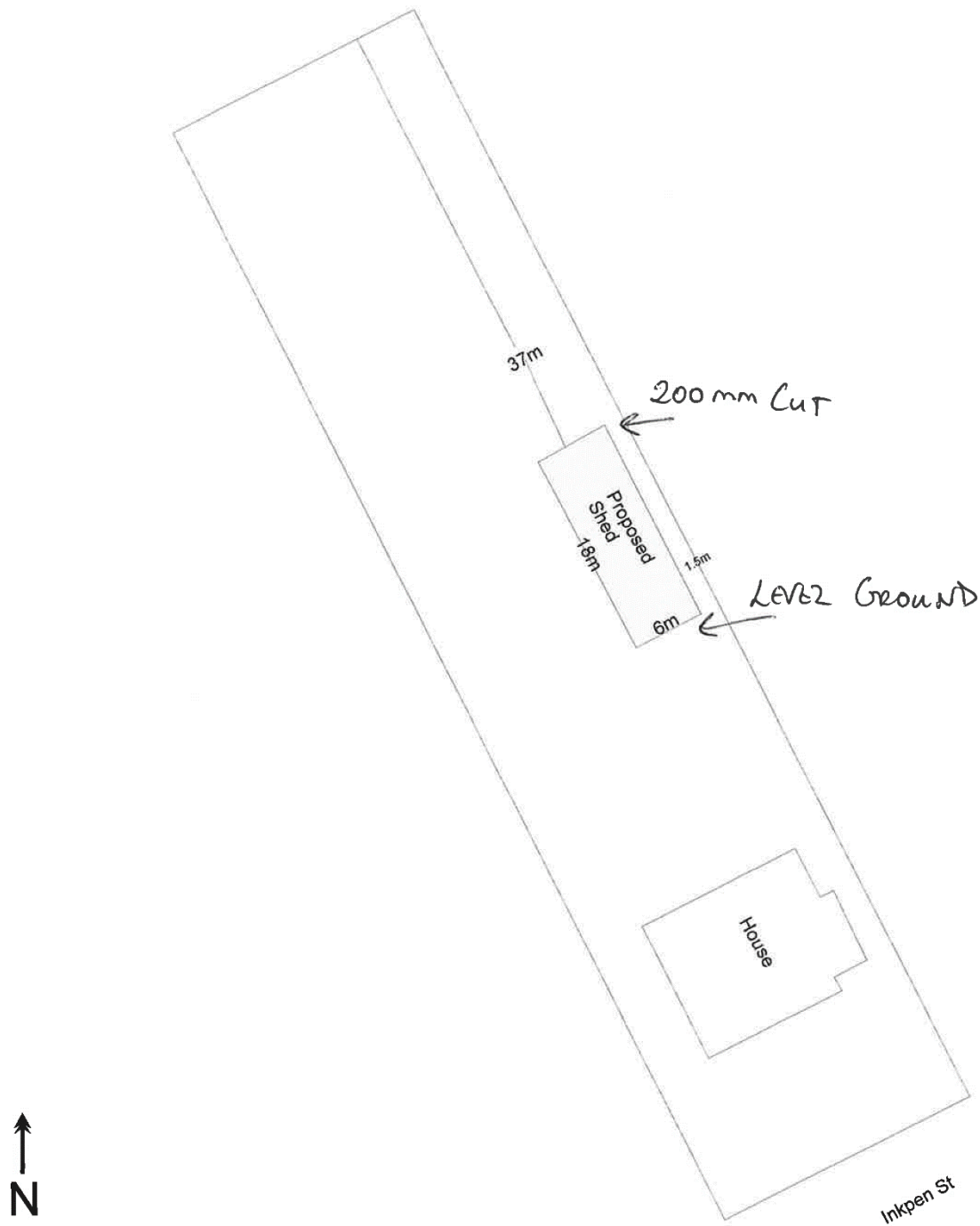




**Attachment 2**

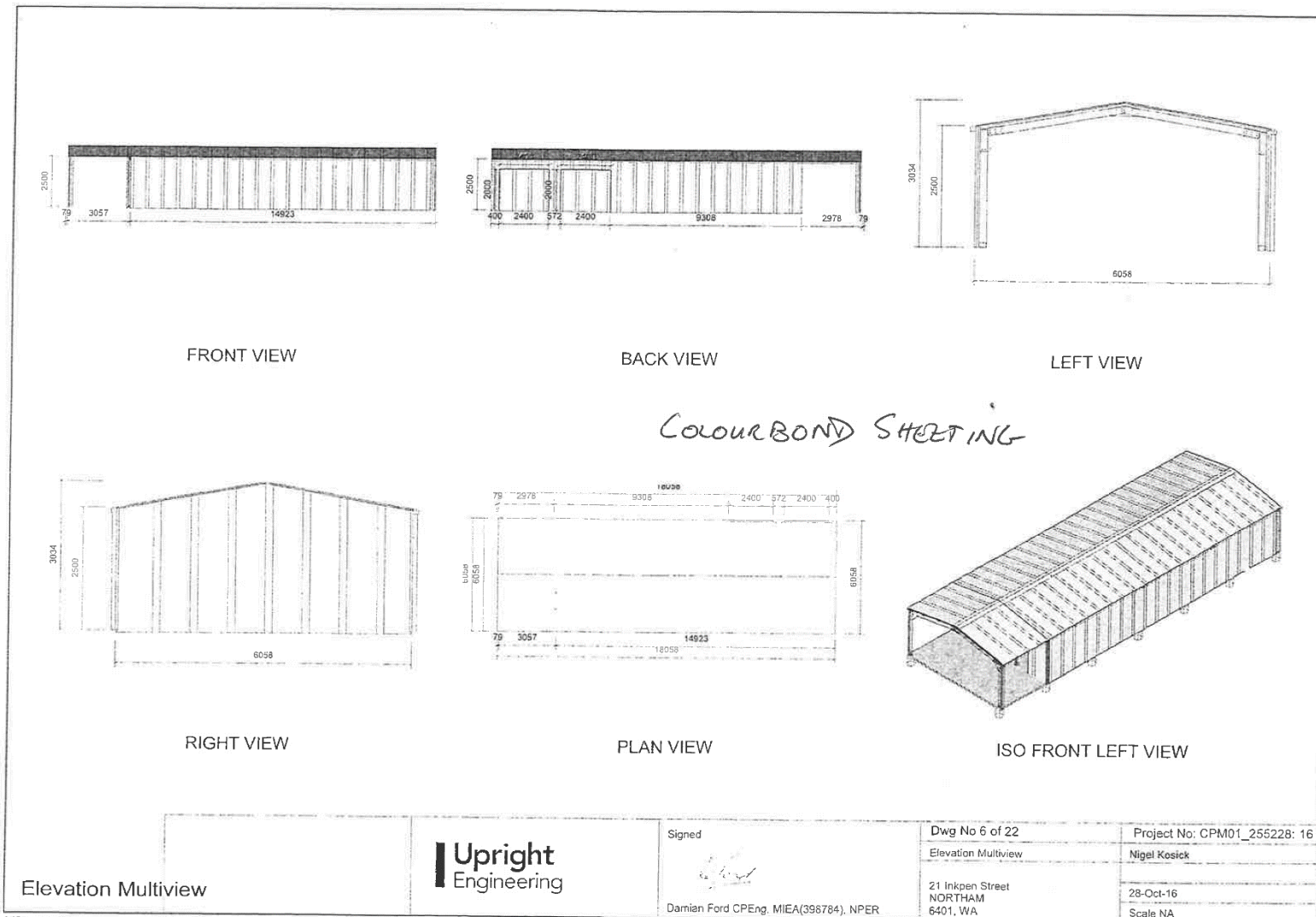


Builder	Project	Engineer	Scale
Northam Home Maintenance PO Box 455 Northam 6401 Grant Scollay Mobile: 0407 4 999 88 Fax: 96225827 Email: nhms@westnet.com.au	Proposed Shed Nigel Kosick 21 Inkpen St Northam WA 6401		Site Plan
			Date: Jan 2017



Builder	Project	Engineer	Scale
Northam Home Maintenance PO Box 455 Northam 6401 Grant Scollay Mobile: 0407 4 999 88 Fax: 96225827 Email: nhms@westnet.com.au	Proposed Shed Nigel Kosick 21 Inkpen St Northam WA 6401		Site Plan
			Date: Jan 2017





### Attachment 3

Hi Courtney

Sorry been away for a few days

Mr Kosick was needing an oversized shed to keep his restored vintage vehicle, caravan and Boat secure from theft and the weather

There is no other safe place to store them on the property.

The Property is approx 2000m<sup>2</sup> so he feels this shouldn't impact on adjoining properties

The Boundary which is closest to the Shed is with the residential college and on the East side and as the wall height is only 2.5m with a 1.5m setback Shading should be minimal

Regards Grant Scollay

Northam Home Maintenance Services

Po Box 455 Northam WA 6401

E: [nhms@westnet.com.au](mailto:nhms@westnet.com.au)

M: 0407499988

T: 96225827

### 12.3.2 Application for Development Approval – Proposed Advertising Sign – Lot 3586 (161) Coates Road, Wundowie

<b>Address:</b>	Lot 3586 (161) Coates Road, Wundowie
<b>Owner:</b>	Vaitoelau Seagrim
<b>Applicant:</b>	Citiway Holdings Pty Ltd
<b>File Reference:</b>	A15691 / P16112
<b>Reporting Officer:</b>	Leigh Ashby Planning Officer
<b>Responsible Officer:</b>	Chadd Hunt Executive Manager Development Services
<b>Voting Requirement</b>	Simple Majority

#### BRIEF

Council is requested to consider an application for development approval for an advertising sign at Lot 3586 (161) Coates Road, Wundowie. This application is being referred to Council for consideration as the proposed sign is not exempt under Schedule 5 of Local Planning Scheme 6 (the Scheme) and a variation to the Shire's Local Planning Policy 16 – Advertising Signage (LPP 16) is proposed.

The Officer's recommendation is to approve the development application, subject to conditions.

#### ATTACHMENTS

- Attachment 1: Location Plan.
- Attachment 2: Site Plan.
- Attachment 3: Initial Sign Content Design.
- Attachment 4: Main Roads Advice.
- Attachment 5: Revised Sign Content Design.

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#### BACKGROUND / DETAILS

Lot 3586 (161) Coates Road, Wundowie (subject site) is approximately 40 hectares in area, is zoned 'Rural' under the Scheme and is currently vacant (refer to **Attachment 1** – Location Plan). The purpose of the sign is to advertise a land sale located on Cook Road (off Oyston Road) in Bakers Hill.



The application proposes a single-sided sign with a display area of 18m<sup>2</sup> (6 metres wide by 3 metres in height) with the bottom of the sign 1 metre above natural ground level. The sign will be setback from the property boundary and the content will only be visible from vehicles travelling in an easterly direction along Great Eastern Highway (refer to **Attachment 2** – Site Plan). The sign will not be illuminated and does not involve any moving parts or mechanisms.

The initial design for the sign was referred to Main Roads WA for comment as the sign is visible from Great Eastern Highway (refer to **Attachment 3** - Initial Sign Content Design). Upon receipt of advice from Main Roads WA in regards to the development application, the content of the sign was modified in order to meet Main Roads WA safety requirements (refer to **Attachment 4** - Main Roads Advice). The applicant has since submitted a revised proposal in relation to the content of the sign which proposes a significant improvement in the appropriateness and legibility from a road safety perspective (refer to **Attachment 5** - Revised Sign Content Design).

Importantly, this application proposes a temporary approval of two years from the date of approval. However, the applicant proposes to reserve the ability to reapply, with a fresh application prior to the approval lapse date, if the land sale requires further advertisement.

## CONSIDERATIONS

### Strategic Community / Corporate Business Plan

Objective P1: Promote a diverse mix of development opportunities throughout the Shire.

Strategy P1.1: Ensure Council land use planning is in place and reflective of established objectives.

Action: The proposed advertising sign will provide opportunities for the wider community to consider investing into property within the Shire of Northam.

### Financial / Resource Implications

There are no financial or budgetary implications for the Shire in relation to the recommendations of this report.

### Legislative Compliance

Shire of Northam Local Planning Scheme No. 6

The proposed advertising sign is not an exempt form of signage under Schedule 5 of the Scheme. Therefore, this application was assessed against the provisions of Local Planning Policy 16 – Advertising Signage.

Shire of Northam Local Planning Policy 16 – Advertising Signage  
Clause 2 'General Requirements':

- “2.1 No person shall construct a sign within the Shire without first obtaining written approval of the Council subject to the restrictions within this policy, except where the sign is exempt from requiring planning approval in accordance with Schedule 5 of the Scheme.
- 2.2 Signs which are exempt from requiring planning approval in accordance with Schedule 5 of the Scheme are still required to comply with the provisions of this policy.
- 2.3 All advertising signs shall:
- a) Not be erected or displayed in a position so as to obstruct access to or from a door, fire escape or window, other than a window designed for the display of goods;
  - b) Not pose a threat to public health and safety;
  - c) Be securely fixed to any structure which supports it;
  - d) Be maintained in good order and clean condition;
  - e) Not contain any offensive material; and
  - f) Be compatible with the scale and architecture of the building and the character of the street.”

The proposed sign was assessed as a ‘remote sign’ under LPP 16. LPP 16 states the following in regards to remote signs:

**“Remote Sign”** means a sign located on private property but not directly related to the business being carried out on that property.

- 9.1 Remote signs are not permitted unless the Shire has granted approval in accordance with this policy.
- 9.2 Remote signs may be considered on property fronting Great Eastern Highway where these are located in accordance with Table 1 of this policy.
- 9.3 The Shire may require that any proposed remote sign be designed so as to incorporate multiple infills, modules or sections for the promotion of multiple businesses and services.

**9.4 Remote signs that are located in accordance with Table 1 shall:**

- a) Be associated with a tourist related business or a business that provides goods or services to the travelling public that has been approved by the Shire;
- b) Not adversely affect the character or amenity of the area;
- c) Be erected within private property in a location approved by the Shire and Main Roads WA;

- d) Be located not less than 500m from any other remote sign;
- e) Be oriented in the direction of passing traffic and may be double-sided;
- f) Not be located within a gazetted town site;
- g) Have maximum total sign height of 4.0m;
- h) Have maximum total sign width of 8.0m; and
- i) Have no movable parts, reflective surfaces, flashing lights, or other design features that the Shire or Main Roads WA consider to be a distraction to road users.

9.5 Remote signs that do not comply with Table 1 or clause 10.3 may be considered when these are in accordance with an approved signage strategy.

9.6 The Shire will maintain a Remote Signage Register of signs approved in accordance with this Policy.

### 11. Signs in Proximity to State Controlled Roads

11.1 All signs on or in the vicinity of a State Road, other than types exempt under the Main Roads (Control of Advertisements) Regulations 1996, or types that can be approved by the Shire under delegation, require the approval of MRWA.

11.2 All signs on or in the vicinity of a State road are to comply with the specifications as set by MRWA.

11.3 In assessing an application for signage under delegation from MRWA, the Shire may refer the application to MRWA for assessment and comment.

**TABLE 1: REMOTE SIGNAGE ON GREAT EASTERN HIGHWAY**

Location along Great Eastern Highway	Maximum sign density	Sign Content
From 500m to the south of the intersection with Mitchell Avenue up to 3km to the south of Mitchell Avenue intersection	6 signs in 2.5km of road length	<ul style="list-style-type: none"> <li>• Businesses providing goods and services to the travelling public located within the Northam townsite;</li> <li>• Events, community and tourism services located within the Northam local government area</li> </ul>
From 500m to either side of the intersection with Spencers Brook Road up to 1km either side of the intersection with Spencers Brook Road	2 sign per 1km of road length	<ul style="list-style-type: none"> <li>• Businesses providing goods and services to the travelling public located within the Spencers Brook townsite;</li> <li>• Events, community and tourism services located within a 10km radius of the sign</li> </ul>
From 500m to either side of the intersection with Hawke Avenue up to 1km either side of the intersection with Hawke Avenue	2 sign per 1km of road length	<ul style="list-style-type: none"> <li>• Businesses providing goods and services to the travelling public located within the Wundowie townsite;</li> <li>• Events, community and tourism services located within a 10km radius of the sign</li> </ul>
From 500m to the east of the intersection with Yilgarn Avenue up to 1km to the east of the intersection with Yilgarn Avenue	2 sign per 1km of road length	<ul style="list-style-type: none"> <li>• Businesses providing goods and services to the travelling public located within the Northam townsite;</li> <li>• Events, community and tourism services located within the Northam local government area</li> </ul>

The sign proposes the following variation to LPP 16:

- The proposed remote sign is not located in accordance with Table 1 of LPP 16.

#### Deemed Provisions for Local Planning Schemes

When considering applications for development approval, the local government is to have due regard to any matters considered relevant to the application as set out in Clause 67 of the *deemed provisions for local planning schemes*. The following matters are considered to be relevant to this application:

- “(a) The aims and provisions of this Scheme and any other local planning scheme operating within the Scheme area.*
- (m) The compatibility of the development with its setting including the relationship of the development to development on adjoining land or on other land in the locality including, but not limited to, the likely effect of the height, bulk, scale, orientation and appearance of the development.*
- (n) The amenity of the locality including the following —
  - (i) environmental impacts of the development;*
  - (ii) the character of the locality;*
  - (iii) social impacts of the development.**
- (x) The impact of the development on the community as a whole notwithstanding the impact of the development on particular individuals.*
- (za) The comments or submissions received from any authority consulted under clause 66.*
- (zb) Any other planning consideration the local government considers appropriate.”*

#### Shire of Northam Local Planning Strategy (2013)

Under the Shire's Local Planning Strategy (the Strategy) the subject site is designated as “future rural living development.” There are no known development plans for the site and the owner has signed the development application form, consenting to the proposed advertising sign.

#### Main Roads WA 'Policy and Application Guidelines for Advertising Signs'

The content of the sign has been revised in line with the advice received from Main Roads WA. The advice detailed safety concerns stemming from the legibility and appropriateness of the content being displayed.

#### **Policy Implications**

Council's Local Planning Policy No. 16 – Advertising Signage applies.

### **Stakeholder Engagement / Consultation**

The development application was referred to Main Roads WA for comment, in accordance with LPP 16. In their response, Main Roads concluded that:

*“the content of the advertising signage be altered taking into consideration the below comments:*

- 1. No more than seven words will be permitted on this proposed signage with the minimum legible letter height of 240mm.*
- 2. The proposed signage shall exclude symbols, graphics or text that entices drivers to immediately turn or change lanes, or which could be mistaken for an instruction to drivers. Therefore the website details and telephone numbers as noted in the proposal will not be allowed. However a corporate logo may also be displayed.”*

This will be discussed further in the 'Officer Comment' section of this report.

### **Risk Implications**

There are no risk implications for the Shire in relation to the recommendations of this report.

### **OFFICER'S COMMENT**

The key matters arising from the development application that require further assessment and consideration are addressed below:

#### Proposed Variation to LPP 16

The proposed remote sign is considered to be an appropriate development within the rural zone given the temporary approval sought and the purpose of the advertisement. It is recommended that due regard is given to LPP 16, and in particular Table 1, in the sense that the permissible area for which signs may be located is restrictive to areas within close proximity to certain intersections (e.g. Hawke Avenue). The proposed sign will be located approximately 1.4km outside of the permissible area as stated in Table 1 of LPP 16. Given that the proposed sign will not affect the current use of the land and the approval sought is temporary, it is recommended that the variation is approved.

#### Main Roads WA Advice

The advice received from Main Roads regarding the original sign proposal was accepted by the Shire and a revised proposal satisfying the requirements of Main Roads was requested from the applicant. The revised proposal submitted by the applicant generally satisfies Main Roads' requirements with a significant reduction in the content, greatly improved legibility and the removal of the



website and phone number. Shire staff believe that the content on the revised proposal is appropriate, legible and therefore safe.

#### Amenity

Taking into account the above, the proposed sign will not have a detrimental impact on the amenity of the area for the following reasons:

- The sign will not affect the existing use of the land;
- The colour scheme used will blend in with the natural environment; and
- A temporary approval for the advertising is sought.

#### Public Health & Safety

The initial application was considered by staff to be inappropriate as the amount and type of content would be distracting to drivers using Great Eastern Highway. However as stated earlier, the applicant has since submitted a revised proposal which now satisfies the initial safety concerns highlighted by Main Roads WA and Shire staff.

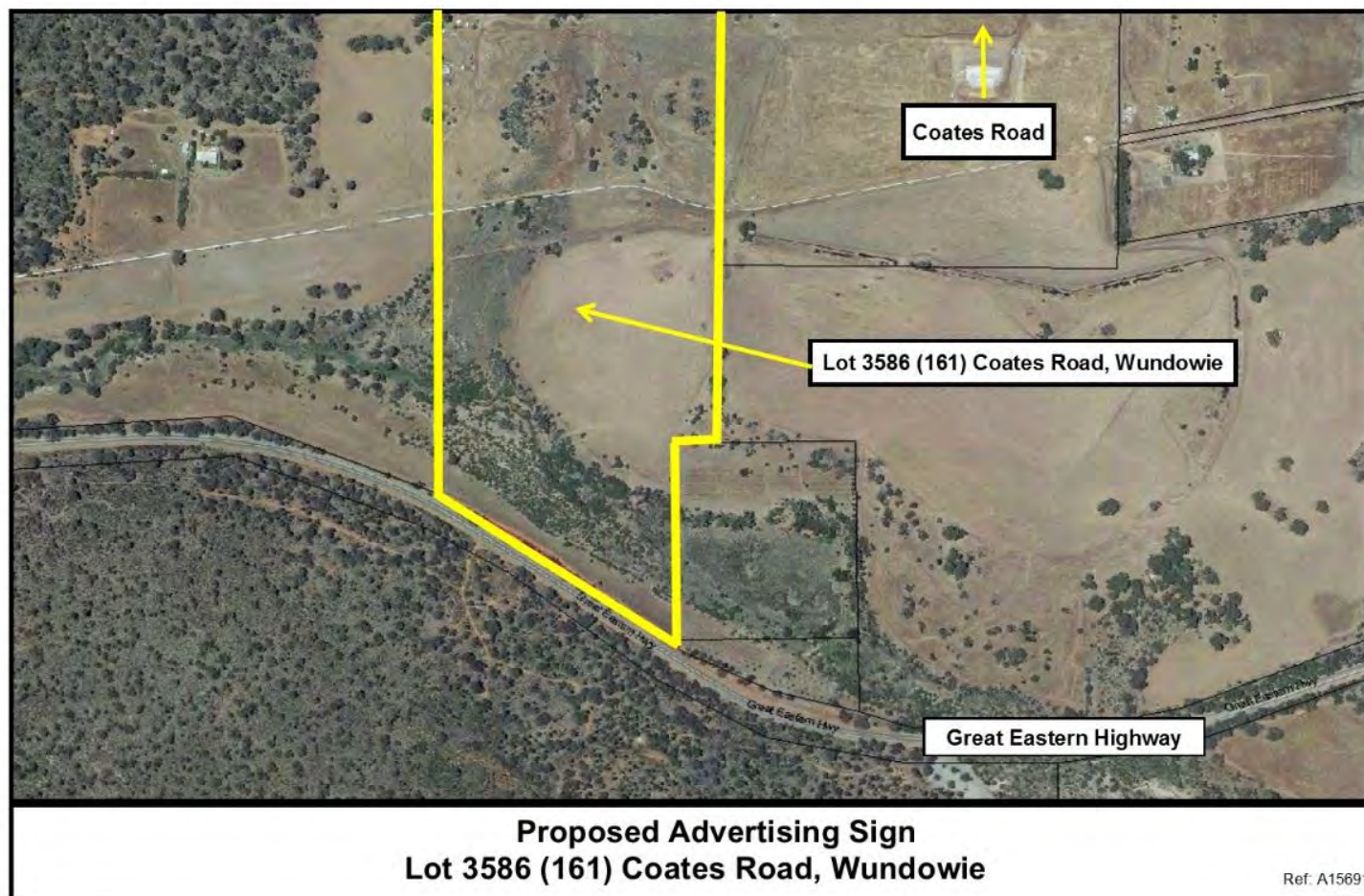
It is recommended Council approve the proposed advertising sign, subject to conditions.

#### **RECOMMENDATION**

**That Council approves the proposed advertising sign on Lot 3586 (161) Coates Road, Wundowie as outlined in the Application received 27<sup>th</sup> October 2016 (Application P16112) and indicated on the approved plans, subject to the following conditions:**

- 1. The development hereby permitted must substantially commence within two years from the date of this determination notice.**
- 2. The development hereby permitted taking place in accordance with the approved plans dated 15/02/2017.**
- 3. The sign hereby permitted shall not contain any flashing or moving light at any time.**
- 4. The sign hereby permitted is to be maintained to the satisfaction of the local government.**
- 5. The sign hereby permitted shall be removed by the 15<sup>th</sup> of February 2019 unless a development application has been received by the local government two (2) months prior to the 15<sup>th</sup> of February 2019 seeking to extend the current approval period.**

Attachment 1







Attachment 3

**Enjoy the rural lifestyle in  
a picturesque setting**

**All lots 2ha (5 acres or above)**

**Boundary fencing included**

**Crossovers supplied**

**Underground power**

**Scheme water**

**Bush blocks**

**Parkland cleared blocks**

**Creek blocks**

**...and blocks with a combination  
of all three!**



**OYSTON  
GLADES**  
E S T A T E

**Rod Searle**

**Rod Searle Real Estate**

**0417 574 444**

**[www.oystongladesestate.com.au](http://www.oystongladesestate.com.au)**

## Attachment 4



**mainroads**  
WESTERN AUSTRALIA

Enquiries: Vel Khokulan 9622 4713  
Our Ref: 01/533-07  
Your Ref: A 1569

25 November 2016

Chief Executive officer  
Shire of Northam  
PO Box 613  
NORTHAM WA 6401

Dear Sir/Madam

**GREAT EASTERN HIGHWAY (H005) 65.17 SLK  
DEVELOPMENT APPLICATION REFERRAL - ADVERTISING SIGNAGE  
LOT 3856 (161) COATES ROAD, WUNDOWIE  
SHIRE OF NORTHAM**

Further to your correspondence of the 1 November 2016 with attachments, Main Roads WA (MRWA) provides the following response.

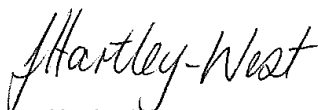
MRWA has concerns regarding the subject of the above proposed signage in particular regarding the proposed subdivision of Lot 6468 and future land sales. Given the fact that various subdivisions in this location including Lot 6468 will definitely increase traffic and may generate the need for upgrades of the intersection of Oyston Road/Great Eastern Highway, Main Roads had already prepared a developer contribution scheme. Therefore, it is requested that the Shire of Northam to notify Main Roads Wheatbelt Region of any Development Application in this location to ensure developer contribution for upgrades are included in subdivision approvals.

Please also ensure that the content of the advertising signage be altered taking into consideration of below comments before the Shire's approval is granted;

1. No more than seven words will be permitted on this proposed signage with the minimum legible letter height of 240mm.
2. The proposed signage shall exclude symbols, graphics or text that entices drivers to immediately turn or change lanes, or which could be mistaken for an instruction to drivers. Therefore the website details and telephone numbers as noted in the proposal will not be allowed. However a corporate logo may also be displayed.

If you require any further information please contact Vel Khokulan on 9622 4713.

Yours faithfully



Jahet Hartley-West  
NETWORK MANAGER

Main Roads Western Australia  
Northam Office: PO Box 333, Northam WA 6401  
Narrogin Office: PO Box 194, Narrogin WA 6312

mainroads.wa.gov.au  
wheatbelt@mainroads.wa.gov.au  
Northam: 08 9622 4777 | Narrogin: 08 9881 0503

Attachment 5

**2ha Hobby Farm lots**

**Scheme water  
and power**

**Next Right Turn  
Follow Signs**



**OYSTON  
GLADES**  
ESTATE

### 12.3.3 Application for Development Approval – Proposed use not listed (Lifestyle Village) – Lot 9000 Mt Ommanney Road, Northam

<b>Address:</b>	Lot 9000 Mt Ommanney Road, Northam
<b>Owner:</b>	Quickfire Enterprises Pty Ltd ATF Property Unit Trust No 1
<b>Applicant:</b>	H&H Development Enterprises Pty Ltd
<b>File Reference:</b>	A14318/P16146
<b>Reporting Officer:</b>	Courtney Wynn Planning Officer
<b>Responsible Officer:</b>	Chadd Hunt Executive Manager Development Services
<b>Voting Requirement</b>	Simple Majority

#### BRIEF

Council is requested to consider an application for development approval for a use (lifestyle village) that is not specifically mentioned in the zoning table of the Shire's Local Planning Scheme No.6 (the Scheme) at Lot 9000 Mt Ommanney Road, Northam. The proposal is to establish an over 45s lifestyle village.

The Officer's recommendation is to approve the development application, subject to conditions.

#### ATTACHMENTS

- Attachment 1: Planning Report.
- Attachment 2: Staging Plan.
- Attachment 3: Master Plan.
- Attachment 4: Preliminary ATU Plan.
- Attachment 5: Stage 1 Detail Plan.
- Attachment 6: Bin Store.
- Attachment 7: Clubhouse Plan.
- Attachment 8: Clubhouse Basement Plan.
- Attachment 9: 2 Bedroom House Plan.
- Attachment 10: 2 Bedroom Split Level House Plan.



Attachment 11: 3 Bedroom House Plan.

Attachment 12: Schedule of Submissions.

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## BACKGROUND / DETAILS

### The Site

Lot 9000 Mt Ommanney Road, Northam (subject site) is approximately 50.8 hectares in area, is zoned 'Residential R5' under the Scheme and is currently vacant land used for agricultural purposes.

The subject site is located on the western slope of Mt Ommanney and is bounded residential zoned land to the north which is also utilised for agricultural purposes, three roads being Mt Ommanney Road, Gratte Street and Avon View Crescent and the Kalgoorlie Pipeline along the south-western boundary. Refer **Attachment 1** – Planning Report.

The land use can be described as a 'Lifestyle Village. It is considered that the land use does not comfortably fit within any land use listed in the Zoning Table of the Shire's Local Planning Scheme No.6 (LPS6). Pursuant to clause 3.4.2 of LPS 6, the applicant has requested that the application be considered against the objectives of the 'Residential' zone, and be advertised in accordance with clause 64 of the deemed provisions.

### The Proposal

The applicant is proposing to construct an over 45s 'eco lifestyle village' that will involve the construction of 250 modular dwellings along with parklands, clubhouse incorporating recreation rooms, restaurant, bar and gym, swimming pool, half sized bowling green, residents workshop, residents caravan and boat parking facilities and a small on-site residents recycling centre accessed via a bituminised internal road network. The proponent would assume all responsibility for managing and maintaining all aspects of the development including the roads and parkland areas.

The dwellings will be constructed taking into consideration the contours of the land and measures will be taken to minimise earthworks and retaining by constructing the houses on poles or stumps. Once constructed the proponent would lease the houses to people aged over 45 years based on a 60 year lease model and would not be subdivided into individual lots.

### Staged Development Approach

The development is proposed to occur in 14 stages as detailed on the staging plan. Refer **Attachment 2** – Staging Plan. Stage 1 will involve the construction of the entry access roads, 17 dwellings, clubhouse and parkland facilities. The

following stages would be constructed over a longer period of time, depending on demand.

### Waste Management

The proponent has designed the eco lifestyle village with the aim of reducing the carbon footprint by focusing on reducing water and energy use and minimising waste to landfill by utilising three key strategies:

- Household waste to Landfill will be deposited by residents in specially designed transfer facilities, located in the parks that are near every home. These will provide clean, well ventilated buildings with room for Sulo bins, with lids, concealed from view. Please see attached sketch. These buildings will be maintained and cleaned by village maintenance staff as necessary.
- Adjacent to the transfer buildings will be well designed composting facilities for organic waste. The fly and vermin proof composting bins will be supplemented by green wastes from gardens and the edible landscape areas, plus household paper and cardboard, and maintained by village landscape staff, who will use the product to mulch and add nutrients to the parklands and food production areas.
- There will be a concerted effort to minimise waste to landfill by recycling as much as possible. A designated recycling centre, again a clean, well ventilated and inviting building will enable efficient streaming of non-organic waste – plastic, glass, tin, aluminium, paper and cardboard. Based on previous experience and an understanding of current recycling levels in Perth, the centre will be transferring approximately 110 tonnes of materials per annum once the village has reached full occupancy. The combination of these three strategies will mean a reduction of waste to landfill of up to 75%.

The development would be connected to the main power and water supply network. However the proposed development would not be connected to deep sewer, instead utilising ATU units to treat waste water which could then be utilised for the landscaped areas. It should be noted the proponent will be required to obtain the necessary approvals for the ATU's from the Department of Health.

### Car Parking & Traffic

Car parking provision for the project is provided in a number of ways:

- There are 24 bays provided at the clubhouse and visible from the site entry. These will be ample to provide for casual visitors to the site, or for people who have business with the village management. This will also provide bays for village residents who will collect their mail from the central facility.

- There are 38 bays for storing boats and caravans in a secure screened location to the south of the site. This area will also provide 6 car parking bays for residents using the village workshop ("Men's Shed") and 3 bays for residents dropping off recycling.
- Visitors to residents' homes will be able to park adjacent to the home, either on the driveways to car ports and garages, or in designated areas in the front gardens. These elements will be illustrated in the detailed design work produced following DA.
- The road system, traffic speed limits within the village and the network of parks and pathways, with interesting and beautiful landscaping and watercourses, will provide an environment that encourages walking. The location of simple destinations such as waste centres, summer houses, barbecue areas and sitting areas reinforce the walkability of the site.

It should also be noted that there is sufficient space on the site should a need for additional car parking facilities be identified.

The primary access to the site will be via Mount Ommaney Road. Mount Ommaney Road is not utilised by any other residential dwelling and is only accessed by people visiting the lookout and telecommunications infrastructure on Mount Ommaney. Therefore additional traffic movements are expected to have minimal impact upon the amenity of the area.

## CONSIDERATIONS

### Strategic Community / Corporate Business Plan

Objective C1: Create an environment that provides for a caring and healthy community.

Strategy C1.7: Provide an environment that enhances and builds on the liveability of the Shire.

Action: The proposed lifestyle village will provide much needed housing catered to the needs of the older demographic of the community, thereby improving liveability for the Shire.

### Financial / Resource Implications

There are no direct financial and/or resource implications for the Shire of the recommendations of this report.

### Legislative Compliance

#### Shire of Northam Local Planning Scheme No 6

Under Clause 3.4.2 of the Scheme, where a proposed use is not specifically mentioned in the zoning table the local government may determine that the use may be consistent with the objectives of the particular zone and thereafter follow the advertising procedures of Clause 64 of the deemed provisions for

local planning schemes in considering an application for development approval.

The objectives of the 'Residential' zone are as follows:

- Provide for residential development at a range of densities with a variety of housing types to meet the needs of all sectors of the community through application of the Residential Design Codes.
- Maintain and enhance the residential character and amenity of the zone.

Clause 67 of the deemed provisions for local planning schemes

When considering applications for development approval, the local government is to have due regard to any matters considered relevant to the application as set out in Clause 67 of the deemed provisions for local planning schemes. The following matters are considered to be relevant to this application:

- (a) *The aims and provisions of this Scheme and any other local planning scheme operating within the Scheme area.*
- (d) *Any environmental protection policy approved under the Environmental Protection Act 1986 section 31(d).*
- (m) *The compatibility of the development with its setting including the relationship of the development to development on adjoining land or on other land in the locality including, but not limited to, the likely effect of the height, bulk, scale, orientation and appearance of the development.*
- (n) *The amenity of the locality including the following —*
  - (i) *environmental impacts of the development;*
  - (ii) *the character of the locality;*
  - (iii) *social impacts of the development.*
- (o) *The likely effect of the development on the natural environment or water resources and any means that are proposed to protect or to mitigate impacts on the natural environment or the water resource.*
- (p) *Whether adequate provision has been made for the landscaping of the land to which the application relates and whether any trees or other vegetation on the land should be preserved.*
- (q) *The suitability of the land for the development taking into account the possible risk of flooding, tidal inundation, subsidence, landslip, bush fire, soil erosion, land degradation or any other risk.*
- (r) *The suitability of the land for the development taking into account the possible risk to human health or safety.*
- (t) *The amount of traffic likely to be generated by the development, particularly in relation to the capacity of the road system in the locality and the probable effect on traffic flow and safety.*



- (x) *The impact of the development on the community as a whole notwithstanding the impact of the development on particular individuals.*
- (y) *Any submissions received on the application.*
- (za) *The comments or submissions received from any authority consulted under clause 66.*
- (zb) *Any other planning consideration the local government considers appropriate."*

Shire of Northam Local Planning Strategy (2013)

Under the Shire's Local Planning Strategy (the Strategy) the subject site is within a designated Future Residential Area. The Strategy clearly identify a need for to consider future housing needs having regard for an ageing population. This would be achieved by encouraging the *'development of a variety of housing types in the urban settlements (including 1 and 2 bedroom housing units) to cater for a more diverse demographic population'*.

Fencing Local Law 2008

The subject site is zoned Residential and under the Shire's Local Fencing Law 2008, a sufficient fence is defined as follows:

- Each of the following is a "sufficient fence" on a Residential Lot—*
- A. A fully enclosed timber fence built;*
  - B. A fence constructed of corrugated fibre reinforced pressed cement or steel sheeting;*
  - C. A fence constructed of brick, stone or concrete;*
  - D. A composite fence;*

The proponent is proposing a wire 'farm style fencing' which is a variation to the Local Law.

State Planning Policy – Planning in Bushfire Prone Areas

State Planning Policy 3.7 applies to all subdivision and development proposals located in designated bushfire prone areas. The policies specifies that any subdivision and/or development application is to be accompanied by Bushfire Attack Level (BAL) assessment information such as a BAL contour map prepared by an accredited Bushfire Planning Practitioner against the bushfire protection requirements contained with the Guidelines. The BAL information is required in order to determine the level of bushfire risk for the proposed subdivision.

The subject site is located within a designated bushfire prone area, the proponent has prepared a BAL contour map which shows that the bushfire attack level has been determined to be BAL-12 which is on the lower risk end of the BAL scale.

### **Policy Implications**

There are no policy implications for the Shire in relation to the recommendations of this report.

### **Stakeholder Engagement / Consultation**

The development application was advertised in accordance with the Shire's Local Planning Policy No. 20 *Advertising of Planning Proposals* and Clause 64 of the *deemed provisions for local planning schemes*. Notice of the application was given for 14 days via the following means of advertisement –

- A letter to landowners within a 1 kilometre radius from centre of the subject site;
- A letter to DFES, Department of Health, Western Power, Telstra, Department of Water, Water Corporation and Department of Environment Regulation;
- A notification of the proposal in the local newspaper (Avon Valley Advocate);
- A notification of the proposal on the Shire's website and Facebook page and;
- A hardcopy of the application documents available for public inspection at the Shire Administration Office.

A total of 7 submissions were received from surrounding landowners, along with advice from Western Power, Department of Health and Water Corporation. The submissions generally were in support of the proposed development, however, the following concerns were raised in relation to the following:-

- Condition of Gratte Street road reserve;
- The shared rubbish bin collection point on Gratte Street;
- Potential disruptions to surrounding residents during construction.

### **Risk Implications**

There are no risk implications for the Shire in relation to the recommendations of this report.

### **OFFICER'S COMMENT**

#### Land Use Compatibility

Determining whether the proposed land use is consistent with the objectives of the residential zone is the critical factor in assessing a development application for a use not listed. Officers have assessed the proposal as a use not listed because Officers do not believe that a lifestyle village fits within the definition of a 'grouped dwelling' because the residents of the lifestyle village will be restricted to over 45s.

Officers also considered an 'Aged and Dependent Persons Dwelling' however an aged person is defined in the Residential Design Codes of Western Australia as being 'a person who is aged 55 years or over'. The proposal incorporates a clubhouse and other recreational facilities which are for the predominate use of residents.

However, the predominant use of the site would remain residential which is consistent with the objectives of the 'Residential zone'. It is for these reasons Officer's believe that the proposal is considered to best defined as a 'lifestyle village' which is not a use that is listed in the Scheme.

#### Location & Amenity

The site is highly visible from Mitchell Avenue being located on the western slope of Mount Ommaney, a main entry point into the Northam townsite from Perth. The development has been designed to ensure that view corridors are maintained to Mount Ommaney by parkland corridors and extensive landscaping around the perimeter of the site to provide for additional screening and enhanced overall amenity of the site.

Extensive earthworks such as filling and retaining walls will be limited. Instead alternative building methods such as pole homes or 'split-level' home designs that are compatible with the natural topography of the land will be utilised.

#### Fencing

The proponent is requesting a variation to the Shire's Local Fencing Law which specifies that a sufficient fence on a residential zoned lot shall be constructed of materials such as the product known as Colorbond®, masonry or timber. However, due to the size of the site, rural farm style fencing has been proposed. It is considered that the proposed farm style fencing is acceptable as it is considered that a large amount of solid Colorbond® fencing on this site would have a detrimental impact upon the visual amenity taking into consideration the sloping topography.

Privacy would be maintained by the developer through the careful sighting of each dwelling taking into consideration the placement of windows and alfresco areas. Landscaping such as hedging would also be incorporated to establish 'boundary lines' between individual dwellings in lieu of 1.8m high fences.

#### Bushfire

As the site is located within a designated bushfire prone area, a Bushfire Attack Level Assessment (BAL) was required to be carried by a qualified bushfire assessor. The results of the assessment indicated that parts of the site were classified as a BAL 12.5 whilst the remainder of the site has been classified as BAL-Low. BAL-Low and BAL 12.5 are the lowest two risk ratings that can be

achieved and the development will be compliant with State Planning Policy 3.7 – Planning in Bushfire Prone Areas.

#### Access Roads

Primary access to the site will be via Mount Ommaney Road. This road is already bituminised and has adequate width of 6m and does not require any further widening to accommodate the additional traffic generated by the proposed development.

Secondary access to the site will be via Gratte Street. One of the submissions received raised concerns in relation to the current condition of Gratte Street, which is an unsealed gravel road. The submitter requested that the entire length of Gratte Street be bituminised to their residence at the end of the street, however this request is considered to be unreasonable by Officers as the residents of the lifestyle village will not use the entire length of this road. It is therefore recommended as condition of approval, that Gratte Street be upgraded to the entry point of the lifestyle village only.

The intersections between Mount Ommaney Road and Mitchell Avenue and the intersection of Gratte Street and Mitchell Avenue will both require safety upgrades including road widening to allow for turning lanes and street lighting. The upgrading of both intersections is recommended as conditions of approval.

#### Waste Disposal

One of the submissions received also raised a query regarding how garbage trucks will collect rubbish generated by the residents of the lifestyle village. As outlined in the background section of the report, the lifestyle village has been designed to be 'eco-friendly' which will significantly reduce waste, all excess waste will be collected by Avon Waste from designated rubbish bin collection points throughout the lifestyle village. It is expected that the existing residents of Gratte Street will continue to place their bins at the shared collection point located on the northern side of the pipeline.

#### Conclusion

The proposed lifestyle village would provide a much needed housing to meet the demand for high amenity and would help establish Northam as a more attractive option for retirees to remain in Northam and also bring more residents to the town. The lifestyle village is also expected to create new employment opportunities in construction in the short term and in site management and maintenance and hospitality in the longer term.

The development has been designed to a high standard incorporating ecofriendly design principles and makes best use of the sloping site. It is considered that the development will improve the visual amenity at an important entry point into the Northam town site.

## **RECOMMENDATION**

That Council grant Development Approval for the proposed 'Use Not Listed (Lifestyle Village) at Lot 9000 Mt Ommanney Road, Northam as outlined in the Application received 21<sup>st</sup> December 2016 (Application P16146) subject to the following conditions:

### **GENERAL CONDITIONS**

1. The development hereby permitted must substantially commence within two years from the date of this determination notice.
2. The development hereby permitted taking place in accordance with the approved plans dated 15/02/2017.
3. A memorial is to be placed on the title specifying that residents of the lifestyle village are to be aged over 45 years.
4. The stormwater shall be discharged in a manner so that there is no discharge onto the adjoining properties to the satisfaction of the local government.
5. The walls and roof of buildings are not permitted to be clad in zincalume or similar highly reflective materials.
6. All activities associated with the construction of the development must be carried out to the satisfaction of the local government and all care must be taken to minimise the effect of such activities on the amenity of the locality.
7. Fencing is permitted to be constructed of 'farm style wire', however barbed or razor wire fencing is not permitted unless specific approval is granted by the local government.
8. The use of the recycling centre, resident's workshop and caravan and boat parking area is restricted to residents use only.

### **CONDITIONS TO BE MET PRIOR TO THE COMMENCEMENT OF STAGE 1 OF THE DEVELOPMENT**

9. Prior to commencement of Stage 1 of the development, a Traffic Management Plan shall be submitted and approved by the local government. Once approved, the Traffic Management Plan is to be implemented in its entirety.
10. Prior to commencement of Stage 1 of the development, an Urban Water Management Plan is to be submitted and approved by the local government.
11. Prior to commencement of Stage 1 of the development, the proponent is to demonstrate that the development can be connected to an approved effluent disposal system.

### **CONDITIONS TO BE MET PRIOR TO OCCUPATION OF STAGE 1 OF THE DEVELOPMENT**



12. Prior to full occupation of Stage 1 of the development, Gratte Street-road surface between Mitchell Avenue and the development entry points as shown on the approved site plan is to be sealed, kerbed and widened to the specification and satisfaction of the local government.
13. Prior to occupation of Stage 1 of the development, the Mitchell Avenue and lot entry point intersections with Mount Ommanney Road is to be upgraded, widened and turning lanes installed to the specification and satisfaction of the local government.
14. Prior to the full occupation of Stage 1 of the development, the Mitchell Avenue and lot entry point intersections with Gratte Street is to be upgraded, widened and turning lanes installed to the specification and satisfaction of the local government.
15. Prior to full occupation of Stage 1 of the development, the clubhouse facility are to be constructed in accordance with the approved plans.
16. Prior to occupation of Stage 1 of the development, a Bushfire Management Plan is to be submitted to and approved by the local government. Once approved, the Bushfire Management Plan is to be implemented in its entirety.
17. Prior to occupation of Stage 1 the development, the development hereby permitted shall be connected to an approved effluent disposal system.
18. Prior to occupation of Stage 1 the development, an overall Operational Management Plan to the satisfaction of the local government shall be submitted to and approved by the local government. The plan shall address the following matters:
  - Security and monitoring of public access to the site;
  - Complaints Handling;
  - Management of Residents pet animals;
  - Management of external storage within residents private yard areas;
  - Emergency Evacuation Procedures;
  - Landscaping & Vegetation Maintenance;
  - Waste Disposal Management;
  - Noise Management, particularly noise emanating from the activities undertaken in the residents workshop;
  - Odour Management in relation to the recycling facility;
  - Hours of Operation for the Clubhouse, Recycling Centre and Residents Workshop; and
  - Lighting.

**CONDITIONS TO BE MET PRIOR TO THE COMMENCEMENT OF EACH SUBSEQUENT STAGE OF THE DEVELOPMENT**

19. Prior to commencement of each subsequent stage of the development, a detailed site plan of the area covered by the particular stage, shall be submitted to and approved by the Executive

**Manager Development Services. The plan shall address the following matters:**

- Pedestrian Paths;
- Shared Bin Aprons;
- Visitor Car Parking Bays;
- Internal Road Lighting;
- Indicative position of driveways;
- Detailed Landscaping Plan;
- Natural Ground Levels;
- Indicative Finished Floor Levels; and
- ATU Units and Irrigation Areas.

20. Prior to commencement of each subsequent stage of the development, detailed engineering drawings of the internal roads are to be submitted and approved by the Executive Manager Engineering Services.

**CONDITIONS TO BE MET PRIOR TO OCCUPATION OF EACH SUBSEQUENT STAGE OF THE DEVELOPMENT**

21. Prior to occupation of Stage 2, additional native vegetation is to be planted and maintained on the property and to screen the caravan & boat parking area, residents workshop and recycling facility from the adjoining properties to the satisfaction of the local government.
22. Prior to occupation of each subsequent stage of the development, the car parking and loading area(s), and vehicle access and circulation areas shown on the approved staging plan, including the provision of universally accessible (disabled) car parking, is to be constructed, drained, and line marked to the satisfaction of the local government.
23. Prior to occupation of each subsequent stage of the development, vehicle access to each dwelling must be provided via sealed and line marked internal roads as shown on the approved staging plan with dimensions adequate to allow two way vehicle access and waste disposal vehicle access and emergency vehicle access.
24. Prior to occupation of each subsequent stage of the development, landscaping is to be completed in accordance with the approved plans or any approved modifications thereto to the satisfaction of the local government.
25. Prior to occupation of each subsequent stage of the development, stormwater drainage works must be completed in accordance with the approved plans to the satisfaction of the local government.
26. Prior to occupation of each subsequent stage of the development, the development hereby permitted shall be connected to an approved effluent disposal system.
27. Prior to occupation of each subsequent stage of the development, one designated bin apron for every 5 dwellings shall be set aside for the purpose of the collection of waste disposal bins.

28. Prior to the occupation of each subsequent stage of the development, a designated rubbish bin storage area shall be provided for each dwelling, resident's workshop and the clubhouse. Such area(s) shall be screen-fenced so as not to be visible from internal thoroughfares.
29. Prior to the occupation of each subsequent stage of the development, each dwelling is to be assigned an identification number to the satisfaction of the local government.
30. Prior to the occupation of each subsequent stage of the development, directional signage including signage displaying the internal road names shall be installed to the satisfaction of the local government.
31. Prior to occupation of each subsequent stage of the development, a minimum of 1 car parking bay is to be provided for the exclusive use of each dwelling containing 1 or 2 bedrooms.
32. Prior to occupation of each subsequent stage of the development, a minimum of 2 car parking bays are to be provided for the exclusive use of each dwelling containing 3 or more bedrooms.
33. Prior to occupation of each subsequent stage of the development, one designated visitor car parking bay is to be provided for every five dwellings.

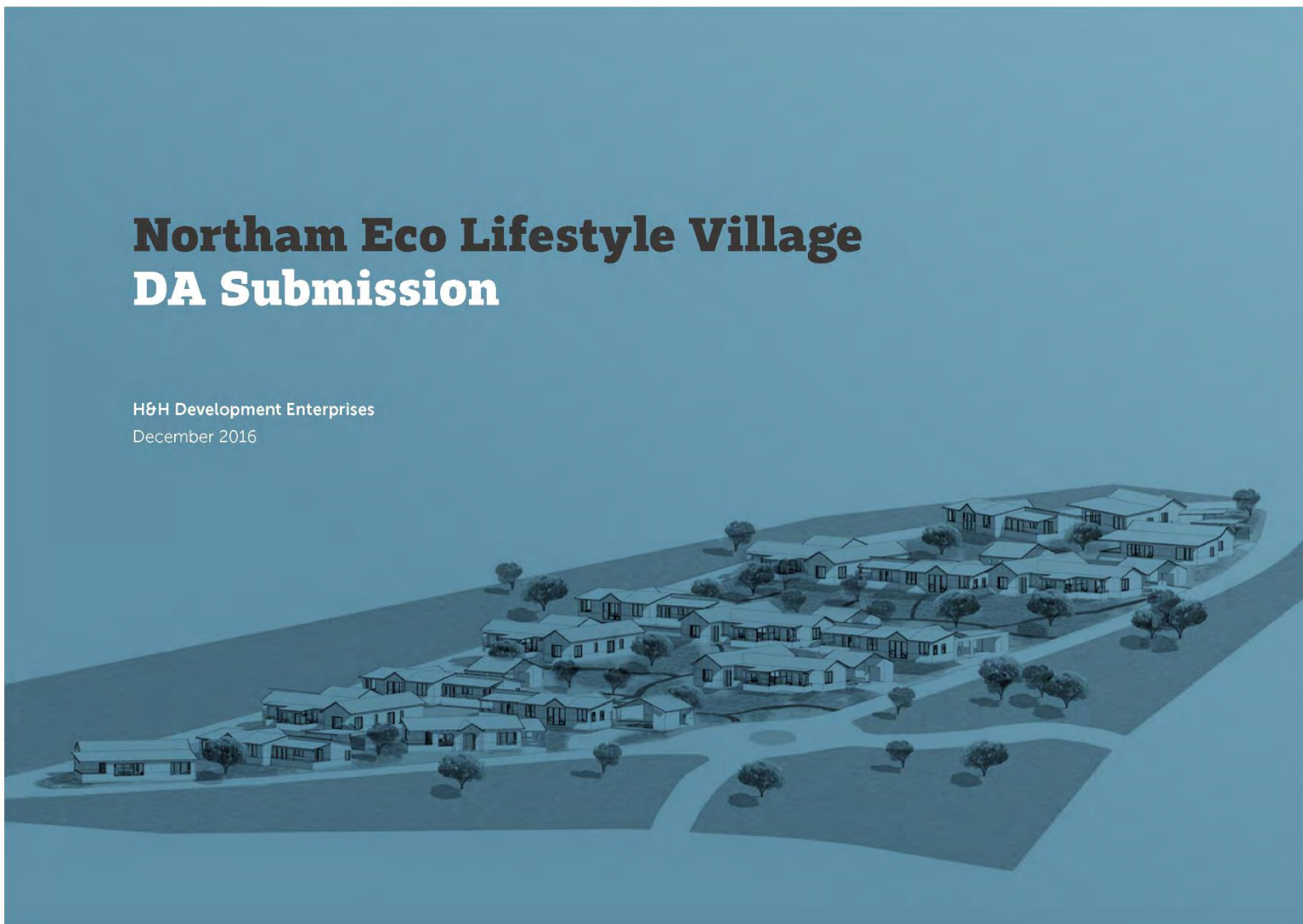
#### **CONDITIONS REQUIRING ONGOING COMPLIANCE**

34. All car parking/loading areas, and vehicle access and circulation areas are to be maintained and available for car parking/loading, and vehicle access and circulation on an ongoing basis to the satisfaction of the local government.
35. All landscaped areas are to be maintained on an ongoing basis to the satisfaction of the local government.
36. The on-site drainage system shall be maintained on an ongoing basis to the satisfaction of the local government.
37. The waste bin area(s) shall be maintained on an ongoing basis to the satisfaction of the local government and shall not be used for any other purpose.
38. Unobstructed sight lines are to be maintained at vehicle access points, including where driveways meet internal roads and pedestrian paths.

Attachment 1

# Northam Eco Lifestyle Village DA Submission

H&H Development Enterprises  
December 2016





**Contact**

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# 1. Introduction



4

### Purpose of Application

Planning Approval is sought for a Lifestyle Village containing 250 dwellings on a portion of Lot 9000, Mt Ommaey Road, Northam.

H&H Development Enterprises Pty Ltd (HHDE) as development managers for Quickfire Property Trust No 1 the owners of Lot 9000 propose to develop, build and manage the Northam Eco Lifestyle Village providing a unique country community lifestyle for over 45s.

The development is based on a 60 year land lease model with innovative quality designed modular housing that, being relocatable, lightly touch the land respecting the land form and creating a community that interacts sustainably in the emerging shared economy.

### This Proposal in the Regional Context

The site known as Lot 9000 is located on the planned western urban front of Northam. Northam is the regional centre for the Wheatbelt Region which is located approximately 96 km east of Perth and is a nominated Super Town under the State Government's Regional Centres Development Plan. The Super Towns program was established to assist diversify and decentralise Western Australia's projected population growth by providing attractive alternate residential locations outside of Metropolitan Perth.

The development of a Lifestyle Village for over 45s in Northam represents a timely and warranted proposal that seeks to fulfil a growing market segment in the Northam and Avon sub region.

The Avon Subregional Economic Strategy provides great context setting for the support of this Development Application.

*"Affordability and proximity factors make the Avon subregion highly attractive to Baby Boomers seeking to downsize the family home, cash out their equity to fund their retirement and relocate to a more rural setting.*

*The growth in the residential population in the Avon has and will continue to underpin demand for community services and facilities in the subregion. This includes, but is not limited to:*

- Child care services
- Primary, secondary and tertiary education
- Community Resource Centres and Libraries
- Aged Care and Retirement Villages and
- Hospitals and health services

*In 2011, people aged 65+ accounted for 17.1% of the Avon population. This is above the average in Metropolitan Perth (11.9%) and Western Australia (12.3%), highlighting the older population profile of the region. Towns such as Wyalkatchem (27.3%), Beverley (24.5%) and Quairading (21.4%) all have more than one fifth of their current populations aged 65 and over.*

*Northam has a 37% share of the 65+ population of the Avon Subregion, with Toodyay and York accounting for approximately 15% each.*

*The affordability of the sub-region relative to Perth, coupled with the ageing of the population and regionally significant health care provision, will also underpin demand for retirement housing. The provision of quality, affordable lifestyle villages in the region, particularly in centres with strong health care provision and strong natural amenity, is required. Targeting niche village types, like recreational vehicle-conducive villages, that leverage*

*existing comparative advantages of the sub-region will help differentiate the Avon from outer metropolitan and regional markets.*

*Overall the local governments in the Avon are expecting an aging population, either existing or moving to their district and hence are planning for services and infrastructure to target this demographic."*

The approval of the Northam Eco Lifestyle Village will enable a portion of the fulfilment of the identified demand in the Avon Subregion both from the region and the Metropolitan Area providing Country Lifestyle on the City's Doorstep.

### About H&H Development Enterprises

H&H Development Enterprises Pty Ltd (H&H) was founded by Mike Hollett and Chris Harrison in June 2014 to provide affordable housing with resort style community living that offers alternatives to traditional retirement village offerings.

**H&H's vision is to:**

**'Develop, build and manage integrated, innovative affordable lifestyle communities'**

Mike and Chris have a passion about building affordable communities that are based on sustainable living guidelines with friendly open village feel with community centred facilities for over 45s. Having extensive experience building and operating Lifestyle Villages, H&H are providing a new benchmark in delivering the Northam Eco Lifestyle Village.

[hhdevelopment.com.au](http://hhdevelopment.com.au)



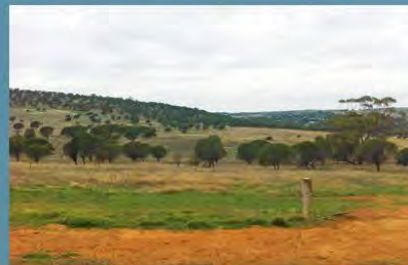
## 2. Subject Land

The site is known as Lot 9000 on Deposited Plan 54207 Vol 2674 and Folio 126, Mitchell Avenue, Northam.

The property is owned freehold by Quickfire Property Trust No 1. A copy of the Certificate of Title and Deposited Plan is attached as Appendix 1.

The property has an area of 50.8ha of which approximately 20ha is proposed for a 250 modular home Lifestyle Village. The site is generally utilised for rural purposes and comprises open grazed pasture on the lower and mid slopes with lightly treed upper slopes.

The subject land is in the planned urban expansion precinct of Mt Ommaney and ideally located just minutes from central Northam close to all retail, commercial, health and recreational facilities.









## 3. The Proposal

### Outline of Proposed Development

The Northam Eco Lifestyle Village will be a high quality housing development for over 45s designed to complement the 'town in the valley' feel of Northam. It will be one of the key entry statements seen as people enter Northam from the west along Mitchell Avenue.

The 250 modular homes will be clustered in pods ranging from 6 to 15 reflecting existing landform with a light touch approach of homes sitting on steel supports under a suspended prestressed concrete slab or retained through the base as required to minimise the use of retaining walls.

Homesites are under a land lease model and will average 50% larger than traditional lifestyle village sites. These sites will predominantly remain in their natural condition minimising the impact of the built form. The homes will be designed with a mix of carports and garages. Fencing will be rural style with open wire and post.

Intertwined between the clusters of homes will be green corridors of productive landscape designed to support local and sustainable food production. These areas, along with walk and exercise trails, will encourage social interaction as well as excellent permeability and connectivity through the village.

The winter creek will be enhanced with the existing dam being reconstructed with earthworks extending upstream to create an attractive creekside setting. Stormwater runoff from homes and roads will be directed through streetside swales to the creek. This will maximise stormwater capture by the dam and downstream retention basin.

The downstream water retention basin will be created to capture stormwater and natural runoff from the lower portions of the development. This will retain the water for reuse and nutrient stripping before any flows leave the site.

A 50-bay caravan, motorhome and boat storage area with a designated Men's Shed and Recycling Centre is located in the south western corner near the Gratte Street secondary village access.





### Housing Typology

The Northam Regional Centre Growth Plan, in growing Northam to a regional centre of 20,000 within the Avon Sub-region of 50,000, recognised the need for;

- Greater housing diversity that meets the needs of a broader demographic profile; and
- Maintaining housing affordability through the encouragement of strong private sector presence.

It is acknowledged that housing typologies in the Avon subregion need to respond to microclimate and setting including raised floor levels for flooding and sloping sites and clustered buildings in hillside settings to evoke traditional rural settlement patterns.

The Northam Eco Lifestyle Village has engaged experienced architect and designer Richard Hammond to design a range of modular homes that are uniquely suited to the sloping sites. The designs take advantage of the valley views and cooling breezes in the warmer months. They are also oriented for maximum solar warming in winter.

The modular homes will be manufactured offsite and are relocatable utilising reinforced concrete slabs with steel frames, double insulation and high-quality cladding materials. All homes feature open plan living with outdoor areas and decks to take advantage of the view corridors. Elevations have a natural colour palette in sympathy with the environment.

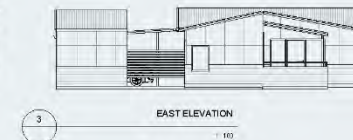
The sloping homesites will have minimal earthworks with the home modules taking advantage of the reinforced concrete slabs that can be suspended and supported on steel beams to sit above the ground. All homes will have either a carport or garage with generous enclosed storage areas and be sited to minimise steps for ease of access.



Typical 2 Bedroom Split Level



Typical 2 Bedroom & Multi-Purpose





**Typical 3 Bedroom Home**



**Clubhouse Facilities**

The Northam Eco Lifestyle Village will have an open feel 'country clubhouse' facility that will be built in a similar methodology to the housing, taking advantage of the spectacular views available nestled into the elevated hillside. Along with expansive decking and open multifunctional areas the Clubhouse will feature;

- Clubhouse entertaining area with stage
- Community kitchen/café area
- Gym and wellness centre
- Swimming pool & spa
- Lounge & fireside area
- Multifunction room/pool & billiards room
- Expansive open deck area
- Administration and sales centre
- Extensive under-croft storage area

In the Clubhouse precinct, there will be a practice bowling green and BBQ area set in a naturally enhanced landscaped area with a tree lined corridor that runs directly to the winter creek dam.

**Community Facilities Centre Plan**



Clubhouse Floorplan





### Respecting the Town in the Valley

The Northam Eco Lifestyle Village is enviably located to represent a quality rural village at the town's entrance.

The master-planning has considered in detail both the site attributes and the style and density of the lifestyle village housing ensuring enhanced liveability, respecting the unique countryside setting at the western entrance to Northam.

The combination of open corridors preserving the natural rock ridges and significant trees with green productive landscapes fed from local, non-potable water sources, provides a unique setting where many of the homes have direct access to the open space and magnificent views.







## 4. Planning Considerations

Lot 9000 Ommanney Road sits on the western urban fringe of Northam in an area earmarked for urban expansion being zoned Residential R5 in the Town Planning Scheme No 6 for the Shire of Northam as depicted in the zoning map opposite.

Lot 9000 is generally bounded by Mt Ommanney Road to the east, Gratte Street and Avon View Crescent to the west, a Water Corporation reserve for the Mundaring-Kalgoorlie water main to the south and undeveloped Residential zoned land to the north.

The proposal for a 250 home Lifestyle Village under a land lease model does not propose subdivision for the homesites but rather seeks approval to develop and operate the land lease Lifestyle Village as an unlisted use ('use not listed') in Table 1 of the Shire's Local Planning Scheme No 6.

The design of the Lifestyle Village respects the rural village feel of the Mount Ommanney precinct and will assist the Shire of Northam's objective of providing a variety of affordable housing for seniors in both Northam, surrounding towns in the Wheatbelt and attracting people from Perth to retire in Northam.



## 5. Engineering and Services Considerations

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### Existing Site Conditions

The site's natural topography generally falls from north to south at an average grade of approximately 5% with levels falling from 236m AHD at the site's highest point on the north eastern boundary to 156m AHD at the lowest point in the site's south eastern corner. A very shallow natural creekline runs from north to south across the site into a farm dam located around the centre of the site.

The local geology is granite rock which weathers to a coarse grained sandy material containing a small percentage of clay overlying granite boulders and bedrock. A geotechnical report by CWM has been prepared for the site and is included in Appendix 3 and classifies the Site as Category M.

### Roads and Traffic

Access to the site is from either Gratte Street on the site's western boundary or Mt Ommanney Road on the site's eastern boundary.

The site's current main access is via Mt Ommanney Road which is a sealed road with a 6m wide pavement in a 20m wide road reserve. Gratte Street is also a 20m wide reserve with a 6m wide unsealed gravel road.

The proposed development masterplan for the Northam Eco Lifestyle Village has the main entry off Mt Ommanney Road with secondary emergency exit available to Gratte Street.

As a private estate the internal roads are maintained by the Lifestyle Village operator and the road reserves will be 6m wide. The design has catered for local council bin points for pick up at designated areas for each cluster of homes in the Northam Eco Lifestyle Village.

From a village of 250 homes with an expected longer term occupancy of 1.5 persons per dwelling and with the majority of people being retired or semi-retired, the likely traffic movements will have a minimal impact on Mt Ommanney Road and almost negligible on Gratte Street as the emergency secondary access road. A traffic impact assessment will be conducted as part of the proposed DA conditions.

### Bushfire Management

The proposed development on the mid to lower slopes of the site provides a development footprint downslope from the northern ridgeline and treed upper slopes of Mt Ommanney. The bushland on the eastern side of Mt Ommanney Road whilst separated from the development site is adjacent and provides some fuel loads that need to be managed and acknowledged as this land is earmarked to be retained as public open space.

A bushfire assessment report will be conducted as a part of the proposed DA conditions and all dwellings and habitable buildings will be designed and constructed in accordance with the BAL rating.



### Water Supply

#### Potable Water

The Water Corporation's DN900 Mundaring - Kalgoorlie water pipeline runs in a reserve along the site's southern boundary. There is an existing DN100 water main on Gratte Street on the site's western boundary, which comes off the Mundaring-Kalgoorlie pipeline and services the properties located along Gratte Street.

The existing DN 100 water main in Gratte Street is sufficient to service the private development with potable water with internal enhancement of pressure as a part of the private works as required to service the more elevated portions of the Lifestyle Village site.

#### Non Potable Water Supply

From the masterplan design of the Village to the homes and the landscape treatment all aspects of the Northam Eco Lifestyle Village optimise water collection and retention and reuse.

Sources of non-potable supply include:

- Natural winter creek flow into reconstructed dam
- Stormwater from the roads and roof runoff will be directed via swales to the dam and the lower retention basin for irrigation of the productive landscapes and open spaces.
- Groundwater from on-site bore already drilled is fresh and of sufficient quantity to supplement the irrigated landscape

- Treated wastewater from the homes will be irrigated to the productive landscapes and open spaces between the clusters of homes. This wastewater will be treated through the on-site Aerobic Treatment Units (ATU) which will significantly reduce Nitrogen and Phosphorous levels and disinfect the water with Ozone providing safe recycled water for sub-surface irrigation.

By optimising the capture and reuse of these sources of non-potable supply it will enable the Northam Eco Lifestyle Village to preserve potable supply for in house use only reducing demand considerably.

#### Stormwater Management

Stormwater runoff from within the Lifestyle Village will be managed via roadside swales wherever possible to capture and infiltrate runoff at source and minimise the requirement for formal piped stormwater drainage.

The existing farm dam and the informal creekline through the north of the site are intended to be retained and enhanced through a public open space corridor through the Lifestyle Village. The dam and additional stormwater retention area at the southern end of the site will be used to retain and remove nutrients from stormwater runoff and attenuate flows in major storm events.

#### Wastewater Management

The site is remote from reticulated sewer and on-site secondary wastewater treatment and recycling will boost site-generated non-potable supplies and ensure potable water is not used on the gardens and landscape areas.

The preferred on-site secondary wastewater treatment system is the Aquarius 0-3 Alternative Treatment Unit.

The Aerobic Treatment Units are designed and engineered in Germany and assembled and supported in Australia by Aquarius. The robust and durable injection moulded tanks deliver:

- reliable treatment of wastewater under SBR (sequential batch reactor) technology
- automatic sludge return
- Nitrate and Phosphate reduction
- Advanced air lift technology in place of pumps
- Lower operating and maintenance costs

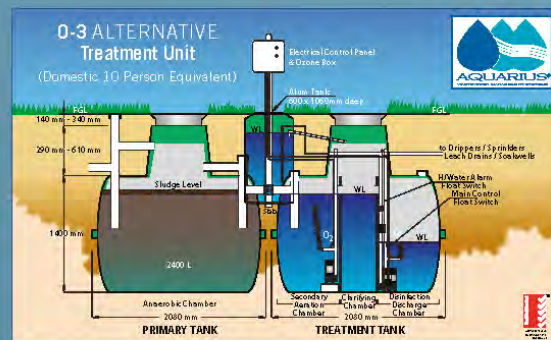
All units are to Australian Standard Certification and are WA Health Department Approved.

With ozone treatment built in to the unit, the treated wastewater is disinfected to a standard verified by the Health Department as suitable for irrigation both sub-surface and via sprinkler.



The decision to use a Health Department approved ATU with secondary treatment chambers for aeration, clarification and disinfection provides a higher level treatment and thereby produces a fit for purpose source of non-potable irrigation water. Key aspects that support this safe and sustainable use of these ATUs are:

- the site is not in a sewage sensitive area
- it is likely that the 4KL ATU systems will be used with 3 large tanks as these are sized sufficiently to service a 20-lot stage based on average occupancy rates per home which will simplify operations and provide greater redundancy capacity
- taking into consideration the soil types and geotechnical information, there is more than adequate separation from groundwater to exceed the 0.6 to 1.5m requirement
- the method of irrigation will be sub-surface and in the landscaped areas within each stage of the Village with more than twice the land area required being available
- stand-by pumps will be in the ATUs as back up and innovative leach drains will be installed to manage overflow in case of power disruption
- residents in the village will be educated on the management of the system including what chemicals upset the system and the eco lifestyle philosophy encourages behaviour that respects the water cycle and the reduce, reuse and recycle outcome
- the maintenance rests with the Lifestyle Village owner who is on site



\*Poly tank version shown. Also available in concrete tanks.

**Aquarius® Alternative Treatment Units**

The complete range of Aquarius® ATUs treat all the wastewater from the residential home or commercial site. The wastewater (from WC, kitchen, bathroom and laundry) is treated to current Department of Health WA Standards that allow it to be used for irrigation in garden beds, orchards, etc., or deposited into leach drains, soakwells and aquasafed rains. In addition the O-2 NR and O-3 models further treat the water to reduce phosphorus and nitrogen and these two ATU models are classified as nutrient retentive which is essential in water catchment areas, environmental sensitive areas and to comply with some local shire requirements.

The Aquarius® O-3 ATU we believe to be the most environmentally friendly ATU on the market by using Ozone as the final disinfection process. Ozone is many times more effective than chlorine and the by-product of Ozone is Oxygen.



**Aquarius® Systems**

1 - 5 Bedrooms	O-3 ATU	O-2 NR ATU	O-2 ATU
6 - 8 Bedrooms	O-3 3KL ATU	O-2 NR 3KL ATU	O-2 3KL ATU
Commercial	Aquarius® Standard or Custom Designed Commercial Systems Please speak to our Sales Consultant		

**Specifications**

System Features	O-3	O-2 NR	O-2
PolyDurlan Plastic or Concrete Tank Construction	✓	✓	✓
Nutrient Retentive (Phosphorus reduction)	✓	✓	✓
Ozone Disinfection	✓	✓	✓
Recycles all wastewater through irrigation into gardens, orchards, etc.	✓	✓	✓
Supplied complete with irrigation components, electrical components and pumps	✓	✓	✓
Footprint required approx 6m x 2.5m x 2m**	✓	✓	✓
Low Energy use	✓	✓	✓
Irrigation Area			
Above Ground Spray Irrigation	✓	✓	✓
Sub-Surface Drip Irrigation	✓	✓	✓
Irrigation area in sandy soil conditions ~1150m²	✓	✓	✓
Other Disposal Options			
Leach Drains / Soakwells / Aquasafe Drains	✓	✓	✓
Maintenance			
Service calls per year as per DoH WA requirements	2	2	2
Manufacturers Warranties			
PolyDurlan Plastic Tank 15 years	✓	✓	✓
Orange Pump 1 year	✓	✓	✓
Irrigation and Electrical components 1 year	✓	✓	✓
Approvals			
Fully approved by the Department of Health	✓	✓	✓
Australian Standards approved AS/NZS 15463	✓	✓	✓
Why choose Aquarius			
Wholly owned West Australian Company	✓	✓	✓
Manufactured in Western Australia	✓	✓	✓
Extensive Support Network covering all of WA	✓	✓	✓
Local Agents fully trained and registered with Department of Health WA	✓	✓	✓

\*\*Subject to local authority approval.

## Power

### Existing Infrastructure

Existing overhead Western Power HV distribution lines run along Mitchell Avenue and Gratte Street and also to the tower at the top of Mt Ommanney Road. There is also existing LV overhead power lines on Mitchell Avenue and Gratte Street servicing existing properties. The location of existing Western Power infrastructure and network capacity is shown in the Engineering Services Report in Section 6.2.

### Network Capacity

Western Power's network capacity mapping tool (NCMT) shows that the network has remaining capacity of <5MVA to service new connections to the network which is sufficient to service the potential demands of this development.

The Northam Eco Lifestyle Village will require substantially less electricity from the network as a combination of solar arrays with banks of batteries will be optimised and staged to grow to deliver capacity to the local village grid requiring limited back up from the conventional Western Power grid.

In discussions with senior executives from Western Power there is appetite to explore an innovative trial providing power generation benefits to both parties.

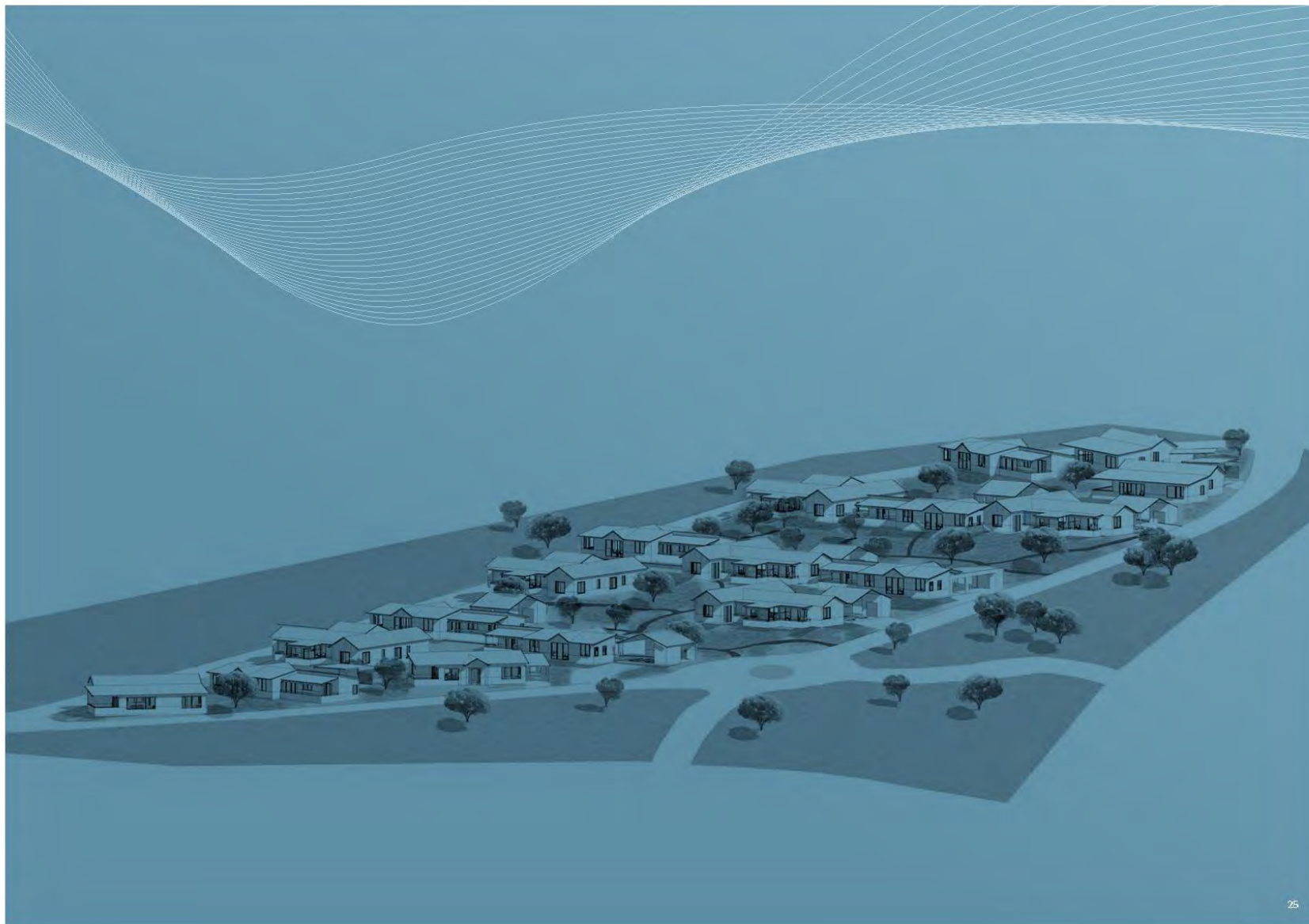
## Gas

There is no reticulated gas network in Northam and any internal gas supply will need to be via bottled gas supply.

### Communications

Telstra has existing infrastructure in Mitchell Avenue and Gratte Street to service the existing properties in the area. It is envisaged that telecommunications and broadband infrastructure in this development would be supplied via the National Broadband Network (NBN) which will involve the installation of an approved pit and pipe system as part of the development.

The NBN rollout is enabled to commence in this area and an application for this service is pending.



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## 6. Sustainability

The Northam Eco Lifestyle Village is designed to 'do more with less' with natural resources and touching lightly the landscape with homes and structures that minimise earth-working and retaining walls. Lower use of utility services of potable water and power not only reduces user costs but generate a much lower carbon footprint.

It is estimated that the Eco Lifestyle Village will achieve a 40% reduction in potable water use, with only non-potable sources used outside the dwellings and Clubhouse.

Reliance on conventional Western Power grid solution will be significantly reduced by up to 80% with solar/ battery system managed by a third party in conjunction with the Lifestyle Village operator allowing electron sharing and cost transfers between users in the Village at lower than grid scheme costs.

With productive edible landscapes watered from local non potable sources, green corridors will be created between the clusters of hillside homes providing fresh fruits, nuts and vegetables for the village residents.

Social connection and community based activities will be central to the Northam Eco Lifestyle Village and will create a vibrant connected community that will contribute to the local Northam economy.

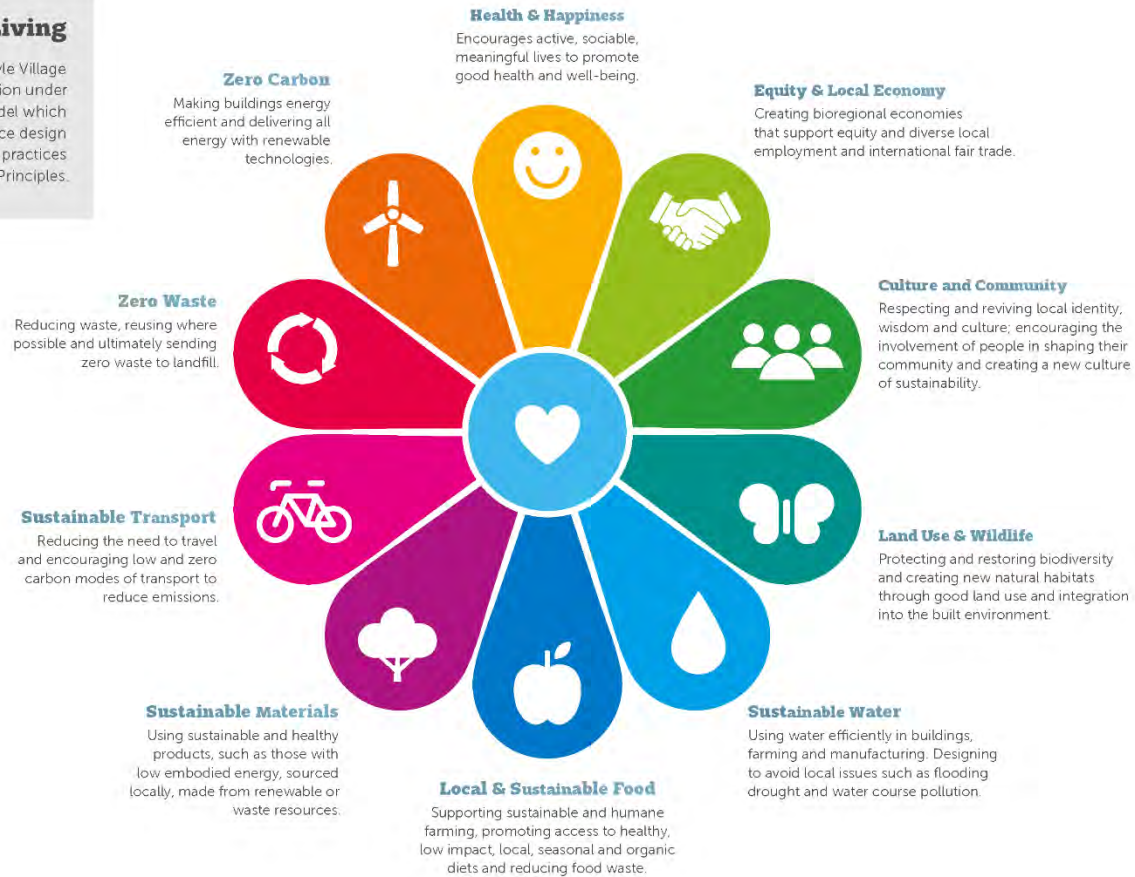
The philosophy of H&H's Eco Lifestyle Villages is well aligned to the One Planet Living international sustainability initiative and hence the Village will seek independent assessment against the framework.

One Planet Living is an initiative of Bioregional and its partners to make truly sustainable living a reality. One Planet Living uses ecological footprinting and carbon footprinting as its headline indicators. It is based on ten guiding principles of sustainability as a framework.



**One Planet Living**

The Northam Eco Lifestyle Village will be seeking accreditation under the One Planet Living model which incorporates best practice design and sustainable living practices across 10 One Planet Principles.



## 7. Implementation

The Northam Eco Lifestyle Village will be staged over an 8 to 10 year period based on demand and with stages providing leasehold sites for approximately 20 homes being produced annually.

The Clubhouse facility will be completed in the first two years to provide amenity and facilities that will enhance the lifestyle for those residents moving in to the Village as it begins.

A display village showcasing the homes will be built as a part of Stage 1 along with the main entrance. Specific home types will be pre-allocated for each homesite to optimise site orientation and landform.

The existing winter creek dam will be redesigned and reconstructed as a part of Stage 1 to capture stormwater runoff along with the lower retention basin.

Depending on the development approval, it is envisaged that on site earthworks will commence in mid-2017 with the display village opening in November 2017.

## 8. Conclusion

The Northam Eco lifestyle Village will fill a market demand for people over 45 who are seeking to downsize and enjoy country living on the city's doorstep. The marketing of Northam will be key in focussing the Perth market on looking east and not endlessly north and south along the coastal plain for a lifestyle and a town that has so much to offer.

The development will provide a sustainable boost to the local Northam economy and hopefully underpin the continued operation of the train service to Perth.





H&H Development Enterprises looks forward to working with the Shire and respectfully seeks the support of the Shire and Councillors for the expeditious approval of the Northam Eco Lifestyle Village.

## 9. Appendices


Appendix 1: Certificate of Title	Page 31
Appendix 2: Engineering Report - Wave Engineering	Page 32
Appendix 3: Geotechnical Report - CWM	Page 40




Appendix 1  
**Certificate of Title**

 <p>WESTERN AUSTRALIA</p>	<table border="1" style="border-collapse: collapse; width: 100px;"> <tr> <td colspan="2" style="text-align: center; font-weight: bold;">REGISTRATION NUMBER</td> </tr> <tr> <td colspan="2" style="text-align: center; font-weight: bold;">9000/DPS4207</td> </tr> <tr> <td style="text-align: center; font-size: 8px;">LOT OR PART OF LOT</td> <td style="text-align: center; font-size: 8px;">DATE OF REGISTRATION</td> </tr> <tr> <td style="text-align: center; font-weight: bold;">1</td> <td style="text-align: center; font-weight: bold;">1/11/2007</td> </tr> </table>	REGISTRATION NUMBER		9000/DPS4207		LOT OR PART OF LOT	DATE OF REGISTRATION	1	1/11/2007
REGISTRATION NUMBER									
9000/DPS4207									
LOT OR PART OF LOT	DATE OF REGISTRATION								
1	1/11/2007								
<p><b>RECORD OF CERTIFICATE OF TITLE</b>                  UNDER THE TRANSFER OF LAND ACT 1893</p>									
<p><small>The person described in the first schedule is the registered proprietor of an estate in fee simple in the land described below subject to the reservations, conditions and depth limit contained in the original grant (if a grant issued) and to the limitations, interests, encumbrances and notifications shown in the second schedule.</small></p>									
<p style="text-align: right;">                  REGISTRAR OF TITLES </p>									
<p><b>LAND DESCRIPTION:</b></p> <p>LOT 9000 ON DEPOSITED PLAN 54207</p>									
<p><b>REGISTERED PROPRIETOR:</b>                  (FIRST SCHEDULE)</p> <p>QUICKFIRE ENTERPRISES PTY LTD OF 131 PASCOE STREET KARRINYUP WA 6018                  (TP N408380 ) REGISTERED 15 AUGUST 2016</p>									
<p><b>LIMITATIONS, INTERESTS, ENCUMBRANCES AND NOTIFICATIONS:</b>                  (SECOND SCHEDULE)</p>									
<p><small>Warning: A current search of the sketch of the land should be obtained where detail of position, dimensions or area of the lot is required.                  * Any entries preceded by an asterisk may not appear on the current edition of the duplicate certificate of title.                  Lot as described in the land description may be a lot or location.</small></p>									
<p>-----END OF CERTIFICATE OF TITLE-----</p>									
<p><b>STATEMENTS:</b>  <small>The statements set out below are not intended to be used should they be relied on as a substitute for inspection of the land and the relevant documents or for local government, legal, surveying or other professional advice.</small></p>									
<p>SKETCH OF LAND: DP54207</p> <p>PREVIOUS TITLE: 2319-747, 2505-226, 2305-227</p> <p>PROPERTY STREET ADDRESS: NO STREET ADDRESS INFORMATION AVAILABLE.</p> <p>LOCAL GOVERNMENT AREA: SHIRE OF NORTHAM</p>									
<p>NOTE 1: DUPLICATE CERTIFICATE OF TITLE NOT ISSUED AS REQUESTED BY DEALING K413518</p> <p>NOTE 2: N384674 SECTION 138D TLA APPLIES TO CAVEAT N339300</p>									
<p>LANDGATE COPY OF ORIGINAL NOT TO SCALE Thu Nov 3 10:11:35 2016 JOB 52359127</p>									
<p>                  Landgate                  www.landgate.wa.gov.au</p>									

Appendix 2  
**Engineering Report**  
**Wave Engineering**




www.waveinternational.com



LOT 9000 MT OMMANNEY ROAD, NORTHAM  
 Infrastructure Servicing Report

H&H Development Enterprises  
 November 2016



engineering asset management project delivery



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**PROJECT BRIEF**

Project number	4293
Project title	Lot 9000 Mt Ommanney Road, Northam Infrastructure Servicing Report
Client	H&H Development Enterprises
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Lot 9000 Mt Ommanney Road, Northam

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Lot 9000 Mt Ommanney Road, Northam

## 1 INTRODUCTION

### 1.1 Background

Wave International has been commissioned by H&H Development Enterprises to prepare an infrastructure servicing report for Lot 9000 Mt Ommanney Road in Northam. The site is located on the western edge of the Northam townsite, approximately 100km east of Perth.

Lot 9000 is generally bounded by Mt Ommanney Road to the east, Gratte Street and Avon View Crescent to the west, a Water Corporation reserve for the Mundaring-Kalgoorlie water main to the south, and undeveloped rural land to the north.

This infrastructure servicing report has been prepared to support a development application to the Shire of Northam over Lot 9000. Figure 1 shows the site's location, and Figure 2 shows an aerial photo of the site.

### 1.2 Proposed land use

Lot 9000 Mount Ommanney Road is approximately 50ha in area is currently zoned Residential (R5) under the Shire of Northam's Town Planning Scheme No 6.

This infrastructure servicing report has been prepared to support a development application for the site, which is intended to be developed as a ~250-lot lifestyle village (in the central and south-eastern parts of the site), with remnant undeveloped land to the north and west, surrounding the lifestyle village.

A concept development plan for the site is included as Figure 3.

### 1.3 Existing site conditions

The site's natural topography generally falls from north to south at an average grade of approximately 5%, with levels falling from 236mAHD at the site's highest point on the north-eastern boundary to 156mAHD at the lowest point in the site's south-eastern corner. A very shallow natural creekline runs from north to south across the site, into a farm dam located around the centre of the site.

The published geological mapping for the area indicates that the site conditions are expected to be variably weathered granitoid rock overlain by residual and colluvial/alluvial deposits of sand, clay and loam.

A geotechnical site investigation was carried out by CMW Geosciences on 30 August 2016, which found that the site conditions were generally consistent with the published geology for the area. The site investigation found the site to be underlain by sands, sandy clay, clay and clayey sand overlying weathered granite which becomes less weathered at depth. The in-situ sands and extremely weathered granite materials can be readily excavated, while rock breaking equipment may be required to excavate below the test pit refusal depths which ranged from 0.75m to 2.1m below natural surface level.

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Lot 9000 Mt Ommanney Road, Northam

## 2 ROADS & TRAFFIC

Access to the site is from either Gratte Street on the site's western boundary or Mt Ommanney Road on the site's eastern boundary.

The site's current main access is via Mount Ommanney Road, which is a sealed road with a ~6m wide sealed pavement in a 20m wide road reserve. Gratte Street is also a 20m wide reserve with a ~6m wide unsealed gravel road.

The proposed development concept plan shows access the main access to the lifestyle village being from Mt Ommanney Rd on the site's eastern boundary, with a secondary access via Gratte Street on the site's western boundary.

The site will be a land-leased lifestyle village, with internal roads owned and maintained by the village. The internal access roads are expected to be 6m wide with a ~4m pavement.

## 3 WASTEWATER

### 3.1 Existing infrastructure

The Water Corporation does not have any existing wastewater infrastructure in the immediate vicinity of the site, with the nearest Water Corporation gravity sewer located approximately 1km to the east of the site, on Mitchell Avenue.

### 3.2 Wastewater management

Wastewater would typically be required to discharge to the Water Corporation's sewer reticulation network, approximately 1km east of the site. However, an exemption applies under the Water Services Act 2012 for "water service providers providing water services on single premises under their control or management". This exemption applies to property managers (including the operators of a lifestyle village) from having to obtain a water service licence from the Economic Regulation Authority for wastewater recycling systems (of a capacity up to 20kL/day), where the recycled wastewater is to be used for non-drinking purposes in accordance with the Department of Health's *Guidelines for the Non-Potable Uses of Recycled Water in Western Australia 2011*.

For this site, innovative solutions will be considered in consultation with the project's sustainability consultant to investigate the potential for re-use of treated wastewater for irrigation of crops, to minimise the use of scheme water or groundwater inside the development.


Some other alternatives for wastewater disposal include in-house greywater recycling via the separation of greywater & blackwater, or the use of constructed wetlands for treated wastewater disposal.

A land lease development will provide flexibility in the implementation of alternative or innovative wastewater treatment solutions, as the system can be managed and controlled by the village rather than individual home owners.

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## 4 WATER

### 4.1 Existing infrastructure

The Water Corporation's DN900 Mundaring-Kalgoorlie water pipeline runs in a reserve along the site's southern boundary. There is an existing DN100 water main on Gratte Street on the site's western boundary, which comes off the Mundaring-Kalgoorlie pipeline and services the properties located along Gratte Street. Figure 4 shows the existing Water Corporation Infrastructure near the site.

### 4.2 Potable water supply

The existing DN100 water main in Gratte Street is intended to supply the initial stages of the development, and an application will be made to the Water Corporation for a service from this existing main. The internal water pressures within the estate will be managed by the village, and may include the use of ground-level storage tanks to service houses at the higher elevations.


### 4.3 Non-potable water supply

The intention for the design of the development is to minimise potable water use wherever possible, which can be achieved by using alternative water sources for all non-potable purposes, including toilet flushing, washing machines, and garden & public open space irrigation.

The use of rainwater tanks that are plumbed into the house for toilet flushing & washing machine use can be a more effective method of reducing potable water use than using captured rainwater for garden irrigation, as approximately 75% of Northam's rainfall typically falls between May and September when irrigation of garden areas is not usually necessary.


Treated wastewater can provide a more constant water supply for irrigation purposes, particularly during the summer months.

Stormwater capture and reuse will also be investigated for this development - a water balance study will be required to determine the feasibility of using the existing farm dam for stormwater storage over the winter months for re-use during the summer months. This will form part of an urban water management plan for the site, which is expected to be a condition of a DA for the proposed development.



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Lot 9000 Mt Ommanney Road, Northam

## 5 STORMWATER MANAGEMENT

### 5.1 Existing infrastructure

The northern boundary of the site generally coincides with the surface runoff catchment boundary for stormwater runoff. Stormwater is conveyed via overland flow to an existing farm dam located towards the centre of the site.

Runoff from the southern part of the site will most likely be captured by the shallow v-drains along Mitchell Avenue to the south of the site, before being conveyed to the Avon River. The Shire's drainage infrastructure in Mitchell Avenue and adjacent road reserves will need to be surveyed to confirm levels & locations before detailed design of the development.

### 5.2 Stormwater drainage strategy

Stormwater runoff from within the development will be managed via roadside swales wherever possible to capture and infiltrate runoff at-source and minimise the requirement for formal piped stormwater drainage.

The existing farm dam and the informal creekline through the north of the site are intended to be retained and enhanced through a public open space corridor through the lifestyle village. The dam and additional stormwater retention areas at the southern end of the site can be used to retain stormwater runoff and attenuate flows in major storm events.


A water balance for the site will be undertaken to establish whether the existing dam and new stormwater basins can be used for the effective capture and storage of stormwater runoff for irrigation purposes over the summer months.

An urban water management plan is expected as a condition of the development application for the site, under the Department of Planning's Better Urban Water Management framework. This UWWP will present the stormwater management strategies that are proposed for implementation across the development, including details of how these measures will be implemented and ongoing maintenance and monitoring responsibilities.

### 5.3 Flood management strategy


To ensure that developed areas are not subjected to flooding, the site will be designed to divert surface runoff towards the central PDS corridor, and to discharge the site via the existing pre-development flow paths.

Stormwater modelling will be required to ensure that post-development runoff rates do not exceed pre-development levels, to protect downstream environments from flooding.



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**6 POWER**

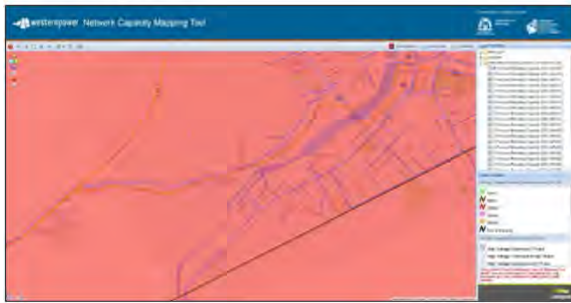
**6.1 Existing infrastructure**

Existing overhead Western Power HV distribution lines run along Mitchell Avenue and Gratte Street, and also to the tower at the top of Mount Ommanney Rd. There is also existing LV overhead power lines on Mitchell Ave and Gratte Street servicing existing properties. The location of existing Western Power infrastructure is shown on Figure 5.

**6.2 Network capacity**


Western Power's network capacity mapping tool (NGMT) shows that the network has a remaining capacity of ~5WVA to service new connections to the network, as shown in the image below.


The developers of the proposed lifestyle village intend to minimise the use of electricity from Western Power's network through the use of solar energy and community battery storage as the predominant source of electricity for the homes and village operations.



The Western Power NGMT does not indicate the need for a new feeder or other HV network upgrades, which can only be determined at detailed design stage. The allocation of remaining capacity to service new developments is determined on a first-come first-served basis when a development application is lodged.

A Feasibility study should be conducted by Western Power to determine optimum infrastructure requirements on and to provide an estimate of any HV upgrade works that may be required.


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**6.3 Funding**

The extension of any HV infrastructure to the subject site will likely be a developer funded project, depending on the staging of the development and whether the initial stages meet the economic test of the Western Power HV Pool. Developers may be entitled to a capital contribution from Western Power if capacity provided in the HV extension/upgrade is in excess of that required for the specific project.

**7 GAS**

There is no reticulated gas network in Northam, and any internal gas supply will need to be via bottled gas supply.

**8 COMMUNICATIONS**


**8.1 Existing infrastructure**

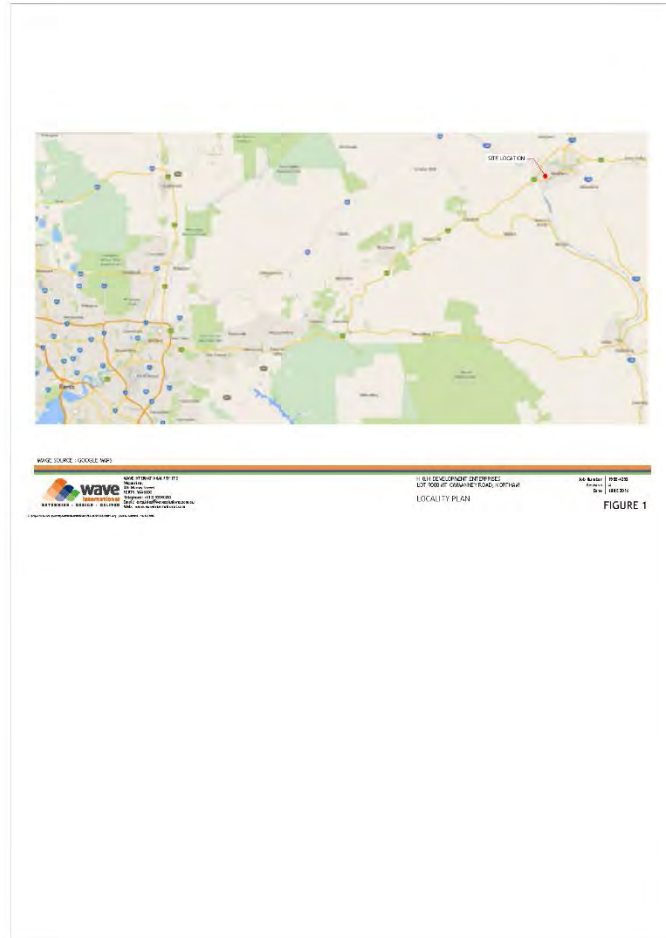
Telstra has existing infrastructure in Mitchell Avenue and Gratte Street to service the existing properties in the area. Figure 6 shows the extent of Telstra's existing infrastructure.

**8.2 Communications provision**

It is envisaged that telecommunications and broadband infrastructure in this development would be supplied via the National Broadband Network (NBN) which requires developers to install an approved pit and pipe system as part of the development.

The NBN is currently available via a fixed wireless service in the area of the proposed development, and the developer has commenced discussions with NBN Co for the provision of services to the site.


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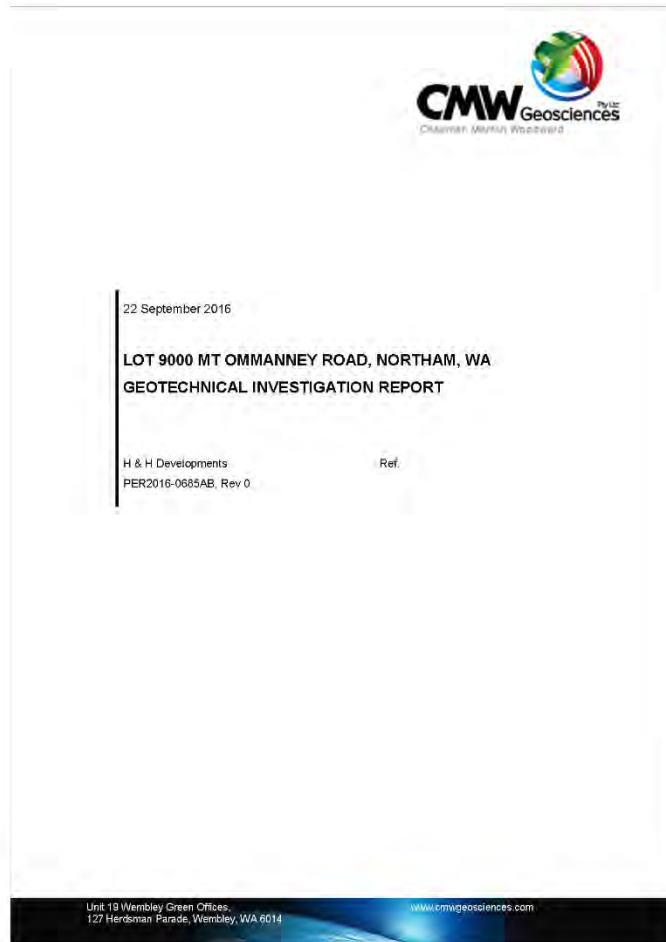








Appendix 3  
 Geotechnical Report  
 CWM



LOT 9000 MT OMMANNEY ROAD - GEOTECHNICAL INVESTIGATION REPORT 22 SEPTEMBER 2016

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 Appendix B – Laboratory Test Results  
 Appendix C – In Situ Permeability Result

CMW Geosciences Pty Ltd  
 Ref: PER2016-0685AB, Rev 0

**1 EXECUTIVE SUMMARY**

This report presents the results of a geotechnical site investigation carried out Lot 9000 Mt Ommanney Road, Northam, WA. The site is being considered for the construction of a lifestyle village development and associated roadways and carpark areas.

Based on the investigation results, the site is assessed to be underlain, to the depth investigated, by sands, sandy clay, clay and clayey sand overlying weathered granite which becomes less weathered at depth. Groundwater was encountered at depths between 1.0m-1.6m in the southwestern portion of the site within Stage 1. The findings within this report relate predominantly to Stage 1 of the concept development plan (Figure No. 01.) Test pitting within Stages 2 & 3 provide preliminary geotechnical information for the proposed later stages of development.

Recommendations pertaining to geotechnical aspects of the development are summarised as follows:

- Surficial soils and extremely weathered granite materials (Table 2) can be readily excavated using conventional earthmoving plant. A rock breaker may be required to excavate below test pit refusal depths which ranged from 0.75m to 2.1m within Stage 1. Earthworks recommendations relating to footing/subgrade preparation and fill placement are presented in Section 9.2.
- A Class M site classification to AS2870 is recommended in Stage 1 and anticipated in Stages 2 & 3 pending further laboratory testing.
- Shallow strip and pad foundations embedded into the natural soils (Section 8.2) or fill materials (Section 9.2) are suitable to support proposed building loads. Allowable bearing pressures are recommended in Section 9.4.
- The clayey in situ soils will prevent the practical use of in ground soakage systems to dispose of stormwater from the proposed development.
- Pavements should be designed on the basis of the subgrade CBR values presented in Section 9.7. An overlay design should be considered for the areas of clay soil with a subgrade CBR value of 2%.

**2 INTRODUCTION**

CMW Geosciences Pty Ltd (CMW) was authorised on 18 August 2016 by Chris Harrison of H & H Developments to carry out a geotechnical investigation of a site located at Lot 9000 Mt Ommanney Road, Northam by way of signing the authorisation portion of our proposal letter dated 22 June 2016 (Ref. PER2016-0685AA, Rev 1). The scope of work and associated terms and conditions of our engagement were also detailed in our proposal letter.

**3 SCOPE OF WORK**

As detailed in our proposal letter, the instructed scope of work conducted by CMW was as follows:

**3.1 Full Geotechnical Investigation – Stage 1**

- Desktop study of available geotechnical information including documented design parameters;
- Site walkover to assess geomorphological conditions across the site;
- Undertake a dial before you dig services search to identify underground services;
- Excavation of 20 test pits across Stage 1 (TP01 to TP20) using a backhoe to assess underlying soil and rock conditions;

- Dynamic Cone Penetration (DCP) tests adjacent to selected test pits to provide soil density/consistency profiles;
- One in situ permeability test was undertaken at the southern end of the POS corridor (HA01);
- Unblock the existing creek, as directed by the developer;
- Supply and install a water depth gauge in the existing dam (up to 5m long);
- Collect soil samples for suitable geotechnical laboratory testing including particle size distribution, percentage fines, organic content, Atterberg Limits testing, shrink swell, modified compaction, soaked CBR and constant head permeability;
- Preparation of all information into a concise geotechnical report outlining the scope of work completed, the ground conditions encountered, including groundwater and providing recommendations relating to earthworks, site classification, retaining wall design parameters, subgrade CBR and shallow foundation design parameters.

