



SHIRE OF MT MARSHALL

**Minutes of Meeting held on
Tuesday 16 December 2014, in
Council Chambers, Bencubbin
commencing at 10:04 am.**

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intentionally**

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In particular and without derogating in any way from the broad disclaimer above, in any discussion regarding any planning application or application for a licence, any statement or intimation of approval made by a member or officer of the Shire of Mt Marshall during the course of any meeting is not intended to be and is not to be taken as notice of approval from the Shire of Mt Marshall. The Shire of Mt Marshall warns that anyone who has an application lodged with the Shire of Mt Marshall must obtain and should only rely on written confirmation of the outcome of the application, and any conditions attaching to the decision made by the Shire of Mt Marshall in respect of the application.

Dirk Sellenger
Chief Executive Officer

UNCONFIRMED Minutes of the Ordinary Meeting of Council
held on Tuesday 16 December 2014

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1.0	Declaration of Opening / Announcement of Visitors
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The Presiding Member declared the meeting open at 10:04am

2.0	Record of Attendance / Apologies / Approved Leave of Absence
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In Attendance

Cr RN Breakell	President / Presiding Member
Cr IC Sanders	Deputy President
Cr PA Gillett	Councillor
Cr WJ Beagley	Councillor
Cr AJ Dunne	Councillor
Mr Dirk Sellenger	Chief Executive Officer
Ms Nadine Richmond	Executive Assistant
Miss Dannelle Foley	Economic Development Officer (10:28am – 10:44am)
Mr Jack Walker	Financial & Administration Manager (10:45am – 12:13pm)
Miss Sally Morgan	Community and Recreation Development Officer (10:52am – 10:57am)

Apologies

Cr DA Miguel	Councillor (Approved Leave of Absence 2014/154)
Cr JW Munns	Councillor (Approved Leave of Absence 2014/154)

3.0	Standing Orders
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2014/168 COUNCIL DECISION:

That Standing Orders be suspended for the duration of the meeting to allow for greater debate on items in the agenda.
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Moved Cr Dunne	Seconded Cr Gillett	Carried 5/0
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4.0	Public Questions
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4.1	Response to Public Questions Taken on Notice
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Nil

4.2	Public Question Time
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Nil

5.0	Applications for Leave Of Absence
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Nil

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6.0	Declarations of Interest
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Nil

7.0	Confirmation of Minutes of Previous Meetings
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7.1	Minutes of the Ordinary Meeting held on Tuesday 18 November 2014
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2014/169 OFFICER RECOMMENDATION / COUNCIL DECISION:
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That the Minutes of the Ordinary Meeting of Council held on Tuesday 18 November 2014 be confirmed as a true and correct record of proceedings.

Moved Cr Beagley

Seconded Cr Sanders

Carried 5/0

8.0	Announcements by Presiding Person Without Discussion
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President Breakell passed on Council's condolences to the family of Mr Wayne Humberston on his passing this week. Wayne was the Shire Construction Crew's Leading Hand and lost his short battle with cancer.

President Breakell also made mention of the Sydney Siege, which took place yesterday in the Sydney CBD and tragically claimed the lives of two hostages.

9.0	Petitions / Deputations / Presentations / Submissions
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Nil

10.0	Reports of Committees
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Nil

11.0	Reports of Officers
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11.1	Environmental Health Officer / Building Surveyor
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Nil

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11.2 Community and Recreation Development Officer

11.2.8 2015 Mt Marshall Citizenship Award

LOCATION/ADDRESS: Mt Marshall District
NAME OF APPLICANT: Nil
FILE REFERENCE: C1/1
AUTHOR: Sally Morgan – Community and Recreation Development Officer
DISCLOSURE OF INTEREST: No Interest to Disclose
DATE: 10 December 2014
ATTACHMENT NUMBER: 11.2.8a – Nomination Form for <name withheld>
11.2.8b – Nomination Form for <name withheld>
11.2.8c – Nomination Form for <name withheld>
CONSULTATION: Nil
STATUTORY ENVIRONMENT: Nil
POLICY IMPLICATIONS: Nil
FINANCIAL IMPLICATIONS: Nil
STRATEGIC IMPLICATIONS: Nil
VOTING REQUIREMENT: Simple Majority

2014/170 OFFICER RECOMMENDATION / COUNCIL DECISION:

That the meeting be closed to the public to consider the 2015 Mt Marshall Citizenship Award in accordance with Section 5.23(2)(b) and (c) of the Local Government Act 1995.

Moved Cr Gillett

Seconded Cr Sanders

Carried 5/0

OFFICER RECOMMENDATION:

For Council consideration.

Moved Cr

Seconded Cr

Carried

2014/171 COUNCIL DECISION:

That the Shire Citizenship Award for 2015 be awarded to (name withheld).

Moved Cr Breakell

Seconded Cr Gillett

Carried 5/0

Note: As the award will not be presented until Australia Day, the recipient will not be named in the Council Minutes until that time.

2014/172 OFFICER RECOMMENDATION / COUNCIL DECISION:

That the meeting come out from behind closed doors.

Moved Cr Gillett

Seconded Cr Sanders

Carried 5/0

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BACKGROUND:

In 2006 the Shire Citizenship Award was reinstated and has been awarded to Jack Walker in 2007, Jenni Bunce in 2008, Kary Sachse in 2009, Irwin Andrews in 2010, Raymond Cooper in 2011, Vin and Audrey Millar in 2012, Brett Millar in 2013 and Bruce Ingleton in 2014. Nominations for the 2015 award have been open throughout November and December. The closing date for nominations was Wednesday 10 December 2014.

COMMENT:

Three nominations have been received for the 2015 award. All nominations are attached for Council to consider and are deemed confidential. The recipient of the 2014 award will be presented at the Australia Day Breakfast in Bencubbin or the Australia Day Barbeque in Beacon on 26 January 2015, depending on Councils selection. Council need to determine the merit of the nominations and resolve who will be awarded with the 2015 citizenship trophy.

Being that the award is not presented until 26 January 2015, it is recommended that Council's resolution regarding the recipient remain confidential until that time.

Miss Dannelle Foley, Economic Development Officer entered the Chambers at 10:28am.

