

SHIRE OF NORTHAMPTON

**Minutes of Ordinary Meeting of Council held at the Council Chambers Hampton Road,
Northampton on 17 June 2016**

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6.1 OPENING

The President thanked all Councillors and staff members present for their attendance and declared the meeting open at 1.00pm.

6.2 PRESENT

Cr C Simkin	President	Northampton Ward
Cr M Scott	Deputy President	Kalbarri Ward
Cr S Stock-Standen		Northampton Ward
Cr T Carson		Northampton Ward
Cr D Stanich		Northampton Ward
Cr R Suckling		Northampton Ward
Cr M Holt		Kalbarri Ward
Cr D Pike		Kalbarri Ward
Cr S Krakouer		Kalbarri Ward
Mr Garry Keeffe	Chief Executive Officer	
Mr Grant Middleton	Deputy Chief Executive Officer	
Mr Neil Broadhurst	Manager of Works	
Mr Glenn Bangay	Principal Building Surveyor	
Mrs Deb Carson	Planning Officer	

6.2.1 LEAVE OF ABSENCE

Nil

6.2.2 APOLOGIES

Nil

6.3 QUESTION TIME

Mr Stewart Smith addressed Council regarding the future Kalbarri skywalk and asked Council if there were any strategies being implemented, with regard to facilities and infrastructure, to cater for the projected increase in the visitor numbers to Kalbarri.

Cr Simkin addressed Mr Smith's question stating that the proposed Sally's Tree ablutions will be upgraded and Council will then wait to see if the facility and other amenities will cope with the increase in tourism.

Mr Smith also raised the issue of flooding at the Kalbarri Sports and Rec carpark and entry, and asked whether drainage could be improved to reduce risk.

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Cr Simkin acknowledged there was a problem and CEO Garry Keeffe also advised that if the grant to relocate the tennis, netball and basketball courts to the Kalbarri Sport and Recreation Centre goes ahead, the carpark area will be moved, however the Manager of Works will inspect the area and address the issue of flooding for the short term.

Mr Smith also asked about the representation of Councillors between the Northampton and Kalbarri wards and whether these would vary with the upcoming Federal election, based on revised electoral roll numbers.

CEO Garry Keeffe advised that ward representation is based on the local government electoral roll not the Federal roll, and a review is performed every four years, the last review for this Council was undertaken approximately 18 months ago. The CEO further advised that the number of Councillors is dependent on the representation ratio which is plus or minus 10% electors per Councillor and currently the best fit for the Northampton Shire with the two wards, Northampton and Kalbarri, is 9 Councillors.

6.4 CONFIRMATION OF MINUTES**6.4.1 CONFIRMATION OF MINUTES – ORDINARY COUNCIL MEETING 20th
MAY 2016**

Moved Cr SCOTT, seconded Cr KRAKOUER

That the minutes of the Ordinary Meeting of Council held on the 20th May 2016 be confirmed as a true and correct record.

CARRIED 9/0

6.4.2 BUSINESS ARISING FROM MINUTES

Nil

6.5 RECEIVAL OF MINUTES

Nil

6.6 WORKS REPORT**6.6.1 INFORMATION ITEMS – MAINTENANCE/CONSTRUCTION WORKS
PROGRAM (ITEM 6.1.1)**

Noted

Neil Broadhurst departed the meeting at 1:17pm.

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6.7 HEALTH/BUILDING REPORT

6.7.1 BUILDING STATISTICS (ITEM 6.2.1)

Noted

Glenn Bangay departed the meeting at 1:21 pm.

6.8 TOWN PLANNING REPORT

6.8.1 PROPOSED SCHEME AMENDMENT TO LOCAL PLANNING SCHEME NO. 10 (NORTHAMPTON) – INCLUSION OF TRANSPORTABLE, PREFABRICATED AND RELOCATED BUILDINGS INTO SCHEME (ITEM 6.3.1)

Moved Cr SCOTT, seconded Cr PIKE

That Council:

1. Pursuant to Part 5, Section 75, of the *Planning and Development Act 2005*, amend the *Shire of Northampton Local Planning Scheme No. 10* subject to:
 - (a) modify land use controls and definitions applicable to 'Transportable, prefabricated or relocated buildings';
 - (b) introduce new land use definitions for 'repurposed dwelling' and 'second hand dwelling' and listing both uses in Table 1 – Zoning Table;
 - (c) modify the land use permissibility symbols in Table 1 – Zoning Table that apply to a 'single house' in the Rural Residential, Rural Smallholdings and Bush land Protection Zone; and
 - (d) insert a new 'Schedule A – Supplementary to Deemed Provisions' to outline 'requirements for planning approval' that are supplementary to the *Planning and Development (Local Planning Schemes) Regulations 2015*.
2. Consider the Amendment to be a standard amendment under the provisions of the *Planning and Development (Local Planning Schemes) Regulations 2015* for the following reasons:
 - (a) the amendment would have minimal impact on land in the scheme area that is not the subject of the amendment; and

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- (b) the amendment does not result in any significant environmental, social, economic or governance impacts in the scheme area.