**3.2 Extra Over Items – Preliminary Investigation of Stage 2 & 3**

- Excavation of 10 test pits across Stages 2 & 3 (TP21 to TP30) using a backhoe to assess underlying soil and rock conditions;
- Dynamic Cone Penetration (DCP) tests adjacent to selected test pits to provide soil density/consistency profiles.

**4 SITE DESCRIPTION**

The proposed development site comprises an area of approximately 35Ha and is located at Lot 9000 Mt Ommanney Road, Northam, WA as shown on the attached Site Investigation Plan – Figure No. 01.

The site is located on gently undulating ground that slopes towards the south. Moderate to steep rises to the North and East flank the boundaries of the site with granitoid rocks outcropping frequently in the northwest. The site is vegetated with grasses and occasional trees located around the perimeter becoming frequent in the northwest associated with outcropping rock areas (unleased land). A small earth dam is situated in the centre of the site and contained shallow water (approx. 0.1m) at the time of the investigation.

**5 PROPOSED DEVELOPMENT**

The supplied preliminary development concept plan show that the proposed development comprises three stages. Stage 1 and 2 are a lifestyle village development and Stage 3 is the development of rural lots. There are also a number of dams, roadways and Public Open Space (POS) areas. No anticipated cut and fill plans or volumes were available at the time of writing this report.

**6 FIELD INVESTIGATION**

Following a dial before you dig search, and onsite service location, the field investigation was carried out on 30 August 2016. All fieldwork was carried out under the direction of CMW Geosciences Pty Ltd in general accordance with AS1726 (1993), Geotechnical Site Investigations. The scope of fieldwork completed was as follows:



**6.1 Stage 1**

- A walkover survey of the site to assess the general landform, site conditions and adjacent structures / infrastructure;
- Twenty test pits, denoted TP1 to TP20, were excavated using an 8.5 tonne backhoe with a 600mm wide bucket fitted with tiger teeth. Test pits were excavated to refusal depths of 0.75m to 2.1m, below existing ground levels, with the exception of TP08 which reached a depth of 2.7m before collapsing. Representative bulk and intact samples were collected to provide samples for subsequent laboratory testing. Engineering logs and photographs of the test pits are presented in Appendix A;
- Dynamic Cone Penetrometer (DCP) tests were carried out adjacent to selected test pits, in general accordance with AS1289.6.3.3, to depths of up to 3.0m to provide soil consistency profiles. Graphical results of the DCP testing are presented on the test pit logs in Appendix A;
- One in situ permeability test was undertaken at the southern end of the POS corridor, graphical results of this test are shown in Appendix C;
- Excavation to unblock the existing creek using the backhoe, as directed by the developer;
- Installation of a water depth gauge in the existing dam (up to 5m long);

**6.2 Stages 2 and 3**

- Undertake a walkover survey of the site to assess the general landform, site conditions and adjacent structures / infrastructure;
- Ten test pits, denoted TP21 to TP30, were excavated using an 8.5 tonne backhoe with a 600mm wide bucket fitted with tiger teeth. Test pits were excavated to refusal depths of 1.10m to 2.05m, below existing ground levels. Representative bulk samples were collected to provide samples for subsequent laboratory testing. Engineering logs and photographs of the test pits are presented in Appendix A;

The approximate locations of the respective investigation sites referred to above are shown on the attached Site Investigation Plan (Figure No. 01).

**7 LABORATORY TESTING**

Laboratory testing was carried out generally in accordance with the requirements of the current edition of AS 1289. All testing was scheduled by CMW and carried out by Cardno Geotech, a NATA registered Testing Authority. The extent of testing carried out to provide the geotechnical parameters required for this study are presented in Table 1.

**Table 1: Laboratory Test Schedule Summary – Stage 1 Only**

Type of Test	Test Method	Quantity
Permeability – Falling Head	AS1289.3.6.1	1
Atterberg Limits	AS1289.3.9.1, 3.1.1, 3.2.1, 3.3.1	2
Modified Compaction	AS1289.5.2.1	3
Soaked CBR tests	AS1289.6.1.1	2
Shrink/Swell Index tests	AS 1289.7.1.1	1
Organic Content	ASTM: D2974-07a Test Method C	2
Percent Fines (<75 micron)	AS 1141.1.2	2

Certificates for the test results outlined above are presented in Appendix B.

**8 GROUND MODEL**

**8.1 Geology**

Published geological maps for the area depict the land as being underlain by (Age) *Even grained granitic rocks-fine to coarse grained granodiorite, adamellite and granite* with *Overprint, indicating bedrock largely obscured by residual and colluvial/alluvial deposits*. In general terms, this can be interpreted as variably weathered granitoid rock overlain by residual and colluvial/alluvial deposits of sand, clay and loam. Based on the known history of the site and surrounding land levels, some superficial depths of fill (excavated spoil) could be anticipated immediately south of the earth dam.

**8.2 Subsurface Conditions**

The ground conditions encountered and inferred from the investigation were considered to be generally consistent with the published geology for the area. A variance between ground conditions was noted during the investigation between Stage 1 and Stages 2 & 3 and is most likely associated with the difference in relief from north to south and the subsequent degree of alluvial/colluvial sediment deposits. The area allocated Stage 1, as shown on the attached Site Plan (Figure No. 02), slopes gently towards the south and consists of residual soils overlain by material deposited by alluvial processes (transported sands and clays). These alluvial sediments are variable in thickness and depth and were likely deposited in differing energy conditions as the active drainage channel/s draining from the north of the site moved laterally over this area. The generalised ground conditions can be summarised according to the subsurface sequence in Table 2.

The areas allocated for Stages 2 & 3 as shown on the attached Site Plan (Figure No. 02), slope moderately towards the south and toward the valley centre of the site allowing faster drainage of these areas. As a result, the ground conditions comprise a more intact residual profile underlying coarser grained colluvial material. The generalised ground conditions can be summarised according to the subsurface sequence in Table 3.



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**Table 2: Summary of Encountered Soil Stratigraphy – Stage 1**

Description – TP1 to TP20	Depth to base of layer (m)	
	Minimum	Maximum
<b>TOPSOIL:</b> SAND, fine to coarse grained, sub-angular to sub-rounded, dark brown, with fines, trace rootlets. Unit not encountered in TP10.	0.0	0.5
<b>SAND,</b> fine to coarse grained, angular to sub-angular, pale brown; trace fines. Unit only encountered in TP3, TP4, TP9, TP16, TP19.	0.15	1.2
<b>Sandy CLAY/Clayey SAND,</b> medium to high plasticity, pale brown - orange brown; sand, fine to coarse grained; with trace gravel; firm becoming hard with depth; some zones of very weak cementation. Unit not encountered in TP1, TP3, TP7, TP13, TP 14, TP 18.	0.2	1.90
<b>EXTREMELY WEATHERED GRANITE,</b> fine to medium grained, mottled grey and red brown. Product of excavation includes gravel fraction (Clayey sandy GRAVEL/Gravelly sandy CLAY/Gravelly SAND/Clayey GRAVEL) approximately 10% to 20% cobbles up to 200mm across; trace boulders up to 500mm across. Unit not encountered in TP4, TP11, TP15, TP16, TP18, TP19, TP20.	0.3	2.7
<b>DISTINCTLY WEATHERED GRANITE**,</b> fine to medium grained, mottled pale grey and red brown.	Layer not penetrated by excavator	

Notes: \* TP2 was encountered between medium (disturb) CLAY (fine sand underlying topsoil) from 0.45m to 0.7m. At 0.8m, grey (disturb) fine sand and dark red granite were encountered.

\*\* TP15, TP19, TP19 and TP20 raised on sand CLAY (Extremely weathered granite).

**Table 3: Summary of Encountered Soil Stratigraphy – Stages 2 and 3**

Description – TP21 to TP30	Depth to base of layer (m)	
	Minimum	Maximum
<b>TOPSOIL:</b> SAND, fine to coarse grained, sub-angular to sub-rounded, dark brown, with fines, trace rootlets.	0.1	0.3
<b>SAND,</b> fine to coarse grained, angular to sub-angular, red-brown; trace fines. Unit not encountered in TP23, TP26, TP28 and TP29.	0.1	1.75
<b>Sandy CLAY,</b> medium plasticity, brown - orange brown; sand, fine to coarse grained. Unit not encountered in TP24, TP28, TP29, TP30.	0.8	1.90
<b>HIGHLY WEATHERED GRANITE,</b> fine to medium grained, orange brown and red brown mottled pale grey. Product of excavation includes gravel fraction (Clayey	0.2	2.1

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sandy GRAVEL/Gravelly sandy CLAY/Gravelly SAND/Clayey GRAVEL) approximately 2% to 10% cobbles up to 200mm across. Unit not encountered in TP21, TP22, TP		
<b>DISTINCTLY WEATHERED GRANITE,</b> fine to medium grained, mottled grey and red brown. Unit not encountered in TP21, TP22, TP24, TP25.	Layer not penetrated by excavator	

Notes: \* TP21 and TP22 raised on sand CLAY (Extremely weathered granite).

### 8.3 Laboratory Test Results

Results of the civil engineering laboratory tests provided in Appendix B are summarised in Table 4 below.

**Table 4: Summary of Civil Engineering Laboratory Test Results**

Test Location	Depth (mbgl)	Org (%)	Fines (%)	LL (%)	PL (%)	PI (%)	LS (%)	OMC (%)	MMDD (t/m <sup>3</sup> )	CBR (%)	Iss (%)
TP2	0.0 to 0.3	0.5	-	-	-	-	-	-	-	-	-
TP2	0.3 to 0.8	-	-	-	-	-	-	9.0	2.08	-	-
TP2	0.8 to 1.1	-	47	-	-	-	-	-	-	-	-
TP4	0.9 to 1.3	-	37	-	-	-	-	-	-	-	-
TP4	1.3 to 1.7	-	62	-	-	-	-	-	-	-	-
TP5	0.6 to 0.96	-	-	50	14	36	12.5	-	-	-	-
TP6	0.0 to 0.3	1.5	-	-	-	-	-	-	-	-	-
TP8	0.5 to 0.6	-	-	-	-	-	-	12	1.96	13	-
TP10	0.0 to 0.25	-	-	41	12	29	11.5	-	-	-	-
TP10	0.3	-	-	-	-	-	-	-	-	-	1.5
TP14	0.5 to 0.7	-	-	-	-	-	-	6.5	2.18	140	-
TP25	0.8 to 1.6	-	38	-	-	-	-	-	-	-	-
TP2	0.3 to 0.8	-	-	-	-	-	-	-	-	-	-

Notes: Coarse, sand and fines percentages are by weight. LL = liquid limit, PL = plasticity limit, PI = plasticity index, LS = linear shrinkage, OMC = Optimum Moisture Content, MMDD = Modified Maximum Dry Density, CBR = 4 day soaked California Bearing Ratio based to remould 95% of MMDD. Iss = Shrink Swell Index. † Sample remoulded to approximate in situ conditions. †† based to laboratory Shrink Swell test.

The results of the laboratory testing briefly indicate the following:

- The clays are generally medium to high plasticity and the clayey sands contain high proportions of fines (~35% to 50%) resulting in cohesive behaviour;
- The near surface topsoil material generally contains ~<1.5% organic content;
- The reactivity of the clays are generally moderate.

### 8.4 Groundwater

During our investigation, groundwater was encountered in Stage 1

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Ref: REP-2016-088548 - Rev 1

6

An existing earth dam was observed in the central northern portion of Stage 1. Historical aerial photography indicates that very shallow water remains ponded in the basin for an extended period during the wetter months of the year. Anecdotal evidence suggests that the dam has not held significant amounts of water for approximately 20 years. Groundwater was encountered in TP3, TP7, TP14 and HA1 in the southwestern portion of Stage 1 within granular layers (Gravelly SAND/Sandy Gravel/SAND) at depths between 1.0m and 1.8m indicating subterranean groundwater movement within a confined granular stratum. Perched water over the surficial clay soils must be anticipated following periods of rainfall.

### 8.5 Permeability

The result of the in-situ falling head permeability test carried out in the southern portion of Stage 1 were used to estimate the soil coefficient of permeability in accordance with the methods described in Horslev (1951). Table 5 below summarises the result obtained.

Standpipe	Screen Depth (m bgl)	Screened Formation	Test Method	Approximate Permeability	
				(m/sec)	(m/day)
HA01	0.0 to 0.55	CLAY/Sandy CLAY	Horslev (1951)	$8.21 \times 10^{-7}$	0.07

The laboratory permeability test was undertaken on a remoulded sample compacted to 95% MMDD in order to assess permeability of earthworked materials such as swales/drains and basins. The result of the test indicated a permeability of  $4 \times 10^{-3}$  m/s (0.0035 m/day).

## 9 GEOTECHNICAL ASSESSMENT AND RECOMMENDATIONS – STAGE 1

### 9.1 Uncontrolled Fill

Uncontrolled Fill (presumably excavated spoil from the construction of the earth dam) was encountered immediately south of the dam within the central portion of the site to depths of up to 2.7m below ground level. Due to its uncontrolled nature the fill is considered susceptible to excessive settlement under design foundation loads.

### 9.2 Earthworks

Relatively shallow cut and fill depths are anticipated along roadways and carparks, with negligible earthworks in field plot areas. Recommendations associated with this work are summarised as follows:

- All vegetation or deleterious materials within proposed building envelopes and roadways must be stripped and stockpiled. Any tree stumps must be grubbed out and stockpiled. These materials are suitable for landscaping purposes only. Based on our organic content testing, the near surface material contains <1.5% organic content and may be blended and re-used on site subject to additional testing and likely blend materials;
- Surficial soil and highly weathered granite materials (Table 2 & 3) can be readily excavated using conventional earthmoving plant. During the investigation, the 8.5 ton backhoe refused on the underlying granite and hard saprolitic clays overlying granite. A rock breaker or larger machinery may be required to excavate beyond test pit refusal depths which ranged from 0.75m to 2.1m;

- At the completion of excavation to design subgrade levels for slabs and pavement areas including foundation excavations, the exposed subgrade must be moisture conditioned and compacted (proof rolled) to achieve at least 95% compaction with respect to Modified Maximum Dry Density (MMDD). Any loose / soft, weak or organic materials observed during this proof roll shall be removed and replaced with compacted clean fill;
- The shear strength of clay materials exposed in footing excavations must be verified using a DCP, where a blow count in excess of 4 per 100mm is considered to indicate adequate shear strength of the soil. Any soft areas must be excavated and replaced with either lean mix concrete or compacted clay fill. Measures must be taken to limit moisture changes where clay is exposed in any excavations. Footings should be poured soon after excavation to limit the potential for excessive moisture change;
- Both cohesive and granular fill materials may be used for earthworks at the site. Granular fill must have less than 30% particles smaller than 0.075mm and a maximum particle size of 75mm. Cohesive fills must have a maximum particle size of 75mm and a liquid limit no greater than 50%. All fill materials must be free of organic or deleterious inclusions. It is considered that the granular and cohesive soils underlying the surficial topsoil are suitable for reuse as fill;
- Fill materials must be placed in layers not exceeding either 200mm for cohesive materials and 300mm for granular materials. Fill must be moisture conditioned to  $\pm 3\%$  of optimum moisture content, placed and compacted to achieve a dry density ratio of at least 95% of Modified compaction (AS1289.5.2.1). Nuclear density meter testing is recommended to confirm the target density has been achieved, and;
- The cohesive nature of the site soils will determine that they are susceptible to softening when wet and will be subject to cracking and deterioration where exposed to drying for any period of time. Therefore, across slab areas, consideration to the over-excavation and placement of a wearing course of crushed rock or similar should be made following subgrade compaction.

The technical and control requirements for Engineered Fill, including site observation and compaction testing, are outlined in AS3798. We recommend that this work, and in particular, determining the depth and extent of any Uncontrolled Fill removal during site earthworks, is completed under the direction and control of a suitably experienced Geotechnical Engineer/Engineering Geologist familiar with the contents of this report. CMW would be pleased to perform this function if required.

### 9.3 Site Classification – Stage 1

A Class M site classification to AS2670, with between 20mm and 40mm of ground movement due to seasonal moisture changes is recommended subject to the foundation preparation recommendations provided herein.

This Class M site classification may be revised to a Class S if no less than 0.8m of granular fill is placed over the cohesive subgrade. Granular fill placed for the purposes of improving site classification must have no more than 12% fines (particles < 0.075mm) and be compacted as per Section 9.2.

#### 9.3.1 Preliminary Site Classification - Stages 2 & 3

A Class M site classification is anticipated for Stages 2 & 3 based on results of the test pitting, though this classification will need verification subject to further investigation and laboratory testing.

### 9.4 Strip and Pad Foundations

The design of available foundation bearing pressures for strip and pad footings at this site has been carried out using the Terzaghi bearing capacity equation. Subject to completing the earthworks and

foundation preparation recommendations provided herein, shallow strip or pad footings founded within very stiff to hard cohesive soils may be designed on the basis of the maximum allowable bearing pressures provided in Table 6 below:

**Table 6: Summary of Shallow Footing Design Bearing Pressure**

Embedment Depth (m)	Footing Width (m)	Footing Length (m)	Allowable Bearing Pressure (kPa)
0.5	0.5 strip		350
	1.0 strip		300
	1.0	1.0	350

These values are based on a geotechnical strength reduction factor of 0.5 and an average load factor of 1.5 (Factor of Safety = 3.0). It should be noted that these bearing pressures assume isolated, vertical, non-eccentric loads. Note that embedment of shallow pad foundations is critical to ensure they are not effected by seasonal wetting and drying.

Subject to the earthworks and foundation preparation works being undertaken as described herein, it has been calculated that the total settlement of the footing configurations and design pressures outlined in Table 6 above are unlikely to exceed approximately 20mm to 25mm. Differential settlements are unlikely to exceed approximately one half of these values.

**9.5 Earth Retention**

Design parameters for retaining walls are summarised as follows:

**Table 7: Retaining Wall Design Parameters**

Soil Unit	γ (kN/m <sup>3</sup> )	φ (deg)	K <sub>0</sub>	E' (MPa)	No wall friction		Wall friction = 2/3φ	
					K <sub>a</sub>	K <sub>p</sub>	K <sub>a</sub>	K <sub>p</sub>
Clay / sandy clay / clayey sand	18	26	0.53	20	0.36	2.77	0.32	5.15

**Notes:**  
 1. Refer to Table 2 for definition of soil unit levels  
 2. γ - soil unit weight; φ - angle of internal soil friction; K<sub>0</sub> - coefficient of earth pressure at rest; K<sub>a</sub> - coefficient of active earth pressure; K<sub>p</sub> - coefficient of passive earth pressure; E' - long term Young's modulus.  
 3. Values of K<sub>0</sub> are based on initial conditions following construction of the perimeter retention system.  
 4. The retaining wall designer must adopt the above set of K<sub>a</sub> and K<sub>p</sub> parameters relevant to the actual construction method adopted  
 5. The above parameters are based on the condition of a horizontal ground surface behind the retaining structure. Applicable surcharge loads behind the wall must also be considered in the design.

Retaining structures should be designed in accordance with AS 4678-2002 'Earth Retaining Structures' or an alternate approved factor of safety approach. The compaction equipment used to compact backfill behind retaining walls must be carefully selected and preferably light-weight compaction equipment should be used. The load on the retaining wall due to compaction equipment may be estimated from Figure J5 in AS4678-2002 'Earth Retaining Structures'.

It is noted that some ground movement will occur behind temporary or permanent retaining walls. By definition, movement of the wall must occur to fully mobilise the active and passive earth pressure coefficients provided in Table 6 above. The extent of this movement is dependent on the height of retaining, type of wall selected and construction methodology. This must be considered during the design and construction of the retaining walls to ensure adjacent facilities are not adversely affected.

**9.6 Drainage**

The in-situ permeability result (0.07 m/day) indicate that site is unsuitable for the practical use of in ground soakage systems (soak wells) to dispose of stormwater from the proposed development.

The laboratory permeability test result (0.0035 m/day) may be used for design purposes of earthworked cohesive material in swales/drains.

**9.7 Pavements – Stage 1**

Based on the in-situ and laboratory test results across Stage 1, it is recommended that pavements be designed on the basis of the following CBR values:

- A CBR of 2% for clay soil over the larger portion of the site;
- A CBR of 8% for clayey sands; and

Compacted granular fill (Section 9.2) may be used as a select subgrade fill to calculate a higher design subgrade CBR values. Either Figure 8 of Engineering Road Note 9 (for an empirical design approach) or Section 8.2.2 of Austroads Part 2: Pavement Structural design (for a mechanistic design approach) may be used. Depending on the design approach and traffic load, a granular fill thickness of nominally 500mm to 600mm over clay soil could justify the use of a subgrade CBR of up to 12%.

This design CBR value is subject to the exposed subgrade being moisture conditioned and compacted in accordance with the recommendations provided in Section 9.2. It is recommended that QA / QC testing be undertaken on subgrade materials during construction.

The results of the laboratory CBR testing indicate that the granular materials encountered during the test pitting may be suitable for use as select subgrade fill, however, additional testing would be required in order to confirm this.

**10 FURTHER WORK**

Depending on final development details and, specifically, bulk earthworks plans it may be beneficial to undertake further investigation to confirm specific subgrade conditions in relevant areas (road alignments, for example).

In addition, CMW has extensive experience in the testing, observation and monitoring of earthworks programs, and would be pleased to undertake this work for the project.

**11 CLOSURE**

The findings contained within this report are the result of limited discrete investigations conducted in accordance with normal practices and standards. To the best of our knowledge, they represent a reasonable interpretation of the general condition of the site. Under no circumstances, can it be considered that these findings represent the actual state of the ground conditions away from our investigation locations.



LOT 9000 MT OMMANNEY ROAD - GEOTECHNICAL INVESTIGATION REPORT 22 SEPTEMBER 2016

If the ground conditions encountered during construction are significantly different from those described in this report and on which the conclusions and recommendations were based, then we must be notified immediately.

This report has been prepared for use by H & H Developments in relation to Lot 9000 Mt Ommanney Road project in accordance with generally accepted consulting practice. No other warranty, expressed or implied, is made as to the professional advice included in this report. Use of this report by parties other than H & H Developments and their respective consultants and contractors is at their risk as it may not contain sufficient information for any other purposes.

For and on behalf of  
**CMW Geosciences Pty Ltd**



Dave Pearce  
 Engineering Geologist



Philip Mather  
 Principal Engineering Geologist

Distribution: 1 copy to H & H Developments (electronic)  
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 Ref: FER-2016-0885AB Rev 1 11

LOT 9000 MT OMMANNEY ROAD - GEOTECHNICAL INVESTIGATION REPORT 22 SEPTEMBER 2016

**12 REFERENCES**

- AS 1289, *Methods of testing soils for engineering purposes*, Standards Australia, Sydney
- AS 1726 (inc. amendments 1 & 2), *Geotechnical Site Investigations*, Standards Australia, Sydney, 1993
- AS 2670, *Residential slabs and footings*, Standards Australia, Sydney, 2011
- AS 3798 (inc. amendment 1), *Guidelines on earthworks for commercial and residential developments*, Standards Australia, Sydney, 2007
- AS 4578 (inc. amendments 1 & 2), *Earth retaining structures*, Standards Australia, Sydney, 2002
- Perth, *1:250,000 Sheet 50-14 and part of 50-13, Zone 1 Australia Series*, Geological Survey of Western Australia, 1976
- Terzaghi, K. (1943). *Theoretical soil mechanics*. 1st ed. New York: J. Wiley and Sons, Inc.

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LOT 9660 MT OMBANNEY ROAD - GEOTECHNICAL INVESTIGATION REPORT 22 SEPTEMBER 2016

**Figures**

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**Attachment 6**

1800

2700

Compost

Compost

240L Waste Bins

Bench

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No.	Description	Date

H + H Developments

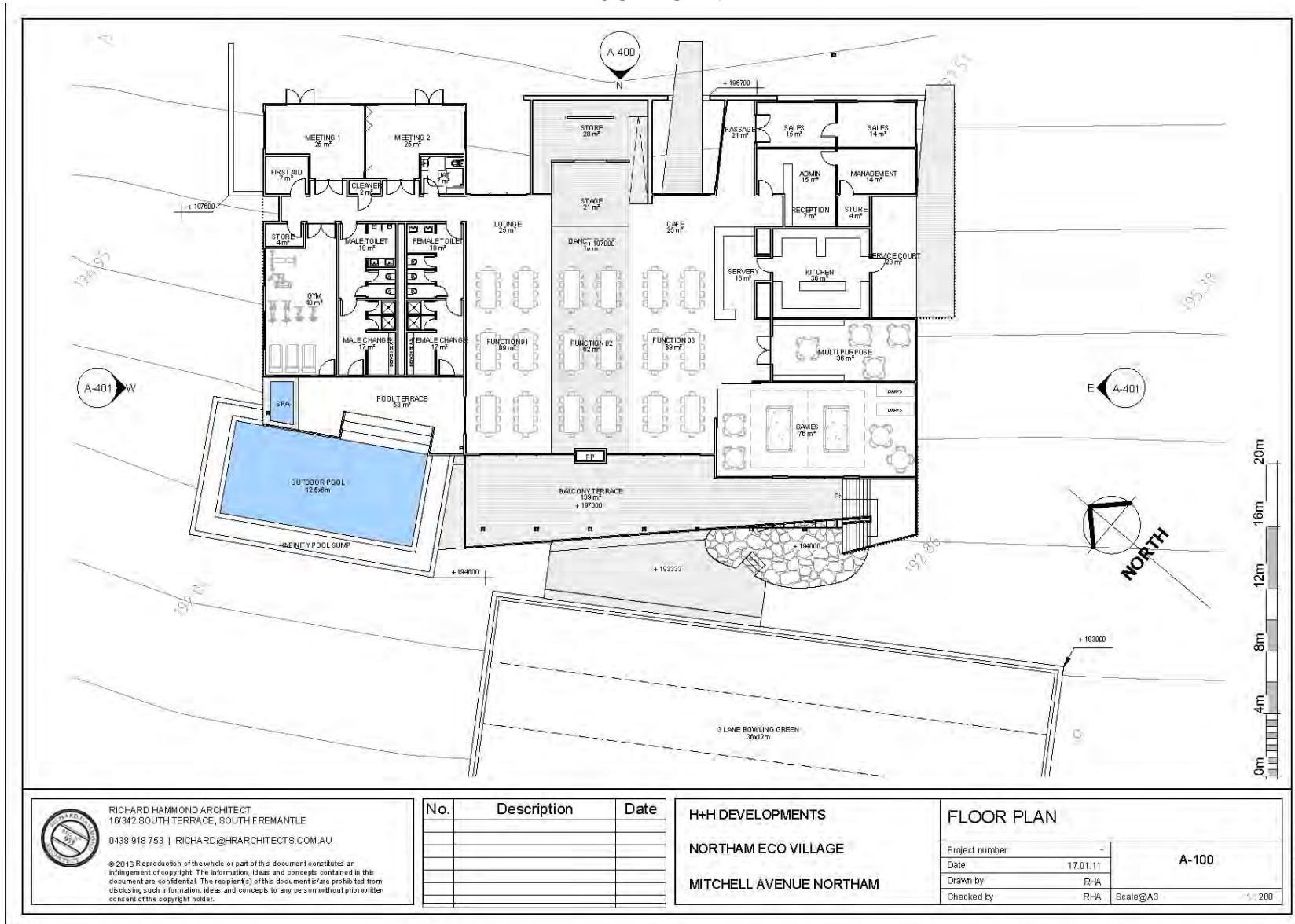
Northam Eco Lifestyle Village


Mitchell Avenue, Northam

Bin Store		
Project number	18015	A500
Date	17.01.13	
Drawn by	RHA	
Checked by	RHA	Scale@A3
		1 / 25

13/01/2017 2:41:09 PM

Attachment 7



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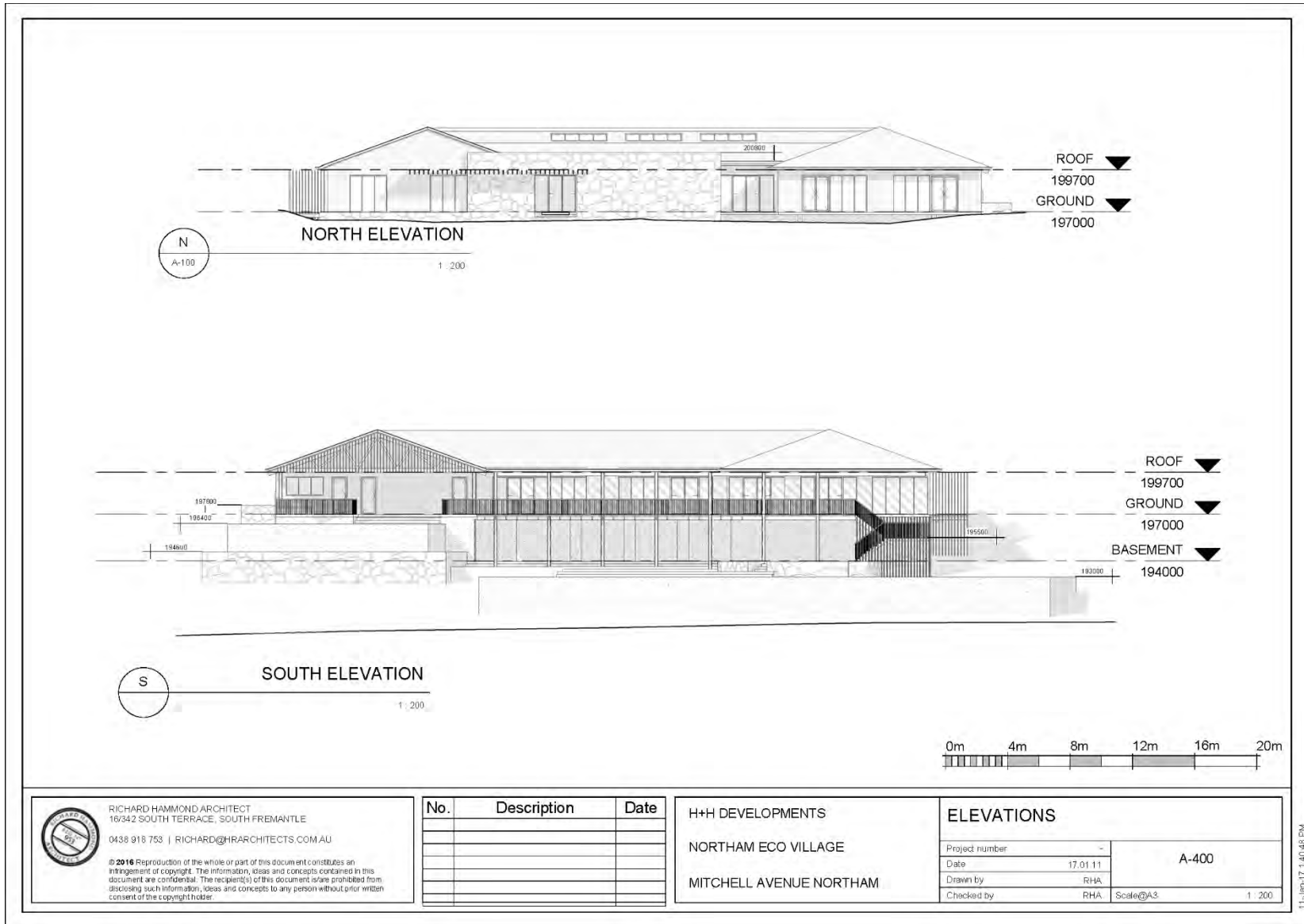
No.	Description	Date

H+H DEVELOPMENTS  
 NORTHAM ECO VILLAGE  
 MITCHELL AVENUE NORTHAM

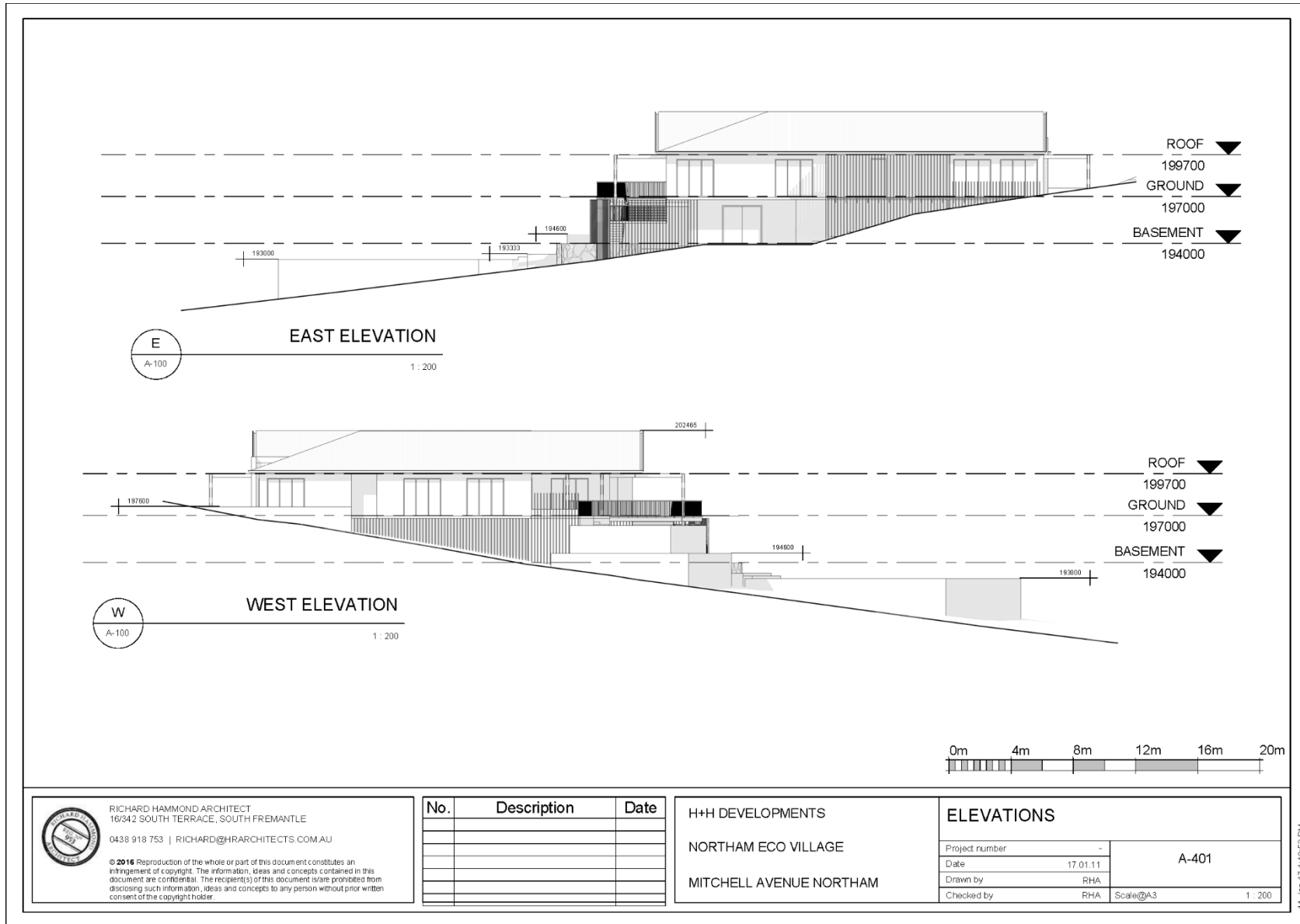
FLOOR PLAN	
Project number	A-100
Date	17.01.11
Drawn by	RHA
Checked by	RHA Scale@A3
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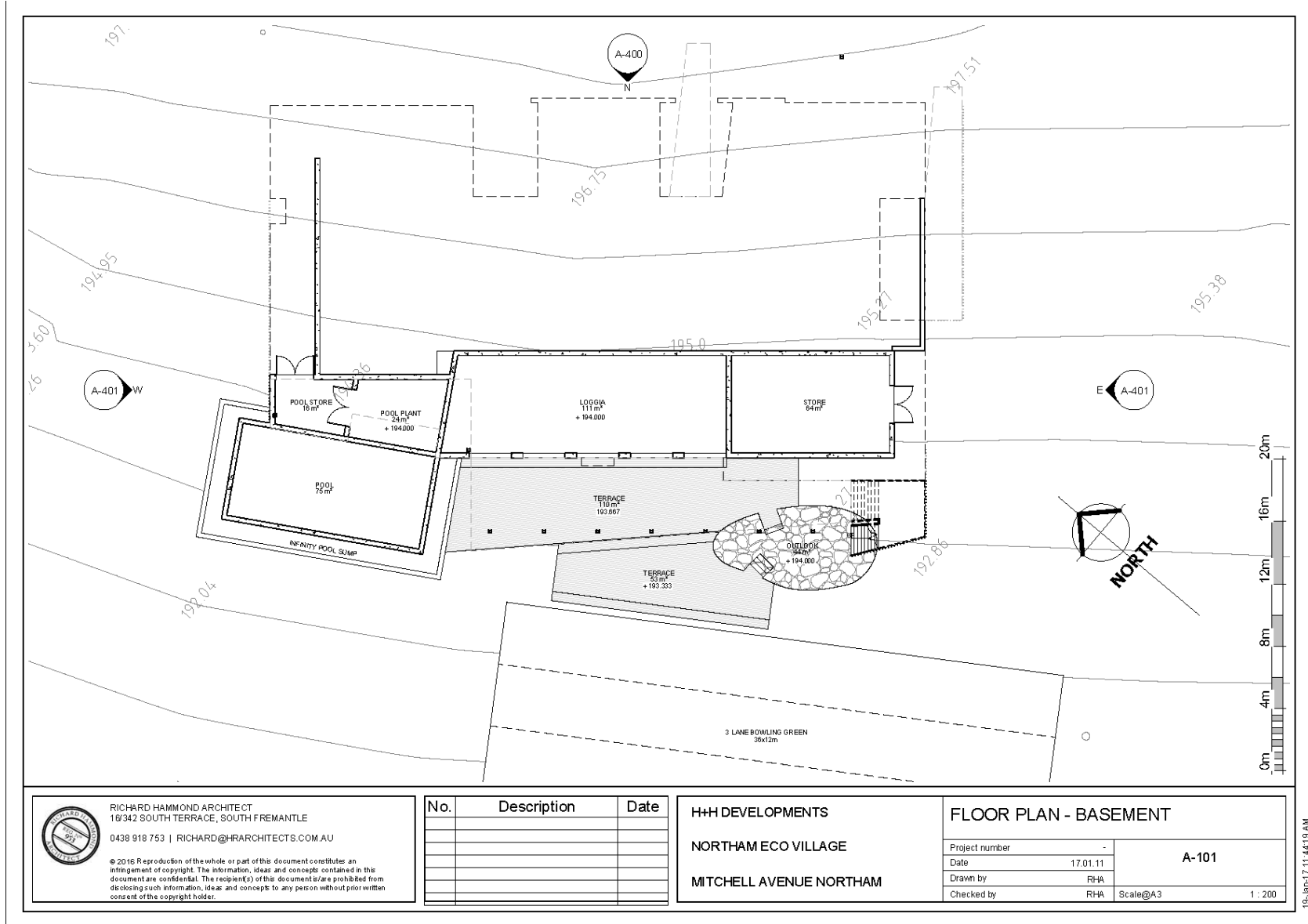
No.	Description	Date


H+H DEVELOPMENTS  
 NORTHAM ECO VILLAGE  
 MITCHELL AVENUE NORTHAM

ELEVATIONS	
Project number	-
Date	17.01.11
Drawn by	RHA
Checked by	RHA
Scale	@A3
	1 : 200

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Attachment 8



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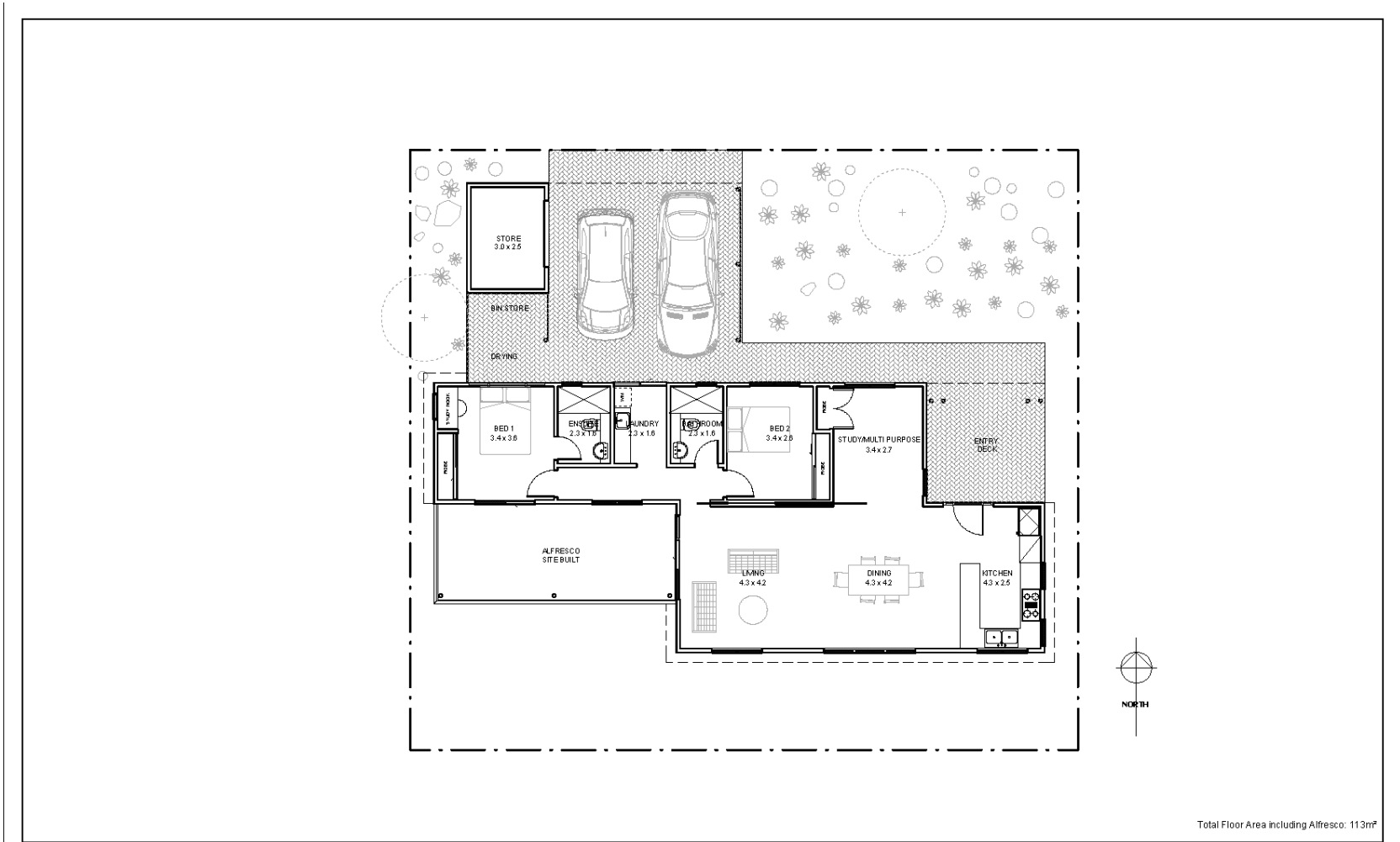
No.	Description	Date


H+H DEVELOPMENTS  
 NORTHAM ECO VILLAGE  
 MITCHELL AVENUE NORTHAM

FLOOR PLAN - BASEMENT		
Project number	-	A-101
Date	17.01.11	
Drawn by	RHA	
Checked by	RHA	Scale@A3 1 : 200

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**Attachment 9**



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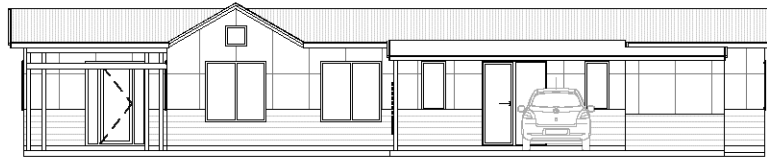
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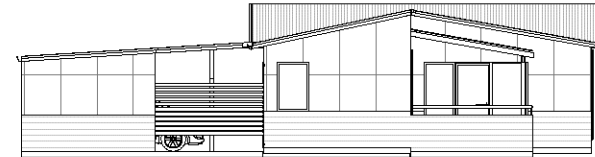
**NORTHAM VILLAGE**  
**DWELLING 2 - 2 Bedroom w/Multi - Purpose Room**

FLOOR PLAN		
Project number	A-100	
Date	16.11.22	
Drawn by	RHA	
Checked by	RHA	Scale 1:100

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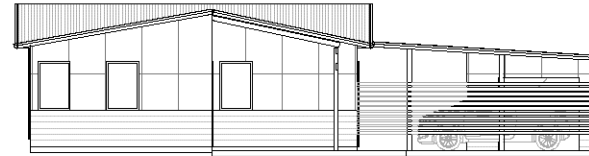
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3 EAST ELEVATION  
 1 : 100



2 SOUTH ELEVATION  
 1 : 100



4 WEST ELEVATION  
 1 : 100

GROUND LINES OMITTED REFER TO SITE SPECIFIC DETAILS



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No.	Description	Date

**NORTHAM VILLAGE**  
**DWELLING 2 - 2 Bedroom w/Multi - Purpose Room**

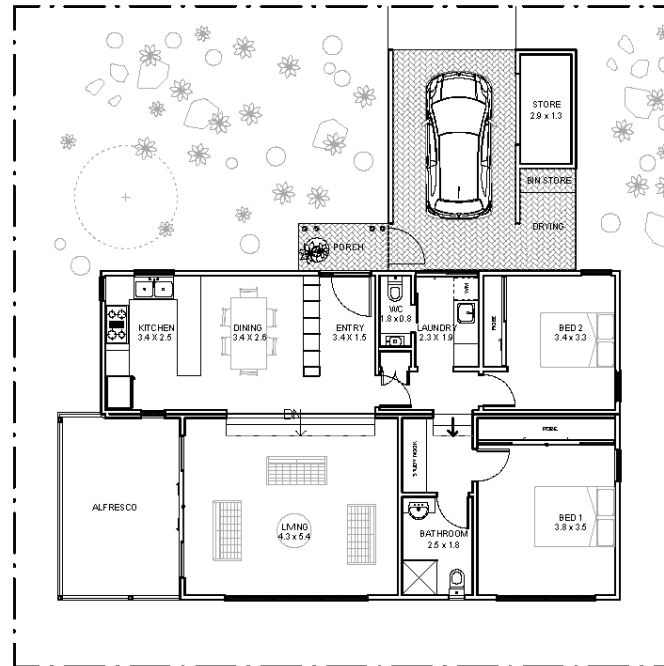
**ELEVATIONS**

Project number	A-400	
Date	16.11.22	
Drawn by	RHA	
Checked by	RHA	Scale 1 : 100

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**Attachment 10**



Total Floor Area including Alfresco: 98m<sup>2</sup>



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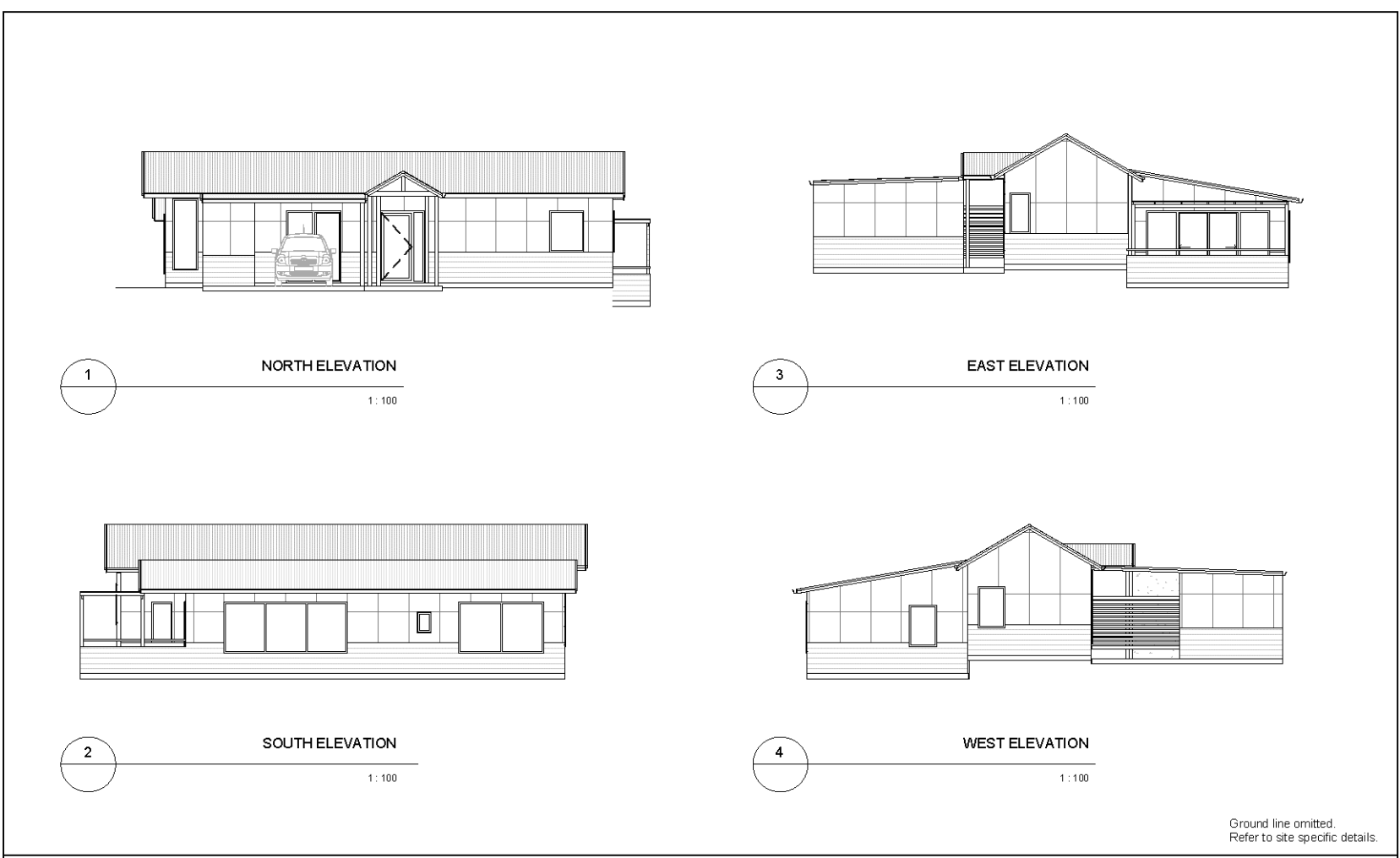
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No.	Description	Date

NORTHAM VILLAGE  
 DWELLING 3 SPLIT LEVEL (2X2)  
 NORTH

FLOOR PLAN	
Project number	-
Date	16.11.09
Drawn by	RHA
Checked by	RHA
Scale	1 : 100

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Ground line omitted.  
 Refer to site specific details.

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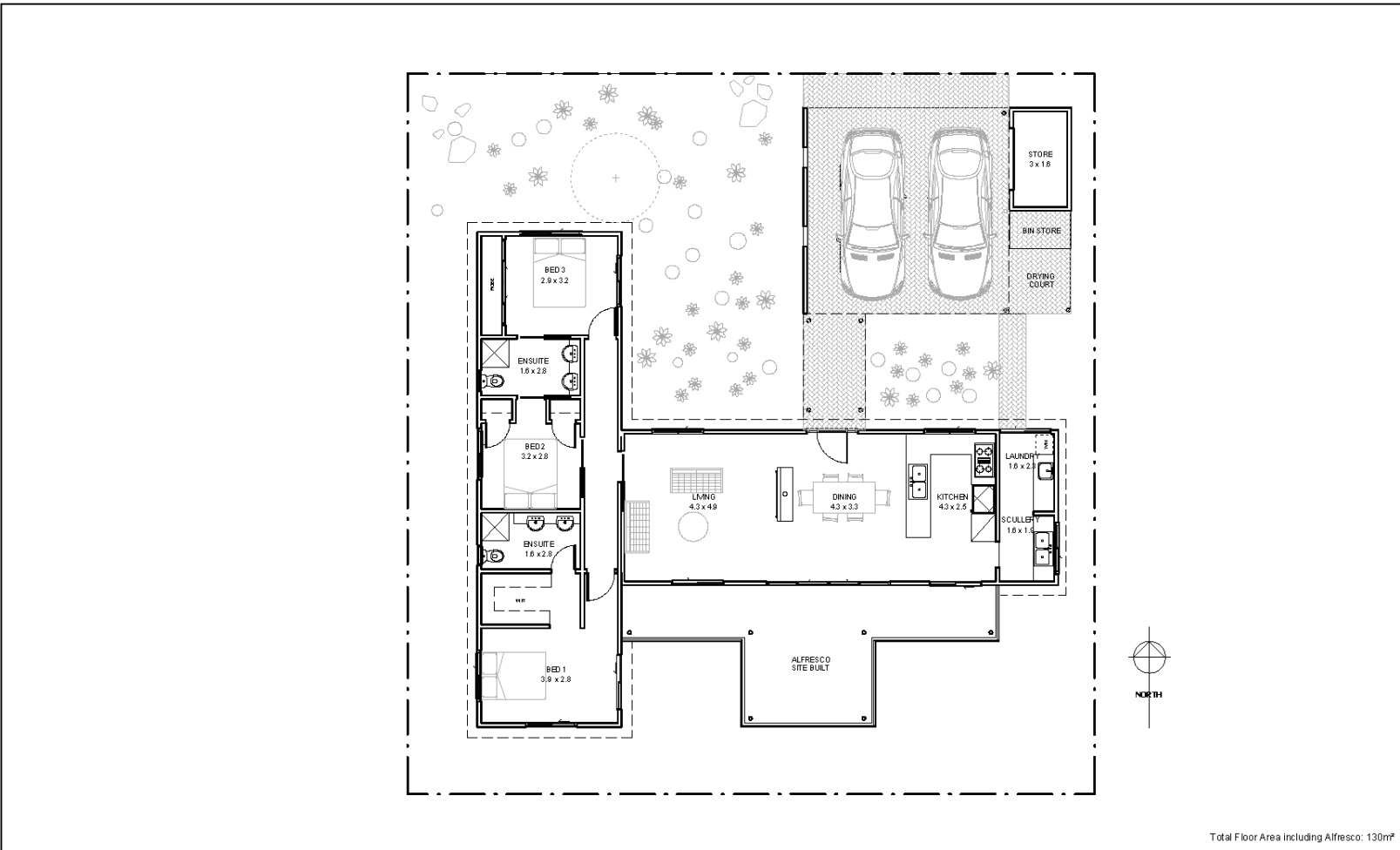
No.	Description	Date

-  
 NORTHAM VILLAGE  
 DWELLING 3 SPLIT LEVEL (2X2)  
 NORTH

ELEVATIONS	
Project number	-
Date	16.11.09
Drawn by	RHA
Checked by	RHA
Scale	1:100

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Attachment 11



Total Floor Area including Alfresco: 130m<sup>2</sup>



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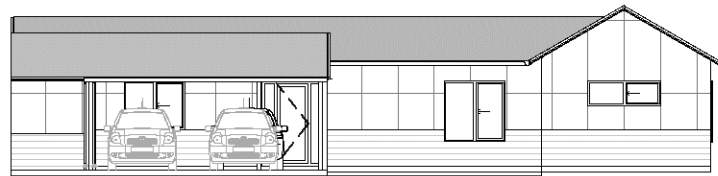
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No.	Description	Date

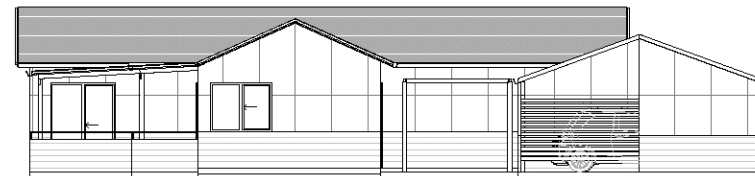
**NORTHAM VILLAGE**  
  
**DWELLING 1 - 3 BEDROOM**

FLOOR PLAN		A100
Project number		
Date	17.01.17	
Drawn by	RHA	
Checked by	RHA	
Scale	1 : 100	

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1 NORTH ELEVATION  
 1 : 100



3 EAST ELEVATION  
 1 : 100



2 SOUTH ELEVATION  
 1 : 100



4 WEST ELEVATION  
 1 : 100

GROUND LINES OMITTED REFER TO SITE SPECIFIC DETAILS



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No.	Description	Date

ELEVATIONS		
NORTHAM VILLAGE	Project number	A400
DWELLING 1 - 3 BEDROOM	Date	17.01.17
	Drawn by	RHA
	Checked by	RHA
	Scale	1 : 100

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**Attachment 12**  
**Proposed Lifestyle Village – Lot 9000 Mt Ommamey Road, Northam**  
**Schedule of Submissions**

Number	Name	Summary of Submission	Key Themes Identified in Submission	Officers Comment
1	Anne Woods 44 Burgoyne Street, Northam Received 23/1/17	<p>I would like it recorded that I think this will be a wonderful asset to Northam and its residents.</p> <p>I wish the investors every success with this project and look forward to being able to view and possibly purchase one of the homes in the near future.</p> <p>A great initiative which I believe will promote only good things for our community. I hope the Shire of Northam will vote to support this village development.</p>	<i>Support the Development</i>	Noted.
2	Lindsay Kelly 185 Mitchell Avenue, Northam Received 23/1/17	Location is close to our home. Just make sure that the road from our location is not blocked upon entering to do our local business etc.	<i>Road access</i>	Noted.
3	Maria Bray Lot 700 Avon View Crescent, Northam Received 25/1/17	<p>As the owner of Lot 700, my interest is in Gratte Street which will have to be totally upgraded not just part of it. Also power, water and Telstra are running along Gratte Street.</p> <p>My submission:</p> <ol style="list-style-type: none"> <li>1. That the total length of Gratte Street be upgraded.</li> <li>2. That my power, water, phone that runs along Gratte Road must not be disturbed and I will not be paying for any upgrades.</li> <li>3. Where will my rubbish bins be placed? As Avon Waste won't drive to collect them from me.</li> </ol>	<i>Condition of Gratte Street, waste disposal.</i>	<p>It is considered unreasonable that the proponent be required to upgrade the entire length of Gratte Street. It is recommended as a condition of approval that Gratte Street be upgraded to the site entry point only.</p> <p>The Shire and the proponent cannot make any guarantees regarding potential disruptions to services as these services are outside of the Shire and proponents jurisdiction.</p> <p>It is expected that the shared rubbish bin collection point for the existing residents point on Gratte Street will remain as is. Avon Waste will collect rubbish from the lifestyle village from designated bin collection points located within the village.</p>

Number	Name	Summary of Submission	Key Themes Identified in Submission	Officers Comment
4	Shaun Speak 170 Mitchell Avenue, Northam Received 25/1/17	It will by all accounts increase property values. This will be a benefit to our town. It will definitely bring jobs & lift our economy both in the short term and long term. It requires our support and backing.	<i>Support the Development</i>	Noted.
5	David Bray 21 Avon View Crescent, Northam Received 27/1/17	No objection	<i>No Objection</i>	Noted.
6	Water Corporation Received 25/1/16	No objection	<i>No Objection</i>	Noted.
7	Western Power Received 20/1/17	No objection	<i>No objection</i>	Noted.
8	Department of Health	Further Comment Required		

### 12.3.4 Application for Development Approval – Proposed Industrial Building & Extension to Existing Industrial Building– Lot 16 Leeming Road, Grass Valley

<b>Address:</b>	Lot 16 Leeming Road, Grass Valley
<b>Applicant:</b>	Kevin Prater
<b>Owner:</b>	Stardove Holdings Pty Ltd AFT Prater Investment Trust
<b>File Reference:</b>	A15674/P16143
<b>Reporting Officer:</b>	Courtney Wynn Planning Officer
<b>Responsible Officer:</b>	Chadd Hunt Executive Manager Development Services
<b>Voting Requirement</b>	Simple Majority

#### BRIEF

Council is requested to consider an application for development approval for a new industrial building and a minor extension to the existing industrial building at Lot 16 Leeming Road, Grass Valley.

This application is being referred to Council as the application is proposing a building that has a height of 15.2m which is a variation to Local Planning Scheme No.6. The maximum permitted height for buildings within the Shire of Northam is two storeys or 9m unless otherwise approved by Council.

The Officer's recommendation is to approve the development application subject to conditions.

#### ATTACHMENTS

Attachment 1: Location Plan.

Attachment 2: Site Plan, Floor Plan & Elevations.

#### BACKGROUND / DETAILS

Lot 16 Leeming Road, Grass Valley is zoned 'General Industry' under Local Planning Scheme No.6 and is located within the Avon Industrial Park. The land owner also owns the adjoining Lot 15 Leeming Road which is utilised as an outdoor storage area. Development approval was previously granted for the existing industrial buildings and offices on the site in 2009, 2012 and 2013.

The premises is currently occupied by DE Engineers who manufacture the largest transportable silos in Australia. Many of the silos manufactured on site exceed 10m in height and therefore cannot be manufactured inside of the

existing building as it is not tall enough. It is for this reason, the applicant has requested the height variation to the Local Planning Scheme. Refer **Attachment 1** – Location Plan.

### The Proposal

#### *New building*

The proposed new building is located to the north of the existing main building in the middle of the lot and is 820m<sup>2</sup> in area. The proposed building has a wall height of 12.5m with a ridge height of 15.2m above finished ground level. The new building is setback more than 20m from the nearest boundary is fully enclosed with roller doors on either end and will be clad in color bond painted blue to match the existing building.

#### *Minor Extension*

A small extension is proposed to be attached to the rear of the existing building and would not be visible from Leeming Road. The extension is 64m<sup>2</sup> in area with a wall height of 6.25m and a ridge height of 7.05m.

Refer **Attachment 2**– Site Plan, Floor Plan and Elevations.

## **CONSIDERATIONS**

### **Strategic Community / Corporate Business Plan**

Objective E1: Support business and investment opportunities.

Strategy E1.1: Promote new commercial and industrial development through appropriate zoning of land, provision of suitable infrastructure and efficient & effective business approval process.

### **Financial / Resource Implications**

There are no financial or budgetary implications for the Shire in relation to the recommendations of this report.

### **Legislative Compliance**

#### Local Planning Scheme No.6

Lot 16 Leeming Road is zoned 'General Industry' under the Shire's Local Planning Scheme No.6 (LPS6). The existing and proposed land use of the site is classified an 'industry' land use which is defined under LPS6 as follows:

*“industry” means premises used for the manufacture, dismantling, processing, assembly, treating, testing, servicing, maintenance or repairing of goods, products, articles, materials or substances and includes premises on the same land used for -*

- (a) *the storage of goods;*



- (b) *the work of administration or accounting;*
- (c) *the selling of goods by wholesale or retail; or*
- (d) *the provision of amenities for employees, incidental to any of those industrial operations;*

An 'Industry – General' use is classified as a 'P' (Permitted) use within the General Industry zone.

#### Clause 4.4 Maximum Building Height

The Scheme specifies that no building shall be constructed more than two storeys or exceed 9m in height measured to the highest proportion of the building from mean natural ground level.

The proposed new building has a ridge height of 15.2m above ground level.

However, in accordance with Clause 4.4.2 the local government may vary the maximum height if it is satisfied that the development can comply with the relevant development standards and:

- (a) will not restrict light, sunshine and natural ventilation enjoyed by surrounding properties;*
- (b) will not intrude upon the privacy enjoyed by surrounding properties by virtue of overview;*
- (c) will not diminish views or outlook available from surrounding properties; and*
- (d) is sympathetic with the scale, townscape and character of the surrounding built environment.*

#### Clause 4.5 Site and Development Standards and Requirements

Clause 4.5 of the Scheme stipulates that the minimum landscaping requirements for a General Industry zoned lot is calculated at 15% of the lot area. Therefore the minimum landscaping requirements for the subject lot are calculated as follows:

- 15% of 32,867m<sup>2</sup> = 4,930m<sup>2</sup> of landscaping is required.

The proponent is requesting a variation to this Scheme requirement and is proposing to install approximately 1,895m<sup>2</sup> (5.7% of the total site area) of landscaping along the road frontage boundaries which was required as a condition of previous approvals granted for the existing buildings.

#### Clause 4.13 Car Parking

The Scheme stipulates that the minimum car parking requirements for a 'General Industry' use are calculated as follows:

- 1 bay per 100m<sup>2</sup> of Gross Floor Area

Therefore the minimum number of car parking bays for this application have been calculated as follows:

- 884m<sup>2</sup> of additional gross floor area / 100m<sup>2</sup> = 8.8 (9) additional bays are required to be provided on site.

In addition to the 9 bays required by this proposal, 42 line marked car parking bays were required to be installed for the existing buildings as per the conditions of planning approval. However, a recent site inspection undertaken by Officer's revealed that although a gravel hardstand area has been installed no defined (ie. line marked) bays have been installed on the site.

### **Policy Implications**

#### Local Planning Policy 17 – Avon Industrial Park Guidelines

Council's Planning Policy for development in the Avon Industrial Park stipulates the following in relation to new buildings:

All buildings:

- a) Shall be designed to address the street frontage.
- b) Shall have cladding of materials to the satisfaction of the Shire, to prevent large unrelieved expanses of wall or roof.
- c) Where more than one building is proposed, the buildings shall be constructed using the same colour scheme and overall design.
- d) Shall incorporate a variety of forms, features, materials and colours.
- e) Shall be consistent with the existing style of buildings in the surrounding area.
- f) Shall provide a protected (roofed) entry point.
- g) Where screening of plant and equipment occurs, the screening shall be incorporated into the built form.

The proposed building is a Colorbond® industrial shed and does not contain any windows facing the street to relieve the large expanse of wall as specified in points a) and b). Furthermore, the shed is to be clad entirely in Colorbond® (painted blue to match the existing building) and does not incorporate a 'variety of form, features, materials and colours'. No protected or roofed entry point has been provided to the building in accordance with point f).

### **Stakeholder Engagement / Consultation**

Officers gave notice of the application on 11<sup>th</sup> January 2017 to surrounding landowners in accordance with Local Planning Policy 20 – Advertising of

Planning Proposals. No submissions were received during the advertising period.

### **Risk Implications**

Nil.

### **OFFICER'S COMMENT**

The proposal to extend the existing general industry building and construct a new building is generally supported, however there is seen to be 4 key considerations impacting on the proposals, namely:

- The ongoing compliance issues in relation to previous planning approvals granted;
- The height of the proposed building;
- The amount of landscaping proposed;
- The variation to the design requirements for the building as stipulated in Councils Policy;

Each of these issues is outlined and discussed below, followed by a conclusion.

#### Pre-Existing Compliance Issues

It should be noted that the land owner has failed to comply with a number of conditions of previous planning approvals granted for the existing buildings. The conditions that remain outstanding are mainly in relation to the installation of line marked car parking facilities and the installation of landscaping.

It should be noted that the proponent is attempting to address these issues as part of the current development application, however these compliance issues will be required to be rectified regardless of whether or not approval is granted for the current application.

#### Building Height

The proposed building has a height of 15.2m whereas Clause 4.4 of the LPS6 permits a maximum height of 9m unless a variation is approved by the local government. As outlined in the background section of this report, the business that occupies the premises manufacture transportable silos which often exceed 10m in height. The proponent is requesting the height variation so that his staff will be able to manufacture the silos inside of a building, protected from the weather.

Given that the proposed building is non-habitable and there are no nearby residential premises, the proposed building would be no detrimental impact that would affect a residential property. The silos are currently manufactured outdoors, the new building would also offer additional screening which would improve the overall amenity of the site. Officers are generally satisfied that the

variation is acceptable in the context of the surrounding properties, built form and overall streetscape of the Industrial Park.

### Landscaping

As a condition of a previous planning approval granted for the existing building, approximately 1,895m<sup>2</sup> (5.7% of the total site area) of landscaping along the road frontage boundaries which was required to be installed.

It should be noted that this landscaping is required to be installed regardless of the current application, however, it should also be noted that the proponent is not proposing to install any additional landscaping. As no additional landscaping is proposed, the proponent is requesting a variation to Clause 4.5 of LPS6 which specifies that a minimum of 15% of the lot area is required to be landscaped.

Given the large area of the site 3.2ha, it is considered onerous upon the proponent to require that 15% of the lot area being 4,930m<sup>2</sup> be imposed. It is considered that the main objectives of the landscaping is for visual screening purposes and to improve the general amenity of the area. Officers are satisfied that the planting of the 5m wide landscaping strips along the length of the road frontage boundaries would achieve these objectives.

### Design and Appearance of the Building

Council's Local Planning Policy 17 – Avon Industrial Park Design Guidelines stipulates a number of design requirements for buildings within the park. The proposed building generally complies with LPP17 in that the building has been designed to match the existing main building on the site. However, the proposed building does not incorporate a 'variety of features, materials and colours' and does not have a 'protected (roofed) entry point.

It is considered that the proponent has made an effort to match the appearance of the proposed building with the existing buildings in terms of cladding materials and external colour scheme. Officers consider that a protected entry point to be unnecessary and would be inappropriate given the height of the proposed building. As mentioned above, the installation of landscaping would assist in breaking up the bulk and scale of the building when viewed from the street.

### Conclusion

The installation of the landscaping and hardstand car parking facilities would make a significant appearance to the overall amenity of the site and the Avon Industrial Park. It is considered that the appearance of the proposed building and the height variation would not result in a detrimental impact upon adjoining properties. The development is in line with the objectives of the Avon Industrial Park Guidelines and the objectives of the General Industry zone.



## **RECOMMENDATION**

That Council grant Development Approval for the proposed extension and new industrial building at Lot 16 Leeming Road, Grass Valley as outlined in the Application received 19th December 2016 (Application P16143) subject to the following conditions:

### **GENERAL CONDITIONS**

1. The development hereby permitted must substantially commence within two years from the date of this determination notice.
2. The development hereby permitted taking place in accordance with the approved plans dated 15/02/2017.
3. The stormwater shall be discharged in a manner so that there is no discharge onto the adjoining properties to the satisfaction of the local government.
4. The outbuilding shall not be used for human habitation at any given time.
5. External roof and wall cladding of the outbuilding to be pre-painted steel sheeting'.

### **CONDITIONS TO BE MET PRIOR TO THE COMMENCEMENT OF WORKS**

6. Prior to the commencement of development, detailed drainage plans shall be submitted to the satisfaction of the local government.

### **CONDITIONS TO BE MET PRIOR TO OCCUPATION**

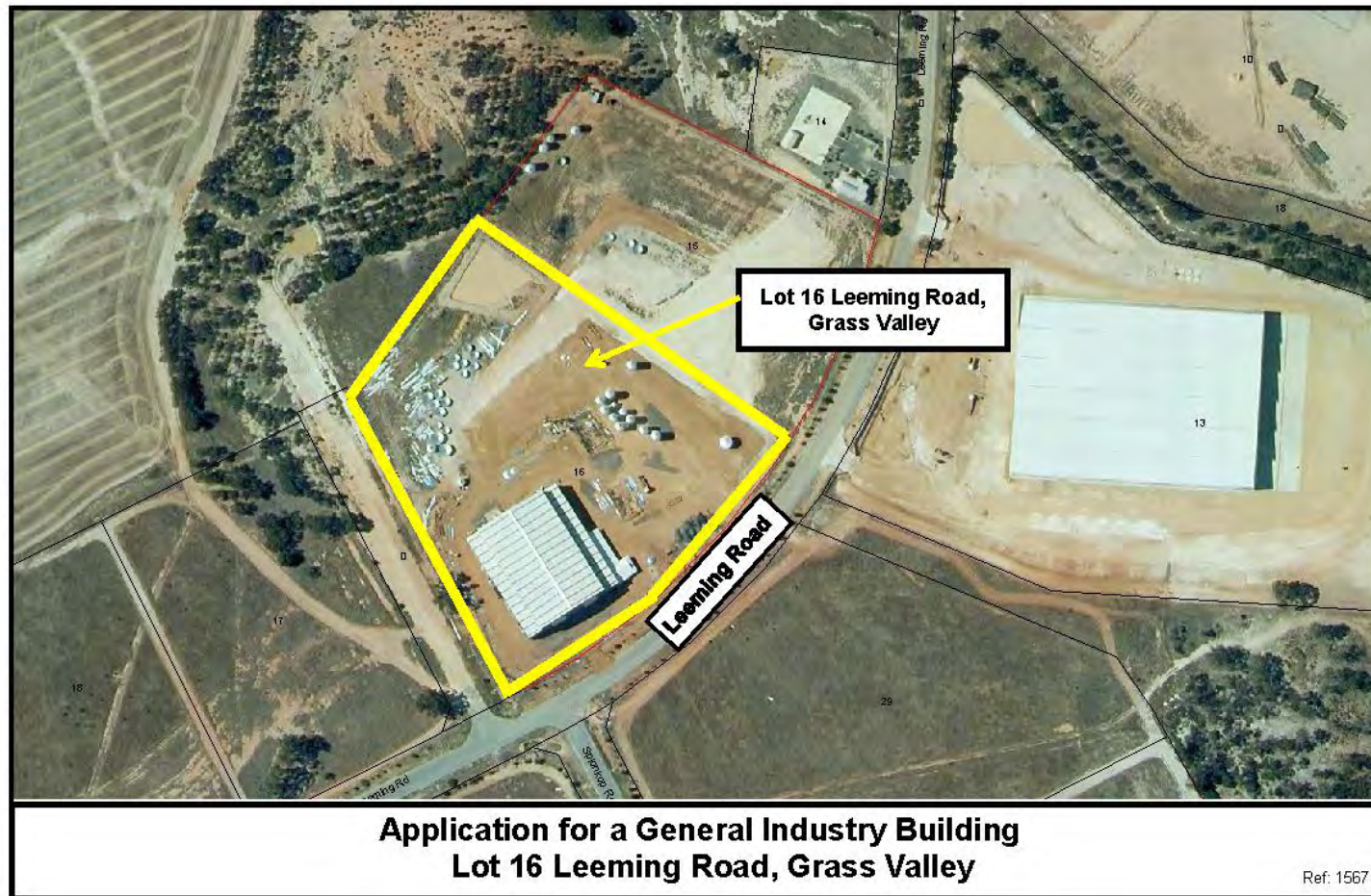
7. Prior to occupation of the development, provision of on-site car parking in accordance with Clause 5.13 of the Shire of Northam Local Planning Scheme No.6 to accommodate a minimum of 9 vehicles at any given time. The carpark has to be appropriately signposted ("employee parking" or "customer parking").
8. Prior to occupation, landscaping is to be completed in accordance with the approved plans or any approved modifications thereto to the satisfaction of the local government.
9. Prior to occupation, the outdoor storage areas and rubbish storage areas shall be screened from view from any public street/neighbouring property to the satisfaction of the local government.
10. Prior to occupation, stormwater drainage works must be completed in accordance with the approved plans to the satisfaction of the local government.

### **CONDITIONS REQUIRING ONGOING COMPLIANCE**

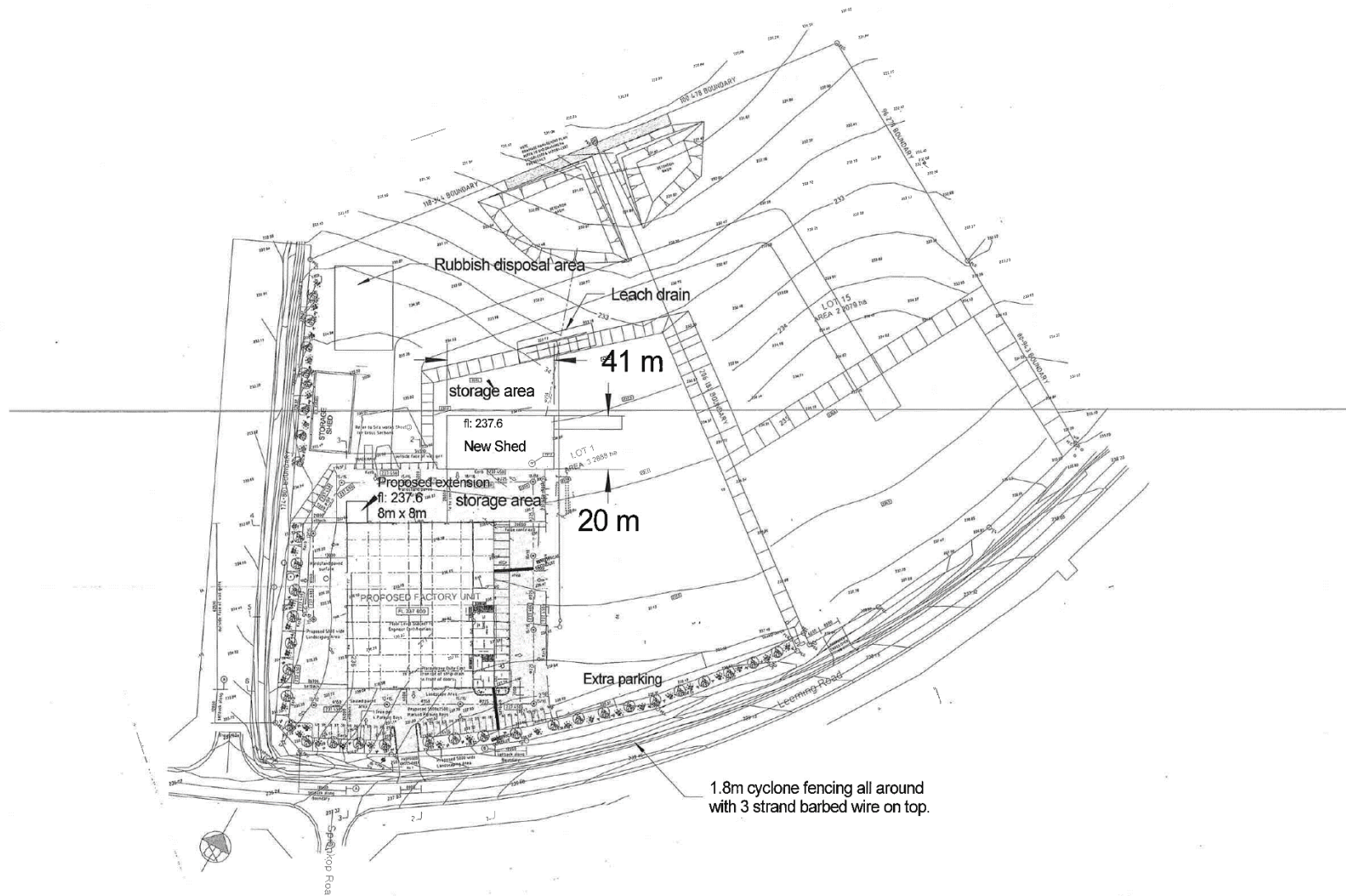
11. The on-site drainage system shall be maintained on an ongoing basis to the satisfaction of the local government.

- 12. All car parking and associated loading areas are to be maintained and available for car parking and loading/unloading on an ongoing basis to the satisfaction of the local government.**
- 13. All landscaped areas are to be maintained on an ongoing basis to the satisfaction of the local government.**

Attachment 1

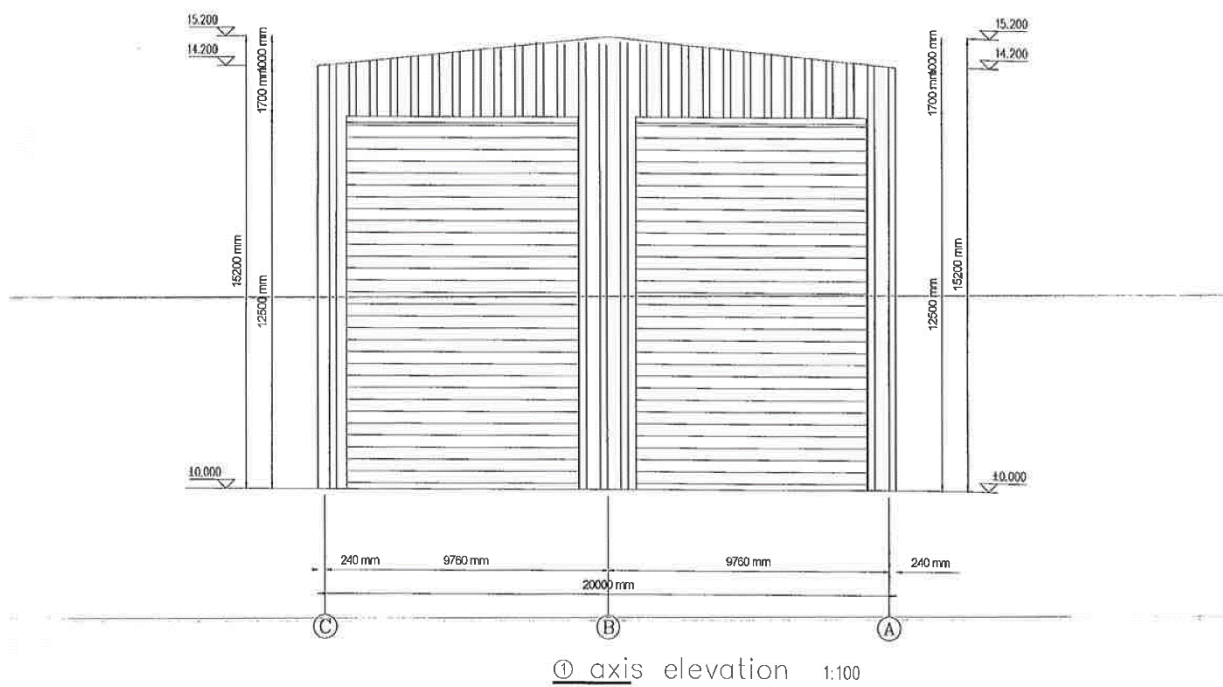


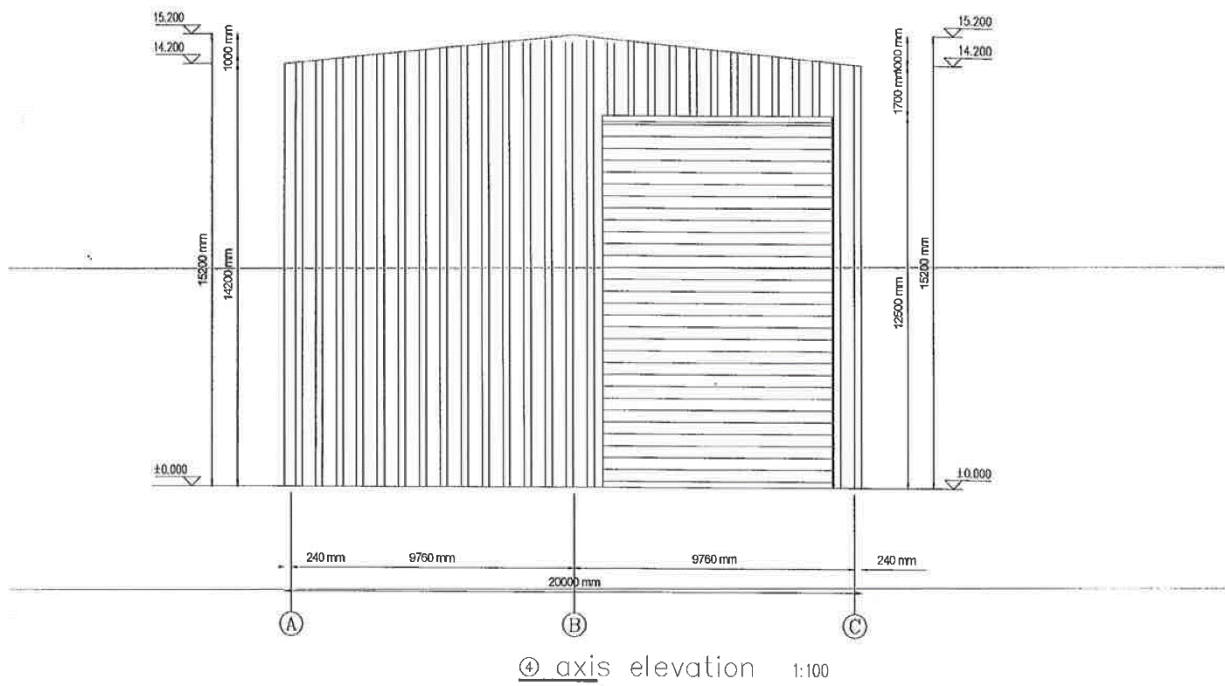
### Attachment 2

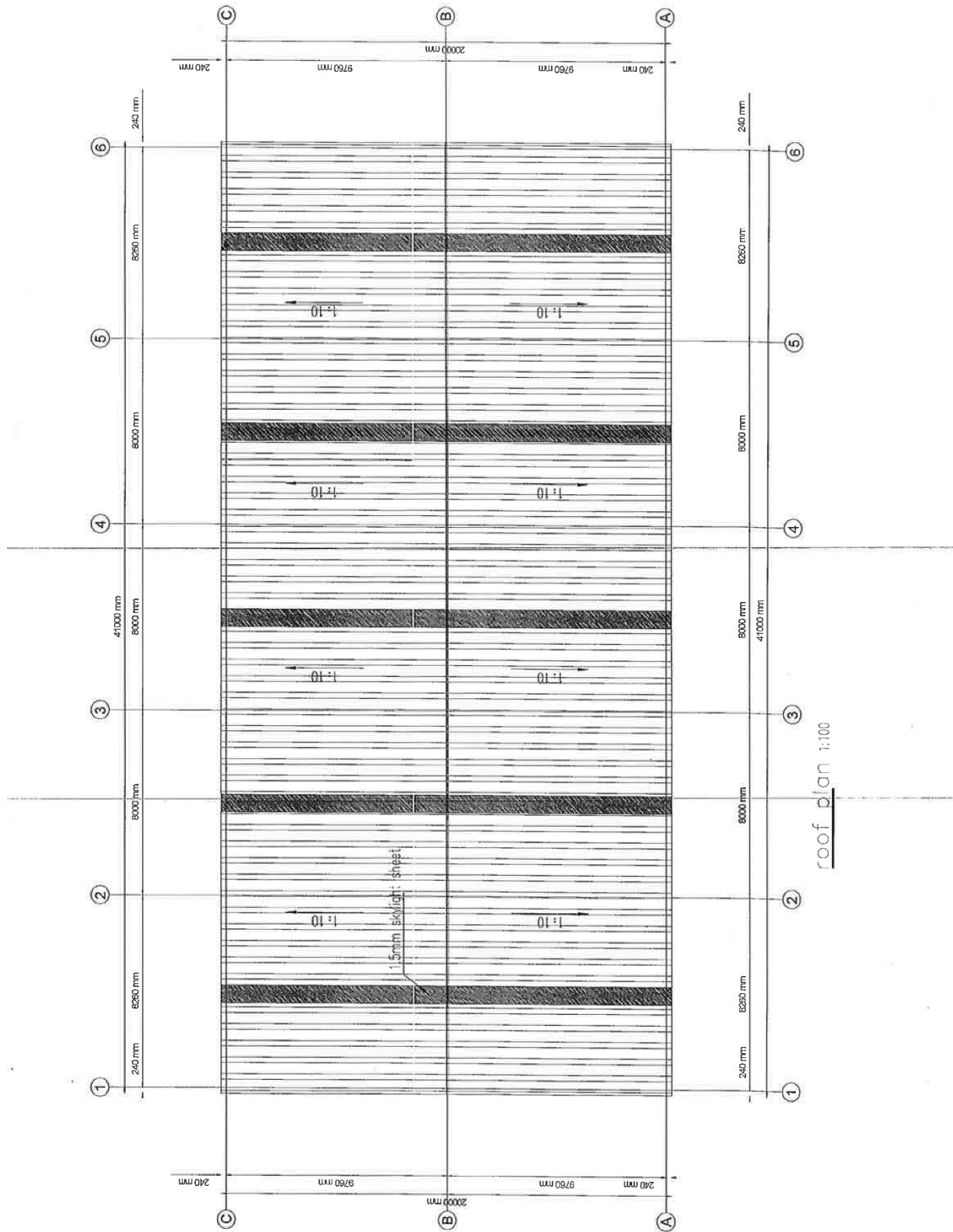


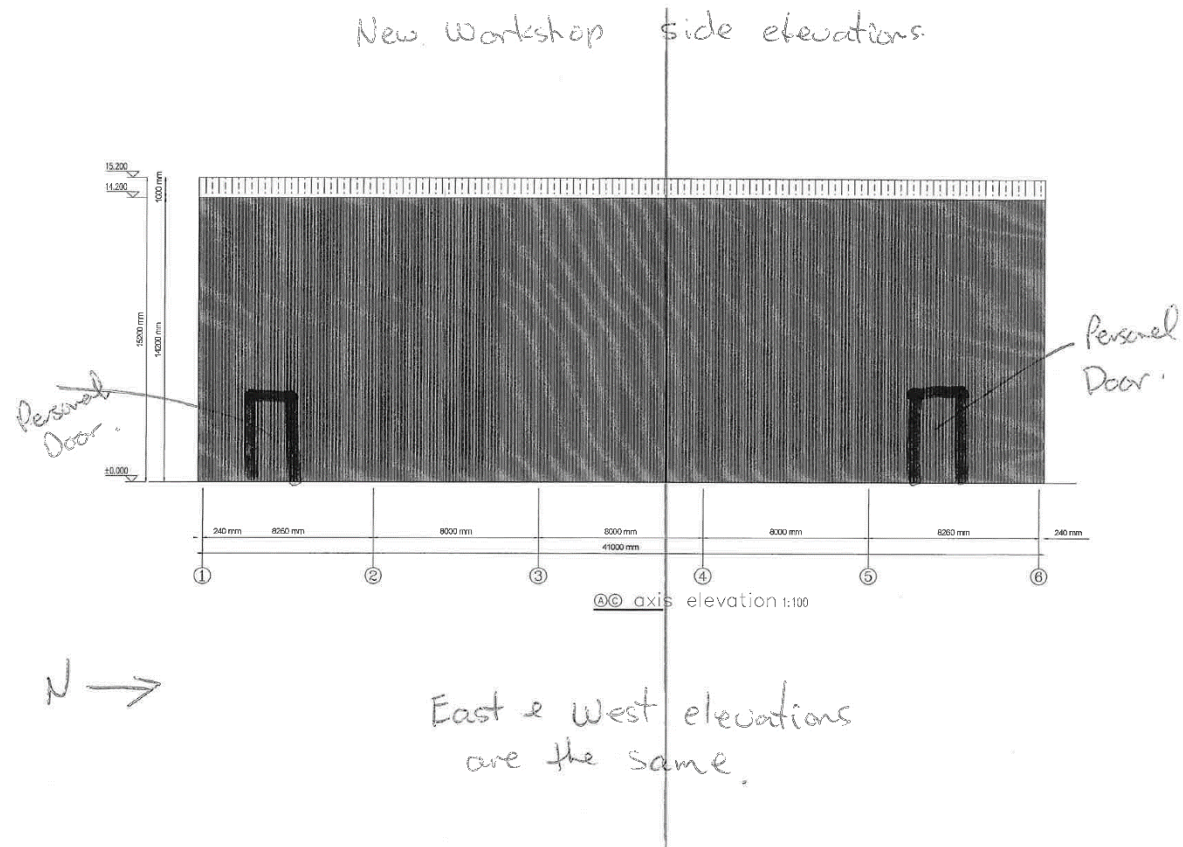


Building to be steel clad.  
Blue walls  
white roof  
white doors

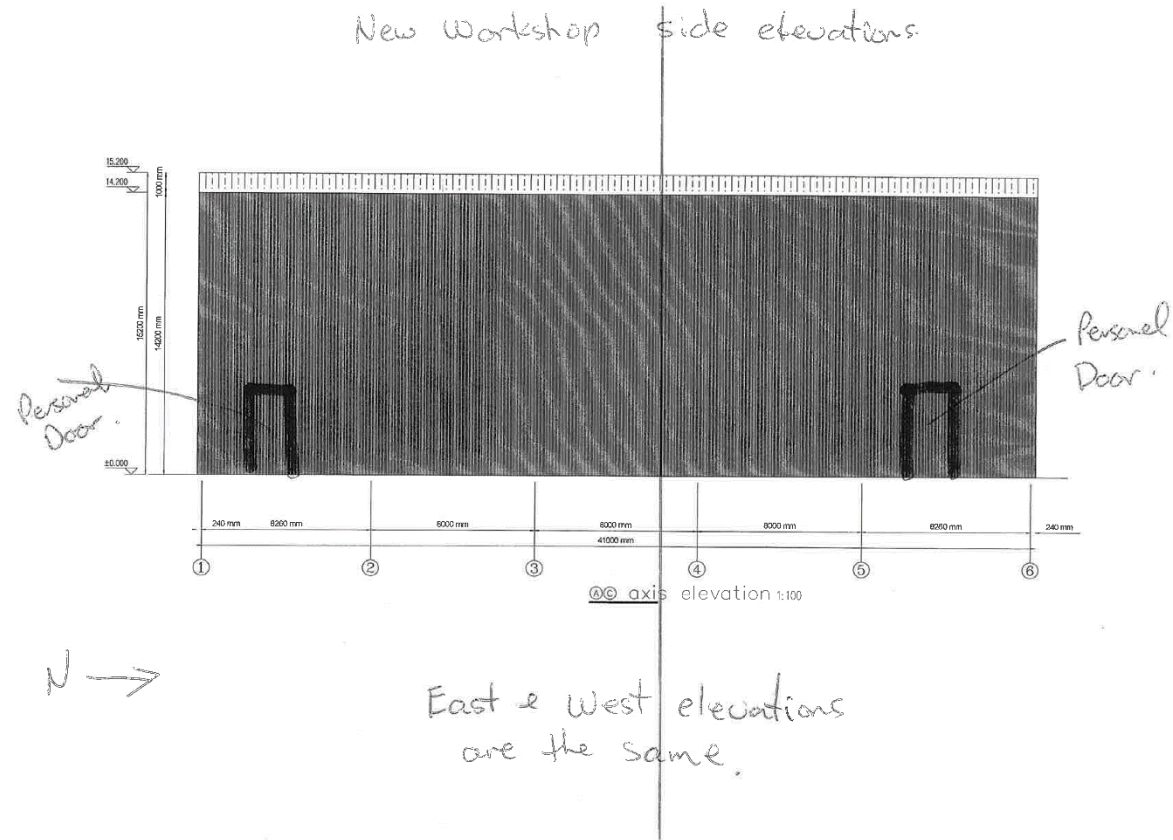






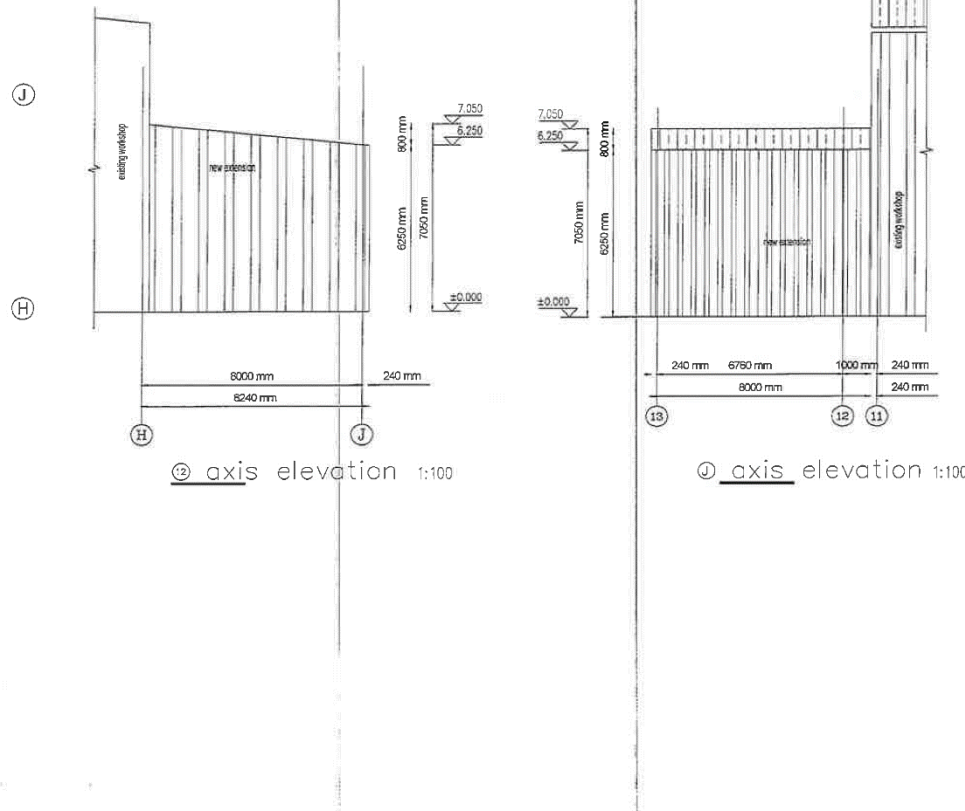


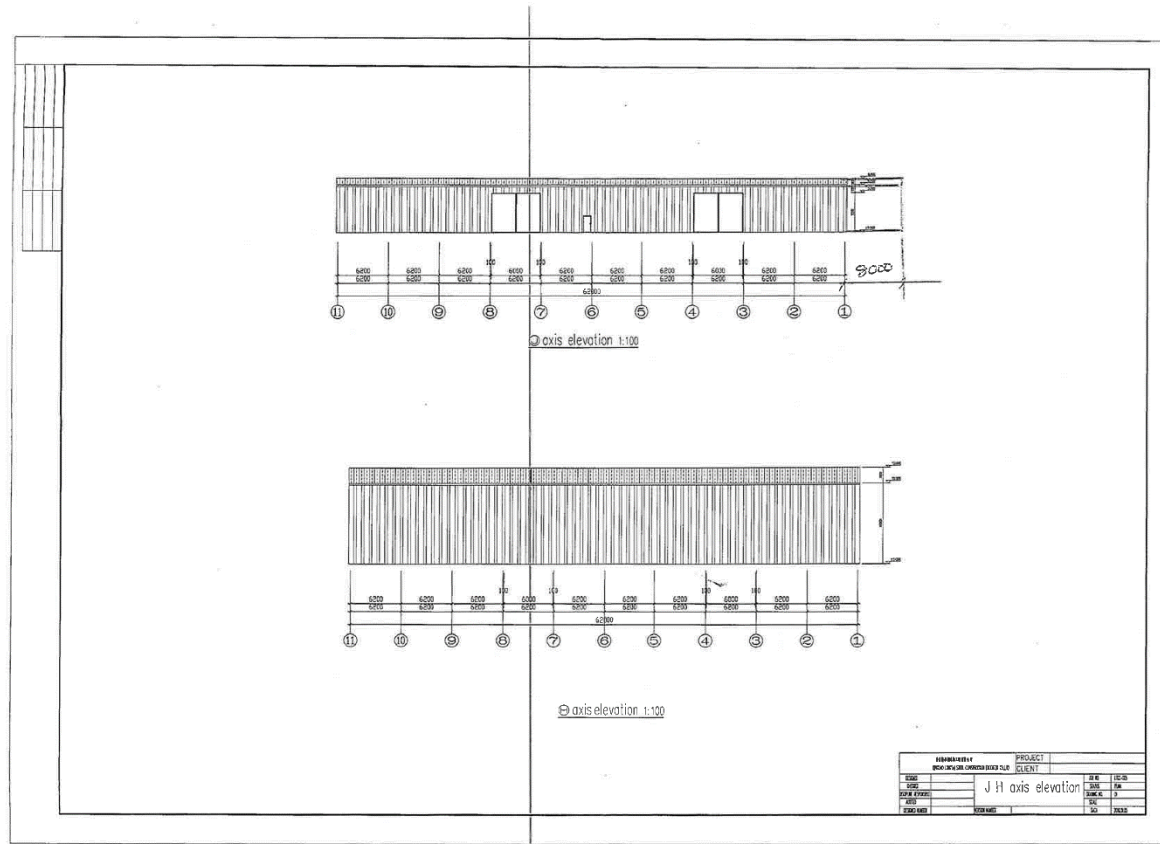


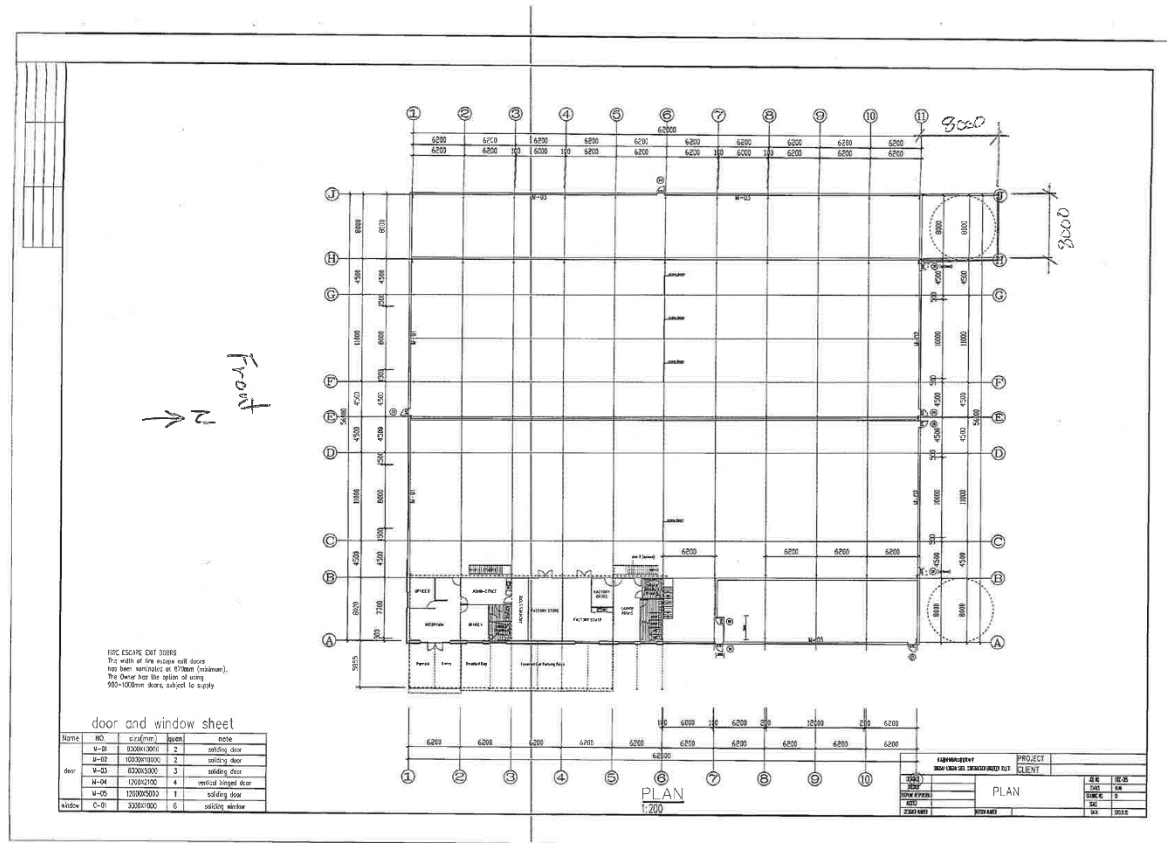


# 8m x 8m extension

Steel clad  
Blue walls  
white roof









### 12.3.5 Request to Adopt for Advertising Draft Local Planning Policy No.21 – Extractive Industry

<b>Address:</b>	N/A
<b>Owner:</b>	N/A
<b>File Reference:</b>	2.3.1.2
<b>Reporting Officer:</b>	Kobus Nieuwoudt Manager Planning Services
<b>Responsible Officer:</b>	Chadd Hunt Executive Manager Development Services
<b>Voting Requirement</b>	Simple Majority

#### BRIEF

Council is asked to adopt for advertising Draft Shire of Northam Local Planning Policy No.21 – Extractive Industry ('the Policy').

The Policy seeks to augment the provisions of Council's Extractive Industries Local Law 2008 by providing general guidelines and outlining matters Council will have regard for in assessing applications for extractive industries. The guidelines include, among other things, the requirement for an annual road maintenance contribution for recovery of expenses towards maintenance and repair of Shire-controlled roads due to heavy and/or extraordinary traffic associated with the operation of an extractive industry.

#### ATTACHMENTS

Attachment 1: Draft Policy No.21 – Extractive Industry

#### BACKGROUND / DETAILS

##### Objectives of the Policy

The primary objectives of this Policy are to:

- Assist Council in determining applications for Extractive Industries by providing general guidelines and outlining matters Council will have regard for in assessing applications;
- Outline the information to be provided by applicants when requesting Development Approval for Extractive Industry;
- Provide for appropriate 'buffers' between Extractive Industries and sensitive land uses;
- Protect and maintain the existing landscape character, native vegetation, productive agricultural uses and general amenity of the Shire;
- Ensure those portions of Shire of Northam controlled roads affected by the activities relating to Extractive Industries are maintained to a minimum acceptable standard at no extra burden of cost to Council;

- Prescribe an annual road maintenance contribution, applicable to all Extractive Industries within the Shire of Northam, for recovery of expenses towards maintenance and repair of roads due to heavy and/or extraordinary traffic associated with the operation of an Extractive Industry, in keeping with Sections 84 and 85 of the *Road Traffic Act 1974*; and
- Ensure that the prescribed road maintenance contribution correlates with activity and usage of the Shire of Northam road network.