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11.3 Economic Development Officer

11.3.2 Central East Aged Care Alliance (CEACA)

LOCATION/ADDRESS:	CEACA Shires
NAME OF APPLICANT:	N/A
FILE REFERENCE:	A5/15
AUTHOR:	Dannelle Foley – Economic Development Officer
DISCLOSURE OF INTEREST:	Nil
DATE:	10 December 2014
ATTACHMENT NUMBER:	11.3.2a – Draft Heads of Agreement 11.3.2b – Wheatbelt Communities Inc Constitution
CONSULTATION:	Wheatbelt Development Commission CEACA Shire's Beacon Progress Association Inc AURA Urban & Regional Alliance Pty Ltd Jamie-Lee King - Department of Lands Dirk Sellenger – Chief Executive Officer, Shire of Mt Marshall
STATUTORY ENVIRONMENT:	Nil
POLICY IMPLICATIONS:	Nil
FINANCIAL IMPLICATIONS:	May lead to funding for the CEACA project (2015/16)
STRATEGIC IMPLICATIONS:	Additional Aged Accommodation is listed in the Strategic Community Plan Possible Residential Land Development
VOTING REQUIREMENT:	Simple Majority

OFFICER RECOMMENDATION:

That:

- 1) Council provide in principle support to the Heads of Agreement document between the CEACA Member Shires and Access Housing Australia Pty Ltd;
- 2) Council reduce the CEACA projected distribution of Independent Living Units within Mt Marshall from thirteen (13) to eight (8);
- 3) Subject to funding six (6) Independent Living Units be allocated to be built in Bencubbin and two (2) in Beacon subject to two (2) units scheduled to be built in 2020 be reviewed taking into consideration occupancy rates, census data, estimated growth rates, review of waiting lists and community consultation; and
- 4) Further investigation be undertaken to take ownership of Lots 305-309 Askew Street and Lots 314-318 Hymas Street Beacon for the purpose of developing aged units.

Moved Cr

Seconded Cr

Carried

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2014/173 COUNCIL DECISION:

That:

- 1) Council provide in principle support to the Heads of Agreement document between the CEACA Member Shires and Access Housing Australia Pty Ltd;**
- 2) Council reduce the CEACA projected distribution of Independent Living Units within Mt Marshall from thirteen (13) to eight (8);**
- 3) Subject to funding six (6) Independent Living Units be allocated to be built in Bencubbin and two (2) in Beacon subject to two (2) units scheduled to be built in 2020 be reviewed taking into consideration occupancy rates, census data, estimated growth rates, review of waiting lists and community consultation;**
- 4) Further investigation be undertaken to take ownership of Lots 305-309 Askew Street and Lots 314-318 Hymas Street Beacon for the purpose of developing aged units and;**
- 5) a Councillor and CEO from NEWROC be appointed to the CEACA board.**

Moved Cr Gillett

Seconded Cr Beagley

Carried 5/0

BACKGROUND:

The Shire of Mt Marshall has been working with CEACA Member Shires and the Wheatbelt Development Commission to progress the CEACA Project which proposes the construction of approximately 211 Independent Aged Living Units (ILU's) across the eleven shires.

As part of the project, WEROC has been progressing the formation of an incorporated body, Wheatbelt Communities Inc (Attachment 11.3.2b) to administer funding from various bodies for this and other future projects. The incorporated body will have less governance and legislation to work with as opposed to forming a Regional Local Government and will have the right to be able to enter into legal agreements as a body.

The Business Case suggests that the project will provide a regional solution making universally designed ILU's close to essential services, family and their community available to older adults. This project will enable ageing residents' access to aged care service provision, thereby maintaining and extending their personal independence and ability to 'age in place'. Constructing ILU's will complement current and future aged care and health services.

Retention of greater numbers of ageing residents creates opportunities for employment particularly in the health sector. An increasing population provides an increased demand for goods and services, which provides greater opportunities for new and established businesses. Local business will feel the benefit and contribute to creating a positive business community which, in turn, should inspire new start-ups and create an attractive environment for established businesses to move into town.

The report has indicated that housing to an estimated expense of approximately \$67 million for the staged construction of 211 ILU's across the Central East Wheatbelt Region. Within the costing allocation, funding from local government to cover land acquisitions and also some headwork's to prepare land for the buildings is required. The report outlines several funding options, all options will require funds from local government and this will vary from shire to shire depending of land availability and headwork's required.

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COMMENT:

The draft “Heads of Agreement” document has been drawn to establish a possible partnership for the CEACA project and to assist in the leveraging of funding for the project. This partnership will be with the CEACA member shires and Access Housing Australia Pty Ltd.

The draft agreement also leads to the possibility to partner with Access Housing Australia Pty in relation to the ongoing management and development of the units.

Access Housing is a not-for-profit company with the objective of increasing the supply of affordable housing with the management expertise in relation to management of rental housing and development programs.

In order to formalise arrangements between CEACA and Access Housing a Heads of Agreement (HOA) document has been developed (Attachment 11.3.2a) which details the basis under which both parties will progress the CEACA project. While the document may require amendment following the establishment of Wheatbelt Communities Inc., Council’s support is sought to enter into the Agreement with Access Housing.

At the recent NEWROC Executive a list of proposed changes to the draft document were submitted. It is noted in the revised HOA that the requested change to clause 6.1a as requested has been amended however clause 2b) still states;

“CEACA has identified a need for seniors housing across the Eastern Wheatbelt and has prepared a Business Case for Royalties for Regions and National Stronger Regions funding to meet this need”.

So as to not limit funding opportunities it is suggested changing to “to attract capital funding from a variety of sources to meet this need”. A similar change can be noted to item 6.1a).

An amendment to clause 6.3a) to change the word “will” to “may” was also sought although this has not occurred it may no longer have an impact as the other ten CEACA member shires have supported in principle the HOA and following the CEACA meeting on 27 November it was agreed to enlist the support of Access Housing to further progress the business case.

It should be noted under clause 4.1 that this document is only a statement of intent and does not lock the shires into a formal legal agreement which may be in direct conflict with clause 6.3a.

The recommendation is for the HOA document to be supported “in principle” by the Shire of Mt Marshall as a CEACA member and Access Housing Australia Pty Ltd. The actual adoption of the document will be presented once the document is finalised.