CARRIED 9/0

6.8.2	ADOPTION OF SCHEME AMENDMENT – REZONING FROM ‘PUBLIC PURPOSE – POLICE’ TO ‘RESIDENTIAL R10’ – LOT 501 (NO. 80) HAMPTON ROAD, NORTHAMPTON (ITEM 6.3.2)
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Moved Cr SUCKLING, seconded Cr STANICH

That Council:

1. Endorse the ‘Schedule of Submissions’ for Amendment No. 3 to Local Planning Scheme No. 10 as attached to Item 6.3.2 of the June Town Planning Report 2016;
2. Pursuant to Part 5 of the Planning and Development Act 2005 (as amended) adopt for final approval Amendment No. 3 (Standard Scheme Amendment as per the *Planning and Development (Local Planning Schemes) Regulations 2015*) to Local Planning Scheme No. 10 - Northampton without modification; and
3. Refer the Standard Scheme Amendment to the Department of Planning and seek final approval of the Scheme Amendment from the Minister for Planning.

CARRIED 9/0

6.8.3	NORTHERN PLANNING PROGRAM FUNDING TO UNDERTAKE LOCAL STRATEGY REVIEW AND PROJECTS (ITEM 6.3.3)
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Moved Cr CARSON, seconded Cr HOLT

That Council resolve to initiate the review of the *Local Planning Strategy* (2008) and the *Shire of Northampton Coastal Strategy* (2006) and the preparation of a *Horrocks District Water Management Strategy*.

CARRIED 9/0

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6.8.4	PROPOSED OUTBUILDING – LOT 18 (NO. 6314) AJANA-KALBARRI ROAD, KALBARRI (ITEM 6.3.4)
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Cr Scott declared an impartiality interest in this item, as a member of his staff is the applicant, and departed the meeting at 1:37pm.

Moved Cr STANICH, seconded Cr SUCKLING

That Council:

1. Grant formal development approval of the proposed outbuilding on Lot 18 (No. 6314) Ajana-Kalbarri Road, Kalbarri subject to the following conditions:
 - i. Development shall be in accordance with the attached approved plan(s) dated 20 June 2016 and subject to any modifications required as a consequence of any condition(s) of this approval. The endorsed plan(s) shall not be modified or altered without the prior written approval of the local government;
 - ii. A building permit shall be issued by the local government prior to the commencement of any work on the site;
 - iii. All storm water is to be disposed of onsite to the approval of the local government;
 - iv. Any soils disturbed or deposited on site shall be stabilised to the approval of the local government;
 - v. The approved outbuilding is only to be used for general and vehicle storage purposes and minor maintenance upon vehicles housed therein to the approval of the Shire of Northampton and shall NOT be used for habitation, commercial or industrial purposes;
 - vi. The outbuilding walls are to be constructed of coated metal sheeting (Colorbond), in a colour to match the existing single house as shown on the attached approved plan dated 20 June 2016, and the use of Zinalume or matching Colorbond may be used to construct the roof sheeting of the outbuilding;
 - vii. A Bushfire Attack Level (BAL) assessment, in accordance with *State Planning Policy 3.7 Planning in Bushfire Prone Areas* be undertaken and submitted to the Shire of Northampton prior to lodgment of an application for a building permit, and if the BAL Assessment indicates a BAL rating higher than 29 (BAL-40 or BAL-FZ), then the approval shall become invalid until

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modifications to the application are able to achieve a BAL rating of 29 or less to reduce fire risk.

Advice Notes

- Note 1: *If the development/use the subject of this approval is not substantially commenced within a period of 2 years, or another period specified in the approval after the date of determination, the approval will lapse and be of no further effect.*
- Note 2: *Where an approval has so lapsed, no development must be carried out without the further approval of the local government having first been sought and obtained.*
- Note 3: *If an applicant or owner is aggrieved by this determination there is a right of review by the State Administrative Tribunal in accordance with the Planning and Development Act 2005 Part 14. An application must be made within 28 days of determination.*
- Note 4: *Regard was given to the lot having a reduced lot size to the average lot in areas zoned Special Rural, and therefore a reduced setback to 6m on the western boundary was considered allowable.*