The proposed draft Policy is included in **Attachment 1**.

## CONSIDERATIONS

### Strategic Community / Corporate Business Plan

Objective N2: Enhance the health and integrity of the natural environment.

Strategy N2.2: Protect the integrity of the ecosystems of our rivers and waterways.

### Financial / Resource Implications

There will be approximately \$300 of advertising costs.

### Legislative Compliance

#### Statutory basis for preparation of local planning policies

Local Planning Policies are provided for in Part 2, Division 2, Clause 3 of Schedule 2 of the *Planning and Development (Local Planning Schemes) Regulations 2015* ('the Regulations'). Clause 3(1) states that a local government may prepare a local planning policy in respect of any matter relating to the planning and development of the Scheme area.

In accordance with clause 3(2) of the Regulations a local planning policy –

- (a) may apply generally or in respect of a particular class or classes of matters specified in the policy; and
- (b) may apply to the whole of the Scheme area or to part or parts of the Scheme area specified in the policy.

In accordance with clause 3(3) of the Regulations a local planning policy must be based on sound town planning principles and may address either strategic or operational considerations in relation to the matters to which the policy applies.

Clause 3(4) of the Regulations gives the local government the ability to amend or repeal a local planning policy and clause 3(5) determines that the local

government must have regard to each local planning policy to the extent that the policy is consistent with the Scheme.

Procedure for making local planning policy

If a local government resolves to prepare a local planning policy, the local government must follow the procedure under clause 4(1) up to and including clause 4(6) of the Regulations as follows:

- “(1) If the local government resolves to prepare a local planning policy the local government must, unless the Commission otherwise agrees, advertise the proposed policy as follows —*
- (a) publish a notice of the proposed policy in a newspaper circulating in the Scheme area, giving details of —
    - (i) the subject and nature of the proposed policy; and*
    - (ii) the objectives of the proposed policy; and*
    - (iii) where the proposed policy may be inspected; and*
    - (iv) to whom, in what form and during what period submissions in relation to the proposed policy may be made;**
  - (b) if, in the opinion of the local government, the policy is inconsistent with any State planning policy, give notice of the proposed policy to the Commission;*
  - (c) give notice of the proposed policy in any other way and carry out any other consultation the local government considers appropriate.*
- (2) The period for making submissions in relation to a local planning policy must not be less than a period of 21 days commencing on the day on which the notice of the policy is published under subclause (1)(a).*
- (3) After the expiry of the period within which submissions may be made, the local government must —*
- (a) review the proposed policy in the light of any submissions made; and*
  - (b) resolve to —
    - (i) proceed with the policy without modification; or*
    - (ii) proceed with the policy with modification; or*
    - (iii) not to proceed with the policy.**
- (4) If the local government resolves to proceed with the policy, the local government must publish notice of the policy in a newspaper circulating in the Scheme area.*
- (5) A policy has effect on publication of a notice under subclause (4).*

- (6) *The local government —*
- (a) *must ensure that an up-to-date copy of each local planning policy made under this Scheme is kept and made available for public inspection during business hours at the offices of the local government; and*
  - (b) *may publish a copy of each of those local planning policies on the website of the local government."*

### **Policy Implications**

Nil.

### **Stakeholder Engagement / Consultation**

Should Council resolve to adopt the draft Policy for advertising, subclause 4(1)(a) will be undertaken in late February and early March 2017, with the matter returned to Council for consideration of subclause 4(3) of the Regulations at the April 2017 Ordinary Meeting.

### **Risk Implications**

Nil.

### **OFFICER'S COMMENT**

The Policy has been designed to:

- Assist officers in assessing proposals for the extraction of basic raw materials such as sand, limestone, clay and hard rock on land in the Shire's jurisdiction area;
- Outline the information to be submitted with an application for an extractive industry (cl.4.2);
- Outline the matters Council will have regard for when considering an application (cl.4.3);
- Advise clients of the requirement to apply for an Extractive Industry Licence under the provisions of Council's Extractive Industries Local Law 2008 once Development Approval had been granted (cl.4.4);
- Provide guidelines (cl.5) for:
  - Boundary setbacks;
  - Buffers;
  - Compliance with mine safety requirements;
  - The requirement to obtain Vegetation Clearing Permits;
  - The requirement to obtain relevant licences under EPA legislation;
  - Environmental protection;
  - Weed and disease management;
  - Pit Rehabilitation;
  - Security for Site Restoration and Reinstatement; and
  - Road maintenance and annual road maintenance contributions.



The Policy also includes an application form specifically designed for extractive industry proposals.

**RECOMMENDATION**

**That Council prepare Local Planning Policy No.21 'Extractive Industry' for the purposes of advertising for public comment under Part 2, Division 2, subclause 4(1)(a) of Schedule 2 of the *Planning and Development (Local Planning Schemes) Regulations 2015* in accordance with the document that formed the subject of Attachment 1 of this report.**

## Attachment 1

*Shire of Northam Local Planning Scheme No.6  
Local Planning Policy No.21 – Extractive Industry*

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### LOCAL PLANNING SCHEME NO.6 LOCAL PLANNING POLICY NO.21 – EXTRACTIVE INDUSTRY

#### 1. PRELIMINARY

##### 1.1 Authority to prepare and adopt a Local Planning Policy

Schedule 2, Part 2, clause 3(1) of the *Planning and Development (Local Planning Schemes) Regulations 2015* (the Regulations) allows Council to prepare a Local Planning Policy in respect of any matter related to the planning and development of the Shire's Local Planning Scheme No.6 (the Scheme) area.

This policy will be made effective once Council has completed the process stipulated in clause 4(1) up to and including clause 4(4) of the Regulations.

##### 1.2 Relationship of this Policy to the Scheme

If a provision of this Policy is inconsistent with the Scheme, the Scheme prevails.

This Local Planning Policy is not part of the Scheme and does not bind Council in respect of any application for development approval. However, Council shall have due regard to the provisions of the Policy and the objectives which the Policy is designed to achieve before making its determination.

##### 1.3 Relationship of this Policy to the *Shire of Northam Extractive Industries Local Law 2008*

The Shire of Northam requires an extractive industry licence to be issued under the provisions of the *Shire of Northam Extractive Industries Local Law 2008* (the 'EI Local Law') together with a land use planning (development) approval before extraction can take place.

An application for an extractive industry licence should be applied for at the same time as the development application.

If a provision of this Policy is inconsistent with a provision of the EI Local Law, the Policy prevails to the extent of the inconsistency.

#### 2. APPLICATION OF THE POLICY

##### 2.1 Definition of Extractive Industry

*Shire of Northam Local Planning Scheme No.6*  
*Local Planning Policy No.21 – Extractive Industry*

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For the purposes of this Policy, the definition of "extractive industry" as provided in Schedule 1 of the Scheme applies, namely "...an industry which involves the extraction, quarrying or removal of sand, gravel, clay, hard rock, stone or similar material from the land and includes the treatment and storage of those materials, or the manufacture of products from those materials on, or adjacent to, the land from which the materials are extracted, but does not include industry – mining"

2.2 Application and Exemptions

The purpose of this Policy is to provide development controls for the establishment, operation and rehabilitation of Extractive Industries in the General Industry, Rural and Rural Smallholding zones as identified by the Scheme.

This policy does not apply to the commercial extraction of minerals for which the approval of the Department of Mines and Petroleum under the *Mining Act 1978* (as amended) is required.

3. **POLICY OBJECTIVES**

The primary objectives of this Policy are to:

- Assist Council in determining applications for Extractive Industries by providing general guidelines and outlining matters Council will have regard for in assessing applications;
- Outline the information to be provided by applicants when requesting Development Approval for Extractive Industry;
- Provide for appropriate 'buffers' between Extractive Industries and sensitive land uses;
- Protect and maintain the existing landscape character, native vegetation, productive agricultural uses and general amenity of the Shire;
- Ensure those portions of Shire of Northam controlled roads affected by the activities relating to Extractive Industries are maintained to a minimum acceptable standard at no extra burden of cost to Council;
- Prescribe an annual road maintenance contribution, applicable to all Extractive Industries within the Shire of Northam, for recovery of expenses towards maintenance and repair of roads due to heavy and/or extraordinary traffic associated with the operation of an Extractive Industry, in keeping with Sections 84 and 85 of the *Road Traffic Act 1974*; and
- Ensure that the prescribed road maintenance contribution correlates with activity and usage of the Shire of Northam road network.

4. **APPROVAL REQUIREMENTS**

4.1 Council Development Approval required for new applications

Where a new extractive industry is proposed, or an existing industry is to be increased in size over what was originally approved, Development Approval by full Council is required prior to the industry commencing/extending. An Application for Development Approval is required to be lodged in accordance with Council requirements and scheduled fees.



*Shire of Northam Local Planning Scheme No.6*  
*Local Planning Policy No.21 – Extractive Industry*

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**4.2 Information to be submitted with Application**

The following information in the form of a 'Pit Management Plan' is to be provided with the Application for Development Approval:

- a) A plan showing the location any existing and proposed excavation of the land showing distances to property boundaries, water courses, remnant vegetation and buildings;
- b) Details of the material to be excavated, including maximum depth of excavation, area to be open at any one time and expected pit life;
- c) Details of the proposed number and size of trucks entering and leaving the site each day/week/month (as appropriate) and the route of routes to be taken by those vehicles;
- d) A description of the measures to be taken to minimise dust nuisance, erosion, watercourse salinity and dangers to the general public;
- e) Demonstrating that any sensitive land uses (e.g. residences) within 0.5km - 1km of the site will not be adversely affected;
- f) Details of measures to be taken as appropriate to minimise impacts on groundwater quality, visual pollution, flora and fauna and sites of cultural or heritage significance;
- g) Details of the storage of fuel and flammable materials on the site;
- h) What rehabilitation/reinstatement of the excavation site is to be undertaken upon completion of the extraction; and
- i) Any other information that Council may require in considering the application.

**4.3 Matters to be considered by Council**

In considering any application, Council will have regard for the following matters:

- a) Merits – each application be examined on its individual merit having regard for the existing land uses, topography of the land, and its specific location;
- b) Whether the site is in a visually significant location such as on a ridge, close to a national park or nature reserve, visible from a major road, tourist destination or scenic route;
- c) Compatibility with adjoining land uses;
- d) Noise, dust and vibration abatement measures;
- e) Proximity and buffers to water courses;
- f) Drainage implications including surface and groundwater impacts;
- g) Whether the application proposes the clearing of significant remnant vegetation;
- h) Intended end use of the land and future planning for the area under Council's Local Planning Strategy;
- i) Rehabilitation measures;



*Shire of Northam Local Planning Scheme No.6*  
*Local Planning Policy No.21 – Extractive Industry*

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- j) Weed control;
- k) Environmental management and measures proposed to be undertaken by operators to address environmental issues;
- l) Whether the access roads proposed are suitable for the volume of traffic and type of heavy vehicles proposed;
- m) Whether the site has access to major roads, and whether the existing roads to be used by trucks are in good condition;
- n) Proposed road haulage route and whether the use of any state controlled roads are proposed;
- o) Size of trucks and number of truck movements;
- p) Existence of other extractive industry or heavy haulage-associated use in the vicinity;
- q) Details of the storage of fuel and flammable materials on the site;
- r) Material to be excavated, including maximum depth of excavation, area to be open at any one time and expected pit life; and
- s) Consistency with the purposes and relevant considerations of Special Control Areas in the Scheme.

4.4 Requirement for an Extractive Industry Licence under *Shire of Northam Extractive Industries Local Law 2008*

Where Council has granted Development Approval for an extractive industry, the operator must apply for an Extractive Industry Licence under the provisions of Council's Extractive Industries Local Law 2008. A person must not carry on an extractive industry unless the person is the holder of a valid and current licence.

Approval for an Extractive Industry Licence is not transferable unless written approval is granted by Council, and provided all conditions of the existing approval are met.

On or before 30<sup>th</sup> June in each year, a licensee shall pay to the Shire of Northam the annual licence fee determined by the Shire of Northam from time to time.

5. **DEVELOPMENT GUIDELINES**

5.1 Boundary setbacks

The following setbacks will generally be applied to excavation areas/pits:

- A minimum of 75 metres to any road or thoroughfare;
- A minimum of 50 metres to any property boundary in a different ownership; and
- A minimum of 50 metres to any water course or stands of remnant vegetation.

5.2 Buffers

Generic buffers to sensitive land uses

*Shire of Northam Local Planning Scheme No.6  
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**Table1**

Industry	Description of Industry	Buffer distance (m)
Clay extraction or processing	Mining, extraction or processing of clay	500 – 1,000 depending on size
Extractive Industry – hard rock	quarrying (including blasting), crushing and screening	500 - 1,000 depending on size
Extractive Industry – sand & limestone	no grinding or milling works	300 - 500 depending on size

5.3 Compliance with mine safety requirements

Council will require the Extractive Industry to comply with all relevant requirements of the *Mines Safety and Inspection Act 1994* and Regulations at all times.

5.4 Requirement to obtain Vegetation Clearing Permit

Where the extractive industry necessitates the removal of native vegetation, the applicant is required to seek and obtain a Vegetation Clearing Permit from the Department of Environment and Conservation in accordance with the *Environmental Protection (Clearing of Native Vegetation) Regulations 2004*. It is the responsibility of the applicant and/or landowner to ensure compliance with the Clearing Vegetation Regulations.

5.5 Requirement to obtain registration of licence for a Prescribed Premise

The extractive industry may require registration or a licence as a 'prescribed premise' from the Department of Environment Regulation under Part V of the *Environmental Protection Act 1986 (Environmental Protection Regulations, 1987, Schedule 1)* if:

- Category 12: Licensing is required if the material is screened, washed, crushed, ground, milled, sized or separated and more than 50000 tons/annum is processed.
- Category 70: Registration is required if the material is screened, washed, crushed, ground, milled, sized or separated and more than 5000 tons/annum but less than 50,000 tonnes per annum is processed.
- Category 80: Registration is required if non-metallic minerals are being processed (crushed, ground, milled or separated) and more than 100 tonnes/annum is processed.

5.6 Environmental protection requirements

Where the Extractive Industry is located within a Public Drinking Water Source Area, the operation is to comply with the Department of Water Water Quality Protection Note No.15.

5.7 Weed and disease management plan

Council will require the operator to develop in consultation with the Department of Environment Regulation, a management plan to control the spread of noxious weeds and other harmful diseases.



*Shire of Northam Local Planning Scheme No.6  
 Local Planning Policy No.21 – Extractive Industry*

**5.8 Pit Rehabilitation Plan**

A Pit Rehabilitation Plan is to be submitted and approved by the Shire of Northam in writing. This plan is to address (but not be limited to) the following issues:

- Restrict the area of open pit to 2 hectares. Larger pits may be considered for extraction where the applicant can demonstrate that it will not have any detrimental impact on the environment or amenity of the area (by lodging a detailed environmental management plan).
- How the portions of land subject to extraction are to be rehabilitated (following each stage of extraction) to allow for future rural use and shall include:-
  - Flattening the land;
  - Spreading of stockpiled topsoil (capable of supporting seed and plant re-growth);
  - Forming stable battered banks not to be steeper than 1 in 5; and/or
  - Revegetation using native trees, shrubs and groundcovers / undergrowth.

**5.9 Security for Site Restoration and Reinstatement**

For the purpose of ensuring that an excavation site is properly restored and/or reinstated, the Shire of Northam shall require that the operator (licensee) give to the Shire of Northam a bond, bank guarantee or other security, of a kind and in a form acceptable to the Shire of Northam, in or for a sum determined by the Shire of Northam from time to time.

**5.10 Road Maintenance Contribution**

Those portions of Shire of Northam controlled roads affected by the activities relating to an Extractive Industry site shall be maintained to a standard acceptable to the Shire of Northam at the operator's (i.e. licensee's) cost.

The licensee shall pay an annual road maintenance contribution equivalent to an amount specified as shown at **Table 2** below for expenses incurred by the Shire of Northam for the repair and maintenance of Shire of Northam controlled roads.

**Table 2**

Tonnes per annum	Fee per tonne
Less than 2,000 tonnes per annum	Nil
2,000 tonnes to 40,000 tonnes per annum	50c per tonne
>40,000 tonnes per annum (per tonne)	As negotiated at time of application (minimum of 50c per tonne)

The road maintenance contribution shall be based on the estimated tonnage of material to be transported from the Extractive Industry site.

*Shire of Northam Local Planning Scheme No.6  
Local Planning Policy No.21 – Extractive Industry*

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The road maintenance contribution shall be made annually for the lifetime of the facility.

Payment of the road maintenance contribution shall be made in advance, with the first payment due upon the commencement of operations and thereafter on an annual basis.

A report detailing all activities and tonnages of material transported to and from the Extractive Industry site for the financial year period ending 30<sup>th</sup> June is to be submitted to the Shire of Northam by 31<sup>st</sup> July each year.

*Date Adopted:*

*Date Effective:*

*Date Reviewed:*

*Next Review:*





**SHIRE OF NORTHAM**  
**APPLICATION FOR AN EXTRACTIVE INDUSTRY LICENCE**

**Note:** To be completed in addition to the Application for Development Approval form. The Shire of Northam requires an Extractive Industry Licence together with a land use development approval before extraction can take place. An application for an Extractive Industry Licence should be applied for at the same time as the development application.

<b>1. Applicant's Name:</b>	
<b>2. Contact Details:</b>	
Phone No.:	
Mobile No.:	
Email Address:	
<b>3. Address and locality of proposed excavation site:</b>	
Lot No.:	House No.:
Street:	Suburb:
P/Code:	
<b>4. Extractive Industry Details:</b>	
If the application covers land that is the subject of an existing licence:	
Date of issue of that licence:	
Date of expiration of that licence:	
Conditions applicable to that licence (please attach):	
<b>5. Checklist:</b>	
<b>Submitted with this application are:</b>	<input type="checkbox"/> licensed surveyor's certificate
3 copies of excavation site plans <input type="checkbox"/>	<input type="checkbox"/> copies of all land use planning approvals
3 copies of works and excavation programme <input type="checkbox"/>	<input type="checkbox"/> Owner's written consent
3 copies of rehabilitation/decommissioning programme <input type="checkbox"/>	<input type="checkbox"/> any other information that Council has required
datum peg evidence <input type="checkbox"/>	<input type="checkbox"/> licence application fee
<b>The applicant applies for a Licence in respect of the proposed excavation site in accordance with and subject to the <i>Shire of Northam Extractive Industries Local Law 2008</i></b>	
<b>APPLICANT SIGNATURE:</b>	<b>OWNER NAME:</b>
	<b>OWNER SIGNATURE:</b>
	<b>EXISTING LICENCEE SIGNATURE:</b> <i>(if applicable)</i>
<b>DATE:</b>	<b>DATE:</b>

### 12.3.6 Modification of Building Policies

<b>Address:</b>	N/A
<b>Owner:</b>	Shire of Northam
<b>File Reference:</b>	2.3.1.2
<b>Policy</b>	As noted for each policy as detailed in this report
<b>Reporting Officer:</b>	Sonny Rutherford Building Surveyor
<b>Responsible Officer:</b>	Chadd Hunt Executive Manager Development Services
<b>Voting Requirement</b>	Simple Majority

#### BRIEF

Council is requested to review Shire of Northam Building Policies as detailed in this report.

The following policies are included in this report for review:

- B7.1 Aged Accommodation Units, Wundowie – Erection of Patios
- B7.2 Amalgamation of Lots for Building Sites
- B7.3 Building Permit Application Fees – Refund
- B7.4 Retaining Walls
- B7.5 Roof Drainage – Townsites
- B7.6 Sand Pads Installation
- B7.7 Signs – Building Permit Requirements
- B7.8 Solid Stone Walls – Dwellings
- B7.9 Water Tanks Installation – Distance from Boundaries
- B7.10 Electric Fences Policy
- B7.11 Management of Council Property Leases - To be transferred to Corporate Services

#### ATTACHMENTS

- Attachment 1: Existing Policy B7.1 - Aged Accommodation Units, Wundowie – Erection of Patios.
- Attachment 2: Existing Policy B7.2 - Amalgamation of Lots for Building Sites.
- Attachment 3: Proposed Policy B7.2 - Amalgamation of Lots for Building Sites.
- Attachment 4: Existing Policy B7.3 - Building Permit Application Fees – Refund.
- Attachment 5: Existing Policy B7.4 - Retaining Walls.

- Attachment 6: Proposed Policy B7.4 - Retaining Walls.
- Attachment 7: Existing Policy B7.6 - Sand Pads Installation.
- Attachment 8: Existing Policy B7.8 - Solid Stone Walls – Dwellings.
- Attachment 9: Existing Policy B7.9 - Water Tanks Installation – Distance from Boundaries
- Attachment 10: Proposed Policy B7.9 - Water Tanks Installation – Distance from Boundaries.
- Attachment 11: Existing Policy B7.11 - Management of Council Property Leases.

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## BACKGROUND / DETAILS

The following policies have been reviewed and recommended changes have been detailed for each of the above listed policies.

### B7.1 Aged Accommodation Units, Wundowie – Erection of Patios

Whilst the policy was last reviewed in 2013 and has since worked satisfactorily it is suggested that the intent and purpose of the policy should be included within the individual lease agreements with the tenants. The existing policy has been provided in Attachment 1.

### B7.2 Amalgamation of Lots for Building Sites

The policy was last reviewed in 2013 and has since worked satisfactorily however the wording for a building licence has been amended to a building permit and it is proposed that a building permit may be issued provided a legal agreement is in place stipulating that the owner has 12 months to amalgamate the properties. In the case of a commercial property an Occupancy Permit will not be issued until the amalgamation process is complete.

The Building Code of Australia considers a lot boundary to be a fire source feature and therefore a building/structure cannot be built over a boundary unless there is a firewall or the necessary fire protection included in the proposed building/structure.

It is recommended that Council resolves to modify the policy to amend licence to permit and include provision of a legal agreement. The existing policy has been provided in Attachment 2 with the proposed policy provided as Attachment 3.

### B7.3 Building Permit Application Fees – Refund

The policy was last reviewed in 2013 and has since worked satisfactorily however changes to building legislation affecting refunds was introduced into the *Building Act 2011*.

The *Building Act 2011* s.23 (4) States:

- (4) If the permit authority has not made a decision within the time mentioned in subsection (1) or (2) —
- (a) the permit authority must refund to the applicant the fee mentioned in section 16(l) that accompanied the application; and
  - (b) the amount of the fee paid is recoverable in any court of competent jurisdiction as a debt due to the applicant.

The above legislation refers to applications that have been submitted but have not been determined in the timeframes stipulates. Given that the Act and Regulations do not give direction with regard to refunding building fees in other circumstances it is proposed that the policy in no longer required.

Staff have had several requests previously where an application has been submitted (with associated fees) however prior to the determination being made requests have been made to withdraw the application and refund the associated fees. In the absence of any policy staff would advise that there is no refund applicable (as it is currently).

Council policy can not contradict legislation and therefore the following modification is recommended:

It is recommended that Council resolves to revoke Policy B7.3 Building Permit Application Fees – Refund as shown in Attachment 4.

### B7.4 Retaining Walls

The policy was amended by Council and this amendment is not in accordance with the National Construction Code Series.

The Policy currently states:

“2. A Retaining wall above 1m, which requires a building permit, will also require an accompanying engineer’s certification as part of the building application.”

Structures are required to comply with the National Construction Code Series, in particular retaining walls are to comply with the Building Code of Australia. The Building Code of Australia, Volume 2, Part 2.1 has performance requirements for buildings or structures to be structurally stable and to have resistance to certain actions.



A building surveyor does not have the necessary qualifications to determine if a retaining wall design is structurally adequate for the purpose in the proposed location and therefore it is necessary to rely on a certificate from a professional engineer.

Our Policy should reflect legislation and should ensure that all retaining walls are built and designed to comply with the requirements of the Building Code of Australia Part 2.1 to lessen the risk of failure or other problems.

It is recommended that Council resolves to modify Policy B 7.4 – Retaining Walls to include engineering certification as a requirement for all retaining walls that require a building permit. The existing policy has been provided in Attachment 5 with the proposed policy provided as Attachment 6.

#### B7.5 Roof Drainage – Townsites

This policy will be subject to a later report in conjunction with Engineering and Planning.

#### B7.6 Sand Pads Installation

The policy was last reviewed in 2013 and generally has no bearing on a building application as any sand pad built to support a structure requires a suitably qualified engineer to certify the design, therefore the height of the sand pad and the compaction is determined by the engineer. The height of sand pads are also assessed by Planning.

It is recommended that Council resolves to revoke Policy B7.6 Sand Pads Installation as shown in Attachment 7.

#### B7.7 Signs – Building Permit Requirements

This policy will be subject to a later report.

#### B7.8 Solid Stone Walls – Dwellings

While the Policy has generally operated suitably since its adoption, there has been limited use of the Policy in recent years. In addition the current Act and Regulations would require the information requested by the Policy. It is therefore recommended that the policy is superseded.

It is recommended that Council resolves to revoke Policy B7.8 Solid Stone Walls – Dwellings as shown in Attachment 8.

#### B7.9 Water Tanks Installation – Distance from Boundaries

While the Policy has generally operated suitably since its adoption, there are a couple of minor amendments required to ensure it is in accordance with the *Building Act 2011*.

The Building Regulations 2012 Schedule 4 permits the installation of a water tank with a capacity of 5000 litres or less without a building permit, therefore a larger water tank requires a building permit.

Refer to Appendix 12 for the modified wording to include the requirement for a building permit for a water tank with a capacity of greater than 5000 litres added to the policy in accordance with the Building Regulations 2012.

It is recommended that Council resolves to modify the Shire of Northam Policy B7.9 Water Tanks Installation – Distance from Boundaries. The existing policy has been provided in Attachment 9 with the proposed policy provided as Attachment 10.

#### B7.10 Electric Fences Policy

This policy will be reviewed in conjunction with the Fencing Local Law review as the power to enact the policy is contained in the local law.

#### B7.11 Management of Council Property Leases - To be transferred to Corporate Services

Corporate Services are responsible for the control of property leases and therefore the responsibility is no longer Development Services. It is recommended that the policy be updated to the current format and responsibility transferred to Corporate Services.

The existing policy has been provided in Attachment 11.

### **CONSIDERATIONS**

#### **Strategic Community / Corporate Business Plan**

Objective G1: Provide accountable and transparent leadership

Strategy G1.1: Continue to develop Council's policy framework to guide decision making.

#### **Financial / Resource Implications**

There will be no financial or resource implications.

#### **Legislative Compliance**

The Local Government Act 1995 constitutes the head power for Council to make & revoke policies.

#### **Policy Implications**

Shire of Northam Building policies.

#### **Stakeholder Engagement / Consultation**

Nil.

### **Risk Implications**

If some policies are not amended, Council may not be compliant with legislation applicable to the policy matter.

### **OFFICER'S COMMENT**

Nil.

### **RECOMMENDATION**

**That Council resolves to:**

- 1. Revoke Building Policy B7.1 – Aged Accommodation Units, Wundowie – Erection of Patios as shown in Attachment 1;**
- 2. Adopts the revised Building Policy B7.2 Amalgamation of Lots for Building Sites as provided in Attachment 3;**
- 3. Revokes Building Policy B7.3 Building Permit Application Fees – Refund as provided in Attachment 4;**
- 4. Adopt Building Policy B7.4 – Retaining Walls as provided in Attachment 6;**
- 5. Revoke Building Policy B7.6 Sand Pads Installation as provided in Attachment 7.**
- 6. Revoke Building Policy B7.8 Solid Stone Walls - Dwellings as provided in Attachment 8;**
- 7. Adopt Building Policy B7.9 Water Tanks Installation – Distance from Boundaries as provided in Attachment 10; and**
- 8. Transfer B 7.11 Management of Council Property Leases as provided in Attachment 11 to the Administrations in the Shire of Northam Policy Manual; and**
- 9. Authorise the Chief Executive Officer to adjust the policy numbering accordingly.**

## Attachment 1

### Existing Policy B7.1

#### **B 7.1 Aged Accommodation Units, Wundowie – Erection of Patios**

<b>POLICY</b>	<p>That Council will support the addition of patios to the units at Kuringal Village subject to:</p> <ul style="list-style-type: none"><li>a) Plans and specifications for any additions must be approved by Council's Building Surveyor and a building permit obtained.</li><li>b) All expenses incurred in erecting any additions to the units will be the responsibility of the occupier of the unit.</li><li>c) If any part of a patio or any other building construction is physically connected to the existing building, such addition must be left in place when the occupier vacates the unit. No compensation will be paid by Council for any improvements made by the occupiers of the units.</li></ul>
<b>OBJECTIVES</b>	<p>To allow tenants to undertake minor building work on their Kuringal Village rental, provided it meets standards.</p>
<b>GUIDELINES</b>	<p>As described above</p>
<b>HISTORY</b>	<p>Adopted: 03/10/2007 Last Review: 16/10/2013</p>
<b>REVIEW</b>	<p>Executive Manager, Development Services</p>



## Attachment 2

### Existing Policy 7.2

#### **B 7.2 Amalgamation of Lots for Building Sites**

<b>POLICY</b>	A building permit will not be issued for a proposed building that extends over more than one surveyed allotment (ie a building crossing over a boundary).
<b>OBJECTIVES</b>	To prevent building over boundaries unless amalgamation has occurred or is imminent
<b>GUIDELINES</b>	The proponent will need to apply to amalgamate the lots, and a building licence will not be issued until the Chief Executive Officer is satisfied that an approved Diagram of Survey has been lodged at the Titles Office and an application for a Certificate of Title for the amalgamated allotments has been registered and accepted.
<b>HISTORY</b>	Adopted: 16/09/2009 Last Review: 16/10/2013
<b>REVIEW</b>	Executive Manager, Development Services

### Attachment 3

#### Proposed Policy B7.2

#### B7.2 Amalgamation of Lot for Building Sites

<i>Responsible Department</i>	Executive Services	Manager	Development
<i>Resolution Number</i>	TBA		
<i>Resolution Date</i>	TBA		
<i>Next Scheduled Review</i>	2019		
<i>Related Shire Documents</i>			
<i>Related Legislation</i>	National Construction Code Series, Building Act 2011		

#### OBJECTIVE

To prevent building over boundaries unless amalgamation has occurred or is imminent.

#### SCOPE

Applies to all proposed buildings/structures to be built over a lot boundary.

#### POLICY

1. A Building Permit will only be issued for a proposed building/structure that extends over more than one surveyed allotment (ie a building/structure crossing over a boundary) if:
  - a) The Building Surveyor is satisfied that an approved Diagram of Survey has been lodged at the Titles Office and an application for a Certificate of Title for the amalgamated allotments has been registered and accepted; or
  - b) A legal agreement has been entered into and signed by all parties to allow the owners twelve (12) months to amalgamate the allotments & provide a registered Certificate of Title to the Shire & evidence that the amalgamation process has commenced is provided to the Shire
2. An Occupancy Permit will not be issued until a registered Certificate of Title is provided to the Shire.

## Attachment 4

### Existing Policy B7.3

#### **B7.3 Building Permit Application Fees – Refund**

<b>POLICY</b>	Where a building permit application has been assessed and refund of the application fees are sought by the applicant, no refund is payable.
<b>OBJECTIVES</b>	To clarify Council's position in regards to fees received for works where the Shire has already undertaken administrative tasks and site inspections.
<b>GUIDELINES</b>	N/A
<b>HISTORY</b>	Adopted: 16/09/2009 Last Review: 16/10/2013
<b>REVIEW</b>	Executive Manager, Development Services

## Attachment 5

### Existing Policy B7.4

#### B7.4 Retaining Walls

<i>Responsible Department</i>	Executive Manager Development Services
<i>Resolution Number</i>	C.2763
<i>Resolution Date</i>	20/07/2016
<i>Next Scheduled Review</i>	2018
<i>Related Shire Documents</i>	Nil
<i>Related Legislation</i>	<i>Building Act 2011</i>

#### OBJECTIVE

To use a risk management process to describe when approval is required for retaining walls.

#### SCOPE

Applies to all proposed retaining walls

#### POLICY

- Retaining walls require a building permit if the retaining wall
  - Retains ground more than 500mm in height; or
  - If it is any height and is associated with other building work or with the protection of land adjoining the land on which the retaining wall is located; or
  - If it is any height and is work of a kind to which section 76, 77, 78 or 79 of the *Building Act 2011* relates (Work affecting other land that requires consent, court order or other authority).
- A Retaining wall above 1m, which requires a building permit, will also require an accompanying engineer's certification as part of the building application.



## Appendix 6

### Proposed Policy B7.4

#### B7.4 Retaining Walls

<i>Responsible Department</i>	Executive Manager Development Services
<i>Resolution Number</i>	C.2763
<i>Resolution Date</i>	TBA
<i>Next Scheduled Review</i>	2018
<i>Related Shire Documents</i>	Nil
<i>Related Legislation</i>	<i>Building Act 2011</i>

#### OBJECTIVE

To use a risk management process to describe when approval is required for retaining walls.

#### SCOPE

Applies to all proposed retaining walls

#### POLICY

- Retaining walls require a building permit if the retaining wall
  - Retains ground more than 500mm in height; or
  - If it is any height and is associated with other building work or with the protection of land adjoining the land on which the retaining wall is located; or
  - If it is any height and is work of a kind to which section 76, 77, 78 or 79 of the *Building Act 2011* relates (Work affecting other land that requires consent, court order or other authority).
- A Retaining wall which requires a building permit, will also require an accompanying engineer's certification as part of the building application.

## Attachment 7

### Existing Policy B7.6

#### **B7.6 Sand Pads Installation**

- POLICY**
1. Sand pads generally can be approved by Council's Building Surveyor up to 1.5 metres at the highest point (underside of floor slab). However a maximum height of 1.8 metres may be approved where there is some difficulty encountered in any cut operation that would prevent the 1.5 metre measurement being achieved.
  2. For sand pads of 900 mm to 1500mm depth, there shall be a minimum of 2.4 metres of sand beyond the external perimeter of the building, especially at the point of deepest sand fill. However a width of less than 2.4m is acceptable if the sand pad can be satisfactorily retained and the platform is to be filled with sand consolidated in even lifts not exceeding 750 mm.
  3. For sand pads of 0 mm to 900 mm depth, there shall be a perimeter of 2 metres of sand fill beyond the external perimeter of the building especially at the point of deepest sand fill.
  4. If the building is situated closer to the boundaries than will permit 2 metres of sand fill to extend beyond the perimeter of the building, retaining walls shall be constructed prior to the installation of the sand.
  5. Sand used is to be compacted in not more than 300 mm layers, to reach compaction specified by the Building Code of Australia.
  6. Determination of compliance with the above criteria will be assessed by Council's Building Surveyor.

Sand pad heights are to be determined by a licenced Structural Engineer in conjunction with a site classification.

**OBJECTIVES** To ensure that sand pads are satisfactorily retained.

**GUIDELINES** N/A

**HISTORY** Adopted: 16/09/2009  
Last Review: 16/10/2013

**REVIEW** Executive Manager, Development Services

## Attachment 8

### Existing Policy B7.8

#### **B 7.8 Solid Stone Walls - Dwellings**

<b>POLICY</b>	<p>That the use of solid stone construction in class 1 dwellings will be approved within the Shire, under the following conditions:</p> <ul style="list-style-type: none"><li>(a) External walls to be a minimum 300 mm in thickness.</li><li>(b) Internal walls to be a minimum of 200 mm in thickness.</li><li>(c) Footings, all walls that are load bearing, and all walls of 2.4m<sup>&gt;</sup> in height, are to be certified as structurally sound by a practising Structural Engineer.</li><li>(d) Unless otherwise stated by a practising Structural Engineer all external solid stone walls, are to be protected against penetration of dampness by at least 2 coats of an approved sealing agent, or are to be protected by a veranda projecting at least 1.8m out from the wall.</li><li>(e) Unless certified by a practising Structural Engineer, the method of construction is to be to the satisfaction of Shire's Building Surveyor.</li></ul>
<b>OBJECTIVES</b>	<p>To ensure that stone walls comply with structural requirements.</p>
<b>GUIDELINES</b>	<p>National Construction Code Series</p>
<b>HISTORY</b>	<p>Adopted: 16/09/2009 Last Review: 16/10/2013</p>
<b>REVIEW</b>	<p>Executive Manager, Development Services</p>

## Attachment 9

### Existing Policy B7.9

#### **B 7.9 Water Tanks Installation – Distance from Boundaries**

<b>POLICY</b>	Water tanks may be installed within the building setback area subject to endorsement by the Shire's Building Surveyor and adequate firebreaks between the boundaries and water tank.
<b>OBJECTIVES</b>	To allow for the installation of water tanks without building licence approval, within certain parameters.
<b>GUIDELINES</b>	<i>Building Act 2011</i>
<b>HISTORY</b>	Adopted: 16/09/2009 Last Review: 16/10/2013
<b>REVIEW</b>	Executive Manager, Development Services



## Attachment 10

### Proposed Policy B7.9

#### B7.9 Water Tank Installations

<i>Responsible Department</i>	Executive Manager Development Services
<i>Resolution Number</i>	TBA
<i>Resolution Date</i>	TBA
<i>Next Scheduled Review</i>	2019
<i>Related Shire Documents</i>	
<i>Related Legislation</i>	<i>Building Act 2011</i>

#### OBJECTIVE

To allow for the installation of water tanks within boundary setbacks.

#### SCOPE

Applies to all proposed Water Tank Installations.

#### POLICY

Water tanks less than 5000 litres may be installed within the prescribed building setback area or prescribed building envelope without Council approval.

Any water tank with a capacity of greater than 5000 litres requires a building application.

## Attachment 10

### Existing Policy B7.11

#### **B 7.11 Management of Council Property Leases**

<b>POLICY</b>	Leases of Shire property will be determined based on the nature of the proposed use in accordance with this Policy.
<b>OBJECTIVES</b>	To establish a fair and equitable rent structure, on a contribution basis, which reflects the services provided by Council and takes into consideration the Shire's objectives and community obligations. It covers the cost of the agreement, fees and charges, building maintenance, management of reserves and facilities.
<b>GUIDELINES</b>	See procedures saved at G:\PLANS_POLICIES_LOCAL LAWS\POLICY PROCEDURES\Building\1Attached lease policy (5a).doc
<b>HISTORY</b>	Adopted: 21/12/2012 Last Review: 16/10/2013
<b>REVIEW</b>	Executive Manager, Development Services

## ATTACHMENT B 7.11

### MANAGEMENT OF COUNCIL PROPERTY Licence Agreements and Leases

#### DEFINITIONS

A lease is offered where the tenant (Lessee) has exclusive possession of the premises ("Demised Premises") for a fixed term.

A management licence ("Licence") is offered where the tenant ("Licensee") has management rights only of the "Demised Premises" where the Council does not have the power to lease the land (eg: the Shire leases the land from another party), or the land is shared between several users.

Minor maintenance in general refers to an amount of \$1000 per annum and major maintenance refers to amounts generally above \$1000 per annum.

#### POLICY

As a general principle, any new lease shall be limited to a maximum of a five year term and any option to renew will be limited to no more than a five year term. Council may consider longer terms where Council is of the opinion that there is benefit or merit for providing a longer lease term.

- 1.0 Community Groups managing the following Community Halls will be subject to a lease between the Community Group and Council:-

Bakers Hill Pavil  
lion  
Clackline Hall  
Grass Valley Hall  
Southern Brook Hall  
Quellington Hall

Council recognises the importance of a Community Hall to the general community and understands that the 'Hall' use is unlikely to result in full cost recovery, therefore:-

- 1.1 Council will assist in maintaining the facility for the benefit of the community, with the Community Group as manager;
- 1.2 The basic principles considered in establishing a standard lease fee reflects the community contribution of the group resulting in a levy of a peppercorn (\$1 per annum payable on demand) rental to community groups managing the nominated Community Halls;

- 1.3 The Shire will cover the cost of building insurance and the lease preparation fee for the above community halls managed by community groups.
- 1.4 The Shire through the Council's annual budget process will provide a maximum amount of \$1000 per annum, towards the maintenance of the special floor surface in the sports arena section of the Bakers Hill Pavillion;
- 1.5 Other conditions as described under 2.0, excluding 2.1 (rent) and 2.2 (lease preparation fee); and
- 1.6 The Northam Memorial Hall is to be treated as a special case, as it is managed under a Deed.

## 2.0 Not-for-profit Lease:

The basic principles considered in establishing a standard lease fee reflects a fair and equitable contribution of provision of a facility, the venue's pattern of use, location and the potential to obtain Community Grants assistance, as follows:-

- 2.1 The Shire levy an annual administration rent to all community, sport and recreation groups, that is not for an abovementioned community Hall, which is the equivalent amount of the building insurance applicable to the building and is reviewed annually.
- 2.2 Lessees or Licensees will be responsible for the full cost of the lease document preparation, registration and other costs associated with the execution of the agreement.
- 2.3 Lessees or Licensees must agree with Council to manage the "Demised Premises" on behalf of the community and to offer a service to the community that provides a net benefit.
- 2.4 The Lessee or Licensee will be responsible for the payment of outgoings, operating costs, and minor maintenance obligations.
- 2.5 The Lessee or Licensee will not be responsible for Shire Rates, apart from rubbish service rates.
- 2.6 The Shire will insure the "Demised Premises" at replacement value and perform any structural repairs, improvements and maintenance in accordance with levels determined within its budget forecast.
- 2.7 In the case of the Lessee or Licensee who leases a Council building and obtains approval to carry out extensions, alterations and/or additions, Council will insure the improvements as part of its insurance portfolio at replacement value.
- 2.8 The Lessee or Licensee will be responsible for contents insurance for their contents, and also hold public liability for their activities and workers compensation insurance for their employees (if applicable) to the value stipulated in the agreement.
- 2.9 The Lessee or Licensee will be responsible for the cost of repair of any internal damage, vandalism, corrective maintenance or damage to external doors, glass windows, security lighting and any other external



facility through misuse by a club representative, member or guest. The Shire may carry out any corrective works and recoup the full cost from the Lessee.

- 2.10 The Lessee or Licensee will be responsible for keeping the building clean and tidy at levels predetermined within the agreement.
- 2.11 The Lessee or Licensee will not incur any costs for property damage excluding contents occasioned by fire, fusion, explosion, lightning, civil commotion, storm, tempest, or earthquake.
- 2.12 On an annual basis, Lessees and Shire representatives will meet to carry out a property inspection to determine the extent to which the Lessee or Licensee have met their lease/licence obligation and to consider any specified building maintenance schedules for the following twelve month period within the Shire's budget parameters.

### **3.0 Airport Hangar Site Agreement:**

- 3.1. The Shire has an expectation that it will receive a rent calculated on the land use or probable use rate at a set rate per square metre determined by the Valuer General; or
- 3.2. No less than market value of vacant land determined by the Valuer General for any lease area or licence.
- 3.3. The Lessee or Licensee will be responsible to contribute to the full cost of any previous improvements to the Airport by way of a levy proportioned to the cost of the work by a once-off lease "establishment fee" or "transfer fee".
- 3.4. All agreements will have a common expiry date and an option to renew shall be limited to no more than five years.
- 3.5. The Lessee or Licensee will be responsible for meeting the full cost of the document preparation, registration and other costs associated with the execution of the agreement.
- 3.6. All improvements, repairs and maintenance to the "Demised Premises" are the sole responsibility of the Lessee or Licensee.\
- 3.7. The Lessee or Licensee will be responsible for building and contents insurance and also hold current public liability insurance and worker compensation (if applicable) to the value stipulated in the agreement.

### **4.0 Commercial, Government or Government Agencies Agreement:**

- 4.1. The Shire has an expectation that it will receive no less than market valuation for any lease or licence of the Shire's property as determined by the Valuer General, and
- 4.2. The Shire recognises that partnerships can be entered into for the benefit of the local community and acknowledges the adopted lease or licence rent will be determined on a case by case basis taking into consideration:

Land contribution  
Building cost contribution  
State or Federal legislation  
Level of benefit to local community

- 4.3. In the case of a Council building, the Shire will insure the “Demised Premises” at replacement value and perform any structural repairs, improvements and maintenance in accordance with the level stipulated in the agreement.
- 4.4. In the case where the “Demised Premises” are owned by the Shire, the Lessee or Licensee will be responsible for:
- 4.5. Cost of repair for any internal damage, vandalism, corrective maintenance or damage to external doors, glass windows, security lighting and any other external facility through misuse by a member of staff, representative or guest. The Shire may carry out any corrective works and recoup the full cost from the Lessee.
- 4.6. All outgoings.
- 4.7. Contents insurance, public liability insurance, and workers compensation to the value stipulated in the agreement.
- 4.8. In the case of Lessee or Licensee obtaining approval to carry out extensions, alterations and/or additions, Council will insure the improvements as part of its insurance portfolio at replacement value.
- 4.9. In the case of the “Demised Premises” not be built by the Shire, the Lessee or Licensee will be responsible for:
- 4.10. Insuring the building at replacement value even though it is or becomes a Council asset.
- 4.11. Keeping the improvements well presented, clean and tidy at levels predetermined within the lease arrangements.
- 4.12. Contents insurance, public liability insurance, and workers compensation to the value stipulated in the agreement
- 4.13. The Lessee or Licensee will be responsible to meet the full cost of the document preparation, registration and other costs associated with the execution of the agreement.

### 12.3.7 Review of Local Planning Policies

<b>Address:</b>	N/A
<b>Owner:</b>	N/A
<b>File Reference:</b>	7.2.4.1
<b>Reporting Officer:</b>	Kobus Nieuwoudt – Manager Planning Services
<b>Responsible Officer:</b>	Chadd Hunt – Executive Manager Development Services
<b>Voting Requirement</b>	Simple Majority

#### BRIEF

Council is asked to review the operation of the following adopted local planning policies and consider whether modification of the policies are required:

- Local Planning Policy No.11 – Tree Preservation – Grevillea Street Subdivision Area (**LPP11**)
- Local Planning Policy No.12 – Animal Establishment (**LPP12**)
- Local Planning Policy No.13 – Ancillary Accommodation (**LPP13**)
- Local Planning Policy No.15 – Road and Subdivision Requirements in the Rural Residential Zone (**LPP15**)

It is recommended that Council re-adopt (as originally adopted) the above-mentioned Local Planning Policies subject to minor formatting changes.

#### ATTACHMENTS

Attachment 1: Local Planning Policies with formatting changes

#### BACKGROUND / DETAILS

Council adopted the above-mentioned Local Planning Policies at the Ordinary Council meeting held on 18 December 2013. A copy of each of the policies in its current guise can be found in Council's current Local Planning Policy Manual.

In order to ensure Council's Local Planning Policies remain effective, staff have undertaken a review of the above-mentioned policies.

With the exception of LPP5, LPP18, LPP19 and LPP20 (recently reviewed and/or newly adopted policies), a review of the balance of Council's adopted Local Planning Policies will be presented to Council in the coming months.

#### CONSIDERATIONS

### **Strategic Community / Corporate Business Plan**

- Objective G1: Provide accountable and transparent leadership.
- Strategy G1.1: Continue to develop Council's policy framework to guide decision making; and
- Strategy G1.3: Enhance open and interactive communication between Council and the community.

### **Financial / Resource Implications**

There are no direct financial and/or resource implications for the Shire of the recommendations of this report.

### **Legislative Compliance**

*Statutory basis for preparation of local planning policies*

Local Planning Policies are provided for in Part 2, Division 2, Clause 3 of Schedule 2 of the *Planning and Development (Local Planning Schemes) Regulations 2015* ('the Regulations').

Should Council resolve to make material changes to one or more of the policies the subject of this review, Council will, in respect of those policies, be required to follow the procedures under clause 4(1) up to and including clause 4(6) of Part 2, Division 2 of the Regulations as follows:

- "(1) If the local government resolves to prepare a local planning policy the local government must, unless the Commission otherwise agrees, advertise the proposed policy as follows —
- (a) publish a notice of the proposed policy in a newspaper circulating in the Scheme area, giving details of —
    - (i) the subject and nature of the proposed policy; and
    - (ii) the objectives of the proposed policy; and
    - (iii) where the proposed policy may be inspected; and
    - (iv) to whom, in what form and during what period submissions in relation to the proposed policy may be made;
  - (b) if, in the opinion of the local government, the policy is inconsistent with any State planning policy, give notice of the proposed policy to the Commission;
  - (c) give notice of the proposed policy in any other way and carry out any other consultation the local government considers appropriate.
- (2) The period for making submissions in relation to a local planning policy must not be less than a period of 21 days commencing on the day on which the notice of the policy is published under subclause (1)(a).



- (3) After the expiry of the period within which submissions may be made, the local government must —
  - (a) review the proposed policy in the light of any submissions made; and
  - (b) resolve to —
    - (i) proceed with the policy without modification; or
    - (ii) proceed with the policy with modification; or
    - (iii) not to proceed with the policy.
- (4) If the local government resolves to proceed with the policy, the local government must publish notice of the policy in a newspaper circulating in the Scheme area.
- (5) A policy has effect on publication of a notice under subclause (4).
- (6) The local government —
  - (a) must ensure that an up-to-date copy of each local planning policy made under this Scheme is kept and made available for public inspection during business hours at the offices of the local government; and
  - (b) may publish a copy of each of those local planning policies on the website of the local government."

### **Policy Implications**

It is recommended that Council re-adopt (as originally adopted) the above-mentioned Local Planning Policies subject to minor formatting changes.

### **Stakeholder Engagement / Consultation**

Given that this review will not result in any material changes to the policies the subject of this review, stakeholder engagement and/or consultation was not considered necessary.

### **Risk Implications**

There are no risk implications for the Shire of the recommendations of this report.

### **OFFICER'S COMMENT**

The subject policies have operated satisfactorily since its adoption on 18 December 2013.

While modification of the respective policy provisions are not recommended, staff recommend Council make effective use of this review by agreeing to update the current format of the subject policies to:

- Accord with Planning Services' latest local planning policy template;

- Ensure that Council's local planning policies remain effective and are up to date; and
- Respond to the recent changes to Council's Local Planning Scheme No.6 in consequence of the introduction of the *Planning and Development (Local Planning Schemes) Regulations 2015* gazetted on 25 August 2015.

Staff therefore recommend Council readopt (as originally adopted) the Local Planning Policies the subject of this review, subject to minor formatting changes.

#### **RECOMMENDATION**

**That Council readopt (as originally adopted) the following Local Planning Policies, subject to minor formatting changes in accordance with the document that formed the subject of Attachment 1 of this report:**

- **Local Planning Policy No.11 – Tree Preservation – Grevillea Street Subdivision Area**
- **Local Planning Policy No.12 – Animal Establishment**
- **Local Planning Policy No.13 – Ancillary Accommodation**
- **Local Planning Policy No.15 – Road and Subdivision Requirements in the Rural Residential Zone**

## Attachment 1

*Shire of Northam Local Planning Scheme No.6  
Local Planning Policy No.11 - Tree Preservation - Grevillea Street Subdivision Area*



### LOCAL PLANNING SCHEME NO.6 LOCAL PLANNING POLICY NO.11 – TREE PRESERVATION - GREVILLEA STREET SUBDIVISION AREA –

#### 1. PRELIMINARY

##### 1.1 Authority to prepare and adopt a Local Planning Policy

Schedule 2, Part 2, clause 3(1) of the *Planning and Development (Local Planning Schemes) Regulations 2015* (the Regulations) allows Council to prepare a Local Planning Policy in respect of any matter related to the planning and development of the Shire's Local Planning Scheme No.6 (the Scheme) area.

This policy will be made effective once Council has completed the process stipulated in clause 4(1) up to and including clause 4(4) of the Regulations.

##### 1.2 Relationship of this Policy to the Scheme

If a provision of this Policy is inconsistent with the Scheme, the Scheme prevails.

This Local Planning Policy is not part of the Scheme and does not bind Council in respect of any application for development approval. However, Council shall have due regard to the provisions of the Policy and the objectives which the Policy is designed to achieve before making its determination.

#### 2. APPLICATION OF THE POLICY

##### 2.1 Definitions

The following are definitions that may be used as part of this Policy in addition to the definitions included in the Scheme:

“**Building Envelope**” means the area identified on Schedule B to this policy as the building envelopes applicable to the GSSA.

“**Grevillea Street Subdivision Area**” (“GSSA”) means the area delineated on Schedule A to this policy.

“**Tree Protection Zone**” (“TPZ”) means an area identified and applied to specific trees in the GSSA to ensure preservation of those trees.

*Shire of Northam Local Planning Scheme No.6*  
Local Planning Policy No.11 - Tree Preservation - Grevillea Street Subdivision Area

**2.2 Application**

This Policy applies to the GSSA identified within the attached Schedule "A" to protect 8 trees recommended for retention, situated on Lots 2, 6, 9, 12, 13, 14 and 15 Grevillea Street, Wundowie.

**3. POLICY OBJECTIVES**

The primary objectives of this Policy are to:

- Protect 8 trees recommended for retention within the Policy Area.
- Implement Tree Protection Zones (TPZs) with a view to ensure that damage to above ground and below ground parts of identified trees is limited to what the trees can reasonably be expected to tolerate by regulating activities around the trees in a way that avoids onerous remedial measures being imposed on responsible parties.

**4. POLICY STATEMENT**

During assessment and development of plans to subdivide land within the GSSA, a number of trees worthy of retention were identified. These trees were identified as habitat and feed supply for Black Cockatoos, and were identified as a priority for retention.

The successful preservation of the selected trees will rely on the measures identified within this policy. This policy has been formulated to provide advice to purchasers and landowners of the lots affected by the Policy.

**5. TREE TYPES**

Three Types of trees affect various lots within the subdivision area (see attached "Schedule A"):

Tree Type	Tree ID	Lot/s Affected
Eucalyptus wandoo (Wandoo)	A	2
Eucalyptus Marginata (Jarrah)	B, C & D	6, 9 & 12
Corymbia calophylla (Marri)	E, F, G & H	13, 14 & 15

**Tree Type - Eucalyptus wandoo (Wandoo)**

The *Eucalyptus wandoo (Wandoo)* located on Lot 2 has been retained and incorporated into the GSSA based on its health, structure and the significance of the tree to the native fauna; in particular the native Black Cockatoo.

Wandoo is highly susceptible to root zone disturbance however, there are measures that can be taken to utilise space within the TPZ, without further compromising the tree. These measures are specific to the site (and how it will be utilised), and would require site specific arboricultural input for appropriate recommendations.



*Shire of Northam Local Planning Scheme No.6*  
*Local Planning Policy No.11 - Tree Preservation - Grevillea Street Subdivision Area*

**Tree A**



Tree Location:	Lot 2
Lots affected by TPZ:	Lot 2
Recommended TPZ:	9.1 meter radius

**Tree Type - *Eucalyptus marginata* (Jarrah)**

The *Eucalyptus marginata* (Jarrah) trees located on Lots 6, 9 and 12 have been retained and incorporated into the GSSA based on their health, structure and the significance of the tree to the native fauna; in particular the native Black Cockatoo.

Jarrah is highly susceptible to root zone disturbance however, there are measures that can be taken to utilise space within the TPZ, without further compromising the tree. These measures are specific to the site (and how it will be utilised), and would require site specific arboricultural input for appropriate recommendations.

**Tree B**



Tree Location:	Lot 6
Lots affected by TPZ:	Lot 6
Recommended TPZ:	8.2 meter radius

*Shire of Northam Local Planning Scheme No.6*  
*Local Planning Policy No.11 - Tree Preservation - Grevillea Street Subdivision Area*

**Tree C**



Tree Location: Lot 9  
Lots affected by TPZ: Lot 9  
Recommended TPZ: 7.9 meter radius

**Tree D**



Tree Location: Lot 12  
Lots affected by TPZ: Lot 12  
Recommended TPZ: 12.8 meter radius

**Tree Type - *Corymbia calophylla* (Marri)**

The *Corymbia calophylla* (Marri) located on Lot 13 has been retained and incorporated into the GSSA based on its health, structure and the significance of the tree to the native fauna; in particular the native Black Cockatoo.

Marri is highly susceptible to root zone disturbance however, there are measures that can be taken to utilise space within the TPZ, without further compromising the tree. These measures are specific to the site (and how it will be utilised), and would require site specific arboricultural input for appropriate recommendations.

*Shire of Northam Local Planning Scheme No.6  
Local Planning Policy No.11 - Tree Preservation - Grevillea Street Subdivision Area*

**Tree E**



Tree Location: Lot 13  
Lots affected by TPZ: Lot 13  
Recommended TPZ: 7.6 meter radius

**Tree F**



Tree Location: Lot 13  
Lots affected by TPZ: Lot 13  
Recommended TPZ: 8.2 meter radius

**Tree G**



Tree Location: Lot 14  
Lots affected by TPZ: Lot 14  
Recommended TPZ: 9.3 meter radius



*Shire of Northam Local Planning Scheme No.6  
Local Planning Policy No.11 - Tree Preservation - Grevillea Street Subdivision Area*

**Tree H**



Tree Location:	Lot 15
Lots affected by TPZ:	Lot 15
Recommended TPZ:	7.2 meter radius

**6. TREE PROTECTION MEASURES**

**6.1 Tree Protection Penalties**

Any event that leads to the irreversible damage or death of an identified tree shall result in action being taken by the Shire, and penalties may be applicable. Penalties under the Planning and Development Act can be up to \$250,000, with ongoing fines of \$25,000 per day.

**6.2 Clearing on Lots Affected by this Policy**

- 6.2.1 All lot clearing (if required) shall be undertaken outside of the specified TPZ. All care is to be taken during clearing operations to avoid any damage to the trees canopy or activities that could result in the loss of limbs.
- 6.2.2 No mechanical grubbing out shall occur within the TPZ. If required, removal of organics within the TPZ should be undertaken by hand and limited to the top 100mm of soil only. No mechanical equipment to be utilised without the prior written advice of an Arboriculturist being provided to and approved by the Shire.
- 6.2.3 All grubbing or removal of roots and/or removal of deleterious material below ground that is within 1 meter of the TPZ boundary, shall be preceded by root pruning consistent with written advice from an Arboriculturist being provided to and approved by the Shire [see Policy provision 6.4].

**6.3 Development on Lots Affected by This Policy**

All development, including, but not limited to, dwellings, outbuildings, animal shelters etc. shall be contained within the building envelopes specified in "Schedule B". No development will be permitted outside of the building envelope without written advice from an Arboriculturist being provided to and approved by the Shire prior to the construction of the development.



*Shire of Northam Local Planning Scheme No.6*  
*Local Planning Policy No.11 - Tree Preservation - Grevillea Street Subdivision Area*

6.4 Root Pruning

All trenches and excavations near the TPZ boundary of trees should be preceded by root pruning where the diameter of the root(s) exceed 20mm. Root pruning shall be undertaken in five (5) stages as follows:-

- 6.4.1 *A dissecting cut* – a preliminary cut made at a distance away from the intended final root pruning alignment. Dissection cut made to relieve pressures on the individual roots.
- 6.4.2 *Localised excavation around the individual root* - This is the removal of soils such that any tearing of bark can be observed to its source on the tree side of the root and the final cut zone made accessible for cutting with the pruning implement being used (including sharp secateurs, loppers, handsaw or chainsaw that is fit for the purpose).
- 6.4.3 *Final cut* - Made with a sharp pruning tool (i.e. sharp secateurs, loppers, handsaw or chainsaw that is fit for the purpose) at the position where the bark is attached around the circumference of the root. The final cut is not governed by the root pruning alignment if the tearing of the bark extends toward the tree and goes beyond the intended alignment. However, should the final cuts end up being closer to the tree than the intended alignment, the methodology should be modified such that steps (i) and (ii) are carried out further away from the intended alignment and the final cut made at the intended alignment.
- 6.4.4 *Cover the exposed roots* - On completion of the final cut, the root(s) are to be covered with either soil (backfilled immediately following pruning), or a layer of hessian (or alike material approved by the Arboriculturist), that is secured and draped over the root exposed area. This cover should be put in place progressively with the root pruning (within hours), and the hessian regularly moistened as directed by the Arboriculturist.

6.5 Services

No services, excavation or trenching shall pass through the specified TPZ without the prior written advice from an Arboriculturist being provided to and approved by the Shire.

This includes trenching or excavation required for reticulation and garden lighting.

This advice will be at the landholders' expense, and the Shire will not be liable for any costs associated with this advice.

6.6 Boundary Fencing

Boundary fencing that is required to pass through the TPZ should be post and rail type. Locations for footings within the TPZ shall be subject to exploratory excavations to avoid damage or loss of roots exceeding 20mm diameter.

It is recommended that the advice of an Arboriculturist is obtained and submitted to the Shire for approval prior to construction of any fencing within the TPZ.

6.7 Canopy Pruning

Pruning or removal of any part of the canopy shall not be undertaken without the prior written advice from an Arboriculturist being provided to and approved by the Shire.

*Shire of Northam Local Planning Scheme No.6*  
*Local Planning Policy No.11 - Tree Preservation - Grevillea Street Subdivision Area*

All pruning works to comply with the Australian Standards AS 4373 "Pruning of amenity trees" 2007.

6.8 TPZ restrictions

Restricted activities within the TPZ:

- Traversing and/or Parking of plant machinery or vehicles;
- Storage for construction or deleterious materials;
- Vehicle refuelling;
- Storage of surplus fill;
- Preparation of chemicals and/or cement products;
- Areas to dump construction and general waste;
- Wash down or cleaning;
- Locations for site offices or toilets;
- Or activities that may harm or injure the tree above or below ground.

6.9 Landscaping

No Landscaping shall occur within TPZ without written advice from an Arboriculturalist being submitted to and approved by the Shire prior to any landscaping works commencing.

Landscaping advice will be at the landholders' expense, and the Shire shall not be liable for any costs associated with this advice.

Arboricultural input shall form part of any landscaping design for any of the properties affected by this policy. Of particular concern will be issues such as (but not limited to):

- Soil level changes;
- Landscape lighting;
- Irrigation methods;
- Hard landscaping;
- Retaining walls;
- Footings;
- Fencing;
- Turf;
- Placement and location of sheds;
- Drainage implications.

6.10 Arboricultural Inspections

The long term welfare of the tree and its safety would best be served by undertaking regular Arboricultural inspections (approximately 3-4 years) by a suitably qualified Arborist to assess, identify and report any change or tree related problems that may cause future issues.

It is recommended that landholders undertake regular inspections of the nominated trees.

These inspections and advice will be at the landholders' expense, and the Shire will not be liable for any costs associated with this advice.

*Shire of Northam Local Planning Scheme No.6*  
*Local Planning Policy No.11 - Tree Preservation - Grevillea Street Subdivision Area*

**6.11 Unavoidable TPZ encroachments**

No encroachment into a TPZ is permitted without written advice from an Arboriculturalist being submitted to and approved by the Shire prior to any works commencing.

This advice will be at the landholders' expense, and the Shire will not be liable for any costs associated with this advice.

Where encroachment into the TPZ is unavoidable, variations to the TPZ may be possible subject to compensation measures being afforded the tree and appropriate Arboricultural advice being provided. i.e. increasing area of the TPZ elsewhere and/or via remedial arboricultural works within the TPZ area.

<i>Date Adopted:</i>	<i>18 December 2013</i>
<i>Date Effective:</i>	<i>11 January 2014</i>
<i>Date Reviewed:</i>	<i>15 February 2017</i>
<i>Next Review:</i>	



*Shire of Northam Local Planning Scheme No.6  
Local Planning Policy No.12 – Animal Establishment*

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**LOCAL PLANNING SCHEME NO.6  
LOCAL PLANNING POLICY NO.12  
– ANIMAL ESTABLISHMENT –**

**1. PRELIMINARY**

**1.1 Authority to prepare and adopt a Local Planning Policy**

Schedule 2, Part 2, clause 3(1) of the *Planning and Development (Local Planning Schemes) Regulations 2015* (the Regulations) allows Council to prepare a Local Planning Policy in respect of any matter related to the planning and development of the Shire's Local Planning Scheme No.6 (the Scheme) area.

This policy will be made effective once Council has completed the process stipulated in clause 4(1) up to and including clause 4(4) of the Regulations.

**1.2 Relationship of this Policy to the Scheme**

If a provision of this Policy is inconsistent with the Scheme, the Scheme prevails.

This Local Planning Policy is not part of the Scheme and does not bind Council in respect of any application for development approval. However, Council shall have due regard to the provisions of the Policy and the objectives which the Policy is designed to achieve before making its determination.

**2. APPLICATION OF THE POLICY**

**2.1 Definitions**

The following are definitions that may be used as part of this Policy in addition to the definitions included in the Scheme:

**“Animal Establishment”** means premises used for the breeding, boarding, training or caring of animals for commercial purposes but does not include animal husbandry - intensive or veterinary centre.

**“Building Envelope”** means an area of land within a lot marked on a plan approved by the responsible authority within which all buildings and effluent disposal facilities on the lot must be contained.



*Shire of Northam Local Planning Scheme No.6*  
*Local Planning Policy No.12 – Animal Establishment*

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“**Cattery**” means the keeping of five or more cats over the age of six months for the purpose of boarding, breeding or training whether for commercial sale or for domestic purposes.

“**Council**” means the elected members of the Shire.

“**Equine Facility**” means the keeping, agistment or breeding of horses outside of the recommended Stocking Rates for commercial or domestic purposes and also includes a riding school or training facility.

“**Horse(s)**” means any breed or size of equine animal including donkeys, mules or ponies.

“**Kennel**” means the keeping of five or more dogs over the age of three months for the purpose of boarding, breeding or training whether for commercial sale or for domestic purposes.

“**Large Animal**” includes, but is not limited to, alpacas, llamas, goats, cattle, deer, sheep, poultry, camels, birds, emus and ostriches.

“**Other Establishment**” means the keeping of any other large animal for commercial purposes.

“**Stables**” and “**stabling**” shall be taken to mean facilities for the accommodation of horses or other large animals where each animal is housed or kept within an individual loose box, stall or yard.

2.2 Application

This Policy applies to all animal establishments in the Shire of Northam.

3. **POLICY OBJECTIVES**

The primary objectives of this Policy are to:

- Ensure that animal establishments are undertaken in a sustainable manner;
- Ensure that animal establishments do not have a significant negative impact on the natural environment; and
- Ensure that animal establishments do not impact detrimentally on the amenity of adjoining landowners.

4. **POLICY STATEMENT**

The Shire supports small business as part of a vibrant and diverse community and has a responsibility to regulate animal establishments to ensure these land uses are carried out in a safe and sanitary manner whilst preventing nuisances to neighbours and the surrounding environment. Compliance with this Policy will assist in providing a safe and sanitary service.

Kennels, Catteries, Equine Facilities and Other Establishments are classed as Animal Establishments and are not permitted in the Shire except in the “General Industry”, “Rural”, “Rural Smallholdings” and “Rural Residential” zones where they are a discretionary use under LPS6.

The Shire will not permit the establishment or maintenance of an animal establishment in any area if, in its opinion, such an establishment would

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adversely affect the environment, be a nuisance to or in any way be detrimental or prejudicial to adjoining residents and land.

An application for an animal establishment in the "Rural Residential" zone will be carefully scrutinised and may be refused due to the size of the land. An animal establishment will not be approved on land zoned "Rural Residential" if it is located within 1 kilometre of any "Residential" zoned land.

Nothing in this policy precludes compliance with the relevant State Government Legislation eg: the *Dog Act 1976*, the *Dog Regulations 1976*, the *Cat Act 2011* and the *Cat Regulations 2012* this includes the issuing of a licence for a kennel, cattery or a stable under the Shire Local Law as well as obtaining planning approval.

Applicants are reminded of general environmental responsibilities, as required by the *Environmental Protection Act 1986*, to take all reasonable and practical measures to ensure that the activities on the whole site, including during construction, do not pollute the environment in a way which causes or may cause environmental harm or a detriment to the locality.

**5. DEVELOPMENT APPROVAL**

In considering an Application for Development Approval, the Shire will require the following:

- A cover letter to include:
  - The breed of animal proposed for the Animal Establishment;
  - The number of animals proposed to be housed in the Animal Establishment;
  - Whether the Animal Establishment is for boarding or breeding purposes or both;
- If a structure or building is proposed to be constructed as part of the application the following information is required to be submitted with the application:
  - Accurate **SCALED** (1:100, 1:200 or 1:500) floor plans incorporating the specific design criteria contained in this Policy including what materials are proposed to be utilised;
  - Three (3) copies of **SCALED** (1:100, 1:200 or 1:500) elevations of all sides of the structure, showing height of the wall and roof ridge measured from natural ground level;
- Three (3) copies of **SCALED** (1:100, 1:200 or 1:500) site plan of the property showing distance of any proposed structure from property boundaries, existing structures and effluent disposal systems.
- Details of any trees to be removed to allow for the commencement of the use or for the construction of any associated development.
- Any other information the Shire may reasonably require to enable the application to be determined.



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**6. POLICY MEASURES**

**6.1 Kennels**

**6.1.1 Design Criteria for a Kennel**

The following describes the minimum standard of construction for a Kennel within the Shire:

- The walls of each kennel shall be constructed of concrete, brick, stone or steel framing sheathed internally and externally with good quality factory painted non-reflective steel sheeting or fibrous cement sheeting or other durable material approved by the Shire.
- Dogs are to be housed singularly within walk in modules with an exercise yard attached to the module.
- All internal and external surfaces are to be impervious and maintained as impervious.
- The lowest internal height of any kennel shall be 2.4 metres from the floor.
- The upper surface of the kennel floor shall be at least 10 centimetres above the surface of the surrounding ground, be constructed of concrete with a smooth impervious acid resistant finish graded to not less than 1:100 to a drain which shall be properly laid, ventilated and trapped in accordance with the effluent the wastewater disposal guidelines contained in this Policy.
- Each yard for any kennel shall be kept securely fenced with a fence not less than 2 metres in height constructed of link mesh or netting, galvanised iron or timber.
- Each kennel shall have a floor area of not less than 2.5 square metres for every dog kept therein over the age of three months.
- All painted external surfaces shall be kept in good condition and be repainted with good quality paint every three years.
- Gates for each yard shall be provided and fitted with proper catches or means of secure fastening.
- The area of the yard adjacent to a kennel or group of kennels shall not be less than three times the area of the kennel or group of kennels.
- Kennels are to be provided with adequate natural light and ventilation.
- Kennels are to be designed and constructed to eliminate noise nuisance.
- A separate food room is required. This room is to contain a sink of sufficient size to wash equipment, sealed to prevent vermin and fly access and have an external fly screened window for ventilation. The food is to be stored in metal cabinets and or refrigerators installed a minimum of 50mm above the finished floor level.
- Kennels must have an isolation room to quarantine any sick or injured animals.
- Kennels must have a separate "maternity" section to accommodate females and their litters.

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**6.1.2 Kennels Operation**

The Shire will require that where an Applicant seeks to keep dogs in a kennel, the Applicant shall demonstrate to the satisfaction of the Shire:

- That the kennel and yards are appropriate for the breed or kind of dog, sited and maintained in accordance with the requirements of public health and sufficiently secured.
- That the dogs will be prevented to escape from the kennel or yard in which it is kept nor wander at large except for the purpose of reasonable exercise whilst under the control of a person.

**6.1.3 Kennel Management Plans**

An application for a Kennel must be accompanied by a Management Plan which demonstrates that:

- The kennel, the yards, feeding and drinking vessels are to be maintained in a clean condition and be cleaned and disinfected at least once per day.
- Reticulated water is available at the Kennel at all times via a properly supported stand pipe and hose cock for the hosing down of the Kennel and floored yard.
- Bedding for all dogs must be a minimum 300mm above the finished floor level.
- A person in charge of the dogs must either reside on the Kennel establishment premises or within such reasonable close proximity as to enable effective control over the dogs.
- Every part of the Kennel establishment must be maintained in a hygienic and clean condition, free from odour, flies, fleas, ticks and vermin.
- Fire extinguishers are present within the Kennel.
- All refuse, faeces and food wastes will be disposed of and how this will be achieved. All waste must be disposed of daily into an approved apparatus.

**6.2 Catteries**

**6.2.1 *Design Criteria for a Cattery***

The following describes the minimum standard of construction for a cattery within the Shire:

- The walls of each cattery shall be constructed of concrete, brick, stone or steel framing sheeted internally and externally with good quality factory painted non-reflective steel sheeting or fibrous cement sheeting or other durable material approved by the Shire.
- Cats may be housed in walk-in modules that include a sleeping compartment and an exercise area or in colony pens. Cats may be multiple housed in colony pens. Each cat should have a floor area of two square metres plus an individual sleeping area. Only sterilised compatible cats should be housed in this type of accommodation.
- Walk-in modules must have minimum floor areas of 1.5 square metres and contain at least two levels including raised sleeping quarters. This size is for one cat only and an additional one square metre floor space is required



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for a second cat. No more than two cats may be housed together in this type of accommodation.

- All internal and external surfaces are to be impervious and maintained as impervious.
- The lowest internal height of any cattery shall be 2.4 metres from the floor.
- The upper surface of the cattery floor shall be at least 10 centimetres above the surface of the surrounding ground, be constructed of concrete with a smooth impervious acid resistant finish graded to not less than 1:100 to a drain which shall be properly laid, ventilated and trapped in accordance with the effluent the wastewater disposal guidelines contained in this Policy.
- Each yard for any cattery shall be kept securely fenced with a fence not less than 2 metres in height constructed of link mesh or netting, galvanised iron or timber and be securely and completely roofed with link mesh or solid materials.
- All painted external surfaces shall be kept in good condition and be repainted with good quality paint every three years.
- Gates for each yard shall be provided and fitted with proper catches or means of secure fastening.
- The area of the yard adjacent to a cattery or group of catteries shall not be less than three times the area of the cattery or group of catteries.
- Catteries are to be provided with adequate natural light and ventilation.
- Catteries are to be designed and constructed to eliminate noise nuisance.
- A separate food room is required. This room is to contain a sink of sufficient size to wash equipment, sealed to prevent vermin and fly access and have an external fly screened window for ventilation. The food is to be stored in metal cabinets and or refrigerators installed a minimum of 50mm above the finished floor level.
- Catteries must have an isolation room to quarantine any sick or injured animals.
- Catteries must have a separate "maternity" section to accommodate females and their litters.

#### 6.2.2 *Catteries Operation*

The Shire will require that where an Applicant seeks to keep cats in a cattery, the Applicant shall demonstrate to the satisfaction of the Shire:

- That the cattery and yards are appropriate for the breed or kind of cat, sited and maintained in accordance with the requirements of public health and sufficiently secured.
- That the cats will be prevented to escape from the kennel or yard in which it is kept nor wander at large except for the purpose of reasonable exercise whilst under the control of a person.

#### 6.2.3 *Cattery Management Plans*

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An application for a Cattery must be accompanied by a Management Plan which demonstrates that:

- The cattery, the yards, feeding and drinking vessels are to be maintained in a clean condition and be cleaned and disinfected at least once per day.
- Reticulated water is available at the Cattery at all times via a properly supported stand pipe and hose cock for the hosing down of the cattery and floored yard.
- Bedding for all cats must be elevated a minimum of 1.2m from the ground for higher level bedding and 300mm above the finished floor level for lower level bedding.
- A person in charge of the cats must either reside on the Cattery establishment premises or within such reasonable close proximity as to enable effective control over the cats.
- Every part of the Cattery establishment must be maintained in a hygienic and clean condition, free from odour, flies, fleas, ticks and vermin.
- Fire extinguishers are present within the Cattery.
- All refuse, faeces and food wastes will be disposed of and how this will be achieved. All waste must be disposed of daily into an approved apparatus.

6.3 Equine Facility

When considering an application for an Equine Facility, the Shire requires the following information, in addition to the information described in this Policy:

- A letter describing the specific activities proposed for the Equine Facility eg: training, agistment, riding school etc.
- For a riding school, a copy of the current Public Liability Insurance held.
- Any additional equipment that is proposed to be utilised by the activity such as carriages, floats, jumps etc.

Paddock stocking levels are to be in accordance with the Department of Agriculture and Food Western Australia's Stocking Rate Guidelines for Rural Small Holdings. This document is applied to all land zoned "Rural" under the Scheme.

When the proposed Equine Facility exceeds the stocking rates contained within the Stocking Rate Guidelines for Rural Small Holdings, a Stock Management Plan must be lodged which contains the following information:

- Insect and odour management.
- Stock rotation.
- Erosion management.
- Paddock recovery measures.
- Identification of any remnant vegetation or exclusion zones required to be fenced.
- Stable management.
- Manure collection and removal



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- High quality fencing
- Landscaping including windbreaks, tree planting with double-fencing, constructed horse paths.
- Dust management.
- Nutrient/runoff management plan.
- Horse exercise program.
- Neighbour liaison.

6.4 Other Establishment

When considering an application for Other Establishments, the Shire requires the following information, in addition to the information described in this Policy:

- A letter describing the specific activities proposed for the Establishment including what type of animal, how many animals, purpose of keeping the animals eg: fur/wool production, meat production, domestic pets etc.
- For an Establishment involving attendance by members of the public, a copy of the current Public Liability Insurance held.

Paddock stocking levels are to be in accordance with the Department of Agriculture and Food Western Australia's *Stocking Rate Guidelines for Rural Small Holdings*. This document is applied to all land zoned "Rural" under the Scheme.

When the proposed Other Establishment exceeds the stocking rates contained within the *Stocking Rate Guidelines for Rural Small Holdings*, a Stock Management Plan must be lodged which contains the following information:

- Insect and odour management.
- Stock rotation.
- Erosion management.
- Paddock recovery measures.
- Identification of any remnant vegetation or exclusion zones required to be fenced.
- Manure collection and removal.
- High quality fencing.
- Landscaping including windbreaks, tree planting with double-fencing, constructed horse paths.
- Dust management.
- Nutrient/runoff management plan.
- Horse exercise program.
- Neighbour liaison.

6.5 Pigs

Pigs are not permitted on any land within the Shire unless applied for under the provisions of the Scheme as "Animal Husbandry - Intensive".

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**6.6 Effluent & Waste Water Disposal**

Effluent includes sewerage from toilets and staff facilities, floor waste water, cleaning rinse water and animal excrement. This waste must be treated and retained within the property.

If the anticipated waste water flow, including cleaning rinse water is less than 5,000 litres per day, a permit is required from the Shire to install and use a septic tank system.

Waste water from dog kennels and catteries will be high in organic matter, suspended solids, animal hair and cleaning chemicals which can be harmful to the environment. To prevent waste water harming soil and plants or posing disease risks the following effluent disposal method is required:

- Any floor waste water or cleaning rinse water should be passed through a septic tank or other holding tank such as a grease trap to remove solids and animal hair.
- This waste water should then be disposed on site using subsoil absorption trenches or leach drains to prevent odours, mosquitoes and the risk of disease transmission.
- Silt traps should be installed before the septic tank or grease trap to stop animal hair and solids blocking the tanks or absorption trenches.
- Waste water cannot be used for drip or spray irrigation unless it meets EPA requirements and is treated in an approved ATU.
- Animal excrement should be regularly collected and disposed of onsite by burial or composting.

<i>Date Adopted:</i>	<i>18 December 2013</i>
<i>Date Effective:</i>	<i>11 January 2014</i>
<i>Date Reviewed:</i>	<i>15 February 2017</i>
<i>Next Review:</i>	



*Shire of Northam Local Planning Scheme No.6  
Local Planning Policy No.13 – Ancillary Accommodation*

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**LOCAL PLANNING SCHEME NO.6**  
**LOCAL PLANNING POLICY NO.13**  
**- ANCILLARY ACCOMMODATION -**

**1. PRELIMINARY**

**1.1 Authority to prepare and adopt a Local Planning Policy**

Schedule 2, Part 2, clause 3(1) of the *Planning and Development (Local Planning Schemes) Regulations 2015* (the Regulations) allows Council to prepare a Local Planning Policy in respect of any matter related to the planning and development of the Shire's Local Planning Scheme No.6 (the Scheme) area.

This policy will be made effective once Council has completed the process stipulated in clause 4(1) up to and including clause 4(4) of the Regulations.

**1.2 Relationship of this Policy to the Scheme**

If a provision of this Policy is inconsistent with the Scheme, the Scheme prevails.

This Local Planning Policy is not part of the Scheme and does not bind Council in respect of any application for development approval. However, Council shall have due regard to the provisions of the Policy and the objectives which the Policy is designed to achieve before making its determination.

**2. APPLICATION OF THE POLICY**

**2.1 Definitions**

The following are definitions that may be used as part of this Policy in addition to the definitions included in the Scheme:

"Ancillary Accommodation" means self-contained dwelling on the same lot as a single house which may be attached to, integrated with or detached from the single house.

"Grouped Dwelling" means a dwelling that is one of a group of two or more dwellings on the same lot such that no dwelling is placed wholly or partly vertically above another, except where special conditions of landscape or topography dictate otherwise, and includes a dwelling on a survey strata with common property.

**2.2 Application**

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Local Planning Policy No.13 – Ancillary Accommodation*

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This Policy applies to the development of ancillary accommodation (also sometimes known as "granny flats") in the Shire of Northam.

**3. POLICY OBJECTIVES**

The primary objectives of this Policy are to:

- Provide flexibility in providing accommodation opportunities to residents within the same lot to meet the needs of local residents;
- Minimise the potential for inappropriate residential development in rural areas, which could lead to fragmentation of rural zoned land;
- Minimise the potential for inappropriate residential development in the SCA 1 - Avon and Mortlock Rivers Special Control Area; and
- Ensure that ancillary accommodation is provided, constructed and located in such a way as to minimise its impact on the amenity of the locality.

**4. POLICY STATEMENT**

This policy is designed to provide flexibility in providing accommodation opportunities within the same lot to meet the needs of local residents and to ensure that ancillary accommodation is provided, constructed and located in such a way as to minimise its impact on the amenity of the locality.

In addition to the approval of ancillary accommodation, the policy also addresses the scenario where a landowner wishes to construct a new single residence, rendering the existing dwelling as the ancillary accommodation, or alternatively demolishing the original dwelling or modifying the fixtures to the original dwelling to render it non-habitable once the new dwelling is constructed. This involves removal of any of the facilities required under the health provisions of the Building Code of Australia.

The policy sets out criteria for ancillary accommodation that can be approved without referral to neighbours (see Table 1), ancillary accommodation that requires referral to neighbours before being determined, and ancillary accommodation the Shire will generally not support.

This will provide certainty for residents and Shire Staff on how different ancillary accommodation applications will be assessed and determined, and also assist residents in re-designing their ancillary accommodation applications where desired, to obtain a more favourable assessment or determination in a reduced time frame.

**5. CRITERIA**

Ancillary accommodation will only be approved where it meets all of the specific criteria as outlined in Table 1 of this Policy in addition to the following general criteria:

- Ancillary accommodation that complies with all of the criteria corresponding to the relevant zone (for the applicable lot size) in Table 1 of this Policy, and the relevant general criteria below, will not require advertising to neighbours, subject to compliance with other relevant clauses of this Policy, as set out below and, specifically:

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Local Planning Policy No.13 – Ancillary Accommodation*

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- The Shire's Health Service will consider the use of the existing septic tanks with an extension to leach drain length and/or number.
  - If the existing residence and ancillary accommodation combined equates to 6 or more bedrooms, the Shire's Health Service will require the provision of a separate effluent disposal system to service the ancillary accommodation or upgrading the existing system in terms of septic tank capacity and effluent disposal area.
  - If the total floor area of the ancillary accommodation is over 60m<sup>2</sup> in area, the development will be deemed a density development and assessed under the provisions of the Government Sewerage Policy (1996).
  - In any instance, effluent disposal systems will be required to comply with the Health (Treatment of Sewage and Disposal of Effluent and Liquid Waste) Regulations 1974
- Ancillary Accommodation that does not comply or exceeds any one or more of the criteria corresponding to the relevant zone in Table 1 of this Policy, or the relevant general criteria above, will be referred to Council for determination and will generally not be recommended for approval unless in the Shire's opinion the size, appearance and location and particulars of the subject site will not have a detrimental impact on the landscape and amenity of the area. In forming this opinion the Shire may have regard to the submissions (if any) from affected neighbours.
  - Consideration could be given for ancillary accommodation to be located at a greater distance than that specified in Table 1 to take into account topographical reasons, effluent disposal issues or other similar constraints on the land. Such a relaxation would only be granted following advertising to neighbours.
  - An existing single residence may be approved as ancillary accommodation to a new proposed dwelling subject to the residence ultimately forming the ancillary accommodation not exceeding the requirements of Table 1 unless varied pursuant to the second dot point above and a formal legal agreement (caveat) including a deed being registered on the Certificate of Title of the property, limiting its use to this purpose.
  - An existing residence may be temporarily approved for ancillary accommodation exceeding the requirements of Table 1, for a maximum period of 6 months following the practical completion of a new dwelling as described in the preceding dot point. The ancillary accommodation shall thereafter be refitted to render it non-habitable in accordance with the Health Act, or to comply with the maximum criteria specified in Table 1. The legal agreement (caveat) is to include a deed to this effect.
  - Any discretionary standards prescribed in the Policy or enclosed Table are at the discretion of Council, or its delegate.



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*Local Planning Policy No.13 – Ancillary Accommodation*

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**6. POLICY MEASURES**

**6.1 Design Elements**

- The maximum floor area of the ancillary accommodation is calculated excluding verandahs, patios, pergolas, carports and garages and is measured to the external walls of the dwelling.
- The appearance of the ancillary accommodation must be complementary in style to the existing dwelling.
- The Shire strongly prefers that all ancillary accommodation be contained under the existing roofline of the main dwelling. Otherwise, the building should be transportable and of a high design standard that is compatible with the surrounding development.
- Second hand transportable buildings such as mine site dongas, buildings resembling a donga and/or site offices will not be approved as ancillary accommodation.
- A minimum of 1 additional parking space must be provided.
- The ancillary accommodation must be connected to an approved effluent disposal system (sewer or septic where sewer is unavailable).
- All ancillary accommodation must be located behind the main dwelling or existing outbuilding or be sufficiently screen so as to not be visible from the street, or adjoining properties.

**6.2 Legal Requirements**

A Notification may be placed on the Certificate of Title (under Section 70A of the Transfer of Land Act) for land zoned other than "Residential" advising subsequent owners of usage restrictions that apply to ancillary accommodation prior to the issue of a Building Permit.

**6.3 SCA – 1 Avon and Mortlock Rivers Special Control Area**

Ancillary accommodation will not be permitted on land partially or wholly within SCA - 1 Avon and Mortlock Rivers Special Control Area despite the zoning as the provisions of the Scheme prevent further intensification of development within this area.

The provisions of Table 1 does not apply to land located partially or wholly with the SCA 1 area.

**6.4 Land Zoned Residential Without Reticulated Sewer**

Ancillary accommodation will not be permitted on land zoned Residential that is not able to be connected to the reticulated sewerage system.

The provisions of Table 1 does not apply to land that is not able to connect to the reticulated sewer system.

**6.5 Second Hand Relocated or New Transportable Dwellings**

Ancillary accommodation comprising either a second hand relocated dwelling or a new transportable dwelling shall comply with all the provisions of the Shire's Local Planning Policy No.3 New Transportable, Relocated and Second Hand Dwellings.



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**TABLE 1**

ZONING	CRITERIA
Residential R20 and higher	<ul style="list-style-type: none"> <li>• Minimum lot size of 450m<sup>2</sup></li> <li>• Maximum floor area shall be up to 70m<sup>2</sup>.</li> <li>• Distance between the ancillary accommodation and the main dwelling shall be no greater than 10 metres.</li> <li>• Maximum of 1 bedroom, 1 living room, 1 laundry, 1 kitchen and 1 bathroom.</li> </ul>
Residential R10 and R15	<ul style="list-style-type: none"> <li>• Maximum floor area shall be up to 70m<sup>2</sup>.</li> <li>• Distance between the ancillary accommodation and the main dwelling shall be no greater than 10 metres.</li> <li>• Maximum of 1 bedroom, 1 living room, 1 laundry, 1 kitchen and 1 bathroom.</li> </ul>
Residential R5 and lower	<ul style="list-style-type: none"> <li>• Maximum floor area shall be up to 70m<sup>2</sup>.</li> <li>• Distance between the ancillary accommodation and the main dwelling shall be no greater than 10 metres.</li> <li>• Maximum of 1 bedroom, 1 living room, 1 laundry, 1 kitchen and 1 bathroom.</li> </ul>
Rural Residential	<ul style="list-style-type: none"> <li>• Maximum floor area shall be up to 120m<sup>2</sup>.</li> <li>• Distance between the ancillary accommodation and the main dwelling shall be no greater than 20 metres.</li> <li>• Maximum of 2 bedrooms, 1 living room, 1 laundry, 1 kitchen and 1 bathroom.</li> </ul>
Rural Smallholdings or Rural up to 40ha	<ul style="list-style-type: none"> <li>• Maximum floor area shall be up to 150m<sup>2</sup>.</li> <li>• Distance between the ancillary accommodation and the main dwelling shall be no greater than 20 metres.</li> <li>• Maximum of 2 bedrooms, 1 living room, 1 laundry, 1 kitchen and 1 bathroom.</li> </ul>
Rural over 40.1ha	<ul style="list-style-type: none"> <li>• Maximum floor area shall be assessed on a case by case basis and in accordance with LPP 6 Construction of Additional Dwellings on Rural Zoned Land.</li> <li>• Distance between the ancillary accommodation and the main dwelling shall be no greater than 50 metres.</li> <li>• Maximum of 3 bedrooms, 1 living room, 1 laundry, 1 kitchen and 2 bathrooms.</li> </ul>

*Date Adopted: 18 December 2013*

*Date Effective: 11 January 2014*

*Date Reviewed: 15 February 2017*

*Next Review:*

*Shire of Northam Local Planning Scheme No.6  
Local Planning Policy No.15 – Road and Subdivision Requirements in the Rural  
Residential Zone*

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**LOCAL PLANNING SCHEME NO.6**  
**LOCAL PLANNING POLICY NO.15**  
**– ROAD AND SUBDIVISION REQUIREMENTS IN**  
**THE RURAL RESIDENTIAL ZONE –**

**1. PRELIMINARY**

**1.1 Authority to prepare and adopt a Local Planning Policy**

Schedule 2, Part 2, clause 3(1) of the *Planning and Development (Local Planning Schemes) Regulations 2015* (the Regulations) allows Council to prepare a Local Planning Policy in respect of any matter related to the planning and development of the Shire's Local Planning Scheme No.6 (the Scheme) area.

This policy will be made effective once Council has completed the process stipulated in clause 4(1) up to and including clause 4(4) of the Regulations.

**1.2 Relationship of this Policy to the Scheme**

If a provision of this Policy is inconsistent with the Scheme, the Scheme prevails.

This Local Planning Policy is not part of the Scheme and does not bind Council in respect of any application for development approval. However, Council shall have due regard to the provisions of the Policy and the objectives which the Policy is designed to achieve before making its determination.

**2. APPLICATION OF THE POLICY**

**2.1 Definitions**

The following are definitions that may be used as part of this Policy in addition to the definitions included in the Scheme:

"Consulting Engineer" or "Consultant" means the Engineer appointed by the subdivider to design, document and supervise construction of the works.

"Council" means the Council of the Shire of Northam (Local Government Act 1995)

"Council's Engineer" or "Engineer" means the Shire Engineer or firm of Consulting Engineers, or their representatives, appointed by Council from time to time to act on its behalf.

"Developer" has the same meaning as owner.



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*Local Planning Policy No.15 – Road and Subdivision Requirements in the Rural Residential Zone*

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“Highway” means Great Eastern Highway within the Shire.

“Executive Manager Engineering Services” means the person appointed by the Shire of Northam to that position or his nominated representative

“Major Road” means those roads as shown on the Scheme Map and Legend thereto.

“Road” means the road reserve, inclusive of pavement, shoulders, drains, bridges, fords and verges.

“Subdivider” has the same meaning as owner.

“Street” shall have the same meaning as the definition of the term contained in the Local Government Act 1995 which reads:

*“Street” includes a highway and a thoroughfare which the public are allowed to use and includes every part of the highway or thoroughfare, and other things including bridges and culverts, appurtenant to it.”*

2.2 Application

This Policy applies to subdivision in the Rural Residential zone.

3. **POLICY OBJECTIVES**

The primary objectives of this Policy are to:

- To provide a safe, efficient and effective road system for Rural Residential subdivisions;
- To facilitate the upgrading of existing Rural Residential roads to preferred widths, alignments and standards of construction;
- To enable the protection of remnant roadside vegetation and the provision of roadside landscaping treatments;
- To create a visually appealing streetscape for Rural Residential subdivisions;
- To provide sufficient road reserve width to accommodate all required public utilities required as part of a Rural Residential subdivision; and
- To provide a rational and consistent basis for the construction of Rural Residential roads and any financial contributions required for such construction.

4. **POLICY STATEMENT**

All Rural Residential road works are to be carried out to the complete satisfaction of the Shire and in accordance with best accepted engineering practice. As a guide, developers should refer to the Shire’s adopted policies:

- General Engineering Requirements for Subdivisions; and
- Technical Specifications for Construction of Roads and Drainage.

5. **POLICY PROVISIONS**

5.1 Road Reserve Widths & Pavement

Rural Residential pavements shall be subject to a seal width of 6.2 metres with 1.5 metre road shoulders on a 20 metre road reserve (Local Access Road) and a seal width of 7.2 metres with 1.5 metre shoulders on a 30 metre road reserve

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Residential Zone*

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(Local Distributor) and have constructed embayments required for any public transport stops, stipulated by the Shire of Northam.

All road reserve widths are subject to the lands topography, the existing and proposed vegetation and site specific analysis to ensure the road reserve width proposed is sufficient and able to incorporate drainage infrastructure.

Verges shall have sufficient width for the provision of trunk and reticulation services and property connections, and shall be a minimum width of 5.0m unless noted otherwise.

Any Geotechnical Report must include any existing and/or proposed service locations to verge/reserves including depth and orientation.

Where roadside drainage, by nature of contour, flows at a rate exceeding 1 metre per second in an unlined drain or 2 metres per second in a lined drain, a Shire approved treatment is to be employed to restrict flows to below these limits.

## 5.2 Road Design

Rural Residential roads should generally be designed in accordance with relevant Austroads (NAASRA) and ARRB guidelines and publications which include:

- Guide to Traffic Engineering Practice – Parts 1 to 14 (Austroads);
- Turning Path Templates (Austroads, 1995);
- Sealed Local Roads Manual (ARRB);
- Rural Road Design – Guide to the Geometric Design of Rural Roads (Austroads, 1989);
- Policy for Installations of Public Utility Authorities within the Road Reserve;
- Pavement Design – A guide to the Structural Design of Road Pavements (Austroads 1995); and
- Street (Road) Lighting Code AS 1158

Other aspects to be considered include the design of roads to minimise environmental impacts, designing road grades as close to existing contours as practicable and the provision of adequate lot access.

The minimum design speed for access roads shall be 60km/h, collector roads 70 km/h and arterial roads 90km/h.

Road signage denoting aspects of road design are to be incorporated where applicable to indicate changes in road alignments or junctions eg: "T", "Floodways", "S" for sharp turns, "Crest", Street Names, "No Through Road" for cul-de-sac configuration etc.

The preliminary design and final design drawings for all Rural Residential roads must be prepared by a qualified Civil Engineer or suitably qualified or experienced person (as approved by the Manager Engineering Services). Design drawings and specifications should be to the extent and in accordance with that recommended in Council's adopted Policies:

- General Engineering Requirements for Subdivisions; and



*Shire of Northam Local Planning Scheme No.6*  
*Local Planning Policy No.15 – Road and Subdivision Requirements in the Rural Residential Zone*

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- Technical Specifications for Construction of Roads and Drainage.

**5.3 Road Access**

Every Rural Residential lot is entitled to one access where it adjoins a public road, provided that:

- access is to be located considering vehicular safety factors, to the satisfaction of the Shire;
- access to Great Eastern Highway is to be to the satisfaction of Main Roads Western Australia;
- where the property has two road frontages, access is to be to the road of lesser importance as determined by the Council's Engineer; and
- only one access to each property is permitted unless otherwise approved by the Shire.

Rural Residential roads shall be designed to enable access to lots at an absolute maximum grade of 16%.

All crossovers to Rural Residential lots are to be constructed in accordance with the Shire's specifications. It is recommended that contact be made with the Shire in respect to crossover design and construction standards and requirements.

**5.4 Road Upgrading Conditions**

Council may request contributions for construction to upgrade existing roads as a condition of approval of adjoining applications for:

- subdivisions, when any additional lots are created; and
- development, other than single dwellings and outbuildings.

If the proposed Rural Residential subdivision is located some distance along an unsealed road, the developer will be required to contribute to connect the road construction to a sealed road in the immediate locality including services and drainage.

**5.5 Construction Standards**

All construction works shall be carried out in accordance with the approved engineering drawings and specifications and shall be subject to inspection at various stages of the works by the Council's Engineer. Final approval of the road works shall only be given when the whole of the works have been constructed to the true meaning and intent of the approved engineering drawings and specifications and to the satisfaction of the Council's Engineer.

**5.5.1 Clearing & Stripping**

The clearing and stripping of land for Rural Residential roads shall only be to the minimum extents necessary to accommodate the proposed road works and public utility services. Any excessive clearing beyond the necessary limits shall be rehabilitated at the Subdivider's expense.

Adequate precautions must be taken to ensure that no damage occurs to trees, vegetation, fences, services and other installations outside the designated areas of the road works. Any survey pegs or marks which are disturbed shall be reinstated by a licensed land surveyor at the Subdivider's cost.

*Shire of Northam Local Planning Scheme No.6  
Local Planning Policy No.15 – Road and Subdivision Requirements in the Rural  
Residential Zone*

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**5.5.2 Earthworks**

Earthworks shall be performed in a safe manner at all times. No material shall be obtained from borrow pits within road reserves and no surplus material shall be disposed of in road reserves.

All fill used in earthworks shall be clean, granular material obtained from general and road works excavations and shall not be contaminated with roots or other impurities. The fill shall be placed in even layers not greater than 300mm thick and each layer shall be compacted to at least 93% of the modified maximum dry density (MMDD) of the material.

Traffic control devices, sign posts, guide posts, street nameplates, guide signs and warning signs shall be provided by the subdivider in accordance with AS 1742 to the satisfaction of the Council's Engineer.

The Shire Engineer and/or the Manager Engineering Services will direct all notices, requests, instructions and approvals to the Consulting Engineer, except in urgent circumstances when they may be given directly to other parties involved in the subdivision.

**5.5.3 Geotechnical Report**

A geotechnical report is required to determine "best practice" for aspects of subdivision drainage plans and outcomes. Rural Residential drainage design is the responsibility of the developer and must be designed and constructed in an accepted engineering manner with Shire approved outcomes. A geotechnical report should be considered prior to preparation of subdivision engineering drawings.

**5.5.4 Street Lighting**

Street Lighting is a requirement at intersections, roundabouts and cul-de-sac heads. A street lighting design plan is required to comply with:

- (a) AS 1158.3.1 - 1999 pedestrians or later editions; and/or
- (b) AS 1158.2.1 - 1999 traffic or later editions;

and is required as part of subdivision submission.

<i>Date Adopted:</i>	<i>18 December 2013</i>
<i>Date Effective:</i>	<i>11 January 2014</i>
<i>Date Reviewed:</i>	<i>15 February 2017</i>
<i>Next Review:</i>	

## 12.4 CORPORATE SERVICES

### 12.4.1 Accounts & Statements of Accounts – January 2017

<b>Address:</b>	N/A
<b>Owner:</b>	N/A
<b>File Reference:</b>	2.1.3.4
<b>Reporting Officer:</b>	Creditors Officer Kathy Scholz
<b>Responsible Officer:</b>	Colin Young Executive Manager Corporate Services
<b>Voting Requirement</b>	Simple Majority

#### BRIEF

For Council to receive the accounts for the period from 1 January 2017 to 31 January 2017.

#### ATTACHMENTS

Attachment 1: Accounts & Statements of Accounts – January 2017.

Attachment 2: Declaration.

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#### BACKGROUND / DETAILS

The reporting of monthly financial information is a requirement under section 6.4 of the Local Government Act 1995, and Regulation 34 of the Local Government (Financial Management) Regulations.

Pursuant to Financial Management Regulation 13, a list of payments made from Municipal and Trust accounts is required to be presented to Council on a periodical basis. These details are included as Attachment 3. In accordance with Financial Management Regulation 12, the Chief Executive Officer has delegated authority to make these payments.

#### CONSIDERATIONS

##### Strategic Community / Corporate Business Plan

Objective G2: Improve organisational capability and capacity.

Strategy G2.3: Operate / manage organisation in a financially sustainable manner.

##### Financial / Resource Implications

Payments of accounts are in accordance with Council's 2016/17 Budget.

**Legislative Compliance**

Section 6.4 of the Local Government Act  
Financial Management Regulations 2007 9  
Section 6.26(2)(g) of the Local Government Act 1995

**Policy Implications**

Nil.

**Stakeholder Engagement / Consultation**

Not applicable.

**Risk Implications**

Nil.

**OFFICER'S COMMENT**

Nil.