It is important for Council to ensure that they are prepared for any financial contributions and land that may be required to start the program construction. Two (2) of the eight (8) critical assumptions made within the report need attention by Council;

- 1) The availability of Shire owned land for housing; and
- 2) The ability of the Shires to efficiently manage the planning, development and construction of the ILU’s

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If any of the CEACA shires are not prepared for their contribution it may impede the entire project. In order to ensure that the Shire is prepared for this commitment, it is imperative that Council consider the lack of land available in Beacon that has the capacity to hold two (2) or more ILU's. Please refer to 2.8.2 of the final draft Business Case for full details of the role out plan over the five (5) years. It has been identified that Mt Marshall will possibly receive four (4) ILU's in 2015, four (4) in 2016, three (3) in 2018 and 2 (two) in 2020, thirteen in total. Council is yet to determine the allocation of ILU's to Beacon or Bencubbin. The Economic Development Officer would recommend that review of the full allocation across the Shire of Mt Marshall taking into consideration future and current need

On the 9 June 2014 the Economic Development Officer met with Cr Miguel, Cr Dunne and Cr Munns and discussed potential sites for ILU's. It was agreed that the Unallocated Land on Askew Street and Hymas Street was the best location as it is close the amenities and has capacity for growth if required in the future. The Economic Development Officer also attended the Beacon Progress meeting on Tuesday 10 June 2014 and provided background on the CEACA project as well options for location selection. It was agreed at this meeting that the above mentioned lots / location was potentially a site for consideration for Beacon.

Lot 279, No 39 Brown Street and Lot 152, No 43 Brown Street, Bencubbin has been identified as the preferred sites for Bencubbin with Lot 279 Brown Street currently hosting four joint venture ILU's. Lot 152 Brown Street Bencubbin is a Reserve vested to the Shire for Aged Accommodation. Further onsite investigation and planning is required to be undertaken to determine the quantity of units this site can house. The lots 305-309 Askew Street and lots 314-318 Hymas Street are currently UCL, the process would need to commence to ensure that the Shire could take ownership of this land for future development within the time constraints of the CEACA Business Case.

Department of Lands have advised that native title has been previously cleared on this land as a previous Notice of Intent has been submitted by the Shire. Further investigation on the status of the ownership claims needs to continue. There is no cost to make the application, however the Shire will be responsible for any costs associated with survey costs and the agreed purchase price at a later date. DoL liaise with the Valuer General in regards to the cost of land and therefore a cost estimate is not available at this point in time. Landcorp are continuing to pursue the development of Lots 300, 301, 308 and 309 Askew Street Beacon and this may impact on the quantity of land required by the Shire.

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Within the Wheatbelt Aged Support and Care Solution/s Report on page 75, it is estimated that 20% of the 70+ population may require older persons housing across a mix of housing types. It was identified within the Central East Aged Care Regional Solution Report prepared by Verso on page 23 that one of the issues that are driving the inevitable need for change in the CEACA LGAs is growth of the 70+ population; 2012 to 2022 +32%

The CEACA is proposing to deliver 211 ILU's over a six year period. The breakdown for the NEWROC Shire's within the current draft Business Case is outlined below

Shires	2015	2016	2017	2018	2019	2020	TOTAL
Koorda	3		8			4	15
Mt Marshall	4	4		3		2	13
Mukinbudin	2		8			2	12
Nungarin	2			8			10
Trayning	2				8		10
Wyalkatchem	5		8			6	19
NEWROC TOTAL							79

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Although there would have been a methodology behind AURA's projected distribution of ILU's required it appears to be not consistent with current Australian Bureau of Statistics (ABS) figures and projected growth estimates.

The 2011 ABS figures for persons over 70 years age currently residing in Mt Marshall is 6.79% (33 people of total population of 486).

Based on the above ABS figures, estimated growth, consideration given that 20% of the over 70's population will potentially access housing and previous engagement with the Shire it is recommended that Council reduce the projected distribution of thirteen to eight.

Shire	2015	2016	2017	2018	2019	2020	TOTAL
Mt Marshall	4 Bencubbin	2 Beacon				2 Bencubbin (to be reviewed subject to needs review after the next Census)	8

The site allocation of two units in 2020 should be subject to review taking into consideration occupancy rates, census data, estimated growth rates, review of waiting lists and community consultation.

The Shire of Mt Marshall along with all NEWROC Shires will be receiving a visit from Access Housing representatives in 2015.

Miss Dannelle Foley, Economic Development Officer left the Chambers at 10:44am.

Mr Jack Walker, Finance and Administration Manager entered the Chambers at 10:45am.

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11.4 Senior Finance Officer

11.4.28 Accounts Paid

LOCATION/ADDRESS: N/A
NAME OF APPLICANT: N/A
FILE REFERENCE: F1/4
AUTHOR: Nancy Collins – Senior Finance Officer
DISCLOSURE OF INTEREST: Nil
DATE: 8 December 2014
CONSULTATION: Nil
STATUTORY ENVIRONMENT: Financial Management Regulations and the Local Government Act 1995
POLICY IMPLICATIONS: Nil
FINANCIAL IMPLICATIONS: Nil
STRATEGIC IMPLICATIONS: Nil
VOTING REQUIREMENT: Simple Majority

2014/174 OFFICER RECOMMENDATION / COUNCIL DECISION:

That the Accounts Listed

Municipal Fund	\$	264,532.63
Trust Fund	\$	19,776.05
Mastercard	\$	<u>1,371.56</u>
Total	\$	285,680.24

Be endorsed.

Moved Cr Breakell

Seconded Cr Dunne

Carried 5/0

BACKGROUND:

Following is a List of Accounts submitted to Council on Tuesday 16 December 2014 for the Municipal Fund, Trust Fund and Mastercard.

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1. Municipal Fund

Chq/EFT	Date	Name	Description	Amount
EFT9092	03/11/2014	AUSTRALIAN SERVICES UNION	PAYROLL DEDUCTIONS	73.98
EFT9093	03/11/2014	LGRCEU	PAYROLL DEDUCTIONS	58.20
EFT9094	03/11/2014	WALGS PLAN	SUPERANNUATION CONTRIBUTIONS	17319.57
EFT9095	03/11/2014	MTAA SUPERANNUATION	SUPERANNUATION CONTRIBUTIONS	495.51
EFT9096	03/11/2014	ADVANCED AUTOLOGIC PTY LTD	EP2 GREASE AND TAP	632.00
EFT9097	03/11/2014	WALLIS COMPUTER SOLUTIONS	COMPUTERS (2) AND ANCILLARY HARDWARE (UPS FOR SERVER) REPLACEMENT AND INSTALLATION OF SAME PLUS WS NOTEBOOK	12368.24
EFT9098	03/11/2014	PUREWATER POOL SERVICES	REPAIRS TO SWIMMING POOL FILTERS	21258.60
EFT9099	03/11/2014	DL SELLENGER SUPERFUND	SUPERANNUATION CONTRIBUTIONS	69.98
EFT9101	11/11/2014	COVS	PARTS	143.20
EFT9102	11/11/2014	CJD EQUIPMENT PTY LTD	VOLVO-AIR CONDITIONING UNIT \$2380; TIP SCARIFIER \$361; FILTERS ETC \$555; COMPRESSOR FOR GRADER \$1742	5038.24
EFT9103	11/11/2014	COURIER AUSTRALIA	FREIGHT	83.08
EFT9104	11/11/2014	MUKA TYRE MART	FIT 2 TRUCK TYRES/FIT TUBES TO ROLLER TYRES	170.00
EFT9105	11/11/2014	NINGHAN SPRAYING & AG SERVICES	CARAVAN PARK VOUCHERS \$130; BELTS \$115	244.75
EFT9106	11/11/2014	SHIRE OF MERREDIN	10.5HRS ROAD SWEEPING@212./10.5HRS@233.20	2448.60
EFT9107	11/11/2014	KTY ELECTRICAL SERVICES	REFIT WIRING POOL MOTORS \$212; REPLACE FLAGPOLE ENDS AND WINDSOCKS \$743; CHECK & SWAP STARTER AT RAILWAY DAM \$416; REPLACE PIT LID \$69; REPLACE LIGHT AND THERMOSTAT BBQ AT BARRACKS \$665	2105.02