CARRIED 8/0

Cr Scott returned to the meeting at 2:01 pm

6.8.5	SUMMARY OF PLANNING INFORMATION ITEMS (ITEM 6.3.5)
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Noted

6.8.6	INFORMATION ITEM – MOBILE/ITINERANT FOOD VANS – STATE ADMINISTRATIVE TRIBUNAL DECISION (ITEM 6.3.6)
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Noted

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6.9 FINANCE REPORT

6.9.1 ACCOUNTS FOR PAYMENT (ITEM 6.4.1)

Moved Cr CARSON, seconded Cr SCOTT

That Municipal Fund Cheques 20913 to 20950 inclusive totalling \$86,568.17, Municipal EFT payments numbered EFT14952 to EFT15160 inclusive totalling \$1,237,004.32, Trust Fund Cheques 2130 to 2136, totalling \$2,915.00, Direct Debit payments numbered GJ1104 to GJ1120 inclusive totalling \$342,187.35 be passed for payment and the items therein be declared authorised expenditure.

CARRIED BY AN ABSOLUTE MAJORITY 9/0

6.9.2 MONTHLY FINANCIAL STATEMENTS MAY 2016 (ITEM 6.4.2)

Moved Cr STOCK-STANDEN, seconded Cr SCOTT

That Council adopts the Monthly Financial Report for the period ending 31 May 2016.

CARRIED 9/0

6.9.3 2016-2017 FEES AND CHARGES SCHEDULE/MINIMUM RATES (ITEM 6.4.3)

Moved Cr SCOTT, seconded Cr STOCK-STANDEN

That Council:

1. Adopts the Schedule of Fees and Charges for the 2016/2017 Financial Year as presented; and
2. Adopts a minimum rate of \$520 per assessment on rateable Gross Rental Value and Unimproved Value properties for the 2016/2017 Financial Year.

CARRIED 9/0

6.9.4 FINANCIAL MANAGEMENT REVIEW (ITEM 6.4.4)

Moved Cr SCOTT, seconded Cr STANICH

That Council accepts the 2016 Financial Management Review report as presented.

CARRIED 9/0

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6.9.5 QUOTE – SUPPLY OF STAFF VEHICLE (DCEO) (ITEM 6.4.5)

Moved Cr CARSON, seconded Cr KRAKOUER

That Council list a provision of \$20,000 for the changeover of the Deputy CEO's vehicle in the Draft 2016/2017 Budget.

CARRIED 9/0

6.10 ADMINISTRATION & CORPORATE REPORT

6.10.1 2016/2017 BUDGET MEETING (ITEM 6.5.1)

Moved Cr KRAKOUER, seconded Cr STANICH

That Council holds a Special Meeting of Council to consider the 2016/2017 Budget on Wednesday 27th July 2016, commencing 9:30am at the Northampton Council Chambers.

CARRIED 9/0

6.10.2 SENIOR STAFF PERFORMANCE REVIEWS (ITEM 6.5.2)

Moved Cr STOCK-STANDEN, seconded Cr STANICH

That Council

1. Adopts the recommendations made by the Performance Review Panel on the performance reviews of all senior staff.
2. The Deputy CEO's current employment contract be terminated and a new contract with the same conditions and salary (with the annual salary increase of CPI or 2.5% whichever is the greater) be entered into for a five year term commencing 1 July 2016.

CARRIED 9/0

6.10.3 CORPORATE BUSINESS PLAN (ITEM 6.5.3)

Moved Cr STOCK-STANDEN, seconded Cr SCOTT

That Council adopts the revised Corporate Business Plan as per the review undertaken 20 May 2016 and as presented in its entirety at the 17 June 2016 Council meeting.

CARRIED 9/0

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6.10.4 ROAD BLACK SPOT FUNDING APPLICATION (ITEM 6.5.4)

Moved Cr SUCKLING, seconded Cr HOLT

That Council endorses the design for the upgrade of the corner at Grey Street and Red Bluff Road as presented and that management progress with the submitting of a Black Spot Funding Application for these works.

CARRIED 9/0

6.10.5 RANGER/CARETAKER – LUCKY BAY CAMPING NODE (ITEM 6.5.5)

Moved Cr SUCKLING, seconded Cr KRAKOUER

That Council:

1. Adopt a camping fee of \$15 per vehicle per night; and
2. Approve the information signs for Lucky Bay, as presented.

CARRIED 9/0

Moved Cr SUCKLING, seconded Cr STOCK-STANDEN

That Council approve the use of the collection envelope for camping fee collection at Lucky Bay, as presented.

CARRIED 9/0

ADJOURNMENT AFTERNOON TEA

Council adjourned for afternoon tea at 3:16pm.