**RECOMMENDATION**

**That Council endorse the payments for the period 1 January 2017 to 31 January 2017, as listed, which have been made in accordance with the delegated authority reference number (M/F/F/Regs LGA 1995 S5.42).**



**Attachment 1**

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Cheque /EFT No	Date	Name	Invoice Description	Bank Code	INV Amount	Amount
1986	25/01/2017	BUILDER'S REGISTRATION BOARD OF WA	MONTHLY BUILDING FEES COLLECTED ON BEHALF OF BSL FOR DECEMBER 2016.	2		2,159.12
INV T908	25/01/2017	BUILDER'S REGISTRATION BOARD OF WA	MONTHLY BUILDING FEES COLLECTED ON BEHALF OF BSL FOR DECEMBER 2016.	2	2,159.12	
1987	25/01/2017	BUILDING & CONSTRUCTION INDUSTRY TRAINING FUND	MONTHLY BUILDING FEES COLLECTED FOR BCITF FOR DECEMBER 2016.	2		1,141.02
INV T907	25/01/2017	BUILDING & CONSTRUCTION INDUSTRY TRAINING FUND	MONTHLY BUILDING FEES COLLECTED FOR BCITF FOR DECEMBER 2016.	2	1,141.02	
1988	25/01/2017	CIRCUS ROYALE	REFUND OF BOND ON JUBILEE OVAL 24/11/2016 - BOOKING #2693.	2		500.00
INV T951	25/01/2017	CIRCUS ROYALE	REFUND OF BOND ON JUBILEE OVAL 24/11/2016 - BOOKING #2693.	2	500.00	
1989	25/01/2017	SHIRE OF NORTHAM	MONTHLY BUILDING COMMISSION FEE CHARGED FOR THE COLLECTION OF BSL FOR DECEMBER 2016.	2		126.25
INV T907	25/01/2017	SHIRE OF NORTHAM	MONTHLY BUILDING COMMISSION FEE CHARGED FOR COLLECTION OF BCITF FOR DECEMBER 2016.	2	41.25	
INV T908	25/01/2017	SHIRE OF NORTHAM	MONTHLY BUILDING COMMISSION FEE CHARGED FOR THE COLLECTION OF BSL FOR DECEMBER 2016.	2	85.00	
EFT25272	03/01/2017	PBF AUSTRALIA	PBF CORPORATE MEMBERSHIP FROM 2016/2017.	1		3,500.00
INV INV011730	11/2016	PBF AUSTRALIA	PBF CORPORATE MEMBERSHIP FROM 2016/2017.	1	3,500.00	
EFT25273	09/01/2017	CHRIS DAVIDSON	COUNCILLOR PAYMENTS DECEMBER 2016	1		1,965.67
INV DECEME31	12/2016	CHRIS DAVIDSON	COUNCILLOR PAYMENTS DECEMBER 2016	1	1,965.67	
EFT25274	09/01/2017	CHRISTOPHER RICHARD ANTONIO	COUNCILLOR PAYMENTS DECEMBER 2016	1		2,083.33
INV DECEME31	12/2016	CHRISTOPHER RICHARD ANTONIO	COUNCILLOR PAYMENTS DECEMBER 2016	1	2,083.33	
EFT25275	09/01/2017	DENIS GRAHAM BERESFORD	COUNCILLOR PAYMENTS DECEMBER 2016	1		1,905.73
INV DECEME31	12/2016	DENIS GRAHAM BERESFORD	COUNCILLOR PAYMENTS DECEMBER 2016	1	1,905.73	
EFT25276	09/01/2017	DESMOND ARNOLD HUGHES	COUNCILLOR PAYMENTS DECEMBER 2016	1		1,905.73

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Cheque /EFT No	Date	Name	Invoice Description	Bank Code	INV Amount	Amount
INV DECEME31/12/2016		DESMOND ARNOLD HUGHES	COUNCILLOR PAYMENTS DECEMBER 2016	1	1,905.73	
EFT25277	09/01/2017	JOHN PROUD	COUNCILLOR PAYMENTS DECEMBER 2016	1		1,905.73
INV DECEME31/12/2016		JOHN PROUD	COUNCILLOR PAYMENTS DECEMBER 2016	1	1,905.73	
EFT25278	09/01/2017	JULIE ELLEN WILLIAMS	COUNCILLOR PAYMENTS DECEMBER 2016	1		1,985.65
INV DECEME31/12/2016		JULIE ELLEN WILLIAMS	COUNCILLOR PAYMENTS DECEMBER 2016	1	1,985.65	
EFT25279	09/01/2017	POLLARD FAMILY SUPERANNUATION FUND T/A POLLARD ENTERPRISES PTY LTD	COUNCILLOR PAYMENTS DECEMBER 2016	1		3,500.00
INV DECEME31/12/2016		POLLARD FAMILY SUPERANNUATION FUND T/A POLLARD ENTERPRISES PTY LTD	COUNCILLOR PAYMENTS DECEMBER 2016	1	3,500.00	
EFT25280	09/01/2017	ROBERT WAYNE TINETTI	COUNCILLOR PAYMENTS DECEMBER 2016	1		1,905.73
INV DECEME31/12/2016		ROBERT WAYNE TINETTI	COUNCILLOR PAYMENTS DECEMBER 2016	1	1,905.73	
EFT25281	09/01/2017	STEVEN BRUCE POLLARD	COUNCILLOR PAYMENTS DECEMBER 2016	1		2,557.96
INV DECEME31/12/2016		STEVEN BRUCE POLLARD	COUNCILLOR PAYMENTS DECEMBER 2016	1	2,557.96	
EFT25282	09/01/2017	TERRY MATTHEW LITTLE	COUNCILLOR PAYMENTS DECEMBER 2016	1		2,949.79
INV DECEME31/12/2016		TERRY MATTHEW LITTLE	COUNCILLOR PAYMENTS DECEMBER 2016	1	2,949.79	
EFT25283	09/01/2017	ULO RUMJANTSEV	COUNCILLOR PAYMENTS DECEMBER 2016	1		2,207.65
INV DECEME31/12/2016		ULO RUMJANTSEV	COUNCILLOR PAYMENTS DECEMBER 2016	1	2,207.65	
EFT25284	13/01/2017	ALAN'S AUTO ELECTRICS	REPLACE DEEP CYCLE BATTERY AND BATTERY BOX IN RANGER VEHICLE PN1514 - N11184	1		459.10
INV 17177	31/10/2016	ALAN'S AUTO ELECTRICS	REPLACE DEEP CYCLE BATTERY AND BATTERY BOX IN RANGER VEHICLE PN1514 - N11184	1	459.10	
EFT25285	13/01/2017	ALL PURPOSE TRAINING AND EQUIPMENT PTY LTD	EWP TRAINING FOR X8 DEPOT WORKERS	1		2,220.00
INV 0000068420/12/2016		ALL PURPOSE TRAINING AND EQUIPMENT PTY LTD	EWP TRAINING FOR X8 DEPOT WORKERS	1	2,220.00	

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EFT25286	13/01/2017	ALL-WAYS FOODS	STOCK PURCHASES FOR NORTHAM POOL.	1		1,183.77
INV 28320	14/12/2016	ALL-WAYS FOODS	LOLLIES AND CHIPS FOR NORTHAM POOL	1	354.49	
INV 27863	24/11/2016	ALL-WAYS FOODS	STOCK PURCHASES FOR NORTHAM POOL.	1	32.40	
INV 27835	23/11/2016	ALL-WAYS FOODS	STOCK PURCHASES FOR NORTHAM POOL.	1	289.75	
INV 27992	30/11/2016	ALL-WAYS FOODS	STOCK PURCHASES FOR NORTHAM POOL.	1	507.13	
EFT25287	13/01/2017	ALLWEST PLANT HIRE	CONTRACT 22 OF 2015 - NORTHAM TOWNSITE DRAINAGE IMPROVEMENTS (STAGE2) RELEASE OF EXTRA RETENTION MONEY AS AGREED	1		14,838.02
INV 3738	22/12/2016	ALLWEST PLANT HIRE	CONTRACT 22 OF 2015 - NORTHAM TOWNSITE DRAINAGE IMPROVEMENTS (STAGE2) RELEASE OF EXTRA RETENTION MONEY AS AGREED	1	14,838.02	
EFT25288	13/01/2017	AMD CHARTERED ACCOUNTANTS	COMPLETION OF REGULATION 17 REVIEW - ON-SITE VISIT COMPLETED BY MELANIE BLAIN.	1		10,780.00
INV 800313	02/12/2016	AMD CHARTERED ACCOUNTANTS	COMPLETION OF REGULATION 17 REVIEW - ON-SITE VISIT COMPLETED BY MELANIE BLAIN.	1	10,780.00	
EFT25289	13/01/2017	ANDY'S PLUMBING SERVICE	AVON VALLEY VINTAGE VEHICLE BUILDING REMOVE INTERNAL SHOWER PIPES & REDIRECT SEWER LINE FOR NEW DISABLE PAN.	1		7,645.00
INV A17352	12/12/2016	ANDY'S PLUMBING SERVICE	CHECK ALL PLUMBING AT MEMORIAL HALL & OLD NORTHAM FIRE STATION.	1	1,064.25	
INV A17349	12/12/2016	ANDY'S PLUMBING SERVICE	AVON VALLEY VINTAGE VEHICLE BUILDING REMOVE INTERNAL SHOWER PIPES & REDIRECT SEWER LINE FOR NEW DISABLE PAN.	1	2,662.00	
INV A17351	12/12/2016	ANDY'S PLUMBING SERVICE	GIRL GUIDES HALL, SENIORS HALL & BERNARD PARK PAYGROUND CHECK PLUMBING FOR LEAKS & REPAIR FAULTS.	1	984.50	
INV A17350	12/12/2016	ANDY'S PLUMBING SERVICE	NORTHAM VISITORS CENTRE REPLACE KITCHEN TAPS U/S REPLACE SHOWER ROSE.	1	1,295.25	
INV A17342	30/11/2016	ANDY'S PLUMBING SERVICE	NORTHAM RECREATION CENTRE. REGULAR EMPTYING OF GREASE TRAP. CWTF NUMBER 177163 25/11/2017	1	506.00	
INV A17348	12/12/2016	ANDY'S PLUMBING SERVICE	BERNARD PARK TOILETS. 28/11/2017. CLEAR ALL BLOCKED TOILETS. CLEAN WALLS AND WASH OUT ALL FLOORS.	1	1,133.00	

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EFT25290	13/01/2017	AUS RECORD	FILING EQUIPMENT FOR RECORDS.	1		269.50
INV 0008463512/12/2016		AUS RECORD	FILING EQUIPMENT FOR RECORDS.	1	269.50	
EFT25291	13/01/2017	AUSTRALIA POST	POSTAGE FOR LIBRARY & ADMIN FOR DECEMBER 2016.	1		2,288.75
INV 1005989703/01/2017		AUSTRALIA POST	POSTAGE FOR LIBRARY & ADMIN FOR DECEMBER 2016.	1	2,288.75	
EFT25292	13/01/2017	AUSTRALIAN SERVICES UNION	Payroll deductions	1		26.35
INV DEDUCT10/01/2017		AUSTRALIAN SERVICES UNION	Payroll deductions		26.35	
EFT25293	13/01/2017	AUSTRALIAN TAXATION OFFICE - PAYG	PAYG PAY RUN WEEK END 10/1/2017.	1		58,674.00
INV PAYG 1212/01/2017		AUSTRALIAN TAXATION OFFICE - PAYG	PAYG PAY RUN WEEK END 10/1/2017.	1	58,674.00	
EFT25294	13/01/2017	AV-SEC SECURITY SERVICES	SECURITY CALL OUT AT OLD RAILWAY MUSEUM 13/11/2016, 14/11/2016 & 24/11/2016.	1		302.50
INV 4000	26/11/2016	AV-SEC SECURITY SERVICES	SECURITY CALL OUT AT OLD RAILWAY MUSEUM 13/11/2016, 14/11/2016 & 24/11/2016.	1	181.50	
INV 3996	24/11/2016	AV-SEC SECURITY SERVICES	SECURITY CALL OUT FOR MORBY COTTAGE 23/9/2016 & 06/11/2016.	1	121.00	
EFT25295	13/01/2017	AVON A PARTY	HIRE OF BOUNCY CASTLE FOR CHRISTMAS FUNCTION.	1		590.00
INV 1196	19/12/2016	AVON A PARTY	HIRE OF BOUNCY CASTLE FOR CHRISTMAS FUNCTION.	1	590.00	
EFT25296	13/01/2017	AVON DEMOLITION & EARTHMOVING	MANAGEMENT OF INKPEN ROAD WASTE MANAGEMENT FACILITY FOR W/E 06/12/2016 TO 18/12/2016.	1		4,676.00
INV 0141	04/12/2016	AVON DEMOLITION & EARTHMOVING	MANAGEMENT OF INKPEN ROAD WASTE MANAGEMENT FACILITY APPROX	1	1,568.00	
INV 0142	18/12/2016	AVON DEMOLITION & EARTHMOVING	MANAGEMENT OF INKPEN ROAD WASTE MANAGEMENT FACILITY FOR W/E 06/12/2016 TO 18/12/2016.	1	1,988.00	
INV 0143	31/12/2016	AVON DEMOLITION & EARTHMOVING	MANAGEMENT OF INKPEN ROAD WASTE FROM 20/12/2016 TO 31/12/2016.	1	1,120.00	
EFT25297	13/01/2017	AVON HILLS ENVIRONMENTAL	COMPULSARY FIRE BREAKS BY CONTRACTOR 21 DAWSON RD.	1		1,551.00
INV 327	16/12/2016	AVON HILLS ENVIRONMENTAL	COMPULSARY FIRE BREAKS BY CONTRACTOR 21 DAWSON RD.	1	495.00	



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INV 328	16/12/2016	AVON HILLS ENVIRONMENTAL	FIREBREAKS & BRANCH CLEARANCE AT 319 GLEESON HILL ROAD BAKERS HILL.	1	495.00	
INV 326	16/12/2016	AVON HILLS ENVIRONMENTAL	FIREBREAKS AT 80 OLIVE ROAD WUNDOWIE.	1	187.00	
INV 325	16/12/2016	AVON HILLS ENVIRONMENTAL	FIREBREAKS AT 232 HAWKE AVE WUNDOWIE.	1	187.00	
INV 324	16/12/2016	AVON HILLS ENVIRONMENTAL	FIREBREAKS AT 13 BROWN ROAD WUNDOWIE.	1	187.00	
EFT25298	13/01/2017	AVON MIDLAND COUNTRY ZONE OF WA LOCAL GOVERNMENT ASSOCIATION	MEMBERSHIP SUBSCRIPTION 2016/17	1		2,420.00
INV 000028525/11/2016		AVON MIDLAND COUNTRY ZONE OF WA LOCAL GOVERNMENT ASSOCIATION	MEMBERSHIP SUBSCRIPTION 2016/17	1	2,420.00	
EFT25299	13/01/2017	AVON SPICE CAFE	CATERING FOR ORDINARY COUNCIL MEETING - 21/12/2016	1		374.00
INV 051	21/12/2016	AVON SPICE CAFE	CATERING FOR ORDINARY COUNCIL MEETING - 21/12/2016	1	374.00	
EFT25300	13/01/2017	AVON TELECOMS PTY LTD	SUPPLY & INSTALL DURESS ALARMS IN THE FOLLOWING SITES.	1		1,072.50
INV 0000427619/12/2016		AVON TELECOMS PTY LTD	SUPPLY & INSTALL DURESS ALARMS IN THE FOLLOWING SITES.	1	1,072.50	
EFT25301	13/01/2017	AVON VALLEY NISSAN	NEW MITSUBISHI PAJERO SPORT FOR EMCORP SERVICES AND TRADE IN OF SUBARU OUTBACK.	1		19,925.30
INV 2248668	19/12/2016	AVON VALLEY NISSAN	NEW MITSUBISHI PAJERO SPORT FOR EMCORP SERVICES AND TRADE IN OF SUBARU OUTBACK.	1	19,925.30	
EFT25302	13/01/2017	AVON WASTE	DOMESTIC & COMMERCIAL RUBBISH COLLECTION IN THE SHIRE OF NORTHAM FOR THE FORTNIGHT ENDING 23/12/2016.	1		119,761.33
INV 22989	23/12/2016	AVON WASTE	DOMESTIC & COMMERCIAL RUBBISH COLLECTION IN THE SHIRE OF NORTHAM FOR THE FORTNIGHT ENDING 23/12/2016.	1	82,883.34	
INV 22941	09/12/2016	AVON WASTE	DOMESTIC & COMMERCIAL RUBBISH COLLECTION IN THE SHIRE OF NORTHAM FOR THE FORTNIGHT ENDING 09/12/2016.	1	36,877.99	
EFT25303	13/01/2017	AVW ELECTRICAL	TWO CALL OUTS AND TWO HOURS ON SITE TO REPAIR ROLLER SHUTTER TO ENABLE THE POOL TO CLOSE.	1		869.00
INV A1810	25/11/2016	AVW ELECTRICAL	TWO CALL OUTS AND TWO HOURS ON SITE TO REPAIR ROLLER SHUTTER TO ENABLE THE POOL TO CLOSE.	1	869.00	
EFT25304	13/01/2017	BEAUREPAIRES	REPLACE 2 DAMAGED TYRES ON CLACKLINE 2.4 ICIG323.	1		1,019.82

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INV U524344	15/12/2016	BEAUREPAIRES	REPLACE 2 DAMAGED TYRES ON CLACKLINE 2.4 1CIG323.	1	1,019.82	
EFT25305	13/01/2017	BM TRONICS WA	SUPPLY AND INSTALL QUBE & MNAV INTO NEW RURAL VERGE CREW UTE	1		2,522.85
INV INV-155012	12/2016	BM TRONICS WA	SUPPLY AND INSTALL QUBE & MNAV INTO NEW RURAL VERGE CREW UTE	1	2,522.85	
EFT25306	13/01/2017	BOB COOPER OUTBACK SURVIVAL PTY LTD	OUTBACK SURVIVAL KITS	1		116.48
INV R0205	04/01/2017	BOB COOPER OUTBACK SURVIVAL PTY LTD	OUTBACK SURVIVAL KITS	1	116.48	
EFT25307	13/01/2017	CHILD SUPPORT AGENCY	Payroll deductions	1		479.32
INV DEDUCT10	01/2017	CHILD SUPPORT AGENCY	Payroll deductions		479.32	
EFT25308	13/01/2017	CHRISTOPHER TURKICH	REIMBURSEMENT FOR APPLICATION FOR POLICE CLEARANCE.	1		52.60
INV 2020758	05/12/2016	CHRISTOPHER TURKICH	REIMBURSEMENT FOR APPLICATION FOR POLICE CLEARANCE.	1	52.60	
EFT25309	13/01/2017	COCA-COLA AMATIL (AUST) PTY LTD	STOCK PURCHASES FOR NORTHAM POOL.	1		3,398.66
INV 2136444807	12/2016	COCA-COLA AMATIL (AUST) PTY LTD	STOCK PURCHASES FOR NORTHAM POOL.	1	1,755.58	
INV 2137711521	12/2016	COCA-COLA AMATIL (AUST) PTY LTD	STOCK PURCHASES FOR NORTHAM POOL.	1	1,643.08	
EFT25310	13/01/2017	COUNTRY COPIERS NORTHAM	COLOUR COPIER SERVICE/METER READING ON IRA-C7055 ADMIN PHOTOCOPIER.	1		2,025.79
INV S5942	13/12/2016	COUNTRY COPIERS NORTHAM	COLOUR COPIER SERVICE/METER READING ON IRA-C7055 ADMIN PHOTOCOPIER.	1	2,025.79	
EFT25311	13/01/2017	COURIER AUSTRALIA	FREIGHT CHARGE FOR DEPOT & ADMIN. FOR W/E 09/12/2016.	1		219.18
INV 0282	09/12/2016	COURIER AUSTRALIA	FREIGHT CHARGE FOR DEPOT & ADMIN. FOR W/E 09/12/2016.	1	219.18	
EFT25312	13/01/2017	DRACO AIR PTY LTD	CHECK COOLROOM NOT WORKING WELL AT RIVERS EDGE CAFE.	1		568.33
INV DA5743	21/12/2016	DRACO AIR PTY LTD	CHECK COOLROOM NOT WORKING WELL AT RIVERS EDGE CAFE.	1	568.33	
EFT25313	13/01/2017	DUNNING INVESTMENTS PTY LTD	FUEL CHARGES FOR DECEMBER 2016	1		16,509.12

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INV DECEME31/12/2016		DUNNING INVESTMENTS PTY LTD	FUEL CHARGES FOR DECEMBER 2016	1	16,509.12	
EFT25314	13/01/2017	EASTERN HILLS CRICKET CLUB INC	KIDSPORT FUNDING	1		189.00
INV KS0052619/12/2016		EASTERN HILLS CRICKET CLUB INC	KIDSPORT FUNDING	1	99.00	
INV KS0052619/12/2016		EASTERN HILLS CRICKET CLUB INC	KISSPORT FUNDING.	1	90.00	
EFT25315	13/01/2017	EMU ESSENCE	STOCK PURCHASES FOR VISITORS CENTRE	1		464.80
INV 73	21/07/2016	EMU ESSENCE	STOCK PURCHASES FOR VISITORS CENTRE	1	464.80	
EFT25316	13/01/2017	ESSENTIAL PERSONNEL	GARDEN MAINTENANCE AT SWIMMING POOL HOUSE.	1		885.50
INV 0001454815/12/2016		ESSENTIAL PERSONNEL	GARDEN MAINTENANCE AT SWIMMING POOL HOUSE.	1	308.00	
INV 0001454715/12/2016		ESSENTIAL PERSONNEL	GARDEN MAINTENANCE QUELLINGTON HALL.	1	269.50	
INV 0001456622/12/2016		ESSENTIAL PERSONNEL	GARDEN MAINTENANCE AT SENIORS RSL HALL.	1	308.00	
EFT25317	13/01/2017	EUPHORIA HEALTH & FITNESS	SILVERSPORT FUNDING	1		200.00
INV 10	21/12/2016	EUPHORIA HEALTH & FITNESS	SILVERSPORT FUNDING	1	200.00	
EFT25318	13/01/2017	FENCEWRIGHT PTY LTD	PERIMETER FENCING OF INKPEN ROAD IN ACCORDANCE WITH SPECIFICATION 2 1800MM HIGH GALVANISED SECURITY FENCING WITH 3 X ROWS OF BARBED WIRE (AS1725-10) QUOTE 7189. GATE POSTS: 80MM NB MED GALVANISED CAPPED & NOTCHED @3250MM. END/CORNER POSTS: 50MM NB MED GALVANISED CAPPED & NOTCHED @3250MM. INTERMEDIATE POSTS: 40MM NB MED GALVANISED CAPPED & NOTCHED @2900MM - MAX 3300MM CENTRES. STRAINING RAIL: 32MM NB MED GALVANISED RAIL @ 3900MM. CHAINMESH: 1800X50X2.5MM K/K GALVANISED CHAINMESH.	1		52,996.90

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INV 0000374619/12/2016		FENCEWRIGHT PTY LTD	PERIMETER FENCING OF INKPEN ROAD IN ACCORDANCE WITH SPECIFICATION 2 1800MM HIGH GALVANISED SECURITY FENCING WITH 3 X ROWS OF BARBED WIRE (AS1725-10) QUOTE 7189. GATE POSTS: 80MM NB MED GALVANISED CAPPED & NOTCHED @3250MM. END/CORNER POSTS: 50MM NB MED GALVANISED CAPPED & NOTCHED @3250MM. INTERMEDIATE POSTS: 40MM NB MED GALVANISED CAPPED & NOTCHED @2900MM - MAX 3300MM CENTRES. STRAINING RAIL: 32MM NB MED GALVANISED RAIL @ 3900MM.	1	50,466.90	
INV 0000374619/12/2016		FENCEWRIGHT PTY LTD	CHAINMESH: 1800X50X2.5MM K/K GALVANISED CHAINMESH. ROCK BREAKING FOR NEW FENCE AT INKPEN ROAD LANDFILL SITE @ \$225.00+ GST PER HOUR FOR APPROX 8 HOURS. MOB AND DEMOB \$500+GST. (JOB IS SUBED TO LOCAL SHANE SMITH).	1	2,530.00	
EFT25319	13/01/2017	GRAFTON ELECTRICS	INSTALL POWER POINTS AT MALL & LIBRARY FOR XMAS DECORATIONS.	1		9,580.90
INV 986	01/11/2016	GRAFTON ELECTRICS	REPAIR POWER FAULT AT DEPOT OFFICE.	1	356.40	
INV 995	11/11/2016	GRAFTON ELECTRICS	INSTALL POWER POINT & MOUNT ENCLOSURE FOR CCTV AT NORTHAM SWIMMING POOL.	1	337.43	
INV 991	09/11/2016	GRAFTON ELECTRICS	CHECK LIGHTS AT BERNARD PARK TOILETS.	1	99.00	
INV 990	07/11/2016	GRAFTON ELECTRICS	REPLACE EXIT & EMERGENCY LIGHTS AT BERT HAWKE, WUNDOWIE HALL, WUNDOWIE LIBRARY, BAKERS HILL PAVILLION AND ADMIN.	1	1,498.20	
INV 999	29/11/2016	GRAFTON ELECTRICS	WIRING OF CHRISTMAS DECORATIONS IN MAIN STREET	1	731.34	
INV 987	03/11/2016	GRAFTON ELECTRICS	CONNECT PUMP AT BROOME TCE.	1	99.00	
INV 992	10/11/2016	GRAFTON ELECTRICS	REPAIR STREET LIGHTS AT AVON MALL	1	626.45	
INV 996	23/11/2016	GRAFTON ELECTRICS	SOUTHERN BROOK HALL. EMERGENCY REPAIRS TO POWER BOARD AND REPLACE FLOUROS.	1	429.00	
INV 984	01/11/2016	GRAFTON ELECTRICS	SUPPLY & INSTALL WESTERN POWER LEVER HANDLE LOCK AT VISITORS CENTRE	1	391.60	



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INV 993	21/11/2016	GRAFTON ELECTRICS	INSTALL EXTRA POWER POINTS AT MALL.	1	1,579.38	
INV 988	04/11/2016	GRAFTON ELECTRICS	INSTALL POWER POINTS AT MALL & LIBRARY FOR XMAS DECORATIONS.	1	3,080.00	
INV 994	11/11/2016	GRAFTON ELECTRICS	TEST & TAG AT NORTHAM SWIMMING POOL.	1	353.10	
EFT25320	13/01/2017	HOLCIM AUSTRALIA PTY LTD	BERNARD PARK PLAY CENTRE - SUPPLY & LAY ON 1.3M3 - 25MPA CONCRETE.	1		453.20
INV 9402791625/11/2016		HOLCIM AUSTRALIA PTY LTD	BERNARD PARK PLAY CENTRE - SUPPLY & LAY ON 1.3M3 - 25MPA CONCRETE.	1	453.20	
EFT25321	13/01/2017	HOST AUTO REPAIRS	REPAIR SIDE STEP ON ISUZU 1GAZ650 - GRASS VALLEY 4.4.	1		430.95
INV 59693	01/12/2016	HOST AUTO REPAIRS	REPAIR SIDE STEP ON ISUZU 1GAZ650 - GRASS VALLEY 4.4.	1	430.95	
EFT25322	13/01/2017	IN PHASE TEST & TAG	TEST & TAG ELECTRICAL EQUIPMENT AT SES SHED.	1		520.00
INV 0000250423/11/2016		IN PHASE TEST & TAG	TEST & TAG ELECTRICAL EQUIPMENT AT SES SHED.	1	520.00	
EFT25323	13/01/2017	INTEGRAL DEVELOPMENT	CONSULTANCY FEE FOR THE REVIEW OF THE STRATEGIC COMMUNITY PLAN	1		13,767.33
INV INV-115330/11/2016		INTEGRAL DEVELOPMENT	CONSULTANCY FEE FOR THE REVIEW OF THE STRATEGIC COMMUNITY PLAN	1	13,767.33	
EFT25324	13/01/2017	INVISION SIGNS AND DESIGNS	BUSINESS CARDS FOR SUE CONNELL	1		59.00
INV 2145	22/12/2016	INVISION SIGNS AND DESIGNS	BUSINESS CARDS FOR SUE CONNELL	1	59.00	
EFT25325	13/01/2017	IXOM OPERATIONS PTY LTD	CHLORINE SERVICE FEE FOR THE PERIOD 01/07/2016 TO 31/07/2016.	1		522.75
INV 5769127	31/12/2016	IXOM OPERATIONS PTY LTD	CHLORINE SERVICE FEE FOR THE PERIOD 01/07/2016 TO 31/07/2016.	1	522.75	
EFT25326	13/01/2017	JASON JONES	REIMBURSEMENT OF POLICE CLEARANCE.	1		52.60
INV 2055122	16/12/2016	JASON JONES	REIMBURSEMENT OF POLICE CLEARANCE.	1	52.60	

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EFT25327	13/01/2017	JASON SIGNMAKERS	CBFCO VEHICLE - SUPPLY AND FIT DFES STRIPPING. BFS SHIELD ON FRONT DOOR. SHIRE LOGOS CUT OUT INSTEAD OF ON A WHITE BACKGROUND ON THE REAR DOORS. BLACK WRITING ALONG THE TOP OF THE POD DOORS SHIRE OF NORTHAM. RED FIRE CENTRE OF POD DOORS	1		934.67
INV 174828	19/12/2016	JASON SIGNMAKERS	CBFCO VEHICLE - SUPPLY AND FIT DFES STRIPPING. BFS SHIELD ON FRONT DOOR. SHIRE LOGOS CUT OUT INSTEAD OF ON A WHITE BACKGROUND ON THE REAR DOORS. BLACK WRITING ALONG THE TOP OF THE POD DOORS SHIRE OF NORTHAM. RED FIRE CENTRE OF POD DOORS	1	934.67	
EFT25328	13/01/2017	LLOYDS EARTHMOVING	NORTHAM TOWN HALL. STONE CRUSH FOR SUB SOIL DRAIN AND DELIVERY.	1		165.81
INV 8238	14/11/2016	LLOYDS EARTHMOVING	5 X PLANTS FOR CITIZENSHIP CEREMONY ON 18/11/2016.	1	52.50	
INV 8237	10/11/2016	LLOYDS EARTHMOVING	NORTHAM TOWN HALL. STONE CRUSH FOR SUB SOIL DRAIN AND DELIVERY.	1	113.31	
EFT25329	13/01/2017	LOCAL GOVERNMENT AND RACECOURSE EMPLOYEES UNION	Payroll deductions	1		20.50
INV DEDUCT10/01/2017		LOCAL GOVERNMENT AND RACECOURSE EMPLOYEES UNION	Payroll deductions		20.50	
EFT25330	13/01/2017	MALATESTA ROAD PAVING & HOT MIX	SPRAY SEAL SOUTHERN BROOK ROAD AS PER NORTHAM SPRAY SEAL PROGRAM 2016/2017 - TENDER #3 OF 2015.	1		94,020.12
INV I30871	09/12/2016	MALATESTA ROAD PAVING & HOT MIX	SPRAY SEAL SOUTHERN BROOK ROAD AS PER NORTHAM SPRAY SEAL PROGRAM 2016/2017 - TENDER #3 OF 2015.	1	65,344.87	
INV I30872	09/12/2016	MALATESTA ROAD PAVING & HOT MIX	SPRAY SEAL SOUTHERN BROOK ROAD AS PER NORTHAM SPRAY SEAL PROGRAM 2016/2017 - TENDER #3 OF 2015.	1	28,675.25	
EFT25331	13/01/2017	MALINOWSKI HOLDINGS PTY LTD	LEASE OF 174 FITZGERALD STREET NORTHAM FROM 01/01/2017 TO 31/01/2017.	1		916.66
INV 02455	24/12/2016	MALINOWSKI HOLDINGS PTY LTD	LEASE OF 174 FITZGERALD STREET NORTHAM FROM 01/01/2017 TO 31/01/2017.	1	916.66	
EFT25332	13/01/2017	MCKINLEY DEVELOPMENTS	NORTHAM PLAY GROUP. INSTALL DIVIDING WALL WITH SOUND DEADENING, SOLID CORE DOOR AND FRAME. INCLUDE WATER RESISTANT GYPROCK.	1		2,985.40

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INV 270	06/01/2017	MCKINLEY DEVELOPMENTS	NORTHAM PLAY GROUP. INSTALL DIVIDING WALL WITH SOUND DEADENING, SOLID CORE DOOR AND FRAME. INCLUDE WATER RESISTANT GYPROCK.	1	2,985.40	
EFT25333	13/01/2017	MCLEODS BARRISTERS & SOLICITORS	LEGAL ADVICE - ASHWORTH, 4 COLLINS PLACE -	1		2,336.94
INV 95755	23/12/2016	MCLEODS BARRISTERS & SOLICITORS	LEGAL ADVICE - ASHWORTH, 4 COLLINS PLACE -	1	2,336.94	
EFT25334	13/01/2017	NAVMAN WIRELESS PTY LTD	MONTHLY SATELLITE SERVICE FEE	1		714.68
INV 9084717515/12/2016		NAVMAN WIRELESS PTY LTD	MONTHLY SATELLITE SERVICE FEE	1	648.73	
INV 9083201109/11/2016		NAVMAN WIRELESS PTY LTD	SATELLITE OVERCHARGE & CONNECTION FEE FOR NAV TRACKING SYSTEM	1	65.95	
EFT25335	13/01/2017	NETSIGHT	MYOSH MONTHLY SUBSCRIPTION FOR JANUARY 2017.	1		663.30
INV INV-175801/01/2017		NETSIGHT	MYOSH MONTHLY SUBSCRIPTION FOR JANUARY 2017.	1	663.30	
EFT25336	13/01/2017	NORTHAM & DISTRICTS GLASS SERVICE	NORTHAM ADMIN BUILDING. REPLACE DISCOLOURED PERSPEX DOORS ON NOTICE BOARD.	1		525.80
INV 0000829320/12/2016		NORTHAM & DISTRICTS GLASS SERVICE	NORTHAM ADMIN BUILDING. REPLACE DISCOLOURED PERSPEX DOORS ON NOTICE BOARD.	1	525.80	
EFT25337	13/01/2017	NORTHAM COURIER SERVICE	PARCEL DELIVERY FOR NORTHAM SWIMMING POOL.	1		44.00
INV NOVEME30/11/2016		NORTHAM COURIER SERVICE	PARCEL DELIVERY FOR NORTHAM SWIMMING POOL.	1	44.00	
EFT25338	13/01/2017	NORTHAM LIQUOR BARONS	ALCOHOL FOR CHRISTMAS PARTY AT REC CENTRE.	1		1,031.27
INV 1210-10820/12/2016		NORTHAM LIQUOR BARONS	ALCOHOL FOR CHRISTMAS PARTY AT REC CENTRE.	1	1,031.27	
EFT25339	13/01/2017	NORTHAM MITRE 10 SOLUTIONS	PALLET OF CEMENT BAGS FOR STOCK	1		3,681.02
INV 1012543501/11/2016		NORTHAM MITRE 10 SOLUTIONS	RETURN OF PALLET AS PER INVOICE 10125440.	1	-30.00	
INV 1012558702/11/2016		NORTHAM MITRE 10 SOLUTIONS	NUTS / BOLTS FOR CRACK PATCHER & NET FOR BACK OF MAZDA UTE.	1	46.80	
INV 1012601403/11/2016		NORTHAM MITRE 10 SOLUTIONS	EQUIPMENT FOR THE NORTHAM SWIMMING POOL.	1	114.07	
INV 1012609403/11/2016		NORTHAM MITRE 10 SOLUTIONS	RETICULATION PARTS FOR KILLARA RETICULATION	1	14.78	
INV 1012544101/11/2016		NORTHAM MITRE 10 SOLUTIONS	PALLET OF CEMENT BAGS FOR STOCK	1	492.00	

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INV 1012544001/11/2016		NORTHAM MITRE 10 SOLUTIONS	1 PALLET OF RAPID SET	1	387.00	
INV 1012543501/11/2016		NORTHAM MITRE 10 SOLUTIONS	RETURN OF PALLET FROM INV 10125441.	1	-30.00	
INV 1012616503/11/2016		NORTHAM MITRE 10 SOLUTIONS	BRASS FITTING FOR CRACK PATCHER	1	13.93	
INV 1012612803/11/2016		NORTHAM MITRE 10 SOLUTIONS	1.2M HEAVY CHAIN	1	62.70	
INV 1012786708/11/2016		NORTHAM MITRE 10 SOLUTIONS	HASP & STAPLE AND FITTINGS	1	23.40	
INV 1012609603/11/2016		NORTHAM MITRE 10 SOLUTIONS	RETICULATION PARTS FOR KILLARA RETICULATION	1	179.55	
INV 1012855610/11/2016		NORTHAM MITRE 10 SOLUTIONS	NORTHAM TOWN HALL - IRRIGATION	1	328.71	
INV 1012876511/11/2016		NORTHAM MITRE 10 SOLUTIONS	NORTHAM TOWN HALL. WATERPROOFING SEALER.	1	130.03	
INV 1013067216/11/2016		NORTHAM MITRE 10 SOLUTIONS	CHRISTMAS DECORATION EXTRAS 2016	1	371.23	
INV 1012736007/11/2016		NORTHAM MITRE 10 SOLUTIONS	PURCHASE OF HARD BROOM FOR ROAD MAINT CREW	1	33.81	
INV 1013025715/11/2016		NORTHAM MITRE 10 SOLUTIONS	TOOLBOX FOR TRAILER PN1414	1	44.97	
INV 1012616803/11/2016		NORTHAM MITRE 10 SOLUTIONS	WHEEL CUT OFF U/THIN 100MM FOR ROAD MAINTENANCE.	1	2.00	
INV 1013126818/11/2016		NORTHAM MITRE 10 SOLUTIONS	HARDWARE ITEMS FOR KILLARA.	1	42.37	
INV 1013059616/11/2016		NORTHAM MITRE 10 SOLUTIONS	RETICULATION PARTS FOR GRASS VALLEY PLAYGROUND/PARK	1	282.49	
INV 1012616703/11/2016		NORTHAM MITRE 10 SOLUTIONS	WHEEL CUTT OFF RETURNED.	1	-2.70	
INV 1013248922/11/2016		NORTHAM MITRE 10 SOLUTIONS	CHAINSAW SHARPENING KIT	1	13.78	
INV 1013131518/11/2016		NORTHAM MITRE 10 SOLUTIONS	RETICULATION PARTS FOR THE NORTHAM PLAYGROUP	1	74.81	
INV 1013323724/11/2016		NORTHAM MITRE 10 SOLUTIONS	KEYS FOR ROLLER DOOR IN SPORTS STORAGE	1	35.63	
INV 1013330624/11/2016		NORTHAM MITRE 10 SOLUTIONS	KEYS FOR ROLLER DOOR IN SPORTS STORAGE	1	-35.63	
INV 1013433028/11/2016		NORTHAM MITRE 10 SOLUTIONS	9KG GAS BOTTLE EXCHANGE	1	28.45	
INV 1013263422/11/2016		NORTHAM MITRE 10 SOLUTIONS	RETICULATION PARTS FOR AVON MALL	1	56.79	
INV 1013272623/11/2016		NORTHAM MITRE 10 SOLUTIONS	RETICULATION PIPE FOR BERNARD PARK	1	37.20	
INV 1013450128/11/2016		NORTHAM MITRE 10 SOLUTIONS	PARTS FOR CHRISTMAS DECORATION INSTALLATION	1	103.56	
INV 1013527130/11/2016		NORTHAM MITRE 10 SOLUTIONS	PAINT BRUSHES, TURPENTINE AND WIRE BRUSH FOR NORTHAM POOL.	1	13.11	



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INV 1013114718/11/2016		NORTHAM MITRE 10 SOLUTIONS	NORTHAM BERNARD PARK PLAY GROUP. GENERAL PURPOSE CONCRETE MIX.	1	106.50	
INV 1013121918/11/2016		NORTHAM MITRE 10 SOLUTIONS	NORTHAM BERNARD PARK PLAY GROUP. GENERAL PURPOSE CONCRETE MIX.	1	64.64	
INV 1013278523/11/2016		NORTHAM MITRE 10 SOLUTIONS	EQUIPMENT FOR WUNDOWIE SWIMMING POOL.	1	199.19	
INV 1013463429/11/2016		NORTHAM MITRE 10 SOLUTIONS	FASTENINGS FOR CHRISTMAS TREE	1	109.78	
INV 1013346625/11/2016		NORTHAM MITRE 10 SOLUTIONS	HARDWARE TO SET UP CHRISTMAS DECORATIONS	1	63.45	
INV 1013500230/11/2016		NORTHAM MITRE 10 SOLUTIONS	TORQUE SET	1	26.95	
INV 1013484229/11/2016		NORTHAM MITRE 10 SOLUTIONS	PPE FOR REMOVING ASBESTOS AT INKPEN REFUSE SITE.	1	275.67	
EFT25340	13/01/2017	NORTHAM VETERINARY CENTRE	EUTHANISE - OLD DOG - BITES	1		108.33
INV 55599	02/12/2016	NORTHAM VETERINARY CENTRE	EUTHANISE - OLD DOG - BITES	1	108.33	
EFT25341	13/01/2017	OXTER SERVICES	BERNARD PARK TOILETS. WATERLESS URINAL SOLUTION. 5 LTR	1		457.80
INV 17471	12/12/2016	OXTER SERVICES	BERNARD PARK TOILETS. WATERLESS URINAL SOLUTION. 5 LTR	1	457.80	
EFT25342	13/01/2017	PERFECT COMPUTER SOLUTIONS PTY LTD	IT CONSULTANCY FOR THE PERIOD 28/11/2016 TO 14/12/2016.	1		1,232.50
INV 21940	22/12/2016	PERFECT COMPUTER SOLUTIONS PTY LTD	IT CONSULTANCY FOR THE PERIOD 28/11/2016 TO 14/12/2016.	1	1,232.50	
EFT25343	13/01/2017	PERTH SAFETY PRODUCTS PTY LTD	VARIOUS STREET SIGNS & ROADWORK SIGNS.	1		1,982.20
INV 0000692206/12/2016		PERTH SAFETY PRODUCTS PTY LTD	VARIOUS STREET SIGNS & ROADWORK SIGNS.	1	1,982.20	
EFT25344	13/01/2017	PPF FOOD SERVICES PTY LTD	STOCK PURCHASES FOR NORTHAM SWIMMING POOL.	1		1,056.05
INV KD5220029/11/2016		PPF FOOD SERVICES PTY LTD	STOCK PURCHASES FOR NORTHAM SWIMMING POOL.	1	1,056.05	
EFT25345	13/01/2017	PROFESSIONAL LOCKSERVICE	SERVICES TO REPAIR DOOR CLOSER ON BACK EXIT DOOR AT BAKERS HILL HALL.	1		887.32
INV 0001490214/09/2016		PROFESSIONAL LOCKSERVICE	UNIT 7 KURINGAL WUNDOWIE - SERVICES TO REBARREL STORE ROOM	1	206.25	
INV 0001498913/10/2016		PROFESSIONAL LOCKSERVICE	SERVICES TO REPAIR DOOR CLOSER ON BACK EXIT DOOR AT BAKERS HILL HALL.	1	517.72	

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INV 0001511614/11/2016		PROFESSIONAL LOCKSERVICE	KEYS CUT FOR NORTHAM REFUSE SITE.	1	163.35	
EFT25346	13/01/2017	PROMAPP SOLUTIONS LIMITED	PROMAPP PROCESS MANAGER SOFTWARE FOR DECEMBER 2016.	1		1,122.00
INV PM1847	25/12/2016	PROMAPP SOLUTIONS LIMITED	PROMAPP PROCESS MANAGER SOFTWARE FOR DECEMBER 2016.	1	1,122.00	
EFT25347	13/01/2017	PUBLIC TRANSPORT AUTHORITY OF WESTERN AUSTRALIA (TRANS WA)	TRAIN TICKET SALES FOR DECEMBER 2016.	1		36.94
INV DECEME31/12/2016		PUBLIC TRANSPORT AUTHORITY OF WESTERN AUSTRALIA (TRANS WA)	TRAIN TICKET SALES FOR DECEMBER 2016.	1	36.94	
EFT25348	13/01/2017	QUAD SERVICES PTY LTD	CLEANING OF WUNDOWIE COMMUNITY HALL IN DECEMBER 2016.	1		3,745.20
INV 306952	03/12/2016	QUAD SERVICES PTY LTD	CLEANING OF WUNDOWIE COMMUNITY HALL IN DECEMBER 2016.	1	898.70	
INV 306953	03/12/2016	QUAD SERVICES PTY LTD	CLEANING OF KATRINE PUBLIC TOILETS FOR DECEMBER 2016.	1	330.72	
INV 306950	03/12/2016	QUAD SERVICES PTY LTD	CLEANING OF WUNDOWIE PUBLIC TOILETS FOR DECEMBER 2016.	1	330.72	
INV 306948	03/12/2016	QUAD SERVICES PTY LTD	CLEANING OF BAKERS HILL PUBLIC TOILETS DECEMBER 2016.	1	330.72	
INV 306951	03/12/2016	QUAD SERVICES PTY LTD	CLEANING OF WUNDOWIE LIBRARY DECEMBER 2016.	1	866.11	
INV 306949	03/12/2016	QUAD SERVICES PTY LTD	BAKERS HILL PAVILLION IN DECEMBER 2016.	1	661.57	
INV 306947	03/12/2016	QUAD SERVICES PTY LTD	CLEANING OF CLACKLINE PUBLIC TOILETS FOR DECEMBER 2016.	1	326.66	
EFT25349	13/01/2017	QUIN'S GOURMET BUTCHERS	ASSORTED MEAT FOR CHRISTMAS PARK AT THE REC CENTRE.	1		1,006.75
INV 25	16/12/2016	QUIN'S GOURMET BUTCHERS	ASSORTED MEAT FOR CHRISTMAS PARK AT THE REC CENTRE.	1	580.00	
INV 58	04/01/2017	QUIN'S GOURMET BUTCHERS	ASSORTED MEAT FOR KILLARA	1	426.75	
EFT25350	13/01/2017	RAH NOMINEES PTY LTD T/AS MCDONALDS	REFUND OF TAXI FARES FOR PASSENGERS FROM COMMUNITY BUS AFTER BUS BREAKDOWN DURING HIRING.	1		273.00
INV 048829	14/12/2016	RAH NOMINEES PTY LTD T/AS MCDONALDS	REFUND OF TAXI FARES FOR PASSENGERS FROM COMMUNITY BUS AFTER BUS BREAKDOWN DURING HIRING.	1	273.00	

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EFT25351	13/01/2017	RED DOT STORES	CHRISTMAS LIGHTS FOR SHIRE OF NORTHAM PARTY.	1		52.78
INV 28275881	15/12/2016	RED DOT STORES	CHRISTMAS LIGHTS FOR SHIRE OF NORTHAM PARTY.	1	52.78	
EFT25352	13/01/2017	REGIONAL PHYSIOTHERAPY AND SPORTS INJURY CLINIC	SILVERSPORT FUNDING	1		400.00
INV 0000984	21/12/2016	REGIONAL PHYSIOTHERAPY AND SPORTS INJURY CLINIC	SILVERSPORT FUNDING.	1	200.00	
INV 0000559	09/12/2016	REGIONAL PHYSIOTHERAPY AND SPORTS INJURY CLINIC	SILVERSPORT FUNDING	1	200.00	
EFT25353	13/01/2017	RURAL PRESS REGIONAL MEDIA (WA) PTY LTD	ADVERTISING IN WA TRAVEL GUIDE.	1		436.15
INV 3111209	19/12/2016	RURAL PRESS REGIONAL MEDIA (WA) PTY LTD	ADVERTISING IN WA TRAVEL GUIDE.	1	436.15	
EFT25354	13/01/2017	SCHWEPPE PTY LTD	STOCK PURCHASES FOR WUNDOWIE POOL.	1		254.06
INV 0806705209	12/2016	SCHWEPPE PTY LTD	STOCK PURCHASES FOR WUNDOWIE POOL.	1	254.06	
EFT25355	13/01/2017	SKILL HIRE WA PTY LTD	LABOUR HIRE FOR BJ FONTANA & R DE GRAY FROM 31/10/2016 TO 06/11/2016.	1		2,044.36
INV 388795	08/11/2016	SKILL HIRE WA PTY LTD	LABOUR HIRE FOR BJ FONTANA & R DE GRAY FROM 31/10/2016 TO 06/11/2016.	1	2,044.36	
EFT25356	13/01/2017	SKYWORKS WA PTY LTD	AERIAL VIDEO (APPROX 3 MINUTES) OF NORTHAM DEVELOPMENT SITES. INCLUDES: FULL DAY ON SITE FILMING (INCLUDING CREW, UAVS & GROUND-BASED CAMERAS IF REQUIRED). EDITING TO LICENSED MUSIC WITH RELEVANT DESCRIPTIVE SUBTITLES. PURCHASE OF LICENSED MUSIC. TRAVEL TO/FROM & WITHIN SHIRE OF NORTHAM.	1		3,465.00

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INV 00054	15/12/2016	SKYWORKS WA PTY LTD	AERIAL VIDEO (APPROX 3 MINUTES) OF NORTHAM DEVELOPMENT SITES. INCLUDES: FULL DAY ON SITE FILMING (INCLUDING CREW, UAVS & GROUND-BASED CAMERAS IF REQUIRED). EDITING TO LICENSED MUSIC WITH RELEVANT DESCRIPTIVE SUBTITLES. PURCHASE OF LICENSED MUSIC. TRAVEL TO/FROM & WITHIN SHIRE OF NORTHAM.	1	1,320.00	
INV 00052	12/12/2016	SKYWORKS WA PTY LTD	AERIAL VIDEO (APPROX 3 MINUTES) OF NORTHAM DEVELOPMENT SITES. INCLUDES: FULL DAY ON SITE FILMING (INCLUDING CREW, UAVS & GROUND-BASED CAMERAS IF REQUIRED). EDITING TO LICENSED MUSIC WITH RELEVANT DESCRIPTIVE SUBTITLES. PURCHASE OF LICENSED MUSIC. TRAVEL TO/FROM & WITHIN SHIRE OF NORTHAM.	1	2,145.00	
EFT25357	13/01/2017	SPECIALISED TREE SERVICE	REMOVE OLD BANNERS AND PUT UP CHRISTMAS BANNERS	1		480.00
INV 2393	23/12/2016	SPECIALISED TREE SERVICE	REMOVE OLD BANNERS AND PUT UP CHRISTMAS BANNERS	1	480.00	
EFT25358	13/01/2017	SPENCERS BROOK PROGRESS ASSOCIATION	ANNUAL BUDGET ALLOCATION FOR SPENCERS BROOK PROGRESS ASSOCIATION 2016-2017.	1		3,300.00
INV 0116	16/12/2016	SPENCERS BROOK PROGRESS ASSOCIATION	ANNUAL BUDGET ALLOCATION FOR SPENCERS BROOK PROGRESS ASSOCIATION 2016-2017.	1	3,300.00	
EFT25359	13/01/2017	SPORTSPOWER NORTHAM	UNIFORMS FOR REC CENTRE & POOL STAFF.	1		319.20
INV 2192	02/01/2017	SPORTSPOWER NORTHAM	UNIFORMS FOR REC CENTRE & POOL STAFF.	1	319.20	
EFT25360	13/01/2017	THE PAPER COMPANY OF AUSTRALIA	PHOTOCOPY PAPER FOR SHIRE ADMIN.	1		1,716.00
INV 0003769705/12/2016		THE PAPER COMPANY OF AUSTRALIA	COPYPAPER FOR SHIRE ADMIN BUILDING.	1	858.00	
INV 0003723514/10/2016		THE PAPER COMPANY OF AUSTRALIA	PHOTOCOPY PAPER FOR SHIRE ADMIN.	1	858.00	
EFT25361	13/01/2017	THE WATERSHED	RETIC FITTINGS FOR BERNARD PARK & HENRY STREET OVAL.	1		1,330.56



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INV 1014808704/01/2017		THE WATERSHED	RETIC FITTINGS FOR BERNARD PARK & HENRY STREET OVAL.	1	1,330.56	
EFT25362	13/01/2017	THE WORKWEAR GROUP	UNIFORM FOR JODI WHITE.	1		722.65
INV 0111199319/12/2016		THE WORKWEAR GROUP	UNIFORM FOR LEIGH ASHBY.	1	219.30	
INV 0109678114/12/2016		THE WORKWEAR GROUP	UNIFORM FOR LEIGH ASHBY.	1	191.40	
INV 0111280719/12/2016		THE WORKWEAR GROUP	UNIFORM FOR JODI WHITE.	1	311.95	
EFT25363	13/01/2017	VISIT MERCHANDISE	STOCK PURCHASES FOR VISITORS CENTRE	1		353.18
INV 132906	14/12/2016	VISIT MERCHANDISE	STOCK PURCHASES FOR VISITORS CENTRE	1	353.18	
EFT25364	13/01/2017	WA CONTRACT RANGER SERVICES	CONTRACT RANGER RELIEF MONTH OF DECEMBER 2016	1		3,938.00
INV 00779	01/12/2016	WA CONTRACT RANGER SERVICES	CAT IMPOUNDING EXPENSES NOVEMBER 2016.	1	605.00	
INV 00802	01/01/2017	WA CONTRACT RANGER SERVICES	CONTRACT RANGER RELIEF MONTH OF DECEMBER 2016	1	2,508.00	
INV 00803	01/01/2017	WA CONTRACT RANGER SERVICES	CAT IMPOUNDING EXPENSES FOR DECEMBER 2016.	1	825.00	
EFT25365	13/01/2017	WA GRAVEL PTY LTD	SUPPLY OF GRAVEL FOR AUGUSTINI ROAD FOR GRAVEL RESHEETING PROGRAM SUPPLY 1693.26T OF GRAVEL FROM 06/12/2016 - 13/12/2016.	1		13,038.10
INV 0000000320/12/2016		WA GRAVEL PTY LTD	SUPPLY OF GRAVEL FOR AUGUSTINI ROAD FOR GRAVEL RESHEETING PROGRAM SUPPLY 1693.26T OF GRAVEL FROM 06/12/2016 - 13/12/2016.	1	13,038.10	
EFT25366	13/01/2017	WA HINO SALES & SERVICES	NEW HINO 300 SERIES 921 XXLONG AUTO CREW 151KW 170L FUEL TANK MODEL XJC740R-QKTTJQ3	1		52,879.39
INV F2543	21/12/2016	WA HINO SALES & SERVICES	NEW HINO 300 SERIES 921 XXLONG AUTO CREW 151KW 170L FUEL TANK MODEL XJC740R-QKTTJQ3	1	52,879.39	
EFT25367	13/01/2017	WALKABOUT FASHION ACCESSORIES	STOCK PURCHASES FOR VISITORS CENTRE.	1		167.21
INV 4420	11/01/2017	WALKABOUT FASHION ACCESSORIES	STOCK PURCHASES FOR VISITORS CENTRE.	1	167.21	
EFT25368	13/01/2017	WOOROLOO ESCAPE	STOCK PURCHASES FOR VISITORS CENTRE.	1		61.00
INV 128	05/01/2017	WOOROLOO ESCAPE	STOCK PURCHASES FOR VISITORS CENTRE.	1	61.00	

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EFT25369	13/01/2017	WRIGHT EXPRESS AUSTRALIA PTY LTD (PUMA ENERGY)	PUMA ACCOUNT FOR VARIOUS SHIRE VEHICLES & FIRE BRIGADE VEHICLES DECEMBER 2016.	1		1,721.80
INV 25	31/12/2016	WRIGHT EXPRESS AUSTRALIA PTY LTD (PUMA ENERGY)	PUMA ACCOUNT FOR VARIOUS SHIRE VEHICLES & FIRE BRIGADE VEHICLES DECEMBER 2016.	1	1,721.80	
EFT25370	13/01/2017	YORK & DISTRICT COMMUNITY MATTERS	1/4 ADVERT IN COMMUNITY MATTERS PAPER FOR 2017 AUSTRALIA DAY CONCERT.	1		326.00
INV 0000968730	12/12/2016	YORK & DISTRICT COMMUNITY MATTERS	1/4 ADVERT IN COMMUNITY MATTERS PAPER FOR 2017 AUSTRALIA DAY CONCERT.	1	326.00	
EFT25371	20/01/2017	WESTERN AUSTRALIAN TREASURY CORPORATION	GOVERNMENT GUARANTEE FEE INVOICE ON SELF SUPPORTING LOANS.	1		7,846.83
INV GFEE DE31	12/2016	WESTERN AUSTRALIAN TREASURY CORPORATION	GOVERNMENT GUARANTEE FEE INVOICE ON SELF SUPPORTING LOANS.	1	7,846.83	
EFT25372	20/01/2017	COURIER AUSTRALIA	FREIGHT CHARGES FOR VISITORS CENTRE, LIBRARY & DEPOT FOR W/E 18/11/2016.	1		447.01
INV 0285	30/12/2016	COURIER AUSTRALIA	FREIGHT CHARGE FOR DEPOT W/E 30/12/2016.	1	10.30	
INV 0262	22/07/2016	COURIER AUSTRALIA	FREIGHT CHARGES FOR DEPOT & ADMIN FOR W/E 22/07/2016.	1	138.58	
INV 0279	18/11/2016	COURIER AUSTRALIA	FREIGHT CHARGES FOR VISITORS CENTRE, LIBRARY & DEPOT FOR W/E 18/11/2016.	1	298.13	
EFT25373	25/01/2017	BRENDA LOIS DRAFFIN	REFUND OF KERB DEPOSIT - T757 JOB NO:14153 - 3 HAMMOND PL - I53246.	2		1,000.00
INV T757	10/08/2016	BRENDA LOIS DRAFFIN	REFUND OF KERB DEPOSIT - T757 JOB NO:14153 - 3 HAMMOND PL - I53246.	2	1,000.00	
EFT25374	25/01/2017	LANDCORP	REFUND OF CROSSOVER BOND.	2		22,500.00
INV T606	25/01/2017	LANDCORP	REFUND OF CROSSOVER BOND.	2	22,500.00	
EFT25375	25/01/2017	WESTERN AUSTRALIAN TREASURY CORPORATION	Loan No. 223 Fixed Component - CONSTRUCTION OF RECREATION FACILITIES	1		67,994.79
INV 223	17/01/2017	WESTERN AUSTRALIAN TREASURY CORPORATION	Loan No. 223 Fixed Component - CONSTRUCTION OF RECREATION FACILITIES		67,994.79	
EFT25376	27/01/2017	ABBOTTS FORGE	NORTHAM TOWN HALL. REPLACE AND REMOVE FROM SITE RUSTED CHECKERPLATE ON EXTERIOR FIRE EXIT STAIRS WITH GALVANIZED PLATE.AS PER QUOTE.	1		5,320.00

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INV 0000235519/12/2016		ABBOTTS FORGE	REPAIR BACKHOE BUCKET, REMOVE DAMAGED ABCK SECTION & REPLACEW RE-FIX FRONT BLADE SECTION AND REWELD.	1	700.00	
INV 0000242211/01/2017		ABBOTTS FORGE	NORTHAM TOWN HALL. REPLACE AND REMOVE FROM SITE RUSTED CHECKERPLATE ON EXTERIOR FIRE EXIT STAIRS WITH GALVANIZED PLATE.AS PER QUOTE.	1	2,995.00	
INV 0000244517/01/2017		ABBOTTS FORGE	LIFT DRAIN COVERS BY 32MM OR AS NEEDED TO SUIT NEW ROAD SURFACE ON VARIOUS ROADS.	1	1,625.00	
EFT25377	27/01/2017	ACCENT RUBBER STAMPS AND TROPHIES	"APPROVED DRAINAGE PLAN" STAMP AS PER PROOF J09-05	1		59.70
INV 0005416910/01/2017		ACCENT RUBBER STAMPS AND TROPHIES	"APPROVED DRAINAGE PLAN" STAMP AS PER PROOF J09-05	1	59.70	
EFT25378	27/01/2017	AG IMPLEMENTS NORTHAM PTY LTD	ROLL OF WHIPPER SNIPPER CORD	1		370.23
INV 282989	15/12/2016	AG IMPLEMENTS NORTHAM PTY LTD	ROLL OF WHIPPER SNIPPER CORD	1	370.23	
EFT25379	27/01/2017	ALL-WAYS FOODS	STOCK PURCHASES FOR NORTHAM POOL.	1		674.66
INV 28584	04/01/2017	ALL-WAYS FOODS	STOCK PURCHASES FOR NORTHAM POOL.	1	654.86	
INV 27594	11/11/2016	ALL-WAYS FOODS	STOCK PURCHASES FOR NORTHAM POOL.	1	19.80	
EFT25380	27/01/2017	AUSTRALIA DAY COUNCIL OF WESTERN AUSTRALIA	AUSTRALIA DAY FLAGS & MEDALLIONS.	1		81.00
INV 0000279017/01/2017		AUSTRALIA DAY COUNCIL OF WESTERN AUSTRALIA	AUSTRALIA DAY FLAGS & MEDALLIONS.	1	81.00	
EFT25381	27/01/2017	AUSTRALIAN SERVICES UNION	Payroll deductions	1		26.35
INV DEDUCT24/01/2017		AUSTRALIAN SERVICES UNION	Payroll deductions		26.35	
EFT25382	27/01/2017	AUSTRALIAN TAXATION OFFICE - PAYG	PAYG PAY RUN WEEK END 24/1/2017.	1		61,534.00
INV PAYG 2424/01/2017		AUSTRALIAN TAXATION OFFICE - PAYG	PAYG PAY RUN WEEK END 24/1/2017.	1	61,534.00	
EFT25383	27/01/2017	AUTOPRO NORTHAM	CHAIN AND BAR OIL - 20L FOR WUNDOWIE DEPOT	1		257.36
INV 647994	15/12/2016	AUTOPRO NORTHAM	CHAIN AND BAR OIL - 20L FOR WUNDOWIE DEPOT	1	239.89	
INV 650778	05/01/2017	AUTOPRO NORTHAM	TUBE OF GREEN SLIME FOR TYRES	1	17.47	

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EFT25384	27/01/2017	AV-SEC SECURITY SERVICES	SECURITY SERVICES FOR 2016 CHRISTMAS ON FITZGERALDS	1		990.00
INV 4159	07/01/2017	AV-SEC SECURITY SERVICES	SECURITY SERVICES FOR 2016 CHRISTMAS ON FITZGERALDS	1	990.00	
EFT25385	27/01/2017	AVON DEMOLITION & EARTHMOVING	MANAGEMENT OF INKPEN ROAD WASTE FOR W/E 15/01/2017.	1		1,568.00
INV 0144	15/01/2017	AVON DEMOLITION & EARTHMOVING	MANAGEMENT OF INKPEN ROAD WASTE FOR W/E 15/01/2017.	1	1,568.00	
EFT25387	27/01/2017	AVON TOURISM INCORPORATED	BEING FOR LOCAL GOVERNMENT SUPPORT FOR THE 2016/2017 FINANCIAL YEAR.	1		6,050.00
INV 16/17 LG110/10/2016		AVON TOURISM INCORPORATED	BEING FOR LOCAL GOVERNMENT SUPPORT FOR THE 2016/2017 FINANCIAL YEAR.	1	6,050.00	
EFT25388	27/01/2017	AVON VALLEY CONTRACTORS	NORTHAM RECREATION CENTRE. HARDSTAND FOR NORTHEY STREET HYDRANT.	1		3,880.89
INV 1654	13/01/2017	AVON VALLEY CONTRACTORS	NORTHAM RECREATION CENTRE. HARDSTAND FOR NORTHEY STREET HYDRANT.	1	3,880.89	
EFT25389	27/01/2017	AVON VALLEY PLANT & EQUIPMENT PTY LTD	HIRE OF 3.5T EXCAVATOR FROM 17TH AUGUST 2016 TO 23RD AUGUST 2016.	1		6,075.00
INV 72	25/08/2016	AVON VALLEY PLANT & EQUIPMENT PTY LTD	HIRE OF EXCAVATOR FOR 2 DAYS	1	450.00	
INV 71	27/07/2016	AVON VALLEY PLANT & EQUIPMENT PTY LTD	HIRE OF 3.5T EXCAVATOR FROM 25 JULY 2016	1	450.00	
INV 92	04/01/2017	AVON VALLEY PLANT & EQUIPMENT PTY LTD	HIRE OF EXCAVATOR FOR DRAINAGE ON HAWKE AVENUE	1	450.00	
INV 91	12/12/2016	AVON VALLEY PLANT & EQUIPMENT PTY LTD	HIRE OF EXCAVATOR 1 DAY HIRE	1	225.00	
INV 89	25/11/2016	AVON VALLEY PLANT & EQUIPMENT PTY LTD	ONE DAY HIRE OF EXCAVATOR FOR DRAINAGE - FRANKISH ROAD	1	225.00	
INV 87	14/10/2016	AVON VALLEY PLANT & EQUIPMENT PTY LTD	HIRE OF EXCAVATOR FOR 18 OCTOBER 2016 FOR GRASS VALLEY SOUTH	1	225.00	
INV 86	22/11/2016	AVON VALLEY PLANT & EQUIPMENT PTY LTD	HIRE OF MINI EXCAVATOR FOR 5 DAYS FOR CULVERT WORKS ON SPENCERS BROOK ROAD.	1	1,125.00	
INV 73	23/08/2016	AVON VALLEY PLANT & EQUIPMENT PTY LTD	HIRE OF 3.5T EXCAVATOR FROM 17TH AUGUST 2016 TO 23RD AUGUST 2016.	1	1,575.00	
INV 88	22/11/2016	AVON VALLEY PLANT & EQUIPMENT PTY LTD	HIRE OF EXCAVATOR - ONE DAY HIRE	1	225.00	
INV 93	12/01/2017	AVON VALLEY PLANT & EQUIPMENT PTY LTD	HIRE OF EXCAVATOR FOR 1 DAY IN BERNARD PARK	1	225.00	
INV 90	28/11/2016	AVON VALLEY PLANT & EQUIPMENT PTY LTD	HIRE OF EXCAVATOR FOR ONE DAY	1	225.00	



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INV 94	12/01/2017	AVON VALLEY PLANT & EQUIPMENT PTY LTD	HIRE OF EXCAVATOR FROM 28 DECEMBER FOR ALMOND AVENUE	1	675.00	
EFT25390	27/01/2017	BEAUREPAIRES	CARLISLE TURF MASTER TYRE 22X11.00 - 10NHS (FOR REAR TYRE ON FERRIS)	1		1,133.73
INV U52434403/01/2017		BEAUREPAIRES	FITTING OF 2 TYRES AND WHEEL BALANCE FOR PN1401 - 215/70R16C 108/106T TO BE FITTED FRIDAY 23 DECEMBER	1	438.48	
INV U52434403/01/2017		BEAUREPAIRES	REPAIR TYRE PUNCTURE PN1221	1	36.31	
INV U52434403/01/2017		BEAUREPAIRES	CARLISLE TURF MASTER TYRE 22X11.00 - 10NHS (FOR REAR TYRE ON FERRIS)	1	658.94	
EFT25391	27/01/2017	BLACKWELL PLUMBING PTY LTD	BACKFLOW TEST AT NORTHAM AIRFIELD.	1		132.00
INV INV-154709/01/2017		BLACKWELL PLUMBING PTY LTD	BACKFLOW TEST AT NORTHAM AIRFIELD.	1	132.00	
EFT25392	27/01/2017	BM TRONICS WA	SUPPLY AND INSTALL QUBE, MNAV & SATELLITE IN NEW 12T TIPPER TRUCK	1		17,108.85
INV INV-155114/12/2016		BM TRONICS WA	SUPPLY AND INSTALL QUBE, MNAV & SATELLITE IN NEW 12T TIPPER TRUCK	1	13,574.00	
INV INV-155012/12/2016		BM TRONICS WA	SUPPLY AND INSTALL NEW QUBE, MNAV AND SATELITE IN NEW HINO 4T TIPPER TRUCK	1	3,534.85	
EFT25393	27/01/2017	BUDGET CASH REGISTER CO	POS SYSTEM- NORTHAM VISITOR CENTRE INCLUDING SETUP	1		4,143.15
INV 16237	18/01/2017	BUDGET CASH REGISTER CO	POS SYSTEM- NORTHAM VISITOR CENTRE INCLUDING SETUP	1	4,143.15	
EFT25394	27/01/2017	CADD'S FASHIONS	CHRISTMAS GIFT VOUCHERS FOR STAFF.	1		1,950.00
INV 16-0000919/12/2016		CADD'S FASHIONS	CHRISTMAS GIFT VOUCHERS FOR STAFF.	1	1,950.00	
EFT25395	27/01/2017	CANNON HYGIENE AUSTRALIA PTY LTD	CLEANING OF SANITY BINS AT VARIOUS SHIRE BUILDINGS.	1		351.01
INV 0007181801/01/2017		CANNON HYGIENE AUSTRALIA PTY LTD	CLEANING OF SANITY BINS AT VARIOUS SHIRE BUILDINGS.	1	351.01	
EFT25396	27/01/2017	CEBAS PTY LTD (IKEA)	REPLACEMENT OF LOST KNIVES.	1		31.50
INV 6000176213/01/2017		CEBAS PTY LTD (IKEA)	REPLACEMENT OF LOST KNIVES.	1	31.50	

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EFT25397	27/01/2017	CENTRAL DISTRICTS AIRCONDITIONING PLUMBING & ELECTRICAL	SES - (DFES APPROVED OVERSPEND I63660) SUPPLY AND FIT SPLIT SYSTEM AIR CONS TO NORTHAM SES AS PER QUOTE 2 X FTXS60L TRAINING ROOM 1 X FTXS85L OPS ROOM.	1		8,747.00
INV 14454	30/12/2016	CENTRAL DISTRICTS AIRCONDITIONING PLUMBING & ELECTRICAL	SES - (DFES APPROVED OVERSPEND I63660) SUPPLY AND FIT SPLIT SYSTEM AIR CONS TO NORTHAM SES AS PER QUOTE 2 X FTXS60L TRAINING ROOM 1 X FTXS85L OPS ROOM.	1	8,747.00	
EFT25398	27/01/2017	CHILD SUPPORT AGENCY	Payroll deductions	1		479.32
INV DEDUCT24/01/2017		CHILD SUPPORT AGENCY	Payroll deductions		479.32	
EFT25399	27/01/2017	CLARK EQUIPMENT	DOOR ASSEMBLY FOR PN09016.	1		2,639.14
INV 0881402701/12/2017		CLARK EQUIPMENT	HIRE OF ROLLER FOR 3 DAYS.	1	660.00	
INV 0815069509/01/2017		CLARK EQUIPMENT	DOOR ASSEMBLY FOR PN09016.	1	1,979.14	
EFT25400	27/01/2017	COCA-COLA AMATIL (AUST) PTY LTD	STOCK PURCHASES FOR NORTHAM POOL.	1		491.07
INV 2138926311/01/2017		COCA-COLA AMATIL (AUST) PTY LTD	STOCK PURCHASES FOR NORTHAM POOL.	1	491.07	
EFT25401	27/01/2017	COLIN DUNCAN GRANT	NORTHAM SENIORS HALL. CLEANING FOR DECEMBER 2016	1		462.00
INV P826	01/01/2017	COLIN DUNCAN GRANT	NORTHAM SENIORS HALL. CLEANING FOR DECEMBER 2016	1	462.00	
EFT25402	27/01/2017	COUNTRY COPIERS NORTHAM	SES - STATIONARY ITEMS	1		773.30
INV 40052	31/12/2016	COUNTRY COPIERS NORTHAM	1 X ROLL OF 110GSM UNIVERSAL COATED PAPER 914MM X 50M - SJC91450110	1	79.75	
INV 40052	31/12/2016	COUNTRY COPIERS NORTHAM	SES - STATIONARY ITEMS	1	431.65	
INV 40052	31/12/2016	COUNTRY COPIERS NORTHAM	6 X BEAUTONE POCKET FILES WITH GUSSET EXPANDS TO 85MM FOR MAXIMUM SPACE & SECURE ELASTIC CLOSURE FOR CREDITORS.	1	59.00	
INV 40052	31/12/2016	COUNTRY COPIERS NORTHAM	HP OFFICEJET 920XL BLACK INK CARTRIDGE	1	162.90	
INV 40052	31/12/2016	COUNTRY COPIERS NORTHAM	200 A4 COLOUR PRINTS FOR BLOW ZERO ROADWISE CAMPAIGN	1	40.00	
EFT25403	27/01/2017	COUNTRYWIDE POOLS	CHEMICALS FOR WUNDOWIE & NORTHAM POOLS.	1		3,229.68
INV 22531	16/12/2016	COUNTRYWIDE POOLS	CHEMICALS FOR WUNDOWIE & NORTHAM POOLS.	1	403.23	

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INV 22530	16/12/2016	COUNTRYWIDE POOLS	CHEMICALS FOR WUNDOWIE & NORTHAM POOLS.	1	2,516.45	
INV 22556	22/12/2016	COUNTRYWIDE POOLS	20L DRUMS OF CHLORINE	1	210.00	
INV 22538	20/12/2016	COUNTRYWIDE POOLS	EDGER BLADES	1	100.00	
EFT25404	27/01/2017	COURIER AUSTRALIA	FREIGHT CHARGES FOR DEPOT & DEVELOPMENT SERVICES FOR W/E 23/12/2016.	1		287.25
INV 0286	13/01/2017	COURIER AUSTRALIA	FREIGHT CHARGES FOR DEPOT W/E 13/01/2017.	1	40.22	
INV 0284	23/12/2016	COURIER AUSTRALIA	FREIGHT CHARGES FOR DEPOT & DEVELOPMENT SERVICES FOR W/E 23/12/2016.	1	247.03	
EFT25405	27/01/2017	DANIELS HEALTH SERVICES PTY LTD	BERNARD PARK TOILETS. SERVICING OF SHARPS DECEMBER 2016.	1		864.40
INV 1529124	31/12/2016	DANIELS HEALTH SERVICES PTY LTD	WUNDOWIE PUBLIC TOILETS. EMPTY SHARPS SAFE.	1	41.16	
INV 1529123	31/12/2016	DANIELS HEALTH SERVICES PTY LTD	APEX PARK PUBLIC TOILETS. SERVICING OF SHARPS DECEMBER 2016.	1	246.97	
INV 1529122	31/12/2016	DANIELS HEALTH SERVICES PTY LTD	BERNARD PARK TOILETS. SERVICING OF SHARPS DECEMBER 2016.	1	329.30	
INV 1529121	31/12/2016	DANIELS HEALTH SERVICES PTY LTD	BAKERS HILL HOOPER PARK TOILETS. SERVICING OF SHARPS SAFES	1	246.97	
EFT25406	27/01/2017	DEPARTMENT OF ENVIRONMENT REGULATION	PER LEVY RETURN OCT-DEC 2016.	1		8,383.78
INV CH23/01/23/01/2017	23/01/2017	DEPARTMENT OF ENVIRONMENT REGULATION	PER LEVY RETURN OCT-DEC 2016.	1	8,383.78	
EFT25407	27/01/2017	DEPARTMENT OF FIRE AND EMERGENCY SERVICE(DFES) OF WESTERN AUSTRALIA	2016/2017 ESL QUARTER 2 IN ACCORDANCE WITH THE DEPARTMENT OF FIRE & EMERGENCY SERVICES OF WA ACT 1998 PART 6A - EMERGENCY SERVICES LEVY - SECTION 36ZJ AND OPTION B AGREEMENT ARRANGEMENTS - ESLB 2ND QTR CONTRIBUTION.	1		156,136.97
INV 144205	21/11/2016	DEPARTMENT OF FIRE AND EMERGENCY SERVICE(DFES) OF WESTERN AUSTRALIA	2016/2017 ESL QUARTER 2 IN ACCORDANCE WITH THE DEPARTMENT OF FIRE & EMERGENCY SERVICES OF WA ACT 1998 PART 6A - EMERGENCY SERVICES LEVY - SECTION 36ZJ AND OPTION B AGREEMENT ARRANGEMENTS - ESLB 2ND QTR CONTRIBUTION.	1	156,136.97	
EFT25408	27/01/2017	DRACO AIR PTY LTD	NORTHAM VISITOR CENTRE. REPLACE AIR CONDITIONING FILTERS.	1		338.25

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INV DA5776	30/12/2016	DRACO AIR PTY LTD	NORTHAM VISITOR CENTRE. REPLACE AIR CONDITIONING FILTERS.	1	338.25	
EFT25409	27/01/2017	E FIRE & SAFETY	NORTHAM RECREATION CENTRE - TESTING OF THE FIRE EQUIPMENT IN ACCORDANCE WITH AUSTRALIAN STANDARDS AS2293.2 (6 MONTHLY TESTING @ \$7.70 PER UNIT BASED ON 37 UNITS).	1		8,752.15
INV 0018184712/12/2016		E FIRE & SAFETY	NORTHAM RECREATION CENTRE. EMERGENCY CALL OUT TO SITE. REPAIR FAULTY SMOKE DETECTOR.	1	511.50	
INV 0018196921/12/2016		E FIRE & SAFETY	TESTING OF FIRE EQUIPMENT - WUNDOWIE POOL.	1	203.50	
INV 0018196821/12/2016		E FIRE & SAFETY	WUNDOWIE DEPOT - TESTING OF THE FIRE EQUIPMENT.	1	247.50	
INV 0018196521/12/2016		E FIRE & SAFETY	OLD FIRE STATION/MEN'S SHED SERVICE FIRE EQUIPMENT.	1	55.00	
INV 0018176519/12/2016		E FIRE & SAFETY	IRISHTOWN FIRE STATION - TESTING OF THE FIRE	1	55.00	
INV 0018176719/12/2016		E FIRE & SAFETY	QUELLINGTON HALL - TESTING OF THE FIRE EQUIPMENT	1	55.00	
INV 0018177819/12/2016		E FIRE & SAFETY	INKPEN FIRE STATION - TESTING OF THE FIRE EQUIPMENT	1	203.50	
INV 0018193222/12/2016		E FIRE & SAFETY	NORTHAM DEPOT - TESTING OF THE FIRE EQUIPMENT	1	1,192.40	
INV 0018197612/12/2016		E FIRE & SAFETY	KILLARA AGED CARE CENTRE - TESTING OF THE FIRE ALARM PANEL & OWS (FIRE FINDER & MIMIC) IN ACCORDANCE WITH AUSTRALIAN STANDARDS DECEMBER 2016.	1	218.90	
INV 0018197512/12/2016		E FIRE & SAFETY	NORTHAM TOWN HALL - TESTING OF THE FIRE ALARM PANEL (CONVENTIONAL VIGILANT) IN ACCORDANCE WITH AUSTRALIAN STANDARDS DECEMBER 2016.	1	161.15	
INV 0018193520/12/2016		E FIRE & SAFETY	NORTHAM TOWN HALL - TESTING OF THE FIRE EQUIPMENT IN ACCORDANCE WITH AUSTRALIAN STANDARDS DECEMBER 2016.	1	104.50	
INV 0018193721/12/2016		E FIRE & SAFETY	TESTING OF THE FIRE EQUIPMENT KILLARA AGED CARE.	1	209.00	
INV 0018192920/12/2016		E FIRE & SAFETY	VISITOR CENTRE - TESTING OF THE FIRE EQUIPMENT	1	374.00	
INV 0018196321/12/2016		E FIRE & SAFETY	FLUFFY DUCKS CHILDCARE - TESTING OF THE FIRE EQUIPMENT.	1	55.00	
INV 0018176919/12/2016		E FIRE & SAFETY	SOUTHERN BROOK FIRE STATION - TESTING OF THE FIRE EQUIPMENT.	1	55.00	
INV 0018177519/12/2016		E FIRE & SAFETY	BAKERS HILL FIRE STATION - TESTING OF THE FIRE EQUIPMENT.	1	297.00	



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INV 0018177719/12/2016		E FIRE & SAFETY	GRASS VALLEY FIRE STATION - TESTING OF THE FIRE EQUIPMENT	1	55.00	
INV 0018177319/12/2016		E FIRE & SAFETY	CLACKLINE FIRE STATION - TESTING OF THE FIRE EQUIPMENT	1	203.50	
INV 0018195822/12/2016		E FIRE & SAFETY	ADMINISTRATION BUILDING - TESTING OF THE EXIT & EMERGENCY LIGHTS IN ACCORDANCE WITH AUSTRALIAN STANDARDS AS2293.2 (6 MONTHLY TESTING).	1	148.50	
INV 0018196421/12/2016		E FIRE & SAFETY	WUNDOWIE LIBRARY - TESTING OF THE FIRE EQUIPMENT IN ACCORDANCE WITH AUSTRALIAN STANDARDS AS2293.2 (6 MONTHLY TESTING @ \$7.70 PER UNIT BASED ON 4 UNITS).	1	30.80	
INV 0018196221/12/2016		E FIRE & SAFETY	WUNDOWIE TOWN HALL - TESTING OF THE FIRE EQUIPMENT IN ACCORDANCE WITH AUSTRALIAN STANDARDS AS2293.2 (6 MONTHLY TESTING @ \$7.70 PER UNIT BASED ON 5 UNITS).	1	38.50	
INV 0018196221/12/2016		E FIRE & SAFETY	WUNDOWIE TOWN HALL - TESTING OF THE EXIT & EMERGENCY LIGHTS IN ACCORDANCE WITH AUSTRALIAN STANDARDS AS2293.2 (6 MONTHLY TESTING).	1	148.50	
INV 0018176819/12/2016		E FIRE & SAFETY	SOUTHERN BROOK HALL - TESTING OF THE FIRE EQUIPMENT IN ACCORDANCE WITH AUSTRALIAN STANDARDS AS2293.2 (6 MONTHLY TESTING @ \$7.70 PER UNIT BASED ON 2 UNITS).	1	15.40	
INV 0018176819/12/2016		E FIRE & SAFETY	SOUTHERN BROOK HALL - TESTING OF THE EXIT & EMERGENCY LIGHTS IN ACCORDANCE WITH AUSTRALIAN STANDARDS AS2293.2 (6 MONTHLY TESTING).	1	148.50	
INV 0018177419/12/2016		E FIRE & SAFETY	BAKERS HILL RECREATION CENTRE - TESTING OF THE FIRE EQUIPMENT IN ACCORDANCE WITH AUSTRALIAN STANDARDS AS2293.2 (6 MONTHLY TESTING @ \$7.70 PER UNIT BASED ON 7 UNITS).	1	53.90	
INV 0018177419/12/2016		E FIRE & SAFETY	BAKERS HILL RECREATION CENTRE - TESTING OF THE EXIT & EMERGENCY LIGHTS IN ACCORDANCE WITH AUSTRALIAN STANDARDS AS2293.2 (6 MONTHLY TESTING).	1	148.50	
INV 0018195822/12/2016		E FIRE & SAFETY	ADMINISTRATION BUILDING - TESTING OF THE FIRE EQUIPMENT IN ACCORDANCE WITH AUSTRALIAN STANDARDS AS2293.2 (6 MONTHLY TESTING @ \$7.70 PER UNIT BASED ON 11 UNITS).	1	486.20	
INV 0018195520/12/2016		E FIRE & SAFETY	BERT HAWKE PAVILLION - TESTING OF THE EXIT & EMERGENCY LIGHTS IN ACCORDANCE WITH AUSTRALIAN STANDARDS AS2293.2 (6 MONTHLY TESTING)	1	148.50	

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INV 0018195520/12/2016		E FIRE & SAFETY	BERT HAWKE PAVILLION - TESTING OF THE FIRE EQUIPMENT IN ACCORDANCE WITH AUSTRALIAN STANDARDS AS2293.2 (6 MONTHLY TESTING @ \$7.70 PER UNIT BASED ON 3 UNITS).	1	171.60	
INV 0018196120/12/2016		E FIRE & SAFETY	NORTHAM LIBRARY - TESTING OF THE EXIT & EMERGENCY LIGHTS IN ACCORDANCE WITH AUSTRALIAN STANDARDS AS2293.2 (6 MONTHLY TESTING)	1	148.50	
INV 0018196120/12/2016		E FIRE & SAFETY	NORTHAM LIBRARY - TESTING OF THE FIRE EQUIPMENT IN ACCORDANCE WITH AUSTRALIAN STANDARDS AS2293.2 (6 MONTHLY TESTING @ \$7.70 PER UNIT BASED ON 5 UNITS).	1	209.00	
INV 0018196621/12/2016		E FIRE & SAFETY	WUNDOWIE FOOTBALL CLUB - TESTING OF THE EXIT & EMERGENCY LIGHTS IN ACCORDANCE WITH AUSTRALIAN STANDARDS AS2293.2 (6 MONTHLY TESTING).	1	148.50	
INV 0018196621/12/2016		E FIRE & SAFETY	WUNDOWIE FOOTBALL CLUB - TESTING OF THE FIRE EQUIPMENT IN ACCORDANCE WITH AUSTRALIAN STANDARDS AS2293.2 (6 MONTHLY TESTING @ \$7.70 PER UNIT BASED ON 3 UNITS).	1	171.60	
INV 0018196421/12/2016		E FIRE & SAFETY	WUNDOWIE LIBRARY - TESTING OF THE EXIT & EMERGENCY LIGHTS IN ACCORDANCE WITH AUSTRALIAN STANDARDS AS2293.2 (6 MONTHLY TESTING).	1	148.50	
INV 0018177619/12/2016		E FIRE & SAFETY	GRASS VALLEY HALL - TESTING OF THE FIRE EQUIPMENT IN ACCORDANCE WITH AUSTRALIAN STANDARDS AS2293.2 (6 MONTHLY TESTING @ \$7.70 PER UNIT BASED ON 3 UNITS).	1	23.10	
INV 0018177619/12/2016		E FIRE & SAFETY	GRASS VALLEY HALL - TESTING OF THE EXIT & EMERGENCY LIGHTS IN ACCORDANCE WITH AUSTRALIAN STANDARDS AS2293.2 (6 MONTHLY TESTING)	1	148.50	
INV 0018193801/12/2016		E FIRE & SAFETY	NORTHAM RECREATION CENTRE - TESTING OF THE FIRE EQUIPMENT IN ACCORDANCE WITH AUSTRALIAN STANDARDS AS2293.2 (6 MONTHLY TESTING @ \$7.70 PER UNIT BASED ON 37 UNITS).	1	1,397.00	
INV 0018177219/12/2016		E FIRE & SAFETY	CLACKLINE HALL - TESTING OF THE EXIT & EMERGENCY LIGHTS IN ACCORDANCE WITH AUSTRALIAN STANDARDS AS2293.2 (6 MONTHLY TESTING)	1	148.50	
INV 0018177219/12/2016		E FIRE & SAFETY	CLACKLINE HALL - TESTING OF THE FIRE EQUIPMENT IN ACCORDANCE WITH AUSTRALIAN STANDARDS AS2293.2 (6 MONTHLY TESTING @ \$7.70 PER UNIT BASED ON 3 UNITS).	1	193.60	

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INV 0018198222/12/2016		E FIRE & SAFETY	RAILWAY MUSEUM - TESTING OF THE FIRE EQUIPMENT IN ACCORDANCE WITH AUSTRALIAN STANDARDS AS1851.1 (6 MONTHLY TESTING).	1	55.00	
INV 0018198122/12/2016		E FIRE & SAFETY	BERNARD PARK PLAYGROUP - TESTING OF THE FIRE EQUIPMENT IN ACCORDANCE WITH AUSTRALIAN STANDARDS AS1851.1 (6 MONTHLY TESTING).	1	55.00	
INV 0018197922/12/2016		E FIRE & SAFETY	OLD NORTHAM FIRE STATION - TESTING OF THE FIRE EQUIPMENT IN ACCORDANCE WITH AUSTRALIAN STANDARDS AS1851.1 (6 MONTHLY TESTING).	1	55.00	
INV 0018198022/12/2016		E FIRE & SAFETY	NORTHAM SOUND SHELL - TESTING OF THE FIRE EQUIPMENT IN ACCORDANCE WITH AUSTRALIAN STANDARDS AS1851.1 (6 MONTHLY TESTING).	1	55.00	
EFT25410	27/01/2017	EASTERN HILLS OUTDOOR	SUPPLY & INSTALL A FLAT PATIO AT INKPEN REFUSE SITE.	1		4,180.00
INV INV-091620/12/2016		EASTERN HILLS OUTDOOR	SUPPLY & INSTALL A FLAT PATIO AT INKPEN REFUSE SITE.	1	4,180.00	
EFT25411	27/01/2017	ELDERS LIMITED	CHEMICALS FOR NOXIOUS WEEDS.	1		396.00
INV AX4815419/01/2017		ELDERS LIMITED	CHEMICALS FOR NOXIOUS WEEDS.	1	396.00	
EFT25412	27/01/2017	FIRE AND SAFETY WA	FIRE BAG, FIRE BOOTS & RESCUE TOOL FOR BRIGADES.	1		2,133.85
INV 29113	21/12/2016	FIRE AND SAFETY WA	FIRE BAG, FIRE BOOTS & RESCUE TOOL FOR BRIGADES.	1	2,133.85	
EFT25413	27/01/2017	FRAMESWEST	TEMPORY FENCING PANELS FOR OLD QUARRY RD	1		19,868.20
INV 0001204610/01/2017		FRAMESWEST	TEMPORY FENCING PANELS FOR OLD QUARRY RD	1	19,868.20	
EFT25414	27/01/2017	FRONTLINE FIRE & RESCUE EQUIPMENT	PPE EQUIPMENT FOR FIRE BRIGADES.	1		15,684.97
INV 55646	13/12/2016	FRONTLINE FIRE & RESCUE EQUIPMENT	PPE FOR FIRE BRIGADES.	1	2,689.50	
INV 55659	14/12/2016	FRONTLINE FIRE & RESCUE EQUIPMENT	FIRE EQUIPMENT FOR FIRE BRIGADES.	1	1,548.47	
INV 55657	14/12/2016	FRONTLINE FIRE & RESCUE EQUIPMENT	PRESSURE TEST HOSES ON FIRE TRUCKS.	1	1,724.14	
INV 55656	14/12/2016	FRONTLINE FIRE & RESCUE EQUIPMENT	PPE EQUIPMENT FOR FIRE BRIGADES.	1	9,722.86	
EFT25415	27/01/2017	FULTON HOGAN INDUSTRIES PTY LTD	4 X 1T BULKA BAGS OF COLD MIX	1		2,816.00
INV 1018775015/12/2016		FULTON HOGAN INDUSTRIES PTY LTD	4 X 1T BULKA BAGS OF COLD MIX	1	2,816.00	

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EFT25416	27/01/2017	GLENN STUART BEVERIDGE	REPAIR VIEWING PLATFORM SIDE RAILINGS AND ENTRANCE PANELS	1		9,674.00
INV 83	08/12/2016	GLENN STUART BEVERIDGE	SWIMMING POOL NORTHAM - SUNDAY CALL OUT AFTER A BREAK IN - MAKE GOOD DOORS ON SITE.	1	418.00	
INV 80	07/12/2016	GLENN STUART BEVERIDGE	REC CENTRE - RECTIFY BROKEN ROLLER DOOR CATCH.	1	781.00	
INV 98	10/01/2017	GLENN STUART BEVERIDGE	CLEANING GUTTERS AT VARIOUS SHIRE BUILDINGS IN WUNDOWIE.	1	462.00	
INV 05	10/01/2017	GLENN STUART BEVERIDGE	NORTHAM SHIRE ADMINISTRATION BUILDING. REPAIR UNEVEN PAVING. REPAIR AND VARNISH NOTICE BOARD. REPAIR PHOTOCOPY ROOM DOOR. REPLACE SILICONE ON TOILET AND KITCHEN TOPS.	1	418.00	
INV 01	10/01/2017	GLENN STUART BEVERIDGE	OLD GIRLS SCHOOL OIL NEW PART OF DECKING.	1	187.00	
INV 99	10/01/2017	GLENN STUART BEVERIDGE	NORTHAM FOOTBALL PAVILLION CLEAN BOX GUTTERS FULL OF LEAVES.	1	264.00	
INV 95	10/01/2017	GLENN STUART BEVERIDGE	DROP OFF TOILET ROLLS & CLEANING CHEMICLES TO VARIOUS SHIRE TOILETS.	1	306.40	
INV 06	10/01/2017	GLENN STUART BEVERIDGE	VISITORS CENTRE TOILET BLOCK REPAIR DAMAGED WALL IN LADIES & MENS TOILETS & REPAINT.	1	726.00	
INV 07	10/01/2017	GLENN STUART BEVERIDGE	KILLARA - REPLACE DAMAGED SOLID CORE DOOR TO BUS SHED & REPAINT.	1	484.00	
INV 02	10/01/2017	GLENN STUART BEVERIDGE	KARINGAL UNIT 7 - PLACE ALUMINIUM STRIP IN SHOWER AREA TO PREVENT WATER.	1	614.90	
INV 04	10/01/2017	GLENN STUART BEVERIDGE	NORTHAM NORTHAM VISITOR CENTRE. OIL BECKING AND TIMBER HAND RAILS.	1	1,122.00	
INV 08	10/01/2017	GLENN STUART BEVERIDGE	NORTHAM BERNARD PARK TOILETS. REMOVE GRAFITTI.	1	198.00	
INV 94	10/01/2017	GLENN STUART BEVERIDGE	CLACKLINE TOILETS - PLEASE SUPPLY A NEW WC DOOR LOCK AS REQUIRED AND INSTALL. (IT LOCKS FROM THE INSIDE OF THE WC) AND INSPECT FOR ANY OTHER DAMAGES.	1	245.30	
INV 96	10/01/2017	GLENN STUART BEVERIDGE	MORBY COTTAGE & KURINGAL VILLAGE	1	741.40	
INV 93	10/01/2017	GLENN STUART BEVERIDGE	REPAIR VIEWING PLATFORM SIDE RAILINGS AND ENTRANCE PANELS	1	2,706.00	
EFT25417	27/01/2017	GRAFTON ELECTRICS	REPLACE EXIT AND EMERGENCY LIGHTS AT TOWN HALL, VISITORS CENTRE & LIBRARY.	1		4,040.85



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INV 998	29/11/2016	GRAFTON ELECTRICS	REPAIR LIGHTS AT OLD ADMIN.	1	187.33	
INV 989	07/11/2016	GRAFTON ELECTRICS	REPLACE EXIT AND EMERGENCY LIGHTS AT TOWN HALL, VISITORS CENTRE & LIBRARY.	1	3,853.52	
EFT25418	27/01/2017	HILLBILLY HAULAGE	COURIER BREATHING APARATUS FROM AUSTRALIAN SAFETY ENGINEERS	1		27.50
INV 15644	30/11/2016	HILLBILLY HAULAGE	COURIER BREATHING APARATUS FROM AUSTRALIAN SAFETY ENGINEERS	1	27.50	
EFT25419	27/01/2017	HILLS ASBESTOS REMOVAL & DEMOLITION	REFUND CHARGED DER LEVY ON A WASTE LOAD DISPOSED OF AT OLD QUARRY LANDFILL AS IT IS ASBESTOS IT CAN NOT BE RECYCLED AND NO LEVY APPLIES.	1		103.09
INV CH2001220/01/2017		HILLS ASBESTOS REMOVAL & DEMOLITION	REFUND CHARGED DER LEVY ON A WASTE LOAD DISPOSED OF AT OLD QUARRY LANDFILL AS IT IS ASBESTOS IT CAN NOT BE RECYCLED AND NO LEVY APPLIES.	1	103.09	
EFT25420	27/01/2017	HILLS LIONS BASKETBALL CLUB	KIDSPORT FUNDING.	1		170.00
INV 19	28/11/2016	HILLS LIONS BASKETBALL CLUB	KIDSPORT FUNDING.	1	170.00	
EFT25421	27/01/2017	HOST AUTO REPAIRS	ANNUAL SERVICE & MAINTENANCE FOR IDWZ147/CLACKLINE 1.4.	1		1,319.85
INV 59589	16/11/2016	HOST AUTO REPAIRS	ANNUAL SERVICE & MAINTENANCE FOR IDWZ147/CLACKLINE 1.4.	1	1,319.85	
EFT25422	27/01/2017	IT VISION	SYNERGYSOFT CONTRACTS AND TENDERS MODULE AS PER QUOTE 4277	1		2,812.34
INV 27502	31/12/2016	IT VISION	SYNERGYSOFT CONTRACTS AND TENDERS MODULE AS PER QUOTE 4277	1	2,812.34	
EFT25423	27/01/2017	JOSEPH COLLARD	REIMBURSEMENT FOR POLICE CLEARANCE APPLICATION.	1		52.60
INV 2166469	04/01/2017	JOSEPH COLLARD	REIMBURSEMENT FOR POLICE CLEARANCE APPLICATION.	1	52.60	
EFT25424	27/01/2017	KERBTECH P/L T/A GDR CIVIL CONTRACTING	PICKING UP CONCRETE PRODUCTS FROM HUMES (GNANGARA) AND DELIVER TO SHIRE DEPOT NORTHAM	1		4,449.50
INV 001062	31/12/2016	KERBTECH P/L T/A GDR CIVIL CONTRACTING	HIRE OF SMALL EXCAVATOR FOR 1 DAY (HAWKE AVENUE)	1	308.00	
INV 001042	12/12/2016	KERBTECH P/L T/A GDR CIVIL CONTRACTING	MOVE ROLLER FROM SOUTHERN BROOK TO COATES ROAD	1	660.00	

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INV 001053	22/12/2016	KERBTECH P/L T/A GDR CIVIL CONTRACTING	PICK UP PN1006 STEEL DRUM ROLLER AUGUSTINI AND DROP BACK TO SHIRE DEPOT 116 PEEL TERRACE	1	495.00	
INV 001051	22/12/2016	KERBTECH P/L T/A GDR CIVIL CONTRACTING	HIRE OF SMALL EXCAVATOR FOR 3 DAYS	1	924.00	
INV 001017	17/11/2016	KERBTECH P/L T/A GDR CIVIL CONTRACTING	PICKING UP CONCRETE PRODUCTS FROM HUMES (GNANGARA) AND DELIVER TO SHIRE DEPOT NORTHAM	1	1,567.50	
INV 001061	31/12/2016	KERBTECH P/L T/A GDR CIVIL CONTRACTING	HIRE OF MULTI TYRE ROLLER FOR GRADING OF SHOWGROUNDS	1	495.00	
EFT25425	27/01/2017	KLEENWEST DISTRIBUTORS	CLEANING PRODUCTS FOR REC CENTRE.	1		64.90
INV 0002260220/12/2016		KLEENWEST DISTRIBUTORS	CLEANING PRODUCTS FOR REC CENTRE.	1	64.90	
EFT25426	27/01/2017	LANDGATE	GROSS RENTAL VALUATIONS CHARGEABLE SCHEDULE NO:G 2016/12 DATED 22/10/2016 TO 28/11/2016.	1		1,644.46
INV 6050722420/12/2016		LANDGATE	MAPS, HARD COPY AND DIGITAL FOR BAKERS HILL COMMUNITY PLAN.	1	731.05	
INV 326737-1Q1/12/2016		LANDGATE	RURAL UV'S CHARGEABLE SCHEDULE:R2016/18 DATE: 29/10/2016 TO 25/11/2016.	1	79.90	
INV 326798-1Q2/12/2016		LANDGATE	GROSS RENTAL VALUATIONS CHARGEABLE SCHEDULE NO:G 2016/12 DATED 22/10/2016 TO 28/11/2016.	1	833.51	
EFT25427	27/01/2017	LANDMARK	ULTRASONIC SOLAR SNAKE REPELLERS.	1		488.58
INV 9881866922/12/2016		LANDMARK	RED DYE MARK FOR NOXIOUS WEEDS.	1	44.80	
INV 9883394130/12/2016		LANDMARK	15KG LPG GAS BOTTLE FOR TOYOTA FORKLIFT.	1	63.80	
INV 9883507130/12/2016		LANDMARK	ULTRASONIC SOLAR SNAKE REPELLERS.	1	379.98	
EFT25428	27/01/2017	LLOYDS EARTHMOVING	GIFT VOUCHERS FOR STAFF MEMBERS.	1		1,050.00
INV 8255	20/12/2016	LLOYDS EARTHMOVING	GIFT VOUCHERS FOR STAFF MEMBERS.	1	1,050.00	
EFT25429	27/01/2017	LOCAL GOVERNMENT AND RACECOURSE EMPLOYEES UNION	Payroll deductions	1		20.50
INV DEDUCT24/01/2017		LOCAL GOVERNMENT AND RACECOURSE EMPLOYEES UNION	Payroll deductions		20.50	
EFT25430	27/01/2017	LOCAL GOVERNMENT MANAGERS AUSTRALIA WA DIVISION INC	IGNITE PROGRAM 13-15 FEBRUARY 2017 CHERYL GREENOUGH.	1		4,600.00

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INV 4,527	09/01/2017	LOCAL GOVERNMENT MANAGERS AUSTRALIA WA DIVISION INC	IGNITE PROGRAM 13-15 FEBRUARY 2017 - FOR JENNY BECKER	1	2,300.00	
INV 4,526	09/01/2016	LOCAL GOVERNMENT MANAGERS AUSTRALIA WA DIVISION INC	IGNITE PROGRAM 13-15 FEBRUARY 2017 CHERYL GREENOUGH.	1	2,300.00	
EFT25431	27/01/2017	MARKETFORCE	MONTHLY COST COUNCIL NEWSLETTER FOR HILS GAZETTE	1		1,693.54
INV 11434	21/12/2016	MARKETFORCE	EMPLOYMENT ADVERT ON SEEK FOR SWIMMING TEACHER	1	167.54	
INV 11433	21/12/2016	MARKETFORCE	MONTHLY COST COUNCIL NEWSLETTER FOR HILS GAZETTE	1	1,526.00	
EFT25432	27/01/2017	MATHEW MACQUEEN	FIRE HAZARD RE INSPECTIONS	1		2,717.60
INV 603	12/12/2016	MATHEW MACQUEEN	CLACKLINE - STATIONARY AND PRINTER INK FOR FIRE BRIGADES.	1	187.60	
INV 602	12/12/2016	MATHEW MACQUEEN	CLACKLINE STANDPIPE - 24/12/16 07.30 CALL OUT RESET	1	55.00	
INV 604	11/01/2017	MATHEW MACQUEEN	HYDRANT MODEM FIRE HAZARD RE INSPECTIONS	1	2,475.00	
EFT25433	27/01/2017	MCKINLEY DEVELOPMENTS	WATERPROOFING BATHROOM AT THE NORTHAM PLAYGROUP.	1		1,000.00
INV 271	13/01/2017	MCKINLEY DEVELOPMENTS	WATERPROOFING BATHROOM AT THE NORTHAM PLAYGROUP.	1	1,000.00	
EFT25434	27/01/2017	NORTHAM BETTA HOME LIVING	COFFEE URN- NORTHAM LIBRARY	1		89.00
INV 2957083006/01/2017		NORTHAM BETTA HOME LIVING	COFFEE URN- NORTHAM LIBRARY	1	89.00	
EFT25435	27/01/2017	NORTHAM COUNTRY CLUB	SPONSORSHIP FOR NORTHAM LAWN TENNIS CLUB FOR 2016/2017.	1		500.00
INV 08	03/10/2016	NORTHAM COUNTRY CLUB	SPONSORSHIP FOR NORTHAM LAWN TENNIS CLUB FOR 2016/2017.	1	500.00	
EFT25436	27/01/2017	NORTHAM COURIER SERVICE	2 X SPILL KITS FROM GLOBAL SPILL CONTROL FREIGHT CHARGE.	1		93.50
INV DECEME31/12/2016		NORTHAM COURIER SERVICE	2 X SPILL KITS FROM GLOBAL SPILL CONTROL FREIGHT CHARGE.	1	93.50	
EFT25437	27/01/2017	NORTHAM HARDWARE	CHRISTMAS GIFT CARD FOR STAFF.	1		3,212.78
INV 337565	20/12/2016	NORTHAM HARDWARE	CHRISTMAS GIFT CARDS FOR STAFF.	1	850.00	

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INV 337566	20/12/2016	NORTHAM HARDWARE	CHRISTMAS GIFT CARD FOR STAFF.	1	2,300.00	
INV 337756	23/12/2016	NORTHAM HARDWARE	RETICULATION FITTINGS FOR BERNARD PARK	1	31.28	
INV 336442	30/11/2016	NORTHAM HARDWARE	SELF DRILLING SCREWS FOR XMAS DECORATIONS.	1	31.50	
EFT25439	27/01/2017	NORTHAM SWIMMING CLUB	KIDSPORTS FUNDING.	1		580.00
INV 222	19/01/2017	NORTHAM SWIMMING CLUB	KIDSPORTS FUNDING.	1	580.00	
EFT25440	27/01/2017	NORTHAM TOWING SERVICE	HOLDEN ASTRA TOW VEHICLE FROM VERGE 66 INKPEN STREET, NORTHAM	1		88.00
INV 205503	14/12/2016	NORTHAM TOWING SERVICE	HOLDEN ASTRA TOW VEHICLE FROM VERGE 66 INKPEN STREET, NORTHAM	1	88.00	
EFT25441	27/01/2017	NORTHAM VETERINARY CENTRE	CASTRATE CAT	1		150.00
INV 54912	02/11/2016	NORTHAM VETERINARY CENTRE	CASTRATE CAT	1	150.00	
EFT25442	27/01/2017	OFFICEWORKS SUPERSTORES PTY LTD	IPAD MINI 4 WI-FI 16 GB SILVER.	1		663.00
INV 3474145904/01/2017		OFFICEWORKS SUPERSTORES PTY LTD	STATIONERY ORDER FOR KILLARA	1	107.05	
INV 3470110123/12/2016		OFFICEWORKS SUPERSTORES PTY LTD	IPAD MINI 4 WI-FI 16 GB SILVER.	1	555.95	
EFT25443	27/01/2017	OXTER SERVICES	CEMETERY INVOICING FOR THE FORTNIGHT ENDING 9TH SEPTEMBER 2016.	1		8,913.96
INV 17508	03/01/2017	OXTER SERVICES	FOR WUNDOWIE PUBLIC TOILETS SOAP DISPENSER.	1	139.36	
INV 16901	29/07/2016	OXTER SERVICES	CEMETERY INVOICING FOR THE FORTNIGHT ENDING 29 JULY 2016	1	1,448.37	
INV 17017	26/08/2016	OXTER SERVICES	CEMETERY INVOICING FOR THE FORTNIGHT ENDING 26 AUGUST 2016.	1	1,920.66	
INV 16958	12/08/2016	OXTER SERVICES	CEMETERY INVOICING FOR THE FORTNIGHT ENDING 12 AUGUST 2016	1	1,920.66	
INV 17082	09/09/2016	OXTER SERVICES	CEMETERY INVOICING FOR THE FORTNIGHT ENDING 9TH SEPTEMBER 2016.	1	3,484.91	
EFT25444	27/01/2017	PERTH ENERGY PTY LTD	ELECTRICITY CHARGES - 182 FITZGERALD STREET STATEMENT NO 2114847 & ACCOUNT NO 601148 USAGE FROM 15/12/2016 TO 14/01/2017.	1		247.65



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INV 2114847	16/01/2017	PERTH ENERGY PTY LTD	ELECTRICITY CHARGES - 182 FITZGERALD STREET STATEMENT NO 2114847 & ACCOUNT NO 601148 USAGE FROM 15/12/2016 TO 14/01/2017.	1	247.65	
EFT25445	27/01/2017	PFD FOOD SERVICES PTY LTD	STOCK PURCHASES FOR NORTHAM POOL.	1		1,233.75
INV KD9028105	05/01/2017	PFD FOOD SERVICES PTY LTD	STOCK PURCHASES FOR NORTHAM POOL.	1	1,233.75	
EFT25446	27/01/2017	PHIL DONCON'S PAINT STORM	XMAS Mural for 2016 Xmas on Fitzgerald's.	1		3,645.00
INV 43799	16/01/2017	PHIL DONCON'S PAINT STORM	XMAS Mural for 2016 Xmas on Fitzgerald's.	1	3,645.00	
EFT25447	27/01/2017	PROFESSIONAL LOCKSERVICE	BAKERS HILL STATION - REPLACE DAMAGED DOOR LOCK	1		649.00
INV 0001524521	12/2016	PROFESSIONAL LOCKSERVICE	BAKERS HILL STATION - REPLACE DAMAGED DOOR LOCK	1	649.00	
EFT25448	27/01/2017	QUALITY PRESS	PRINTED MATERIAL FOR FIRE BRIGADES.	1		182.38
INV 133,817	25/11/2016	QUALITY PRESS	PRINTED MATERIAL FOR FIRE BRIGADES.	1	182.38	
EFT25449	27/01/2017	REGIONAL PHYSIOTHERAPY AND SPORTS INJURY CLINIC	SILVERSPORT FUNDING.	1		400.00
INV 0001526	13/01/2017	REGIONAL PHYSIOTHERAPY AND SPORTS INJURY CLINIC	SILVERSPORT FUNDING.	1	200.00	
INV 0001527	13/01/2017	REGIONAL PHYSIOTHERAPY AND SPORTS INJURY CLINIC	SILVERSPORT FUNDING	1	200.00	
EFT25450	27/01/2017	RETAIL DECISIONS (COLES)	COLES CARDS FOR DECEMBER 2016 FOR CARD HOLDERS - NICOLE HAMPTON, MILTON BROOKS, SUSAN BURLEY, BEV BULL, ALISON ROWLAND, ANGI MCCLUSKEY, CHRISTINE WATERS, VICTORIA JONES, KRISTY ROBINSON, ALYSHA MAXWELL, WENDY SOFOULIS,	1		1,878.53
INV DECEME31	12/2016	RETAIL DECISIONS (COLES)	COLES CARDS FOR DECEMBER 2016 FOR CARD HOLDERS - NICOLE HAMPTON, MILTON BROOKS, SUSAN BURLEY, BEV BULL, ALISON ROWLAND, ANGI MCCLUSKEY, CHRISTINE WATERS, VICTORIA JONES, KRISTY ROBINSON, ALYSHA MAXWELL, WENDY SOFOULIS,	1	1,878.53	
EFT25451	27/01/2017	ROAD SIGNS AUSTRALIA	ROUND POSTS & CLAMPS FOR TRAFFIC MANAGEMENT.	1		2,651.00