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Chq/EFT	Date	Name	Description	Amount
EFT9108	11/11/2014	BENCUBBIN NEWS & POST	EXPRESS POST ENVELOPES (BANKWEST) \$117; NEWSPAPERS \$62; POSTAGE \$65; CARAVAN PARK VOUCHERS \$100	344.00
EFT9109	11/11/2014	BEACON CENTRAL COMMUNITY RESOURCE CENTRE	CARAVAN PARK VOUCHER AND PRINTING	21.50
EFT9110	11/11/2014	TOTAL EDEN PTY LTD	SPRINKLER GOLF EAGLE 7501B NOZZLE NO 36 & FREIGHT	1123.39
EFT9111	11/11/2014	BEACON CO-OPERATIVE LTD	CARAVAN PARK VOUCHERS	87.20
EFT9112	11/11/2014	HUTTON & NORTHEY MUKINBUDIN	20LITS CASTROL HYPIN AWH68	100.99
EFT9113	11/11/2014	STAPLES AUSTRALIA	VARIOUS STATIONERY ITEMS	204.76
EFT9114	11/11/2014	ICS CARPENTRY	PAINT POOL KIOSK, CHANGEROOMS, LIGHTPOLES, TOILET DOORS & SHADES; REMOVE AND RENEW SEATS; POUR CONCRETE PAD IN PLANT ROOM	19477.70
EFT9115	11/11/2014	STAR TRACK EXPRESS	FREIGHT	68.81
EFT9116	11/11/2014	ALL-WAYS FOODS	CLEANING SUPPLIES/TOILET PAPER FOR POOL	231.61
EFT9117	11/11/2014	PORKY'S ENTERPRISES	FORTNIGHTLY RUBBISH TIP CLEANUP AT BEACON	500.00
EFT9118	11/11/2014	METROCOUNT	6V WELDED BATTERY PACK	78.10
EFT9119	11/11/2014	AUSTRALIA'S GOLDEN OUTBACK	SHIRE EDITORIAL AND ADVERT -2015 AUST.OUTBACK HOLIDAY PLANNER	2374.00
EFT9120	11/11/2014	KENYON & COMPANY PTY LTD	2 ROTATING LIGHTS	319.00
EFT9121	11/11/2014	BENCUBBIN TRUCK N AUTO'S	OIL \$1454; TYRES \$390; BATTERY \$185; FILTER \$112; OTHER FILTERS AND PARTS \$680	2821.40
EFT9122	11/11/2014	D & D TRANSPORT	200XBAGS GRADED GRAVEL/FREIGHT/CONSIGNMENT NOTE FEE/METRO P/UP	1043.66
EFT9123	11/11/2014	IT VISION	DOG RENEWAL TEMPLATE CHANGES	228.80

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Chq/EFT	Date	Name	Description	Amount
EFT9124	11/11/2014	WESTERN AUSTRALIAN LOCAL GOVERNMENT ASSOCIATION	ADVERT-CSO&AO	651.29
EFT9125	11/11/2014	BENCUBBIN AG SUPPLIES	OIL \$230; SUCTION HOSE \$400; VARIOUS PARTS AND HARWARE ITEMS \$928	1557.83
EFT9126	11/11/2014	BENNY MART	FOOD FOR POOL OPENING	122.65
EFT9127	11/11/2014	BENCUBBIN BOWLING CLUB	REFRESHMENTS-OPENING OF BENCUBBIN BOWLING GREEN	350.00
EFT9128	11/11/2014	GREAT SOUTHERN FUELS	DIESEL-BENCUBBIN DEPOT \$11990; DIESEL - BEACON DEPOT \$6065; FUEL CARD PURCHASES \$1793	19848.15
EFT9129	11/11/2014	KC SALES	CARAVAN PARK & PLANT & PROPERTY MAINTENANCE VOUCHERS	271.30
EFT9130	11/11/2014	SALLY MORGAN	REIMBURSEMENT FOR SUPPLIES FOR POOL	113.20
EFT9131	11/11/2014	WA CONTRACT RANGER SERVICES	RANGER SERVICES 22/10/14 & 29/10/14	514.25
EFT9132	11/11/2014	GULF HYDRAULICS AUSTRALIA PTY LTD	REPAIR & TEST MF90/42 PUMP - STEEL DRUM ROLLER	3735.82
EFT9134	13/11/2014	LANDGATE	RURAL MINIMUM CHARGE	60.85
EFT9135	13/11/2014	SANDPRINTS	IMAGES OF THE SHIRE OF MT MARSHALL	1200.00
EFT9136	17/11/2014	AVON WASTE	RUBBISH COLLECTION	4420.45
EFT9137	17/11/2014	BOC GASES	VARIOUS	70.02
EFT9138	17/11/2014	SHIRE OF MUKINBUDIN	GIFT FOR JULIAN	75.00
EFT9139	17/11/2014	SHERIDAN'S	BADGES	232.60
EFT9140	17/11/2014	KTY ELECTRICAL SERVICES	2 FUJITSU REVERSE CYCLE SPLIT SYSTEMS	6365.24
EFT9141	17/11/2014	BENCUBBIN SPORTS CLUB INC.	CARONA STUBBIES	215.00
EFT9142	17/11/2014	NEWTRAVEL INC	COUNCIL CONTRIBUTION-MARKETING/VISITOR CENTRE	3500.00
EFT9143	17/11/2014	RELIANCE PETROLEUM	FUEL	511.89
EFT9144	17/11/2014	FUJI XEROX AUSTRALIA PTY LTD	COPIER	427.22
EFT9145	17/11/2014	TJ & JG CASHMORE & SONS	GRAVEL	7167.60