Meeting reconvened at 3:27pm with the following in attendance:

Cr Simkin, Cr Scott, Cr Stock-Standen, Cr Carson, Cr Stanich, Cr Suckling, Cr Holt, Cr Pike, Cr Krakouer, Garry Keeffe, Grant Middleton and Deb Carson.

6.10.6 DEDICATION OF ROADS – WIDENING AND SEALING OF NORTH WEST COASTAL HIGHWAY (ITEM 6.5.6)

Moved Cr STANICH, seconded Cr SCOTT

That Council endorses the dedication of the land the subject of Main Roads Land Dealing Plans 1560-068, 1560-069, 1560-164 and 1560-165 as a road pursuant to section 56 of the *Land Administration Act 1997*.

CARRIED 9/0

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6.10.7 NOTICE TO AMEND THE WALGA CONSTITUTION (ITEM 6.5.7)

Moved Cr SCOTT, seconded Cr STANICH

That Council supports the motion for the amendment to the WALGA Constitution as proposed by WALGA and the voting delegates vote accordingly.

CARRIED 9/0

6.10.8 NORTHAMPTON MENS SHED (ITEM 6.5.8)

Moved Cr STOCK-STANDEN, seconded Cr SUCKLING

That Council secure a provision of \$16,500 within the 2016/17 Budget for the demolition of the ex APB Depot and external ablution on Lot 1 Onslow Street, Northampton.

CARRIED 9/0

6.10.9 LEGAL ADVICE – OUTSTANDING RATES, LOT 7 HAMPTON ROAD (ITEM 6.5.9)

Moved Cr KRAKOUER, seconded Cr CARSON

1. That Council enter into the repayment of outstanding rates and charges agreement with Mr Tomelty as presented to Council, for the repayment of all outstanding rates and charges.
2. If Mr Tomelty does not sign the agreement, then Council to progress with the sale of the property as per the *Local Government Act 1995*.

CARRIED 9/0

6.10.10 COUNCIL MEMBER SITTING FEES – 2016/17 (ITEM 6.5.10)

Moved Cr PIKE, seconded Cr STOCK-STANDEN

That Council's sitting fees be increased by 2% (in line with the CPI increase) for provision within the 2016/17 Draft Budget, with rounding up to the following amounts:

Council Meetings	\$160
Committee Meetings	\$75
Prescribed Meetings	\$50

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and the President's annual allowance to be increased to \$10,500, with the Deputy President's annual allowance to be increased to \$2,500.

CARRIED 9/0

6.10.11 PROPOSED LEASE OVER STOCK ROUTE (ITEM 6.5.11)

Moved Cr CARSON, seconded Cr SUCKLING

That Council advise the Department of Lands that it has no objection to the proposed lease of approximately 30ha of existing stock route to the adjoining landowner of Lots 103 and 4654 as proposed.

CARRIED 9/0

6.11 SHIRE PRESIDENT'S REPORT

Since the last Council meeting Cr Simkin reported on his attendance at the following:

23/5/16	Skywalk Meeting with MWDC, DPAW and Kalbarri Community
5/6/16	Opening of the Carter/Fairley Memorial
9/6/16	Performance Review Panel

6.12 DEPUTY SHIRE PRESIDENT'S REPORT

Since the last Council meeting Cr Scott reported on his attendance at the following:

23/5/16	Skywalk Meeting with MWDC, DPAW and Kalbarri Community
26/5/16	Asset inspection at Northampton
7/6/16	Meeting with Western Power
9/6/16	Performance Review Panel
14/6/16	Councillor Clinic

6.13 COUNCILLORS' REPORTS

6.13.1 CR STANICH

Since the last Council meeting Cr Stanich reported on his attendance at:

9/6/16	Performance Review Panel
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6.13.2 CR CARSON

Since the last Council meeting Cr Carson reported on his attendance at:

9/6/16	Performance Review Panel
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6.13.3 CR PIKE

Since the last Council meeting Cr Pike reported on his attendance at:

26/5/16	Police Open Day
27/5/16	Kalbarri Roadwise meeting
7/6/16	Meeting with Western Power

6.13.4 CR HOLT

Since the last Council meeting Cr Holt reported on his attendance at:

7/6/16	Meeting with Western Power
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6.13.5 CR KRAKOUER

Since the last Council meeting Cr Krakouer reported on his attendance at:

7/6/16	Meeting with Western Power
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6.14 INFORMATION BULLETIN

Noted

6.15 NEW ITEMS OF BUSINESS

Nil.

6.16 NEXT MEETING OF COUNCIL

The next Ordinary Meeting of Council will be held on Friday the 22 July 2016 commencing at 1.00pm at the Council Chambers, Hampton Road, Northampton.

6.17 CLOSURE

There being no further business, the President thanked everyone for their attendance and declared the meeting closed at 4:19pm.