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INV 0003504220/12/2016		ROAD SIGNS AUSTRALIA	ROUND POSTS & CLAMPS FOR TRAFFIC MANAGEMENT.	1	2,651.00	
EFT25452	27/01/2017	ROADS2000	1.5T OF HOT BLACK ASPHALT TO BE PICKED UP BY THE SHIRE OF NORTHAM	1		231.00
INV 17405	20/01/2017	ROADS2000	1.5T OF HOT BLACK ASPHALT TO BE PICKED UP BY THE SHIRE OF NORTHAM	1	231.00	
EFT25453	27/01/2017	RONLIEEH PTY LTD T/AS AK EVANS EARTHMOVING	FIREBREAKS TO 28 SHIRE RESERVES AS PER SCOPE OF WORKS PROVIDED.	1		14,905.00
INV 15428	22/12/2016	RONLIEEH PTY LTD T/AS AK EVANS EARTHMOVING	FIREBREAKS TO 28 SHIRE RESERVES AS PER SCOPE OF WORKS PROVIDED.	1	14,905.00	
EFT25455	27/01/2017	SAMI BITUMEN TECHNOLOGIES PTY LTD	2 X 200L DRUM OF EMULSION TO BE PICKED UP BY THE SHIRE OF NORTHAM	1		594.00
INV 084970	28/10/2016	SAMI BITUMEN TECHNOLOGIES PTY LTD	2 X 200L DRUM OF EMULSION TO BE PICKED UP BY THE SHIRE OF NORTHAM	1	594.00	
EFT25456	27/01/2017	SIGMA CHEMICALS	GOOGLES TO BE SOLD AT THE SWIMMING POOL.	1		760.65
INV 97532/01	06/01/2017	SIGMA CHEMICALS	GOOGLES TO BE SOLD AT THE SWIMMING POOL.	1	760.65	
EFT25457	27/01/2017	SKILL HIRE WA PTY LTD	LABOUR HIRE - RUSSELL DEGRAY - 19/12/2016 TO 25/12/2016.	1		6,479.57
INV 390801	20/12/2016	SKILL HIRE WA PTY LTD	LABOUR HIRE - RUSSELL DEGRAY - 12/12/2016 TO 18/12/2016.	1	1,178.10	
INV 388084	25/10/2016	SKILL HIRE WA PTY LTD	LABOUR HIRE - BILLY FONTANA - 17/10/2016 - 23/10/2016.	1	1,160.78	
INV 390499	13/12/2016	SKILL HIRE WA PTY LTD	LABOUR HIRE - RUSSELL DEGRAY - 05/12/2016 TO 11/12/2016.	1	1,472.63	
INV 390167	06/12/2016	SKILL HIRE WA PTY LTD	LABOUR HIRE - RUSSELL DEGRAY - 28/11/2016 TO 04/12/2016.	1	1,160.78	
INV 391129	29/12/2016	SKILL HIRE WA PTY LTD	LABOUR HIRE - RUSSELL DEGRAY - 19/12/2016 TO 25/12/2016.	1	1,507.28	
EFT25458	27/01/2017	SLAV'S CLEANING SERVICE	NORTHAM ADMIN BUILDING. CLEANING FOR DECEMBER 2016.	1		8,807.01
INV 1072	30/12/2016	SLAV'S CLEANING SERVICE	NORTHAM ADMIN BUILDING. CLEANING FOR DECEMBER 2016.	1	8,807.01	
EFT25459	27/01/2017	SOUTHERN CROSS AUSTEREO PTY LTD	RADIO ADVERTISING FOR CAPITAL WORKS PROGRAM FOR DECEMBER 2016.	1		2,792.90
INV 7037548431/12/2016		SOUTHERN CROSS AUSTEREO PTY LTD	RADIO ADVERTISING FOR THE SHIRE OF NORTHAM FOOTPATH PROGRAM 2016	1	1,323.30	

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INV 7037548631/12/2016		SOUTHERN CROSS AUSTEREO PTY LTD	RADIO ADVERTISING FOR CAPITAL WORKS PROGRAM FOR DECEMBER 2016.	1	1,346.40	
INV 7037548531/12/2016		SOUTHERN CROSS AUSTEREO PTY LTD	RADIO ADVERTISING CHRISTMAS ON FITZGERALD.	1	123.20	
EFT25460	27/01/2017	ST JOHN AMBULANCE AUSTRALIA	FIRST AID KITS FOR VARIOUS SHIRE VEHICLES.	1		1,335.68
INV CYINV0004/01/2017		ST JOHN AMBULANCE AUSTRALIA	X2 FIRST AID BACKPACKS FOR VISITOR CENTRE	1	233.08	
INV CYINV0004/01/2017		ST JOHN AMBULANCE AUSTRALIA	FIRST AID KITS FOR VARIOUS SHIRE VEHICLES.	1	670.04	
INV CYINV0019/12/2016		ST JOHN AMBULANCE AUSTRALIA	FIRST AID KIT SERVICING	1	432.56	
EFT25461	27/01/2017	STANLEE WA	CATERING EQUIPMENT FOR RECREATION CENTRE.	1		1,519.69
INV S-10646409/01/2017		STANLEE WA	CATTERING MATERIALS FOR REC CENTRE.	1	147.84	
INV S-10637504/01/2017		STANLEE WA	CATERING EQUIPMENT FOR RECREATION CENTRE.	1	1,371.85	
EFT25462	27/01/2017	SUBWAY NORTHAM	SUBWAY PLATTERS FOR STAFF TRAINING.	1		114.00
INV 07	05/01/2017	SUBWAY NORTHAM	SUBWAY PLATTERS FOR STAFF TRAINING.	1	114.00	
EFT25463	27/01/2017	THE LIONS CLUB OF NORTHAM	STOCK PURCHASES FOR VISITORS CENTRE.	1		96.00
INV 26	14/12/2016	THE LIONS CLUB OF NORTHAM	STOCK PURCHASES FOR VISITORS CENTRE.	1	96.00	
EFT25464	27/01/2017	THE WATERSHED	HUNTER 6 STATION (NODE) 9V CONTROLLER ONLY (CODE 10067174)	1		359.04
INV 1014477417/11/2016		THE WATERSHED	HUNTER 6 STATION (NODE) 9V CONTROLLER ONLY (CODE 10067174)	1	359.04	
EFT25465	27/01/2017	THE WORKWEAR GROUP	UNIFORM FOR SUSAN DAWSON.	1		298.35
INV 0115671911/01/2017		THE WORKWEAR GROUP	UNIFORM FOR SUSAN DAWSON.	1	298.35	
EFT25466	27/01/2017	VODAFONE	MESSAGE ALERT FOR HARVEST BANS FROM 01/01/2017 TO 31/01/2017.	1		1,232.84
INV 1115066506/01/2017		VODAFONE	MESSAGE ALERT FOR HARVEST BANS FROM 01/01/2017 TO 31/01/2017.	1	1,232.84	

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EFT25467	27/01/2017	W GIBBS & SON	REMOVAL OF 8 EXISTING AIRCONDITIONING VENTS, SEAL,PATCH & PAINT & REMOVE WINDOW & SHEET PATCH & PAINT AT SES.	1		2,750.27
INV 10028	21/12/2016	W GIBBS & SON	REMOVAL OF 8 EXISTING AIRCONDITIONING VENTS, SEAL,PATCH & PAINT & REMOVE WINDOW & SHEET PATCH & PAINT AT SES.	1	2,750.27	
EFT25468	27/01/2017	WALLIS TIMBER FLOORS	NORTHAM RECREATION CENTRE. SAND FLOOR LEAVING PERMANENT LINES IN PLACE. SEAL FLOOR WITH 2 COATS SPORTS FINISH SEALER. AS PER QUOTE.	1		21,840.00
INV 1792	13/01/2017	WALLIS TIMBER FLOORS	NORTHAM RECREATION CENTRE. SAND FLOOR LEAVING PERMANENT LINES IN PLACE. SEAL FLOOR WITH 2 COATS SPORTS FINISH SEALER. AS PER QUOTE.	1	20,000.00	
INV 1792	13/01/2017	WALLIS TIMBER FLOORS	NORTHAM RECREATION CENTRE. LINE MARKING OF HOCKEY COURTS.	1	1,840.00	
EFT25469	27/01/2017	WARRICKS NEWSAGENCY	NEWSPAPERS & MAGAZINES FOR LIBRARY - DECEMBER 2016.	1		419.81
INV SN00006131/12/2016		WARRICKS NEWSAGENCY	NEWSPAPERS & AVON ADVOCATE FOR DECEMBER 2016 - SHIRE ADMIN	1	67.50	
INV SN0001731/12/2016		WARRICKS NEWSAGENCY	NEWSPAPERS FOR KILLARA - DECEMBER 2016.	1	27.30	
INV 44337	09/01/2017	WARRICKS NEWSAGENCY	4 X MARBIG HEAVY DUTY BOX FILE 75MM FOOLSCAP IN BLACK FOR CREDITORS.	1	66.12	
INV SN0017231/12/2016		WARRICKS NEWSAGENCY	NEWSPAPERS & MAGAZINES FOR LIBRARY - DECEMBER 2016.	1	160.46	
INV 44404	11/01/2017	WARRICKS NEWSAGENCY	STATIONERY FOR ADMIN.	1	98.43	
EFT25470	27/01/2017	WESTWIDE AUTO ELECTRICS AND AIR CONDITIONING	REMOTE CONTROL UNIT FOR TOWABLE SWEEPER (PN1603)	1		5,465.50
INV 6556	15/12/2016	WESTWIDE AUTO ELECTRICS AND AIR CONDITIONING	REPAIR ACCESSORY PLUG IN PN0916.	1	241.00	
INV 6558	20/12/2016	WESTWIDE AUTO ELECTRICS AND AIR CONDITIONING	REPLACE AIR CON BLOWER MOTOR IN PN0917	1	630.00	
INV 6557	19/12/2016	WESTWIDE AUTO ELECTRICS AND AIR CONDITIONING	REMOTE CONTROL UNIT FOR TOWABLE SWEEPER (PN1603)	1	1,400.00	
INV 6560	20/12/2016	WESTWIDE AUTO ELECTRICS AND AIR CONDITIONING	INSTALL UHF RADIO FROM TRADED PN1709 INTO NEW BOMAG ROLLER (PN1608)	1	351.00	



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INV 6496	30/11/2016	WESTWIDE AUTO ELECTRICS AND AIR CONDITIONING	REPAIR PN1709 NOT STARTING ON SITE X 2 VISITS	1	650.00	
INV 6583	12/01/2017	WESTWIDE AUTO ELECTRICS AND AIR CONDITIONING	REPAIR/REPLACE HEADLIGHTS ON GRADER PN0806 (N.001)	1	570.00	
INV 6561	09/01/2017	WESTWIDE AUTO ELECTRICS AND AIR CONDITIONING	REPAIR RADIO AND INSTALL 2 NEW BATTERIES (PN1222)	1	1,077.50	
INV 6486	30/11/2016	WESTWIDE AUTO ELECTRICS AND AIR CONDITIONING	REPAIR RADIO AND CHECK TAIL LIGHTS NOT WORKING PN1218	1	546.00	
EFT25471	27/01/2017	WHEATBELT OFFICE & BUSINESS MACHINES	INK CARTRIDGES FOR ADMIN & LICENCING.	1		609.80
INV 21168	12/01/2017	WHEATBELT OFFICE & BUSINESS MACHINES	INK CARTRIDGES FOR ADMIN & LICENCING.	1	609.80	
EFT25472	27/01/2017	WHEATBELT SAFETYWEAR	BROADBRIMMED HATS FOR SWIMMING POOL STAFF.	1		70.00
INV 7145	16/12/2016	WHEATBELT SAFETYWEAR	BROADBRIMMED HATS FOR SWIMMING POOL STAFF.	1	70.00	
34664	10/01/2017	LAUREL JOY JOHNSTON	CROSSOVER REBATE FOR 8 AGETT WAY NORTHAM.	1		500.00
INV RR2112221/12/2016		LAUREL JOY JOHNSTON	CROSSOVER REBATE FOR 8 AGETT WAY NORTHAM.	1	500.00	
34665	10/01/2017	PETTY CASH	PETTY CASH RECOUP FOR SHIRE ADMIN BUILDING FROM 18/10/2016 TO 04/01/2017.	1		352.35
INV P/C ADM04/01/2017		PETTY CASH	PETTY CASH RECOUP FOR SHIRE ADMIN BUILDING FROM 18/10/2016 TO 04/01/2017.	1	352.35	
34666	10/01/2017	SHIRE OF NORTHAM	FOOD BUSINESS REGISTRATION HIGH RISK 32 - KILLARA DAY CARE & RESPITE CENTRE EXP 31/12/2017.	1		285.00
INV 17665	14/12/2016	SHIRE OF NORTHAM	FOOD BUSINESS REGISTRATION HIGH RISK 32 - KILLARA DAY CARE & RESPITE CENTRE EXP 31/12/2017.	1	285.00	
34667	10/01/2017	SYNERGY	SHIRE ADMIN BUILDING 17/11/2016 TO 15/12/2016	1		4,750.20
INV 1819945015/12/2016		SYNERGY	KILLARA NEW BUILDING 17/11/2016 TO 15/12/2016.		880.25	
INV 9168227516/12/2016		SYNERGY	WUNDOWIE TENNIS CLUB 19/10/2016 TO 16/12/2016		61.60	
INV 3053076116/12/2016		SYNERGY	LOT 410 KURINGAL RD WUNDOWIE 19/10/2016 TO 16/12/2016		28.70	
INV 3006770716/12/2016		SYNERGY	WUNDOWIE FOOTY PAVILLION 19/10/2016 TO 16/12/2016		91.30	
INV 3706392316/12/2016		SYNERGY	WUNDOWIE TOWN HALL 19/10/2016 TO 16/12/2016		385.00	

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INV 4449973016/12/2016		SYNERGY	WUNDOWIE LIBRARY 19/10/2016 TO 16/12/2016		399.25	
INV 1422759516/12/2016		SYNERGY	WUNDOWIE OVAL 19/10/2016 TO 16/12/2016		150.70	
INV 9626429916/12/2016		SYNERGY	MEDICAL CENTRE 19/10/2016 TO 16/12/2016		26.75	
INV 0353464120/12/2016		SYNERGY	HOOPER PARK GEH B/HILL 7/11/2016 TO 20/12/2016		77.55	
INV 7968413415/12/2016		SYNERGY	SHIRE ADMIN BUILDING 17/11/2016 TO 15/12/2016		1,727.90	
INV 9812925715/12/2016		SYNERGY	BAKERS HILL REC CENTRE 07/11/2016 TO 15/12/2016		66.30	
INV 1640077116/12/2016		SYNERGY	WUNDOWIE DEPOT - 07/11/2016 TO 16/12/2016.	1	854.90	
34668	10/01/2017	TELSTRA CORPORATION	VARIOUS MOBILE ACCOUNTS 28/12/2016 TO 27/01/2017.	1		2,456.12
INV 1342948225/12/2016		TELSTRA CORPORATION	VARIOUS MOBILE ACCOUNT 25/1/2016 TO 24/1/2016.		1,069.67	
INV 2726008928/12/2016		TELSTRA CORPORATION	VARIOUS MOBILE ACCOUNTS 28/12/2016 TO 27/01/2017.		1,386.45	
34669	10/01/2017	WATER CORPORATION	STANDPIPE AT CLARKE ST - 22/9/2016 TO 21/11/2016.	1		246.75
INV 9022053214/12/2016		WATER CORPORATION	STANDPIPE AT CLARKE ST - 22/9/2016 TO 21/11/2016.	1	246.75	
34670	13/01/2017	SHIRE OF NORTHAM	6 MONTHS REGISTRATION ON PN1402 - N.3333.	1		1,518.25
INV N.3333	20/12/2016	SHIRE OF NORTHAM	6 MONTHS REGISTRATION ON PN1402 - N.3333.	1	202.60	
INV N10721	20/12/2016	SHIRE OF NORTHAM	6 MONTHS REGISTRATION ON N10721 - PN1404.	1	202.60	
INV N.007	20/12/2016	SHIRE OF NORTHAM	3 MONTHS REGISTRATION ON N.007 - PN0914.	1	103.10	
INV KILLAR/20/12/2016		SHIRE OF NORTHAM	6 MONTHS REGISTRATION OF KILLARA	1	202.60	
INV N10938	20/12/2016	SHIRE OF NORTHAM	6 MONTHS REGISTRATION FOR N10938 - PN1401.	1	189.65	
INV N.2482	19/12/2016	SHIRE OF NORTHAM	6 MONTHS REGISTRATION PN2482 - N.2482.	1	22.85	
INV N9467	20/12/2016	SHIRE OF NORTHAM	6 MONTHS REGISTRATION N9467 - PN1403.	1	202.60	
INV N11069	20/12/2016	SHIRE OF NORTHAM	6 MONTHS REGISTRATION N11069 - PN1409.	1	202.60	
INV N10709	20/12/2016	SHIRE OF NORTHAM	6 MONTHS REGISTRATION N10709 - PN1205.	1	189.65	
34671	13/01/2017	SYNERGY	ELECTRICITY FOR WUNDOWIE OVAL PUMP - 18/10/2016 TO 14/12/2016.	1		1,188.65

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INV 3619900321/12/2016		SYNERGY	ELECTRICITY FOR WUNDOWIE OVAL PUMP - 18/10/2016 TO 14/12/2016.	1	1,188.65	
34672	13/01/2017	WATER CORPORATION	TOILETS AT KATRINE RD - 02/11/2016 TO 03/01/2017.	1		6.77
INV 9007945104/01/2017		WATER CORPORATION	TOILETS AT KATRINE RD - 02/11/2016 TO 03/01/2017.	1	6.77	
34673	27/01/2017	WATER CORPORATION	NEW LICENCE FOR RESERVE 25729 GT EASTERN HIGHWAY BURLONG - WASTE WATER TREATMENT PLANT.	1		1,540.00
INV 2009 013109/12/2016		WATER CORPORATION	NEW LICENCE FOR RESERVE 25729 GT EASTERN HIGHWAY BURLONG - WASTE WATER TREATMENT PLANT.	1	1,540.00	
34674	27/01/2017	RUMBALARRA	LIBRARY PROGRAM CATERING- SEPTEMBER 2016	1		147.00
INV 10806	07/09/2016	RUMBALARRA	LIBRARY PROGRAM CATERING- SEPTEMBER 2016	1	147.00	
34675	27/01/2017	SHIRE OF NORTHAM	VEHICLE REGISTRATION FOR PN1607 - TO BRING INTO LINE WITH BULK REGISTRATIONS.	1		173.05
INV N577	05/01/2017	SHIRE OF NORTHAM	VEHICLE REGISTRATION FOR PN1607 - TO BRING INTO LINE WITH BULK REGISTRATIONS.	1	173.05	
34676	27/01/2017	SYNERGY	ELECTRICITY FOR VARIOUS SHIRE BUILDINGS - 05/12/2016 TO 05/01/2017.	1		15,764.59
INV 0929125209/01/2017		SYNERGY	GRASS VALLEY OVAL 07/11/2016 TO 09/01/2017.	1	30.60	
INV 9414532309/01/2017		SYNERGY	GRASS VALLEY FIRE SHED 07/11/2016 TO 09/01/2017.	1	152.10	
INV 7471705310/01/2017		SYNERGY	SKATE PARK 08/11/2016 TO 10/11/2017.	1	37.00	
INV 5140678110/01/2017		SYNERGY	BERT HAWKE OVAL RETICULATION 08/11/2016 TO 10/01/2017.	1	28.60	
INV 1365377412/01/2017		SYNERGY	AIRPORT 10/11/2016 TO 12/01/2017.	1	2,163.05	
INV 7921766205/01/2017		SYNERGY	ELECTRICITY FOR VARIOUS SHIRE BUILDINGS - 05/12/2016 TO 05/01/2017.	1	13,353.24	
34677	27/01/2017	TELSTRA CORPORATION	MAINLINE PHONE ACCOUNT 05/01/2017 TO 04/02/2017.	1		5,197.44
INV 6305302927/12/2016		TELSTRA CORPORATION	BAKERS HILL BFB 23/12/2016 TO 22/01/2017.		31.13	
INV 3864754812/01/2017		TELSTRA CORPORATION	HENRY ST OVAL 05/01/2016 TO 04/02/2017.		72.32	
INV 2773735012/01/2017		TELSTRA CORPORATION	SES BUILDING 05/01/2017 TO 04/02/2017.		406.24	

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INV 9026075025/01/2017		TELSTRA CORPORATION	MAINLINE PHONE ACCOUNT 05/01/2017 TO 04/02/2017.		4,687.75	
34678	27/01/2017	WATER CORPORATION	BERNARD PARK 10/11/2016 to 11/01/2017.	1		15,460.68
INV 9007907212/01/2017		WATER CORPORATION	WATER CHARGES - 182 FITZGERALD STREET 10/11/2016 TO 11/01/2017.	1	346.27	
INV 9007948405/01/2017		WATER CORPORATION	IRISHTOWN AGRICULTURAL HALL 03/03/2016 to 04/01/2017.	1	4.51	
INV 9007948305/01/2017		WATER CORPORATION	STANDPIPE AT IRISHTOWN RD 03/11/2016 to 04/01/2017.	1	40.44	
INV 9007948205/01/2017		WATER CORPORATION	STANDPIPE AT KATRINE RD 03/11/2016 to 04/01/2017.	1	42.69	
INV 9007946104/01/2017		WATER CORPORATION	STANDPIPE AT SPENCERS BROOK RD 03/11/2016 to 03/01/2017.	1	38.18	
INV 9007945604/01/2017		WATER CORPORATION	STANDPIPE NORTHAM-TOODYAY RD 02/03/2016 to 03/01/2017.	1	38.18	
INV 9007945312/01/2017		WATER CORPORATION	STANDPIPE AT MEENAAR T/S GEH 11/11/2016 to 11/01/2017	1	38.18	
INV 9007929412/01/2017		WATER CORPORATION	AVON MALL 10/11/2016 to 11/01/2017.	1	1,273.21	
INV 9012642712/01/2017		WATER CORPORATION	GARDEN AT NIND ST 10/11/2016 to 11/01/2017.	1	2.26	
INV 9007913513/01/2017		WATER CORPORATION	DEPOT AT 116 PEEL TCE 15/11/2016 to 12/01/2017.	1	277.49	
INV 9007913113/01/2017		WATER CORPORATION	DEPOT BUILDING 67 BYFIELD ST 15/11/2016 to 12/01/2017.	1	203.04	
INV 9007909711/01/2017		WATER CORPORATION	JUBILEE OVAL 09/11/2016 to 10/01/2017.	1	501.56	
INV 9007909711/01/2017		WATER CORPORATION	SES BUILDING 09/11/2016 to 10/01/2017.	1	49.63	
INV 9007908611/01/2017		WATER CORPORATION	KILLARA 09/11/2016 to 10/01/2017	1	1,718.43	
INV 9007908111/01/2017		WATER CORPORATION	TRAFFIC ISLANDS 09/11/2016 to 10/01/2017.	1	31.58	
INV 9007908011/01/2017		WATER CORPORATION	OLD GIRLS SCHOOL 09/11/2016 to 10/01/2017.	1	59.96	
INV 9007908011/01/2017		WATER CORPORATION	OLD POST OFFICE BUILDING 09/11/2016 to 10/01/2017.	1	114.11	
INV 9011070412/01/2017		WATER CORPORATION	SNACKBAR AT GREY ST 01/01/2017 to 28/02/2017.	1	181.51	
INV 9007907412/01/2017		WATER CORPORATION	BERNARD PARK PLAYCENTRE 10/11/2016 to 11/01/2017.	1	343.11	
INV 9007907412/01/2017		WATER CORPORATION	BERNARD PARK 10/11/2016 to 11/01/2017.	1	3,708.31	
INV 9007907312/01/2017		WATER CORPORATION	RIVERBANK TO BROOME TCE 10/11/2016 to 11/01/2017.	1	2.26	
INV 9007906911/01/2017		WATER CORPORATION	OLD INFANT HEALTH CLINIC 09/11/2016 to 10/01/2017.	1	54.30	



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INV 9007906711/01/2017		WATER CORPORATION	OLD FIRE STATION 08/11/2016 to 10/01/2017.	1	355.50	
INV 9007904012/01/2017		WATER CORPORATION	LIBRARY 10/11/2016 to 11/01/2017	1	71.24	
INV 9007904012/01/2017		WATER CORPORATION	OLD TOWN BUILDING 10/11/2016 to 11/01/2017	1	884.51	
INV 9007904012/01/2017		WATER CORPORATION	MEMORIAL HALL 10/11/2016 to 11/01/2017	1	247.39	
INV 9007903912/01/2017		WATER CORPORATION	ST JOHN'S HALL 10/11/2016 to 11/01/2017	1	141.22	
INV 9007903710/01/2017		WATER CORPORATION	TOWN & LESSER HALL 05/11/2016 to 09/01/2017.	1	239.12	
INV 9007901709/01/2017		WATER CORPORATION	PURSLOWE PARK 05/11/2016 to 06/01/2017.	1	1,139.28	
INV 9007901609/01/2017		WATER CORPORATION	RAILWAY MUSEUM 04/11/2016 to 06/01/2017.	1	161.57	
INV 9007901104/01/2017		WATER CORPORATION	PLAYGROUND MORRELL STREET 02/11/2016 to 03/01/2017.	1	920.45	
INV 9008729812/01/2017		WATER CORPORATION	VISITORS CENTRE 10/11/2016 to 11/01/2017.	1	1,018.72	
INV 9008729709/01/2017		WATER CORPORATION	SHIRE ADMIN 04/11/2016 to 06/01/2017.	1	1,174.29	
INV 9007951312/01/2017		WATER CORPORATION	STANDPIPE AT MEENAAR SOUTH RD 11/11/2016 to 11/01/2017	1	38.18	
34679	27/01/2017	WESTNET PTY LTD	HOSTING EMAIL PROTECTION RECURRING FOR THE PERIOD 31/12/2016 TO 31/12/2017.	1		119.00
INV 8568628217/01/2017		WESTNET PTY LTD	HOSTING EMAIL PROTECTION RECURRING FOR THE PERIOD 31/12/2016 TO 31/12/2017.	1	119.00	
DD10776.1	09/01/2017	BANKWEST	DANIEL HENRIKSEN MASTERCARD 23/11/16 TO 20/12/16	1		3,107.22
INV R RAYSC09/01/2017		BANKWEST	ROSS RAYSON MASTERCARD 23/11/16 TO 20/12/16	1	856.23	
INV C KLEYN09/01/2017		BANKWEST	CLINTON KLEYNHANS MASTERCARD 23/11/16 TO 20/12/16	1	712.97	
INV J WHITE.09/01/2017		BANKWEST	JASON WHITEAKER MASTERCARD 23/11/16 TO 20/12/16	1	109.46	
INV C HUNT 09/01/2017		BANKWEST	CHADD HUNT MASTERCARD 23/11/16 TO 20/12/16	1	41.70	
INV C YOUNG09/01/2017		BANKWEST	COLIN YOUNG MASTERCARD 23/11/16 TO 20/12/16	1	956.00	
INV D HENRI09/01/2017		BANKWEST	DANIEL HENRIKSEN MASTERCARD 23/11/16 TO 20/12/16	1	430.86	
DD10789.1	10/01/2017	WA SUPER	Payroll deductions	1		25,708.59
INV SUPER	10/01/2017	WA SUPER	Superannuation contributions	1	22,047.91	

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INV DEDUCT10/01/2017		WA SUPER	Payroll deductions	1	2,786.43	
INV DEDUCT10/01/2017		WA SUPER	Payroll deductions	1	128.43	
INV DEDUCT10/01/2017		WA SUPER	Payroll deductions	1	36.87	
INV DEDUCT10/01/2017		WA SUPER	Payroll deductions	1	25.00	
INV DEDUCT10/01/2017		WA SUPER	Payroll deductions	1	510.13	
INV DEDUCT10/01/2017		WA SUPER	Payroll deductions	1	43.53	
INV DEDUCT10/01/2017		WA SUPER	Payroll deductions	1	30.29	
INV DEDUCT10/01/2017		WA SUPER	Payroll deductions	1	100.00	
DD10789.2	10/01/2017	AMG UNIVERSAL SUPER	Superannuation contributions	1		353.50
INV SUPER	10/01/2017	AMG UNIVERSAL SUPER	Superannuation contributions	1	353.50	
DD10789.3	10/01/2017	QSUPER	Superannuation contributions	1		183.81
INV SUPER	10/01/2017	QSUPER	Superannuation contributions	1	183.81	
DD10789.4	10/01/2017	CHRISTIAN SUPER	Superannuation contributions	1		162.73
INV SUPER	10/01/2017	CHRISTIAN SUPER	Superannuation contributions	1	162.73	
DD10789.5	10/01/2017	BENDIGO SMART START SUPER	Superannuation contributions	1		182.27
INV SUPER	10/01/2017	BENDIGO SMART START SUPER	Superannuation contributions	1	182.27	
DD10789.6	10/01/2017	VISION SUPER	Superannuation contributions	1		184.02
INV SUPER	10/01/2017	VISION SUPER	Superannuation contributions	1	184.02	
DD10789.7	10/01/2017	HOSTPLUS SUPER	Superannuation contributions	1		759.34
INV SUPER	10/01/2017	HOSTPLUS SUPER	Superannuation contributions	1	759.34	
DD10789.8	10/01/2017	HESTA SUPER FUND	Superannuation contributions	1		95.01
INV SUPER	10/01/2017	HESTA SUPER FUND	Superannuation contributions	1	95.01	

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DD10789.9	10/01/2017	RECRUITMENT SUPER	Superannuation contributions	1		159.41
INV SUPER	10/01/2017	RECRUITMENT SUPER	Superannuation contributions	1	159.41	
DD10827.1	24/01/2017	WA SUPER	Payroll deductions	1		26,434.82
INV SUPER	24/01/2017	WA SUPER	Superannuation contributions	1	22,795.36	
INV DEDUCT24/01/2017	24/01/2017	WA SUPER	Payroll deductions	1	2,839.70	
INV DEDUCT24/01/2017	24/01/2017	WA SUPER	Payroll deductions	1	130.04	
INV DEDUCT24/01/2017	24/01/2017	WA SUPER	Payroll deductions	1	36.28	
INV DEDUCT24/01/2017	24/01/2017	WA SUPER	Payroll deductions	1	25.00	
INV DEDUCT24/01/2017	24/01/2017	WA SUPER	Payroll deductions	1	434.62	
INV DEDUCT24/01/2017	24/01/2017	WA SUPER	Payroll deductions	1	43.53	
INV DEDUCT24/01/2017	24/01/2017	WA SUPER	Payroll deductions	1	30.29	
INV DEDUCT24/01/2017	24/01/2017	WA SUPER	Payroll deductions	1	100.00	
DD10827.2	24/01/2017	AMG UNIVERSAL SUPER	Superannuation contributions	1		355.77
INV SUPER	24/01/2017	AMG UNIVERSAL SUPER	Superannuation contributions	1	355.77	
DD10827.3	24/01/2017	QSUPER	Superannuation contributions	1		184.39
INV SUPER	24/01/2017	QSUPER	Superannuation contributions	1	184.39	
DD10827.4	24/01/2017	CHRISTIAN SUPER	Superannuation contributions	1		166.80
INV SUPER	24/01/2017	CHRISTIAN SUPER	Superannuation contributions	1	166.80	
DD10827.5	24/01/2017	BENDIGO SMART START SUPER	Superannuation contributions	1		185.11
INV SUPER	24/01/2017	BENDIGO SMART START SUPER	Superannuation contributions	1	185.11	
DD10827.6	24/01/2017	VISION SUPER	Superannuation contributions	1		185.01
INV SUPER	24/01/2017	VISION SUPER	Superannuation contributions	1	185.01	

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DD10827.7	24/01/2017	HSTPLUS SUPER	Superannuation contributions	1		770.05
INV SUPER	24/01/2017	HSTPLUS SUPER	Superannuation contributions	1	770.05	
DD10827.8	24/01/2017	HESTA SUPER FUND	Superannuation contributions	1		74.94
INV SUPER	24/01/2017	HESTA SUPER FUND	Superannuation contributions	1	74.94	
DD10827.9	24/01/2017	RECRUITMENT SUPER	Superannuation contributions	1		186.63
INV SUPER	24/01/2017	RECRUITMENT SUPER	Superannuation contributions	1	186.63	
DD10789.10	10/01/2017	AUSTRALIAN SUPER PTY LTD	Superannuation contributions	1		1,862.79
INV SUPER	10/01/2017	AUSTRALIAN SUPER PTY LTD	Superannuation contributions	1	1,862.79	
DD10789.11	10/01/2017	REST INDUSTRY SUPER	Superannuation contributions	1		493.01
INV SUPER	10/01/2017	REST INDUSTRY SUPER	Superannuation contributions	1	493.01	
DD10789.12	10/01/2017	CONCEPT ONE THE INDUSTRY SUPERANNUATION FUND	Superannuation contributions	1		190.11
INV SUPER	10/01/2017	CONCEPT ONE THE INDUSTRY SUPERANNUATION FUND	Superannuation contributions	1	190.11	
DD10789.13	10/01/2017	ZURICH AUSTRALIA LIMITED	Superannuation contributions	1		249.31
INV SUPER	10/01/2017	ZURICH AUSTRALIA LIMITED	Superannuation contributions	1	249.31	
DD10789.14	10/01/2017	(THE QUEENSLAND LOCAL GOVERNMENT SUPERANNUATION BOARD) LG SUPER	Superannuation contributions	1		281.35
INV SUPER	10/01/2017	(THE QUEENSLAND LOCAL GOVERNMENT SUPERANNUATION BOARD) LG SUPER	Superannuation contributions	1	281.35	
DD10789.15	10/01/2017	AMP LIFE LIMITED	Superannuation contributions	1		498.11
INV SUPER	10/01/2017	AMP LIFE LIMITED	Superannuation contributions	1	498.11	
DD10789.16	10/01/2017	EWRAP SUPER	Superannuation contributions	1		143.36
INV SUPER	10/01/2017	EWRAP SUPER	Superannuation contributions	1	143.36	



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DD10789.17	10/01/2017	SUNSUPER	Superannuation contributions	1		399.50
INV SUPER	10/01/2017	SUNSUPER	Superannuation contributions	1	399.50	
DD10827.10	24/01/2017	AUSTRALIAN SUPER PTY LTD	Superannuation contributions	1		1,959.11
INV SUPER	24/01/2017	AUSTRALIAN SUPER PTY LTD	Superannuation contributions	1	1,959.11	
DD10827.11	24/01/2017	REST INDUSTRY SUPER	Superannuation contributions	1		471.14
INV SUPER	24/01/2017	REST INDUSTRY SUPER	Superannuation contributions	1	471.14	
DD10827.12	24/01/2017	CONCEPT ONE THE INDUSTRY SUPERANNUATION FUND	Superannuation contributions	1		194.36
INV SUPER	24/01/2017	CONCEPT ONE THE INDUSTRY SUPERANNUATION FUND	Superannuation contributions	1	194.36	
DD10827.13	24/01/2017	ZURICH AUSTRALIA LIMITED	Superannuation contributions	1		249.31
INV SUPER	24/01/2017	ZURICH AUSTRALIA LIMITED	Superannuation contributions	1	249.31	
DD10827.14	24/01/2017	(THE QUEENSLAND LOCAL GOVERNMENT SUPERANNUATION BOARD) LG SUPER	Superannuation contributions	1		281.35
INV SUPER	24/01/2017	(THE QUEENSLAND LOCAL GOVERNMENT SUPERANNUATION BOARD) LG SUPER	Superannuation contributions	1	281.35	
DD10827.15	24/01/2017	AMP LIFE LIMITED	Superannuation contributions	1		457.10
INV SUPER	24/01/2017	AMP LIFE LIMITED	Superannuation contributions	1	457.10	
DD10827.16	24/01/2017	EWRAP SUPER	Superannuation contributions	1		125.85
INV SUPER	24/01/2017	EWRAP SUPER	Superannuation contributions	1	125.85	
DD10827.17	24/01/2017	SUNSUPER	Superannuation contributions	1		374.47
INV SUPER	24/01/2017	SUNSUPER	Superannuation contributions	1	374.47	

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REPORT TOTALS

Bank Code	Bank Name	TOTAL
1	MUNI FUND	1,266,140.73
2	TRUST FUND	27,426.39
TOTAL		1,293,567.12

**Payment dates 1<sup>st</sup> January 2017 to 30<sup>th</sup> January 2017**

- Municipal Fund payment cheque numbers 34664 to 34679 total \$49,705.85
- Trust Fund payment cheque numbers 1986 to 1989 total \$3,926.39

Electronic Funds Transfer

- Municipal Fund EFT25272 to EFT25472 total \$1,148,765.23
- Trust Fund \$23,500.00.

Direct Debits total \$67,669.65

All have been made in accordance with delegated authority reference number (M/F/F/Regs LGA 1995 S5.42)

Month	Cheques 2016/17	EFT Payments 2016/17	Direct Debits 2016/17	Payroll 2016/17	Total Payments 2016/17
July	\$ 140,303.80	\$ 1,735,888.57	\$ 59,904.45	\$ 385,392.90	\$ 2,321,489.72
August	\$ 136,849.26	\$ 1,446,763.64	\$ 62,959.52	\$ 388,948.80	\$ 2,035,521.22
September	\$ 130,673.61	\$ 1,173,159.47	\$ 73,153.18	\$ 409,601.96	\$ 1,786,588.22
October	\$ 92,486.94	\$ 1,919,410.46	\$ 62,022.40	\$ 415,528.34	\$ 2,489,448.14
November	\$ 87,367.01	\$ 1,829,179.68	\$ 95,725.27	\$ 394,750.69	\$ 2,407,022.65
December	\$ 99,569.96	\$ 1,482,023.73	\$ 68,860.47	\$ 618,407.99	\$ 2,268,862.15
January	\$ 53,632.24	\$ 1,172,265.23	\$ 67,669.65	\$ 430,022.95	\$ 1,723,590.07
February					\$ -
March					\$ -
April					\$ -
May					\$ -
June					\$ -
<b>Total</b>	<b>\$740,882.82</b>	<b>\$10,758,690.78</b>	<b>\$490,294.94</b>	<b>\$3,042,653.63</b>	<b>\$15,032,522.17</b>

The Following table presents all payments made for the month from Council Credit cards paid by Direct Debit 10776.1

<b>Summary Credit Card Payments</b>	<b>\$</b>	<b>Total</b>
<b>Executive Manager Engineering Services</b>		
SHIRE OF NORTHAM - LICENCE PN1605	241.65	
SHIRE OF NORTHAM - LICENCE PN1605	37.40	
PUMA ENERGY EL CABALLO	70.07	
LIQUOR BARONS NORTHAM - STAFF BARBEQUE	93.98	
COLES NORTHAM - STAFF BARBEQUE	52.80	
COLES NORTHAM - STAFF BARBEQUE	78.27	
BP THE LAKES	74.35	
BP BELLEVUE 6209	64.45	<b>712.97</b>
<b>Executive Manager Corporate Services</b>		
SARAH'S FLOWER - ZOE MACDONALD FLOWERS	97.40	
TRYBOOKING - CODEY REDMOND STAFF TRAINING RATES	880.60	
RYDGES KALGOORLIE CREDIT - CHERYL GREENOUGH	-22.00	<b>956.00</b>
<b>Community Emergency Services Manager</b>		
LONE WOLF TRADING-AVON BROOK WINES -TRAINING	122.00	
RED ROOSTER NORTHAM FOOD FOR FIRE FIGHTERS - INC349156	101.66	
SUBWAY NORTHAM -NORTHAM/YORK RD FIRE -INC# 349790	207.20	<b>430.86</b>
<b>Executive Manager Community Services</b>		
FACE BOOK ADVERTISING	16.56	
FACE BOOK ADVERTISING	194.08	
ADOBE CREATIVE CLOUD - PHOTOSHOP MONTHLY PAYMENT	76.98	
COLES MYER GIFT CARDS-COMMUNITY PRIZE	250.00	
RED DOT	228.61	
TELSTRA - INTERNET AT SWIMMING POOL	90.00	<b>856.23</b>
<b>Executive Manager Development Services</b>		
SHIRE OF NORTHAM - PLATE CHANGE	41.70	<b>41.70</b>
<b>Chief Executive Officer</b>		
SUBWAY -STAFF TRAINING	82.00	
PRZCHARGE.PREZI.COM	26.67	
BANK FEES -FOREIGN TRANSACTION FEE	0.79	<b>109.46</b>
<b>Total Credit Card Expenditure</b>		<b>\$3,107.22</b>



CERTIFICATION OF THE PRESIDENT

I hereby certify that this schedule of account covering vouchers and electronic fund transfer payments as per above and totalling \$1,723,590.07 was submitted to the Ordinary Meeting of Council on Wednesday, 15 February 2017.

\_\_\_\_\_ CERTIFICATION OF THE PRESIDENT

CERTIFICATION OF THE CHIEF EXECUTIVE OFFICER

This schedule of accounts paid covering vouchers and electronic funds transfer payments as per above and totalling \$1,723,590.07 was submitted to each member of the Council on Wednesday, 15 February 2017, has been checked and is fully supported by vouchers and invoices which are submitted herewith and which have been duly certified as to the receipt of goods and the rendition of services and as to prices, computations and casting and the amounts shown are due for payment.

\_\_\_\_\_ CHIEF EXECUTIVE OFFICER

## 12.4.2 Financial Statement to 31 December 2016

<b>Address:</b>	N/A
<b>Owner:</b>	N/A
<b>File Reference:</b>	2.1.3.4
<b>Reporting Officer:</b>	Zoe Macdonald Accountant
<b>Responsible Officer:</b>	Colin Young Executive Manager Corporate Services
<b>Voting Requirement</b>	Simple Majority

### BRIEF

For Council to receive the Financial Statement for the period ending 31 December 2016.

### ATTACHMENTS

Attachment 1: Financial Statement.

### BACKGROUND / DETAILS

The reporting of monthly financial information is a requirement under section 6.4 of the Local Government Act 1995, and Regulation 34 of the Local Government (Financial Management) Regulations.

The Statement of Financial Activity for the period ending 31 December 2016 is included as Attachment 1 to this Agenda and includes the following reports:

- Statement of Financial Activity;
- Operating Statements;
- Balance Sheet;
- Acquisition of Assets;
- Disposal of Assets;
- Information on Borrowings;
- Reserves; and
- Net Current Assets.

The report includes a summary of the financial position along with comments relating to the statements. If Councillors wish to discuss the report contents or any other matters relating to this please contact Council Finance staff prior to the meeting.

### **Notes to the Financial Statements (items in bold represent new notes)**

### Operating Income

1. Governance is over budget by \$44,249 due predominantly to unbudgeted payments from the Australian Government for maternity leave of \$18,801, Western Power Outage refund of \$5,975, the receipt of an unbudgeted Long Service Leave Contribution of \$13,517 **and an additional Insurance rebate of \$1,658.**
2. General Purpose funding is over budget by \$47,168 due predominantly to interim rates levied on the Mauravillo Estate (timing)
3. Law Order and Public Safety is over budget by \$16,040 due to additional DFES Grant received.
4. **Health is over budget by \$23,175 due to increased Health Licenses of \$11,669 and house demolition of \$10,076.**
5. **Education and Welfare are over budget by \$22,360, predominantly being additional HACC funding of \$37,996.**
6. **Community Amenities Income is over budget by \$41,434 due to residential bin fees of \$10,643 and additional Old Quarry tipping fees of \$31,949.**
7. **Rec and Culture Income is under budget by \$26,749, due to admission charges at Northam Pool and Wundowie Pool being lower than budgeted.**
8. Transport is under by \$61,929 due to the timing of Main Roads funding timing and Subdivision Contributions timing
9. Economic Services is over budget by \$7,661 predominantly timing of revenue recovered for the reticulation systems
10. Other Property & Services over budget \$27,170 due predominantly to the timing of private works income.

### Operating Expenditure

11. Governance is under budget 19.5% due to the timing of the items represented below;
  - Consultants are under budget by \$54,152.
  - Salaries under budget by \$54,152.
  - **Meeting Fees are under budget by \$16,778**
12. General purpose funding expenditure is \$46,203 over budget due to valuations relating to the GRV revaluation carried out during 2015/2016 and will require a budget amendment during the budget review process.
13. Law, Order and Public Safety is over budget by 15.34% predominantly relating to the items disclosed below;
  - There was a significant Loss on the sale of the Fire Trucks of \$86,113 that was unbudgeted (non-cash)
  - Standpipe expenses over budget \$23,151
14. **Education and Welfare are under budget 6.70%, predominantly relating to the timing of Killara Salaries \$24,912, consumables are under budget by \$11,031, depreciation is \$7,295 lower than budget.**

15. Community Amenities is under budget \$346,086 due to the following items
- Street bin maintenance \$13,672
  - Septage pond maintenance of \$31,162
  - **Septage Pond Dividends \$25,000**
  - **Drainage Management \$22,540**
  - **Town Planning Salaries \$25,294**
  - Refuse collection contract costs \$8,262
  - Rubbish Site Maintenance has a timing shortfall of \$169,219
  - Regional verge bins expense of \$38,473, slower than budgeted uptake of new service.
16. Transport expenditure is under budget by \$154,467 due predominantly to lower than anticipated depreciation charges following the Fair Valuation adjustment, non-cash
17. Other Economic Services is under budget \$109,166 represented by the items presented below;
- **Festivals and events are under budget by \$22,494**
    - Reticulation system maintenance under budget by \$19,055
    - Main street heritage by \$8,953.
    - Salaries Visitor Centre \$28,885
    - Council Property Maintenance \$13,727
    - Salaries Building Services \$11,264, timing rectifies December
18. Other Property and Services is over budget \$36,802 due to the items presented below;
- Parts and repairs are over budget by \$31,878

#### **Operating Income by Nature and Type**

19. Other revenue is under budget by \$54,346 predominantly due to timing differences with legal fee recovery, DFES overspend budget recovery \$25,000.

#### **Operating Expenditure by Nature and Type**

20. Materials and contracts are under budget by 21%, due predominantly to the timing of expenditure relating to the Avon Waste and site maintenance for the operation of Councils waste facility by \$351,402
- Consultants \$54,152
  - Northam Pool Operating Expenses \$29,175
  - Jubilee Pavillion \$21,094.
  - Street Lighting \$24,000
  - Street Trees \$26,626
  - Festivals and Events \$22,494
21. Utility charges are under budget by \$74,570, relating to the timing of the expenditure.
22. Depreciation expenditure is under budget \$64,913, (non-cash)
23. Insurance expenses is over budget by \$19,696 due to the timing of creditor's invoices.



24. Interest Expenditure is under budget \$30,402 (timing).  
 25. Other expenditure is over budget \$187,079, community sponsorship \$16,245 Landgate valuations \$81,374, fair, members expenses \$6,759 DFES trade in \$28,352, aged accommodation expenses \$6,504, **community sponsorship \$11,121** timing of Chamber of Commerce Area Promotion \$30,000.

Non-Operating Expenditure

26. Capital purchases are under budget by \$26,262, this relates to timing of expenditure, with the exception of the items disclosed below. At this stage it is not expected to affect the end of year position. Projects will be monitored as the year progresses to access budget expenditure.

Capital Expenditure Item reporting

<b>ACQUISITION OF ASSETS</b>	<b>16/17 Budget \$</b>	<b>Ytd Actual \$</b>
The following assets have been acquired during the period under review and are currently identified as exceeding budget		
The budgets for these items will be adjusted during the Budget Review		
<b><u>By Program</u></b>		
<b>Community Amenities</b>		
Bernard Park Drainage	550,544	605,155
<b>Transport</b>		
Roads RRG Job 3522 Southern Brook Road	106,047	247,692

**CONSIDERATIONS**

**Strategic Community / Corporate Business Plan**

- Objective G2: Improve organisational capability and capacity.  
 Strategy G2.3: Operate / manage organisation in a financially sustainable manner.

**Financial / Resource Implications**

The Statement of Accounts have been prepared in accordance with Council's 2016/17 Budget.

**Legislative Compliance**

Section 6.4 and 6.26(2)(g) of the Local Government Act.  
Local Government (Financial Management) Regulations 1996

**Policy Implications**

Nil.

**Stakeholder Engagement / Consultation**

Not applicable.

**Risk Implications**

Nil.

**OFFICER'S COMMENT**

Nil.

**RECOMMENDATION**

**That Council receive the Financial Statements, prepared in accordance with the Local Government (Financial Management) Regulations, for the period ended 31 December 2016.**

## Attachment 1



**SHIRE OF NORTHAM  
STATEMENT OF FINANCIAL ACTIVITY  
FOR THE PERIOD ENDING 31 DECEMBER 2016**

	NOTE	16/17 Budget \$	Ytd Budget \$	Ytd Actual \$	Variations Actuals to Budget \$	Variations Actuals to Budget %
<b>Operating</b>						
<b>Revenues</b>						
Governance	1	40,800	20,280	64,529	44,249	218.19%
General Purpose Funding Other	2	3,812,263	1,876,460	1,878,807	2,347	0.13%
General Purpose Funding Rates		8,945,651	8,908,790	8,955,958	47,168	0.53%
Law, Order, Public Safety	3	1,290,721	956,607	972,647	16,040	1.68%
Health	3	50,000	24,996	48,171	23,175	92.72%
Education and Welfare		1,349,562	674,750	697,110	22,360	3.31%
Housing		44,978	22,476	19,663	(2,813)	(12.52%)
Community Amenities		2,524,125	1,975,512	2,016,946	41,434	2.10%
Recreation and Culture		5,059,824	770,287	743,538	(26,749)	(3.47%)
Transport	4	2,596,737	556,785	494,856	(61,929)	(11.12%)
Economic Services	5	528,043	263,946	271,607	7,661	2.90%
Other Property and Services	6	54,200	32,086	59,256	27,170	84.68%
<b>Total Operating Revenue</b>		<b>26,296,505</b>	<b>16,082,975</b>	<b>16,223,087</b>	<b>140,112</b>	<b>0.87%</b>
<b>Expenses</b>						
Governance	7	(1,250,588)	(698,263)	(562,087)	136,176	19.50%
General Purpose Funding	8	(254,711)	(69,108)	(115,311)	(46,203)	(66.86%)
Law, Order, Public Safety	9	(1,166,417)	(603,269)	(695,836)	(92,567)	(15.34%)
Health		(313,092)	(159,468)	(164,950)	(5,482)	(3.44%)
Education and Welfare	10	(1,422,368)	(729,715)	(680,810)	48,905	6.70%
Housing		(90,621)	(46,729)	(43,158)	3,571	7.64%
Community Amenities	11	(3,520,381)	(1,625,952)	(1,278,866)	346,086	21.29%
Recreation & Culture		(4,369,491)	(2,234,409)	(2,223,918)	10,491	0.47%
Transport	12	(5,186,429)	(2,659,500)	(2,505,033)	154,467	5.81%
Economic Services	13	(2,009,102)	(1,019,264)	(910,098)	109,166	10.71%
Other Property and Services	14	(26,683)	(82,945)	(119,747)	(36,802)	(44.37%)
<b>Total Operating Expenses</b>		<b>(19,609,892)</b>	<b>(9,928,622)</b>	<b>(9,300,813)</b>	<b>627,809</b>	<b>6.32%</b>
<b>Removal of Non-Cash Items</b>						
(Profit)/Loss on Asset Disposals		(67,036)	(134,686)	(57,470)	77,216	57.33%
Movement in Employee Benefit Provisions		0	0	(73,835)	(73,835)	
Depreciation on Assets		4,157,607	0	2,013,835	2,013,835	
<b>Non Operating Items</b>						
Purchase Land Held for Resale	25	0	0	0	0	0.00%
Purchase Land and Buildings	25	(6,020,799)	(3,146,719)	(651,636)	2,495,083	79.29%
Purchase Plant and Equipment	25	(1,345,122)	(610,966)	(480,163)	150,803	24.68%
Purchase Furniture and Equipment	25	(57,989)	(44,251)	(5,940)	38,311	86.58%
Purchase Bush Fire Equipment	25	(480,000)	0	(480,159)	(480,159)	
Purchase Infrastructure Assets - Roads	25	(3,960,829)	(1,749,578)	(1,119,310)	630,288	36.02%
Purchase Infrastructure Assets - Bridge	25	0	0	0	0	
Purchase Infrastructure Assets - Footpa	25	(420,051)	(170,736)	(6,337)	164,389	96.29%
Purchase Infrastructure Assets - Draina	25	(2,141,316)	(727,894)	(689,779)	38,115	5.24%
Purchase Infrastructure Assets - Parks	25	(1,211,715)	(105,310)	(70,153)	35,157	33.38%
Purchase Infrastructure Assets - Streets	25	(175,000)	(59,998)	(148,588)	(88,590)	(147.65%)
Purchase Infrastructure Assets - Other	25	(2,184,585)	(66,530)	(141,943)	(75,413)	(113.35%)
Proceeds from Disposal of Assets		501,686	86,340	367,991	281,651	(326.21%)
Repayment of Debentures		(223,416)	(111,690)	(110,000)	1,690	1.51%
Proceeds from New Debentures		1,850,000	0	0	0	
Advances to Community Groups		(150,000)	0	0	0	
Self-Supporting Loan Principal Income		31,979	15,990	15,748	(242)	1.51%
Transfers to Restricted Assets (Reserves)		(1,439,788)	0	(296,485)	(296,485)	
Transfers from Restricted Asset (Reserves)		2,761,981	0	0	0	
Transfers from Restricted Asset (Other)		0	0	0	0	0.00%
<b>ADD Net Current Assets July 1 B/Fwd</b>		<b>4,067,761</b>	<b>4,067,781</b>	<b>5,906,402</b>	<b>1,838,641</b>	
<b>LESS Year End Adjustment - Killara</b>		<b>-</b>	<b>0</b>	<b>0</b>	<b>0</b>	
<b>LESS Net Current Assets Year to Date</b>		<b>0</b>	<b>0</b>	<b>9,198,003</b>	<b>9,198,003</b>	
<b>Surplus</b>		<b>0</b>	<b>3,396,085</b>	<b>1,634,173</b>	<b>(1,761,912)</b>	

This statement is to be read in conjunction with the accompanying notes.

SHIRE OF NORTHAM

NOTES TO AND FORMING PART OF THE STATEMENT OF FINANCIAL ACTIVITY

FOR THE PERIOD ENDING 31 DECEMBER 2016

1. OPERATING STATEMENT

	Note	16/17 Budget \$	Ytd Budget	Ytd Actual \$	Variances Actuals to Budget \$	Variances Actual to Budget %
<b>OPERATING REVENUES</b>						
Rates		8,945,651	8,908,790	8,955,958	47,168	1%
Operating Grants Subsidies and Contributions		5,223,542	2,711,638	2,828,547	116,909	4%
Fees and Charges		3,759,512	2,612,639	2,652,377	39,738	2%
Proceeds from Sale of Assets						
Service Charges			0	0	0	
Interest Earnings	15	340,000	169,992	161,010	(8,982)	-5%
Other Revenue	16	721,854	310,295	255,949	(54,346)	-18%
<b>TOTAL OPERATING REVENUE</b>		<b>18,990,559</b>	<b>14,713,354</b>	<b>14,853,840</b>	<b>140,486</b>	<b>1%</b>
<b>OPERATING EXPENSES</b>						
Employee Costs	17	(7,730,064)	(3,920,651)	(3,760,857)	159,795	4%
Materials and Contracts	18	(6,041,965)	(2,916,239)	(2,308,229)	608,010	21%
Utility Charges	19	(812,191)	(405,666)	(331,096)	74,570	18%
Depreciation of Non Current Assets	20	(4,157,607)	(2,078,748)	(2,013,835)	64,913	3%
Interest Expenses	21	(143,380)	(71,676)	(41,274)	30,402	42%
Insurance Expenses	22	(438,444)	(438,401)	(458,097)	(19,696)	-4%
Other Expenditure	23	(140,566)	(45,321)	(232,400)	(187,079)	-413%
<b>TOTAL OPERATING EXPENSE</b>		<b>(19,464,217)</b>	<b>(9,876,702)</b>	<b>(9,145,788)</b>	<b>730,914</b>	<b>-7%</b>
Non Operating Grants Subsidies and Contribution:	24	7,093,233	1,183,015	1,156,753	(26,262)	2%
Profit on Asset Disposals		212,712	207,508	212,494	4,986	-2%
Loss on Asset Disposals		(145,676)	(72,822)	(155,024)	(82,202)	-113%
<b>RESULTING FROM OPERATIONS</b>		<b>6,686,611</b>	<b>6,154,353</b>	<b>6,922,275</b>	<b>767,923</b>	<b>12%</b>



SHIRE OF NORTHAM

NOTES TO AND FORMING PART OF THE STATEMENT OF FINANCIAL ACTIVITY

FOR THE PERIOD ENDING 31 DECEMBER 2016

2. BALANCE SHEET

	Ytd Actual \$	2015/2016 Actual \$
<b>CURRENT ASSETS</b>		
Cash Assets	12,116,710	10,169,233
Receivables	3,922,033	2,223,094
Inventories	0	35,885
<b>TOTAL CURRENT ASSETS</b>	<u>16,038,743</u>	<u>12,428,212</u>
<b>NON-CURRENT ASSETS</b>		
Receivables	560,285	410,285
Inventories	0	0
Land and Buildings	52,324,061	52,041,703
Property, Plant and Equipment	6,107,131	5,130,117
Infrastructure	144,629,865	144,424,083
<b>TOTAL NON-CURRENT ASSETS</b>	<u>203,621,342</u>	<u>202,006,188</u>
<b>TOTAL ASSETS</b>	<u>219,660,085</u>	<u>214,434,400</u>
<b>CURRENT LIABILITIES</b>		
Payables	553,035	2,216,031
Interest-bearing Liabilities	99,880	209,878
Provisions	933,484	1,007,320
<b>TOTAL CURRENT LIABILITIES</b>	<u>1,586,399</u>	<u>3,433,229</u>
<b>NON-CURRENT LIABILITIES</b>		
Interest-bearing Liabilities	2,241,881	2,091,882
Provisions	190,732	190,732
<b>TOTAL NON-CURRENT LIABILITIES</b>	<u>2,432,613</u>	<u>2,282,614</u>
<b>TOTAL LIABILITIES</b>	<u>4,019,012</u>	<u>5,715,843</u>
<b>NET ASSETS</b>	<u>215,641,073</u>	<u>208,718,557</u>
<b>EQUITY</b>		
Retained Surplus	84,888,258	78,255,231
Reserves - Cash Backed	5,923,558	5,634,070
Reserves - Asset Revaluation	124,829,257	124,829,256
<b>TOTAL EQUITY</b>	<u>215,641,073</u>	<u>208,718,557</u>



SHIRE OF NORTHAM

NOTES TO AND FORMING PART OF THE STATEMENT OF FINANCIAL ACTIVITY

FOR THE PERIOD ENDING 31 DECEMBER 2016

3. ACQUISITION OF ASSETS	16/17 Budget \$	Ytd Actual \$
The following assets have been acquired during the period under review:		
<b><u>By Program</u></b>		
<b>Governance</b>		
CEO Vehicle	58,000	55,909
Executive Manager Corporate Services	40,000	40,841
Admin Building	337,500	0
Intramaps GIS	30,523	0
<b>Law, Order &amp; Public Safety</b>		
Toyota Hilux Dual Cab	-	26,364
Brigade Appliance -3.4 Grass Valley	335,000	365,333
Brigade Appliance - Light Tanker Irishtown BFE	125,000	114,826
Inkpen Fireshed	201,796	105,227
Electronic Conversion of Standpipe	12,500	11,815
CCTV - Fitzgerald St & Peel Tce	235,000	1,169
<b>Health</b>		
Health Officer Vehicle	25,000	0
<b>Education &amp; Welfare</b>		
Bernard Park Play Group modify toilet & disabled access	19,500	3,383
Kuringal Village Unit Upgrade	54,890	7,410
<b>Community Amenities</b>		
Gate House - Inkpen Landfill	9,500	0
Recycling Area - Inkpen Landfill	20,000	7,426
Infrastructure Septage Ponds		56,765
Bernard Park Drainage	550,544	605,156
Other Drainage	297,012	29,150
Northam Town Centre Drainage	22,668	1,250
King Creek Drainage	552,189	15,840
CLGF Drainage 2012 2013	200,756	0
Town Pool Reserve Supertowns CF	160,378	0
Fencing Inkpen	55,000	48,179
Fencing Old Refuse Site Grass Valley	20,000	0
Inkpen Site Drainage	100,000	2,243
Upgrade River Bank Fencing	30,318	0
Snr Planners Vehicle	35,000	0
Hoopers Park Toilets Bakers Hill	4,050	0
Avon Mall Upgrade & Streetscaping	165,000	148,588
Cemetery New Rest Room	53,972	0
Cemetery Drainage	2,769	2,273
Cemetery Car Parking	40,000	0
Cemetery Lot Development	28,600	0

SHIRE OF NORTHAM

NOTES TO AND FORMING PART OF THE STATEMENT OF FINANCIAL ACTIVITY

FOR THE PERIOD ENDING 31 DECEMBER 2016

3. ACQUISITION OF ASSETS (Continued)	16/17 Budget \$	2016 Actual \$
<b><u>By Program (Continued)</u></b>		
<b>Recreation and Culture</b>		
Town Hall Balcony & Render	313,990	910
Quellington Hall Windows & Doors	23,880	0
Swimming Pool Redevelopment	1,500,000	19,500
Rec Centre Air floor reseal & linemarking	157,000	83,855
Rec Centre Additional Exit Doors	31,519	0
Rec Centre Hardstand	3,350	0
Bert Hawk Pavillion Upgrade	40,000	0
Bakers Hill Golf & Tennis Kitchen Refurb	60,365	0
Bakers Hill Pavillion Air Conditioning	22,136	0
	-	0
Ceiling Mounted Projector Hospitality Room	3,000	0
George Nuich Park	46,607	43,054
Play Equip Wundowie Retaining Wall	9,796	0
Broome Terrace Fitness Equipment	34,243	21,323
BMX Lighting	20,000	0
Bert Hawke Drainage	40,000	0
Bert Hawke Lighting	20,000	0
Hooper Park upgrade lighting	10,000	0
Long Jump Pit	17,580	295
Upgrade Bernard Park Reticulation	44,078	0
Bridge Crossing Fixings	10,000	0
POS Playground Equipment	100,000	5,481
Northam Youth Space	859,411	0
	-	0
Replace Sewer Line Wundowie	14,300	0
Library Server Cabinet	3,500	0
Old Railway Station	50,000	217
AVVA - Building	90,365	60,294
Aboriginal & Environmental Building	4,433,686	382,916



SHIRE OF NORTHAM

NOTES TO AND FORMING PART OF THE STATEMENT OF FINANCIAL ACTIVITY

FOR THE PERIOD ENDING 31 DECEMBER 2016

3. ACQUISITION OF ASSETS (Continued)	16/17 Budget \$	2016 Actual \$
<b><u>By Program (Continued)</u></b>		
<b>Transport</b>		
Northam Depot Redesign	10,000	0
Footpath Construction	420,051	6,337
Rural Drainage	493,147	38,383
Roads RRG	761,674	714,035
Roadworks - General Construction	612,294	17,749
Bridge Construction	-	0
Roadworks - Roads to Recovery	1,487,115	58,392
Roadworks - Supplementary Funding	328,601	256
Laneway Land Acquisition	57,000	0
Roadworks - Blackspot Funding	181,165	129,634
Infra Development - Super Towns	-	0
Roadworks - Gravel Sheeting	414,980	155,670
Kerb Renewal	125,000	43,574
Culvert Renewal	50,000	0
Plant & Equipment - Road Plant Purchases	985,941	337,049
<b>Economic Services</b>		
Visitors Centre Audio	20,966	5,940
Soil Drains	12,000	0
Signs Tower - GEH	10,000	0
Waste Water Pump Station	201,181	0
Bakers Hill & Wundowie Water Project	25,000	0
Wundowie Stormwater Harvest	-	0
	<b>17,977,386</b>	<b>3,774,009</b>



SHIRE OF NORTHAM

NOTES TO AND FORMING PART OF THE STATEMENT OF FINANCIAL ACTIVITY

FOR THE PERIOD ENDING 31 DECEMBER 2016

3. ACQUISITION OF ASSETS (Continued)	16/17 Budget \$	2016 Actual \$
<b><u>By Class</u></b>		
Land Held for Resale	0	0
Land and Buildings	6,020,799	651,636
Plant and Equipment	1,345,122	460,163
Furniture and Equipment	57,989	5,940
Bush Fire Equipment	460,000	480,159
Playground Equipment	0	0
Infrastructure Assets - Roads	3,960,829	1,119,310
Infrastructure Assets - Footpaths	420,051	6,337
Infrastructure Assets - Bridges & Culverts	0	0
Infrastructure Assets - Drainage	2,141,316	689,779
Infrastructure Assets - Parks & Ovals	1,211,715	70,153
Infrastructure Assets - Airfields	0	0
Infrastructure Assets - Streetscape	175000.00	148,588
Infrastructure Assets - Other	2,184,565	141,943
	17,977,386	3,774,009



SHIRE OF NORTHAM  
NOTES TO AND FORMING PART OF THE STATEMENT OF FINANCIAL ACTIVITY  
FOR THE PERIOD ENDING 31 DECEMBER 2016

4. DISPOSALS OF ASSETS

The following assets have been disposed of during the period under review:

By Program	Written Down Value		Sale Proceeds		Profit(Loss)	
	16/17 Budget \$	Ytd Actual \$	16/17 Budget \$	Ytd Actual \$	16/17 Budget \$	Ytd Actual \$
<b>Governance</b>						
PN1315 CEO Vehicle (N4082) MV1315	35,742	41,929	35,000	35,000	(742)	(6,929)
PN1313 EMCS Vehicle (N10931) MV1313	27,832	31,866	25,000	22,727	(2,832)	(9,139)
<b>Law, Order, Public Safety</b>						
PN1223 N.4021Holden Colorado Snr Ranger		21,462.77		24,457		2,994
1DAB 318 2002 Landcruiser Inshtown BFB		114,466		28,362	0	(86,113)
<b>Health</b>						
PN1402 Mgr Planning Vehicle (N.3333) MV1402	29,015		23,500		(5,515)	
<b>Community Amenities</b>						
PN1403 Toyota Rav4 2wd Petrol	20,048		16,900		(3,148)	
<b>Recreation &amp; Culture</b>						
Sale of Land Tfr to community recreation & Facilities Reserve	15,500	15,500	217,806	225,000	202,306	209,500
<b>Transport</b>						
PN0917 N003 Fuso Canter Dual Cab 4T 9251	45,297	41,500	28,000	20,454	(17,297)	(21,046)
PN0914 N007 Fuso Fighter 9T 9247	76,000		50,000		(26,000)	
Caterpillar Skid Steer	24,000		5,500		(18,500)	
PN1709 N1709 Multi Roller S589	43,748	43,798	5,000	12,000	(38,748)	(31,798)
PN0819 N5413 Afron Cherry Picker Trailer 9220	1,250		9,580		8,330	
PN5066 Road Broom 2003 S133	12,323		1,500		(10,823)	
No Asset No PN2123 Husqvarna ride on reel mower	0		1,000		1,000	
PN2482 Trailer Bobcat 4.5T S98	1,424		2,500		1,076	
Papas Box Top Trailer Dynapac Roller 211 PN590	1,100		500		(600)	
PN542 P542 Howard Procut Mower 210 2008 9113	4,049		1,500		(2,549)	
PN1004 N5481 Bobcat Trailer 4.5T RP0001	7,997		5,000		(2,997)	
PN1404 N10721 suzu Stsdn 2014 Exec Mgr Works Serv M	34,860		32,000		(2,860)	
PN1308 N4099 Toyota Hilux 2.7i Petrol Ute MV1308	13,422		9,000		(4,422)	
PN1401 N10938 Mazda BT50 T Top Ute MV1401	17,314		10,000		(7,314)	
PN1409 N11069 Mitsubishi ASX 2.5i Premium MV1408	23,729		22,400		(1,329)	
	434,650	310,521	501,686	367,991	67,036	57,470



SHIRE OF NORTHAM

NOTES TO AND FORMING PART OF THE STATEMENT OF FINANCIAL ACTIVITY

FOR THE PERIOD ENDING 31 DECEMBER 2016

4. DISPOSALS OF ASSETS

The following assets have been disposed of during the period under review:

By Class	Written Down Value		Sale Proceeds		Profit(Loss)	
	16/17 Budget \$	Ytd Actual \$	16/17 Budget \$	Ytd Actual \$	16/17 Budget \$	Ytd Actual \$
<b>Land &amp; Buildings</b>						
Sale of Land Tfr to community recreation & Facilities Reserve	15,500	15,500	217,806	225,000	202,306	209,500
<b>Plant &amp; Equipment</b>						
PN1315 CEO Vehicle (N4082) MV1315	35742	41,929	35000	35,000	-742	(6,929)
PN1223 N.4021Holden Colorado Snr Ranger		21,463		24,457		2,994
PN1313 EMCS Vehicle (N10931) MV1313	27832	31865.78	25000	22727.27	-2832	-9138.51
1DAB 318 2002 Landcruiser Irishtown BFB		114,465		28,352		(86,113)
PN1402 Mgr Planning Vehicle (N.3333) MV1402	29015	0	23500	0	-5515	0
PN1403 Toyota Rav4 2wd Petrol	20048	0	16900	0	-3148	0
PN0917 N003 Fuso Canter Dual Cab 4T 9251	45297	41500	28000	20454	-17297	-21046
PN0914 N007 Fuso Fighter 9T 9247	76000	0	50000	0	-26000	0
Caterpillar Skid Steer	24000	0	5500	0	-18500	0
PN1709 N1709 Multi Roller S589	43748.14	43798.38	5000	12000	-38748.14	-31798.38
PN0819 N5413 Afron Cherry Picker Trailer 9220	1250.12	0	9580	0	8329.88	0
PN5066 Road Broom 2003 S133	12322.93	0	1500	0	-10822.93	0
No Asset No PN2123 Husqvarna ride on reel mower	0	0	1000	0	1000	0
PN2482 Trailer Bobcat 4.5T S98	1424.3	0	2500	0	1075.7	0
Papas Box Top Trailer Dynapac Roller 211 PN590	1100.23	0	500	0	-600.23	0
PN542 P542 Howard Procut Mower 210 2008 9113	4048.71	0	1500	0	-2548.71	0
PN1004 N5461 Bobcat Trailer 4.5T RP0001	7997.16	0	5000	0	-2997.16	0
PN1404 N10721 suzu Stsdn 2014 Exec Mgr Works Serv M	34859.73	0	32000	0	-2859.73	0
PN1308 N4099 Toyota Hilux 2.7i Petrol Ute MV1308	13421.77	0	9000	0	-4421.77	0
PN1401 N10938 Mazda BT50 T Top Ute MV1401	17314.43	0	10000	0	-7314.43	0
PN1409 N11069 Mitsubishi ASX 2.5i Premium MV1408	23728.67	0	22400	0	-1328.67	0
	434,650	310,521	501,686	367,991	67,036	57,470

Summary

Profit on Asset Disposals  
Loss on Asset Disposals

16/17 Budget \$	Ytd Actual \$
212,712	212,494
(145,676)	(155,025)
67,036	57,470





SHIRE OF NORTHAM

NOTES TO AND FORMING PART OF THE STATEMENT OF FINANCIAL ACTIVITY

FOR THE PERIOD ENDING 31 DECEMBER 2016

5 INFORMATION ON BORROWINGS  
(a) Debenture Repayments

Particulars	Principal 1-Jul-16	New Loans		Principal Repayments		Principal Outstanding		Interest Repayments	
		16/17 Budget \$	Ytd Actual \$	16/17 Budget \$	Ytd Actual \$	16/17 Budget \$	Ytd Actual \$	16/17 Budget \$	Ytd Actual \$
<b>Recreation &amp; Culture</b>									
Loan 208 - Northam Country Club **	20,351	0	0	5,292	2,598	15,059	17,753	1,402	417
Loan 219 - Northam Bowling Club **	69,743	150,000	0	26,687	18,150	193,056	56,593	3,664	1,194
Loan 223 - Recreation Facilities	476,699	0	0	108,724	53,551	367,975	423,148	27,265	2,381
Loan 224 - Recreation Facilities	940,058	0	0	38,622	19,003	901,436	921,055	60,300	20,139
Loan New - Swimming Pool		1,000,000	0		0	1,000,000	0		
Loan New - Youth Space		500,000	0		0	500,000	0		
<b>Transport</b>									
Loan 221 - Airstrip Upgrade	25,770	0	0	12,491	6,150	13,279	19,620	1,412	666
<b>Economic Services</b>									
Loan 225 - Victoria Oval Purchase	769,138	0	0	31,600	15,548	737,538	753,590	49,336	16,477
	2,301,759	1,650,000	0	223,416	110,000	3,728,343	2,191,759	143,379	41,274

Note: \*\* indicates self-supporting loans

All other debenture repayments are to be financed by general purpose revenue.

Loan 221 - No longer a self supporting loan to Northam Aero Club now financed by general purpose revenue.



SHIRE OF NORTHAM  
NOTES TO AND FORMING PART OF THE STATEMENT OF FINANCIAL ACTIVITY  
FOR THE PERIOD ENDING 31 DECEMBER 2016

	16/17 Budget				Ytd Actual					
	Opening Bal	Interest	Tfr To Reserve	Tfr From Reserve	Total	Opening Bal	Interest	Tfr To Reserve	Tfr From Reserve	Total
<b>6. RESERVES - CASH BACKED</b>										
Aged Accommodation Reserve	215,019	4,606	5,000	(13,500)	211,125	216,265	2,646	-	-	218,911
Employee Liability Reserve	467,474	10,010	-	-	477,484	469,890	5,749	-	-	475,639
Housing Reserve	246,892	6,287	-	-	252,179	248,079	3,035	-	-	251,114
Reticulation Scheme Reserve	89,575	1,918	10,000	(44,075)	57,415	89,816	1,099	-	-	90,915
Office Equipment Reserve	124,531	2,667	-	(30,523)	96,675	125,130	1,531	-	-	126,661
Plant & Equipment Reserve	521,676	11,171	230,000	(480,252)	282,595	524,607	6,419	-	-	531,026
Recreation Reserve	-	-	-	-	-	-	-	-	-	-
Road & Bridgeworks Reserve	97,028	2,076	-	-	99,106	99,675	1,220	-	-	100,895
Refuse Site Reserve	362,732	7,767	56,940	(75,000)	352,439	363,859	4,452	-	-	368,311
Regional Development Reserve	888,434	19,024	-	(480,981)	428,477	892,704	10,923	-	-	903,627
Speedway Reserve	137,252	2,939	-	-	140,191	137,911	1,687	-	-	139,598
Community Bus Replacement Reserve	31,665	676	20,000	-	52,343	31,817	389	-	-	32,206
Septage Pond Reserve	355,905	7,621	54,848	-	418,374	357,491	4,374	-	-	361,865
Killara Reserve	148,474	3,179	7,000	-	158,653	149,297	1,827	-	-	151,124
Stormwater Drainage Projects Reserve	27,906	598	-	-	28,504	28,040	343	-	-	28,383
Recreation and Community Facilities Reserve	768,243	16,446	831,000	(1,036,547)	579,142	772,149	12,000	225,000	-	1,009,149
Administration Office Reserve	659,979	14,111	-	(337,500)	335,589	662,257	6,103	-	-	670,360
Council Buildings & Amenities Reserve	32,408	694	-	-	33,102	33,038	404	-	-	33,442
River Town Pool Dredging Reserve	288,488	6,177	-	(223,600)	71,065	289,875	3,547	-	-	293,422
Parking Facilities Construction Reserve	119,884	2,567	70,000	(40,000)	152,451	120,488	1,474	-	-	121,962
Art Collection Reserve	21,578	462	-	-	22,040	21,682	265	-	-	21,947
Election Reserve	-	-	15,000	-	15,000	-	-	-	-	-
Revaluation Reserve	-	-	20,000	-	20,000	-	-	-	-	-
<b>Total Cash Backed Reserves</b>	<b>6,604,142</b>	<b>120,000</b>	<b>1,319,788</b>	<b>(2,761,981)</b>	<b>4,281,949</b>	<b>5,634,070</b>	<b>71,487</b>	<b>225,000</b>	<b>-</b>	<b>5,930,557</b>
<b>Total Interest</b>							<b>71,487</b>			

All of the above reserve accounts are to be supported by money held in financial institutions.



SHIRE OF NORTHAM

NOTES TO AND FORMING PART OF THE STATEMENT OF FINANCIAL ACTIVITY

FOR THE PERIOD ENDING 31 DECEMBER 2016

	16/17 Budget	Ytd Actual	2015/2016 Financial Report
	\$	\$	\$
<b>7. NET CURRENT ASSETS</b>			
<b>Composition of Estimated Net Current Asset Position</b>			
<b>CURRENT ASSETS</b>			
Cash - Unrestricted	200,000	4,505,226	2,346,221
Cash - Restricted Unspent Grants	0	1,680,926	0
Cash - Restricted Reserves	4,281,949	5,930,558	7,823,012
Self Supporting Loan		2,695	0
Sundry Debtors	1,601,337	348,655	2,223,095
Rates - Current	0	3,601,425	0
Pensioners Rates Rebate	0	19,291	0
Provision for Doubtful Debts	0	(99,088)	0
Accrued Income/Prepayments	0	49,055	0
Inventories	10,000	0	35,885
	<u>6,093,286</u>	<u>16,038,743</u>	<u>12,428,212</u>
<b>LESS: CURRENT LIABILITIES</b>			
Sundry Creditors	(2,612,237)	(683,844)	(2,216,031)
Rates Income in Advance	0	86,362	0
Accrued Interest on Debentures	0	240	0
Payg Payable	0	45,905	0
Loan Liability	0	(99,880)	(209,878)
Provision for Annual Leave	0	(533,477)	(602,378)
Provision for Long Service Leave	0	(400,007)	(404,942)
	<u>(2,612,237)</u>	<u>(1,584,700)</u>	<u>(3,433,229)</u>
<b>NET CURRENT ASSET POSITION</b>	3,481,049	14,454,042	8,994,983
Less: Cash - Reserves - Restricted	(4,281,949)	(5,930,558)	(5,634,070)
Less: Cash - Unspent Grants - Restricted	0	0	0
Less: Land for resale - Cost of acquisition			(15,500)
Less: Loans receivable - clubs/institutions			(18,442)
Add: Current Loan Liability	223,416	99,880	209,878
Add: Leave Liability Reserve	477,484	475,639	469,890
Add: Budgeted Leave	100,000	100,000	0
<b>ESTIMATED SURPLUS/(DEFICIENCY) C/FWD</b>	<u>0</u>	<u>9,199,003</u>	<u>4,006,739</u>

### 12.4.3 Parking and Parking Facilities Local Law 2008 Review

<b>Address:</b>	N/A
<b>Owner:</b>	Shire of Northam
<b>File Reference:</b>	Local Law Review
<b>Reporting Officer:</b>	Cheryl Greenough Coordinator Governance / Administration
<b>Responsible Officer:</b>	Colin Young Executive Manager Corporate Services
<b>Voting Requirement</b>	Absolute Majority

#### BRIEF

This report is for Council to consider whether the following Local Laws should be repealed or amended.

#### ATTACHMENTS

- Attachment 1: Parking and Parking Facilities Local Law 2008 as Gazetted.  
Attachment 2: Parking and Parking Facilities Local Law Amendment 2009.  
Attachment 3: Parking and Parking Facilities Local Law 2016.

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#### BACKGROUND / DETAILS

It is a requirement of the *Local Government Act 1995* for Council to review the Local Laws every eight years. The Shire have eleven Local Laws in all that require reviewing from 2008. These will be done in stages to allow Council to thoroughly review each Local Law. The Parking and Parking Facilities Local Law 2008 was Gazetted 16 September 2008.

The purpose of this report is to allow the Presiding Person to give notice to the meeting of the purpose and effect of the proposed Parking and Parking Facilities Local Law 2016 and for the Council to adopt the changes to the proposed Local Law and to allow for advertising of the proposed Local Law for public comment.

**Purpose:** The purpose of the review is to update penalties and minor anomalies relating to parking within the Shire of Northam district.

**Effect:** The effect of these Local Laws is intended to result in –  
(a) better decision making processes;  
(b) the orderly and efficient conduct of Council business; and  
(c) greater community understanding of the business of Council.

## CONSIDERATIONS

### **Strategic Community / Corporate Business Plan**

Objective G3: Provide efficient and effective corporate management.

Strategy G3.1: Provide responsive high level customer service.

### **Financial / Resource Implications**

Cost of advertisements and eventual publishing in the Government gazette.

### **Legislative Compliance**

*Local Government Act 1995;*

#### Section 3.12. Procedure for making local laws

- (1) In making a local law a local government is to follow the procedure described in this section, in the sequence in which it is described. (2A) Despite subsection (1), a failure to follow the procedure described in this section does not invalidate a local law if there has been substantial compliance with the procedure.
- (2) At a council meeting the person presiding is to give notice to the meeting of the purpose and effect of the proposed local law in the prescribed manner.
- (3) The local government is to —
  - (a) give Statewide public notice stating that —
    - i. the local government proposes to make a local law the purpose and effect of which is summarized in the notice; and
    - ii. a copy of the proposed local law may be inspected or obtained at any place specified in the notice; and
    - iii. submissions about the proposed local law may be made to the local government before a day to be specified in the notice, being a day that is not less than 6 weeks after the notice is given; and
  - (b) as soon as the notice is given, give a copy of the proposed local law and a copy of the notice to the Minister and, if another Minister administers the Act under which the local law is proposed to be made, to that other Minister; and
  - (c) provide a copy of the proposed local law, in accordance with the notice, to any person requesting it.
- (3a) A notice under subsection (3) is also to be published and exhibited as if it were a local public notice.
- (4) After the last day for submissions, the local government is to consider any submissions made and may make the local law\* as proposed or make a local law\* that is not significantly different from what was proposed. \* Absolute majority required.
- (5) After making the local law, the local government is to publish it in the Gazette and give a copy of it to the Minister and, if another Minister



- administers the Act under which the local law is proposed to be made, to that other Minister.
- (6) After the local law has been published in the Gazette the local government is to give local public notice —
- (a) stating the title of the local law; and
  - (b) summarizing the purpose and effect of the local law (specifying the day on which it comes into operation); and
  - (c) advising that copies of the local law may be inspected or obtained from the local government's office.
- (7) The Minister may give directions to local governments requiring them to provide to the Parliament copies of local laws they have made and any explanatory or other material relating to them. (8) In this section — making in relation to a local law, includes making a local law to amend the text of, or repeal, a local law.

### Section 3.16. Periodic review of local laws

- (1) Within a period of 8 years from the day when a local law commenced or a report of a review of the local law was accepted under this section, as the case requires, a local government is to carry out a review of the local law to determine whether or not it considers that it should be repealed or amended.
- (2) The local government is to give Statewide public notice stating that —
- (a) the local government proposes to review the local law; and
  - (b) a copy of the local law may be inspected or obtained at any place specified in the notice; and
  - (c) submissions about the local law may be made to the local government before a day to be specified in the notice, being a day that is not less than 6 weeks after the notice is given.
- (2a) A notice under subsection (2) is also to be published and exhibited as if it were a local public notice.
- (3) After the last day for submissions, the local government is to consider any submissions made and cause a report of the review to be prepared and submitted to its council.
- (4) When its council has considered the report, the local government may determine\* whether or not it considers that the local law should be repealed or amended.

### **Policy Implications**

Nil.

### **Stakeholder Engagement / Consultation**

In accordance with s.3.12(3)(a) of the *Local Government Act 1995* public notice will need to be provided in the West Australian Newspaper, the local newspaper and a copy of the notice placed on the Shire notice board and in the libraries for a period not less than 6 weeks.

### **Risk Implications**

If a review is not conducted our Local Laws may be outdated and the Shire will potentially be in breach of the Act.

### **OFFICER'S COMMENT**

Every 8 years the local government is to review their Local Laws to ensure they are up to date and relevant. As a requirement of the Act the following procedures must be followed for a Local law to be adopted:

1. The presiding Person must ensure the Purpose and Effect of the Local Law is included in the Agenda and recorded in the Minutes of the meeting.
2. Suggested changes must be presented to council in a report and adopted;
3. Public notice must be given providing 6 weeks for public submissions
4. As soon as the notice is given, a copy of the proposed changes and the public notice must be provided to the Minister;
5. After the last day for submissions, a report is to be presented to Council for them to consider any submissions made, then make the Local Law by absolute majority if the changes are not too dissimilar;
6. The Local Law is to be published in the *Government Gazette*;
7. Another advertisement should be placed locally advising of the adoption of the Local Law and inviting inspection; and
8. Copies of the Local law and explanatory materials to be sent to the Joint Standing Committee.

The proposed new Parking and Parking Facilities Local Law 2016 is based on the model Local Law developed by WALGA which was approved by the Joint Standing Committee on Delegated Legislation. The model Local Law has been used as a basis to bring in the correct terminology and formatting, however the intent of the Local Law is the same.

### **RECOMMENDATION**

#### **That Council:**

1. Gives public notice of the proposed alterations to the Parking and Parking Facilities Local Law 2008 for a period not less than 6 weeks in accordance with s3.12(3)(a) of the *Local Government Act 1995*.
2. Forward a copy to the Minister for Local Government in accordance with s3.12(3)(a) of the *Local Government Act 1995*; and
3. Request CEO to prepare a further report at the conclusion of the public advertising period to enable Council to consider any submissions made.

## Attachment 1

16 September 2008

GOVERNMENT GAZETTE, WA

4273

### LOCAL GOVERNMENT ACT 1995

SHIRE OF NORTHAM

## PARKING AND PARKING FACILITIES LOCAL LAW 2008

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## Attachment 1

16 September 2008

GOVERNMENT GAZETTE, WA

4275

### LOCAL GOVERNMENT ACT 1995

#### SHIRE OF NORTHAM

### PARKING AND PARKING FACILITIES LOCAL LAW 2008

Under the powers conferred by the *Local Government Act 1995* and under all other powers enabling it, the Council of the Shire of Northam resolved on 23rd July 2008 to make the following local law.

#### PART 1—DEFINITIONS AND OPERATION

##### 1.1 Citation

This local law may be cited as the *Shire of Northam Parking and Parking Facilities Local Law 2008*.

##### 1.2 Definitions

In this local law unless the context otherwise requires—

**'ACROD sticker'** has the same meaning given to it by the Code;

**'Act'** means the *Local Government Act 1995*;

**'Authorized Person'** means a person authorized by the local government under section 9.10 of the Act, to perform any of the functions of an Authorized Person under this local law;

**'authorized vehicle'** means a vehicle authorized by the local government, Chief Executive Officer, Authorized Person or by any written law to park on a thoroughfare or parking facility;

**'bicycle'** has the meaning given to it by the Code;

**'bicycle path'** has the meaning given to it by the Code;

**'bus'** has the meaning given to it by the Code;

**'bus embayment'** has the meaning given to it by the Code;

**'bus stop'** has the meaning given to it by the Code;

**'bus zone'** has the meaning given to it by the Code;

**'caravan'** means a vehicle that is fitted or designed to allow human habitation and which is drawn by another vehicle, or which is capable of self-propulsion;

**'carriageway'** means a portion of thoroughfare that is improved, designed or ordinarily used for vehicular traffic and includes the shoulders, and areas, including embayments, at the side or centre of the carriageway, used for the stopping or parking of vehicles; and where a thoroughfare has two or more of those portions divided by a median strip, the expression means each of those portions, separately;

**'centre'** in relation to a carriageway, means a line or a series of lines, marks or other indications—

(i) for a two-way carriageway—placed so as to delineate vehicular traffic travelling in different directions; or

(ii) in the absence of any such lines, marks or other indications—the middle of the main, travelled portion of the carriageway;

**'children's crossing'** has the meaning given to it by the Code;

**'CEO'** means the Chief Executive Officer of the Shire of Northam;

**'Code'** means the *Road Traffic Code 2000*;

**'commercial vehicle'** means a motor vehicle constructed for the conveyance of goods or merchandise, or for the conveyance of materials used in any trade, business, industry or work whatsoever, other than a motor vehicle for the conveyance of passengers, and includes any motor vehicle that is designed primarily for the carriage of persons, but which has been fitted or adapted for the conveyance of the goods, merchandise or materials referred to, and is in fact used for that purpose;

**'district'** means the district of the local government;

**'driver'** means any person driving or in control of a vehicle;

**'edge line'** for a carriageway means a line marked along the carriageway at or near the far left or the far right of the carriageway;

**'emergency vehicle'** has the meaning given to it by the Code;

- 'footpath'** has the meaning given to it by the Code;
- 'GVM'** (which stands for 'gross vehicle mass') has the meaning given to it by the Code;
- 'Loading Zone'** means a parking stall which is set aside for use by commercial vehicles if there is a sign referable to that stall marked 'Loading Zone';
- 'local government'** means the Shire of Northam;
- 'mail zone'** has the meaning given to it by the Code;
- 'median strip'** has the meaning given to it by the Code;
- 'metered space'** means a section or part of a metered zone that is adjacent to a parking meter and that is marked or defined by painted lines or by metallic studs or similar devices for the purpose of indicating where a vehicle may be parked on payment of a fee or charge;
- 'metered zone'** means any thoroughfare or reserve, or part of any thoroughfare or reserve, in which parking meters regulate the parking of vehicles;
- 'motorcycle'** has the meaning given to it by the Code;
- 'motor vehicle'** means a self-propelled vehicle that is not operated on rails; and the expression includes a trailer, semi-trailer or caravan while attached to a motor vehicle, but does not include a power assisted pedal cycle;
- 'no parking area'** has the meaning given to it by the Code;
- 'no parking sign'** means a sign with the words 'no parking' in red letters on a white background, or the letter 'P' within a red annulus and a red diagonal line across it on a white background;
- 'no stopping area'** has the meaning given to it by the Code;
- 'no stopping sign'** means a sign with the words 'no stopping' or 'no standing' in red letters on a white background or the letter 'S' within a red annulus and a red diagonal line across it on a white background;
- 'occupier'** has the meaning given to it by the Act;
- 'owner'**—
- (a) where used in relation to a vehicle licensed under the Road Traffic Act, means the person in whose name the vehicle has been registered under that Road Traffic Act;
  - (b) where used in relation to any other vehicle, means the person who owns, or is entitled to possession of that vehicle; and
  - (c) where used in relation to land, has the meaning given to it by the Act;
- 'park'**, in relation to a vehicle, means to permit a vehicle, whether attended or not by any person, to remain stationary except for the purpose of—
- (a) avoiding conflict with other traffic; or
  - (b) complying with the provisions of any law; or
  - (c) taking up or setting down persons or goods (*maximum of 2 minutes*);
- 'parking area'** has the meaning given to it by the Code;
- 'parking facilities'** includes land, buildings, shelters, metered zones, metered spaces, parking stalls and other facilities open to the public generally for the parking of vehicles with or without charge and signs, notices and facilities used in connection with the parking of vehicles;
- 'parking meter'** includes the stand on which the meter is erected and a ticket issuing machine;
- 'parking region'** means the area described in Schedule 1;
- 'parking stall'** means a section or part of a thoroughfare or of a parking station which is marked or defined by painted lines, metallic studs, coloured bricks or pavers or similar devices for the purpose of indicating where a vehicle may be parked, but does not include a metered space;
- 'parking station'** means any land, or structure provided for the purpose of accommodating vehicles with or without charge, but does not include a metered zone or metered space;
- 'pedestrian crossing'** has the meaning given to it by the Code;
- 'public place'** means any place to which the public has access whether or not that place is on private property;
- 'reserve'** means any land—
- (a) which belongs to the local government;
  - (b) of which the local government is the management body under the *Land Administration Act 1997*; or which is an 'otherwise unvested facility' within section 3.53 of the Act;
- 'Road Traffic Act'** means the *Road Traffic Act 1974*;
- 'Schedule'** means a Schedule to this local law;
- 'shared zone'** has the meaning given to it by the Code;
- 'sign'** includes a traffic sign, inscription, road marking, mark, structure or device approved by the local government on which may be shown words, numbers, expressions or symbols, and which is placed on or near a thoroughfare or within a parking station or reserve for the purpose of prohibiting, regulating, guiding, directing or restricting the parking of vehicles;
- 'special purpose vehicle'** has the meaning given to it by the Code;
- 'stop'** in relation to a vehicle means to stop a vehicle and permit it to remain stationary, except for the purposes of avoiding conflict with other traffic or of complying with the provisions of any law;

**'symbol'** includes any symbol specified by Australian Standard 1742.11-1999 and any symbol specified from time to time by Standards Australia for use in the regulation of parking and any reference to the wording of any sign in this local law shall be also deemed to include a reference to the corresponding symbol;

**'taxi'** means a taxi within the meaning of the *Taxi Act 1994* or a taxi-car in section 47Z of the *Transport Co-ordination Act 1966*;

**'taxi zone'** has the meaning given to it by the Code;

**'thoroughfare'** has the meaning given to it by the Act;

**'ticket issuing machine'** means a parking meter which issues, as a result of money being inserted in the machine or such other form of payment as may be permitted to be made, a ticket showing the period during which it shall be lawful to remain parked in a metered space to which the machine is referable;

**'traffic island'** has the meaning given to it by the Code;

**'trailer'** means any vehicle without motive power of its own, designed for attachment to a motor vehicle for the purpose of being towed, but does not include the rear portion of an articulated vehicle, or a side car;

**'vehicle'** has the meaning given to it by the Code;

**'verge'** means the portion of a thoroughfare which lies between the boundary of a carriageway and the adjacent property line but does not include a footpath.

### 1.3 Repeal

The following local laws are repealed—

- The *Shire of Northam Local Laws Relating to Parking Facilities* published in the *Government Gazette* on 1 May 1998.
- The *Town of Northam Parking Facilities By-law* published in the *Government Gazette* on 5 January 1996.

### 1.4 Application of Particular Definitions

(1) For the purposes of the application of the definitions 'no parking area' and 'parking area' an arrow inscribed on a traffic sign erected at an angle to the boundary of the carriageway is deemed to be pointing in the direction in which it would point, if the signs were turned at an angle of less than 90 degrees until parallel with the boundary.

(2) Unless the context otherwise requires, where a term is used, but not defined, in this local law, and that term is defined in the Road Traffic Act or in the Code, then the term shall have the meaning given to it in that Act or the Code.

### 1.5 Application and pre-existing signs

(1) Subject to subclause (2), this local law applies to the parking region.

(2) This local law does not apply to a parking facility or a parking station that is not occupied by the local government, unless the local government and the owner or occupier of that facility or station have agreed in writing that this local law will apply to that facility or station.

(3) The agreement referred to in subclause (2) may be made on such terms and conditions as the parties may agree.

(4) Where a parking facility or a parking station is identified in Schedule 3, then the facility or station shall be deemed to be a parking station to which this local law applies and it shall not be necessary to prove that it is the subject of an agreement referred to in subclause (2).

(5) A sign that—

- (a) was erected by the local government or the Commissioner of Main Roads prior to the coming into operation of this local law; and
- (b) relates to the parking of vehicles within the parking region, shall be deemed for the purposes of this local law to have been erected by the local government under the authority of this local law.

(6) An inscription or symbol on a sign referred to in subclause (5) operates and has effect according to its tenor, and where the inscription or symbol relates to the stopping of vehicles, it shall be deemed for the purposes of this local law to operate and have effect as if it related to the parking of vehicles.

(7) The provisions of Parts (2), (3), (4) and (5) do not apply to a bicycle parked at a bicycle rail or bicycle rack.

### 1.6 Classes of vehicles

For the purpose of this local law, vehicles are divided into classes as follows—

- (a) buses;
- (b) commercial vehicles;
- (c) motorcycles and bicycles;
- (d) taxis; and
- (e) all other vehicles.

### 1.7 Part of thoroughfare to which sign applies

Where under this local law the parking of vehicles in a thoroughfare is controlled by a sign, the sign shall be read as applying to that part of the thoroughfare which—

- (a) lies beyond the sign;

- (b) lies between the sign and the next sign beyond that sign; and
- (c) is on that side of the thoroughfare nearest to the sign.

### **1.8 Powers of Local Government**

The local government may, by resolution, prohibit or regulate by signs or otherwise, the stopping or parking of any vehicle or any class of vehicles in any part of the parking region but must do so consistently with the provisions of this local law.

## **PART 2—METERED ZONES**

### **2.1 Determination of metered zones**

The local government may by resolution constitute, determine and vary and also indicate by signs, metered spaces and metered zones.

In respect of metered spaces and metered zones the local government may by resolution determine, and may indicate by signs—

- (a) permitted times and conditions of parking depending on and varying with the locality;
- (b) classes of vehicles which are permitted to park;
- (c) the amount payable for parking; and
- (d) the manner of parking.

### **2.2 Parking fee to be paid**

Subject to clause 2.5, a person shall not park a vehicle in a metered space unless the appropriate fee as indicated by a sign on the parking meter referable to the space is inserted into the parking meter.

### **2.3 Limitation on parking in metered space**

The payment of a fee under clause 2.2 shall entitle a person to park the vehicle in a metered space for the period shown on the parking meter, but does not authorize the parking of the vehicle during any time when parking in that space may be prohibited in accordance with this local law.

### **2.4 No parking when meter is expired**

Subject to clause 2.5, a person shall not leave or permit a vehicle to remain parked in a metered space during the hours when a fee is payable to park the vehicle in the space when the parking meter referable to that space exhibits the sign 'Expired' or a negative time.

### **2.5 Suspension of requirement to pay fee**

The local government may from time to time by a resolution declare that the provisions of clauses 2.2 and 2.4 shall not apply during the periods and days specified in the resolution.

### **2.6 Vehicles to be within metered space**

Subject to subclause (2)—

- (1) A person shall not park a vehicle in a metered space in a thoroughfare otherwise than parallel to and as close to the kerb as practicable and wholly within the space, provided that where a metered space is set out otherwise than parallel to the kerb the vehicle need only park wholly within the space.
- (2) If a vehicle is too long or too wide to fit completely within a single metered space then the person parking the vehicle shall do so within the minimum number of metered spaces needed to park that vehicle.
- (3) A person shall not park a vehicle partly within and partly outside a metered zone.

### **2.7 Permitted insertions in parking meters**

- (1) A person shall not insert into a parking meter anything other than the designations of coin or banknote or such other permitted form of payment indicated by a sign on the parking meter.
- (2) The insertion of a coin or banknote into any parking meter or the making of payment in such other form as may be permitted shall be effected only in accordance with the instructions printed on that particular meter.

### **2.8 Parking ticket to be clearly visible**

A driver of a vehicle left parked in a metered zone which is regulated by a ticket issuing machine shall on purchasing a ticket from the machine for a period of parking, place the ticket inside the vehicle in such a position that the ticket is clearly visible to and the expiry time or time for which the ticket remains valid is able to be read by an Authorized Person examining the ticket from outside the vehicle.

### **2.9 One vehicle per metered space**

A person shall not park or attempt to park a vehicle in a metered space in which another vehicle is parking.

### **2.10 No parking when hood on meter**

Notwithstanding any other provision of this local law and notwithstanding any other sign or notice, a person shall not park a vehicle in a metered space if the parking meter referable to such metered space has a hood marked 'No Parking', 'Reserved Parking' or 'Temporary Bus Stand' or equivalent symbols depicting these purposes except with the permission of the local government or an Authorized Person.



### PART 3—PARKING STALLS AND PARKING STATIONS

#### 3.1 Determination of parking stalls and parking stations

The local government may by resolution constitute, determine and vary and also indicate by signs—

- (a) parking stalls;
- (b) parking stations;
- (c) permitted time and conditions of parking in parking stalls and parking stations which may vary with the locality;
- (d) permitted classes of vehicles which may park in parking stalls and parking stations;
- (e) permitted classes of persons who may park in specified parking stalls or parking stations; and
- (f) the manner of parking in parking stalls and parking stations.

#### 3.2 Vehicles to be within parking stall on thoroughfare

(1) Subject to subclause (2), (3) and (4), a person shall not park a vehicle in a parking stall in a thoroughfare otherwise than—

- (a) parallel to and as close to the kerb as is practicable;
- (b) wholly within the stall; and
- (c) headed in the direction of the movement of traffic on the side of the thoroughfare in which the stall is situated.

(2) Subject to subclause (3) where a parking stall in a thoroughfare is set out otherwise than parallel to the kerb, then a person must park a vehicle in that stall wholly within it.

(3) If a vehicle is too long or too wide to fit completely within a single parking stall then the person parking the vehicle shall do so within the minimum number of parking stalls needed to park that vehicle.

(4) A person shall not park a vehicle partly within and partly outside a parking area.

#### 3.3 Payment of fee to park in parking station

A person shall not park a vehicle or permit a vehicle to remain parked in any parking station during any period for which a fee is payable unless—

- (a) in the case of a parking station having an Authorized Person on duty, the appropriate fee is paid when demanded; or
- (b) in the case of a parking station equipped with parking meters, the appropriate fee is inserted in the meter or the required payment is made in such other form as may be permitted.

#### 3.4 Suspension of parking station restrictions

The local government may by resolution declare that the provisions of clause 3.3 do not apply during periods on particular days in relation to particular parking stations as specified in such resolution.

#### 3.5 Vehicle not to be removed until fee paid

A person shall not remove a vehicle which has been parked in a parking station until there has been paid the appropriate fee for the period for which the vehicle has been parked.

#### 3.6 Entitlement to receipt

A person paying a fee at a parking station is to be entitled to receive a receipt on demand showing the period of parking covered by such payment.

#### 3.7 Parking ticket to be clearly visible

A driver of a vehicle in a parking station which is equipped with a ticket issuing machine shall on purchasing a ticket from the machine for a period of parking, place the ticket inside the vehicle in such a position that the ticket is clearly visible to and the expiry time or time for which the ticket remains valid is able to be read by an Authorized Person examining the ticket from outside the vehicle.

#### 3.8 Parking prohibitions and restrictions

(1) A person shall not—

- (a) park a vehicle so as to obstruct an entrance to, or an exit from a parking station, or an access way within a parking station;
- (b) except with the permission of the local government or an Authorized Person park a vehicle on any part of a parking station contrary to a sign referable to that part;
- (c) permit a vehicle to park on any part of a parking station, if an Authorized Person directs the driver of such vehicle to move the vehicle; or
- (d) park or attempt to park a vehicle in a parking stall in which another vehicle is parked but this paragraph does not prevent the parking of a motorcycle and a bicycle together in a stall marked 'M/C', if the bicycle is parked in accordance with subclause (2).

(2) No person shall park any bicycle—

- (a) in a parking stall other than in a stall marked 'M/C'; and
- (b) in such stall other than against the kerb.

(3) Notwithstanding the provisions of subclause (1)(b) a driver may park a vehicle in a permissive parking stall or station (except in a parking area for people with disabilities) for twice the length of time allowed, provided that—

- (a) the driver's vehicle displays an ACROD sticker; and

- (b) a person with disabilities to which that ACROD sticker relates is either the driver of or a passenger in the vehicle.

#### PART 4—PARKING GENERALLY

##### 4.1 Restrictions on parking in particular areas

(1) Subject to subclause (2), a person shall not park a vehicle in a thoroughfare or part of a thoroughfare, or part of a parking station—

- (a) if by a sign it is set apart for the parking of vehicles of a different class;
- (b) if by a sign it is set apart for the parking of vehicles by persons of a different class; or
- (c) during any period when the parking of vehicles is prohibited by a sign.

(2) (a) This subclause applies to a driver if—

- (i) the driver's vehicle displays an ACROD sticker; and
- (ii) a disabled person to which the ACROD sticker relates is either the driver of the vehicle or a passenger in the vehicle.

(b) The driver may park a vehicle in a thoroughfare or a part of a thoroughfare or part of a parking station, except in a thoroughfare or a part of a thoroughfare or part of a parking station to which a disabled parking sign relates for twice the period indicated on the sign.

(3) A person shall not park a vehicle—

- (a) in a no parking area;
- (b) in a parking area, except in accordance with both the signs associated with the parking area and with this local law;
- (c) in a stall marked 'M/C' unless it is a motorcycle without a sidecar or a trailer, or it is a bicycle.

(4) A person shall not park a motorcycle without a sidecar or a trailer, or a bicycle in a parking stall unless the stall is marked 'M/C'.

(5) A person shall not, without the prior permission of the local government, the CEO, or an Authorized Person, park a vehicle in an area designated by a sign stating 'Authorized Vehicles Only'.