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Chq/EFT	Date	Name	Description	Amount
EFT9146	17/11/2014	D & D TRANSPORT	FREIGHT 4 X 200L EX COLAS	89.54
EFT9147	17/11/2014	LANDGATE	RURAL UV'S MINIMUM CHARGE	62.35
EFT9148	17/11/2014	BENCUBBIN AG SUPPLIES	VARIOUS GOODS	906.95
EFT9149	17/11/2014	RADIOWEST BROADCASTERS PTY LTD	AROUND THE TOWNS	55.00
EFT9150	17/11/2014	BENNY MART	VOUCHERS	240.00
EFT9151	17/11/2014	JENNI BUNCE - CLEANING	CONTRACT CLEANING	1440.00
EFT9152	17/11/2014	GL & JM POOLE	GRAVEL PURCHASES	2125.20
EFT9153	17/11/2014	MERREDIN MOWER & CHAINSAW CENTRE	TELEPOLE & PROFESSIONAL WALL BRUSH	96.00
EFT9154	17/11/2014	ALLMARK & ASSOCIATES PTY LTD	SATIN FINISH STAINLESS STEEL PLAQUE	676.50
EFT9155	17/11/2014	BOB WADDELL CONSULTANT	BUDGET UPLOAD QUERIES & FAIR VALUE	2376.00
EFT9156	17/11/2014	A & G DUNNE	GRAVEL	1082.40
EFT9157	17/11/2014	VARLEY TRANSPORT	UNDERPAYMENT OF ORIGINAL INVOICE	987.25
EFT9158	17/11/2014	LOREN NORTHOVER	POLICE CLEARANCE	62.40
EFT9159	17/11/2014	SANDRA WYATT	POLICE CLEARANCE	62.40
EFT9160	21/11/2014	COVS	SHIFT BOOT ETC (REIMBURSED)	69.85
EFT9161	21/11/2014	CJD EQUIPMENT PTY LTD	GAS SPRING	325.07
EFT9162	21/11/2014	KTY ELECTRICAL SERVICES	PRUNE TREES AROUND POOL	1125.39
EFT9163	21/11/2014	WHEATBELT SIGNS	ADD CEO NAMES TO BOARD IN CHAMBERS; REPAINT SYMBOLS AT POOL	539.00
EFT9164	21/11/2014	BEACON COUNTRY CLUB INC.	CARAVAN PARK VOUCHERS	230.00
EFT9165	21/11/2014	TOTAL EDEN PTY LTD	HUNTER GEAR DRIVE SPRINKLERS	641.13
EFT9166	21/11/2014	AUSTRALIAN TAXATION OFFICE	BAS - OCTOBER 2014	6782.00
EFT9167	21/11/2014	WA TREASURY CORPORATION	LOAN NO. 119 FIXED COMPONENT - LOAN TO BENNYMART - REPAID IN LEASE PAYM	979.96
EFT9168	21/11/2014	UHY HAINES NORTON (WA) PTY LTD	REGISTRATION FOR NUTS & BOLTS WORKSHOP - J WALKER, N COLLINS, S WYATT	4966.50
EFT9169	21/11/2014	STAPLES AUSTRALIA	STATIONERY	67.68

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Chq/EFT	Date	Name	Description	Amount
EFT9170	21/11/2014	STAR TRACK EXPRESS	FREIGHT	366.94
EFT9171	21/11/2014	ALL-WAYS FOODS	CLEANING PRODUCTS	461.61
EFT9172	21/11/2014	PORKY'S ENTERPRISES	TYRE REPAIR & TUBE	220.00
EFT9173	21/11/2014	ATU SEWAGE SERVICES	INSTALL NEW BIOMAX - LOT 229 MURRAY ST	4724.00
EFT9174	21/11/2014	DALLAS PIERPOINT	REIMBURSEMENT OF MEAL - SAFETY OFFICERS COURSE	21.80
EFT9175	21/11/2014	BENCUBBIN TRUCK N AUTO'S	TRUCK TYRES \$4250; BATTERIES \$885; OIL FILTERS \$348; CASTROL OIL \$128; SUNDRY PARTS \$70	5681.00
EFT9176	21/11/2014	WESTERN AUSTRALIAN LOCAL GOVERNMENT ASSOCIATION	ADVERTISING - CSO AND AO POSITIONS (SATURDAY ADDITIONAL)	280.71
EFT9177	21/11/2014	BENCUBBIN AG SUPPLIES	SWIMMING POOL CHEMICALS	3891.14
EFT9178	21/11/2014	TRUCK CENTRE (WA) PTY LTD	SWITCH ASSEMBLY	261.86
EFT9179	21/11/2014	BROOKS HIRE SERVICE PTY LTD	HIRE OF BOMAG VIBRATING ROLLER	8146.51
EFT9180	21/11/2014	R MUNNS ENGINEERING CONSULTING SERVICES	CHECK ON 14/15 RRG PROGRAMME & ASSIST WITH ROAD COUNTER LOCATIONS	220.00
EFT9181	21/11/2014	ASTRO ALLOYS	WEARPAD & RODS	893.80
EFT9182	21/11/2014	DYLAN COPELAND	PROVISION OF NATURAL RESOURCE MANAGEMENT SERVICES	1760.00
EFT9183	21/11/2014	GRIFFIN VALUATION ADVISORY	FINAL 50% VALUATION OF LAND & BUILDINGS FOR FAIR VALUE	14907.35
EFT9184	21/11/2014	ROBERT COOPER	PAYMENT OF 50% OF REMOVAL EXPENSES	3000.00
EFT9185	21/11/2014	VARLEY TRANSPORT	GRAVEL CARTAGE	20697.88
EFT9186	21/11/2014	WA CONTRACT RANGER SERVICES	RANGER SERVICES 5.11 - 17.11.14	374.00
18501	13/11/2014	SHIRE OF MT MARSHALL	PETTY CASH RECOUP-OCTOBER	137.70
18502	13/11/2014	SHIRE OF MT MARSHALL	CASH PAYMENTS 121114	2700.00
18503	17/11/2014	TELSTRA	TELEPHONE - BAXTER ST HOUSES	111.38
18504	17/11/2014	WATER CORPORATION	WATER BILLS	940.61