##### 4.2 Parking vehicle on a carriageway

(1) A person parking a vehicle on a carriageway other than in a parking stall shall park it—

- (a) in the case of a two-way carriageway, so that it is as near as practicable to and parallel with, the left boundary of the carriageway and headed in the direction of the movement of traffic on the side of the thoroughfare on which the vehicle is parked;
- (b) in the case of a one-way carriageway, so that it is as near as practicable to and parallel with either boundary of the carriageway and headed in the direction of the movement of traffic on the side of the thoroughfare on which the vehicle is parked;
- (c) so that at least 3 metres of the width of the carriageway lies between the vehicle and the farther boundary of the carriageway, or any continuous line or median strip, or between the vehicle and a vehicle parked on the farther side of the carriageway;
- (d) so that the front and the rear of the vehicle respectively is not less than 1 metre from any other vehicle, except a motorcycle without a trailer, or a bicycle parked in accordance with this local law; and
- (e) so that it does not obstruct any vehicle on the carriageway,

unless otherwise indicated on a parking regulation sign or markings on the roadway.

(2) In this clause, 'continuous dividing line' means—

- (a) a single continuous dividing line only;
- (b) a single continuous dividing line to the left or right of a broken dividing line; or
- (c) 2 parallel continuous dividing lines.

##### 4.3 When parallel and right-angled parking apply

Where a traffic sign associated with a parking area is not inscribed with the words 'angle parking' (or with an equivalent symbol depicting this purpose), then unless a sign associated with the parking area indicates, or marks on the carriageway indicate, that vehicles have to park in a different position, where the parking area is—

- (a) adjacent to the boundary of a carriageway, a person parking a vehicle in the parking area shall park it as near as practicable to and parallel with that boundary; and
- (b) at or near the centre of the carriageway, a person parking a vehicle in that parking area shall park it at approximately right angles to the centre of the carriageway.

##### 4.4 When angle parking applies

(1) This clause does not apply to—

- (a) a passenger vehicle or a commercial vehicle with a mass including any load, of over three tonnes; or
- (b) a person parking either a motor cycle without a trailer or a bicycle.

(2) Where a sign associated with a parking area is inscribed with the words 'angle parking' (or with an equivalent symbol depicting this purpose), a person parking a vehicle in the area shall park the

vehicle at an angle of approximately 45 degrees to the centre of the carriageway unless otherwise indicated by the inscription on the parking sign or by marks on the carriageway.

#### 4.5 General prohibitions on parking

- (1) (a) This clause does not apply to a vehicle parked in a parking stall nor to a bicycle in a bicycle rack.
- (b) Subclauses (2)(c), (e) and (g) do not apply to a vehicle which parks in a bus embayment.
- (2) Subject to any law relating to intersections with traffic control signals a person shall not park a vehicle so that any portion of the vehicle is—
- (a) between any other stationary vehicles and the centre of the carriageway;
  - (b) on or adjacent to a median strip;
  - (c) obstructing a right of way, private drive or carriageway or so close as to deny a vehicle reasonable access to or egress from the right of way, private drive or carriageway;
  - (d) alongside or opposite any excavation, works, hoarding, scaffolding or obstruction on the carriageway, if the vehicle would obstruct traffic;
  - (e) on or within 10 metres of any portion of a carriageway bounded by a traffic island;
  - (f) on any footpath or pedestrian crossing;
  - (g) between the boundaries of a carriageway and any double longitudinal line consisting of two continuous lines or between a double longitudinal line consisting of a continuous line and a broken or dotted line and the boundary of a carriageway nearer to the continuous line, unless there is a distance of at least 3 metres clear between the vehicle and the double longitudinal line;
  - (h) on an intersection, except adjacent to a carriageway boundary that is not broken by an intersecting carriageway;
  - (i) within 1 metre of a fire hydrant or fire plug, or of any sign or mark indicating the existence of a fire hydrant or fire plug;
  - (j) within 3 metres of a public letter pillar box, unless the vehicle is being used for the purposes of collecting postal articles from the pillar box; or
  - (k) within 10 metres of the nearer property line of any thoroughfare intersecting the thoroughfare on the side on which the vehicle is parked,
- unless a sign or markings on the carriageway indicate otherwise.
- (3) A person shall not park a vehicle so that any portion of the vehicle is within 10 metres of the departure side of—
- (a) a sign inscribed with the words 'Bus Stop' or 'Hail Bus Here' (or with equivalent symbols depicting these purposes) unless the vehicle is a bus stopped to take up or set down passengers; or
  - (b) a children's crossing or pedestrian crossing.
- (4) A person shall not park a vehicle so that any portion of the vehicle is within 20 metres of the approach side of—
- (a) a sign inscribed with the words 'Bus Stop' or 'Hail Bus Here' (or with equivalent symbols depicting these purposes) unless the vehicle is a bus stopped to take up or set down passengers;
  - (b) a children's crossing or pedestrian crossing.
- (5) A person shall not park a vehicle so that any portion of the vehicle is within 20 metres of either the approach side or the departure side of the nearest rail of a railway level crossing.

#### 4.6 Authorized person may order vehicle on thoroughfare to be moved

The driver of a vehicle shall not park that vehicle on any part of a thoroughfare in contravention of this local law after an Authorized Person has directed the driver to move it.

#### 4.7 Authorized person may mark tyres

- (1) An Authorized Person may mark the tyres of a vehicle parked in a parking facility with chalk or any other non-indelible substance for a purpose connected with or arising out of his or her duties or powers.
- (2) A person shall not remove a mark made by an Authorized Person so that the purpose of the affixing of such a mark is defeated or likely to be defeated.

#### 4.8 No movement of vehicles to avoid time limitation

- (1) Where the parking of vehicles in a parking facility is permitted for a limited time, a person shall not move a vehicle within the parking facility so that the total time of parking exceeds the maximum time allowed for parking in the parking facility.
- (2) Where the parking of vehicles in a thoroughfare is permitted for a limited time, a person shall not move a vehicle along that thoroughfare so that the total time of parking exceeds the maximum time permitted, unless the vehicle has first been removed from the thoroughfare for at least two hours.

#### 4.9 No parking of vehicles exposed for sale and in other circumstances

A person shall not park a vehicle on any portion of a thoroughfare—

- (a) for the purpose of exposing it for sale;
- (b) if that vehicle is not licensed under the Road Traffic Act;

- (c) if that vehicle is a trailer or a caravan unattached to a motor vehicle; or
- (d) for the purpose of effecting repairs to it, other than the minimum repairs necessary to enable the vehicle to be moved to a place other than a thoroughfare.

#### 4.10 Parking on private land

- (1) In this clause a reference to 'land' does not include land—
- (a) which belongs to the local government;
  - (b) of which the local government is the management body under the *Land Administration Act 1997*;
  - (c) which is an 'otherwise unvested facility' within section 3.53 of the Act;
  - (d) which is the subject of an agreement referred to in subclause 1.5(2); or
  - (e) which is identified in Schedule 3.
- (2) A person shall not park a vehicle on land without the consent of the owner or occupier of the land on which the vehicle is parked.
- (3) Where the owner or occupier of the land, by a sign referable to that land or otherwise, consents to the parking of vehicles of a specified class or classes on the land for a limited period, a person shall not park a vehicle on the land otherwise than in accordance with the consent.

#### 4.11 Parking on reserves

No person other than an employee of the local government in the course of his or her duties or a person authorized by the local government shall drive or park a vehicle upon or over any portion of a reserve other than upon an area specifically set aside for that purpose.

#### 4.12 Suspension of parking limitations for urgent, essential or official duties

- (1) Where by a sign the parking of vehicles is permitted for a limited time on a portion of a thoroughfare or parking facility, the local government, the CEO or an Authorized Person may, subject to the Code, permit a person to park a vehicle in that portion of the thoroughfare or parking facility for longer than the permitted time in order that the person may carry out urgent, essential or official duties.
- (2) Where permission is granted under subclause (1), the local government, the CEO or an Authorized Person may prohibit the use by any other vehicle of that portion of the thoroughfare or parking facility to which the permission relates, for the duration of that permission.

### PART 5—PARKING AND STOPPING GENERALLY

#### 5.1 No stopping and no parking signs, and yellow edge lines

- (1) No stopping  
A driver shall not stop on a length of carriageway, or in an area, to which a 'no stopping' sign applies.
- (2) No parking  
A driver shall not stop on a length of carriageway or in an area to which a 'no parking' sign applies, unless the driver is—
- (a) dropping off, or picking up, passengers or goods;
  - (b) does not leave the vehicle unattended; and
  - (c) completes the dropping off, or picking up, of the passengers or goods within 2 minutes of stopping and drives on.
- 'unattended', in relation to a vehicle, means that the driver has left the vehicle so that the driver is more than 3 metres from the closest point of the vehicle.
- (3) No stopping on a carriageway with yellow edge lines  
A driver shall not stop at the side of a carriageway marked with a continuous yellow edge line.

### PART 6—STOPPING IN ZONES FOR PARTICULAR VEHICLES

#### 6.1 Stopping in a loading zone

- A person shall not stop a vehicle in a loading zone unless it is—
- (a) a motor vehicle used for commercial or trade purposes engaged in the picking up or setting down of goods; or
  - (b) a motor vehicle taking up or setting down passengers,
- but, in any event, shall not remain in that loading zone—
- (c) for longer than a time indicated on the 'loading zone' sign; or
  - (d) longer than 30 minutes (if no time is indicated on the sign).

#### 6.2 Stopping in a taxi zone or a bus zone

- (1) A driver shall not stop in a taxi zone, unless the driver is driving a taxi.
- (2) A driver shall not stop in a bus zone unless the driver is driving a public bus, or a bus of a type that is permitted to stop at the bus zone by information on or with the 'bus zone' sign applying to the bus zone.

#### 6.3 Stopping in a mail zone

A person shall not stop a vehicle in a mail zone.



#### 6.4 Other limitations in zones

A person shall not stop a vehicle in a zone to which a traffic sign applies if stopping the vehicle would be contrary to any limitation in respect to classes of persons or vehicles, or specific activities allowed, as indicated by additional words on a traffic sign that applies to the zone.

### PART 7—OTHER PLACES WHERE STOPPING IS RESTRICTED

#### 7.1 Stopping in a shared zone

A driver shall not stop in a shared zone unless—

- (1) the driver stops at a place on a length of carriageway, or in an area, to which a parking control sign applies and the driver is permitted to stop at that place under this local law;
- (2) the driver stops in a parking bay and the driver is permitted to stop in the parking bay under this local law;
- (3) the driver is dropping off, or picking up, passengers or goods; or
- (4) the driver is engaged in door-to-door delivery or collection of goods, or in the collection of waste or garbage.

#### 7.2 Double parking

(1) A driver shall not stop a vehicle so that any portion of the vehicle is between any other stopped vehicle and the centre of the carriageway.

(2) This clause does not apply to—

- (a) a driver stopped in traffic; or
- (b) a driver angle parking on the side of the carriageway or in a median strip parking area, in accordance with this local law.

#### 7.3 Stopping near an obstruction

A driver shall not stop on a carriageway near an obstruction on the carriageway in a position that further obstructs traffic on the carriageway.

#### 7.4 Stopping on a bridge or in a tunnel, etc.

(1) A driver shall not stop a vehicle on a bridge, causeway, ramp or similar structure unless—

- (a) the carriageway is at least as wide on the structure as it is on each of the approaches and a traffic sign does not prohibit stopping or parking; or
- (b) the driver stops at a place on a length of carriageway, or in an area, to which a parking control sign applies and the driver is permitted to stop at that place under this local law.

(2) A driver shall not stop a vehicle in a tunnel or underpass unless—

- (a) the carriageway is at least as wide in the tunnel or underpass as it is on each of the approaches and a traffic sign does not prohibit stopping or parking; or
- (b) the driver of a motor vehicle stops at a bus stop, or in a bus zone or parking area marked on the carriageway, for the purpose of setting down or taking up passengers.

#### 7.5 Stopping on crests, curves, etc.

(1) Subject to subclause (2), a driver shall not stop a vehicle on, or partly on, a carriageway, in any position where it is not visible to the driver of an overtaking vehicle, from a distance of 50 metres within a built-up area, and from a distance of 150 metres outside a built-up area.

(2) A driver may stop on a crest or curve on a carriageway that is not in a built-up area if the driver stops at a place on the carriageway, or in an area, to which a parking control sign applies and the driver is permitted to stop at that place under this local law.

#### 7.6 Stopping near a fire hydrant etc.

(1) A driver shall not stop a vehicle so that any portion of the vehicle is within one metre of a fire hydrant or fire plug, or of any sign or mark indicating the existence of a fire hydrant or fire plug, unless—

- (a) the driver is driving a public bus, and the driver stops in a bus zone or at a bus stop and does not leave the bus unattended; or
- (b) the driver is driving a taxi, and the driver stops in a taxi zone and does not leave the taxi unattended.

(2) In this clause a driver leaves the vehicle 'unattended' if the driver leaves the vehicle so the driver is over 3 metres from the closest point of the vehicle.

#### 7.7 Stopping at or near a bus stop

(1) A driver shall not stop a vehicle so that any portion of the vehicle is within 20 metres of the approach side of a bus stop, or within 10m of the departure side of a bus stop, unless—

- (a) the vehicle is a public bus stopped to take up or set down passengers; or
- (b) the driver stops at a place on a length of carriageway, or in an area, to which a parking control sign applies and the driver is permitted to stop at that place under this local law.

(2) In this clause—

- (a) distances are measured in the direction in which the driver is driving; and
- (b) a trailer attached to a public bus is deemed to be a part of the public bus.

#### **7.8 Stopping on a path, median strip, or traffic island**

The driver of a vehicle (other than a bicycle or an animal) shall not stop so that any portion of the vehicle is on a path, traffic island or median strip, unless the driver stops in an area, to which a parking control sign applies and the driver is permitted to stop at that place under this local law.

#### **7.9 Stopping on verge**

(1) A person shall not—

- (a) stop a vehicle (other than a bicycle);
- (b) stop a commercial vehicle or bus, or a trailer or caravan unattached to a motor vehicle; or
- (c) stop a vehicle during any period when the stopping of vehicles on that verge is prohibited by a sign adjacent and referable to that verge,

so that any portion of it is on a verge.

(2) Subclause (1)(a) does not apply to the person if he or she is the owner or occupier of the premises adjacent to that verge, or is a person authorised by the occupier of those premises to stop the vehicle so that any portion of it is on the verge.

(3) Subclause (1)(b) does not apply to a commercial vehicle when it is being loaded or unloaded with reasonable expedition with goods, merchandise or materials collected from or delivered to the premises adjacent to the portion of the verge on which the commercial vehicle is parked, provided no obstruction is caused to the passage of any vehicle or person using a carriageway or a path.

#### **7.10 Obstructing access to and from a path, driveway, etc.**

(1) A driver shall not stop a vehicle so that any portion of the vehicle is in front of a path, in a position that obstructs access by vehicles or pedestrians to or from that path, unless—

- (a) the driver is dropping off, or picking up, passengers; or
- (b) the driver stops in a parking stall and the driver is permitted to stop in the parking stall under this local law.

(2) A driver shall not stop a vehicle on or across a driveway or other way of access for vehicles travelling to or from adjacent land, unless—

- (a) the driver is dropping off, or picking up, passengers; or
- (b) the driver stops in a parking stall and the driver is permitted to stop in the parking stall under this local law.

#### **7.11 Stopping near a letter box**

A driver shall not stop a vehicle so that any portion of the vehicle is within 3 metres of a public letter box, unless the driver—

- (a) is dropping off, or picking up, passengers or mail; or
- (b) stops at a place on a length of carriageway, or in an area, to which a parking control sign applies and the driver is permitted to stop at that place under this local law.

#### **7.12 Stopping on a carriageway—heavy and long vehicles**

(1) A person shall not park a vehicle or any combination of vehicles, that, together with any projection on, or load carried by, the vehicle or combination of vehicles, is 7.5 metres or more in length or exceeds a GVM of 4.5 tonnes—

- (a) on a carriageway in a built-up area, for any period exceeding one hour, unless engaged in the picking up or setting down of goods; or
- (b) on a carriageway outside a built-up area, except on the shoulder of the carriageway, or in a truck bay or other area set aside for the parking of goods vehicles.

(2) Nothing in this clause mitigates the limitations or condition imposed by any other clause or by any local law or traffic sign relating to the parking or stopping of vehicles.

#### **7.13 Stopping on a carriageway with a bicycle parking sign**

The driver of a vehicle (other than a bicycle) shall not stop on a length of carriageway to which a 'bicycle parking' sign applies, unless the driver is dropping off, or picking up, passengers.

#### **7.14 Stopping on a carriageway with motor cycle parking sign**

The driver of a vehicle shall not stop on a length of carriageway, or in an area, to which a 'motor cycle parking' sign applies, or an area marked 'M/C' unless—

- (a) the vehicle is a motor cycle; or
- (b) the driver is dropping off, or picking up, passengers.

#### **7.15 Stopping in a parking stall for people with disabilities**

(1) A driver shall not stop in a parking area for people with disabilities unless—

- (a) the driver's vehicle displays an ACROD sticker; and
- (b) either the driver or the passenger in that vehicle is a person with disabilities.

(2) In this clause a 'parking area for people with disabilities' is a length or area—

- (a) to which a 'permissive parking' sign displaying a people with disabilities symbol applies;
- (b) to which a 'people with disabilities parking' sign applies;
- (c) indicated by a road marking (a 'people with disabilities road marking') that consists of, or includes, a people with disabilities symbol; or

- (d) set aside within a parking region as a 'parking stall for use of a disabled person' under the *Local Government (Parking for Disabled Persons) Regulations 1988*.

#### PART 8—MISCELLANEOUS

##### 8.1 Removal of notices on vehicle

A person, other than the driver of the vehicle or a person acting under the direction of the driver of the vehicle, shall not remove from the vehicle any notice put on the vehicle by an Authorized Person.

##### 8.2 Unauthorized signs and defacing of signs

A person shall not without the authority of the local government—

- (a) mark, set up or exhibit a sign purporting to be or resembling a sign marked, set up or exhibited by the local government under this local law;
- (b) remove, deface or misuse a sign or property, set up or exhibited by the local government under this local law or attempt to do any such act; or
- (c) affix a board, sign, placard, notice or other thing to or paint or write upon any part of a sign set up or exhibited by the local government under this local law.

##### 8.3 Signs must be complied with

An inscription or symbol on a sign operates and has effect according to its tenor and a person contravening the direction on a sign commits an offence under this local law.

##### 8.4 General provisions about signs

- (1) A sign marked, erected, set up, established or displayed on or near a thoroughfare is, in the absence of evidence to the contrary presumed to be a sign marked, erected, set up, established or displayed under the authority of this local law.
- (2) The first three letters of any day of the week when used on a sign indicate that day of the week.

##### 8.5 Special purpose and emergency vehicles

Notwithstanding anything to the contrary in this local law, the driver of—

- (1) a special purpose vehicle may, only in the course of his or her duties and when it is expedient and safe to do so, stop, or park the vehicle in any place, at any time; and
- (2) an emergency vehicle may, in the course of his or her duties and when it is expedient and safe to do so or where he or she honestly and reasonably believes that it is expedient and safe to do so, stop, or park the vehicle at any place, at any time.

##### 8.6 Vehicles not to obstruct a public place

- (1) A person shall not leave a vehicle, or any part of a vehicle, in a public place so that it obstructs the use of any part of that public place without the permission of the local government or unless authorized under any written law.
- (2) A person will not contravene subclause (1) where the vehicle is left for a period not exceeding 24 hours.

#### PART 9—PENALTIES

##### 9.1 Offences and penalties

- (1) Any person who fails to do anything required or directed to be done under this local law, or who does anything which under this local law that person is prohibited from doing, commits an offence.
- (2) An offence against any provision of this local law is a prescribed offence for the purposes of section 9.16(1) of the Act.
- (3) Any person who commits an offence under this local law shall be liable, upon conviction, to a penalty not exceeding \$5,000, and if the offence is of a continuing nature, to an additional penalty not exceeding \$500 for each day or part of a day during which the offence has continued.
- (4) The amount appearing in the final column of Schedule 2 directly opposite a clause specified in that Schedule is the modified penalty for an offence against that clause.

##### 9.2 Form of notices

For the purposes of this local law—

- (a) the form of the notice referred to in section 9.13 of the Act is that of Form 1 in Schedule 1 of the *Local Government (Functions and General) Regulations 1996*;
- (b) the form of the infringement notice referred to in section 9.17 of the Act is that of Form 2 in Schedule 1 of the *Local Government (Functions and General) Regulations 1996*;
- (c) the form of the infringement withdrawal notice referred to in section 9.20 of the Act is that of Form 3 in Schedule 1 of the *Local Government (Functions and General) Regulations 1996*.

*Schedule 1*

PARKING AND PARKING FACILITIES LOCAL LAW 2008

**PARKING REGION**

The parking region is the whole of the district, but excludes the following portions of the district—

- (1) the approach and departure prohibition areas of all existing and future traffic control signal installations as determined by the Commissioner of Main Roads;
- (2) prohibition areas applicable to all existing and future bridges and subways as determined by the Commissioner of Main Roads; and
- (3) any road which comes under the control of the Commissioner of Main Roads unless the control of parking and parking facilities on that road is carried out subject to the control and direction of the Commissioner of Main Roads or has been delegated by the Commissioner to the local government.

*Schedule 2*

PRESCRIBED OFFENCES

**PARKING AND PARKING FACILITIES LOCAL LAW 2008**

<b>Item No.</b>	<b>Clause No.</b>	<b>Nature of Offence</b>	<b>Modified Penalty \$</b>
1	2.2	Failure to pay fee for metered space	55
2	2.3	Parking in excess of period shown on metered space	40
3	2.4	Parking when meter has expired	55
4	2.6(1)	Failure to park wholly within metered space	40
5	2.6(3)	Parking outside metered zone	40
6	2.7	Non-permitted insertion in parking meter	55
7	2.8	Failure to display ticket clearly in metered zone	50
8	2.9	Parking or attempting to park a vehicle in a metered space occupied by another vehicle	40
9	2.10	Parking contrary to a meter hood	50
10	3.2	Failure to park wholly within parking stall	60
11	3.2(4)	Failure to park wholly within parking area	60
12	3.3	Failure to pay parking station fee	55
13	3.5	Leaving without paying parking station fee	55
14	3.7	Failure to display ticket clearly in parking station	50
15	3.8(1)(a)	Causing obstruction in parking station	50
16	3.8(1)(b)	Parking contrary to sign in parking station	50
17	3.8(1)(b)	Parking a vehicle in a parking station for the disabled	120
18	3.8(1)(c)	Parking contrary to directions of Authorized Person	60
19	3.8(1)(d)	Parking or attempting to park a vehicle in a parking stall occupied by another vehicle	40
20	4.1(1)(a)	Parking wrong class of vehicle	40
21	4.1(1)(b)	Parking by persons of a different class	45
22	4.1(1)(c)	Parking during prohibited period	45
23	4.1(3)(a)	Parking in no parking area	60
24	4.1(3)(b)	Parking contrary to signs or limitations	60
25	4.1(3)(c)	Parking vehicle in motor cycle only area	60
26	4.1(4)	Parking motor cycle in stall not marked 'M/C'	60
27	4.1(5)	Parking without permission in an area designated for 'Authorised Vehicles Only'	60
28	4.2(1)(a)	Failure to park on the left of two-way carriageway	60
29	4.2(1)(b)	Failure to park on boundary of one-way carriageway	60
30	4.2(1)(a) or 4.2(1)(b)	Parking against the flow of traffic	60
31	4.2(1)(c)	Parking when distance from farther boundary less than 3 metres	45
32	4.2(1)(d)	Parking closer than 1 metre from another vehicle	40



Item No.	Clause No.	Nature of Offence	Modified Penalty \$
33	4.2(1)(e)	Causing obstruction	60
34	4.3(b)	Failure to park at approximate right angle	60
35	4.4(2)	Failure to park at an appropriate angle	60
36	4.5(2)(a) and 7.2	Double parking	60
37	4.5(2)(b)	Parking on or adjacent to a median strip	60
38	4.5(2)(c)	Denying access to private drive or right of way	60
39	4.5(2)(d)	Parking beside excavation or obstruction so as to obstruct traffic	60
40	4.5(2)(e)	Parking within 10 metres of traffic island	60
41	4.5(2)(f)	Parking on footpath/pedestrian crossing	60
42	4.5(2)(g)	Parking contrary to continuous line markings	60
43	4.5(2)(h)	Parking on intersection	60
44	4.5(2)(i)	Parking within 1 metre of fire hydrant or fire plug	60
45	4.5(2)(j)	Parking within 3 metres of public letter box	60
46	4.5(2)(k)	Parking within 10 metres of intersection	60
47	4.5(3)(a) or (b)	Parking vehicle within 10 metres of departure side of bus stop, children's crossing or pedestrian crossing	60
48	4.5(4)(a) or (b)	Parking vehicle within 20 metres of approach side of bus stop, children's crossing or pedestrian crossing	60
49	4.5(5)	Parking vehicle within 20 metres of approach side or departure side of railway level crossing	60
50	4.6	Parking contrary to direction of Authorized Person	60
51	4.7(2)	Removing mark of Authorized Person	60
52	4.8	Moving vehicle to avoid time limitation	60
53	4.9(a)	Parking in thoroughfare for purpose of sale	60
54	4.9(b)	Parking unlicensed vehicle in thoroughfare	60
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57	4.10(1) or (2)	Parking on land that is not a parking facility without consent	60
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75	7.10	Obstructing path, a driveway etc	60
76	7.11	Stopping near letter box	60
77	7.12	Stopping heavy or long vehicles on carriageway	60
78	7.13	Stopping in bicycle parking area	60

4288

GOVERNMENT GAZETTE, WA

16 September 2008

Item No.	Clause No.	Nature of Offence	Modified Penalty \$
79	7.14	Stopping in motorcycle parking area	60
80	7.15	Stopping in disabled parking area	120
81	8.6	Leaving vehicle so as to obstruct a public place	60
82		All other offences not specified	60

*Schedule 3*  
DEEMED PARKING STATIONS  
PARKING AND PARKING FACILITIES LOCAL LAW 2008

Dated—

The Common Seal of the Shire of Northam was hereto affixed by the authority of a resolution of the Council in the presence of—

Cr S. B. POLLARD, Shire President.

G. BRENNAN, Acting Chief Executive Officer.

## Attachment 2

30 June 2009

GOVERNMENT GAZETTE, WA

2623

### 2. Commencement

These regulations come into operation as follows —

- (a) regulations 1 and 2 — on the day on which these regulations are published in the *Gazette*;
- (b) the rest of the regulations — on the day after that day.

### 3. Regulations amended

These regulations amend the *Electricity (Licensing) Regulations 1991*.

### 4. Regulation 49 amended

In regulation 49(1):

- (a) in paragraph (b) delete “time,” and insert:  
  
time.
- (b) delete the passage that begins with “and the following” and continues to the end of the subregulation.

By Command of the Lieutenant-Governor and  
deputy of the Governor,

R. KENNEDY, Clerk of the Executive Council.

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## LOCAL GOVERNMENT

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LG301\*

### LOCAL GOVERNMENT ACT 1995

*Shire of Northam*

#### PARKING AND PARKING FACILITIES AMENDMENT LOCAL LAW 2009

Under the powers conferred by the *Local Government Act 1995* and under all other powers enabling it, the Council of the Shire of Northam resolved on 17 June 2009 to make the following local law.

#### 1. Citation

This local law may be cited as the Shire of Northam Parking and Parking Facilities Amendment Local Law 2009.

#### 2. Principal Local Law

In this local law, the Shire of Northam Parking and Parking Facilities Local Law 2008 published in the *Government Gazette* on 16 September 2008 is referred to as the principal local law. The principal local law is amended as follows—

#### 3. Clause 2.1 deleted

Delete clause 2.1 and substitute the following clause—

##### 2.1 Determination of metered zones

- (1) The local government may by resolution constitute, determine and vary metered spaces and metered zones.

- (2) In respect of metered spaces and metered zones the local government may by resolution determine—
- (a) permitted times and conditions of parking depending on and varying with the locality;
  - (b) classes of vehicles which are permitted to park;
  - (c) the amount payable for parking; and
  - (d) the manner of parking.
- (3) Where the local government makes a determination under subsections (1) and (2) it shall erect signs to give effect to the determination.

**4. Clause 3.1 deleted**

Delete clause 3.1 and substitute the following clause—

**3.1 Determination of parking stalls and parking stations**

- (1) The local government may by resolution constitute, determine and vary—
- (a) parking stalls;
  - (b) parking stations;
  - (c) permitted time and conditions of parking in parking stalls and parking stations which may vary with the locality;
  - (d) permitted classes of vehicles which may park in parking stalls and parking stations;
  - (e) permitted classes of persons who may park in specified parking stalls or parking stations; and
  - (f) the manner of parking in parking stalls and parking stations.
- (2) Where the local government makes a determination under subsection (1) it shall erect signs to give effect to the determination.

Dated: 17 June 2009.

The Common Seal of the Shire of Northam was affixed under the authority of a resolution of Council in the presence of—

Cr S. B. POLLARD, Shire President.  
N. A. HALE, Chief Executive Officer.

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## ROTTNEST ISLAND AUTHORITY

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RX301\*

Rottnest Island Authority Act 1987

### Rottnest Island (Management Plan) Approval Notice 2009

Given by the Minister under section 24 of the Act.

**1. Citation**

This notice is the *Rottnest Island (Management Plan) Approval Notice 2009*.

**2. Notice of approval**

The Minister gives notice that the Rottnest Island Management Plan 2009–2014 has been approved, with modifications made by the Minister under section 23 of the Act.

### Attachment 3

LOCAL GOVERNMENT ACT 1995

*Shire of Northam*  
{insert name of local government}

PARKING AND PARKING FACILITIES LOCAL LAW ~~{INSERT YEAR}~~2016



LOCAL GOVERNMENT ACT 1995

*Shire of Northam*

{Insert name of local government}

PARKING AND PARKING FACILITIES LOCAL LAW {INSERT YEAR}2016

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## LOCAL GOVERNMENT ACT 1995

~~{insert name of local government}~~ Shire of Northam

### PARKING AND PARKING FACILITIES LOCAL LAW ~~{INSERT YEAR}~~2016

Under the powers conferred by the *Local Government Act 1995* and under all other powers enabling it, the Council of the ~~{insert name of local government}~~ Shire of Northam resolved on ~~{insert date}~~ to make the following local law:

#### PART 1 - PRELIMINARY

##### 1.1 Citation

This local law may be cited as the ~~{insert name of local government}~~ Shire of Northam *Parking and Parking Facilities Local Law* ~~{insert year}~~2016.

##### 1.2 Commencement

**This local law comes into operation 14 days after the date of publication in the *Government Gazette*.**

##### 1.3 Repeal

The Shire of Northam *Parking and Parking Facilities Local Law 2008* ~~{insert name of local government and name of local law to be repealed}~~ published in the *Government Gazette* on ~~{insert date}~~ is repealed.

The Shire of Northam *Parking and Parking Facilities Amendment Local Law 2009* published in the *Government Gazette* on ~~{insert date}~~ is repealed.

##### 1.4 Interpretation

In this local law unless the context otherwise requires –

*Act* means the *Local Government Act 1995*;

*authorized person* means a person appointed by the local government under section 9.10 of the Act, to perform any of the functions of an authorized person under this local law;

*authorised vehicle* means a vehicle authorised by the local government, CEO, authorized person or by any written law to park on a thoroughfare or parking facility;

*bicycle* has the meaning given to it by the Code;

*bicycle path* has the meaning given to it by the Code;

*bus* has the meaning given to it by the Code;

*bus embayment* has the meaning given to it by the Code;

**bus stop** has the meaning given to it by the Code;

**bus zone** has the meaning given to it by the Code;

**caravan** means a vehicle that is fitted or designed to allow human habitation and which is drawn by another vehicle, or which is capable of self-propulsion;

**carriageway** means a portion of thoroughfare that is improved, designed or ordinarily used for vehicular traffic and includes the shoulders, and areas, including embayments, at the side or centre of the carriageway, used for the stopping or parking of vehicles; and where a thoroughfare has two or more of those portions divided by a median strip, the expression means each of those portions, separately;

**centre** in relation to a carriageway, means a line or a series of lines, marks or other indications –

- (a) for a two-way carriageway – placed so as to delineate vehicular traffic travelling in different directions; or
- (b) in the absence of any such lines, marks or other indications – the middle of the main, travelled portion of the carriageway;

**children's crossing** has the meaning given to it by the Code;

**CEO** means the Chief Executive Officer of the local government;

**Code** means the *Road Traffic Code 2000*;

**commercial vehicle** means a motor vehicle constructed for the conveyance of goods or merchandise, or for the conveyance of materials used in any trade, business, industry or work whatsoever, other than a motor vehicle for the conveyance of passengers, and includes any motor vehicle that is designed primarily for the carriage of persons, but which has been fitted or adapted for the conveyance of the goods, merchandise or materials referred to, and is in fact used for that purpose;

**disability parking permit** means a current document issued by the National Disability Service (ACN 008 445 485), consisting of –

- (a) an Australian Disability Parking Permit; and
- (b) an ACROD Parking Program Card;

**district** means the district of the local government;

**driver** means any person driving or in control of a vehicle;

**edge line** for a carriageway means a line marked along the carriageway at or near the far left or the far right of the carriageway;

**emergency vehicle** has the meaning given to it by the Code;

**footpath** has the meaning given to it by the Code;

**GVM** (which stands for gross vehicle mass) has the meaning given to it by the Code;



**Loading Zone** means a parking stall which is set aside for use by commercial vehicles if there is a sign referable to that stall marked "Loading Zone";

**local government** means the *Shire of Northam* ~~{insert name of local government}~~;

**mail zone** has the meaning given to it by the Code;

**median strip** has the meaning given to it by the Code;

**motorcycle** has the meaning given to it by the Code;

**motor vehicle** means a self-propelled vehicle that is not operated on rails; and the expression includes a trailer, semi-trailer or caravan while attached to a motor vehicle, but does not include a power assisted pedal cycle;

**no parking area** has the meaning given to it by the Code;

**no parking sign** means a sign with the words "no parking" in red letters on a white background, or the letter "P" within a red annulus and a red diagonal line across it on a white background;

**no stopping area** has the meaning given to it by the Code;

**no stopping sign** means a sign with the words "no stopping" or "no standing" in red letters on a white background or the letter "S" within a red annulus and a red diagonal line across it on a white background;

**occupier** has the meaning given to it by the Act;

**owner**

- (a) where used in relation to a vehicle licensed under the Road Traffic Act, means the person in whose name the vehicle has been registered under that Road Traffic Act;
- (b) where used in relation to any other vehicle, means the person who owns, or is entitled to possession of that vehicle; and
- (c) where used in relation to land, has the meaning given to it by the Act;

**park**, in relation to a vehicle, means to permit a vehicle, whether attended or not by any person, to remain stationary except for the purpose of –

- (a) avoiding conflict with other traffic; or
- (b) complying with the provisions of any law; or
- (c) taking up or setting down persons or goods (maximum of 2 minutes);

**parking area** has the meaning given to it by the Code;

**parking facilities** includes land, buildings, shelters, parking stalls and other facilities open to the public generally for the parking of vehicles and signs, notices and facilities used in connection with the parking of vehicles;



**parking region** means the area described in Schedule 1;

**parking stall** means a section or part of a thoroughfare or of a parking station which is marked or defined by painted lines, metallic studs, coloured bricks or pavers or similar devices for the purpose of indicating where a vehicle may be parked;

**parking station** means any land, or structure provided for the purpose of accommodating vehicles;

**pedestrian crossing** has the meaning given to it by the Code;

**public place** means any place to which the public has access whether or not that place is on private property;

**reserve** means any land:

- (a) which belongs to the local government;
- (b) of which the local government is the management body under the *Land Administration Act 1997*; or
- (c) which is an “otherwise unvested facility” within section 3.53 of the Act;

**Road Traffic Act** means the *Road Traffic Act 1974*;

**Schedule** means a Schedule to this local law;

**shared zone** has the meaning given to it by the Code;

**sign** includes a traffic sign, inscription, road marking, mark, structure or device approved by the local government on which may be shown words, numbers, expressions or symbols, and which is placed on or near a thoroughfare or within a parking station or reserve for the purpose of prohibiting, regulating, guiding, directing or restricting the parking of vehicles;

**special purpose vehicle** has the meaning given to it by the Code;

**stop** in relation to a vehicle means to stop a vehicle and permit it to remain stationary, except for the purposes of avoiding conflict with other traffic or of complying with the provisions of any law;

**symbol** includes any symbol specified by Australian Standard 1742.11-1999 and any symbol specified from time to time by Standards Australia for use in the regulation of parking and any reference to the wording of any sign in this local law shall be also deemed to include a reference to the corresponding symbol;

**taxi** means a taxi within the meaning of the *Taxi Act 1994* or a taxi-car in section 47Z of the *Transport Co-ordination Act 1966*;

**taxi zone** has the meaning given to it by the Code;

**thoroughfare** has the meaning given to it by the Act;

**traffic island** has the meaning given to it by the Code;

*trailer* means any vehicle without motive power of its own, designed for attachment to a motor vehicle for the purpose of being towed, but does not include the rear portion of an articulated vehicle, or a side car;

*vehicle* has the meaning given to it by the Code; and

*verge* means the portion of a thoroughfare which lies between the boundary of a carriageway and the adjacent property line but does not include a footpath.

#### 1.5 Application of Particular Definitions

- (1) For the purposes of the application of the definitions 'no parking area' and 'parking area' an arrow inscribed on a traffic sign erected at an angle to the boundary of the carriageway is deemed to be pointing in the direction in which it would point, if the signs were turned at an angle of less than 90 degrees until parallel with the boundary.
- (2) Unless the context otherwise requires, where a term is used, but not defined, in this local law, and that term is defined in the Road Traffic Act or in the Code, then the term shall have the meaning given to it in that Act or the Code.

#### 1.6 Application and pre-existing signs

- (1) Subject to subclause (2), this local law applies to the parking region.
- (2) This local law does not apply to a parking facility or a parking station that is not occupied by the local government, unless the local government and the owner or occupier of that facility or station have agreed in writing that this local law will apply to that facility or station.
- (3) The agreement referred to in subclause (2) may be made on such terms and conditions as the parties may agree.
- (4) Where a parking facility or a parking station is identified in Schedule 4, then the facility or station shall be deemed to be a parking station to which this local law applies and it shall not be necessary to prove that it is the subject of an agreement referred to in subclause (2).
- (5) A sign that –
  - (a) was erected by the local government or the Commissioner of Main Roads prior to the coming into operation of this local law; and
  - (b) relates to the parking of vehicles within the parking region, shall be deemed for the purposes of this local law to have been erected by the local government under the authority of this local law.
- (6) An inscription or symbol on a sign referred to in subclause (5) operates and has effect according to its tenor, and where the inscription or symbol relates to the stopping of vehicles, it shall be deemed for the purposes of this local law to operate and have effect as if it related to the parking of vehicles.

- (7) The provisions of Parts 2, 3, and 4 do not apply to a bicycle parked at a bicycle rail or bicycle rack.

#### **1.7 Classes of vehicles**

For the purpose of this local law, vehicles are divided into classes as follows –

- (a) buses;
- (b) commercial vehicles;
- (c) motorcycles and bicycles;
- (d) taxis; and
- (e) all other vehicles.

#### **1.8 Part of thoroughfare to which sign applies**

Where under this local law the parking of vehicles in a thoroughfare is controlled by a sign, the sign shall be read as applying to that part of the thoroughfare which –

- (a) lies beyond the sign;
- (b) lies between the sign and the next sign beyond that sign; and
- (c) is on that side of the thoroughfare nearest to the sign.

#### **1.9 Powers of the local government**

The local government may, by resolution, prohibit or regulate by signs or otherwise, the stopping or parking of any vehicle or any class of vehicles in any part of the parking region but must do so consistently with the provisions of this local law.

### **PART 2 - PARKING STALLS AND PARKING STATIONS**

#### **2.1 Determination of parking stalls and parking stations**

- (1) The local government may by resolution constitute, determine and vary –
- (a) parking stalls;
  - (b) parking stations;
  - (c) permitted time and conditions of parking in parking stalls and parking stations which may vary with the locality;
  - (d) permitted classes of vehicles which may park in parking stalls and parking stations;
  - (e) permitted classes of persons who may park in specified parking stalls or parking stations; and
  - (f) the manner of parking in parking stalls and parking stations.

- (2) Where the local government makes a determination under subsection (1) it shall erect signs to give effect to the determination.

## 2.2 Vehicles to be within parking stall on thoroughfare

- (1) Subject to subclause (2), (3) and (4), a person shall not park a vehicle in a parking stall in a thoroughfare otherwise than –
- (a) parallel to and as close to the kerb as is practicable;
  - (b) wholly within the stall; and
  - (c) headed in the direction of the movement of traffic on the side of the thoroughfare in which the stall is situated.
- (2) Subject to subclause (3) where a parking stall in a thoroughfare is set out otherwise than parallel to the kerb, then a person must park a vehicle in that stall wholly within it.
- (3) If a vehicle is too long or too wide to fit completely within a single parking stall then the person parking the vehicle shall do so within the minimum number of parking stalls needed to park that vehicle.
- (4) A person shall not park a vehicle partly within and partly outside a parking area.

## 2.3 Parking prohibitions and restrictions

- (1) A person shall not –
- (d) park a vehicle so as to obstruct an entrance to, or an exit from a parking station, or an access way within a parking station;
  - (e) except with the permission of the local government or an authorised person park a vehicle on any part of a parking station contrary to a sign referable to that part;
  - (f) permit a vehicle to park on any part of a parking station, if an authorised person directs the driver of such vehicle to move the vehicle; or
  - (g) park or attempt to park a vehicle in a parking stall in which another vehicle is parked but this paragraph does not prevent the parking of a motorcycle and a bicycle together in a stall marked “M/C”, if the bicycle is parked in accordance with subclause (2).

~~(2) No person shall park any bicycle –~~

~~(a) in a parking stall other than in a stall marked “M/C”; and~~

~~(b) in such stall other than against the kerb.~~

(3) Notwithstanding the provisions of subclause (1)(b) a driver may park a vehicle in a permissive parking stall or station (except in a parking area for persons with a disability) for twice the length of time allowed, provided that –

- (a) the driver's vehicle displays a disability parking permit; and
- (b) a person with a disability to which that disability parking permit relates is either the driver of or a passenger in the vehicle.

### PART 3 - PARKING GENERALLY

#### 3.1 Restrictions on parking in particular areas

- (1) Subject to subclause (2), a person shall not park a vehicle in a thoroughfare or part of a thoroughfare, or part of a parking station –
  - (a) if by a sign it is set apart for the parking of vehicles of a different class;
  - (b) if by a sign it is set apart for the parking of vehicles by persons of a different class; or
  - (c) during any period when the parking of vehicles is prohibited by a sign.
- (2) (a) This subclause applies to a driver if –
  - (i) the driver's vehicle displays a disability parking permit; and
  - (ii) a person with a disability to which the disability parking permit relates is either the driver of the vehicle or a passenger in the vehicle.

(b) The driver may park a vehicle in a thoroughfare or a part of a thoroughfare or part of a parking station, except in a thoroughfare or a part of a thoroughfare or part of a parking station to which a disabled parking sign relates for twice the period indicated on the sign.
- (3) A person shall not park a vehicle:
  - (a) in a no parking area;
  - (b) in a parking area, except in accordance with both the signs associated with the parking area and with this local law;
  - (c) in a stall marked "M/C" unless it is a motorcycle without a sidecar or a trailer, or it is a bicycle.
- (4) ~~A person shall not park a motorcycle without a sidecar or a trailer, or a bicycle in a parking stall unless the stall is marked "M/C".~~
- (5) A person shall not, without the prior permission of the local government, the CEO, or an authorised person, park a vehicle in an area designated by a sign stating "Authorised Vehicles Only".



### 3.2 Parking vehicle on a carriageway

- (1) A person parking a vehicle on a carriageway other than in a parking stall shall park it –
  - (a) in the case of a two-way carriageway, so that it is as near as practicable to and parallel with, the left boundary of the carriageway and headed in the direction of the movement of traffic on the side of the thoroughfare on which the vehicle is parked;
  - (b) in the case of a one-way carriageway, so that it is as near as practicable to and parallel with either boundary of the carriageway and headed in the direction of the movement of traffic on the side of the thoroughfare on which the vehicle is parked;
  - (c) so that at least 3 metres of the width of the carriageway lies between the vehicle and the farther boundary of the carriageway, or any continuous line or median strip, or between the vehicle and a vehicle parked on the farther side of the carriageway;
  - (d) so that the front and the rear of the vehicle respectively is not less than 1 metre from any other vehicle, except a motorcycle without a trailer, or a bicycle parked in accordance with this local law; and
  - (e) so that it does not obstruct any vehicle on the carriageway,unless otherwise indicated on a parking regulation sign or markings on the roadway.
- (2) In this clause, 'continuous dividing line' means –
  - (a) a single continuous dividing line only;
  - (b) a single continuous dividing line to the left or right of a broken dividing line; or
  - (c) 2 parallel continuous dividing lines.

### 3.3 When parallel and right-angled parking apply

Where a traffic sign associated with a parking area is not inscribed with the words “angle parking” (or with an equivalent symbol depicting this purpose), then unless a sign associated with the parking area indicates, or marks on the carriageway indicate, that vehicles have to park in a different position, where the parking area is:

- (a) adjacent to the boundary of a carriageway, a person parking a vehicle in the parking area shall park it as near as practicable to and parallel with that boundary; and
- (b) at or near the centre of the carriageway, a person parking a vehicle in that parking area shall park it at approximately right angles to the centre of the carriageway.

### 3.4 When angle parking applies

- (1) This clause does not apply to:
  - (a) a passenger vehicle or a commercial vehicle with a mass including any load, of over 3 tonnes; or
  - (b) a person parking either a motor cycle without a trailer or a bicycle.
- (2) Where a sign associated with a parking area is inscribed with the words “angle parking” (or with an equivalent symbol depicting this purpose), a person parking a vehicle in the area shall park the vehicle at an angle of approximately 45 degrees to the centre of the carriageway unless otherwise indicated by the inscription on the parking sign or by marks on the carriageway.

### 3.5 General prohibitions on parking

- (1)
  - (a) This clause does not apply to a vehicle parked in a parking stall nor to a bicycle in a bicycle rack.
  - (b) Subclauses (2)(c), (e) and (g) do not apply to a vehicle which parks in a bus embayment.
- (2) Subject to any law relating to intersections with traffic control signals a person shall not park a vehicle so that any portion of the vehicle is –
  - (a) between any other stationary vehicles and the centre of the carriageway;
  - (b) on or adjacent to a median strip;
  - (c) obstructing a right of way, private drive or carriageway or so close as to deny a vehicle reasonable access to or egress from the right of way, private drive or carriageway;
  - (d) alongside or opposite any excavation, works, hoarding, scaffolding or obstruction on the carriageway, if the vehicle would obstruct traffic;
  - (e) on or within 10 metres of any portion of a carriageway bounded by a traffic island;
  - (f) on any footpath or pedestrian crossing;
  - (g) between the boundaries of a carriageway and any double longitudinal line consisting of two continuous lines or between a double longitudinal line consisting of a continuous line and a broken or dotted line and the boundary of a carriageway nearer to the continuous line, unless there is a distance of at least 3 metres clear between the vehicle and the double longitudinal line;
  - (h) on an intersection, except adjacent to a carriageway boundary that is not broken by an intersecting carriageway;

- (i) within 1 metre of a fire hydrant or fire plug, or of any sign or mark indicating the existence of a fire hydrant or fire plug;
- (j) within 3 metres of a public letter pillar box, unless the vehicle is being used for the purposes of collecting postal articles from the pillar box; or
- (k) within 10 metres of the nearer property line of any thoroughfare intersecting the thoroughfare on the side on which the vehicle is parked,

unless a sign or markings on the carriageway indicate otherwise.

- (3) A person shall not park a vehicle so that any portion of the vehicle is within 10 metres of the departure side of –
  - (a) a sign inscribed with the words “Bus Stop” or “Hail Bus Here” (or with equivalent symbols depicting these purposes) unless the vehicle is a bus stopped to take up or set down passengers; or
  - (b) a children’s crossing or pedestrian crossing.
- (4) A person shall not park a vehicle so that any portion of the vehicle is within 20 metres of the approach side of –
  - (a) a sign inscribed with the words “Bus Stop” or “Hail Bus Here” (or with equivalent symbols depicting these purposes) unless the vehicle is a bus stopped to take up or set down passengers;
  - (b) a children’s crossing or pedestrian crossing.
- (5) A person shall not park a vehicle so that any portion of the vehicle is within 20 metres of either the approach side or the departure side of the nearest rail of a railway level crossing.

### **3.6 Authorised person may order vehicle on thoroughfare to be moved**

The driver of a vehicle shall not park that vehicle on any part of a thoroughfare in contravention of this local law after an authorised person has directed the driver to move it.

### **3.7 Authorised person may mark tyres**

- (1) An authorised person may mark the tyres of a vehicle parked in a parking facility with chalk or any other non-indelible substance for a purpose connected with or arising out of his or her duties or powers.
- (2) A person shall not remove a mark made by an authorised person so that the purpose of the affixing of such a mark is defeated or likely to be defeated.

**3.8 No movement of vehicles to avoid time limitation**

- (1) Where the parking of vehicles in a parking facility is permitted for a limited time, a person shall not move a vehicle within the parking facility so that the total time of parking exceeds the maximum time allowed for parking in the parking facility.
- (2) Where the parking of vehicles in a thoroughfare is permitted for a limited time, a person shall not move a vehicle along that thoroughfare so that the total time of parking exceeds the maximum time permitted, unless the vehicle has first been removed from the thoroughfare for at least 2 hours.

**3.9 No parking of vehicles exposed for sale and in other circumstances**

A person shall not park a vehicle on any portion of a thoroughfare –

- (a) for the purpose of exposing it for sale;
- (b) if that vehicle is not licensed under the Road Traffic Act;
- (c) if that vehicle is a trailer or a caravan unattached to a motor vehicle; or
- (d) for the purpose of effecting repairs to it, other than the minimum repairs necessary to enable the vehicle to be moved to a place other than a thoroughfare.

**3.10 Parking on private land**

- (1) In this clause a reference to “land” does not include land –
  - (a) which belongs to the local government;
  - (b) of which the local government is the management body under the *Land Administration Act 1997*;
  - (c) which is an “otherwise unvested facility” within section 3.53 of the Act;
  - (d) which is the subject of an agreement referred to in clause 1.5(2); or
  - (e) which is identified in Schedule 4.
- (2) A person shall not park a vehicle on land without the consent of the owner or occupier of the land on which the vehicle is parked.
- (3) Where the owner or occupier of the land, by a sign referable to that land or otherwise, consents to the parking of vehicles of a specified class or classes on the land for a limited period, a person shall not park a vehicle on the land otherwise than in accordance with the consent.

**3.11 Parking on reserves**

No person other than an employee of the local government in the course of his or her duties or a person authorised by the local government shall drive or park a vehicle upon

or over any portion of a reserve other than upon an area specifically set aside for that purpose.

### 3.12 Suspension of parking limitations for urgent, essential or official duties

- (1) Where by a sign the parking of vehicles is permitted for a limited time on a portion of a thoroughfare or parking facility, the local government, the CEO or an authorised person may, subject to the Code, permit a person to park a vehicle in that portion of the thoroughfare or parking facility for longer than the permitted time in order that the person may carry out urgent, essential or official duties.
- (2) Where permission is granted under subclause (1), the local government, the CEO or an authorised person may prohibit the use by any other vehicle of that portion of the thoroughfare or parking facility to which the permission relates, for the duration of that permission.

## PART 4 – PARKING AND STOPPING GENERALLY

### 4.1 No stopping and no parking signs, and yellow edge lines

- (1) No stopping  
A driver shall not stop on a length of carriageway, or in an area, to which a “no stopping” sign applies.
- (2) No parking  
A driver shall not stop on a length of carriageway or in an area to which a “no parking” sign applies, unless the driver is –
  - (a) dropping off, or picking up, passengers or goods;
  - (b) does not leave the vehicle unattended; and
  - (c) completes the dropping off, or picking up, of the passengers or goods within 2 minutes of stopping and drives on.

*unattended*, in relation to a vehicle, means that the driver has left the vehicle so that the driver is more than 3 metres from the closest point of the vehicle.
- (3) No stopping on a carriageway with yellow edge lines  
A driver shall not stop at the side of a carriageway marked with a continuous yellow edge line.

## PART 5 – STOPPING IN ZONES FOR PARTICULAR VEHICLES

### 5.1 Stopping in a loading zone

A person shall not stop a vehicle in a loading zone unless it is:

- (a) a motor vehicle used for commercial or trade purposes engaged in the picking up or setting down of goods; or



- (b) a motor vehicle taking up or setting down passengers,  
but, in any event, shall not remain in that loading zone;
- (c) for longer than a time indicated on the “loading zone” sign; or
- (d) longer than 30 minutes (if no time is indicated on the sign).

#### **5.2 Stopping in a taxi zone or a bus zone**

- (1) A driver shall not stop in a taxi zone, unless the driver is driving a taxi.
- (2) A driver shall not stop in a bus zone unless the driver is driving a public bus, or a bus of a type that is permitted to stop at the bus zone by information on or with the “bus zone” sign applying to the bus zone.

#### **5.3 Stopping in a mail zone**

A person shall not stop a vehicle in a mail zone.

#### **5.4 Other limitations in zones**

A person shall not stop a vehicle in a zone to which a traffic sign applies if stopping the vehicle would be contrary to any limitation in respect to classes of persons or vehicles, or specific activities allowed, as indicated by additional words on a traffic sign that applies to the zone.

### **PART 6 – OTHER PLACES WHERE STOPPING IS RESTRICTED**

#### **6.1 Stopping in a shared zone**

A driver shall not stop in a shared zone unless –

- (a) the driver stops at a place on a length of carriageway, or in an area, to which a parking control sign applies and the driver is permitted to stop at that place under this local law;
- (b) the driver stops in a parking bay and the driver is permitted to stop in the parking bay under this local law;
- (c) the driver is dropping off, or picking up, passengers or goods; or
- (d) the driver is engaged in door-to-door delivery or collection of goods, or in the collection of waste or garbage.

#### **6.2 Double parking**

- (1) A driver shall not stop a vehicle so that any portion of the vehicle is between any other stopped vehicle and the centre of the carriageway.
- (2) This clause does not apply to –
  - (a) a driver stopped in traffic; or

- (b) a driver angle parking on the side of the carriageway or in a median strip parking area, in accordance with this local law.

**6.3 Stopping near an obstruction**

A driver shall not stop on a carriageway near an obstruction on the carriageway in a position that further obstructs traffic on the carriageway.

**6.4 Stopping on a bridge or in a tunnel, etc.**

- (1) A driver shall not stop a vehicle on a bridge, causeway, ramp or similar structure unless –
  - (a) the carriageway is at least as wide on the structure as it is on each of the approaches and a traffic sign does not prohibit stopping or parking; or
  - (b) the driver stops at a place on a length of carriageway, or in an area, to which a parking control sign applies and the driver is permitted to stop at that place under this local law.
- (2) A driver shall not stop a vehicle in a tunnel or underpass unless –
  - (a) the carriageway is at least as wide in the tunnel or underpass as it is on each of the approaches and a traffic sign does not prohibit stopping or parking; or
  - (b) the driver of a motor vehicle stops at a bus stop, or in a bus zone or parking area marked on the carriageway, for the purpose of setting down or taking up passengers.

**6.5 Stopping on crests, curves, etc.**

- (1) Subject to subclause (2), a driver shall not stop a vehicle on, or partly on, a carriageway, in any position where it is not visible to the driver of an overtaking vehicle, from a distance of 50 metres within a built-up area, and from a distance of 150 metres outside a built-up area.
- (2) A driver may stop on a crest or curve on a carriageway that is not in a built-up area if the driver stops at a place on the carriageway, or in an area, to which a parking control sign applies and the driver is permitted to stop at that place under this local law.

**6.6 Stopping near a fire hydrant etc**

- (1) A driver shall not stop a vehicle so that any portion of the vehicle is within 1 metre of a fire hydrant or fire plug, or of any sign or mark indicating the existence of a fire hydrant or fire plug, unless –
  - (a) the driver is driving a public bus, and the driver stops in a bus zone or at a bus stop and does not leave the bus unattended; or

(b) the driver is driving a taxi, and the driver stops in a taxi zone and does not leave the taxi unattended.

(2) In this clause a driver leaves the vehicle “unattended” if the driver leaves the vehicle so the driver is over 3 metres from the closest point of the vehicle.

#### 6.7 Stopping at or near a bus stop

(1) A driver shall not stop a vehicle so that any portion of the vehicle is within 20 metres of the approach side of a bus stop, or within 10 metres of the departure side of a bus stop, unless –

(a) the vehicle is a public bus stopped to take up or set down passengers; or

(b) the driver stops at a place on a length of carriageway, or in an area, to which a parking control sign applies and the driver is permitted to stop at that place under this local law.

(2) In this clause –

(a) distances are measured in the direction in which the driver is driving; and

(b) a trailer attached to a public bus is deemed to be a part of the public bus.

#### 6.8 Stopping on a path, median strip, or traffic island

The driver of a vehicle (other than a bicycle or an animal) shall not stop so that any portion of the vehicle is on a path, traffic island or median strip, unless the driver stops in an area, to which a parking control sign applies and the driver is permitted to stop at that place under this local law.

#### 6.9 Stopping on verge

(1) A person shall not –

(a) stop a vehicle (other than a bicycle);

(b) stop a commercial vehicle or bus, or a trailer or caravan unattached to a motor vehicle; or

(c) stop a vehicle during any period when the stopping of vehicles on that verge is prohibited by a sign adjacent and referable to that verge,

so that any portion of it is on a verge.

(2) Subclause (1)(a) does not apply to the person if he or she is the owner or occupier of the premises adjacent to that verge, or is a person authorised by the occupier of those premises to stop the vehicle so that any portion of it is on the verge.

- (3) Subclause (1)(b) does not apply to a commercial vehicle when it is being loaded or unloaded with reasonable expedition with goods, merchandise or materials collected from or delivered to the premises adjacent to the portion of the verge on which the commercial vehicle is parked, provided no obstruction is caused to the passage of any vehicle or person using a carriageway or a path.

**6.10 Obstructing access to and from a path, driveway, etc.**

- (1) A driver shall not stop a vehicle so that any portion of the vehicle is in front of a path, in a position that obstructs access by vehicles or pedestrians to or from that path, unless –
- (a) the driver is dropping off, or picking up, passengers; or
  - (b) the driver stops in a parking stall and the driver is permitted to stop in the parking stall under this local law.
- (2) A driver shall not stop a vehicle on or across a driveway or other way of access for vehicles travelling to or from adjacent land, unless –
- (a) the driver is dropping off, or picking up, passengers; or
  - (b) the driver stops in a parking stall and the driver is permitted to stop in the parking stall under this local law.

**6.11 Stopping near a letter box**

A driver shall not stop a vehicle so that any portion of the vehicle is within 3 metres of a public letter box, unless the driver –

- (a) is dropping off, or picking up, passengers or mail; or
- (b) stops at a place on a length of carriageway, or in an area, to which a parking control sign applies and the driver is permitted to stop at that place under this local law.

**6.12 Stopping on a carriageway – heavy and long vehicles**

- (1) A person shall not park a vehicle or any combination of vehicles that, together with any projection on, or load carried by, the vehicle or combination of vehicles, is 7.5 metres or more in length or exceeds a GVM of 4.5 tonnes –
- (a) on a carriageway in a built-up area, for any period exceeding 1 hour, unless engaged in the picking up or setting down of goods; or
  - (b) on a carriageway outside a built-up area, except on the shoulder of the carriageway, or in a truck bay or other area set aside for the parking of goods vehicles.
- (2) Nothing in this clause mitigates the limitations or condition imposed by any other clause or by any local law or traffic sign relating to the parking or stopping of vehicles.

**6.13 Stopping on a carriageway with a bicycle parking sign**

The driver of a vehicle (other than a bicycle) shall not stop on a length of carriageway to which a “bicycle parking” sign applies, unless the driver is dropping off, or picking up, passengers.

**6.14 Stopping on a carriageway with motor cycle parking sign**

The driver of a vehicle shall not stop on a length of carriageway, or in an area, to which a 'motor cycle parking' sign applies, or an area marked “M/C” unless –

- (a) the vehicle is a motor cycle; or
- (b) the driver is dropping off, or picking up, passengers.

**PART 7 - MISCELLANEOUS**

**7.1 Removal of notices on vehicle**

A person, other than the driver of the vehicle or a person acting under the direction of the driver of the vehicle, shall not remove from the vehicle any notice put on the vehicle by an authorised person.

**7.2 Unauthorised signs and defacing of signs**

A person shall not without the authority of the local government –

- (a) mark, set up or exhibit a sign purporting to be or resembling a sign marked, set up or exhibited by the local government under this local law;
- (b) remove, deface or misuse a sign or property, set up or exhibited by the local government under this local law or attempt to do any such act; or
- (c) affix a board, sign, placard, notice or other thing to or paint or write upon any part of a sign set up or exhibited by the local government under this local law.

**7.3 Signs must be complied with**

An inscription or symbol on a sign operates and has effect according to its tenor and a person contravening the direction on a sign commits an offence under this local law.

**7.4 General provisions about signs**

- (1) A sign marked, erected, set up, established or displayed on or near a thoroughfare is, in the absence of evidence to the contrary presumed to be a sign marked, erected, set up, established or displayed under the authority of this local law.
- (2) The first three letters of any day of the week when used on a sign indicate that day of the week.



**7.5 Special purpose and emergency vehicles**

Notwithstanding anything to the contrary in this local law, the driver of –

- (a) a special purpose vehicle may, only in the course of his or her duties and when it is expedient and safe to do so, stop, or park the vehicle in any place, at any time; and
- (b) an emergency vehicle may, in the course of his or her duties and when it is expedient and safe to do so or where he or she honestly and reasonably believes that it is expedient and safe to do so, stop, or park the vehicle at any place, at any time.

**7.6 Vehicles not to obstruct a public place**

- (1) A person shall not leave a vehicle, or any part of a vehicle, in a public place so that it obstructs the use of any part of that public place without the permission of the local government or unless authorised under any written law.
- (2) A person will not contravene subclause (1) where the vehicle is left for a period not exceeding 24 hours.

**PART 8 - PENALTIES**

**8.1 Offences and penalties**

- (1) Any person who fails to do anything required or directed to be done under this local law, or who does anything which under this local law that person is prohibited from doing, commits an offence.
- (2) An offence against any provision of this local law is a prescribed offence for the purposes of section 9.16(1) of the Act.
- (3) Any person who commits an offence under this local law shall be liable, upon conviction, to a penalty not exceeding \$1,000, and if the offence is of a continuing nature, to an additional penalty not exceeding \$100 for each day or part of a day during which the offence has continued.
- (4) The amount appearing in the final column of Schedule 2 directly opposite a clause specified in that Schedule is the modified penalty for an offence against that clause.

**8.2 Form of notices**

For the purposes of this local law:

- (a) the form of the notice referred to in section 9.13 of the Act is that of Form 1 in Schedule 3;
- (b) the form of the infringement notice referred to in section 9.17 of the Act is that of Form 2 in Schedule 3;

- (c) the form of the infringement notice referred to in section 9.17 of the Act which incorporates the notice referred to in section 9.13 of the Act, is that of Form 3 in Schedule 3; and
- (d) the form of the notice referred to in section 9.20 of the Act is that of Form 4 in Schedule 3.

### **Schedule 1 - Parking region**

The parking region is the whole of the district, but excludes the following portions of the district:

1. the approach and departure prohibition areas of all existing and future traffic control signal installations as determined by the Commissioner of Main Roads;
2. prohibition areas applicable to all existing and future bridges and subways as determined by the Commissioner of Main Roads; and
3. any road which comes under the control of the Commissioner of Main Roads unless the control of parking and parking facilities on that road is carried out subject to the control and direction of the Commissioner of Main Roads or has been delegated by the Commissioner to the local government.

**Schedule 2 – Prescribed offences**

ITEM NO.	CLAUSE NO.	NATURE OF OFFENCE	MODIFIED PENALTY \$
1	2.2	Failure to park wholly within parking stall	40
2	2.2(4)	Failure to park wholly within parking area	40
3	2.3(1)(a)	Causing obstruction in parking station	50
4	2.3(1)(b)	Parking contrary to sign in parking station	50
5	2.3(1)(c)	Parking contrary to directions of authorised person	50
6	2.3(1)(d)	Parking or attempting to park a vehicle in a parking stall occupied by another vehicle	40
7	3.1(1)(a)	Parking wrong class of vehicle	40
8	3.1(1)(b)	Parking by persons of a different class	45
9	3.1(1)(c)	Parking during prohibited period	45
10	3.1(3)(a)	Parking in no parking area	50
11	3.1(3)(b)	Parking contrary to signs or limitations	40
12	3.1(3)(c)	Parking vehicle in motor cycle only area	40
13	3.1(4)	Parking motor cycle in stall not marked “M/C”	40
14	3.1(5)	Parking without permission in an area designated for “Authorised Vehicles Only”	45
15	3.2(1)(a)	Failure to park on the left of two-way carriageway	40
16	3.2(1)(b)	Failure to park on boundary of one-way carriageway	40
17	3.2(1)(a) or 3.2(1)(b)	Parking against the flow of traffic	45
18	3.2(1)(c)	Parking when distance from farther boundary less than 3 metres	45

19	3.2(1)(d)	Parking closer than 1 metre from another vehicle	40
20	3.2(1)(e)	Causing obstruction	50
21	3.3(b)	Failure to park at approximate right angle	40
22	3.4(2)	Failure to park at an appropriate angle	40
23	3.5(2)(a) and 6.2	Double parking	45
24	3.5(2)(b)	Parking on or adjacent to a median strip	40
25	3.5(2)(c)	Denying access to private drive or right of way	45
26	3.5(2)(d)	Parking beside excavation or obstruction so as to obstruct traffic	50
27	3.5(2)(e)	Parking within 10 metres of traffic island	45
28	3.5(2)(f)	Parking on footpath/pedestrian crossing	50
29	3.5(2)(g)	Parking contrary to continuous line markings	45
30	3.5(2)(h)	Parking on intersection	45
31	3.5(2)(i)	Parking within 1 metre of fire hydrant or fire plug	50
32	3.5(2)(j)	Parking within 3 metres of public letter box	45
33	3.5(2)(k)	Parking within 10 metres of intersection	45
34	3.5(3)(a) or (b)	Parking vehicle within 10 metres of departure side of bus stop, children's crossing or pedestrian crossing	50
35	3.5(4)(a) or (b)	Parking vehicle within 20 metres of approach side of bus stop, children's crossing or pedestrian crossing	50
36	3.5(5)	Parking vehicle within 20 metres of approach side or departure side of railway level crossing	50
37	3.6	Parking contrary to direction of authorised person	50
38	3.7(2)	Removing mark of authorised person	55
39	3.8	Moving vehicle to avoid time limitation	40



40	3.9(a)	Parking in thoroughfare for purpose of sale	40
41	3.9(b)	Parking unlicensed vehicle in thoroughfare	40
42	3.9(c)	Parking a trailer/caravan on a thoroughfare	40
43	3.9(d)	Parking in thoroughfare for purpose of repairs	40
44	3.10(1) or (2)	Parking on land that is not a parking facility without consent	55
45	3.10(3)	Parking on land not in accordance with consent	40
46	3.11	Driving or parking on reserve	40
47	4.1(1)	Stopping contrary to a “no stopping” sign	40
48	4.1(2)	Parking contrary to a “no parking” sign	40
49	4.1(3)	Stopping within continuous yellow lines	40
50	5.1	Stopping unlawfully in a loading zone	40
51	5.2	Stopping unlawfully in a taxi zone or bus zone	40
52	5.3	Stopping unlawfully in a mail zone	40
53	5.4	Stopping in a zone contrary to a sign	40
54	6.1	Stopping in a shared zone	40
55	6.3	Stopping near an obstruction	45
56	6.4	Stopping on a bridge or tunnel	40
57	6.5	Stopping on crests/curves etc	55
58	6.6	Stopping near fire hydrant	55
59	6.7	Stopping near bus stop	45
60	6.8	Stopping on path, median strip or traffic island	40
61	6.9	Stopping on verge	40

62	6.10	Obstructing path, a driveway etc	40
63	6.11	Stopping near letter box	40
64	6.12	Stopping heavy or long vehicles on carriageway	45
65	6.13	Stopping in bicycle parking area	40
66	6.14	Stopping in motorcycle parking area	40
67	7.6	Leaving vehicle so as to obstruct a public place	50
68		All other offences not specified	35

Schedule 3 – Forms

LOCAL GOVERNMENT ACT 1995

FORM 1

PARKING AND PARKING FACILITIES LOCAL LAW [INSERT YEAR]

NOTICE TO OWNER OF VEHICLE INVOLVED IN OFFENCE

Date ..... / ..... / .....

To: (1) .....  
of: (2) .....  
It is alleged that on ..... / ..... / ..... at (3) .....  
at (4) ..... your vehicle:

make: ..... ;

model: ..... ;

registration: ..... ;

was involved in the commission of the following offence - .....  
.....  
.....  
.....

contrary to clause ..... of the **Parking and Parking Facilities Local Law** [~~insert year 2016~~].

You are required under section 9.13 of the *Local Government Act 1995* to identify the person who was the driver or person in charge of the vehicle at the time when the offence is alleged to have been committed.

If you do not prove otherwise, you will be deemed to have committed the offence unless:

- (a) within 28 days after being served with this notice;
  - (i) you inform the Chief Executive Officer or another authorised officer of the local government as to the identity and address of the person who was the driver or person in charge of the vehicle at the time the offence is alleged to have been committed; and
  - (ii) you satisfy the Chief Executive Officer that the vehicle had been stolen, or was being unlawfully used, at the time the offence is alleged to have been committed;

or

- (b) you were given an infringement notice for the alleged offence and the modified penalty specified in it is paid within 28 days after the notice was given or such further time as is allowed.

(5) .....

(6) .....

Insert:

- (1) Name of owner or 'the owner'
- (2) Address of owner (not required if owner not named)
- (3) Time of alleged offence
- (4) Location of alleged offence
- (5) Signature of authorised person
- (6) Name and title of authorised person giving notice

**LOCAL GOVERNMENT ACT 1995**

**FORM 2**

**PARKING AND PARKING FACILITIES LOCAL LAW ~~INSERT YEAR~~ 2016**

**INFRINGEMENT NOTICE**

Serial No .....

Date ..... / ..... / .....

To: (1) .....  
of: (2) .....

It is alleged that on ..... / ..... / ..... at (3) .....  
at (4) .....  
in respect of vehicle:

make: ..... ;

model: ..... ;

registration: .....

you committed the following offence:

.....  
.....  
.....

contrary to clause ..... of the **Parking and Parking Facilities Local Law [insert year]**.

The modified penalty for the offence is \$ .....

If you do not wish to have a complaint of the alleged offence heard and determined by a court, the amount of the modified penalty may be paid to an authorised person at (5) ..... within a period of 28 days after the giving of this notice.

If you take no action this infringement notice may be registered with the Fines Enforcement Registry after which your driver's licence or any vehicle licence held by you may be suspended. If the matter is registered with the Registry additional costs will also be payable.

If the above address is not your current address, or if you change your address, it is important that you advise us immediately. Failure to do so may result in your driver's licence or any vehicle licence you hold being suspended without your knowledge.

(6) .....

(7) .....

Insert:



- (1) Name of alleged offender or 'the owner'
- (2) Address of alleged offender
- (3) Time of alleged offence
- (4) Location of alleged offence
- (5) Place where modified penalty may be paid
- (6) Signature of authorised person
- (7) Name and title of authorised person giving notice

**LOCAL GOVERNMENT ACT 1995**

**FORM 3**

**PARKING AND PARKING FACILITIES LOCAL LAW ~~INSERT YEAR~~2016**

**INFRINGEMENT NOTICE**

Serial No .....

Date ..... / ..... / .....

To: (1) .....

of: (2) .....

It is alleged that on ..... / ..... / ..... at (3) .....  
at (4) .....  
in respect of vehicle:

make: ..... ;

model: ..... ;

registration: ..... ;

you committed the following offence:

.....  
.....  
.....

contrary to clause ..... of the **Parking and Parking Facilities Local Law ~~insert year~~2016**

The modified penalty for the offence is \$ .....

If you do not wish to have a complaint of the alleged offence heard and determined by a court, the amount of the modified penalty may be paid to an authorised person at (5) ..... within a period of 28 days after the giving of this notice.

Unless within 28 days after being served with this notice:

- (a) you pay the modified penalty; or
- (b) you:
  - (i) inform the Chief Executive Officer or another authorised officer of the local government as to the identity and address of the person who was the driver or person in charge of the above vehicle at the time the offence is alleged to have been committed; or

- (ii) satisfy the Chief Executive Officer that the above vehicle had been stolen or was being unlawfully used at the time the offence is alleged to have been committed,

you will, in the absence of proof to the contrary, be deemed to have committed the above offence and court proceedings may be instituted against you.

If you take no action this infringement notice may be registered with the Fines Enforcement Registry after which your driver's licence or any vehicle licence held by you may be suspended. If the matter is registered with the Registry additional costs will also be payable.

If the above address is not your current address, or if you change your address, it is important that you advise us immediately. Failure to do so may result in your driver's licence or any vehicle licence you hold being suspended without your knowledge.

(6) .....

(7) .....

Insert:

- (1) Name of owner or 'the owner'
- (2) Address of owner (not required if owner not named)
- (3) Time of alleged offence
- (4) Location of alleged offence
- (5) Place where modified penalty may be paid
- (6) Signature of authorised person
- (8) Name and title of authorised person giving notice

*LOCAL GOVERNMENT ACT 1995*

**FORM 4**

**PARKING AND PARKING FACILITIES LOCAL LAW ~~INSERT YEAR~~ 2016**

**WITHDRAWAL OF INFRINGEMENT NOTICE**

Serial No .....

Date ..... / ..... / .....

To: (1) .....  
of: (2) .....

Infringement Notice No. .... dated ..... / ..... / .....

in respect of vehicle:

make: .....

model: .....

registration: .....

for the alleged offence of .....  
.....  
.....

has been withdrawn.

The modified penalty of \$ .....

- has been paid and a refund is enclosed.
- has not been paid and should not be paid.
- delete as appropriate.

(3) .....

(4) .....

Insert:

- (1) Name of alleged offender to whom infringement notice was given or 'the owner'.
- (2) Address of alleged offender.
- (3) Signature of authorised person
- (4) Name and title of authorised person giving notice

**Schedule 4 – Deemed parking stations**

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Dated..... 20 \_\_\_\_

The Common Seal of the            }  
*[insert name of local government]*    }  
was affixed by authority of a        }  
resolution of the Council in the     }  
presence of:                                }

---

**Mayor/President**

---

**Chief Executive Officer**



#### 12.4.4 Activities on Thoroughfares and Public Places and Trading Local Law 2008 Review

<b>Address:</b>	N/A
<b>Owner:</b>	Shire of Northam
<b>File Reference:</b>	Local Law Review
<b>Reporting Officer:</b>	Cheryl Greenough Coordinator Governance / Administration
<b>Responsible Officer:</b>	Colin Young Executive Manager Corporate Services
<b>Voting Requirement</b>	Absolute Majority

#### BRIEF

This report is for Council to consider whether the following Local Laws should be repealed or amended.

At the council meeting the person presiding is to give notice to the meeting of the purpose and effect of the proposed local law in the prescribed manner in accordance with the Local Government Act 1995.

#### ATTACHMENTS

- Attachment 1: Activities on Thoroughfares and Public Places and Trading Local Law 2008 as Gazetted.
- Attachment 2: Activities on Thoroughfares and Public Places and Trading Local Law 2016.

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#### BACKGROUND / DETAILS

It is a requirement of the *Local Government Act 1995* for Council to review the Local Laws every eight years. The Shire have eleven Local Laws in all that require reviewing from 2008. These will be done in stages to allow Council to thoroughly review each Local Law. The Activities on Thoroughfares and Public Places and Trading Local Law was Gazetted 16 September 2008.

The proposed new Activities in Thoroughfares and Public Places and Trading Local Law 2016 are very similar to the model Local Law developed by WALGA and approved by the Joint Standing Committee on Delegated Legislation.

There are some minor changes suggested in relation to formatting and terminology in the Activities on Thoroughfares and Public Places and Trading Local Law however they do not change the intent of the Local Law.

The purpose of this report is to allow the Presiding Person to give notice to the meeting of the purpose and effect of the proposed Activities in Thoroughfares and Public Places and Trading Local Law 2016, for the Council to adopt the proposed Local Law and to allow for advertising of the proposed Local Law for public comment.

**Purpose:** To consolidate various local laws relating to activities in thoroughfares and public places and trading.

**Effect:** Some activities are prohibited; some activities are permitted only under permit in thoroughfares and public places. Also, the local law enables a local government to require house numbering and the erection of fences in certain circumstances.

## CONSIDERATIONS

### **Strategic Community / Corporate Business Plan**

Objective G3: Provide efficient and effective corporate management.

Strategy G3.1: Provide responsive high level customer service.

### **Financial / Resource Implications**

Cost of advertisements and eventual publishing in the Government gazette.

### **Legislative Compliance**

*Local Government Act 1995;*

#### Section 3.12. Procedure for making local laws

- (1) In making a local law a local government is to follow the procedure described in this section, in the sequence in which it is described. (2A) Despite subsection (1), a failure to follow the procedure described in this section does not invalidate a local law if there has been substantial compliance with the procedure.
- (2) At a council meeting the person presiding is to give notice to the meeting of the purpose and effect of the proposed local law in the prescribed manner.
- (3) The local government is to —
  - (d) give Statewide public notice stating that —
    - i. the local government proposes to make a local law the purpose and effect of which is summarized in the notice; and
    - ii. a copy of the proposed local law may be inspected or obtained at any place specified in the notice; and
    - iii. submissions about the proposed local law may be made to the local government before a day to be specified in the notice, being a day that is not less than 6 weeks after the notice is given; and

- (e) as soon as the notice is given, give a copy of the proposed local law and a copy of the notice to the Minister and, if another Minister administers the Act under which the local law is proposed to be made, to that other Minister; and
- (f) provide a copy of the proposed local law, in accordance with the notice, to any person requesting it.
- (3a) A notice under subsection (3) is also to be published and exhibited as if it were a local public notice.
- (4) After the last day for submissions, the local government is to consider any submissions made and may make the local law\* as proposed or make a local law\* that is not significantly different from what was proposed. \* Absolute majority required.
- (5) After making the local law, the local government is to publish it in the Gazette and give a copy of it to the Minister and, if another Minister administers the Act under which the local law is proposed to be made, to that other Minister.
- (6) After the local law has been published in the Gazette the local government is to give local public notice —
  - (d) stating the title of the local law; and
  - (e) summarizing the purpose and effect of the local law (specifying the day on which it comes into operation); and
  - (f) advising that copies of the local law may be inspected or obtained from the local government's office.
- (7) The Minister may give directions to local governments requiring them to provide to the Parliament copies of local laws they have made and any explanatory or other material relating to them. (8) In this section — making in relation to a local law, includes making a local law to amend the text of, or repeal, a local law.

Section 3.16. Periodic review of local laws

- (1) Within a period of 8 years from the day when a local law commenced or a report of a review of the local law was accepted under this section, as the case requires, a local government is to carry out a review of the local law to determine whether or not it considers that it should be repealed or amended.
- (2) The local government is to give Statewide public notice stating that —
  - (a) the local government proposes to review the local law; and
  - (b) a copy of the local law may be inspected or obtained at any place specified in the notice; and
  - (c) submissions about the local law may be made to the local government before a day to be specified in the notice, being a day that is not less than 6 weeks after the notice is given.
- (2a) A notice under subsection (2) is also to be published and exhibited as if it were a local public notice.

- (3) After the last day for submissions, the local government is to consider any submissions made and cause a report of the review to be prepared and submitted to its council.
- (4) When its council has considered the report, the local government may determine\* whether or not it considers that the local law should be repealed or amended.

### **Policy Implications**

Nil.

### **Stakeholder Engagement / Consultation**

In accordance with s.3.12(3)(a) of the *Local Government Act 1995* public notice is to be provided in the West Australian Newspaper, the local newspaper and a copy of the notice placed on the Shire notice board and in the libraries for a period not less than 6 weeks.

### **Risk Implications**

If a review is not conducted our Local Laws may be outdated and the Shire will potentially be in breach of the Act.

### **OFFICER'S COMMENT**

Every 8 years the local government is to review their Local Laws to ensure they are up to date and relevant. As a requirement of the Act the following procedures must be followed for a Local law to be adopted:

1. The presiding Person must ensure the Purpose and Effect of the Local Law is included in the Agenda and recorded in the Minutes of the meeting.
2. Suggested changes must be presented to council in a report and adopted;
3. Public notice must be given providing 6 weeks for public submissions
4. As soon as the notice is given, a copy of the proposed changes and the public notice must be provided to the Minister;
5. After the last day for submissions, a report is to be presented to Council for them to consider any submissions made, then make the Local Law by absolute majority if the changes are not too dissimilar;
6. The Local Law is to be published in the *Government Gazette*;
7. Another advertisement should be placed locally advising of the adoption of the Local Law and inviting inspection; and
8. Copies of the Local law and explanatory materials to be sent to the Joint Standing Committee.

## RECOMMENDATION

### That Council:

1. Gives public notice of the proposed alterations to the Activities on Thoroughfares and Public Places and Trading Local Law for a period not less than 6 weeks in accordance with s3.12(3)(a) of the *Local Government Act 1995*.
2. Forward a copy to the Minister for Local Government in accordance with s3.12(3)(a) of the Local Government Act 1995; and
3. Request CEO to prepare a further report at the conclusion of the public advertising period to enable Council to consider any submissions made.



## Attachment 1

16 September 2008

GOVERNMENT GAZETTE, WA

4209

### LOCAL GOVERNMENT ACT 1995

SHIRE OF NORTHAM

## ACTIVITIES ON THOROUGHFARES AND PUBLIC PLACES AND TRADING LOCAL LAW 2008

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GOVERNMENT GAZETTE, WA

16 September 2008

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LOCAL GOVERNMENT ACT 1995

SHIRE OF NORTHAM

ACTIVITIES ON THOROUGHFARES AND PUBLIC PLACES AND  
TRADING LOCAL LAW 2008

Under the powers conferred by the Local Government Act 1995 and under all other powers enabling it, the Council of the Shire of Northam resolved on 23rd July 2008 to make the following local law.

PART 1—PRELIMINARY

1.1 Citation

This local law may be cited as the Shire of Northam Activities on Thoroughfares and Public Places and Trading Local Law 2008.

1.2 Definitions

In this local law unless the context otherwise requires—

“**Act**” means the *Local Government Act 1995*;

“**applicant**” means a person who applies for a permit;

“**authorized person**” means a person authorized by the local government under section 9.10 of the Act to perform any of the functions of an authorized person under this local law;

“**built-up area**” has the meaning given to it in the *Road Traffic Code 2000*;

“**bulk rubbish container**” means a bin or container designed or used for holding a substantial quantity of rubbish and which is unlikely to be lifted without mechanical assistance, but does not include a bin or container used in connection with the local government’s regular domestic rubbish collection service;

“**carriageway**” has the meaning given to it in the *Road Traffic Code 2000*;

“**CEO**” means the chief executive officer of the local government;

“**commencement day**” means the day on which this local law comes into operation;

“**Council**” means the council of the local government;

“**crossing**” means a crossing giving access from a public thoroughfare to—

- (a) private land; or
- (b) a private thoroughfare serving private land;

“**district**” means the district of the local government;

“**footpath**” has the meaning given to it in the *Road Traffic Code 2000*;

“**garden**” means any part of a thoroughfare planted, developed or treated, otherwise than as a lawn, with one or more plants;

“**intersection**” has the meaning given to it in the *Road Traffic Code 2000*;

“**kerb**” includes the edge of a carriageway;

“**lawn**” means any part of a thoroughfare which is planted only with grass, or with a similar plant, but will include any other plant provided that it has been planted by the local government;

“**liquor**” has the meaning given to it in section 3 of the *Liquor Control Act 1988*;

“**local government**” means the Shire of Northam;

“**local government property**” means anything except a thoroughfare—

- (a) which belongs to the local government;
- (b) of which the local government is the management body under the *Land Administration Act 1997*; or
- (c) which is an “otherwise unvested facility” within section 3.53 of the Act;

“**lot**” has the meaning given to it in the *Planning and Development Act 2005*;

“**owner**” or “**occupier**” in relation to land does not include the local government;

- “**permissible verge treatment**” means any one of the 4 treatments described in clause 2.8(2), and includes any reticulation pipes and sprinklers;
- “**permit**” means a permit issued under this local law;
- “**permit holder**” means a person who holds a valid permit;
- “**person**” does not include the local government;
- “**premises**” for the purpose of the definition of “public place” in both this clause and clause 6.1, means a building or similar structure, but does not include a carpark or a similar place;
- “**public place**” includes any thoroughfare or place which the public are allowed to use, whether or not the thoroughfare or place is on private property, but does not include—
- premises on private property from which trading is lawfully conducted under a written law; and
  - local government property;
- “**Regulations**” means the *Local Government (Functions and General) Regulations 1996*;
- “**sign**” includes a notice, flag, mark, structure or device on which may be shown words, numbers, expressions or symbols;
- “**thoroughfare**” has the meaning given to it in the Act, but does not include a private thoroughfare which is not under the management control of the local government;
- “**town planning scheme**” means a town planning scheme of the local government made under the *Planning and Development Act 2005*;
- “**townsite**” means all townsites within the district which are—
- constituted under section 26(2) of the *Land Administration Act 1997*;
  - referred to in clause 37 of Schedule 9.3 of the Act; or
  - within Spencers Brook or Seabrook;
- “**vehicle**” includes—
- every conveyance and every object capable of being propelled or drawn on wheels, tracks or otherwise; and
  - an animal being ridden or driven,
- but excludes—
- a wheel-chair or any device designed for use by a physically impaired person on a footpath; and
  - a pram, a stroller or a similar device; and
- “**verge**” means that part of a thoroughfare between the carriageway and the land which abuts the thoroughfare, but does not include any footpath.

### 1.3 Application

This local law applies throughout the district.

### 1.4 Repeal

(1) The following local laws are repealed—

- Shire of Northam By-law Relating to Trading in Public Places published in the *Government Gazette* of 7 July 1989;
- Shire of Northam By-law to Regulate Hawkers published in the *Government Gazette* of 31 May 1960 and as amended and published in the *Government Gazette* of 14 June 1974;
- Shire of Northam By-laws Relating to Road Reserves as published in the *Government Gazette* on 8 May 1987;
- Town of Northam By-laws Relating to Stalls published in the *Government Gazette* of 24 July 1981 and as amended and published in the *Government Gazette* of 4 December 1981 and 3 August 1990;
- Town of Northam By-laws Relating to the Control of Hawkers published in the *Government Gazette* of 23 October 1981 and as amended and published in the *Government Gazette* of 3 August 1990;
- Town of Northam By-laws Relating to Street Trading published in the *Government Gazette* of 17 March 1989;
- Town of Northam By-laws Relating to the Use and Misuse of Streets, Kerbs, Verges, Footpaths and Public Places published in the *Government Gazette* of 4 October 1985 and as amended and published in the *Government Gazette* of 3 August 1990;
- Town of Northam By-laws Relating to Signs, Hoardings and Bill Posting published in the *Government Gazette* of 17 January 1992;

(2) Where a policy was made or adopted by the local government under or in relation to a local law repealed by this local law, then the policy is to be taken to no longer have any effect on and from the commencement day.

(3) The Council may resolve that notwithstanding subclause (2) specified policies continue, or are to be taken to have continued, to have effect on and from the commencement day.



**PART 2—ACTIVITIES ON THOROUGHFARES AND PUBLIC PLACES**

*Division 1—General*

**2.1 General prohibitions**

A person shall not—

- (a) plant any plant on a thoroughfare—
  - (i) except grass or a similar plant within 6m of an intersection; and
  - (ii) which exceeds or which may exceed 0.75m in height so that the plant is within 6m to 10m of an intersection;
- (b) damage a lawn or a garden or remove any plant or part of a plant from a lawn or a garden unless—
  - (i) the person is the owner or the occupier of the lot abutting that portion of the thoroughfare and the lawn or the garden or the particular plant has not been installed or planted by the local government; or
  - (ii) the person is acting under the authority of a written law;
- (c) plant any plant (except grass or a similar plant) on a thoroughfare so that it is within 1m of a carriageway;
- (d) place on any footpath any fruit, fruit skins or other substance or fluid (whether vegetable or otherwise, but not water) which may create a hazard for any person using the footpath;
- (e) unless at the direction of the local government, damage, remove or interfere with any signpost, direction plate, guidepost, notice, shelter, shed, fence or any structure erected on a thoroughfare by the local government or a person acting under the authority of a written law;
- (f) play or participate in any game or sport so as to cause danger to any person or thing or impede the movement of vehicles or persons on a thoroughfare; or
- (g) within a mall, arcade or verandah of a shopping centre, ride any bicycle, skateboard, rollerblades or similar device.

**2.2 Activities allowed with a permit—general**

(1) A person shall not, without a permit—

- (a) dig or otherwise create a trench through or under a kerb or footpath;
- (b) subject to Division 3 of this Part, throw, place or deposit any thing on a verge except for removal by the local government under a bulk rubbish collection, and then only in accordance with the terms and conditions and during the period of time advertised in connection with that collection by the local government;
- (c) cause any obstruction to a vehicle or a person using a thoroughfare as a thoroughfare;
- (d) cause any obstruction to a water channel or a water course in a thoroughfare;
- (e) throw, place or drain offensive, noxious or dangerous fluid onto a thoroughfare;
- (f) damage a thoroughfare;
- (g) light any fire or burn any thing on a thoroughfare other than in a stove or fireplace provided for that purpose or under a permit issued under clause 5.13;
- (h) fell any tree onto a thoroughfare;
- (i) unless installing, or in order to maintain, a permissible verge treatment—
  - (i) lay pipes under or provide taps on any verge; or
  - (ii) place or install any thing on any part of a thoroughfare, and without limiting the generality of the foregoing, any gravel, stone, flagstone, cement, concrete slabs, blocks, bricks, pebbles, plastic sheeting, kerbing, wood chips, bark or sawdust;
- (j) provide, erect, install or use in or on any building, structure or land abutting on a thoroughfare any hoist or other thing for use over the thoroughfare;
- (k) on a public place use anything or do anything so as to create a nuisance;
- (l) place or cause to be placed on a thoroughfare a bulk rubbish container; or
- (m) interfere with the soil of, or anything in a thoroughfare or take anything from a thoroughfare.

(2) The local government may exempt a person from compliance with subclause (1) on the application of that person.

**2.3 No possession and consumption of liquor on thoroughfare**

(1) A person shall not consume any liquor or have in her or his possession or under her or his control any liquor on a thoroughfare unless—

- (a) that is permitted under the *Liquor Control Act 1988* or under another written law; or
- (b) the person is doing so in accordance with a permit.

(2) Subclause (1) does not apply where the liquor is in a sealed container.

*Division 2—Vehicle crossing*

*Subdivision 1—Temporary crossings*

**2.4 Permit required**

(1) Where it is likely that works on a lot will involve vehicles leaving a thoroughfare and entering the lot, the person responsible for the works shall obtain a permit for the construction of a temporary crossing to protect the existing carriageway, kerb, drains and footpath, where—

- (a) a crossing does not exist; or

- (b) a crossing does exist, but the nature of the vehicles and their loads is such that they are likely to cause damage to the crossing.
- (2) The "person responsible for the works" in subclause (1) is to be taken to be—
  - (a) the builder named on the building licence issued under the *Local Government (Miscellaneous Provisions) Act 1960*, if one has been issued in relation to the works; or
  - (b) the registered proprietor of the lot, if no building licence has been issued under the *Local Government (Miscellaneous Provisions) Act 1960* in relation to the works.
- (3) If the local government approves an application for a permit for the purpose of subclause (1), the permit is taken to be issued on the condition that until such time as the temporary crossing is removed, the permit holder shall keep the temporary crossing in good repair and in such a condition so as not to create any danger or obstruction to persons using the thoroughfare.

Subdivision 2—Redundant vehicle crossings

**2.5 Removal of redundant crossing**

- (1) Where works on a lot will result in a crossing no longer giving access to a lot, the crossing is to be removed and the kerb, drain, footpath, verge and any other part of the thoroughfare affected by the removal are to be reinstated to the satisfaction of the local government.
- (2) The local government may give written notice to the owner or occupier of a lot requiring her or him to—
  - (a) remove any part of or all of a crossing which does not give access to the lot; and
  - (b) reinstate the kerb, drain, footpath, verge and any other part of the thoroughfare, which may be affected by the removal,within the period of time stated in the notice, and the owner or occupier of the lot shall comply with that notice.

*Division 3—Verge treatments*

Subdivision 1—Preliminary

**2.6 Definition**

In this Division, unless the context otherwise requires—

"**acceptable material**" means any material which will create a hard surface, and which appears on a list of acceptable materials maintained by the local government.

**2.7 Application**

This Division only applies to townsites.

Subdivision 2—Permissible verge treatments

**2.8 Permissible verge treatments**

- (1) An owner or occupier of land which abuts on a verge may on that part of the verge directly in front of her or his land install a permissible verge treatment.
- (2) The permissible verge treatments are—
  - (a) the planting and maintenance of a lawn;
  - (b) the planting and maintenance of a garden provided that—
    - (i) clear sight visibility is maintained at all times for a person using the abutting thoroughfare in the vicinity of an intersection or bend in the thoroughfare or using a driveway on land adjacent to the thoroughfare for access to or from the thoroughfare; and
    - (ii) where there is no footpath, a pedestrian has safe and clear access of a minimum width of 2m along that part of the verge immediately adjacent to the kerb;
  - (c) the installation of an acceptable material; or
  - (d) the installation over no more than one third of the area of the verge (excluding any vehicle crossing) of an acceptable material in accordance with paragraph (c), and the planting and maintenance of either a lawn or a garden on the balance of the verge in accordance with paragraph (a) or (b).

**2.9 Only permissible verge treatments to be installed**

- (1) A person shall not install or maintain a verge treatment which is not a permissible verge treatment.
- (2) The owner and occupier of the lot abutting a verge treatment referred to in subclause (1) are each to be taken to have installed and maintained that verge treatment for the purposes of this clause and clause 2.10.

**2.10 Obligations of owner or occupier**

An owner or occupier who installs or maintains a permissible verge treatment shall—

- (a) keep the permissible verge treatment in a good and tidy condition and ensure, where the verge treatment is a garden or lawn, that a footpath on the verge and a carriageway adjoining the verge is not obstructed by the verge treatment;

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- (b) not place any obstruction on or around the verge treatment; and
- (c) not disturb a footpath on the verge.

#### 2.11 Notice to owner or occupier

The local government may give a notice in writing to the owner or the occupier of a lot abutting on a verge to make good, within the time specified in the notice, any breach of a provision of this Division.

##### Subdivision 3—Existing verge treatments

#### 2.12 Transitional provision

(1) In this clause—

“former provisions” means the local law of the local government which permitted certain types of verge treatments, whether with or without the consent of the local government, and which was repealed by this local law.

(2) A verge treatment which—

- (a) was installed prior to the commencement day; and
- (b) on the commencement day is a type of verge treatment which was permitted under and complied with the former provisions,

is to be taken to be a permissible verge treatment for so long as the verge treatment remains of the same type and continues to comply with the former provisions.

##### Subdivision 4—Public works

#### 2.13 Power to carry out public works on verge

Where the local government or an authority empowered to do so under a written law disturbs a verge, the local government or the authority—

- (a) is not liable to compensate any person for that disturbance;
- (b) may backfill with sand, if necessary, any garden or lawn; and
- (c) is not liable to replace or restore any—
  - (i) verge treatment and, in particular, any plant or any acceptable material or other hard surface; or
  - (ii) sprinklers, pipes or other reticulation equipment.

##### Division 4—Property numbers

###### Subdivision 1—Preliminary

#### 2.14 Definition

In this Division, unless the context requires otherwise—

“Number” means a number of a lot with or without an alphabetical suffix indicating the address of the lot by reference to a thoroughfare.

###### Subdivision 2—Assignment and marking of numbers

#### 2.15 Assignment of numbers

The local government may assign a Number to a lot in the district and may assign another Number to the lot instead of that previously assigned.

##### Division 5—Fencing

#### 2.16 Public place—Item 4(1) of Division 1, Schedule 3.1 of Act

The following places are specified as a public place for the purpose of item 4(1) of Division 1 of Schedule 3.1 of the Act—

- (a) a public place, as that term is defined in clause 1.2; and
- (b) local government property.

##### Division 6—Signs erected by the local government

#### 2.17 Signs

- (1) A local government may erect a sign on a public place specifying any conditions of use which apply to that place.
- (2) A person shall comply with a sign erected under subclause (1).
- (3) A condition of use specified on a sign erected under subclause (1) is to be for the purpose of giving notice of the effect of a provision of this local law.

#### 2.18 Transitional

Where a sign erected on a public place has been erected under a local law of the local government repealed by this local law, then on and from the commencement day, it is to be taken to be a sign erected under clause 2.17 if—

- (a) the sign specifies a condition of use relating to the public place which gives notice of the effect of a provision of this local law; and
- (b) the condition of use specified is not inconsistent with any provision of this local law.



*Division 7—Driving on a closed thoroughfare*

**2.19 No driving on closed thoroughfare**

- (1) A person shall not drive or take a vehicle on a closed thoroughfare unless—
- that is in accordance with any limits or exceptions specified in the order made under section 3.50 of the Act; or
  - the person has first obtained a permit.
- (2) In this clause—
- “closed thoroughfare”** means a thoroughfare wholly or partially closed under section 3.50 or 3.50A of the Act.

**PART 3—ADVERTISING SIGNS ON THOROUGHFARES**

*Division 1—Preliminary*

**3.1 Definition**

In this Part, unless the context otherwise requires—

- “advertising sign”** means a sign used for the purpose of advertisement and includes an “election sign”;
- “direction sign”** means a sign which indicates the direction of another place, activity or event, but does not include any such sign erected or affixed by the local government or the Commissioner of Main Roads;
- “election sign”** means a sign or poster which advertises any aspect of a forthcoming Federal, State or Local Government election; and
- “portable direction sign”** means a portable free standing direction sign; and
- “portable sign”** means a portable free standing advertising sign.

*Division 2—Permit*

**3.2 Advertising signs and portable direction signs**

- (1) A person shall not, without a permit—
- erect or place an advertising sign on a thoroughfare; or
  - post any bill or paint, place or affix any advertisement on a thoroughfare.
- (2) Notwithstanding subclause (1), a permit is not required in respect of a portable direction sign which neither exceeds 500mm in height nor 0.5m<sup>2</sup> in area, provided that the sign is placed or erected on a thoroughfare on an infrequent or occasional basis only to direct attention to a place, activity or event during the hours of that activity or event.
- (3) Notwithstanding subclause (1), a person shall not erect or place an advertising sign—
- on a footpath;
  - over any footpath where the resulting vertical clearance between the sign and the footpath is less than 2.5m;
  - on or within 3m of a carriageway;
  - in any other location where, in the opinion of the local government, the sign is likely to obstruct lines of sight along a thoroughfare or cause danger to any person using the thoroughfare; or
  - on any natural feature, including a rock or tree, on a thoroughfare, or on any bridge or the structural approaches to a bridge.

**3.3 Matters to be considered in determining application for permit**

In determining an application for a permit for the purpose of clause 3.2(1), the local government is to have regard to—

- any other written law regulating the erection or placement of signs within the district;
- the dimensions of the sign;
- other advertising signs already approved or erected in the vicinity of the proposed location of the sign;
- whether or not the sign will create a hazard to persons using a thoroughfare; and
- the amount of the public liability insurance cover, if any, to be obtained by the applicant.

*Division 3—Conditions on permit*

**3.4 Conditions on portable sign**

If the local government approves an application for a permit for a portable sign, the application is to be taken to be approved subject to the following conditions—

- the portable sign shall—
  - not exceed 1m in height;
  - not exceed an area of 1m<sup>2</sup> on any side;
  - relate only to the business activity described on the permit;

- (iv) contain letters not less than 200mm in height;
  - (v) not be erected in any position other than immediately adjacent to the building or the business to which the sign relates;
  - (vi) be removed each day at the close of the business to which it relates and not be erected again until the business next opens for trading;
  - (vii) be secured in position in accordance with any requirements of the local government;
  - (viii) be placed so as not to obstruct or impede the reasonable use of a thoroughfare or access to a place by any person; and
  - (ix) be maintained in good condition; and
- (b) no more than one portable sign shall be erected in relation to the one building or business.

### 3.5 Conditions on election sign

If the local government approves an application for a permit for the erection or placement of an election sign on a thoroughfare, the application is to be taken to be approved subject to the sign—

- (a) being erected at least 30m from any intersection;
- (b) being free standing and not being affixed to any existing sign, post, power or light pole, or similar structure;
- (c) being placed so as not to obstruct or impede the reasonable use of a thoroughfare, or access to a place by any person;
- (d) being placed so as not to obstruct or impede the vision of a driver of a vehicle entering or leaving a thoroughfare or crossing;
- (e) being maintained in good condition;
- (f) not being erected until the election to which it relates has been officially announced;
- (g) being removed within 24 hours of the close of polls on voting day;
- (h) not being placed within 100m of any works on the thoroughfare;
- (i) being securely installed;
- (j) not being an illuminated sign;
- (k) not incorporating reflective or fluorescent materials; and
- (l) not displaying only part of a message which is to be read with other separate signs in order to obtain the whole message.

## PART 4—OBSTRUCTING ANIMALS, VEHICLES OR SHOPPING TROLLEYS

### *Division 1—Animals and vehicles*

#### 4.1 Leaving animal or vehicle in public place or on local government property

- (1) A person shall not leave an animal or a vehicle, or any part of a vehicle, in a public place or on local government property so that it obstructs the use of any part of that public place or local government property, unless that person has first obtained a permit or is authorized to do so under a written law.
- (2) A person will not contravene subclause (1) where the animal is secured or tethered for a period not exceeding 1 hour.
- (3) A person will not contravene subclause (1) where the vehicle is left for a period not exceeding 24 hours.

#### 4.2 Prohibitions relating to animals

- (1) In subclause (2), “owner” in relation to an animal includes—
- (a) an owner of it;
  - (b) a person in possession of it;
  - (c) a person who has control of it; and
  - (d) a person who ordinarily occupies the premises where the animal is permitted to stay.
- (2) An owner of an animal shall not—
- (a) allow the animal to enter or remain for any time on any thoroughfare except for the use of the thoroughfare as a thoroughfare and unless it is led, ridden or driven;
  - (b) allow an animal which has a contagious or infectious disease to be led, ridden or driven in a public place; or
  - (c) train or race the animal on a thoroughfare.
- (3) An owner of a horse shall not lead, ride or drive a horse on a thoroughfare in a built-up area, unless that person does so under a permit or under the authority of a written law.

### *Division 2—Shopping trolleys*

#### 4.3 Definition

In this Division—

“retailer” means a proprietor of a shop in respect of which shopping trolleys are provided for the use of customers of the shop; and



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“shopping trolley” means a wheeled container or receptacle supplied by a retailer to enable a person to transport goods.

#### 4.4 Shopping trolley to be marked

A retailer shall clearly mark its name or its trading name on any shopping trolley made available for the use of customers.

#### 4.5 Person not to leave trolley in public place

A person shall not leave a shopping trolley in a public place other than in an area set aside for the storage of shopping trolleys.

#### 4.6 Retailer to remove abandoned trolley

(1) If a shopping trolley is found in a public place, other than in an area set aside for the storage of shopping trolleys, the local government may advise (verbally or in writing) a retailer whose name is marked on the trolley of the location of the shopping trolley.

(2) A retailer shall remove a shopping trolley within 24 hours of being so advised under subclause (1), unless the retailer—

- (a) requests the local government to collect and deliver the shopping trolley to the retailer; and
- (b) pays any fee for that collection and delivery (imposed and determined under and in accordance with sections 6.16 to 6.19 of the Act) within the period specified by the local government.

#### 4.7 Retailer taken to own trolley

In the absence of any proof to the contrary, a shopping trolley is to be taken to belong to a retailer whose name is marked on the trolley.

### PART 5—ROADSIDE CONSERVATION

#### Division 1—Preliminary

##### 5.1 Definition

In this Part—

“MRWA” means Main Roads Western Australia;

“protected flora” has the meaning given to it in section 6(1) of the *Wildlife Conservation Act 1950*;

“rare flora” has the meaning given to it in section 23F of the *Wildlife Conservation Act 1950*;

“Roadside Conservation Committee” means the Roadside Conservation Committee established under the Land Resource Policy Council within the Office of Premier and Cabinet, but now located in the Department of Environment and Conservation; and

“special environmental area” means an area designated as such under clause 5.7.

##### 5.2 Application

This Part does not apply to the townsite.

#### Division 2—Flora roads

##### 5.3 Declaration of flora road

The local government may declare a thoroughfare which has, in the opinion of the local government, high quality roadside vegetation to be a flora road.

##### 5.4 Construction works on flora roads

Construction and maintenance work carried out by the local government on a flora road is to be in accordance with the “Handbook of Environmental Practice for Road Construction and Road Maintenance Works” (April 2005) prepared by the Roadside Conservation Committee.

##### 5.5 Signposting of flora roads

The local government may signpost flora roads with the standard MRWA “flora road” sign.

##### 5.6 Driving only on carriageway of flora roads

(1) A person driving or riding a vehicle on a flora road shall only drive or ride the vehicle on the carriageway.

(2) Subclause (1) does not apply where—

- (a) conditions on the thoroughfare do not reasonably permit a vehicle to remain on the carriageway;
- (b) there is no carriageway; or
- (c) an exemption from the application of subclause (1) has been obtained from the local government.

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*Division 3—Special environmental areas*

**5.7 Designation of special environmental areas**

The local government may designate a thoroughfare, or any part of a thoroughfare, as a special environmental area which—

- (a) has protected flora or rare flora; or
- (b) in the opinion of the local government, has environmental, aesthetic or cultural significance.

**5.8 Marking of special environmental areas**

The local government is to mark and keep a register of each thoroughfare, or part of a thoroughfare, designated as a special environmental area.

*Division 4—Planting in thoroughfares*

**5.9 Permit to plant**

A person shall not plant any plant or sow any seeds in a thoroughfare without first obtaining a permit.

**5.10 Relevant considerations in determining application**

In determining an application for a permit for the purpose of clause 5.9, the local government is to have regard to—

- (a) existing vegetation within that part of the thoroughfare in which the planting is to take place; and
- (b) the diversity of species and the prevalence of the species which are to be planted or sown.

*Division 5—Clearance of vegetation*

**5.11 Permit to clear**

A person shall not clear and maintain in a cleared state, the surface of a thoroughfare within 1.5m of that person's land without first obtaining a permit and any other approvals which may be required under any written law.

**5.12 Application for permit**

In addition to the requirements of subclause 7.1(2), a person making an application for a permit for the purpose of clause 5.11 shall submit a sketch plan clearly showing the boundary of the person's land and the portions of the thoroughfare joining that person's land which are to be cleared.

*Division 6—Fire management*

**5.13 Permit to burn thoroughfare**

A person shall not burn part of a thoroughfare without first obtaining a permit or unless acting under the authority of any other written law.

**5.14 Application for permit**

In addition to the requirements of subclause 7.1(2), an application for a permit for the purposes of clause 5.13 shall—

- (a) include a sketch plan showing the portions of a thoroughfare which are proposed to be burned; and
- (b) advise of the estimated fire intensity and the measures to be taken to protect upper storey vegetation from the burn.

**5.15 When application for permit can be approved**

The local government may approve an application for a permit for the purpose of clause 5.13 only if the burning of the particular part of the thoroughfare will—

- (a) reduce a fire hazard and alternative means of reducing that hazard, such as slashing or the use of herbicides, are considered by the local government to be not feasible or more detrimental to native flora and fauna than burning; or
- (b) in the opinion of the local government, be beneficial for the preservation and conservation of native flora and fauna.

**5.16 Prohibitions on burning**

Notwithstanding anything to the contrary in this local law, an application for a permit for the purpose of clause 5.13 is not to be approved by the local government—

- (a) for burning between 31 August and 1 May of the following year where the intensity of the burn could damage native flora and fauna; or
- (b) in any year to any person for any part of a thoroughfare which is on the opposite side of the carriageway to that portion of the thoroughfare for which a permit to burn has been approved in the same year.

*Division 7—Firebreaks*

**5.17 Permit for firebreaks on thoroughfares**

A person shall not construct a firebreak on a thoroughfare without first obtaining a permit.

**5.18 When application for permit cannot be approved**

- (1) The local government is not to approve an application for a permit for the purpose of clause 5.17 where the thoroughfare is less than 20m wide.
- (2) Subclause (1) does not apply where the firebreak is, in the opinion of the local government, desirable for the protection of roadside vegetation.

*Division 8—Commercial wildflower harvesting on thoroughfares*

**5.19 General prohibition on commercial wildflower harvesting**

Subject to clause 5.20, a person shall not commercially harvest native flora on a thoroughfare.

**5.20 Permit for revegetation projects**

- (1) A person shall not collect seed from native flora on a thoroughfare without first obtaining a permit.
- (2) The local government may approve an application for a permit under subclause (1) only where—
  - (a) the seed is required for a revegetation project in any part of the district; and
  - (b) the thoroughfare, or the relevant part of it, is not a special environmental area.
- (3) Unless the local government specifically provides to the contrary on a permit, if the local government approves an application for a permit for the purpose of subclause (1) it is to be taken to be approved subject to the following conditions—
  - (a) the collection of the seed is to be carried out so as not to endanger the long time survival of the native flora on the thoroughfare; and
  - (b) any licence or approval which may be required under any other written law is to be obtained by the applicant.

**PART 6—TRADING ON THOROUGHFARES AND PUBLIC PLACES**

*Division 1—Stallholders and traders*

Subdivision 1—Preliminary

**6.1 Definition**

In this Division, unless the context otherwise requires—

“**Competition Principles Agreement**” means the Competition Principles Agreement executed by each State and Territory of the Commonwealth and the Commonwealth of Australia on 11 April 1995;

“**public place**” includes—

- (a) any thoroughfare or place which the public are allowed to use whether or not the thoroughfare or place is on private property; and
- (b) local government property,  
but does not include premises on private property from which trading is lawfully conducted under a written law;

“**stall**” means a movable or temporarily fixed structure, stand or table in, on or from which goods or services are sold, hired or offered for sale or hire;

“**stallholder**” means a person in charge of a stall;

“**stallholder’s permit**” means a permit issued to a stallholder;

“**trader**” means a person who carries on trading;

“**trader’s permit**” means a permit issued to a trader; and

“**trading**” includes—

- (a) the selling or hiring of, the offering for sale or hire of or the soliciting of orders for goods or services in a public place;
- (b) displaying goods in any public place for the purpose of—
  - (i) offering them for sale or hire;
  - (ii) inviting offers for their sale or hire;
  - (iii) soliciting orders for them; or
  - (iv) carrying out any other transaction in relation to them; and
- (c) the going from place to place, whether or not public places, and—
  - (i) offering goods or services for sale or hire; or
  - (ii) inviting offers or soliciting orders for the sale or the hire of goods or services,  
but does not include—
- (d) the delivery of pre-ordered goods or services to the purchaser of those goods or services or to the person nominated by the purchaser of those goods or services whether or not payment for those goods or services is accepted on delivery; or  
the taking of further orders for goods or services from the purchaser of those pre-ordered goods or services or from the person nominated by the purchaser of those pre-ordered goods or services when those orders are taken at the same time as a previous order is being delivered, whether or not payment is made for those goods or services at the time of taking the order;



- (e) the setting up of a stall or the conducting of a business at a stall under the authority of a stallholder's permit;
- (f) the selling or the offering for sale of goods and services to, or the soliciting of orders for goods and services from a person who sells those goods or services;
- (g) the selling or the offering for sale or hire by a person of goods of her or his own manufacture or services which he or she provides; and
- (h) the selling or hiring or the offering for sale or hire of—
  - (i) goods by a person who represents a manufacturer of the goods; or
  - (ii) services by a person who represents a provider of the services,which are only sold directly to consumers and not through a shop.

#### Subdivision 2—Permits

##### 6.2 Stallholder's permit

- (1) A person shall not conduct a stall on a public place unless that person is—
  - (a) the holder of a valid stallholder's permit; or
  - (b) an assistant specified in a valid stallholder's permit.
- (2) Every application for a stallholder's permit shall—
  - (a) state the full name and address of the applicant;
  - (b) specify the proposed number of assistants to be engaged by the applicant in conducting the stall, as well as their names and addresses if already engaged;
  - (c) specify the proposed location of the stall;
  - (d) specify the period of time for which the permit is sought, together with the proposed days and hours of operation;
  - (e) specify the proposed goods or services to be sold or hired or offered for sale or hire from the stall; and
  - (f) be accompanied by an accurate plan and description of the proposed stall.

##### 6.3 Trader's permit

- (1) A person shall not carry on trading unless that person is—
  - (a) the holder of a valid trader's permit; or
  - (b) an assistant specified in a valid trader's permit.
- (2) Every application for a trader's permit shall—
  - (a) state the full name and address of the applicant;
  - (b) specify the proposed number of assistants, if any, to be engaged by the applicant in trading, as well as their names and addresses if already engaged;
  - (c) specify the location or locations in which the applicant proposes to trade;
  - (d) specify the period of time for which the permit is sought, together with the proposed days and hours of trading;
  - (e) specify the proposed goods or services which will be traded; and
  - (f) be accompanied by an accurate plan and description of any proposed structure or vehicle which may be used by the applicant in trading.
- (3) The conditions subject to which the local government may approve an application for a trader's permit include that the permit holder is permitted to remain at a particular location for as long as there is a customer making a purchase, but if there is no customer making a purchase the permit holder must move on from that location within a reasonable time of the last purchase having been made.

##### 6.4 No permit required to sell newspaper

Notwithstanding any other provision of this local law, a person who sells, or offers for sale, a newspaper only is not required to obtain a permit.

##### 6.5 Relevant considerations in determining application for permit

- (1) In determining an application for a permit for the purposes of this Division, the local government is to have regard to—
  - (a) any relevant policies of the local government;
  - (b) the desirability of the proposed activity;
  - (c) the location of the proposed activity;
  - (d) the principles set out in the Competition Principles Agreement; and
  - (e) such other matters as the local government may consider to be relevant in the circumstances of the case.
- (2) The local government may refuse to approve an application for a permit under this Division on any one or more of the following grounds—
  - (a) that the applicant has committed a breach of any provision of this local law or of any written law relevant to the activity in respect of which the permit is sought;

- (b) that the applicant is not a desirable or suitable person to hold a permit;
- (c) that—
  - (i) the applicant is an undischarged bankrupt or is in liquidation;
  - (ii) the applicant has entered into any composition or arrangement with creditors; or
  - (iii) a manager, an administrator, a trustee, a receiver, or a receiver and manager has been appointed in relation to any part of the applicant's undertakings or property; or
- (d) such other grounds as the local government may consider to be relevant in the circumstances of the case.

#### 6.6 Conditions of permit

(1) If the local government approves an application for a permit under this Division subject to conditions, those conditions may include—

- (a) the place, the part of the district, or the thoroughfare to which the permit applies;
- (b) the days and hours during which a permit holder may conduct a stall or trade;
- (c) the number, type, form and construction, as the case may be, of any stand, table, structure or vehicle which may be used in conducting a stall or in trading;
- (d) the goods or services in respect of which a permit holder may conduct a stall or trade;
- (e) the number of persons and the names of persons permitted to conduct a stall or trade;
- (f) the requirement for personal attendance at the stall or the place of trading by the permit holder and the nomination of assistants, nominees or substitutes for the permit holder;
- (g) whether and under what terms the permit is transferable;
- (h) any prohibitions or restrictions concerning the—
  - (i) causing or making of any noise or disturbance which is likely to be a nuisance to persons in the vicinity of the permit holder;
  - (ii) the use of amplifiers, sound equipment and sound instruments;
  - (iii) the use of signs; and
  - (iv) the use of any lighting apparatus or device;
- (i) the manner in which the permit holder's name and other details of a valid permit are to be displayed;
- (j) the care, maintenance and cleansing of the stall or any structure used for trading and the place of the stall or any structure;
- (k) the vacating of the place of a stall or trading when the stall is not being conducted or trading is not being carried on;
- (l) the acquisition by the stallholder or trader of public risk insurance;
- (m) the period for which the permit is valid; and
- (n) the designation of any place or places where trading is wholly or from time to time prohibited by the local government.

(2) Where a permit holder by reason of illness, accident or other sufficient cause is unable to comply with this local law, the local government may at the request of that permit holder authorize another person to be a nominee of the permit holder for a specified period, and this local law and the conditions of the permit shall apply to the nominee as if he or she was the permit holder.

#### 6.7 Exemptions from requirement to pay fee or to obtain a permit

(1) In this clause—

“**charitable organisation**” means an institution, association, club, society or body whether incorporated or not, the objects of which are of a charitable, benevolent, religious, cultural, educational, recreational, sporting or other like nature and from which any member does not receive any pecuniary profit except where the member is an employee or the profit is an honorarium; and

“**commercial participant**” means any person who is involved in operating a stall or in conducting any trading activity for personal gain or profit.

(2) The local government may waive any fee required to be paid by an applicant for a stallholder's permit or a trader's permit on making an application for or on the issue of a permit, or may return any such fee which has been paid, if the stall is conducted or the trading is carried on—

- (a) on a portion of a public place adjoining the normal place of business of the applicant; or
- (b) by a charitable organisation that does not sublet space to, or involve commercial participants in the conduct of a stall or trading, and any assistants that may be specified in the permit are members of that charitable organisation.

(3) The local government may exempt a person or a class of persons, whether or not in relation to a specified public place, from the requirements of this Division.

#### Subdivision 3—Conduct of stallholders and traders

##### 6.8 Conduct of stallholders and traders

(1) A stallholder while conducting a stall or a trader while trading shall—

- (a) display her or his permit to do so in a conspicuous place on the stall, vehicle or temporary structure or if there is no stall, vehicle or temporary structure, carry the permit with her or him while conducting a stall or trading;



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- (b) not display a permit unless it is a valid permit; and
  - (c) when selling goods by weight, carry and use for that purpose, scales tested and certified in accordance with the provisions of the *Trade Measurement Administration Act 2006*.
- (2) A stallholder or trader shall not—
- (a) deposit or store any box or basket containing goods on any part of a thoroughfare so as to obstruct the movement of pedestrians or vehicles;
  - (b) act in an offensive manner;
  - (c) use or cause to be used any apparatus or device including any flap or shelf, whereby the dimensions of a stall, vehicle or structure are increased beyond those specified in the permit; or
  - (d) in the case of a trader, carry on trading from a public place, unless there is adequate parking for customers' vehicles reasonably close to the place of trading.

*Division 2—Street entertainers*

Subdivision 1—Preliminary

**6.9 Definition**

In this Division, unless the context otherwise requires—

- “**perform**” includes to play a musical instrument, sing, mime, dance, give an acrobatic or aerobic display or entertain, but does not include public speaking;
- “**permit**” means a permit issued for the purpose of clause 6.10;
- “**permitted area**” means the area or areas, specified in a permit, in which the permit holder may perform; and
- “**permitted time**” means the time or times, specified in a permit, during which the permit holder may perform.

Subdivision 2—Permits

**6.10 Permit required to perform**

A person shall not perform in a public place without a permit.

**6.11 Variation of permitted area and permitted time**

(1) The local government may by notice in writing to a permit holder vary—

- (a) the permitted area;
- (b) the permitted time; or
- (c) both the permitted area and the permitted time,

shown on a permit.

(2) The local government may direct a permit holder to move from one permitted area to another permitted area, if more than one area is specified in a permit.

**6.12 Duration of permit**

A permit is valid for a period of 3 months after the date on which it is issued unless it is sooner cancelled under this local law.

**6.13 Cancellation of permit**

The CEO may cancel a permit if in her or his opinion the volume of sound caused by the permit holder in connection with the performance adversely affects the enjoyment, convenience or comfort of other persons in a public place, or if, in her or his opinion, or in the opinion of an authorized person, the performance otherwise constitutes a nuisance.

**6.14 Obligations of permit holder**

A permit holder shall not in a public place—

- (a) perform wearing dirty, torn or ragged clothing;
- (b) act in an offensive manner; or
- (c) place, install, erect, play or use any musical instrument or any device which emits music, including a loud speaker or an amplifier—
  - (i) other than in the permitted area; and
  - (ii) unless the musical instrument or device is specified in the permit.

*Division 3—Outdoor eating facilities on public places*

**6.15 Definition**

In this Division—

- “**Facility**” means an outdoor eating Facility or establishment on any part of a public place, but does not include such a Facility or establishment on private land;
- “**permit holder**” means the person to whom a permit has been issued for the purpose of clause 6.16; and
- “**public place**” has the meaning given to it in clause 6.1.

**6.16 Permit required to conduct Facility**

A person shall not establish or conduct a Facility without a permit.

**6.17 Matters to be considered in determining application**

In determining an application for a permit for the purpose of clause 6.16, the local government may consider in addition to any other matter it considers relevant, whether or not—

- (a) the Facility is conducted in conjunction with and as an extension of food premises which abut on the Facility, and whether the applicant is the person conducting such food premises;
- (b) any abutting food premises are registered in accordance with the *Health Act 1911* and whether the use of the premises is permitted under the town planning scheme;
- (c) the Facility will comply with any local law made under section 172 of the *Health Act 1911*;
- (d) users of the Facility will have access to proper and sufficient sanitary and ablutionary conveniences;
- (e) the Facility would—
  - (i) obstruct the visibility or clear sight lines at an intersection of thoroughfares of any person; or
  - (ii) impede pedestrian access; and
- (f) the tables, chairs and other equipment to be used may obstruct or impede the use of the public place for the purpose for which it was designed.

**6.18 Obligations of permit holder**

(1) The permit holder for a Facility shall—

- (a) ensure that the Facility is conducted at all times in accordance with the provisions of this local law and any local law made under section 172 of the *Health Act 1911*;
- (b) ensure that the eating area is kept in a clean and tidy condition at all times;
- (c) maintain the chairs, tables and other structures in the eating area in a good, clean and serviceable condition at all times;
- (d) be solely responsible for all and any costs associated with the removal, alteration, repair, reinstatement or reconstruction of any part of the public place arising from the conduct of the Facility; and
- (e) be solely responsible for all rates and taxes levied upon the land occupied by the Facility.

(2) Whenever, in the opinion of the local government, any work is required to be carried out to a Facility, the local government may give a notice to the permit holder for the Facility to carry out that work within the time limited by the notice.

(3) In subclause (2), “work” includes the removal, alteration, repair, reinstatement or reconstruction of any part of a public place arising from or in connection with the setting up or conduct of a Facility.

**6.19 Removal of Facility unlawfully conducted**

Where a Facility is conducted without a permit, or in contravention of a condition of a permit, any tables, chairs, umbrellas or other equipment may be removed by an authorized person and impounded in accordance with the Act.

**6.20 Use of Facility by public**

(1) A person shall not occupy a chair or otherwise use the equipment in a Facility the subject of a permit unless the person uses them for the purpose of consuming food or drinks provided by the Facility.

(2) A person shall leave a Facility when requested to do so by the permit holder.

**6.21 Temporary removal of Facility may be requested**

(1) The permit holder for a Facility is to temporarily remove the Facility when requested to do so on reasonable grounds by an authorized person or a member of the Police Service or an emergency service.

(2) The permit holder may replace the Facility removed under subclause (1) as soon as the person who directed her or him to remove it allows it to be replaced.

**PART 7—PERMITS**

*Division 1—Applying for a permit*

**7.1 Application for permit**

(1) Where a person is required to obtain a permit under this local law, that person shall apply for the permit in accordance with subclause (2).

(2) An application for a permit under this local law shall—

- (a) be in the form determined by the local government;
- (b) be signed by the applicant;
- (c) provide the information required by the form; and
- (d) be forwarded to the CEO together with any fee imposed and determined by the local government under and in accordance with sections 6.16 to 6.19 of the Act.

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- (3) The local government may require an applicant to provide additional information reasonably related to an application before determining an application for a permit.
- (4) The local government may require an applicant to give local public notice of the application for a permit.
- (5) The local government may refuse to consider an application for a permit which is not in accordance with subclause (2).

#### **7.2 Decision on application for permit**

- (1) The local government may—
  - (a) approve an application for a permit unconditionally or subject to any conditions; or
  - (b) refuse to approve an application for a permit.
- (2) If the local government approves an application for a permit, it is to issue to the applicant a permit in the form determined by the local government.
- (3) If the local government refuses to approve an application for a permit, it is to give written notice of that refusal to the applicant.
- (4) Where a clause of this local law refers to conditions which may be imposed on a permit or which are to be taken to be imposed on a permit, the clause does not limit the power of the local government to impose other conditions on the permit under subclause (1)(a).
- (5) Where a clause of this local law refers to the grounds on which an application for a permit may be or is to be refused, the clause does not limit the power of the local government to refuse the application for a permit on other grounds under subclause (1)(b).

#### *Division 2—Conditions*

#### **7.3 Conditions which may be imposed on a permit**

The local government may approve an application for a permit subject to conditions relating to—

- (a) the payment of a fee;
- (b) the duration and commencement of the permit;
- (c) the commencement of the permit being contingent on the happening of an event;
- (d) the rectification, remedying or restoration of a situation or circumstance reasonably related to the application;
- (e) the approval of another application for a permit which may be required by the local government under any written law;
- (f) the area of the district to which the permit applies;
- (g) where a permit is issued for an activity which will or may cause damage to a public place, the payment of a deposit or bond against such damage;
- (h) the obtaining of public risk insurance in an amount and on terms reasonably required by the local government; and
- (i) the provision of an indemnity from the permit holder indemnifying the local government in respect of any injury to any person or any damage to any property which may occur in connection with the use of the public place by the permit holder.

#### **7.4 Imposing conditions under a policy**

- (1) In this clause—

“**policy**” means a policy of the local government adopted by the Council containing conditions subject to which an application for a permit may be approved under paragraph 7.2(1)(a).
- (2) Under paragraph 7.2(1)(a) the local government may approve an application subject to conditions by reference to a policy.
- (3) The local government is to give a copy of the policy, or the part of the policy which is relevant to the application for a permit, with the form of permit referred to in subclause 7.2(2).
- (4) An application for a permit is to be taken not to have been approved subject to the conditions contained in a policy until the local government gives the permit holder a copy of the policy or the part of the policy which is relevant to the application.
- (5) Sections 5.94 and 5.95 of the Act shall apply to a policy and for that purpose a policy is to be taken to be information within section 5.94(u)(i) of the Act.

#### **7.5 Compliance with and variation of conditions**

- (1) Where an application for a permit has been approved subject to conditions, or where a permit is to be taken to be subject to conditions under this local law, the permit holder shall comply with each of those conditions.
- (2) The local government may vary the conditions of a permit, and the permit holder shall comply with those conditions as varied.

#### *Division 3—General*

#### **7.6 Duration of permit**

A permit is valid for one year from the date on which it is issued, unless it is—

- (a) otherwise stated in this local law or in the permit; or
- (b) cancelled under clause 7.10.



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#### 7.7 Renewal of permit

(1) A permit holder may apply to the local government in writing prior to expiry of a permit for the renewal of the permit.

(2) The provisions of—

(a) this Part; and

(b) any other provision of this local law relevant to the permit which is to be renewed,

shall apply to an application for the renewal of a permit *mutatis mutandis*.

#### 7.8 Transfer of permit

(1) An application for the transfer of a valid permit is to—

(a) be made in writing;

(b) be signed by the permit holder and the proposed transferee of the permit;

(c) provide such information as the local government may require to enable the application to be determined; and

(d) be forwarded to the CEO together with any fee imposed and determined by the local government under and in accordance with sections 6.16 to 6.19 of the Act.

(2) The local government may approve an application for the transfer of a permit, refuse to approve it or approve it subject to any conditions.

(3) Where the local government approves an application for the transfer of a permit, the transfer may be effected by—

(a) an endorsement on the permit signed by the CEO; or

(b) issuing to the transferee a permit in the form determined by the local government.

(4) Where the local government approves an application for the transfer of a permit, it is not required to refund any part of any fee paid by the former permit holder.

#### 7.9 Production of permit

A permit holder is to produce to an authorized person her or his permit immediately upon being required to do so by that authorized person.

#### 7.10 Cancellation of permit

(1) Subject to clause 8.1, a permit may be cancelled by the local government if the permit holder has not complied with a—

(a) condition of the permit; or

(b) provision of any written law which may relate to the activity regulated by the permit.

(2) On the cancellation of a permit the permit holder—

(a) shall return the permit as soon as practicable to the local government; and

(b) is to be taken to have forfeited any fees paid in respect of the permit.

### PART 8—OBJECTIONS AND APPEALS

#### 8.1 Application of Part 9 Division 1 of Act

When the local government makes a decision—

(a) under clause 7.2(1); or

(b) as to whether it will renew, vary, or cancel a permit,

the provisions of Division 1 of Part 9 of the Act and regulation 33 of the Regulations apply to that decision.

### PART 9—MISCELLANEOUS NOTICES

#### 9.1 Notice to redirect or repair sprinkler

Where a lawn or a garden is being watered with a sprinkler which is on the lawn or the garden, in a manner which causes or may cause an inconvenience or obstruction to any person using a thoroughfare, the local government may give a notice to the owner or the occupier of the land abutting on the lawn or the garden, requiring the owner or the occupier or both to move or alter the direction of the sprinkler or other watering equipment.

#### 9.2 Hazardous plants

(1) Where a plant in a garden creates or may create a hazard for any person using a thoroughfare, the local government may give a notice to the owner or the occupier of the land abutting on the garden to remove, cut, move or otherwise deal with that plant so as to remove the hazard.

(2) Subclause (1) does not apply where the plant was planted by the local government.

#### 9.3 Notice to repair damage to thoroughfare

Where any portion of a thoroughfare has been damaged, the local government may by notice to the person who caused the damage order the person to repair or replace that portion of the thoroughfare to the satisfaction of the local government.

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**9.4 Notice to remove thing unlawfully placed on thoroughfare**

Where any thing is placed on a thoroughfare in contravention of this local law, the local government may by notice in writing to the owner or the occupier of the property which abuts on that portion of the thoroughfare where the thing has been placed, or such other person who may be responsible for the thing being so placed, require the relevant person to remove the thing.

**PART 10—ENFORCEMENT**

*Division 1—Notices given under this local law*

**10.1 Offence to fail to comply with notice**

Whenever the local government gives a notice under this local law requiring a person to do any thing, if the person fails to comply with the notice, the person commits an offence.

**10.2 Local government may undertake requirements of notice**

Where a person fails to comply with a notice referred to in clause 10.1, the local government may do the thing specified in the notice and recover from that person, as a debt, the costs incurred in so doing.

*Division 2—Offences and penalties*

Subdivision 1—General

**10.3 Offences**

(1) Any person who fails to do anything required or directed to be done under this local law, or who does anything which under this local law that person is prohibited from doing, commits an offence.

(2) Any person who commits an offence under this local law is liable, upon conviction, to a penalty not exceeding \$5,000, and if the offence is of a continuing nature, to an additional penalty not exceeding \$500 for each day or part of a day during which the offence has continued.

Subdivision 2—Infringement notices and modified penalties

**10.4 Prescribed offences**

(1) An offence against a clause specified in Schedule 1 is a prescribed offence for the purposes of section 9.16(1) of the Act.

(2) The amount of the modified penalty for a prescribed offence is that specified adjacent to the clause in Schedule 1.

(3) For the purpose of guidance only, before giving an infringement notice to a person in respect of the commission of a prescribed offence, an authorized person should be satisfied that—

- (a) commission of the prescribed offence is a relatively minor matter; and
- (b) only straightforward issues of law and fact are involved in determining whether the prescribed offence was committed, and the facts in issue are readily ascertainable.

**10.5 Forms**

Unless otherwise specified, for the purposes of this local law—

- (a) where a vehicle is involved in the commission of an offence, the form of the notice referred to in section 9.13 of the Act is that of Form 1 in Schedule 1 of the Regulations;
- (b) the form of the infringement notice given under section 9.16 of the Act is that of Form 2 in Schedule 1 of the Regulations; and
- (c) the form of the notice referred to in section 9.20 of the Act is that of Form 3 in Schedule 1 of the Regulations.

**SCHEDULE 1  
PRESCRIBED OFFENCES**

Clause	Description	Modified Penalty \$
2.1(a)	Plant of 0.75m in height on thoroughfare within 10m of intersection	125
2.1(b)	Damaging lawn or garden	125
2.1(c)	Plant (except grass) on thoroughfare within 2m of carriageway	125
2.1(d)	Placing hazardous substance on footpath	125
2.1(e)	Damaging or interfering with signpost or structure on thoroughfare	350
2.1(f)	Playing games so as to impede vehicles or persons on thoroughfare	125
2.1(g)	Riding of skateboard or similar device on mall or verandah of shopping centre	125
2.2(1)(a)	Digging a trench through a kerb or footpath without a permit	125
2.2(1)(b)	Throwing or placing anything on a verge without a permit	125
2.2(1)(c)	Causing obstruction to vehicle or person on thoroughfare without a permit	125



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Clause	Description	Modified Penalty \$
2.2(1)(d)	Causing obstruction to water channel on thoroughfare without a permit	250
2.2(1)(e)	Placing or draining offensive fluid on thoroughfare without a permit	250
2.2(1)(g)	Lighting a fire on a thoroughfare without a permit	350
2.2(1)(h)	Felling tree onto thoroughfare without a permit	125
2.2(1)(i)	Installing pipes or stone on thoroughfare without a permit	125
2.2(1)(j)	Installing a hoist or other thing on a structure or land for use over a thoroughfare without a permit	350
2.2(1)(k)	Creating a nuisance on a thoroughfare without a permit	125
2.2(1)(l)	Placing a bulk rubbish container on a thoroughfare without a permit	125
2.2(1)(m)	Interfering with anything on a thoroughfare without a permit	125
2.3(1)	Consumption or possession of liquor on thoroughfare	125
2.4(1)	Failure to obtain permit for temporary crossing	250
2.5(2)	Failure to comply with notice to remove crossing and reinstate kerb	350
2.9(1)	Installation of verge treatment other than permissible verge treatment	250
2.10	Failure to maintain permissible verge treatment or placement of obstruction on verge	125
2.11	Failure to comply with notice to rectify default	125
2.17(2)	Failure to comply with sign on public place	125
2.19(1)	Driving or taking a vehicle on a closed thoroughfare	350
3.2(1)	Placing advertising sign or affixing any advertisement on a thoroughfare without a permit	125
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4.5	Person leaving shopping trolley in public place other than trolley bay	125
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5.6(1)	Driving a vehicle on other than the carriageway of a flora road	250
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5.13	Burning of thoroughfare without a permit	600
5.17	Construction of firebreak on thoroughfare without a permit	600
5.19	Commercial harvesting of native flora on thoroughfare	600
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6.20(1)	Use of equipment of outdoor eating Facility without purchase of food or drink from Facility	60

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Clause	Description	Modified Penalty \$
6.20(2)	Failure to leave outdoor eating Facility when requested to do so by permit holder	60
7.5	Failure to comply with a condition of a permit	125
7.9	Failure to produce permit on request of authorized person	125
10.1	Failure to comply with notice given under local law	125

Dated 23rd July 2008.

The Common Seal of the Shire of Northam was affixed by authority of a resolution of the Council in the presence of—

Cr S. B. POLLARD, Shire President.  
G. BRENNAN, Acting Chief Executive Officer.

Attachment 2

**LOCAL GOVERNMENT ACT 1995**

**SHIRE OF NORTHAM**

**ACTIVITIES ON THOROUGHFARES AND  
PUBLIC PLACES AND TRADING  
LOCAL LAW 2008**

[\(reviewed 2016\)](#)

**LOCAL GOVERNMENT ACT 1995**

Shire of Northam

**ACTIVITIES ON THOROUGHFARES AND PUBLIC PLACES AND TRADING LOCAL  
LAW 2008**

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## LOCAL GOVERNMENT ACT 1995

Shire of Northam

### ACTIVITIES ~~IN~~ THOROUGHFARES AND PUBLIC PLACES AND TRADING LOCAL LAW 2008

Under the powers conferred by the *Local Government Act 1995* and under all other powers enabling it, the Council of the Shire of Northam resolved on ..... to make the following local law.

#### PART 1 – PRELIMINARY

##### 1.1 Citation

This local law may be cited as the *Shire of Northam Activities ~~in~~ Thoroughfares and Public Places and Trading Local Law 2008*.

##### 1.2 Definitions

In this local law unless the context otherwise requires –

“**Act**” means the *Local Government Act 1995*;

“**applicant**” means a person who applies for a permit;

“**authorized person**” means a person authorized by the local government under section 9.10 of the Act to perform any of the functions of an authorized person under this local law;

“**built-up area**” has the meaning given to it in the *Road Traffic Code 2000*;

“**bulk rubbish container**” means a bin or container designed or used for holding a substantial quantity of rubbish and which is unlikely to be lifted without mechanical assistance, but does not include a bin or container used in connection with the local government’s regular domestic rubbish collection service;

“**carriageway**” has the meaning given to it in the *Road Traffic Code 2000*;

“**CEO**” means the chief executive officer of the local government;

“**commencement day**” means the day on which this local law comes into operation;

“**Council**” means the council of the local government;

“**crossing**” means a crossing giving access from a public thoroughfare to –  
(a) private land; or  
(b) a private thoroughfare serving private land;

“**district**” means the district of the local government;



“**footpath**” has the meaning given to it in the *Road Traffic Code 2000*;

“**garden**” means any part of a thoroughfare planted, developed or treated, otherwise than as a lawn, with one or more plants;

“**intersection**” has the meaning given to it in the *Road Traffic Code 2000*;

“**kerb**” includes the edge of a carriageway;

“**lawn**” means any part of a thoroughfare which is planted only with grass, or with a similar plant, but will include any other plant provided that it has been planted by the local government;

“**liquor**” has the meaning given to it in section 3 of the *Liquor Control Act 1988*;

“**local government**” means the Shire of Northam;

“**local government property**” means anything except a thoroughfare –

- (a) which belongs to the local government;
- (b) of which the local government is the management body under the *Land Administration Act 1997*; or
- (c) which is an 'otherwise unvested facility' within section 3.53 of the Act;

“**lot**” has the meaning given to it in the *Planning and Development Act 2005*;

“**owner**” or “**occupier**” in relation to land does not include the local government;

“**permissible verge treatment**” means any one of the 4 treatments described in clause 2.8(2), and includes any reticulation pipes and sprinklers;

“**permit**” means a permit issued under this local law;

“**permit holder**” means a person who holds a valid permit;

“**person**” does not include the local government;

“**premises**” for the purpose of the definition of “public-place” in both this clause and clause 6.1, means a building or similar structure, but does not include a carpark or a similar place;

“**public place**” includes any thoroughfare or place which the public are allowed to use, whether or not the thoroughfare or place is on private property, but does not include –

- (a) premises on private property from which trading is lawfully conducted under a written law; and
- (b) local government property;

“**Regulations**” means the *Local Government (Functions and General) Regulations 1996*;



“**sign**” includes a notice, flag, mark, structure or device on which may be shown words, numbers, expressions or symbols;

“**thoroughfare**” has the meaning given to it in the Act, but does not include a private thoroughfare which is not under the management control of the local government;

“**town planning scheme**” means a town planning scheme of the local government made under the *Planning and Development Act 2005*;

“**townsite**” means all townsites within the district which are –

- (a) constituted under section 26(2) of the *Land Administration Act 1997*;
- (b) referred to in clause 37 of Schedule 9.3 of the Act; or
- (c) within Spencers Brook or Seabrook.

(c)

“**vehicle**” includes –

- (a) every conveyance and every object capable of being propelled or drawn on wheels, tracks or otherwise; and
- (b) an animal being ridden or driven,

but excludes –

- (a) a wheel-chair or any device designed for use by a physically impaired person on a footpath; and
- (b) a pram, a stroller or a similar device; and

(b)

“**verge**” means that part of a thoroughfare between the carriageway and the land which abuts the thoroughfare, but does not include any footpath.

### 1.3 Application

This local law applies throughout the district.

### 1.4 Repeal

(1) The following local laws are repealed –

- *Shire of Northam By-law Relating to Trading in Public Places* published in the *Government Gazette* of 7 July 1989;
- *Shire of Northam By-law to Regulate Hawkers* published in the *Government Gazette* of 31 May 1960 and as amended and published in the *Government Gazette* of 14 June 1974;
- *Shire of Northam By-laws Relating to Road Reserves* as published in the *Government Gazette* on 8 May 1987;
- *Town of Northam By-laws Relating to Stalls* published in the *Government Gazette* of 24 July 1981 and as amended and published in the *Government Gazette* of 4 December 1981 and 3 August 1990;
- *Town of Northam By-laws Relating to the Control of Hawkers* published in the *Government Gazette* of 23 October 1981 and as amended and published in the *Government Gazette* of 3 August 1990;
- *Town of Northam By-laws Relating to Street Trading* published in the *Government Gazette* of 17 March 1989;
- *Town of Northam By-laws Relating to the Use and Misuse of Streets, Kerbs, Verges, Footpaths and Public Places* published in the *Government Gazette* of 4

October 1985 and as amended and published in the *Government Gazette* of 3 August 1990;

~~•~~ *Town of Northam By-laws Relating to Signs, Hoardings and Bill Posting* published in the *Government Gazette* of 17 January 1992;

- (2) Where a policy was made or adopted by the local government under or in relation to a local law repealed by this local law, then the policy is to be taken to no longer have any effect on and from the commencement day.
- (3) The Council may resolve that notwithstanding subclause (2) specified policies continue, or are to be taken to have continued, to have effect on and from the commencement day.

## PART 2 – ACTIVITIES ON THOROUGHFARES AND PUBLIC PLACES

### Division 1 - General

#### 2.1 General prohibitions

A person shall not –

- ~~(a)~~ plant any plant (except grasses or a similar plant) within 10 metres of an intersection on a thoroughfare
  - ~~(i)~~ except grass or a similar plant within 6m of an intersection; and
  - ~~(ii)~~ (a) which exceeds or which may exceed 0.75m in height so that the plant is within 6m to 10m of an intersection;
- ~~(b)~~ damage a lawn or a garden or remove any plant or part of a plant from a lawn or a garden unless –
  - ~~(i)~~ the person is the owner or the occupier of the lot abutting that portion of the thoroughfare and the lawn or the garden or the particular plant has not been installed or planted by the local government; or
  - ~~(ii)~~ the person is acting under the authority of a written law;
- ~~(c)~~ plant any plant (except grass or a similar plant) on a thoroughfare so that it is within 2.4m of a carriageway;
- ~~(d)~~ place on any footpath any fruit, fruit skins or other substance or fluid (whether vegetable or otherwise, but not water) which may create a hazard for any person using the footpath;
- ~~(e)~~ unless at the direction of the local government, damage, remove or interfere with any signpost, direction plate, guidepost, notice, shelter, shed, fence or any structure erected on a thoroughfare by the local government or a person acting under the authority of a written law;
- ~~(f)~~ play or participate in any game or sport so as to cause danger to any person or thing or impede the movement of vehicles or persons on a thoroughfare; or
- ~~(g)~~ within a mall, arcade or verandah of a shopping centre, ride any bicycle, skateboard, rollerblades or similar device.



## 2.2 Activities allowed with a permit – general

(1) A person shall not, without a permit –

- ~~(a)~~ dig or otherwise create a trench through or under a kerb or footpath;
- ~~(a)~~ subject to Division 3 of this Part, throw, place or deposit any thing on a verge except for removal by the local government under a bulk rubbish collection, and then only in accordance with the terms and conditions and during the period of time advertised in connection with that collection by the local government;
- ~~(b)~~ cause any obstruction to a vehicle or a person using a thoroughfare as a thoroughfare;
- ~~(c)~~ cause any obstruction to a water channel or a water course in a thoroughfare;
- ~~(d)~~ throw, place or drain offensive, noxious or dangerous fluid onto a thoroughfare;
- ~~(e)~~ damage a thoroughfare;
- ~~(f)~~ light any fire or burn any thing on a thoroughfare other than in a stove or fireplace provided for that purpose or under a permit issued under clause 5.13;
- ~~(g)~~ fell any tree onto a thoroughfare;
- (i) unless installing, or in order to maintain, a permissible verge treatment –
  - (i) lay pipes under or provide taps on any verge; or
  - ~~(ii)~~ place or install any thing on any part of a thoroughfare, and without limiting the generality of the foregoing, any gravel, stone, flagstone, cement, concrete slabs, blocks, bricks, pebbles, plastic sheeting, kerbing, wood chips, bark or sawdust;
  - ~~(iii)~~
  - ~~(iv)~~ provide, erect, install or use in or on any building, structure or land abutting on a thoroughfare any hoist or other thing for use over the thoroughfare;
- ~~(j)~~ on a public place use anything or do anything so as to create a nuisance;
- ~~(k)~~ place or cause to be placed on a thoroughfare a bulk rubbish container; or
- ~~(l)~~ interfere with the soil of, or anything in a thoroughfare or take anything from a thoroughfare.

(2) The local government may exempt a person from compliance with subclause (1) on the application of that person.

## 2.3 No possession and consumption of liquor on thoroughfare

(1) A person shall not consume any liquor or have in her or his possession or under her or his control any liquor on a thoroughfare unless –

- (a) that is permitted under the *Liquor Control Act 1988* or under another written law; or
  - (b) the person is doing so in accordance with a permit.
- (2) Subclause (1) does not apply where the liquor is in a sealed container.

**Division 2 - Vehicle crossing**  
**Subdivision 1 - Temporary crossings**

**2.4 Permit required**

- (1) Where it is likely that works on a lot will involve vehicles leaving a thoroughfare and entering the lot, the person responsible for the works shall obtain a permit for the construction of a temporary crossing to protect the existing carriageway, kerb, drains and footpath, where –
- ~~(a)~~ a crossing does not exist; or
  - ~~(a)~~
  - ~~(b)~~ a crossing does exist, but the nature of the vehicles and their loads is such that they are likely to cause damage to the crossing.
  - ~~(b)~~
- (2) The **"person responsible for the works"** in subclause (1) is to be taken to be –
- (a) the ~~builder person~~ named on the building ~~licence permit~~ issued under the *Building Act 2011* ~~Local Government (Miscellaneous Provisions) Act 1960~~, if one has been issued in relation to the works; or
  - ~~(b)~~ the registered proprietor of the lot, if no building ~~licence permit~~ has been issued under the *Building Act 2011* ~~Local Government (Miscellaneous Provisions) Act 1960~~ in relation to the works.
  - ~~(b)~~
- (3) If the local government approves an application for a permit for the purpose of subclause (1), the permit is taken to be issued on the condition that until such time as the temporary crossing is removed, the permit holder shall keep the temporary crossing in good repair and in such a condition so as not to create any danger or obstruction to persons using the thoroughfare.

**Subdivision 2 - Redundant vehicle crossings**

**2.5 Removal of redundant crossing**

- (1) Where works on a lot will result in a crossing no longer giving access to a lot, the crossing is to be removed and the kerb, drain, footpath, verge and any other part of the thoroughfare affected by the removal are to be reinstated to the satisfaction of the local government.
- (2) The local government may give written notice to the owner or occupier of a lot requiring her or him to –
- (a) remove any part of or all of a crossing which does not give access to the lot; and
  - (b) reinstate the kerb, drain, footpath, verge and any other part of the thoroughfare, which may be affected by the removal,
- within the period of time stated in the notice, and the owner or occupier of the lot shall comply with that notice.



**Division 3 - Verge treatments**  
**Subdivision 1 - Preliminary**

**2.6 Definition**

In this Division, unless the context otherwise requires –

“**acceptable material**” means any material which will create a hard surface, and which appears on a list of acceptable materials maintained by the local government.

**2.7 Application**

This Division only applies to the townsites.

**Subdivision 2 - Permissible verge treatments**

**2.8 Permissible verge treatments**

(1) An owner or occupier of land which abuts on a verge may on that part of the verge directly in front of her or his land install a permissible verge treatment.

(2) The permissible verge treatments are –

- (a) the planting and maintenance of a lawn;
- (b) the planting and maintenance of a garden provided that –
  - (i) clear sight visibility is maintained at all times for a person using the abutting thoroughfare in the vicinity of an intersection or bend in the thoroughfare or using a driveway on land adjacent to the thoroughfare for access to or from the thoroughfare; and
  - (ii) where there is no footpath, a pedestrian has safe and clear access of a minimum width of 2m along that part of the verge immediately adjacent to the kerb;
- (c) the installation of an acceptable material; or
- (d) the installation over no more than one third of the area of the verge (excluding any vehicle crossing) of an acceptable material in accordance with paragraph (c), and the planting and maintenance of either a lawn or a garden on the balance of the verge in accordance with paragraph (a) or (b).

**2.9 Only permissible verge treatments to be installed**

(1) A person shall not install or maintain a verge treatment which is not a permissible verge treatment.

(2) The owner and occupier of the lot abutting a verge treatment referred to in subclause (1) are each to be taken to have installed and maintained that verge treatment for the purposes of this clause and clause 2.10.

**2.10 Obligations of owner or occupier**

An owner or occupier who installs or maintains a permissible verge treatment shall –

- (a) keep the permissible verge treatment in a good and tidy condition and ensure, where the verge treatment is a garden or lawn, that a footpath on the verge and a carriageway adjoining the verge is not obstructed by the verge treatment;

(a)



- (b) not place any obstruction on or around the verge treatment; and
- (c) not disturb a footpath on the verge.

#### **2.11 Notice to owner or occupier**

The local government may give a notice in writing to the owner or the occupier of a lot abutting on a verge to make good, within the time specified in the notice, any breach of a provision of this Division.

#### ***Subdivision 3 - Existing verge treatments***

#### **2.12 Transitional provision**

(1) In this clause –

“former provisions” means the local law of the local government which permitted certain types of verge treatments, whether with or without the consent of the local government, and which was repealed by this local law.

(2) A verge treatment which –

- (a) was installed prior to the commencement day; and
- (b) on the commencement day is a type of verge treatment which was permitted under and complied with the former provisions,

is to be taken to be a permissible verge treatment for so long as the verge treatment remains of the same type and continues to comply with the former provisions.

#### ***Subdivision 4 - Public works***

#### **2.13 Power to carry out public works on verge**

Where the local government or an authority empowered to do so under a written law disturbs a verge, the local government or the authority –

- (a) is not liable to compensate any person for that disturbance;
- (b) may backfill with sand, if necessary, any garden or lawn; and
- (c) is not liable to replace or restore any –
  - (i) verge treatment and, in particular, any plant or any acceptable material or other hard surface; or
  - (ii) sprinklers, pipes or other reticulation equipment.

#### ***Division 4 - Property numbers***

#### ***Subdivision 1 - Preliminary***

#### **2.14 Interpretation Definition**

In this Division, unless the context requires otherwise –

“Number” means a number of a lot with or without an alphabetical suffix indicating the address of the lot by reference to a thoroughfare.

#### ***Subdivision 2 - Assignment and marking of numbers***

#### **2.15 Assignment of numbers**

“**advertising sign**” means a sign used for the purpose of advertisement and includes an “election sign”;

“**direction sign**” means a sign which indicates the direction of another place, activity or event, but does not include any such sign erected or affixed by the local government or the Commissioner of Main Roads;

“**election sign**” means a sign or poster which advertises any aspect of a forthcoming Federal, State or Local Government election; and

“**portable direction sign**” means a portable free standing direction sign; and

“**portable sign**” means a portable free standing advertising sign.

#### **Division 2 - Permit**

### **3.2 Advertising signs and portable direction signs**

~~(1)~~ ~~(+)~~ A person shall not, without a permit –

- (a) erect or place an advertising sign on a thoroughfare; or
- ~~(b)~~ post any bill or paint, place or affix any advertisement on a thoroughfare.

~~(2)~~ ~~(-)~~ Notwithstanding subclause (1), a permit is not required in respect of a portable direction sign which neither exceeds 500mm in height nor 0.5m<sup>2</sup> in area, provided that the sign is placed or erected on a thoroughfare on an infrequent or occasional basis only to direct attention to a place, activity or event during the hours of that activity or event.

~~(3)~~ ~~(-)~~ Notwithstanding subclause (1), a person shall not erect or place an advertising sign –

- (a) on a footpath;
- (b) over any footpath where the resulting vertical clearance between the sign and the footpath is less than 2.5m;
- (c) on or within 3m of a carriageway;
- (d) in any other location where, in the opinion of the local government, the sign is likely to obstruct lines of sight along a thoroughfare or cause danger to any person using the thoroughfare; or
- (e) on any natural feature, including a rock or tree, on a thoroughfare, or on any bridge or the structural approaches to a bridge.

### **3.3 Matters to be considered in determining application for permit**

In determining an application for a permit for the purpose of clause 3.2(1), the local government is to have regard to –

- (a) any other written law regulating the erection or placement of signs within the district;
- (b) the dimensions of the sign;
- (c) other advertising signs already approved or erected in the vicinity of the proposed location of the sign;



- (d) whether or not the sign will create a hazard to persons using a thoroughfare; and
- (e) the amount of the public liability insurance cover, if any, to be obtained by the applicant.

### ***Division 3 – Conditions on permit***

#### **3.4 Conditions on portable sign**

If the local government approves an application for a permit for a portable sign, the application is to be taken to be approved subject to the following conditions –

- (a) the portable sign shall –
  - (i) not exceed 1m in height;
  - (ii) not exceed an area of 1m<sup>2</sup> on any side;
  - (iii) relate only to the business activity described on the permit;
  - (iv) contain letters not less than 200mm in height;
  - (v) not be erected in any position other than immediately adjacent to the building or the business to which the sign relates;
  - (vi) be removed each day at the close of the business to which it relates and not be erected again until the business next opens for trading;
  - (vii) be secured in position in accordance with any requirements of the local government;
  - (viii) be placed so as not to obstruct or impede the reasonable use of a thoroughfare or access to a place by any person; and
  - ~~(ix)~~ be maintained in good condition; and
- (b) no more than one portable sign shall be erected in relation to the one building or business.

#### **3.5 Conditions on election sign**

If the local government approves an application for a permit for the erection or placement of an election sign on a thoroughfare, the application is to be taken to be approved subject to the sign –

- (a) being erected at least 30m from any intersection;
- (b) being free standing and not being affixed to any existing sign, post, power or light pole, or similar structure;
- (c) being placed so as not to obstruct or impede the reasonable use of a thoroughfare, or access to a place by any person;
- (d) being placed so as not to obstruct or impede the vision of a driver of a vehicle entering or leaving a thoroughfare or crossing;
- (e) being maintained in good condition;
- (f) not being erected until the election to which it relates has been officially announced;
- (g) being removed within 24 hours of the close of polls on voting day;
- (h) not being placed within 100m of any works on the thoroughfare;
- (i) being securely installed;
- (j) not being an illuminated sign;
- (k) not incorporating reflective or fluorescent materials; and
- (l) not displaying only part of a message which is to be read with other separate signs in order to obtain the whole message.

## PART 4 – OBSTRUCTING ANIMALS, VEHICLES OR SHOPPING TROLLEYS

### *Division 1 - Animals and vehicles*

#### **4.1 Leaving animal or vehicle in public place or on local government property**

- (1) A person shall not leave an animal or a vehicle, or any part of a vehicle, in a public place or on local government property so that it obstructs the use of any part of that public place or local government property, unless that person has first obtained a permit or is authorized to do so under a written law.
- (2) A person will not contravene subclause (1) where the animal is secured or tethered for a period not exceeding 1 hour.
- (3) A person will not contravene subclause (1) where the vehicle is left for a period not exceeding 24 hours.

#### **4.2 Prohibitions relating to animals**

- (1) In subclause (2), "owner" in relation to an animal includes –
  - (a) an owner of it;
  - (b) a person in possession of it;
  - (c) a person who has control of it; and
  - (d) a person who ordinarily occupies the premises where the animal is permitted to stay.
- (2) An owner of an animal shall not –
  - (a) allow the animal to enter or remain for any time on any thoroughfare except for the use of the thoroughfare as a thoroughfare and unless it is led, ridden or driven;
  - (b) allow an animal which has a contagious or infectious disease to be led, ridden or driven in a public place; or
  - (c) train or race the animal on a thoroughfare.
- (3) An owner of a horse shall not lead, ride or drive a horse on a thoroughfare in a built-up area, unless that person does so under a permit or under the authority of a written law.

### *Division 2 - Shopping trolleys*

#### **4.3 Definition**

In this Division –

“**retailer**” means a proprietor of a shop in respect of which shopping trolleys are provided for the use of customers of the shop; and  
“**shopping trolley**” means a wheeled container or receptacle supplied by a retailer to enable a person to transport goods.

#### **4.4 Shopping trolley to be marked**

A retailer shall clearly mark its name or its trading name on any shopping trolley made available for the use of customers.



#### 4.5 Person not to leave trolley in public place

A person shall not leave a shopping trolley in a public place other than in an area set aside for the storage of shopping trolleys.

#### 4.6 Retailer to remove abandoned trolley

(1) If a shopping trolley is found in a public place, other than in an area set aside for the storage of shopping trolleys, the local government may advise (verbally or in writing) a retailer whose name is marked on the trolley of the location of the shopping trolley.

(2) A retailer shall remove a shopping trolley within 24 hours of being so advised under subclause (1), unless the retailer –

- (a) requests the local government to collect and deliver the shopping trolley to the retailer; and
- (b) pays any fee for that collection and delivery (imposed and determined under and in accordance with sections 6.16 to 6.19 of the Act) within the period specified by the local government.

#### 4.7 Retailer taken to own trolley

In the absence of any proof to the contrary, a shopping trolley is to be taken to belong to a retailer whose name is marked on the trolley.

### PART 5 - ROADSIDE CONSERVATION

#### Division 1 - Preliminary

#### 5.1 Interpretation Definition

In this Part –

“MRWA” means Main Roads Western Australia;

“protected flora” has the meaning given to it in section 6(1) of the *Wildlife Conservation Act 1950*;

“rare flora” has the meaning given to it in section 23F of the *Wildlife Conservation Act 1950*;

“Roadside Conservation Committee” means the Roadside Conservation Committee ~~established under the Land Resource Policy Council within the Office of Premier and Cabinet, but now located in the Department of Environment and Conservation, appointed by the responsible Minister~~; and

“special environmental area” means an area designated as such under clause 5.7.

#### 5.2 Application

This Part does not apply to the townsite.

#### Division 2 - Flora roads

#### 5.3 Declaration of flora road

The local government may declare a thoroughfare which has, in the opinion of the local government, high quality roadside vegetation to be a flora road.



#### **5.4 Construction works on flora roads**

Construction and maintenance work carried out by the local government on a flora road is to be in accordance with the "Handbook of Environmental Practice for Road Construction and Road Maintenance Works" (April 2005) prepared by the Roadside Conservation Committee.

#### **5.5 Signposting of flora roads**

The local government may signpost flora roads with the standard MRWA 'flora road' sign.

#### **5.6 Driving only on carriageway of flora roads**

(1) A person driving or riding a vehicle on a flora road shall only drive or ride the vehicle on the carriageway.

(2) Subclause (1) does not apply where –

- (a) conditions on the thoroughfare do not reasonably permit a vehicle to remain on the carriageway;
- (b) there is no carriageway; or
- (c) an exemption from the application of subclause (1) has been obtained from the local government.

### ***Division 3 - Special environmental areas***

#### **5.7 Designation of special environmental areas**

The local government may designate a thoroughfare, or any part of a thoroughfare, as a special environmental area which –

- (a) has protected flora or rare flora; or
- (b) in the opinion of the local government, has environmental, aesthetic or cultural significance.

#### **5.8 Marking of special environmental areas**

The local government is to mark and keep a register of each thoroughfare, or part of a thoroughfare, designated as a special environmental area.

### ***Division 4 – Planting in thoroughfares***

#### **5.9 Permit to plant**

A person shall not plant any plant or sow any seeds in a thoroughfare without first obtaining a permit.

#### **5.10 Relevant considerations in determining application**

In determining an application for a permit for the purpose of clause 5.9, the local government is to have regard to –

- (a) existing vegetation within that part of the thoroughfare in which the planting is to take place; and
- (b) the diversity of species and the prevalence of the species which are to be planted or sown.

### ***Division 5 - Clearance of vegetation***

#### **5.11 Permit to clear**

A person shall not clear and maintain in a cleared state, the surface of a thoroughfare within 1.5m of that person's land without first obtaining a permit and any other approvals which may be required under any written law.

#### **5.12 Application for permit**

In addition to the requirements of subclause 7.1(2), a person making an application for a permit for the purpose of clause 5.11 shall submit a sketch plan clearly showing the boundary of the person's land and the portions of the thoroughfare joining that person's land which are to be cleared.

### ***Division 6 - Fire management***

#### **5.13 Permit to burn thoroughfare**

A person shall not burn part of a thoroughfare without first obtaining a permit or unless acting under the authority of any other written law.

#### **5.14 Application for permit**

In addition to the requirements of subclause 7.1(2), an application for a permit for the purposes of clause 5.13 shall –

- (a) include a sketch plan showing the portions of a thoroughfare which are proposed to be burned; and
- (b) advise of the estimated fire intensity and the measures to be taken to protect upper storey vegetation from the burn.

#### **5.15 When application for permit can be approved**

The local government may approve an application for a permit for the purpose of clause 5.13 only if the burning of the particular part of the thoroughfare will –

- (a) reduce a fire hazard and alternative means of reducing that hazard, such as slashing or the use of herbicides, are considered by the local government to be not feasible or more detrimental to native flora and fauna than burning; or
- (b) in the opinion of the local government, be beneficial for the preservation and conservation of native flora and fauna.

#### **5.16 Prohibitions on burning**

Notwithstanding anything to the contrary in this local law, an application for a permit for the purpose of clause 5.13 is not to be approved by the local government –

- (a) for burning between 31 August and 1 May of the following year where the intensity of the burn could damage native flora and fauna; or
- (b) in any year to any person for any part of a thoroughfare which is on the opposite side of the carriageway to that portion of the thoroughfare for which a permit to burn has been approved in the same year.

### ***Division 7 - Firebreaks***

#### **5.17 Permit for firebreaks on thoroughfares**

A person shall not construct a firebreak on a thoroughfare without first obtaining a permit.

#### **5.18 When application for permit cannot be approved**

- (1) The local government is not to approve an application for a permit for the purpose of clause 5.17 where the thoroughfare is less than 20m wide.
- (2) Subclause (1) does not apply where the firebreak is, in the opinion of the local government, desirable for the protection of roadside vegetation.

### ***Division 8 – Commercial wildflower harvesting on thoroughfares***

#### **5.19 General prohibition on commercial wildflower harvesting**

Subject to clause 5.20, a person shall not commercially harvest native flora on a thoroughfare.

#### **5.20 Permit for revegetation projects**

- (1) A person shall not collect seed from native flora on a thoroughfare without first obtaining a permit.
- (2) The local government may approve an application for a permit under subclause (1) only where-
  - (a) the seed is required for a revegetation project in any part of the district; and
  - (b) the thoroughfare, or the relevant part of it, is not a special environmental area.
- ~~(4)~~ ~~(3)~~ Unless the local government specifically provides to the contrary on a permit, if the local government approves an application for a permit for the purpose of subclause (1) it is to be taken to be approved subject to the following conditions –
  - (a) the collection of the seed is to be carried out so as not to endanger the long time survival of the native flora on the thoroughfare; and
  - (b) any licence or approval which may be required under any other written law is to be obtained by the applicant.

## **PART 6 - TRADING ON THOROUGHFARES AND PUBLIC PLACES**

### ***Division 1 - Stallholders and traders***

#### ***Subdivision 1 - Preliminary***

#### **6.1 Interpretation Definition**

In this Division, unless the context otherwise requires –

“**Competition Principles Agreement**” means the Competition Principles Agreement executed by each State and Territory of the Commonwealth and the Commonwealth of Australia on 11 April 1995;

“**public place**” includes –

- (a) any thoroughfare or place which the public are allowed to use whether or not the thoroughfare or place is on private property; and



~~(b)~~ (b) local government property,

~~(b)~~

but does not include premises on private property from which trading is lawfully conducted under a written law;

“**stall**” means a movable or temporarily fixed structure, stand or table in, on or from which goods or services are sold, hired or offered for sale or hire;

“**stallholder**” means a person in charge of a stall;

“**stallholder’s permit**” means a permit issued to a stallholder;

“**trader**” means a person who carries on trading;

“**trader’s permit**” means a permit issued to a trader; and

“**trading**” includes –

(a) the selling or hiring of, the offering for sale or hire of or the soliciting of orders for goods or services in a public place;

~~(a)~~

(b) displaying goods in any public place for the purpose of –

(i) offering them for sale or hire;

(ii) inviting offers for their sale or hire;

(iii) soliciting orders for them; or

(iv) carrying out any other transaction in relation to them; and

~~(iv)~~

(c) the going from place to place, whether or not public places, and –

(i) offering goods or services for sale or hire; or

(ii) inviting offers or soliciting orders for the sale or the hire of goods or services,

but does not include –

(d) the delivery of pre-ordered goods or services to the purchaser of those goods or services or to the person nominated by the purchaser of those goods or services whether or not payment for those goods or services is accepted on delivery; or

~~(d)~~

the taking of further orders for goods or services from the purchaser of those pre-ordered goods or services or from the person nominated by the purchaser of those pre-ordered goods or services when those orders are taken at the same time as a previous order is being delivered, whether or not payment is made for those goods or services at the time of taking the order;

(e) the setting up of a stall or the conducting of a business at a stall under the authority of a stallholder’s permit;

~~(e)~~

(f) the selling or the offering for sale of goods and services to, or the soliciting of orders for goods and services from a person who sells those goods or services;

~~(f)~~

(g) the selling or the offering for sale or hire by a person of goods of her or his own manufacture or services which he or she provides; and

~~(g)~~

(h) the selling or hiring or the offering for sale or hire of –

(i) goods by a person who represents a manufacturer of the goods; or



(iii) services by a person who represents a provider of the services,  
(ii)  
which are only sold directly to consumers and not through a shop.

### **Subdivision 2 - Permits**

#### **6.2 Stallholder's permit**

(1) A person shall not conduct a stall on a public place unless that person is –

- (a) the holder of a valid stallholder's permit; or
- (b) an assistant specified in a valid stallholder's permit.

(2) Every application for a stallholder's permit shall –

- (a) state the full name and address of the applicant;
- (b) specify the proposed number of assistants to be engaged by the applicant in conducting the stall, as well as their names and addresses if already engaged;
- (c) specify the proposed location of the stall;
- (d) specify the period of time for which the permit is sought, together with the proposed days and hours of operation;
- (e) specify the proposed goods or services to be sold or hired or offered for sale or hire from the stall; and
- (f) be accompanied by an accurate plan and description of the proposed stall.

#### **6.3 Trader's permit**

(1) A person shall not carry on trading unless that person is –

- (a) the holder of a valid trader's permit; or
- (b) an assistant specified in a valid trader's permit.

(2) Every application for a trader's permit shall –

- (a) state the full name and address of the applicant;
- (b) specify the proposed number of assistants, if any, to be engaged by the applicant in trading, as well as their names and addresses if already engaged;
- (c) specify the location or locations in which the applicant proposes to trade;
- (d) specify the period of time for which the permit is sought, together with the proposed days and hours of trading;
- (e) specify the proposed goods or services which will be traded; and
- (f) be accompanied by an accurate plan and description of any proposed structure or vehicle which may be used by the applicant in trading.

(3) The conditions subject to which the local government may approve an application for a trader's permit include that the permit holder is permitted to remain at a particular location for as long as there is a customer making a purchase, but if there is no customer making a purchase the permit holder must move on from that location within a reasonable time of the last purchase having been made.

#### **6.4 No permit required to sell newspaper**

Notwithstanding any other provision of this local law, a person who sells, or offers for sale, a newspaper only is not required to obtain a permit.

### 6.5 Relevant considerations in determining application for permit

(1) In determining an application for a permit for the purposes of this Division, the local government is to have regard to –

- (a) any relevant policies of the local government;
- (b) the desirability of the proposed activity;
- (c) the location of the proposed activity;
- (d) the principles set out in the Competition Principles Agreement; and
- ~~(e)~~ such other matters as the local government may consider to be relevant in the circumstances of the case.

~~(e)~~

(2) The local government may refuse to approve an application for a permit under this Division on any one or more of the following grounds –

- (a) that the applicant has committed a breach of any provision of this local law or of any written law relevant to the activity in respect of which the permit is sought;

~~(b) that the applicant is not a desirable or suitable person to hold a permit;~~

~~(c)~~~~(b)~~ that –

- (i) the applicant is an undischarged bankrupt or is in liquidation;
- (ii) the applicant has entered into any composition or arrangement with creditors; or

~~(iii)~~ a manager, an administrator, a trustee, a receiver, or a receiver and manager has been appointed in relation to any part of the applicant's undertakings or property; or

~~(d) such other grounds as the local government may consider to be relevant in the circumstances of the case.~~

### 6.6 Conditions of permit

~~(1)~~ If the local government approves an application for a permit under this Division subject to conditions, those conditions may include –

~~(1)~~

- (a) the place, the part of the district, or the thoroughfare to which the permit applies;
- (b) the days and hours during which a permit holder may conduct a stall or trade;
- (c) the number, type, form and construction, as the case may be, of any stand, table, structure or vehicle which may be used in conducting a stall or in trading;
- (d) the goods or services in respect of which a permit holder may conduct a stall or trade;
- (e) the number of persons and the names of persons permitted to conduct a stall or trade;
- (f) the requirement for personal attendance at the stall or the place of trading by the permit holder and the nomination of assistants, nominees or substitutes for the permit holder;
- (g) whether and under what terms the permit is transferable;

~~(h)~~ any prohibitions or restrictions concerning the –

~~(h)~~

- (i) causing or making of any noise or disturbance which is likely to be a nuisance to persons in the vicinity of the permit holder;



- (ii) the use of amplifiers, sound equipment and sound instruments;
- (iii) the use of signs; and
- (iv) the use of any lighting apparatus or device;
- (i) the manner in which the permit holder's name and other details of a valid permit are to be displayed;
- (j) the care, maintenance and cleansing of the stall or any structure used for trading and the place of the stall or any structure;
- (k) the vacating of the place of a stall or trading when the stall is not being conducted or trading is not being carried on;
- (l) the acquisition by the stallholder or trader of public risk insurance;
- (m) the period for which the permit is valid; and
- (n) the designation of any place or places where trading is wholly or from time to time prohibited by the local government.

~~(n)~~

- (2) Where a permit holder by reason of illness, accident or other sufficient cause is unable to comply with this local law, the local government may at the request of that permit holder authorize another person to be a nominee of the permit holder for a specified period, and this local law and the conditions of the permit shall apply to the nominee as if he or she was the permit holder.

#### 6.7 Exemptions from requirement to pay fee or to obtain a permit

- (1) In this clause –

**“charitable organisation”** means an institution, association, club, society or body whether incorporated or not, the objects of which are of a charitable, benevolent, religious, cultural, educational, recreational, sporting or other like nature and from which any member does not receive any pecuniary profit except where the member is an employee or the profit is an honorarium; and

**“commercial participant”** means any person who is involved in operating a stall or in conducting any trading activity for personal gain or profit.

- ~~(3)~~ ~~(2)~~ The local government may waive any fee required to be paid by an applicant for a stallholder's permit or a trader's permit on making an application for or on the issue of a permit, or may return any such fee which has been paid, if the stall is conducted or the trading is carried on–

- (a) on a portion of a public place adjoining the normal place of business of the applicant; or

(b) by a charitable organisation that does not sublet space to, or involve commercial participants in the conduct of a stall or trading, and any assistants that may be specified in the permit are members of that charitable organisation.

~~(b)~~

- (3) The local government may exempt a person or a class of persons, whether or not in relation to a specified public place, from the requirements of this Division.

#### Subdivision 3 - Conduct of stallholders and traders

#### 6.8 Conduct of stallholders and traders

- (1) A stallholder while conducting a stall or a trader while trading shall –

- (a) display her or his permit to do so in a conspicuous place on the stall, vehicle or temporary structure or if there is no stall, vehicle or temporary structure, carry the permit with her or him while conducting a stall or trading;
- (b) not display a permit unless it is a valid permit; and
- (c) when selling goods by weight, carry and use for that purpose, scales tested and certified in accordance with the provisions of the [National Measurement Act 1960 \(Cth\) Trade Measurement Administration Act 2006](#).

(c)

(2) A stallholder or trader shall not –

- (a) deposit or store any box or basket containing goods on any part of a thoroughfare so as to obstruct the movement of pedestrians or vehicles;
- (b) act in an offensive manner;
- (c) use or cause to be used any apparatus or device including any flap or shelf, whereby the dimensions of a stall, vehicle or structure are increased beyond those specified in the permit; or
- (d) in the case of a trader, carry on trading from a public place, unless there is adequate parking for customers' vehicles reasonably close to the place of trading.

**Division 2 - Street entertainers**  
**Subdivision 1 - Preliminary**

**6.9 Interpretation Definition**

In this Division, unless the context otherwise requires –

“perform” includes to play a musical instrument, sing, mime, dance, give an acrobatic or aerobic display or entertain, but does not include public speaking;

“permit” means a permit issued for the purpose of clause 6.10;

“permitted area” means the area or areas, specified in a permit, in which the permit holder may perform; and

“permitted time” means the time or times, specified in a permit, during which the permit holder may perform.

**Subdivision 2 - Permits**

**6.10 Permit required to perform**

A person shall not perform in a public place without a permit.

**6.11 Variation of permitted area and permitted time**

(1) The local government may by notice in writing to a permit holder vary –

- (a) the permitted area;
- (b) the permitted time; or
- (c) both the permitted area and the permitted time,

shown on a permit.

(2) The local government may direct a permit holder to move from one permitted area to another permitted area, if more than one area is specified in a permit.



#### 6.12 Duration of permit

A permit is valid for a period of 3 months after the date on which it is issued unless it is sooner cancelled under this local law.

#### 6.13 Cancellation of permit

The CEO may cancel a permit if in her or his opinion the volume of sound caused by the permit holder in connection with the performance adversely affects the enjoyment, convenience or comfort of other persons in a public place, or if, in her or his opinion, or in the opinion of an authorized person, the performance otherwise constitutes a nuisance.

#### 6.14 Obligations of permit holder

A permit holder shall not in a public place –

- (a) perform wearing dirty, torn or ragged clothing;
- (b) act in an offensive manner; or
- (c) place, install, erect, play or use any musical instrument or any device which emits music, including a loud speaker or an amplifier –
  - (i) other than in the permitted area; and
  - (ii) unless the musical instrument or device is specified in the permit.

### *Division 3 - Outdoor eating facilities on public places*

#### 6.15 Interpretation Definition

In this Division –

"**Facility**" means an outdoor eating Facility or establishment on any part of a public place, but does not include such a Facility or establishment on private land;  
"**permit holder**" means the person to whom a permit has been issued for the purpose of clause 6.16; and  
"**public place**" has the meaning given to it in clause 6.1.

#### 6.16 Permit required to conduct Facility

A person shall not establish or conduct a Facility without a permit.

#### 6.17 Matters to be considered in determining application

In determining an application for a permit for the purpose of clause 6.16, the local government may consider in addition to any other matter it considers relevant, whether or not-

- (a) the Facility is conducted in conjunction with and as an extension of a food business premises which abut on the Facility, and whether the applicant is the person conducting such food business premises;
- (b) any abutting food business premises is are registered in accordance with the Food Act 2008 Health Act 1911 and whether the use of the premises is permitted under the town planning scheme;
- ~~(c) the Facility will comply with any local law made under section 172 of the Health Act 1911;~~
- ~~(d)~~(c) \_\_\_\_\_ users of the Facility will have access to proper and sufficient sanitary and ablutionary conveniences;
- ~~(e)~~(d) \_\_\_\_\_ the Facility would –

- (i) obstruct the visibility or clear sight lines at an intersection of thoroughfares of any person; or
  - (ii) impede pedestrian access; and
- ~~(f)~~(e) the tables, chairs and other equipment to be used may obstruct or impede the use of the public place for the purpose for which it was designed.

#### 6.18 Obligations of permit holder

(1) The permit holder for a Facility shall –

- (a) ensure that the Facility is conducted at all times in accordance with the provisions of this local law; ~~and any local law made under section 172 of the Health Act 1911;~~
- (b) ensure that the eating area is kept in a clean and tidy condition at all times;
- (c) maintain the chairs, tables and other structures in the eating area in a good, clean and serviceable condition at all times;
- (d) be solely responsible for all and any costs associated with the removal, alteration, repair, reinstatement or reconstruction of any part of the public place arising from the conduct of the Facility; and
- ~~(e) be solely responsible for all rates and taxes levied upon the land occupied by the Facility~~

(2) Whenever, in the opinion of the local government, any work is required to be carried out to a Facility, the local government may give a notice to the permit holder for the Facility to carry out that work within the time limited by the notice.

(3) In subclause (2), “work” includes the removal, alteration, repair, reinstatement or reconstruction of any part of a public place arising from or in connection with the setting up or conduct of a Facility.

#### 6.19 Removal of Facility unlawfully conducted

Where a Facility is conducted without a permit, or in contravention of a condition of a permit, any tables, chairs, umbrellas or other equipment may be removed by an authorized person and impounded in accordance with the Act.

#### 6.20 Use of Facility by public

(1) A person shall not occupy a chair or otherwise use the equipment in a Facility the subject of a permit unless the person uses them for the purpose of consuming food or drinks provided by the Facility.

(2) A person shall leave a Facility when requested to do so by the permit holder.

#### 6.21 Temporary removal of Facility may be requested

~~(1)~~ The permit holder for a Facility is to temporarily remove the Facility when requested to do so on reasonable grounds by an authorized person or a member of the Police Service or an emergency service.

~~(1)~~ The permit holder may replace the Facility removed under subclause (1) as soon as the person who directed her or him to remove it allows it to be replaced.

### PART 7 - PERMITS

#### Division 1 – Applying for a permit



### 7.1 Application for permit

- (1) Where a person is required to obtain a permit under this local law, that person shall apply for the permit in accordance with subclause (2).
- (1)  
(2) An application for a permit under this local law shall –
- (2)  
(a) be in the form determined by the local government;  
(b) be signed by the applicant;  
(c) provide the information required by the form; and  
(d) be forwarded to the CEO together with any fee imposed and determined by the local government under and in accordance with sections 6.16 to 6.19 of the Act.
- (3) The local government may require an applicant to provide additional information reasonably related to an application before determining an application for a permit.
- (3)  
(4) The local government may require an applicant to give local public notice of the application for a permit.
- (4)  
(5) The local government may refuse to consider an application for a permit which is not in accordance with subclause (2).

### 7.2 Decision on application for permit

- (1) The local government may –
- (a) approve an application for a permit unconditionally or subject to any conditions; or  
(b) refuse to approve an application for a permit.
- (2) If the local government approves an application for a permit, it is to issue to the applicant a permit in the form determined by the local government.
- (3) (3) If the local government refuses to approve an application for a permit, it is to give written notice of that refusal to the applicant.
- (4) (4) Where a clause of this local law refers to conditions which may be imposed on a permit or which are to be taken to be imposed on a permit, the clause does not limit the power of the local government to impose other conditions on the permit under subclause (1)(a).
- (5) Where a clause of this local law refers to the grounds on which an application for a permit may be or is to be refused, the clause does not limit the power of the local government to refuse the application for a permit on other grounds under subclause (1)(b).

### *Division 2 - Conditions*

### 7.3 Conditions which may be imposed on a permit

The local government may approve an application for a permit subject to conditions relating to –

- (a) the payment of a fee;
- (b) the duration and commencement of the permit;
- (c) the commencement of the permit being contingent on the happening of an event;
- (d) the rectification, remedying or restoration of a situation or circumstance reasonably related to the application;
- (e) the approval of another application for a permit which may be required by the local government under any written law;
- (f) the area of the district to which the permit applies;
- (g) where a permit is issued for an activity which will or may cause damage to a public place, the payment of a deposit or bond against such damage;
- (h) the obtaining of public risk insurance in an amount and on terms reasonably required by the local government; and
- (i) the provision of an indemnity from the permit holder indemnifying the local government in respect of any injury to any person or any damage to any property which may occur in connection with the use of the public place by the permit holder.

#### **7.4 Imposing conditions under a policy**

(1) In this clause –

"policy" means a policy of the local government adopted by the Council containing conditions subject to which an application for a permit may be approved under paragraph 7.2(1)(a).

(2) Under paragraph 7.2(1)(a) the local government may approve an application subject to conditions by reference to a policy.

(3) The local government is to give a copy of the policy, or the part of the policy which is relevant to the application for a permit, with the form of permit referred to in subclause 7.2(2).

(4) An application for a permit is to be taken not to have been approved subject to the conditions contained in a policy until the local government gives the permit holder a copy of the policy or the part of the policy which is relevant to the application.

(5) Sections 5.94 and 5.95 of the Act shall apply to a policy and for that purpose a policy is to be taken to be information within section 5.94(u)(i) of the Act.

#### **7.5 Compliance with and variation of conditions**

(1) Where an application for a permit has been approved subject to conditions, or where a permit is to be taken to be subject to conditions under this local law, the permit holder shall comply with each of those conditions.

(2) The local government may vary the conditions of a permit, and the permit holder shall comply with those conditions as varied.

### ***Division 3 - General***

#### **7.6 Duration of permit**

A permit is valid for one year from the date on which it is issued, unless it is –



- (a) otherwise stated in this local law or in the permit; or
- (b) cancelled under clause 7.10.

#### 7.7 Renewal of permit

(1) A permit holder may apply to the local government in writing prior to expiry of a permit for the renewal of the permit.

(2) The provisions of –

- (a) this Part; and
  - ~~(b)~~ any other provision of this local law relevant to the permit which is to be renewed,
  - ~~(b)~~
- shall apply to an application for the renewal of a permit with all the necessary changes as required, mutatis mutandis.

#### 7.8 Transfer of permit

(1) An application for the transfer of a valid permit is to –

- (a) be made in writing;
- (b) be signed by the permit holder and the proposed transferee of the permit;
- (c) provide such information as the local government may require to enable the application to be determined; and
- ~~(d)~~ be forwarded to the CEO together with any fee imposed and determined by the local government under and in accordance with sections 6.16 to 6.19 of the Act.

~~(3)~~ ~~(2)~~—The local government may approve an application for the transfer of a permit, refuse to approve it or approve it subject to any conditions.

~~(4)~~ ~~(3)~~—Where the local government approves an application for the transfer of a permit, the transfer may be effected by –

- (a) an endorsement on the permit signed by the CEO; or
- ~~(b)~~ issuing to the transferee a permit in the form determined by the local government.

~~(4)~~ Where the local government approves an application for the transfer of a permit, it is not required to refund any part of any fee paid by the former permit holder.

#### 7.9 Production of permit

A permit holder is to produce to an authorized person her or his permit immediately upon being required to do so by that authorized person.

#### 7.10 Cancellation of permit

(1) Subject to clause 8.1, a permit may be cancelled by the local government if the permit holder has not complied with a –

- (i) condition of the permit; or
- (ii) provision of any written law which may relate to the activity regulated by the permit.

(2) On the cancellation of a permit the permit holder –

- (a) shall return the permit as soon as practicable to the local government; and
- (b) is to be taken to have forfeited any fees paid in respect of the permit.

## PART 8 - OBJECTIONS AND APPEALS

### 8.1 Application of Part 9 Division 1 of Act

When the local government makes a decision –

- (a) under clause 7.2(1); or
- (b) as to whether it will renew, vary, or cancel a permit,

the provisions of Division 1 of Part 9 of the Act and regulation 33 of the Regulations apply to that decision.

## PART 9 - MISCELLANEOUS NOTICES

### 9.1 Notice to redirect or repair sprinkler

Where a lawn or a garden is being watered with a sprinkler which is on the lawn or the garden, in a manner which causes or may cause an inconvenience or obstruction to any person using a thoroughfare, the local government may give a notice to the owner or the occupier of the land abutting on the lawn or the garden, requiring the owner or the occupier or both to move or alter the direction of the sprinkler or other watering equipment.

### 9.2 Hazardous plants

(1) Where a plant in a garden creates or may create a hazard for any person using a thoroughfare, the local government may give a notice to the owner or the occupier of the land abutting on the garden to remove, cut, move or otherwise deal with that plant so as to remove the hazard.

(2) Subclause (1) does not apply where the plant was planted by the local government.

### 9.3 Notice to repair damage to thoroughfare

Where any portion of a thoroughfare has been damaged, the local government may by notice to the person who caused the damage order the person to repair or replace that portion of the thoroughfare to the satisfaction of the local government.

### 9.4 Notice to remove thing unlawfully placed on thoroughfare

Where any thing is placed on a thoroughfare in contravention of this local law, the local government may by notice in writing to the owner or the occupier of the property which abuts on that portion of the thoroughfare where the thing has been placed, or such other person who may be responsible for the thing being so placed, require the relevant person to remove the thing.

## PART 10 - ENFORCEMENT



**Division 1 - Notices given under this local law**

**10.1 Offence to fail to comply with notice**

Whenever the local government gives a notice under this local law requiring a person to do any thing, if the person fails to comply with the notice, the person commits an offence.

**10.2 Local government may undertake requirements of notice**

Where a person fails to comply with a notice referred to in clause 10.1, the local government may do the thing specified in the notice and recover from that person, as a debt, the costs incurred in so doing.

**Division 2 - Offences and penalties**  
**Subdivision 1 - General**

**10.3 Offences**

- (1) Any person who fails to do anything required or directed to be done under this local law, or who does anything which under this local law that person is prohibited from doing, commits an offence.
- (2) Any person who commits an offence under this local law is liable, upon conviction, to a penalty not exceeding \$5,000, and if the offence is of a continuing nature, to an additional penalty not exceeding \$500 for each day or part of a day during which the offence has continued.

**Subdivision 2 - Infringement notices and modified penalties**

**10.4 Prescribed offences**

- (1) An offence against a clause specified in Schedule 1 is a prescribed offence for the purposes of section 9.16(1) of the Act.
- (2) The amount of the modified penalty for a prescribed offence is that specified adjacent to the clause in Schedule 1.
- (3) ~~For the purpose of guidance only, before giving an infringement notice to a person in respect of the commission of a prescribed offence, an authorized person should be satisfied that—~~
  - ~~(a) — commission of the prescribed offence is a relatively minor matter; and~~
  - ~~(b) — only straightforward issues of law and fact are involved in determining whether the prescribed offence was committed, and the facts in issue are readily ascertainable.~~

**10.5 Forms**

Unless otherwise specified, for the purposes of this local law —

- ~~(a)~~ (a) — where a vehicle is involved in the commission of an offence, the form of the notice referred to in section 9.13 of the Act is that of Form 1 in Schedule 1 of the Regulations;

- (b) ~~(b)~~ the form of the infringement notice given under section 9.16 of the Act is that of Form 2 in Schedule 1 of the Regulations; and
- (c) the form of the notice referred to in section 9.20 of the Act is that of Form 3 in Schedule 1 of the Regulations.

### SCHEDULE 1

#### PREScribed OFFENCES

CLAUSE	DESCRIPTION	MODIFIED PENALTY \$
2.1(a)	Plant of 0.75m in height on thoroughfare within 10m of intersection	125
2.1(b)	Damaging lawn or garden	125
2.1(c)	Plant (except grass) on thoroughfare within 2m of carriageway	125
2.1(d)	Placing hazardous substance on footpath	125
2.1(e)	Damaging or interfering with signpost or structure on thoroughfare	350
2.1(f)	Playing games so as to impede vehicles or persons on thoroughfare	125
2.1(g)	Riding of skateboard or similar device on mall or verandah of shopping centre	125
2.2(1)(a)	Digging a trench through a kerb or footpath without a permit	125
2.2(1)(b)	Throwing or placing anything on a verge without a permit	125
2.2(1)(c)	Causing obstruction to vehicle or person on thoroughfare without a permit	125
2.2(1)(d)	Causing obstruction to water channel on thoroughfare without a permit	250
2.2(1)(e)	Placing or draining offensive fluid on thoroughfare without a permit	250
2.2(1)(g)	Lighting a fire on a thoroughfare without a permit	350
2.2(1)(h)	Felling tree onto thoroughfare without a permit	125
2.2(1)(i)	Installing pipes or stone on thoroughfare without a permit	125
2.2(1)(j)	Installing a hoist or other thing on a structure or land for use over a thoroughfare without a permit	350
2.2(1)(k)	Creating a nuisance on a thoroughfare without a permit	125
2.2(1)(l)	Placing a bulk rubbish container on a thoroughfare without a permit	125
2.2(1)(m)	Interfering with anything on a thoroughfare without a permit	125
2.3(1)	Consumption or possession of liquor on thoroughfare	125
2.4(1)	Failure to obtain permit for temporary crossing	250
2.5(2)	Failure to comply with notice to remove crossing and reinstate kerb	350
2.9(1)	Installation of verge treatment other than permissible verge treatment	250
2.10	Failure to maintain permissible verge treatment or placement of obstruction on verge	125
2.11	Failure to comply with notice to rectify <a href="#">a verge treatment</a>	125



	default	
2.17(2)	Failure to comply with sign on public place	125
2.19(1)	Driving or taking a vehicle on a closed thoroughfare	350
3.2(1)	Placing advertising sign or affixing any advertisement on a thoroughfare without a permit	125
3.2(3)	Erecting or placing of advertising sign in a prohibited area	125
4.1(1)	Animal or vehicle obstructing a public place or local government property	125
4.2(2)(a)	Animal on thoroughfare when not led, ridden or driven	125
4.2(2)(b)	Animal on public place with infectious disease	125
4.2(2)(c)	Training or racing animal on thoroughfare in built-up area	125
4.2(3)	Horse led, ridden or driven on thoroughfare in built-up area	125
4.5	Person leaving shopping trolley in public place other than trolley bay	125
4.6(2)	Failure to remove shopping trolley upon being advised of location	125
5.6(1)	Driving a vehicle on other than the carriageway of a flora road	250
5.9	Planting in thoroughfare without a permit	250
5.11	Failure to obtain permit to clear a thoroughfare	600
5.13	Burning of thoroughfare without a permit	600
5.17	Construction of firebreak on thoroughfare without a permit	600
5.19	Commercial harvesting of native flora on thoroughfare	600
5.20(1)	Collecting seed from native flora on thoroughfare without a permit	350
6.2(1)	Conducting of stall in public place without a permit	350
6.3(1)	Trading without a permit	350
6.8(1)(a)	Failure of stallholder or trader to display or carry permit	125
6.8(1)(b)	Stallholder or trader not displaying valid permit	125
6.8(1)(c)	Stallholder or trader not carrying certified scales when selling goods by weight	125
6.8(2)	Stallholder or trader engaged in prohibited conduct	125
6.10	Performing in a public place without a permit	125
6.11(2)	Failure of performer to move onto another area when directed	125
6.14	Failure of performer to comply with obligations	125
6.16	Establishment or conduct of outdoor eating Facility without a permit	350
6.18	Failure of permit holder of outdoor eating Facility to comply with obligations	125
6.20(1)	Use of equipment of outdoor eating Facility without purchase of food or drink from Facility	60
6.20(2)	Failure to leave outdoor eating Facility when requested to do so by permit holder	60
7.5	Failure to comply with a condition of a permit	125
7.9	Failure to produce permit on request of authorized person	125
10.1	Failure to comply with notice given under local law	125

Dated:

The Common Seal of the Shire of Northam was affixed by authority of a resolution of the Council in the presence of:

CR S.B. POLLARD, Shire President

~~J. B. WHITEAKER-G-BRENNAN, Acting~~ Chief Executive Officer

## 12.5 COMMUNITY SERVICES

### 12.5.1 Adoption of the Wundowie Community Plan

<b>Address:</b>	N/A
<b>Owner:</b>	Shire of Northam
<b>File Reference:</b>	2.3.1.10
<b>Reporting Officer:</b>	Felicity Gilbert Community Development Officer
<b>Responsible Officer:</b>	Chadd Hunt Executive Manager Development Services Ross Rayson Executive Manager Community Services
<b>Voting Requirement</b>	Simple Majority

#### BRIEF

The development of the Wundowie Community Plan 2016-2026 is now in its final stages. Extensive community consultation has taken place, with the draft Plan being presented to Council for comment in November 2016 followed by a period of Public comment.

The Plan has been amended to reflect the comments received. It is now presented to Council for endorsement with a view to taking back to the community as a final document.

#### ATTACHMENTS

Attachment 1: The Wundowie Community Plan 2016-2026.

#### BACKGROUND / DETAILS

The Wundowie Community Plan 2016-2026 has brought together residents and stakeholders with an interest in Wundowie's future. It identifies opportunities, initiatives and priorities for the Wundowie area to achieve a vibrant and sustainable future through population and economic growth.

The Wundowie Community Plan aims to:

- Encourage diverse investment in the region
- Inform infrastructure, planning and investment decisions
- Maximise social, environmental and economic outcomes for the local community.

The planning process, facilitated by the Shire of Northam, was undertaken in four stages:

1. Project Initiation and Desktop Research
2. Community Consultation
3. Plan Development
4. Plan Delivery

The consultation has revealed the key issues and aspirations of the community over the next ten years. Many of the projects that have come from this are not a responsibility of Council, while others will require support but no funding is required. Their value is to focus key community groups and as a lobbying tool for State and Commonwealth Government where appropriate.

## **CONSIDERATIONS**

### **Strategic Community / Corporate Business Plan**

Objective P2: Accessible and Legible Communities.  
Strategy P2.1: Undertake Urban and CBD Renewal Projects.  
Action: Wundowie Community Master Plan.

### **Financial / Resource Implications**

The financial implications for Council over the next 10 years are outlined within the plan. The projects arising from the plan will be identified within the annual budget cycle and within the Long term financial plan.

### **Legislative Compliance**

Not Applicable

### **Policy Implications**

No significant policy implications. Future Corporate Business Plans will be required to be updated in accordance but none of the projects identified are outside the present scope of the current Corporate Business Plan.

### **Stake Holder Engagement / Consultation**

Community consultation has been extensive, with a three pronged approach designed to encourage residents to engage at different levels depending on their capacity and interest.

The Wundowie & Districts Men's Shed developed a wishing tree sculpture, embracing the town's history in iron fabrication. This was used to initiate the community consultation with residents asked to complete the sentence "I wish Wundowie..." Close to 400 leaves were completed and these are to be placed in a time capsule with the sculpture when it is permanently placed as public art.



A survey was also undertaken with more than 100 responses plus three workshops held in Wundowie and El Caballo.

Once the draft report was compiled, it was forwarded to Councillors for comment, and comments received were incorporated in to the draft plan.

<b>Councillor Comment</b>		
<b>Councillor</b>	<b>Comment</b>	<b>Amendment</b>
Cr Williams	<p>School bus shelters are mentioned on the table on page 7 as being budgeted (point 1.6 page 38 also)- discussion with Jason has been that the shire doesn't fund school bus shelters?</p> <p>Page 15 bottom point 2 is repeated as point 4 on page 16</p> <p>Page 18 has a considerable list of home businesses but the top of page 19 says there are two registered home businesses within the shire (and should that be town?) - are all the others not registered?</p> <p>P22 Kuringal Village says there is a long waiting list but recently a unit came up (came to council) and only one person nominated for it?</p> <p>P33 paragraph 5 - high number of deaths each year? Is that accurate?</p> <p>P38 - upgrade football clubroom is in both item 1.1 and 1.2 with different priority levels etc</p> <p>Page 44 mentions the opening of the time capsule but I don't think it's been mentioned prior to this? (other than thanking Mens' Shed for making it)</p> <p>Graphs from page 48 are out of sync page-wise with their headings (headings at bottom, graph at top of next page). There are a few other headings throughout the document like this but with graphs it is very confusing.</p> <p>Typos - P5, para 5 - close nit should be close-knit P5 para 6 - initiates should probably be initiatives P6 para last - as they may be should be as there may be P9 para 2 - though should be through P20 - Fluffy Ducks is Fluffy Ducklings (though it is referred throughout as Fluffy</p>	<p>Good morning Julie,</p> <p>I really appreciate the effort you have made to edit the document for me! You picked up a number of silly errors I'd missed and did a great job of pointing out where some things weren't clear – thank you!</p> <p>I'm not in a position to answer your question about the bus shelters, so I'll leave that to those who can.</p> <p>You are correct about the home businesses, it is meant to be the Wundowie locality and we have three registered home based businesses, I've amended accordingly. It is also true that the true number of home based businesses are considerably higher.</p> <p>Kuringal village appears to be an interesting case. I believe that the demand is very strong for the units despite that there was only one applicant most recently. The issue was raised repeatedly in the consultations.</p> <p>I've fixed the 'high' number of deaths to a less emotive comment.</p> <p>I've left the football club in both places as although both projects include the football club upgrade, the 1.1 project is much bigger. If that can't be done the football club is still a priority. The difference in priority rating</p>

	<p>Ducks and that's what most people call it so don't know if it needs changing) P21 para 5 - nearest high schools should say Northam and Mt Helena P22 El Caballo - with future stages is planned... sounds wrong? P27 - second last line should be Bodeguero not Bodequero P34 bottom para - says of at 1820? Page 41 point 3.3 - dual not duel.</p>	<p>reflects the number of requests made by the community – in some cases people voted for the combined facility rather than both.</p> <p>I hope that answers you queries.</p> <p>Thank you again for your input! Cheers, Felicity</p>
Cr Antonio	<p>Firstly, this is a comprehensive, and detailed document. Well done to all involved.</p> <p>My only additional comments are in relation to:</p> <p>Doctor or nurse present. Work with Wheatbelt health to have a Nurse Practitioner located in Wundowie. A nurse practitioner has more ability than a registered nurse, and could assist until a visiting doctor is present. Employment of a nurse practitioner has probably been trailed by other rural shires.</p> <p>Aged care. It looks like this is not localized and refers to use of El Caballo? Is any aged care units warranted within townsite of Wundowie?</p> <p>More Pokémon comment (wish list). As much as this may appear a flippant comment, it could be a way to attract further tourists, especially if cafe is established.</p> <p>Hope this helps</p>	<p>The Strategy relating to nursing and GP services and the Shire's role as a lobbying body, has been updated to reflect the need for a nurse practitioner as opposed to a registered nurse.</p> <p>The strategies highlight the need for ageing in place. Additional units at Karingal can be lobbied for by the Shire but are a Dept of Housing responsibility. With the presence of the El Caballo Lifestyle Village, it is unlikely that that Wundowie will attract a private aged care provider in the short to medium term.</p> <p>An additional strategy has been added 'Develop a comprehensive tourism plan to guide tourism development, focus on attractions, accessibility, accommodation and amenity' Pokemon and other activation strategies can be considered as part of this strategy.</p>
Cr Little	<p>A number of minor corrections were verbally identified.</p>	<p>Corrections were made without change to content intent or strategies.</p>

Additionally the draft plan was put out for public comment for a period of 3 weeks. One submission was received as follows:

Submission	Officer Response	Amendment
Paul Lewenhoff	Felicity Gilbert	
<p>Thank you. A fascinating detailed document. My only comment would be that my observations from caravanning around Australia have shown me that caravan parks and their infrastructure can be too expensive for many Grey Nomads. Most new vans and</p>	<p>Great comment, thank you!</p> <p>I have not heard about the box for visitors to put their</p>	<p>Slight modification made to pre-existing strategy to develop a caravan park</p>

<p>motorhomes are fully self contained and only require the provision of water and a dump point. There is resistance to paying \$30+ for, at best, a patch of grass for the night. I like many others have stayed at Showgrounds etc. for no or a low fee at CMCA RV Friendly Towns. This then enables travellers to more freely spend money locally. It works, as many Councils have found to their benefit by providing a box for visitors to put their local shopping docket in.</p> <p>Just my 5c worth,          Cheers,          P. Lewenhoff.</p>	<p>local shopping docket in. Please would you mind expanding on this? How does it work and what does the visitor get out of it?</p>	<p>reflecting comment.</p> <p>"Develop a low cost caravan Park with RV capacity and dump point – note powered sites probably not required. Pet friendly desirable."</p>
<p>Many caravan parks are owned by councils or councillors (Alice Springs is a bad one )and have a vested interest in ensuring there are no low cost alternatives. Popular coastal Queensland areas are another area heavily regulated against low cost areas. In season caravan park site in Cairns (Big 4) can cost in excess of \$130 a night. Some have had highway realignment by pass their towns with dramatic drops in retail trade. There is a huge internet community of campers/caravan-ers/ motorhomes that daily ask which town on their itinerary has low cost camping. Some Qld. Councils ( Gladstone was one town that had no free/low cost areas and all places at c/parks were taken by resource workers. Once the boom ended and the workers left, people had learned to bypass the town and the caravan parks wondered why non would pay their high fees.) have made areas available on a trial basis to see what support free/low cost would have and provided a box for campers to place their sales docket/receipts from local business'. It was proven that if they did not have to spend large amounts on parking their van then the incentive to stay was there and as a result they could more easily spend available cash buying food, fuel, getting repairs or servicing done, banking, doctor, dentist, souvenirs etc.</p> <p>CMCA, (Caravan, Motorhome, Campervan Assoc.) run a program called RV Friendly towns, it may be worth a look. Many towns participate so I am sure you could get some feedback from them. Esperance is one town that does not and I hear many go to Kalgoorlie instead. Geraldton is a perfect example.</p> <p>Hope this helps,          Cheers,          Paul.</p>	<p>Morning Paul,</p> <p>That's excellent information, thank you!</p> <p>One of the biggest costs in developing parks is the power, if that's not required it makes it a lot more feasible to develop a low cost park. I will be feeding this into the Plan, really appreciate you taking the time!</p>	

<p>Just found this on one of the many sites on Facebook. Other sites, of many, both open and closed groups, Showgrounds, Sports and Rec Ground Camping Only Free Choice Camping Free and Cheap Camping/Caravanning Western Australia Do not know if you are conversant with G/ton layout but as you can see in pic this is by the waterside. It is one street parallel to main shopping areas so a caravan can be parked close to the shops so walking back to the van with shopping is no hassle. Probably the best set up I have seen. There are other excellent camping areas in the shire at Ellendale Pool just outside of Walkaway and at Coronation Beach north of town.</p>	<p>I do know Geraldton so recognise the area. Are people not put off by camping on Bitumen? I can see however the benefits of being walking distance to the foreshore and shops. I like the way they have done their sign too and that dogs are OK on leashes etc.</p>	
<p>No tents there, only vans etc. There is now a brilliant water playground like at Adventure World with a baby pool, water cannons and tipping buckets adjacent to the parking area. The dump point is some distance away so no conflict there.                  Dogs on leashes are a big thing. So many caravan parks and of course National Parks are not dog friendly so limiting where people with small pets can stay. Many travel with little terriers etc. Having somewhere that the dog can go for a walk or be outside on a leash is attractive to a lot of people, and keeps the oldies active too. Usually vans are parked further apart than in c/parks so having a dog on leash outside of van does not create conflict.                  Rules need to be in force so that generators are not run late at night</p>	<p>Yes, pet friendly would be another competitive advantage I can see. The advantages of taking a dog on a trip are many fold, companionship, exercise and even safety.</p>	

The final Plan will be presented to the Community once endorsed by Council.

**Risk Implications**

Risk is medium. With a strategy clearly in place, the community will be able to hold Council responsible for delivering on what it commits to do within the Plan.

Future Corporate Business Plan's will need to reflect the outcomes of this Plan.

**OFFICER'S COMMENT**

The development of the Wundowie Community Plan will be a key informing document for Council and the local community. It is recommended that Council adopt the plan as presented.

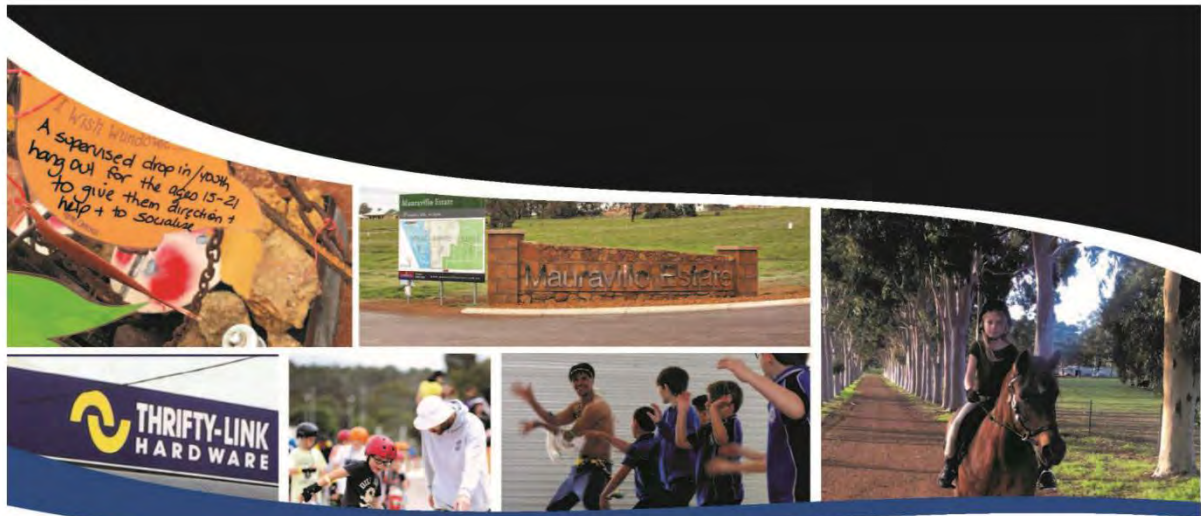




**RECOMMENDATION**

**That Council endorse the final Wundowie Community Plan 2016-2026 as provided in Attachment 1 of this agenda and minutes without modification.**

Attachment 1



Shire of Northam  
Heritage, Commerce and Lifestyle

# Shire of Northam Wundowie Community Plan 2016 - 2026

## Acknowledgements

The Shire of Northam would like to thank all of the many individuals who contributed to the development of the Shire of Northam Wundowie Community Plan 2012 -2016.

Specifically we wish to acknowledge the contribution of the following:

- The Wundowie Progress Association for providing ongoing advice and support to the project.
- The Wundowie & Districts Men's Shed for their amazing iron Wishing Tree sculpture and time capsule that will be a permanent reminder of the aspirations of Wundowie residents for future generations.
- The Wundowie IGA and Hardware for their support in promoting the project, acting as a drop off point for surveys and transporting the Tree each day to keep the community's contributions safe.
- The Wundowie Parents & Citizens for assisting in catering and activities.
- The Wundowie Primary School for engaging the local children in the process.
- El Caballo Blanco for providing the venue to allow a workshop to be held for residents of the Lifestyle Village and Bodeguero Heights.
- Bronwyn Roberts for painstakingly cutting out 500 leaves for the Wishing Tree, donating both her time and private equipment.
- Tracie Farrington and Murray Sumpton of Bodeguero Heights for assisting in promoting the workshops, sending out information and to Murray for helping set the room up.
- Councillors Terry Little and Chris Davidson for their assistance in promoting the project and engaging the community.

### Disclaimer

*The Wundowie Community Plan 2016-2026 is the Shire of Northam's 10 year prioritisation guide on Council investment for the gazetted locality of Wundowie. It is aligned to the Corporate Business Plan 2016-2017 and the Strategic Community Plan 2012-2022.*

*The Corporate Business Plan is reviewed annually and is aligned to the Annual Budget process of the Shire to ensure that priorities are achievable and effectively timed.*

*Not everything within the Wundowie Community Plan 2016-2026 is within the delegated authority of the Shire of Northam to deliver. The Shire's role ranges from lead agency to support and lobbying among the priorities and projects listed within this Plan*

*Whilst the shire recognises the importance of long term planning it is also cognisant of the importance flexibility and adaptability is within the fast paced environment in which we live and operate. As such it is critical that the Wundowie Community Plan 2016-2026 is read in this context.*

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## WUNDOWIE COMMUNITY PLAN 2016-2026

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## EXECUTIVE SUMMARY

The Wundowie Community Plan 2016-2026 has brought together residents and stakeholders with an interest in Wundowie's future. It identifies opportunities, initiatives and priorities for the Wundowie area to achieve a vibrant and sustainable future through population and economic growth.

The Wundowie Community Plan aims to:

- Encourage diverse investment in the region
- Inform infrastructure, planning and investment decisions
- Maximise social, environmental and economic outcomes for the local community.

The planning process, facilitated by the Shire of Northam, was undertaken in four stages:

1. Project Initiation and Desktop Research
2. Community Consultation
3. Plan Development
4. Plan Delivery

Community consultation has been extensive, with a three pronged approach designed to encourage residents to engage at different levels depending on their capacity and interest.

In essence the community planning process has identified Wundowie as a unique community. A rich history, as the 'birthplace' of the Western Australia Iron Ore Industry and unique urban design, the Wundowie community is close-knit and passionate. Located only 70kms from the City of Perth, Wundowie is well positioned to continue its strong growth of recent times.

The development of rural residential opportunities is viewed as a considerable strength of the area. Developments such as the high quality Mauravillo Estate will see the population grow placing pressures on current services and facilities. This projected population growth has been a significant influencing factor in the development of this Community Plan, which has resulted in a range of both infrastructure and strategic initiatives being identified to ensure Wundowie is positioned to facilitate this projected growth.

A range of strategic goals have been established, which will become the focus of both the Community and the Shire of Northam. These goals are further developed into specific tasks or strategies. The main goals are around Community & Liveability, Services, Infrastructure and Economy.

The following represent the main focus tasks and strategies within each of these goals;

- Community & Liveability
  - Fixing the basketball, netball and tennis court surfaces
  - Consolidating a range of sporting and recreation activities into a hub where the football club currently stands.
  - Improving local exchange of community news and information via a website, business directory and newsletters
  - Increased supply of pensioner housing
  - Increase diversionary activities for youth.
- Services
  - Improved public transport
  - Improved police presence and safety infrastructure eg CCTV, speed control
  - Improved health service access, especially GP access
  - Extended childcare services
  - Increase support for primary school
  - Increased Shire services eg pay rates in town, controlled burns and public space maintenance.
- Infrastructure
  - National Broadband rollout
  - Improved maintenance on local roads
  - Improved safety on State roads
  - Improved drainage
  - Improved footpaths in the townsite
  - Improved lighting on townsite roads and parks
- Economy
  - Support townsite development as a 'local service centre'.
  - Protect the integrity of the 'Garden City' townsite design
  - Support the development of rural residential estates
  - Develop a tourism plan for the town that considers product, place, price and promotion.
  - Promote the locality as a place to live, work, invest and visit
  - Support local business

In addition to the strategic matters a range of infrastructure project have been identified. These projects will be incorporated into the Shire of Northam Long term Financial Plan (LTFP). Incorporation into the LTFP does not 'guarantee' the works will be undertaken in the identified timeframe as there may be a range of factors (including the availability of external funding) that influence the final decision of Council. Inclusion in the LTFP does however ensure that the projects are on the Council 'agenda' and will be given strong consideration, in the context of a range of other internal and external factors.