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Chq/EFT	Date	Name	Description	Amount
18505	21/11/2014	WATER CORPORATION	WATER 5/9 - 10/11/14 AND SERVICE CHARGES 1/11 - 31/12/14	16128.65
18507	27/11/2014	SHIRE OF MT MARSHALL	CASH PAYMENTS 26/11/14	2700.00
20496	03/11/2014	SIPPE'S MUKINBUDIN	POOL CHLORINE	409.50
20497	03/11/2014	WATER CORPORATION SUPERANNUATION PLAN	SUPERANNUATION CONTRIBUTIONS	489.12
20498	03/11/2014	LG SUPER	SUPERANNUATION CONTRIBUTIONS	4037.82
20499	03/11/2014	COLONIAL FIRST STATE INVESTMENTS	SUPERANNUATION CONTRIBUTIONS	462.93
20500	11/11/2014	SYNERGY	STREETLIGHTS 25/9/14-24/10/14	1573.50
				264532.63

2. Trust

Chq/EFT	Date	Name	Description	Amount
EFT9091	03/11/2014	DEPARTMENT OF TRANSPORT	RECOUP LICENSING - OCTOBER 2014	19257.85
EFT9100	04/11/2014	DEPARTMENT OF TRANSPORT	LICENSING RECOUP - OCTOBER 2014	518.20
				19776.05

3. Mastercard

Details	Amount
LIFEGUARD BUMBAGS	85.25
PUMP FOR MANUAL VACUUM AT POOL	425.00
ACCOM - POOL TRAINING - C LEACH TO BE REFUNDED	235.50
FLOATING THERMOMETER	27.90
WVSHIRE FLAGS	245.70
ACCOM REFUNDED	-145.50
ACCOM - POOL TRAINING - C LEACH TO BE REFUNDED	204.50
ACCOM REFUNDED	-205.00

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Details	Amount
ACCOM - N RICHMOND - TO BIND MINUTES	220.50
WHITEBOARD	25.93
NESPRESSO	41.00
HONESTY BOX - BENCUBBIN CARAVAN PARK	56.78
FOXTEL - 229 MURRAY ST	134.00
SHIRE OF MERREDIN - PESTICIDE COURSE	20.00
	1371.56

This List of Accounts Paid under Delegation 14 and covering vouchers and direct debits as above was submitted to each Member of the Council for the Ordinary Meeting of **16 December 2014**. All invoices, being the subject of payments made, have been duly certified as to the receipt of goods and services, and prices, computations and costings have been checked against the expenditure authority (i.e. budget, purchase order, delegation).

Dirk Sellenger
Chief Executive Officer

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11.4.29 Statement of Financial Activity
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LOCATION/ADDRESS:	N/A
NAME OF APPLICANT:	N/A
FILE REFERENCE:	F1/4
AUTHOR:	Nancy Collins – Senior Finance Officer
DISCLOSURE OF INTEREST:	Nil
DATE:	9 December 2014
ATTACHMENT NUMBER:	11.4.29 – Statement of Financial Activity
CONSULTATION:	Jack Walker – Finance and Admin Manager
STATUTORY ENVIRONMENT:	Local Government Act 1995 and Local Government (Financial Management) Regulations 1996
POLICY IMPLICATIONS:	Nil
FINANCIAL IMPLICATIONS:	Nil
STRATEGIC IMPLICATIONS:	Nil
VOTING REQUIREMENT:	Simple Majority

2014/175 OFFICER RECOMMENDATION / COUNCIL DECISION:
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That Council endorse the Statement of Financial Activity for the month ending 30 November 2014.
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Moved Cr Sanders

Seconded Cr Gillett

Carried 5/0

BACKGROUND:

Under Regulation 34 of the Local Government (Financial Management) Regulations 1996 a local government is to prepare each month a statement of financial activity which includes annual budget estimates, year to date budget estimates, actual amounts expenditure, revenue and income, material variances and net current assets.

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11.5	Works Supervisor
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Nil

11.6	Chief Executive Officer
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11.6.34	Speed Limits – Beacon and Bencubbin Town Sites
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LOCATION/ADDRESS:	Town sites – Beacon and Bencubbin
NAME OF APPLICANT:	N/A
FILE REFERENCE:	A5/23
AUTHOR:	Dirk Sellenger – Chief Executive Officer
DISCLOSURE OF INTEREST:	Nil
DATE:	8 th December 2014
ATTACHMENT NUMBER:	Nil
CONSULTATION:	Allan Monson - Works Supervisor Sgt David Thirlwell – Bencubbin Police
STATUTORY ENVIRONMENT:	N/A
POLICY IMPLICATIONS:	N/A
FINANCIAL IMPLICATIONS:	Nil
STRATEGIC IMPLICATIONS:	Nil
VOTING REQUIREMENT:	Simple Majority

2014/176 OFFICER RECOMMENDATION / COUNCIL DECISION:
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That Council:

1. request Main Roads carry out an urgent review of the maximum speed limits throughout the town sites of Beacon and Bencubbin;
2. consider both town sites as “Built up areas” as defined by the Road Traffic Code 2000 and;
3. request Main Roads reduce the maximum speed from the existing 60 km/h to a new maximum of 50 km/h.

Moved Cr Dunne

Seconded Cr Sanders

Carried 5/0

BACKGROUND:

The CEO recently became aware of the fact that roads throughout the town site of Beacon and Bencubbin are not considered built-up areas for the purpose of speed restrictions of 50 km/h and because of this the speed limit through the towns are 60 km/h.

Following is an extract from the WA Police Force regarding speed restrictions.

Speed limits

Speed limit signs in Australia are erected in accordance with national standards. In Western Australia, the agency responsible for determining the speed limit is Main Roads WA (MRWA). The speed limit in any particular area is determined by engineers and based on a number of factors including the general topography of the location, the urban density and road design.

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The Office of Road Safety (ORS) is responsible for research and policy which develops road safety strategies.

Apart from the commencement and end of a speed zone signs, MRWA erects 'repeater' or 'additional' speed signs further along the route within the zone. That authority endeavours to space them as follows and some variances do occur, and distances are not bound by legislation:

- *40 km/h zones apply in areas with high levels of pedestrian activity, such as shopping centres*
- *on some roads outside schools, permanent 40 km/h speed limits are in place*
- *time-based speed limits outside schools apply as displayed on the speed signs*
- *the default speed limit is 50 km/h*
- *speed signs are not displayed on all roads in built-up areas. In these cases, the default speed limit is always in effect*
- *speed limits on many arterial roads are posted by the appropriate speed limit signs and can range from 60 km/h to 90 km/h*
- *the default speed limit for freeways is 100 km/h unless zoned otherwise*
- *variable electronic speed limit signs also operate throughout Western Australia*
- *the default speed limit for open areas is 110 km/h. This applies on roads outside built-up areas*

The following is a definition of "built up area" from the Main Roads of Western Australia.