The infrastructure plan, including provision estimated costings, is provided:

PROPOSED CAPITAL EXPENDITURE PROJECTS WUNDOWIE				
Capital Expenditure Item	Dept	Total	Shire	Year/s
<b>Upgrade the current football club to create a central hub with a range of sporting and recreation facilities eg sports club, change rooms, toilets, bowling club, playgroup, café, and the Wundowie Workers Club</b>				
Feasibility study	Corns	\$25,000	\$12,500	17/18
Current budgeted capital works sports Pavilion	Develop		1,651,681	2020/21
<b>Upgrade basketball court</b>				
Resurface Court	Works	\$80,000		17/18
<b>Upgrade Tennis Club</b>				
Resurface Court				17/18
Upgrade Clubrooms				
<b>Refurbish swimming pool</b>				
Feasibility study			25,000	17/18
Current Budgeted capital works Refurbish pool			700,000	19/20
<b>Improve BBQ facilities and family friendly spaces at main Park</b>				
	Works		50,000	18/19
<b>Install toilets at the park, close to skate park and BBQ facilities</b>				
Investigate opening of football club toilets	Corns			16/17
<b>Improved town streetscaping eg footpaths, kerbs, lighting and plantings</b>			N/A	Ongoing
<b>Traffic calming roadworks</b>				
Traffic impact assessment in the townsite	works		10,000	16/17
Traffic calming infrastructure intersection Boronia & Zamia	works		TBC	19/20
Traffic calming infrastructure intersection Zamia & Wattle cr	works		TBC	21/22
<b>Install School Bus Shelters (x3)</b>				
	works		21,000	17/18
<b>Improved surfacing, kerbing, lighting and drainage on local roads</b>				Ongoing
Drainage Bodegeuro Heights	works			
Drainage Townsite	works			

Note: Where Shire contribution falls short of total budget, there is an assumption that external grant funding will be sought.



## WUNDOWIE COMMUNITY PLAN 2016 -2026

### 1. INTRODUCTION

The Wundowie area was named in 1907, though it was the mid 1940's before the WA Government made the decision to build an iron smelting and foundry works facility.

Wundowie was chosen as the best location due to the abundance of natural resources in the area - being on the main railway line, in close proximity to Perth, with extensive low grade forest areas. The Kalgoorlie pipeline was close by with local iron ore deposits. Limestone and magnesite ore were also obtainable from various sources in WA.

The townsite was purpose built to service the Foundry and was based on English Garden City design principals. As such, the industrial town is unique in WA and one of a very few in Australia with a curvilinear street pattern for its central core and consistency of urban form. The townsite is now heritage listed.

With the production of pig-iron commencing in 1948, the Wundowie Foundry became the first iron producer and marked the birth of WA's iron ore industry. Pig-iron production ceased in 1981, with the facility turning to casting and fabrication.

Since it commenced operations, the Wundowie Foundry has seen several changes of ownership, activity and fortune. At its peak in 1955, the site employed 400 people and supported a townsite population of 1000 people.

In 2006 the Foundry was purchased by Global casting and fabrication company Bradken. Today the Foundry employs around 60 people.

Australia's fabrication industry faces significant challenges in the global economy. As such it is unlikely that the Foundry will return to providing significant local employment in future years.

Outside the townsite itself, Wundowie is primarily agriculturally based. In recent years some agricultural landowners have developed rural lifestyle housing estates, attracting tree changers and home based businesses.

From its beginnings as an industrial town dependent on the Foundry, Wundowie is in a period of transition. Future growth is likely to come from residents who commute to larger centres of Midland, Northam and Perth, as well as residents using technological advances to operate home based businesses.

### 1.1. Towards a Strong and Vibrant Wundowie

In 2003 the Wundowie Progress Association developed a Community Masterplan that identified 10 key projects that the community most wanted developed. This Plan was not Council driven however it has been instrumental in guiding Council investment, particularly with respect to the development of an emergency services hub and childcare centre. The Progress Association has also been guided by the Plan, constructing the entry statement sculpture on Great Eastern Hwy and other initiatives.

The Wundowie Community Plan 2016-2026 seeks to bring together residents and those with an interest in Wundowie's future to identify opportunities, initiatives and priorities for the region to achieve a vibrant and sustainable future through population and economic growth.

The Wundowie Community Plan aims to:

- Encourage diverse investment in the region
- Inform infrastructure, planning and investment decisions
- Maximise social, environmental and economic outcomes for the local community.

This Plan seeks to bring together residents, community groups, local business and industry, service providers and government to create partnerships to realise a strong and vibrant future for Wundowie.

The key difference between this Plan and the Masterplan developed in 2003 is that this Plan is an initiative of Council that is to be adopted as a formal planning framework for Council investment.

### 1.2 Why Planning for Growth is Important

Fundamentally planning for growth sets achievable targets for Wundowie's future development and establishes investment and initiatives required to meet the established targets. It analyses trends and opportunities that may impact growth and identifies economic levers that can be manipulated to maximise growth outcomes.

Planning can empower local communities to determine their own development priorities and opportunities within an overarching policy framework.

Planning is important for government policy-making, dialogue and coordination within and across levels of government. It ensures that local knowledge and views are able to influence policy development and implementation.

Planning can provide a clear and practical vision for the Wundowie region. This includes identifying agreed priority areas for investment, coordinated support and action. It highlights the challenges Wundowie needs to address to achieve sustainable growth. The vision needs to be realistic, supported by an analysis of the region's economic, social and environmental performance, opportunities and future challenges.

Regional planning can help governments agree on issues faced by regions and encourage a cohesive approach to problem solving. Planning builds upon existing planning documents, and includes extensive consultation mechanisms.

### 1.3 Planning Framework

The Wundowie Community Plan is being developed by The Shire of Northam. It sits within a planning framework at the local, state and Federal level.

The following table details the most relevant planning documents to the Wundowie Community Plan.



<b>Planning Framework</b>			
<b>Wundowie</b>	<b>Shire of Northam</b>	<b>Avon Sub-Region</b>	<b>Wheatbelt</b>
Wundowie Community Masterplan 2003 – Wundowie Progress Association	Shire of Northam Strategic Community Plan 2012-2022	Avon Sub-regional Economic Strategy 2013 – Wheatbelt Development Commission	Wheatbelt Regional Blueprint 2015 – Wheatbelt Development Commission
Wundowie Garden Town Conservation Plan 2008 – Wundowie Progress Association	Shire of Northam Corporate Business Plan 2013-2018		Wheatbelt Regional Development Plan 2010-2015 – RDA Wheatbelt
Wundowie Northwest Precinct Local Structure Plan 2011 – Shire of Northam	Shire of Northam Corporate Business Plan 16/17 (annual operation plan)		Wheatbelt Health Profile 2015 – WA Country Health Service
	Shire of Northam Local Planning Strategy		Wheatbelt Workforce Development Plan 2013-2016 – Wheatbelt Workforce Development Alliance.
	Shire of Northam Local Biodiversity Plan 2015		
	Shire of Northam Community Infrastructure Plan 2012-2032		
	Shire of Northam Community Infrastructure Plan 2012-2032 – Addendum 2015		



#### 1.4 The Approach Taken

The Wundowie Community has been divided into four stages:

5. Project Initiation and Desktop Research
6. Community Consultation
7. Plan Development
8. Plan Delivery

##### Stage One Project Initiation and Desktop Research

The first stage of the planning process has been to develop an evidence base of what characterises Wundowie today, what factors are driving the region's future growth, regional influences, growth capacity and predicted growth scenarios.

##### Stage Two Community Consultation

The second has been to take this information to the local community to 'truth-test' what the Shire had prepared and to ask the community about their aspirations for the future of Wundowie.

This has been achieved through public workshops, one on one interviews, online surveys, mailout surveys and a community wishing tree initiative. Each consultation method has been designed to obtain different types of feedback.

The primary outcome of this stage is the development of a vision for Wundowie's future.

##### Stage Three Plan Development

Stage three brings together the research and consultation findings to develop strategies to achieve the shared vision.

A Project Advisory Group that includes key stakeholder representatives is convened to guide strategy development.

##### Stage Four Plan Delivery

The fourth stage of the project has been to obtain final feedback and comment from key stakeholders, the Project Advisory Group and Northam Shire Council prior to public release.

## 2. LOCAL CHARACTERISTICS

### 2.1 The Wundowie Study Area



In order to measure how the Wundowie community has changed over time and to develop strategies for future development, it is necessary to identify the geographical area included in what is understood to be Wundowie.

Defining the study area for Wundowie is complicated by differing geo-spatial boundaries used by the Australian Bureau of Statistics.

In the 2011 census there are three different maps showing different geographical boundaries, with three differing statistical profiles. The three geospatial regions are named Gazetted Localities, State Suburbs and Urban Centres & Localities.

The 2006 census has two different maps, named State Suburbs and Urban Centres & Localities.

The 2001 census has one map, named Urban Centres & Localities.

Despite that from census to census some maps bear the same name, the geographical boundaries on each of these also change.



The problem that this presents is that while ABS provide the only statistics accepted by government and often investors, it is impossible to be completely accurate in measuring economic and demographic trends.

The Shire of Northam defines the boundary of Wundowie in accordance with Landgate, a Western Australian Statutory Authority for land information under the leadership of the WA Minister for Lands. Landgate define boundaries using postcodes. The Landgate map area matches the 2011 Gazetted locality map.

The 2016 Census will also use the Gazetted locality and will hence provide the first accurate statistical comparison when it is released in 2017.

See Appendix 1 for a map of the Wundowie Study area.

## 2.2 People

### 2.2.1 Demographic profile

In the 2011 census the ABS recorded a population of 1282 in the Wundowie locality, representing 12.1% of the total Shire of Northam population.



The 2015 Addendum to the Community Infrastructure Plan 2012-2032, prepared by Engage Urban Planning highlighted the following features of the Wundowie community profile that distinguish the locality from the rest of the Shire:

1. The population pyramid peaks slightly lower (at 40-55 yrs) than the rest of the Shire and shows higher percentages of people under 20 years. This indicates a higher proportion of families with dependent children.
2. Wundowie experienced population growth of 6.3% between 2006 and 2011, substantially higher than other localities within the Shire. Northam townsite grew 1.8% in the same period.
3. Population growth is broadly distributed indicating families with dependent children and retirees are moving to the area.
4. All areas of Shire show decreases in the age group 20-29 years, evidenced by people in this age group leaving for work and study. In Wundowie however there has not been a net decrease in numbers between 2006 and 2011. This suggests that young adults are either not leaving in as great numbers as other areas, or are moving into the town.

Additional observations from comparing Wundowie Demographics to those of the Shire, the State and the Nation include:

1. Wundowie has a higher ratio of women (51.9%) to men (48.1%) than the Shire, the State and the Nation. This is more apparent in the Aboriginal population with the proportion of women (57.1%) to men (42.9%).
2. The median age of Aboriginal People in Wundowie is much lower than the total population at 13 years (compared to 38). In Northam the median age is 17 years while in WA it increases to 22 and sits nationally at 21 years.
3. The Wundowie population shows a strong United Kingdom and European cultural ancestry. Respondents identifying themselves as Australian (29.9%) include Aboriginal and Torres Strait Islander People. 29.9% of Wundowie Residents identify themselves as English. Nationally 25.9% of the population identify as English and 25.4% as Australian.

See Appendix Two for a detailed demographic profile.

### 2.2.2 Labour Force and Skills

In the 2011 Census there were 593 people who reported being in the workforce in Wundowie. Of these, 58.7% were employed full time, 26.5% were employed part time and 7.4% were unemployed.

Some interesting observations on Wundowie's labour force include:

1. Unemployment is higher in Wundowie (7.4%) than the Shire (6.6%), WA (4.7%) and Australia, 5.6%.
2. In Wundowie, the dominant occupations are labourers (24.9%) and technical tradespeople (17.6%) with 7.4% in professional occupations. Nationally



professional occupations are the most prevalent employing 21.3% of the population while labourers represent 9.4% of the workforce and tradespeople represent 14.2%.

3. The influence of the Abattoir, the prisons and the Foundry as the major employers of Wundowie residents is apparent in that 7.6% of the Wundowie workforce is employed in the Meat and meat Processing industry compared with 1.6% nationally. Public order and safety employs 6.4% of Wundowie's population but only 1.6% nationally. Ferrous metal manufacturing employs 4.4% in Wundowie and 0.1% nationally.

See Appendix Two for a detailed demographic profile.

## 2.3 The Economy

### 2.3.1 Agriculture

Historically the Agriculture industry has been a major industry sector for the Shire of Northam. While the sector continues to be an important land use and economic contributor, employment in the sector has been declining in recent decades.

The industry is under threat from the effects of climate change, global conversion of food crops to fuel crops and increasing demand for rural living lots. Other threats include increasing soil salinity, surface and sub-surface soil acidification, erosion, water logging and soil compaction.

The Shire of Northam Local Planning Strategy 2013 highlights that productive agricultural land in the Shire is declining.

As the most Western portion of the Shire, the Wundowie locality is the closest to Perth and is experiencing the highest demand for rural lifestyle blocks.



Promote the diversification of the Shire's economy by encouraging the development of intensive agriculture, downstream processing of primary produce, diversified industries and further tourism opportunities including farm stay accommodation and ecotourism subject to adequate buffers being maintained between such uses and surrounding broadacre agricultural activities in order to minimise potential land use conflicts.

Shire of Northam Local Planning Strategy 2013

### 2.3.2 Manufacturing and Industry

The Bradken Steel and Iron Foundry has been declining for decades and where once the majority of the Wundowie townsite population worked within the business, today they employ around 60 people.

The major employer of Wundowie town residents today is the Linley Valley Pork abattoir located in Wooroloo.

Encourage and Support new Commercial and light industrial development in the Wundowie and Bakers Hill townsites in appropriate locations.

Shire of Northam Local Planning Strategy 2013

### 2.3.3 Retail and Business





Wundowie currently has four retail outlets in the townsite:

- An IGA supermarket
- A hardware and Feedstore
- Take away food store
- A secondhand furniture store
- A wholesale nursery open to the public just outside the townsite

At El Caballo there is:

- A hotel, function centre and restaurant
- Roadhouse
- Tavern
- Lifestyle Village

Light industrial businesses include:

- A boring and drilling business
- Spray painting and Sandblasting
- Mining earthmoving equipment

Home based businesses include:

- Leather repair and tanning,
- A riding school,
- Dog kennels
- Gardeners
- Landscapers and earthmovers
- Olive oil
- Tattooing
- Electricians

The townsite currently has a limited number of retail outlets that are empty. A dis-used service station and two shop fronts.

Outside the townsite, farming and agriculture drives the economy, predominantly in sheep and beef production. Cropping is mostly hay and stockfeed.

#### 2.3.4 Home Based Business

There are currently three home based businesses registered with the Shire in Wundowie.

Advances in technology and increasing trends toward flexible, family friendly working arrangements are expected to increase working from home capacity.

With its relative proximity to Perth, Midland and the airport, Wundowie is suited to home based entrepreneurs.

#### 2.3.5 Urban Commuters

Due to Wundowie's proximity to Perth, some residents do commute daily to Perth for employment. As urban expansion spreads north and south of the city with increasing numbers of people experiencing long periods of commute perceptions of distance are changing.

This is likely to increase the number of people prepared to move into the Western part of the Shire.

Lack of public transport is however a barrier as commuters have no choice other than to use private vehicles.

#### 2.3.6 Tourism

Wundowie currently has no developed tourism product and very limited amenity.

The relationship that the town has with the Foundry and its place as the birthplace of WA's iron ore industry is currently not presented to visitors. The rare and heritage listed Garden Township design is also currently untold.

The town encourages short stopovers visits from a caravan club. Five to six times a year groups of caravan-ers ranging from 6-20 vans camp on the town oval. No dump points, ablutions or power sites are available.

The biggest event on the Wundowie calendar is the Wundowie Iron Festival held annually in May. The event is family orientated and celebrates the town's history with iron fabrication. Currently not widely promoted outside of the immediate region, potential exists to increase visitation for this event.

Promote further development and diversification of tourism in the Shire by providing infrastructure support to encourage investment in tourism infrastructure and services.



Make investment in tourism an attractive and simple proposition by recognizing tourism as a legitimate land use compatible with a range of existing land uses.

Ensure that due consideration is given to protecting the natural environment and cultural heritage places and values in planning for tourism development.

Shire of Northam Local Planning Strategy 2013

## 2.4 Services and Amenities

### 2.4.1 Health services

#### Wundowie Health Centre

The Wundowie Health Centre is open Monday to Thursday 8.30 – 4.30pm. They provide a range of primary health services that includes:

- Child health services
- Immunisation
- Podiatry
- Occupational Therapy
- Speech Therapy
- Social Worker
- Physio
- Dietician

These are delivered by visiting providers under referral and are subject to waiting times.

A GP is avail on Monday afternoon's 2pm to 4.30pm by appointment.

#### Wundowie St John Ambulance

The St Johns Ambulance facility was upgraded in 2013 to provide garage space for two ambulances and allow room for expansion. The facility provides ambulance services and first aid services including the delivery of first aid training.

The facility is run by local volunteers.

### 2.4.2 Childcare and Learning

#### Fluffy Ducklings Childcare Centre

The Centre cares for Children from 2 years of age and operates at capacity.

Demand exists for both more places and extended services. Extended services required are for baby care and after school care.

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Recently the Centre has secured grant funds to add another room to the existing facility. This will increase current capacity plus provide the facilities required to offer baby care.

A partnership has been formed with the Wundowie Primary School that allows the Centre to run after school care on the school grounds.

#### Wundowie Primary School

The Wundowie Primary School runs programmes for children 0-4 years, kindergarten for children 4-5 years and primary school years 1 to 6.

There are currently 75 children and 6 teachers with mixed year classes. The teachers and staff come from the surrounding area and the school experiences a low staff turnover.

The nearest high schools are in Northam and Mt Helena. There is a bus transporting some Wundowie children to school in Wooroloo. In the region it is relatively common for children to attend schools that are nearby but not necessarily closest to them.

Wundowie primary has lost some local children to nearby schools but also attracts some children living outside Wundowie.

The school is under pressure to increase student numbers to maintain current staffing.

#### **2.4.3 Youth**

The disused service station was converted to a youth space though it was not supervised and resulted in damage to the facility, closing it down.

#### Skateboard Park

The Skateboard park was opened by the Shire earlier in 2016 and is a highly popular facility for local youth. The Progress Association has recently funded the construction of a trike track for younger children to cycle around the skate park.





#### No Name Gang

This is a group of local youth varying in age coordinated by a small team of long term local residents. The youth assist elderly and underprivileged residents with home maintenance tasks on an ad hoc basis. The initiative is unfunded and is totally reliant on the energy of the few individuals that organise it.

#### **2.4.4 Aged Care**

##### El Caballo Lifestyle Village

There are five stages of development planned for the over 45 private facility. Stages one and two are currently released with 89 self-contained villas.

A retirement home where residents can move from independent living into serviced rooms as they age, is planned as the remaining stages of the development are rolled out.

##### Kuringal Road Village

A joint venture between the Shire of Northam and the Department of Housing placed a block of eight 1-2 bedroom units for pensioners. Demand for the units greatly outweighs supply with very long waiting lists.

##### Killara Day Care and Respite

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Provides respite facilities one day per fortnight in the town hall allowing carers of elderly and disabled family members to take some time out for themselves.

#### Silver Wings Inc.

Silver Wings is a volunteer based membership association caring for the needs of over 55's in the towns of Wundowie, Bakers Hill, Clackline, Woorlooloo and Spencers Brook.

It was originally formed in 1998 in Wundowie. They hold events, functions and activities for seniors several times per week. The group is active and popular, it is supported with annual contributions to transport costs from the Shire.

### 2.4.5 Sport and Recreation

#### Wundowie Football Club Facilities

The football Club has a commercial kitchen, function space and change-rooms. The facilities are aged and in need of repair or replacement.

The football club has been inactive for several years however it is expected to be reinvigorated with the settlement of some historical debt through the Wundowie Sports Association.

#### Wundowie Tennis Courts

There is a single-room club house and two courts.

The courts were upgraded three years ago however puff balls continuously break through the surface. When poisoned, they disappear, leaving holes in the court surface. The court surface is slippery and overhanging trees drop branches.

The Tennis Club is unable to hold tournaments and events due to inadequate club facilities and ongoing maintenance problems with the court surface.

#### Hurricane Go Karts

The following information is sourced from the Club website.

The Hurricane Go Kart Club was established in 1961 and is situated just outside the township of Wundowie.

The circuit was upgraded in 1993, and it is licensed for 32 karts to be on the track at any one time. Extensions carried out in 2002 saw the track length increase to 753 metres and at 8 metres wide, it offers a variety of straights, curves and hairpins to challenge all classes of competitors.



Safety measures are top class: extensive sand traps, safety fencing and tyre barriers help supervised practice and racing to be incident free. High quality lighting allows the club to organise night racing, a popular feature requested by the drivers.

Hurricane Go Kart Club regularly conducts rounds of the WA State Titles as well as other State events, year after year.

The club encourages a family atmosphere, with emphasis on a safe racing environment. Facilities include a newly built licensed canteen and BBQ area. Toilets and showers are also available.

Hurricane Go Kart Club is extremely proud of the reputation the club has achieved since its establishment as "the friendly club".

The Club is a very significant Go Kart venue for the State and attracts large numbers of visitors, particularly during large events when participants camp at the venue for days.

Opportunity exists for the town to better capitalise on the Club as currently visitors have little connection with the town.

#### Wundowie Basketball Court

The basketball court is in a considerable state of disrepair, requiring complete re-surfacing. It is used by locals for practice. Significant numbers of children and adults compete in clubs based in Mundaring.

#### Netball Club

Wundowie has an active netball club, the Wundowie Hills Warriors. The basketball courts are used for netball as well however due to the current condition, the netball team practice at the primary school. Games are played in Mundaring and other regional centres.

#### Wundowie Golf Club

The Wundowie Golf Club is a popular facility with clubrooms and a bar.

#### El Caballo Golf Course

Private 18 hole Golf Course.

#### The Wundowie Workers Club

The Club was originally built in the 1940's as a social club for workers at the Foundry. It has a commercial kitchen (serving meals Friday and Saturday evenings), pool tables and darts facilities. A bowling green is now in a state of disuse.

The facility, grounds and caretakers residence is owned by its membership. Entry is restricted to members.

#### 4.4 Ageing Population

Wundowie has a high proportion of older residents with 11.8% of its population 65 years or older. This is higher than Northam (10.2%), WA (8.4%) and the Nation (9.7%).

While this is a national trend caused by lowering birth rates and increased life expectancy, it is particularly true of the Wheatbelt and Wundowie.

The Western Australian Planning Commission predicts that there will be a continued decline in the proportion of the population aged less than 19 years and a growth in the proportion of the population of more than 60 years, reflecting an ageing population.

Source Shire of Northam Planning Strategy 2013

Meeting the needs of an increasing number of older residents will impact on the need for health services and a range of other services and amenities.

#### 4.5 Proposed Perth-Adelaide National Hwy

Known as the 'Orange Route' a new road has been in planning for many years. It is proposed to provide a safer and more efficient route for vehicles linking Toodyay Road with the Great Eastern Hwy through Wundowie following the old railway reserve.

Although the project is not currently budgeted in forward estimates, the Department of Main Roads has been land banking along the proposed route for some time.



#### Wundowie Volunteer Fire and Rescue Service

Wundowie has an active Volunteer Fire and Rescue brigade. They provide assistance not only with fire control but also vehicle accidents and respond to local incidents including storm damage to housing.

#### **2.4.7 Parks & Gardens**

Wundowie is fortunate to have significant parks and gardens built into the 'Garden City' urban design. The main parks are adjacent to the football fields and ovals and contain BBQ facilities, a water fountain, a playground, skate park and trike track.

The public toilets are located across the road near the library. Parks and gardens are well maintained and the town has lovely floral display most of the year.

Lighting is an issue that requires upgrading to allow for evening use.

The substantial Woondowing Nature Reserve skirts much of the Northern part of the region and offers trails for walking, riding and other pursuits.

#### **2.4.8 History & Culture**

Wundowie's history and culture holds considerable significance as the birthplace of the Iron Ore Industry, the heritage listed 'Garden City' design and the orphanage where boys were sent from England.

A large amount of historical information and artefacts have been preserved, including many artefacts from the Foundry itself. There is currently nowhere to house these historical assets and they are being care taken by a number of long term residents.

The annual major event is the Wundowie Iron Festival and associated Art competition. The event is now ten years old and is run entirely by volunteers. Scope exists to expand and build upon this event.

#### **2.5 Housing and Affordability**

Housing is highly affordable in Wundowie.

##### **Median Weekly Rent, 2011**

	Wundowie	Northam	WA	Aust
Rent	167	180	300	285

**Median Monthly Mortgage Repayments, 2011**

	Wundowie	Northam	WA	Aust
<b>Mortgage</b>	1,100	1,300	1,950	1,800

**Median House Price, 2011**

	Wundowie	Northam	Metro Perth
<b>Median House Price</b>	\$212,500	\$245,000	\$855,000

**3. DRIVERS OF GROWTH**

**3.1 Proximity to Perth**

Wundowie is less than 70kms from Perth, 20 mins drive to Mundaring or Northam and 35 mins from Midland. It is the closest Eastern suburb to Perth recognised by the WA State government as regional and eligible for Royalties for Regions programmes.

Population growth and urban expansion of metropolitan Perth has historically focussed on north and south. Wundowie offers a small town rural lifestyle closer to Perth than other centres.

The Western Australian Planning Commission predicts that population growth in the Shire will be driven by its proximity to Perth and the continuing 'tree change' phenomenon

Shire of Northam Planning Strategy 2013

**3.2 Housing/Land Choice and Affordability**

Wundowie offers a wide range of house and land options at prices well below metropolitan areas.

With a median house price of \$212,500 Wundowie is considerably less expensive than suburbs of similar distance to Perth such as Byford at \$430,000 in the south and Wanneroo \$450,000 in the north.

The Shire of Northam is committed to maintaining the integrity of the 'Garden City' design of the townsite. Planning for future growth will remain low density and be consistent with the existing design theme.



Across the locality, planning is in place to permit further rural living developments with lot sizes of 1-10 hectares such as currently exist at El Caballo's Bodeguero Heights and Mauravillo Estate.

### 3.3 Natural Resources

The reason Wundowie was chosen as the ideal site to build the Foundry in the 1940's was the abundance of natural resources in the area. The town was on the main railway line in close proximity to the city, with extensive low grade forest areas, the Kalgoorlie pipeline and local iron ore deposits.

A substantial bauxite resource has been identified to the north of Wundowie with development currently deferred due to soft commodity prices.

The Woondowing Nature Reserve is substantial at 15.27 square kms and provides a protected habitat for indigenous flora and fauna.

### 3.4 NBN

NBN is currently being rolled out in Wundowie with some areas connected and some pending. The townsite is not pending as yet.

The Regional Australia Institute identifies Northam as being in the top 20 of Local government Authorities in Western Australia with potential for online work (Login or logout, February 2015). The roll out of NBN will be critical in realising this potential.

Tree changers in the Western part of the Shire such as Wundowie are likely to increasingly seek working from home opportunities.

## 4. REGIONAL AND GLOBAL INFLUENCES

### 4.1 The rise of the Urban Farmer/Tree Change

Wundowie offers a small town rural environment just 70kms from the City.

Bernard Salt, partner KPMG 2006 in an editorial on the emerging tree-change phenomenon "And, oddly enough, I think Perthlings have yet to discover the delights of tree-change, although this is probably because they've all gone either down the coast or up the coast."

In 2016 The Mauravillo Estate is selling steadily, the Estate is marketed at the tree-change market. Its success augers well for the Shire's planning for further rural lifestyle developments.

Lifestyle food shows have had a significant effect on the range of food consumed in Australia and first world countries are experiencing a cultural shift where people strive to feel more connected to their food. There is a growing trend towards productive gardens and the rejection of mass production.

These trends support the rise of the urban farmer and tree changer eager to grow and enjoy their own produce.

### 4.2 Technological Advances

Internet technology is changing the way people work and allowing them to bring work to where they want to live as opposed to driving them to live where they work.

This trend is increasing as is a corporate cultural seeking to offer flexible, family friendly working options.

As NBN technology is rolled out into Wundowie it will bring with it opportunity for people to overcome the hurdle of limited work opportunities in the local area by working from home. This is expected to provide the region opportunity in the attraction of the tree change market.

### 4.3 Increasing Urbanisation and Metropolitan Expansion

As the urban expansion in Perth has spread north and south, the east has been relatively overlooked.

This presents an opportunity for Wundowie as urban expansion brings the metropolitan area closer.



## 5. CAPACITY FOR GROWTH

### 5.1 Land Availability

#### Estimated Lot Yields

Townsite infill Development	305 lots
Rural Residential Development	600 lots
'Development Zone' lot Development	80 lots

Wundowie has the capacity for a further 985 lots that have the potential to support an additional 2,462 persons to the current population.

Source 2015 Addendum Community Infrastructure Plan 2012-2032

While 305 infill sites have been identified in Wundowie, the 2015 Addendum CIP states that the greatest growth is likely to be on the fringes of Wundowie in rural residential subdivisions.

Currently there are two major subdivision projects in the Wundowie locality.

#### Mauravillo Estate

Mauravillo Estate is a rural lifestyle subdivision of 220 lots being completed in three stages.

Stage one has been sold and the first residents have begun to move into their homes. Stage two has recently been released and is currently selling. Stage three is scheduled for release in 2017.

The Estate is located a few kilometres from the Townsite which is the nearest location for local shops and services. It is anticipated that the Estate will have a significant impact on the Townsite.

The Estate is marketed to all age groups.

#### El Caballo Blanco Lifestyle Estate

El Caballo Blanco Lifestyle Estate is a four stage project of 182 lots located at the Western-most portion of the locality off Great Eastern Highway.

The Estate is marketed at people 45 years and over as a retirement lifestyle village. With the adjacent El Caballo Resort, tavern and road house, the Estate is self sufficient for most daily requirements.

Residents have little incentive to travel to the Wundowie townsite for shopping supplies, with Wooroloo located closer to the Estate. Residents wishing to access the State Government Fuel Card Subsidy are however required to keep a PO Box in the

Wundowie Townsite as The Shire of Mundaring is not recognised as regional by the State Government.

The Estate is currently having a relatively limited impact upon the demand for services, facilities and activities for older residents within the townsite. This impact is expected to increase as more people move into the estate.

## 5.2 Power and Water

Potable water in Wundowie is supplied by the Water Corporation via the Goldfields and Agricultural Water supply Scheme (GAWSS).

Water Corporation is currently connecting scheme water to Mauravillo Estate. There is a need to ensure that any future residential developments make provision for the supply of water.

There is no significant underground potable water resource however Wundowie does have potable groundwater in small quantities that is reliably found in shallow bores and wells. These underground supplies are the largest and highest quality found within the Shire though better information is required to map existing potable resources.

Farm dams and private water tanks also assist in adding to the GAWSS.

Treated wastewater is used in the Wundowie townsite to irrigate playing fields.

Power is supplied by Western Power via the South-West Interconnected Grid. Wundowie has a substation that receives 66kV and 132kV power transmission lines.

There is no reticulated gas and no plans to introduce reticulated natural gas at this stage.

The cost of connection of electricity to new developments is negotiated between Western Power and the developer. The costs are very high and this is proving to be a significant barrier to development.

There is a need to encourage the adoption of alternate energy sources such as Solar power as well as designing built forms to minimize the use of electricity.

In Wundowie currently the central business district does not have sufficient power for local businesses to grow. The IGA is experiencing hardship due to the excessive cost of upgrading the supply of power to the business, crucial for expansion.



### 5.3 Telecommunications

National Broadband Network (NBN) is being rolled out in the Wundowie locality. As fast, reliable internet becomes available it will increase the capacity of people to work from home, improving liveability for many residents.

Mobile phone reception is patchy and inconsistent across the region. There is a need to fill 'black spots' where no reception exists.

### 5.4 Transport networks

Wundowie roads fall under the jurisdiction of the Shire of Northam with the exception of the Great Eastern Hwy which is managed by the State Main Roads Department.

The Hwy services the haulage requirements of the Goldfields Mining Industry, grain and stock plus goods moved between the East and West of the Nation. Increasing size of heavy haulage vehicles and frequency is impacting on the Hwy.

The Highway is a known black spot between the Lakes and Bakers Hill with deaths occurring in this section each year.

Wundowie has a very limited public bus service operating between the townsite and Midland Monday to Friday. There is no public transport to Northam.

The bus service does not accommodate people working full days in Midland as the last service departs Midland at 4pm.

The most significant road development is the planned 'Orange Route' however there is no known timeframe on the delivery of this. The new route is expected to make it faster and safer to commute, and hence is likely to be a driver of growth for Wundowie in the future.

### 5.5 Effluent Disposal

Effluent disposal in the Wundowie townsite is via a reticulated sewerage disposal scheme owned and operated by the Water Corporation. The Corporation has confirmed that the Wundowie wastewater treatment plant is capable of supporting further development and growth in the short term but will need to be upgraded to cater for any significant growth in the longer term.

The Wundowie wastewater treatment plant has a clearly defined odour buffer established through extensive odour modelling by the Water Corporation. These areas require protection from encroachment by sensitive land uses restricting potential land uses in that area.

Private landholders whose properties are affected by the buffer may experience restrictions on potential development options.

## 6. GROWTH SCENARIOS

### 6.1 Forecast Growth

Plan for a Shire population of 12,300 in 2021 and 13,200 in 2031. Seek to ensure that future population growth is environmentally, socially and economically sustainable.  
 Shire of Northam Local Planning Strategy 2013

WA Tomorrow (2012) population projections provide five possible growth scenarios for the Shire of Northam.

Year	Population				
	A	B	C Median	D	E
2011 (Census)	10,556				
2016	11,200	12,100	12,700	13,100	13,900
2021	12,200	13,100	13,700	14,300	15,100
2026	13,100	14,200	14,800	15,500	16,400

The 2015 Addendum to the 2012-2032 Community Infrastructure Plan reports that the Median growth rates are most consistent with historic population trends. The report suggests that rural residential subdivision in and around Wundowie could be one of several drivers that push regional population growth into the higher growth scenarios.

Median growth to 14,800 by 2026 is a population increase of 34% contrasted with a 55% increase in population in the highest of the growth scenarios.

The Western Australian Planning Commission predicts that population growth in the Shire will be driven by its close proximity to the metropolitan regions and the continuing 'free change' phenomenon. (ie Lifestyle Choice)  
 Shire of Northam Local Planning Strategy 2013

Wundowie has a capacity for population growth of up to a further 985 lots that have the potential to support an additional 2,462 persons to the current population of 1282.

By 2026 the Shire is planning for a population of 1820 however should the growth drivers accelerate in development beyond current expectation this could prove well below the actual growth experienced.



## 7. A VISION FOR THE FUTURE

By 2026 Wundowie has a population of at least 1820 people with a vibrant townsite servicing the Western portion of the Shire.

The Vision, Mission and Strategic Goals for the project were developed from the compilation of the three consultation mechanisms used for the project.

See Appendix 3 for the results from the Wishing Tree consultation.

See Appendix 4 for the results of the Survey.

See Appendix 5 for the results of the Workshops.

### 7.1 VISION

Wundowie will be a vibrant local centre offering a quality rural lifestyle whilst meeting the needs of a diverse and growing community.

### 7.2 MISSION

The Shire of Northam will work in partnership with community, government and private enterprise to promote Wundowie for its unique heritage and lifestyle while diversifying the economic base and improving amenity and services.

### 7.3 STRATEGIC GOALS

#### 1. Community & Liveability

Wundowie will be a vibrant, family friendly community offering a healthy lifestyle where people are connected, engaged and proud to call Wundowie home. Achieved by:

- Building a healthy, active, safe and informed local community.
- Encouraging local community involvement and participation.

#### 2. Services

Wundowie will have diverse, thriving and accessible public and social services that support the needs of all age groups within the local community. Achieved by:

- Supporting affordable and accessible services that meet community expectations.
- Providing quality services to facilitate appropriate population growth.

#### 3. Infrastructure

Wundowie's infrastructure will meet the needs of growth, lifestyle and commerce. Achieved by:

- Enhancing Wundowie's lifestyle and business development;
- Providing quality local infrastructure to facilitate appropriate population growth;
- Encouraging energy efficiency and sustainability.

**4. Economy**

Wundowie will have diverse and thriving businesses. Achieved by:

- Actively attracting new business to Wundowie and encouraging existing businesses to grow.
- Attracting and retaining knowledge, people and skills.
- Improving local employment opportunities.



#### 7.4 IMPLEMENTATION PLAN

This community plan has been completed as a partnership between the Shire of Northam and the Wundowie Community.

Not all the actions listed in the plan are in the control of the Shire so implementation will depend upon strong partnerships and commitments from a range of community groups, government agencies and private enterprise.

Map Legend.

**Priority**

H = High  
M = Medium  
L = Low

**Timeframe**

Short = 1-3 yrs  
Med = 3-6 yrs  
Long = 6-10 yrs

<b>1. Community and Liveability</b> Wundowie will be a vibrant, family friendly community offering a healthy lifestyle where people are connected, engaged and proud to call Wundowie home.				
<b>1.1 Connectivity</b>				
Action	P	Who's Responsible	Shire Role	Timeframe
Upgrade the current football club to create a central recreation hub with a range of sporting and recreation facilities such as sportsclub, changerooms, bowling club, playgroup, café, and the Wundowie Workers Club	H	Community	Partner	long
More family events and activities eg concerts and movies	M	Community	Support	Ongoing
Public social events including welcome to new residents	M	Community	Support	Ongoing
Improved community communication tools, business directory, newsletters and website	H	Community	Support	Ongoing
<b>1.2 Sport &amp; Recreation</b>				
Upgrade basketball court	H	SoN	Lead	Short
Upgrade Netball club	H	SoN	Lead	Short
Upgrade football club and changerooms	M	Community	Partner	Med
Re-establish bowling club	M	Community	Support	long
Refurbish swimming pool	M	SoN	Lead	long
<b>1.3 Parks &amp; Gardens</b>				
Create and support a Community Garden	M	Community	Support	med
Improve BBQ facilities and family friendly spaces at main park	M	SoN	Lead	med
Install toilets at the park, close to skate park and BBQ facilities	M	SoN	Lead	med
Improve and develop walk and cycle paths	M	SoN	Lead	med
<b>1.4 History &amp; Culture</b>				
Develop a local museum and gallery to showcase local history and culture	M	Community	Advisory	long
<b>1.5 Streetscaping</b>				
Encourage residents to maintain verges and front yards to improve the streetscape.	H	Community	Support	Ongoing
Improved streetscaping including footpaths, kerbs, lighting and plantings around the townsite	H	SoN	Lead	Ongoing
<b>1.6 Children &amp; Youth</b>				
Install school bus shelters	M	SoN	Lead	Med
Increase diversionary activities aimed at youth	H	Community/	Support	Ongoing

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		youth service providers		
Start a mothers/playgroup	M	Community	Advisory	Short
<b>1.7 Seniors</b>				
More self sufficient housing for pensioners in the townsite (like Kuringal Village)	H	State Housing	Lobbyist	Med
Aged care facility at El Caballo Lifestyle Village	H	Private	N/A	long

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<b>2. Services</b>				
Wundowie will have diverse, thriving and accessible public and social services that support the needs of all age groups within the local community. Achieved by:				
<ul style="list-style-type: none"> <li>Supporting affordable and accessible services that meet community expectations.</li> <li>Providing quality services to facilitate appropriate population growth.</li> </ul>				
<b>2.1 Public Transport</b>				
<b>Action</b>	<b>P</b>	<b>Who's Responsible</b>	<b>Shire Role</b>	<b>Timeframe</b>
Support and encourage improved public transport links from Wundowie to Northam and Midland.	H	AvonLink Transperth private	Lobbyist	ongoing
<b>2.2 Police &amp; Public Safety</b>				
24 hour a day police presence	H	Police Dept	Lobbyist	Ongoing
Traffic calming roadworks	H	SoN	Lead	Med
Increased signage encouraging people to slow down	H	SoN	Lead	Med
Increased CCTV	H	SoN	Lead	Med
Place clear house numbers on townsite and rural properties to assist emergency workers	H	SoN	Lead	Med
Place clear house numbers in townsite to assist emergency workers	H	Home Owners	N/A	Med
<b>2.3 Health</b>				
Improve GP and nurse practitioner service availability at Town health clinic	H	Dept Health	Lobbyist	Ongoing
<b>2.4 Childcare</b>				
Upgrade childcare facility to increase capacity plus provide baby care and after school care.	H	Fluffy Ducks	Partner	Med
<b>2.5 Education</b>				
Support the primary school and encourage local people to use the local school	H	Community	Partner	Ongoing
<b>2.6 Shire Services &amp; Maintenance</b>				
Provide the opportunity for residents to pay council rates in town	H	SoN	Lead	Ongoing
Increase controlled burns	H	DPaW	Lobbyist	Ongoing
Improve general Shire maintenance of public spaces.	H	SoN	Lead	Ongoing

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<b>3. Infrastructure</b>				
<b>Wundowie's infrastructure will meet the needs of growth, lifestyle and commerce.</b> Achieved by:				
<ul style="list-style-type: none"> <li>Enhancing Wundowie's lifestyle and business development;</li> <li>Providing quality local infrastructure to facilitate appropriate population growth;</li> <li>Encouraging energy efficiency and sustainability.</li> </ul>				
<b>3.1 Internet and mobile phone access</b>				
<b>Action</b>	<b>P</b>	<b>Who's Responsible</b>	<b>Shire Role</b>	<b>Timeframe</b>
Support and encourage the rollout of National Broadband Network	H	Cmwlth	lobbyist	med
Encourage the installation of mobile towers to reduce blackspots within the locality	M	Telstra State	lobbyist	med
<b>3.2 Local Roads</b>				
'No overtaking' Sign on Bodeguero Way bridge	H	SoN	Lead	Short
Improved surfacing, kerbing, lighting and drainage on local roads	H	SoN	Lead	Ongoing
<b>3.3 State Roads</b>				
Upgrade Great Eastern Hwy, dual lane from Lakes to Bakers Hill	H	Mainroads	lobbyist	Ongoing
Upgrade entrance to Bodeguero Way from Hwy, turning lane and improved lighting	H	Mainroads	lobbyist	Ongoing
<b>3.4 Effluent Disposal</b>				
Installation of infill sewerage in parts of Wundowie	M	Water Corp		
Ensure residents and landholders within the wastewater treatment plant odour buffer zone are aware of the potential for nuisance and limitations on future development.	H	SoN	Lead	ongoing
<b>3.5 Drainage</b>				
Improve roadside drainage systems in Bodeguero Way development	H	SoN	Lead	Med
Ensure that rural subdivisions and other developments require appropriate drainage management plans as part of the approval process.	H	SoN	Lead	Ongoing
<b>3.4 Footpaths</b>				
Upgrade of footpaths in townsite to improve access for older people and others using mobility aids such as wheelchairs and gophers	H	SoN	Lead	Ongoing
<b>3.6 Lighting</b>				
Increased lighting on townsite roads	H	SoN	Lead	Med
Increased lighting of park and sporting facilities	H	SoN	Lead	long

<b>4. Economy</b>				
<b>Wundowie will have diverse and thriving businesses.</b> Achieved by:				
<ul style="list-style-type: none"> <li>Actively attracting new business to Wundowie and encouraging existing businesses to grow,</li> <li>Attracting and retaining knowledge, people and skills.</li> <li>Improving local employment opportunities.</li> </ul>				
<b>4.1 Population, Land &amp; Housing</b>				
Action	P	Who's Responsible	Shire Role	Timeframe
Plan for a population of 2,500 with the majority of residents living in the townsite and in rural residential developments	H	SoN	Lead	Ongoing
Maintain and reinforce the Wundowie Townsite as a 'local service centre' with a distinct and recognisable town centre.	H	SoN	Lead	Ongoing
Respect and maintain the 'Garden City' design of the townsite and ensure new subdivisions reflect this theme.	H	SoN	Lead	Ongoing
Ensure planning development considers bushfire risk and hazard management due to the significant stands of native vegetation in the locality.	H	SoN	Lead	Ongoing
Preserve unallocated crown land at the northern portion of the townsite for future residential development	H	SoN	Lead	Ongoing
Support rural residential development such as Mauravillio Estate	H	SoN	Lead	Ongoing
<b>4.2 Tourism Development</b>				
Develop a comprehensive tourism plan to guide tourism development, focus on attractions, accessibility, accommodation and amenity	H	Community	Advisory	Med
Develop a low cost caravan Park with RV capacity and dump point – note powered sites probably not required. Pet friendly desirable.	H	Community	Advisory	Med
Improve BBQ, toilets, lighting and facilities at main Park	M	SoN	Lead	Med
Develop an interpretive historical walk around the town using existing historical artefacts from the Foundry	H	Community	Advisory	med
Improve hwy signage and develop a tourist information point	H	Community	Advisory	Short
Improve the existing tourism information point in the town	H	Community	Advisory	Short
Actively market and promote Wundowie as a place to visit	H	Community	Partner	Ongoing
Build on the Iron Festival and develop a programme of events through the year.	H	Community	Support	Ongoing
<b>4.3 Small to Medium Business Development</b>				

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Actively promote and market the opportunities and lifestyle benefits to attract new business to the locality	H	SoN	Lead	Ongoing
Support and encourage new business, diversified industries and light industrial development	H	SoN	Lead	Ongoing
Further develop the light and service industry zoned precinct around the foundry and adjacent to the Wundowie Townsite	M	Private	Support	Ongoing
Support and encourage home based business and cottage industry.	H	SoN	Lead	Ongoing
Support and plan for the development of the Perth-Adelaide Hwy	M	SoN	Lobbyist	Ongoing
<b>4.4 Industry Development</b>				
Develop policy to ensure that development and use of land for extractive industry does not adversely affect the environment or amenity of the locality and that adequate provision is made for rehabilitation.	M	SoN	Lead	Ongoing



## 8.1 Implementation and Review

This community plan has been completed as a partnership between the Shire of Northam and the Wundowie Community.

Not all the actions listed in the plan are in the control of the Shire so implementation will depend upon strong partnerships and commitments from a range of community groups, government agencies and private enterprise.

The Shire will take the lead in implementing and monitoring the success of the Plan.

In 2026 the Wishing Tree time capsule will be opened and this will provide an opportunity for the community to reflect upon community aspirations and the degree of success that has been achieved from the plan.

A thorough audit of community assets has been undertaken as part of this planning process, this will provide a benchmark upon which to measure success.

Other key performance indicators will be established and reported on to determine the achievements on the plan.

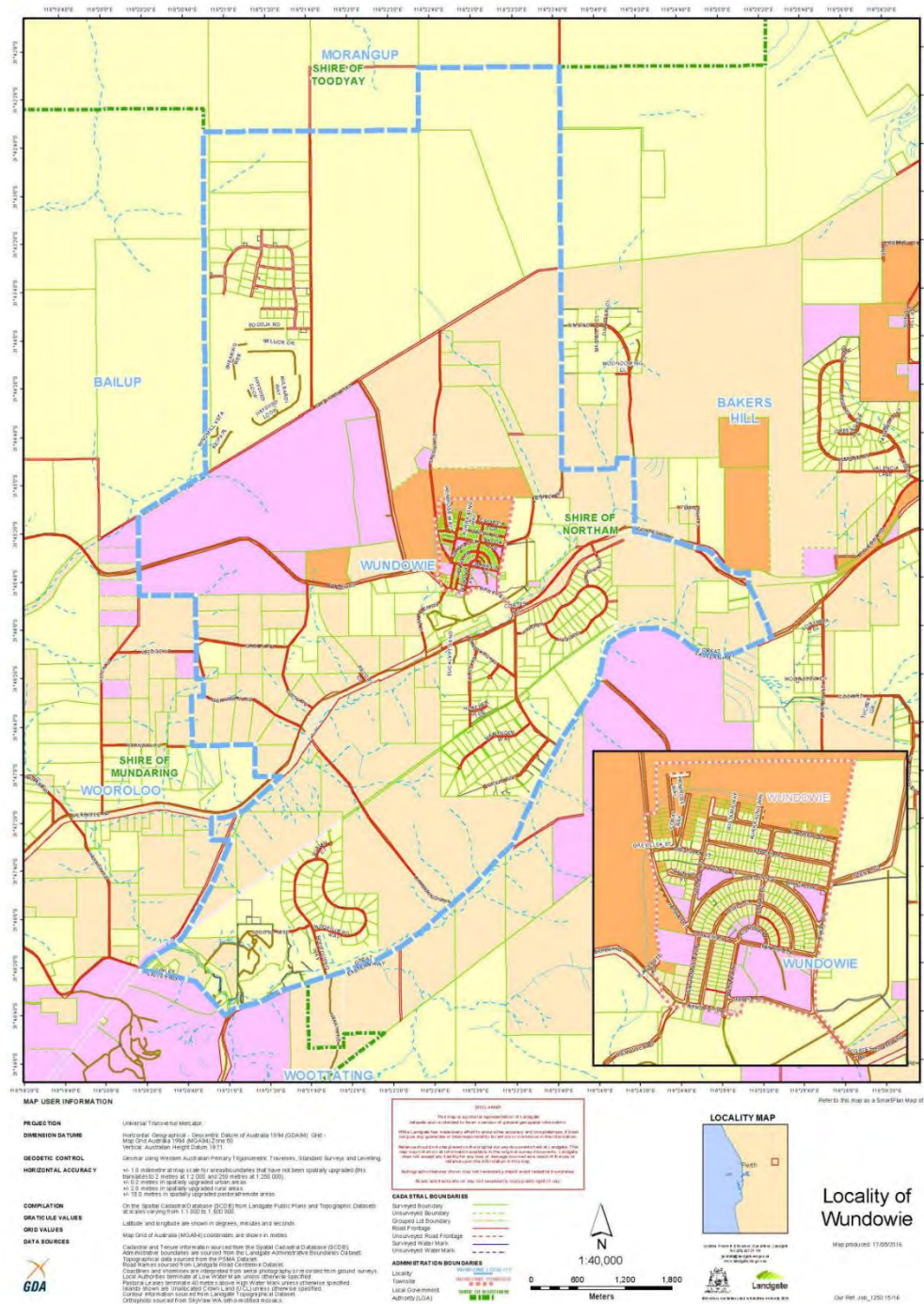
The table overleaf contained the capital expenditure items that the Shire is committing to as a result of the Plan. These commitments will be subject to change within the context of a changing environment.



PROPOSED CAPITAL EXPENDITURE PROJECTS WUNDOWIE				
Capital Expenditure Item	Year	Total Budget	Shire Contribution	Budget Years
<b>Upgrade the current football club to create a central recreation hub with a range of sporting and recreation facilities such as sportsclub, changerooms, toilets, bowling club, playgroup, café, and the Wundowie Workers Club</b>				
Feasibility study	Coms	\$25,000	\$15,000	17/18
Current budgeted capital works sports Pavilion	Develop		1,651,681	2020/21
<b>Upgrade basketball/Netball court</b>				
Resurface Court	Works			17/18
<b>Upgrade tennis club</b>				
Resurface Court	Works			18/19
Upgrade clubhouse				25/26
<b>Refurbish swimming pool</b>				
Current Budgeted capital works Refurbish pool			700,000	19/20
<b>Improve BBQ facilities and family friendly spaces at main Park</b>				
	Works			
<b>Install toilets at the park, close to skate park and BBQ facilities</b>				
Investigate opening of football club toilets				16/17
<b>Improved streetscaping including footpaths, kerbs, lighting and plantings around the <u>townsite</u></b>				
<b>Traffic calming roadworks</b>				
Traffic impact assessment in the townsite	works			16/17
Traffic calming infrastructure intersection Boronia & Zamia	works			
Traffic calming infrastructure intersection Zamia & Wattle cr	works			
<b>Install School Bus Shelters</b>				
<b>Improved surfacing, kerbing, lighting and drainage on local roads</b>				
Drainage Bodegeuro Heights				
Drainage Townsite				

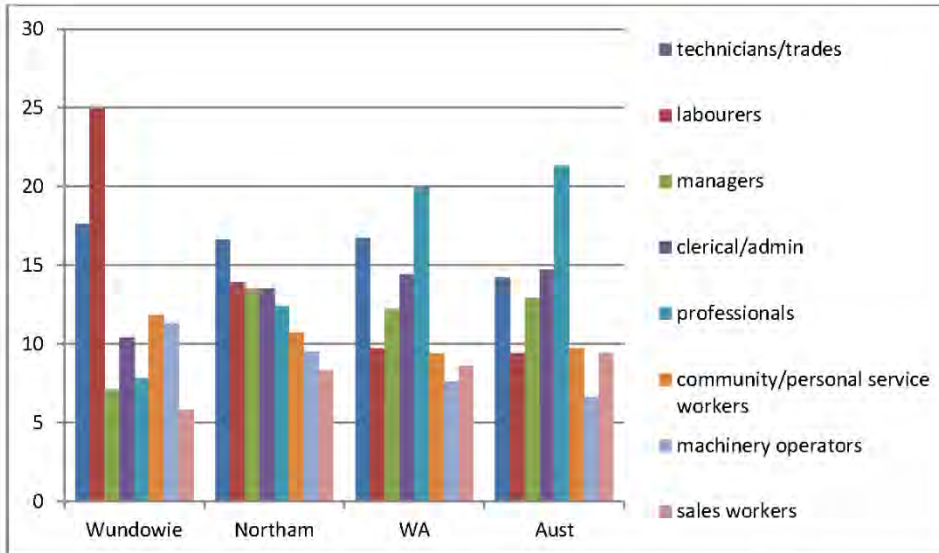
Note: Where Shire contribution falls short of total budget, there is an assumption that external grant funding will be sought.

APPENDIX 1 – MAP OF STUDY AREA



Shire of Northam Wundowie Community Plan 2016 - 2026  
 46 of 90 pages

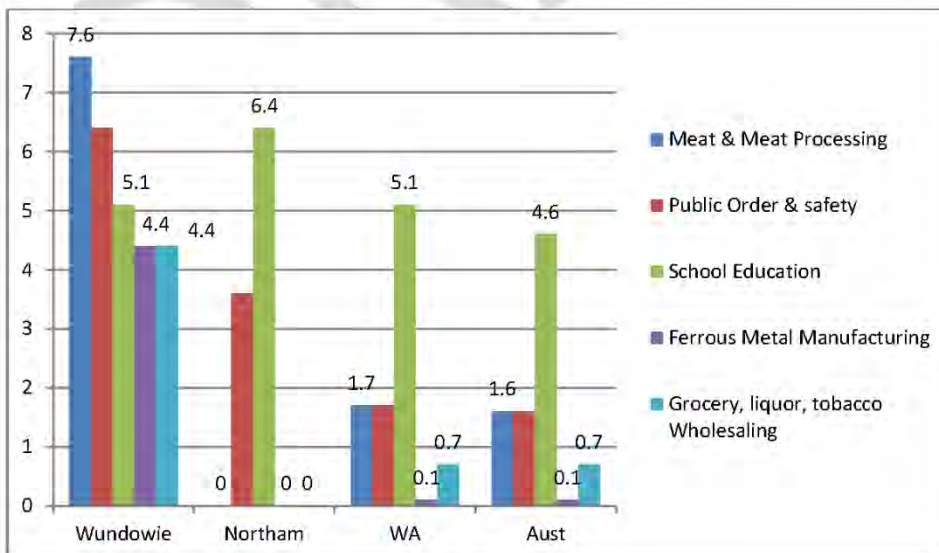




**Industry of Employment, top Responses 2015**

The influence of the Abattoir, the prisons and the Foundry as the major employers of Wundowie residents is apparent in the following graph.

7.6% of the Wundowie workforce is employed in the Meat and meat Processing industry compared with 1.6% nationally. Public order and safety employs 6.4% of Wundowie's population but only 1.6% nationally. Ferrous metal manufacturing employs 4.4% in Wundowie and 0.1% nationally.



**Median Age 2011**

Wundowie	Northam	WA	Australia
38 yrs	39 yrs	36 yrs	37 yrs

**Aboriginal and Torres Straight Islander Population 2011**

Wundowie	Northam	WA	Australia
4.8%	5.6%	3.1%	2.5%

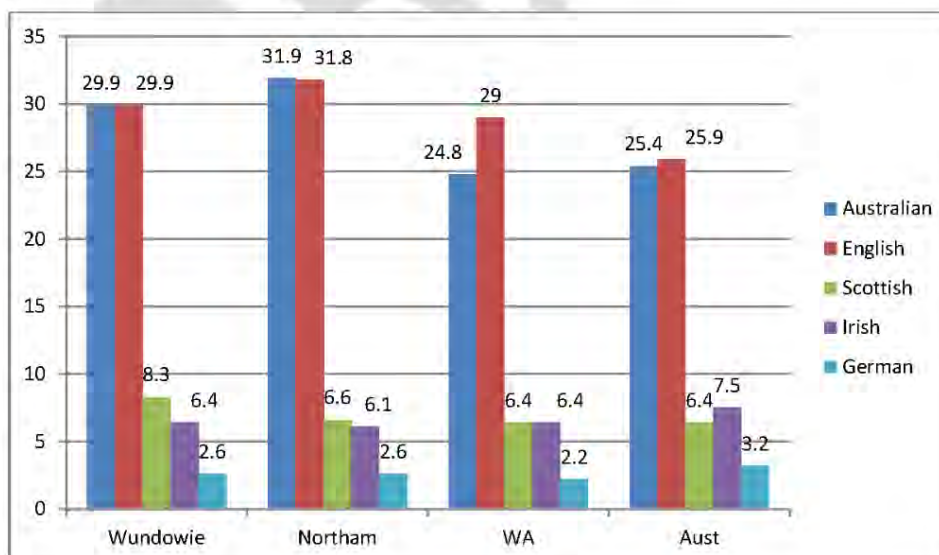
The median age of Aboriginal People in Wundowie is much lower than the total population at 13 years (compared to 38). In Northam the median age is 17 years while in WA it increases to 22 and sits nationally at 21 years.

**Ratio of Male to Female Aboriginal and Torres Straight Islander People 2011**

	Wundowie	Northam	WA	Aust
Male	42.9	47.9	49.4	49.3
Female	57.1	52.1	50.6	50.7

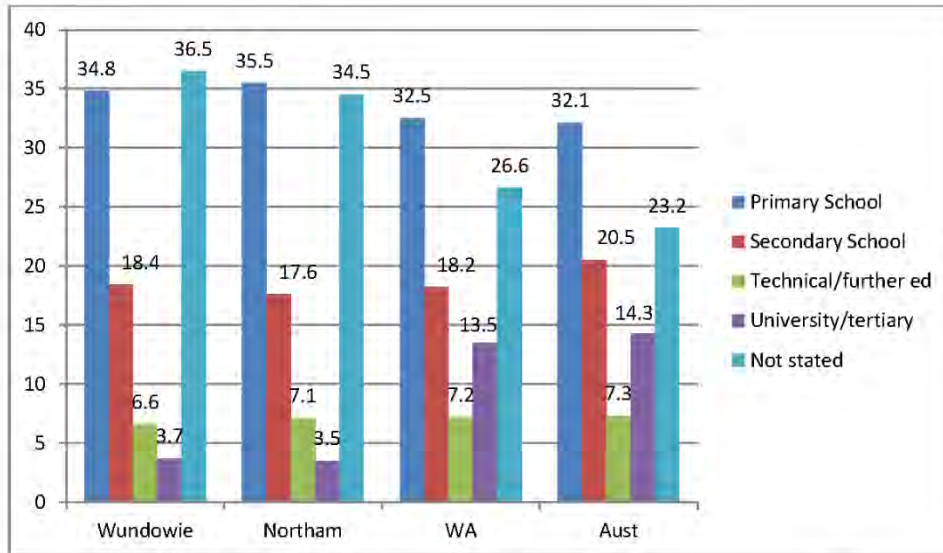
**Ancestry Percentages, Top Responses 2011**

The Wundowie population shows a strong United Kingdom and European cultural ancestry. Respondents identifying themselves as Australian include Aboriginal and Torres Straight Islander People.

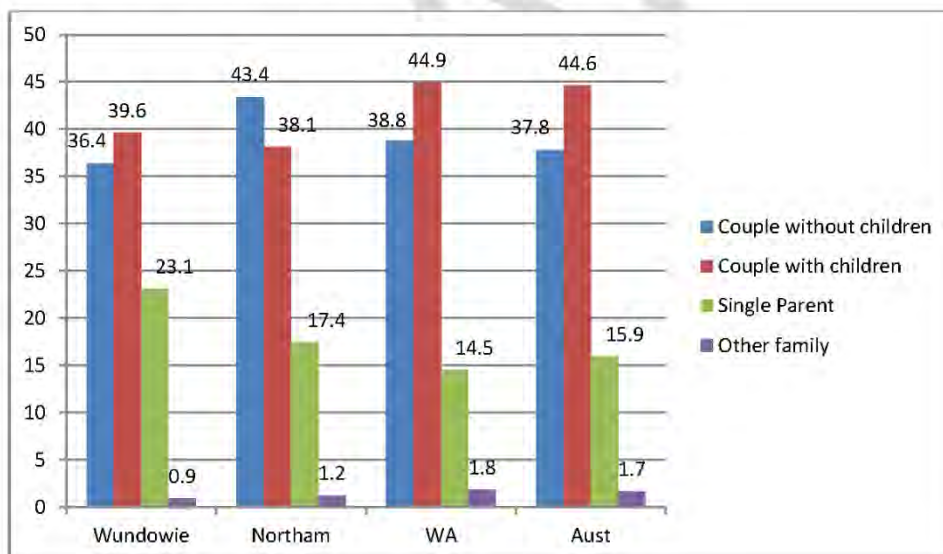




**Education**



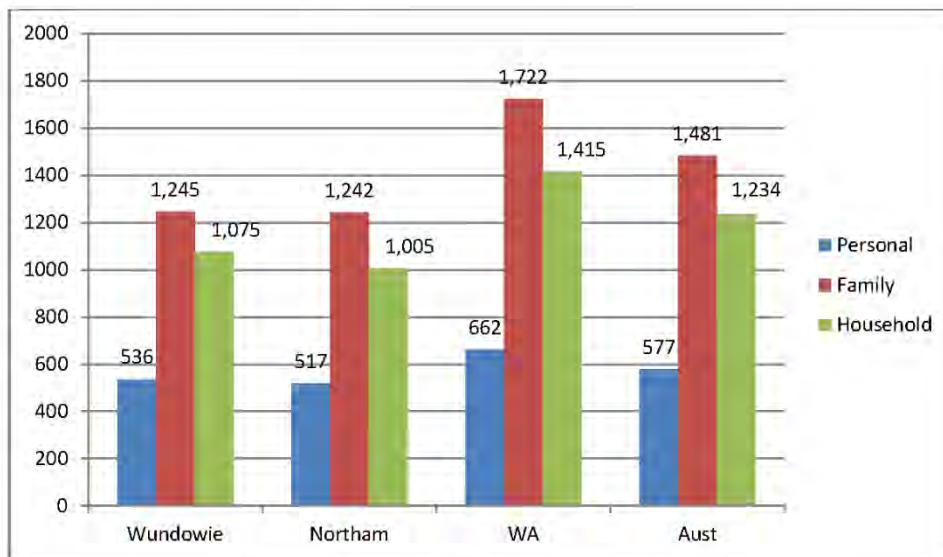
**Family Composition, 2011**



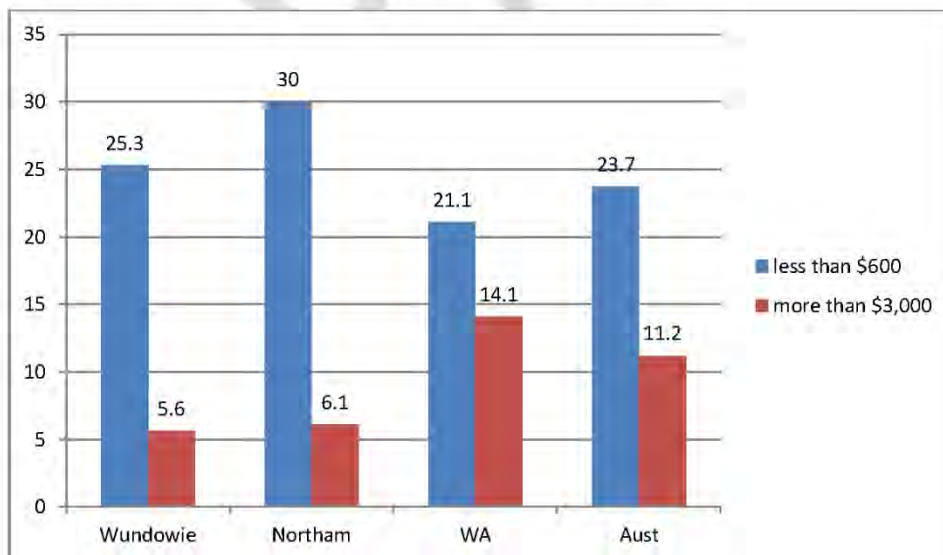
Unemployment is higher in Wundowie (7.4%) than the Shire (6.6%), WA (4.7%) and Australia, 5.6%.

**Median Weekly Income, 2011**

Weekly average family income in Wundowie is slightly higher than the Shire \$1,245 versus \$1,242 however both of these fall considerably sort of the state average at \$1,722 and the National, \$1,481.



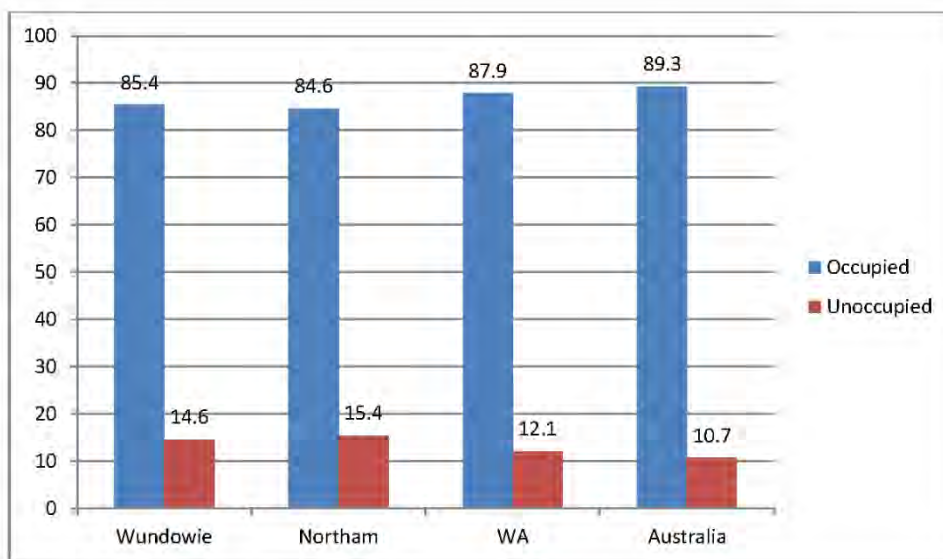
**Household Income, Percentage of Income Earners, 2011**



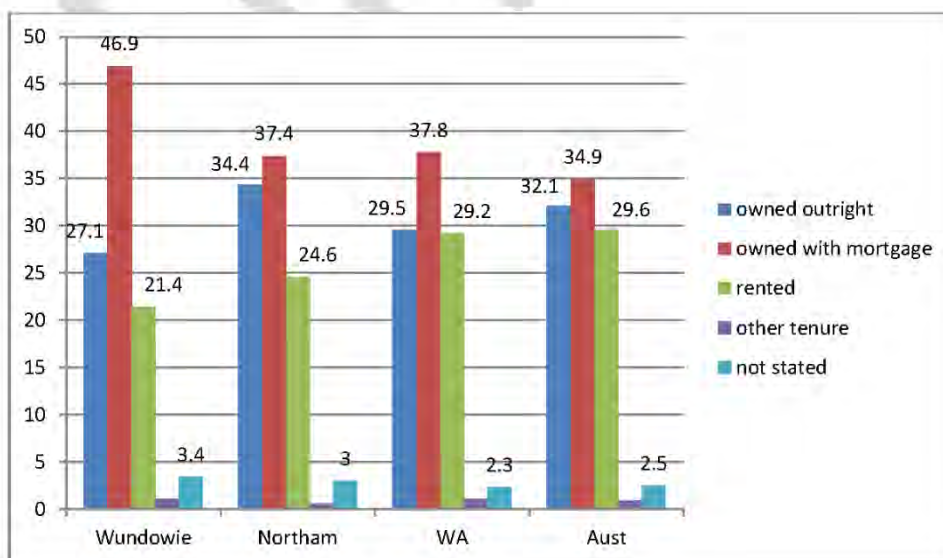
**Volunteering, Unpaid Voluntary Work in Organisation or Group, 2011**

Wundowie	Northam	WA	Australia
13.8%	20%	16.9%	17.8%

**Private Dwelling Occupation, 2011**



**Dwelling Tenure, 2011**



**Median Weekly Rent, 2011**

	Wundowie	Northam	WA	Aust
<b>Rent</b>	167	180	300	285

**Median Monthly Mortgage Repayment, 2011**

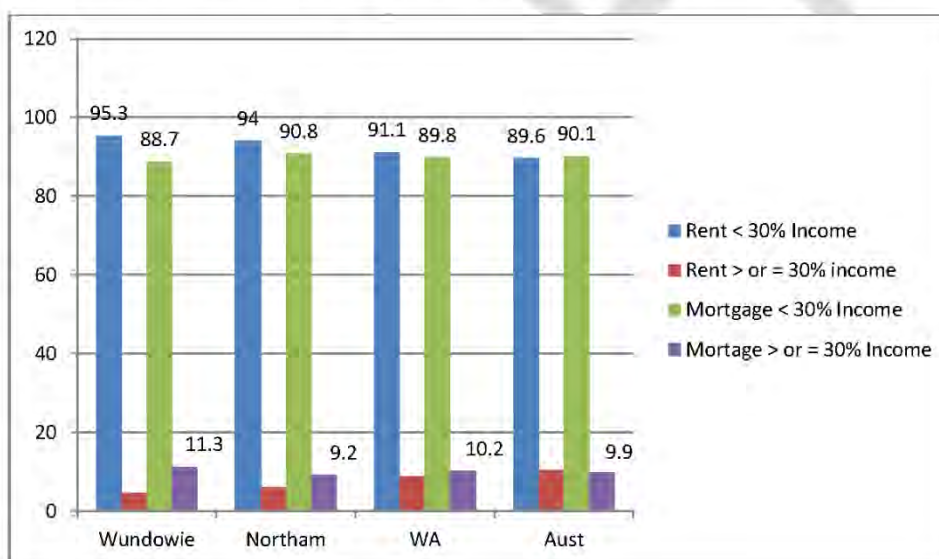
	Wundowie	Northam	WA	Aust
<b>Mortgage</b>	1,100	1,300	1,950	1,800

**Median House Price, 1 April 2015 -31 March 2016**

	Wundowie	Northam	Metro Perth
<b>Median House Price</b>	\$212,500	\$245,000	\$855,000

Source REIWA Website

**Housing Cost as Percentage of Household Income, 2011**





APPENDIX 3

WUNDOWIE COMMUNITY PLAN 2016-2026

WISHING TREE CONSULTATIONS

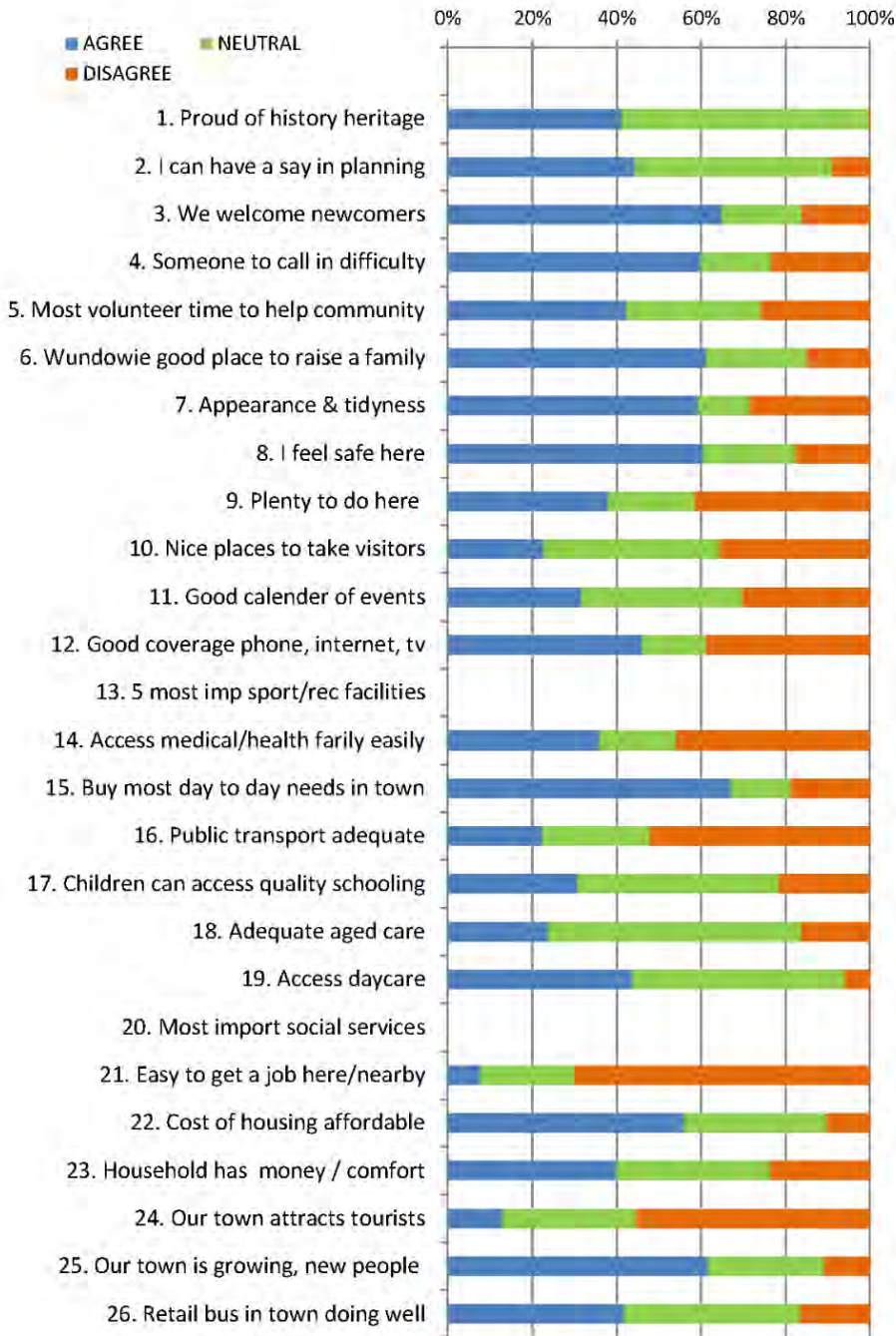
Community/Liveability	
Comment	No.
<b>Sport &amp; Public Recreation</b>	
Had community sports events on the oval.	1
Community sport centre with multiple facilities.	1
Oval and ? area have each section clearly defined with sealed and clearly marked parking ? ?	1
MotorX Track and club.	1
BMX track and club	1
Bike park or motorbike track.	1
Use Wundowie hall for exercise and fitness.	1
A roller rink for adults and youth.	1
Better support for sporting services.	1
More support towards sporting activities and recreation.	1
Tennis court upgrade	1
Had better town netball courts	6
Had an equestrian arena for public use.	1
Had a heated pool.	3
Had an enclosed heated pool	
Inside pool	2
Have a really big park.	1
Mini golf.	1
Sport for women.	1
More sporting activities for the town	2
Had an outdoor exercise machine circuit around the oval.	1
Had a walk/cycle path along Hawke Ave from Acacia Way into town.	1
<b>Total</b>	<b>30</b>
<b>Parks &amp; Gardens</b>	
Gardens to be kept neat & tidy	1
Reserve to make to make it the peaceful safe town it should be	1
More public open space with cleared tracks and trails	1
Had safe toilets in the park so kids don't need to cross the road.	4
Had public toilets in the park	
More seating and BBQs in the undercover area.	1
Was surrounded by a 250 metre wide park with 90% vegetation removed. Would allow for cycle paths, walk trails, picnic areas and passive recreations area. Would enhance living in the town as well as going a long way towards fire proofing the town.	1
<b>Total</b>	<b>9</b>
<b>History and Culture</b>	
Had a permanent place for Wundowie history (e.g. the room off the library)	3
That Wundowie's historical records be retained inside the town.	

Restore old church near police.	1
Has a Christian church service.	1
Bigger library.	1
<b>Total</b>	<b>6</b>
<b>Anti-social Behaviour</b>	
Less crack in Dowie.	1
More hoon control.	1
Crack down on hoon drivers and vehicle access to Woondowning	1
Had a burnout pad to stop bad drivers.	1
<b>Total</b>	<b>4</b>
<b>Children and Youth</b>	
More youth services	1
Courses to train youth how to be part of and run committee.	1
Workshops to teach young men various skills including carpentry, mechanics. This could run in line with a mentoring program.	1
Burnout pad for teens run by a committee	2
Mentor programs for teens ages 11-19.	1
Had more sports for kids.	1
Had fun Friday ... activities on every fortnight for kids.	1
Nature Play Park with logs, bush, balance beams, steppingstones.	1
Had more community events for toddlers.	1
Had some form of entertainment for youths.	1
Had a youth shed or a milk bar. Something for kids to do.	1
Had something for the young adults to do (like a youth club).	1
A playground suitable for children with disability.	1
A decent playground for all ages.	1
<b>Total</b>	<b>15</b>
<b>Seniors</b>	
More units for the elderly.	1
<b>Total</b>	<b>1</b>
<b>Social Connectivity</b>	
Welcome get togethers with rotating street dinners.	2
Street parties to get to know your neighbours.	1
Quarterly meet and greet parties at the club.	1
Shire induced volunteer incentives.	1
More incentives to volunteer.	1
More town celebrations.	1
More entertainment.	1
<b>Total</b>	<b>7</b>
<b>Streetscaping</b>	
Water fountain at roundabout.	1
Water fountain at IGA	1
Replace box trees on nature strip.	1
Entrance Statement.	2
Bigger statement at Great Eastern Highway entrance.	1
Residents take more pride in their homes and gardens.	3
Drink fountain near skate part instead of near picnic area.	1
Main street Hawke Ave was kerbed and entrance of highway was landscaped with lights into town.	1
Had a beautiful entry to town with native plants. Silver princess trees	1



**APPENDIX 4**

**SURVEY RESULTS- SUMMARY**



Thin out the reeds to reduce fire risk.	1
Have streets swept weekly.	1
Regular maintenance and improvements within the Wundowie vicinity by the Shire.	1
Improved drainage.	2
More controlled burns	2
<b>Total</b>	<b>9</b>
<b>Footpaths</b>	
We wish we could keep up with the rest of the town with a nice correct footpath so we can go for a walk and not fall over. New footpaths throughout	6
New footpaths in Hovea and Balga Tce	1
Better footpaths	3
Replace footpath at Hovea Crescent.	2
Footpaths on all streets.	1
Path from hwy into town with barrier. Too unsafe for kids to walk to school.	1
<b>Total</b>	<b>14</b>
<b>Lighting</b>	
Street lights for Mairinger Way and Hawke Ave.	1
Had street lights in Hawke Ave, Acacia Rd, Maringa Rd, Hyde Rd, Olive Rd, Kingia Rd, Coates Rd	2
Street lights in Hyde Drive.	3
More street lighting	3
More street lighting around the new subdivisions.	1
<b>Total</b>	<b>10</b>
<b>Infrastructure</b>	
<b>Comment</b>	<b>No.</b>
Broadband/high speed internet to Hyde Drive	1
Clock with digital temp display on town hall facing Zamia Tce	1
<b>Total</b>	<b>2</b>
<b>Local Roads</b>	
Traffic calming devices on Zamia Terrace. Round about in Zamia Terrace and Balga Terrace	2
New roads in Balga Tce.	1
Speed humps throughout.	1
Improve Inkpen Road.	1
Had better roads. Redo a lot of the roads.	2
Whiter lines on Hawke Ave.	1
Had road humps.	1
Had white centre line and side lines on the road on Hawke Ave to town centre.	1
Fix Hawke Ave road surface.	1
Upgrade Coates road, remove/fill potholes, widen, re-line. Sign to 80km limit.	2
Resurface Road that runs alongside school and Foundry.	1
More parking out front of the shops with lines – angle parking.	1
More parking outside the shops (parallel for easy reversing).	1
Lines on roads.	2



Roundabout at Zamia and Boronia Ave. Boronia Ave one way street.	1
One way street around the shop and clean yards.	1
<b>Total</b>	<b>20</b>
<b>Great Eastern Hwy</b>	
Duel highway from the Lakes to Bakers Hill.	1
Alter the main highway between the 2 prisons and take out the bend (8 deaths).	1
Upgrade Great Eastern Highway and stop the carnage.	1
<b>Total</b>	<b>3</b>
<b>Economy</b>	
<b>Comment</b>	<b>No.</b>
No Mining	1
Has more people.	1
Prosper and grow. Have more jobs and no transient pop	1
Allow subdivision of 2Ha properties to raise more rates to improve	1

Train service Midland to Northam		1	1
<b>Public transport – NB El Caballo has none</b>			<b>10</b>
Aged care facility (as planned at Lifestyle village)			1
Remove foxes			1
Public toilet at coach house			
<b>Community/Liveability</b>			
More family events and activities	2		
Movie nights and concerts	2		
BBQ areas for kids, family parties	1		
Community garden	1		3
Local mothers playgroup	1		
Improved streetscaping, trees, gardens, lighting, roads	1	2	
Public social events	1	1	
Make shops look more inviting	1		
Improve appearance of the Foundry	1		
<b>Walk trails, historical walk, bush walks around town</b>		<b>4</b>	<b>4</b>
Volunteering incentives		1	
<b>No mining</b>			<b>11</b>
Community Club room			4
<b>Infrastructure</b>			
<b>Recreation hub - upgrade football/sports club centralise Wundowie Club, café, playgroup. Upgrade netball and basketball courts. Re-establish bowling club improve lighting</b>	<b>8</b>	<b>5</b>	
<b>Upgrade Footpaths and integrate with walk trials</b>	<b>6</b>	<b>1</b>	
<b>More aged care units</b>	<b>2</b>	<b>2</b>	
Roads, improved surfacing, kerbing, lighting, speed control, signage	1	2	
Upgrade road reserves drainage, roadside trees			3
School bus shelters	2		
Upgrade road connection to Toodyay	1		
More infrastructure for families	1		
Improve drainage		1	

<b>Total</b>		<b>10</b>
<b>Miscellaneous</b>		
<b>Comment</b>	<b>No.</b>	
Leave it alone – top spot	1	
Sold gift cards a 199.	1	
Good fortune.	1	
Give my wife job as principal	1	
Residents would wake up to the fact that the Shire is a trading company with an ABN and has not authority to levy and levies or taxes.	1	
Was peaceful.	1	
To be self-sufficient.	1	
<b>Total</b>		<b>7</b>
<b>GRAND TOTAL</b>		<b>245</b>

### RESPONSES – CHILDREN AND YOUTH

<b>Community/Liveability</b>	
<b>Comment</b>	<b>No.</b>
<b>Sport &amp; Public Recreation</b>	
Sports. More sports More sports to do like Netball.	3
Make some sports teams for kids but not netball.	1
Had an extension on the skate park or some dirt jumps. Skate part extensions with ramps. Bigger and better skate park Foam pit at skate park	5
BMX track	1
Had a bike track around the oval.	1
Had cycle paths	1
Had bike tracks at IGA and more events like swapmeets.	1
Had speed humps and kid's stuff.	1
Had a place to ride motorbikes.	1
Burnout pad and somewhere to ride motorbikes	3
New basketball courts. Fix basketball courts Had a nicer Basketball court	3
A hockey place so people can play hockey.	1
A water slide for the pool and a set of swings. Water slide	3
Inside pools Heated pools	2
The pool was open every day	1
Fix school courts. Better basketball courts at school	2
More ovals	1
Fitness track around oval	1
Bike and scooter lessons	1
Better courts	1

Quad bike park	1
Ice skating rink	1
Roller skating rink	1
Go Kart track	1
Better netball courts	2
Horse riding school	1
Mini golf course	1
<b>Total</b>	<b>42</b>
<b>Playgrounds</b>	
Better playground.	1
A bridge between the two playgrounds.	1
That we had a superman playground.	1
Had a bigger playground.	2
Had a bouncy castle on the oval.	1
Tree house	1
Climbing rock wall	1
maze	1
<b>Total</b>	<b>9</b>
<b>Parks &amp; Gardens</b>	
A closer drink fountain near the skate park and a path to the road.	1
More equipment in the Park	1
A giant trampoline at the park	1
Visiting theme parks	1
<b>Total</b>	<b>4</b>
<b>History and Culture</b>	
Library had more books and computers	2
Had a bigger library	
Museum displays in the Hall	1
Outdoor cinema	1
<b>Total</b>	<b>4</b>
<b>Anti-social Behaviour</b>	
<b>Total</b>	
<b>Children and Youth</b>	
Had more activities for the kids.	1
Had a cool club	1
Hobby club	1
Scouts and guides	1
Blue light discos	1
More free facilities to access for the kids.	1
<b>Total</b>	<b>6</b>
<b>Seniors</b>	
<b>Total</b>	
<b>Social Connectivity</b>	



<b>Total</b>	
<b>Streetscaping</b>	
Can be a more cleaner environment for everyone	1
<b>Total</b>	<b>1</b>
<b>Services</b>	
<b>Comment</b>	<b>No.</b>
<b>Total</b>	
Public Transport	
<b>Total</b>	
Police & Public Safety	
Had more police at the station	1
A safer community	1
Junior police club	1
Police community clubs	1
<b>Total</b>	<b>4</b>
Health	
<b>Total</b>	
Childcare	
Fluffy ducks was more bigger	2
Bigger venue for fluffy ducks	
After school care	1
<b>Total</b>	<b>3</b>
Education	
<b>Total</b>	
Shire Maintenance	
<b>Total</b>	
Footpaths	
Had more footpaths	1
Smoother footpaths	2
Better footpaths	
<b>Total</b>	<b>3</b>
Lighting	
<b>Total</b>	
<b>Infrastructure</b>	
<b>Comment</b>	<b>No.</b>
<b>Total</b>	
Local Roads	
Had slow points on the streets around the town	1
Put in crosswalks at the school, daycare and shops	1
More carparking at the IGA	1

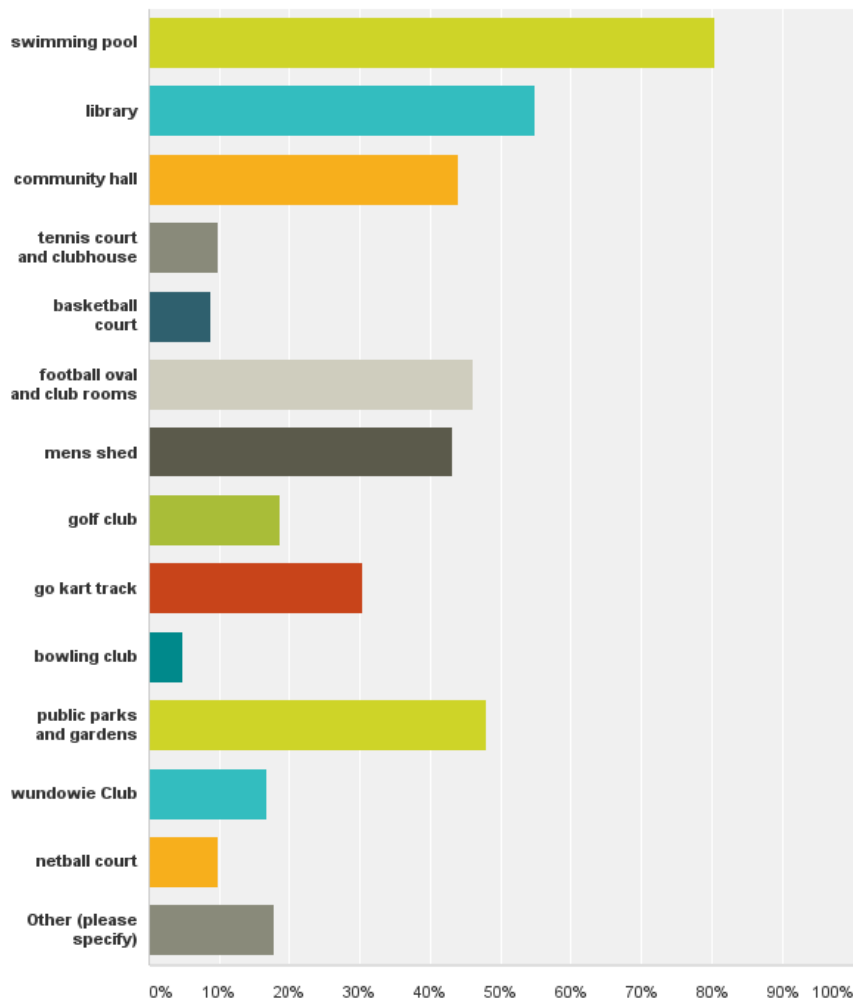


	<b>Total</b>	<b>3</b>
Great Eastern Hwy		
	<b>Total</b>	
<b>Economy</b>		
<b>Comment</b>		<b>No.</b>
	<b>Total</b>	
Tourism Development		
Caravan park		1
	<b>Total</b>	<b>1</b>
Small Business		
Had more shops.		2
Big W		1
Fast food outlet		1
711 for crispy creams		2
Muzz Buzz		1
Bigger shop		1
Pet shop		1
Petrol station		1
	<b>Total</b>	<b>10</b>
<b>Miscellaneous</b>		
<b>Comment</b>		<b>No.</b>
Could give me a bike.		1
Could be happy forever.		1
Would give out free money.		1
Can give me a motorbike.		1
Had more Pokémon's.		1
	<b>Total</b>	<b>5</b>
	<b>GRAND TOTAL</b>	<b>95</b>

**QUESTION 13**

**Q1 please select the five most important sporting and recreation facilities**

Answered: 102 Skipped: 0

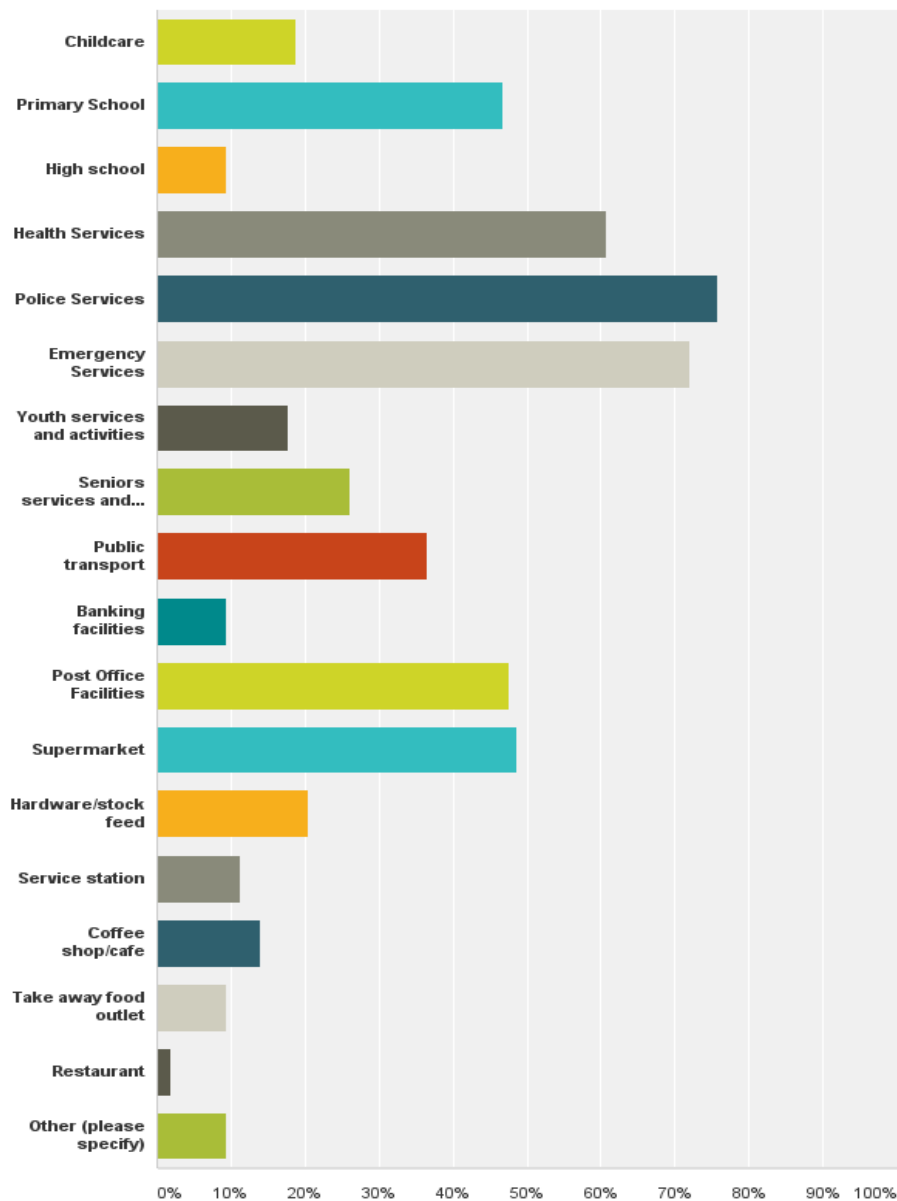


**Other:**

Outdoor exercise equipment around the oval, Silverwings, Nature reserves, Archery, Church, Skate , park, Seniors club x2, Pony/adult riders club, Café, Dog training facilities, All of above, No use for any of above

**Q20 Please select the five most important social services from the list below.**

Answered: 107 Skipped: 4



Majority of other – couldn't pick just five!

## SUMMARY OF RESULTS

### WUNDOWIE COMMUNITY PLAN WORKSHOPS AUG 2016

Workshop participants were asked to work in groups to list Wundowie's strengths – what they enjoy living here, what they want to keep in the future. They were not prompted with what other groups had said.

<b>STRENGTHS</b>			
	<b>Town Group 1</b>	<b>Town Group 2</b>	<b>El Caballo</b>
<b>Economy</b>			
Foundry/Bradkin	*	*	
Abattoir	*	*	
BGC Quarry	*		
2 x Prisons	*		
Mauravillo	*	*	
El Caballo Resort	*		*
Supermarket/IGA	*	*	*
Post Office	*	*	
Nursery		*	
Hardware & Stockfeed		*	
Take-away food	*		
Capacity to work from home			*
Inexpensive			*
<b>Services</b>			
Police	*	*	
Health Centre		*	*
Childcare	*	*	
Fire & Ambulance	*	*	
Library	*	*	
Transport service to Midland	*	*	

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Community bus		*	
School	*	*	*
Wundowie Workers Club		*	
<b>Community/Liveability</b>			
Central Location between Perth & Northam	*		
Proximity to Perth	*	*	*
Silver Wings Over 55's Group	*	*	
Iron Festival	*		
Country lifestyle	*	*	*
Men's Shed	*	*	
Bush		*	*
Community Spirit		*	
Sporting Clubs		*	*
Outdoor Cinema	*		
Well maintained town			*
Water aerobics			*
peaceful			*
safe			*
Beautiful scenery			*
Strong sense of community			*
Big blocks			*
wildlife			*
Fresh air			*
No traffic			*
			*
<b>Infrastructure</b>			
Pool	*	*	
Town Hall	*	*	
Go Kart Track	*		
Skate Park & play area	*	*	
Tennis Courts		*	
Sporting facilities		*	*

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New water tank		*	
Ovals		*	
Aged care units		*	
Deep sewerage		*	
CCTV		*	

After working in groups to identify opportunities under each of the four headings, participants were given 5 dots each and asked to place them against their five highest priorities across all sectors. The Numbers reflect the number of dots that were placed on each opportunity.

<b>OPPORTUNITIES</b>			
	<b>Town Group 1</b> 13 participants	<b>Town Group 2</b> 10 participants	<b>El Caballo</b> 36 participants
<b>Economy</b>			
<b>Information bay at Town entrance off Hwy</b>	<b>4</b>	<b>6</b>	
<b>cafe</b>	<b>4</b>	<b>4</b>	<b>8</b>
<b>Caravan Park</b>	<b>4</b>	<b>2</b>	<b>7</b>
<b>Tourism Product</b>	<b>3</b>	<b>2</b>	
Tourism facilities	1		
History museum	1		
Renovate El Caballo Resort	1		
Small intensive boutique agriculture/food production/organic	1		
Hair dresser			1
Local tourism map			
<b>Services</b>			
<b>More police presence, especially after hours</b>	<b>5</b>	<b>10</b>	<b>15</b>
<b>Better medical services</b>		<b>7</b>	<b>3</b>
<b>Better community communication newsletters, directory, website</b>	<b>5</b>	<b>2</b>	
<b>Bus to Northam</b>	<b>3</b>	<b>4</b>	
More buses to Midland		2	

Power upgrade		1	
<b>Install NBN</b>		<b>1</b>	<b>12</b>
Rural road upgrades			6
Right turn lane into El Caballo from Great Eastern Hwy			<b>15</b>
<b>Upgrade Gt Eastern Hwy Lakes to Bakers Hill</b>	<b>4</b>		<b>6</b>
<b>Upgrade entrance to Bodeguero Way from Hwy lighting, signage</b>			<b>9</b>
Interconnected solar power grid			6
'No overtaking' sign on bridge			6

**Aspirations for highest voted Opportunities.**

Aspirations were captured through developing project outlines/overviews that gave more detail about what each of the highest rating opportunities meant, how it could be used and its possible impact.

Only the Wundowie townsite workshop groups were asked to complete this exercise.

The Day session worked up multiple opportunities from each of the four categories (economy, services, liveability & infrastructure). Questions were provided to prompt each project area (see appendix) to develop some context. The evening session approached this as a whole group and three areas were detailed. The briefs are attached here.

**ECONOMY**

Opportunity Focus	Tourism
Describe it	1. Entry statement, info bay both on highway and in town 2. Caravan park and dump point 3. Historic walk – using footpaths and new bridge, interpretive material, signage & audio 4. Museum (BP & Other locals) 5. BBQ & toilets/café/lighting at park 6. Events – Iron festival, tomato festival, gopher race



What product/service	WHY: single biggest economic opportunity – it could increase employment, stimulate local business, provide accommodation options and temporary workforce, building on Wundowie’s unique history, benefits locals and attracts visitors
Who will use it	Tourists and locals
What needs to be in place to support it	Infrastructure and cultural connection.
What other benefits	Jobs, entertainment, culture/history, community pride
What alternatives could achieve the same result	

**SERVICES**

Opportunity Focus	Community Directory, Newsletter, Website
Describe the service	Community, volunteer run newsletter with yearly directory and website
Who will use it	Wundowie locals, surrounding districts and tourists. New people to town
What do they want from it	Increased engagement of community
Frequency of use	Newsletter fortnightly, events, rosters, classified, NFP news Yearly: Directory for local business Website online information and calendar of events for Wundowie
What needs to be in place to support it	
Who could be involved in making it happen	Possibly Wundowie Progress Association, Volunteering WA skill based volunteers Sold at local shop, subscription services
Other	Currently local events only advertised on noticeboards and specific facebook pages and websites. Not suitable for majority of population or new comers.

Opportunity Focus	Café Restaurant
Describe the service	Small café open during the day
Who will use it	Locals, community groups, tourists, keep track users, cyclers, walkers
What do they want from it	Pleasant environment to enjoy coffee, cake and lunches
Frequency of use	5-7 days, 8:30-4, could be open over weekend and closed some week days
What needs to be in place to support it	More community involvement and tourism Building: commercial space / Rec Centre? Local employment, other commercial enterprises, private business, shire building?

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Who could be involved in making it happen	
What alternatives could achieve the same result	

Opportunity Focus	Police
Describe the service	More police especially at night in town, quicker response 24/7
Who will use it	
What do they want from it	Less antisocial behaviour
Frequency of use	
What needs to be in place to support it	
Who could be involved in making it happen	Dept of Justice, probably a lobby role by Shire
What alternatives could achieve the same result	More CCTV Cameras, more controlled youth activities,

Opportunity Focus	Medical services
Describe the service	A Doctor and nurse for 3-5 days a week
Who will use it	They could service the area of Wundowie, Bakers Hill, El Caballo and Morangup (est around 3000 people)
What do they want from it	Basic medical attention as required, want to be able to reduce the need for travel for immediate medical attention, reduce the number of ED presentations.
Frequency of use	
What needs to be in place to support it	Needs an investigation of number of people, demographic, needs etc that would support making a case to relevant health providers.
Who could be involved in making it happen	Significant negotiation but would need to include: WACCS, Shire of Northam, Community, Rural Clinical School, Medical practices in Mundaring, Wheatbelt GP Network. Community with support from Shire would need to drive this.
What alternatives could achieve the same result	Telehealth a possibility but not until there is adequate internet coverage.

Opportunity Focus	Bus services to NORTHAM
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Describe the service	A regular bus service to and from Northam
Who will use it	Community
What do they want from it	Daily bus service with enough options to service those wanting to get to Northam for work, aged for medical, and be able to return without needing to spend an entire day in Northam  Expect a user pay
Frequency of use	Daily, multiple times a day
What needs to be in place to support it	Probably scoping numbers, cost, options for providing service etc
Who could be involved in making it happen	
What alternatives could achieve the same result	None identified at this point.

**LIVEABILITY**

<b>Opportunity focus</b>	<b>Newspaper/facebook/website</b>
Describe it	Info on community events, club news, local details and other useful info
How does it make Wundowie more liveable	People know what's going on and are informed
Does it affect everyone or does it support particular parts?	Covers everyone, different formats may appeal more to different demographics
Who could be involved	Editor, community social group eg Progress Assoc
What needs to be in place to make it happen	Funding for newsletter printing & website
What alternatives could achieve the same outcome	Shire of Northam website, See if other papers cover Wundowie, eg Chidlow Chatter

<b>Opportunity focus</b>	<b>Community events</b>
Describe it	Social activities that bring the community together and invite outsiders, eg family day, movie nights, concerts, celebrations – Australia Day, ANZAC Day
How does it make Wundowie more	Creates a friendly, welcoming, supportive environment for the community. Improve



liveable	perspective/opinion and appeal about Wundowie
Does it affect everyone or does it support particular parts?	Everyone
Who could be involved	Form a committee to coordinate, develop, manage
What needs to be in place to make it happen	Meeting place, funding for literature / webpage, passionate people, volunteers
What alternatives could achieve the same outcome	Add Wundowie to Chidlow Chatters and make available in Wundowie, add to shire website

#### INFRASTRUCTURE

Opportunity focus	Recreational hub / centre (both night and day session)
Describe it	Relocate and amalgamate Wundowie Club Inc to oval area and create a new club incorporating sports, community. Upgrade sport facilities
Where is it located	Land space near oval
What makes this a priority	Shire priority and that current infrastructure aging and needs repair/upgrade
How will it be used	Sports uses, community use, potential for school to use as would be adjacent, also could be linked with tourism/caravan options, playground. BBQs co-located. Day and night activities
What needs to be in place to make it happen	In interim, some temporary upgrades to 'see the existing facilities through'
Who could be involved	Shire have this listed on their to do list for 2019/20 Club committee and members meet to work with sporting clubs and Shire to determine and achieve the recommended outcome
Benefits	Community atmosphere, provide opportunity to amalgamate governance requirements, already the infrastructure space to build on, would allow home games, support community activities/bbqs, shared meals.

Opportunity focus	Footpaths
Describe it	Footpath connection with Kep track Footpath connection for historic and town walks
What makes this a priority	
How will it be used	

What needs to be in place to make it happen	Systematic upgrade to footpath with locals to prioritise - 'they can tell you the most important or most used paths' Historic walk starting and finishing at oval/bbq area
Who could be involved	
What alternatives could achieve the same outcome	

**GAPS**

A quick review at the end of the session identified a few gaps including:

- Upgrade to Great Eastern Highway from Lakes to Northam.
- Train service to Wundowie: Local Shires – Northam, Mundaring, Swan should be lobbying into state transport planning

Other additional information included a request for feedback on the ABS 2016 stats when available.

**COMMUNICATIONS**

A specific request from the Shire was to ask about how the Shire could communicate better with the people of Wundowie. The suggestions were:

- Utilising multiple media each time, eg newsletter, email, letter drop, Email list and facebook site.
- Placing newsletters on both the community boards and in the Shops.
- Many identified that a letter drop works better. However cost needs consideration
- Including more Wundowie focused info in newsletters.

A specific area included the opportunity for the Shire to assist with the development of a community directory



**13. MATTERS BEHIND CLOSED DOORS**

Nil.

**14. MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN**

Nil.

**15. URGENT BUSINESS APPROVED BY PERSON PRESIDING OR BY DECISION**

**16. DECLARATION OF CLOSURE**