'Built up area' - what does it mean?

The Road Traffic Code 2000 defines a built-up area as:

"The territory contiguous to and including any road -

- 1. On which there is provision for street lighting at intervals of not over 100 m for a distance of at least 500 m or, if the road is shorter than 500 m, for the whole road; or*
- 2. Which is built up with structures devoted to business, industry or dwelling houses at intervals of less than 100 m over a distance of one half kilometres or more."*

COMMENT:

The reduction of the speed limit from 60 km/h to 50km/h is not expected to have any negative impact to vehicles using the roads through town whilst significantly increasing road safety. The reduced speed limit adds a total of 25 seconds through the town site of Bencubbin and a similar journey time increase through the town of Beacon is expected should the speed limit be decreased by 10 km/h as recommended.

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Above: The existing 60km/h speed limit through the Bencubbin Town site (non School period)

Miss Sally Morgan, Community Development & Recreational Officer entered the Chambers at 10:52am.

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11.6.35 Sport and Recreation Master Plan

LOCATION/ADDRESS:	Mt Marshall District
NAME OF APPLICANT:	N/A
FILE REFERENCE:	A6/18a
AUTHOR:	Dirk Sellenger – Chief Executive Officer & Sally Morgan – Community & Recreation Development Officer
DISCLOSURE OF INTEREST:	Nil
DATE:	8 th December 2014
ATTACHMENT NUMBER:	Nil
CONSULTATION:	Sally Morgan – Community and Recreation Development Officer.
STATUTORY ENVIRONMENT:	N/A
POLICY IMPLICATIONS:	N/A
FINANCIAL IMPLICATIONS:	The Shire has made no allowance for the development of a Shire of Mt Marshall Recreation and Sporting Facilities Master plan in the 2014/2015 Budget. Quotes received by the Community and Recreation Development Officer suggest the cost for the preparation of the plan will be in the vicinity of \$25,000 (twenty five thousand dollars). It is expected that 75% of the work associated with the development of the master plan would be associated with the Bencubbin Recreation Complex which includes a large indoor court, a Shire owned bowling green as well as the existing 50mtr aquatic facility which will require significant work to incorporate into the master plan document.
STRATEGIC IMPLICATIONS:	Nil
VOTING REQUIREMENT:	Absolute Majority

2014/177 OFFICER RECOMMENDATION / COUNCIL DECISION:

That Council utilise \$18,750 (eighteen thousand seven hundred and fifty dollars) from the Bencubbin Recreation Complex Reserve (being 75% of total Budget) and the remaining amount of \$6,250 (six thousand two hundred and fifty dollars) from the Beacon bowling green surplus (job 8459) for a total Budget of \$25,000 (twenty five thousand dollars) for the development of a Shire of Mt Marshall Sporting and Recreational Master Plan, inclusive of all towns and locations within the Shire, to be commenced in early 2015.

**Moved Cr Gillett
Absolute Majority**

Seconded Cr Sanders

Carried 5/0

BACKGROUND:

Since the CEO commenced work at the Shire of Mt Marshall in October 2014, a lot of discussion has taken place regarding the existing sporting facilities (both Shire owned and non-Shire owned) in the town sites of Beacon, Bencubbin, Welbungin and Wialki.

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The CEO does not believe the future direction for the sporting and recreations facilities within each of the town sites is currently clear and the CEO believes the development of a Sporting and Recreational Master Plan document is considered essential to avoid future confusion, misunderstanding and possible future conflicts between various sporting teams, clubs and associations.

COMMENT:

For a Shire the size of Mt Marshall with a relatively small population of 486 (2011 Census data) a relatively large number of sporting and recreational groups, clubs and associations exist. The following list of groups and associations within the Shire of Mt Marshall was recently prepared by the Community Development and Recreation Officer:

Welbungin Tennis Club

Bencubbin Community Recreation Council

Bencubbin Football Club

Bencubbin Golf Club

Bencubbin Hockey Club

Bencubbin Bowling Club

Bencubbin Netball Club

Bencubbin Rifle Club

Bencubbin Sports Club

*Bencubbin Cricket Club**

*Bencubbin Basketball Club**

Beacon Country Club

Beacon Community Recreation Council

Beacon Football Club

Beacon Basketball Association

Beacon Gun Club

Beacon Hockey Club

Beacon Bowling Club

Beacon Netball Club

Beacon Tennis Club

Beacon Junior Cricket Club

Wialki Golf Club

Mt Marshall Agricultural Society

Mt Marshall & Districts Go Kart Club

Western Australian Off Road Racing Working Group

Mt Marshall Swimming Club (not an official club however should still count – run by parents each year)

** Club or Association currently in recess.*

It is essential that the development of a Sporting and Recreation Master Plan be done inclusive of all towns and locations within the Shire to ensure all the needs and wants of the clubs and associations are heard and considered during the development of the plan, irrespective how large or small they may be.

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The Development of a Sports and Recreations Master Plan document would involve and encourage a large amount of community input and feedback from clubs, associations, teams and individuals. This process would include public meetings, surveys and in person meetings with the selected consultant during the development of the plan to ensure that as much information as possible is gathered. This is essential for the development of an accurate and workable master plan which truly reflects the needs and wants of the Mt Marshall sporting and recreational community.



Above: Bencubbin Sporting Complex and Town Oval

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Above: Bencubbin Aquatic Centre and Sporting Club

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Above: Beacon Sporting Complex and Town Oval.

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Above: Welbungin Hall and Tennis Club.

Miss Sally Morgan, Community and Recreation Development Officer left the Chambers at 10:57am

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11.6.36 Community Water Grant Scheme Applications
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LOCATION/ADDRESS:	Mt Marshall District
NAME OF APPLICANT:	N/A
FILE REFERENCE:	A6/25
AUTHOR:	Dirk Sellenger – Chief Executive Officer
DISCLOSURE OF INTEREST:	Nil
DATE:	8 th December 2014
ATTACHMENT NUMBER:	11.6.36a – Project Papers, Beacon Capture Dam Upgrade. 11.6.36b – Project Papers, Beacon Rock Water Reuse. 11.6.36c – Project Papers, Beacon Town Dam Upgrade. 11.6.36d – Project Papers, Beacon Town Stormwater Reuse Overview. 11.6.36e – Project Papers, Bencubbin Town Dam 11.6.36f – Grant Application Form – Beacon Stormwater Capture Dam Upgrade. 11.6.36g – Grant Application Form – Beacon Rock Water Reuse Project. 11.6.36h – Grant Application Form – Beacon Town Dam Upgrade. 11.6.36i – Grant Application Form – Bencubbin Dam Pump Upgrade. 11.6.36j – Grant Application Form - Bencubbin Dam Syphon Project.
CONSULTATION:	Matt Giraudo – Consulting Hydrologist Dylan Copeland – Contract NRMO
STATUTORY ENVIRONMENT:	N/A
POLICY IMPLICATIONS:	N/A
FINANCIAL IMPLICATIONS:	Whilst the Shire has made no allowance for contributions towards these projects in the 2014/2015 financial year the CEO understands that in the event the grant applications are successful the majority of the in kind works will be carried out by each of the communities with assistance from the Shire by way of machinery and labour if required. Council is required to carry out its Annual Budget review in March 2015 at which time the status of our grant applications will be known and Budget amendments can be made if necessary.
STRATEGIC IMPLICATIONS:	Nil
VOTING REQUIREMENT:	Absolute Majority

Mr Dirk Sellenger, CEO left the Chambers at 10:59am.

Mr Dirk Sellenger, CEO entered the Chambers at 11:00am

Mr Matt Giraudo, Consulting Hydrologist joined the meeting via teleconference at 11:01am.

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Mr Matt Giraudo, Consulting Hydrologist left the meeting at 11:11am.

2014/178 OFFICER RECOMMENDATION / COUNCIL DECISION:

That Council endorse the lodgement of the following grant applications for the Community Water Grant Scheme:

- 1. Beacon Rock Project**
- 2. Beacon Town Dam Pump Upgrade**
- 3. Beacon Capture Dam Pump Upgrade**
- 4. Bencubbin Dam Siphon**
- 5. Bencubbin Dam Pump Upgrade**

**Moved Cr Breakell
Absolute Majority**

Seconded Cr Beagley

Carried 5/0

BACKGROUND:

Mr Matt Giraudo, Consulting Hydrologist has been working with Shire staff on a number of important water saving initiatives within the town sites of Bencubbin and Beacon. A total of eight grant applications have been completed and Council endorsement is required prior to lodgement of the various applications.

COMMENT:

The following project grant applications are prepared and seeking endorsement and a brief proposal has been included.

Beacon Capture Dam Pump Upgrade

The town centre catchment in Beacon covers an area of 58 ha, including the town centre, Recreation Centre and associated land containing native vegetation (Attachment 11.6.36a).

This catchment is relatively flat, containing grades typically in the order of 0.5% or less. Flow discharging from the catchment is directed to a stormwater collection dam, located in an area of native vegetation adjacent to Lucas Street. The stormwater capture dam has an estimated capacity of approximately 1,500 - 2,000 kL and is equipped with a pressure pump (Attachment 11.6.36a).

This pump is not considered fit-for-purpose and requires upgrading in addition to a new pressure main to discharge captured stormwater from the capture dam to the Beacon Town Dam.

Beacon Rock Project

Beacon Rock is located approximately 4.5 km north of Beacon (Attachment 11.6.36b). Previously the rock was used by the Water Corporation as a catchment for an emergency water supply, with captured water contained within a 5.75 ML concrete tank at the site. More recently the Water Corporation used the tank as a ballast water supply for the area downstream to balance supply of scheme water during periods of high demand.

The Water Corporation are in the process of divesting the management of the rock catchment and associated capture tank to the Shire of Mt Marshall, to serve as a supplementary water supply for irrigation of the Beacon Town Oval.

Beacon Town Dam Upgrade

The proposed works include improved management of flows within the upstream CBH facility in addition to the dam inlet and lift pump located at the dam.

A silt trap is recommended to be constructed immediately downstream of the CBH facility to collect grain and other organic matter collected in runoff from the CBH catchment. The site inspection carried out in March 2014 revealed grain discharges downstream of the CBH facility, presenting a risk of contamination of water quality within the Beacon Town Dam.

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Maintenance of the swale upstream of the Kirby St culvert crossing is recommended to prevent further erosion and to reduce potential siltation of the downstream Town Dam.

The inlet to the Town Dam is badly eroded and needs to be stabilised to prevent additional scouring. This could be achieved by either the installation of geo-fabric liner and rock armouring to the inlet of the dam or the construction of a silt trap upstream of the Town Dam with piped inlet to the dam.

The pump used to transfer water from the Town Dam to the irrigation tanks at the Beacon Town Oval requires upgrading. The pump upgrade will allow automatic discharge of dam water (when sufficient capacity is available) to the irrigation tanks during the irrigation season, and is likely to significantly improve the efficiency of water reuse.

Bencubbin Town Dam

A strategic water assessment of Bencubbin town site was undertaken by the Shire of Mt Marshall which identified three potential projects:

1. Dam Siphon – to concentrate stored water in the town dam during periods of low water storage, reducing evaporative losses, with estimated average scheme savings of 5 ML/a.
2. Upgrade to town dam lift pump to increase water extraction from the dam, with estimated average scheme savings of 1.0 ML/a.
3. CBH catchment cutting and culvert crossing to capture water harvested from the CBH facility, with estimated average scheme savings of ~ 2.0 ML/a.

This proposal focusses on the highest priority of those projects, the dam siphon and upgrade to the town dam lift pump.

Background - Stormwater reuse in the Bencubbin town site is captured in two dams:

- Town Dam, located adjacent to the recreation centre
- Railway Dam, located immediately 1km northwest of the town, adjacent to the Bencubbin Golf Course.

The Bencubbin Town Dam is fed by a 90 ha catchment, dominated by the Bencubbin town site (52 ha) and 38 ha of surrounding, predominately native vegetation (refer Figure 1, 11.6.36e). Rainfall-runoff modelling indicates an average annual yield of 11.6 ML. The estimated volume of the Bencubbin Town Dam at full supply level is approximately 23 ML.

The Railway Dam receives inflow from a 17 ha rock catchment associated with the Bencubbin Golf Course. The dam has an estimated capacity of approximately 15 ML.

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11.6.37 Planning Application – Bencubbin Fuel Supply

LOCATION/ADDRESS:	Lot 3000 Corner Monger Street and Koorda-Bullfinch Road, Bencubbin
NAME OF APPLICANT:	Anthony Dowling, Dowling Giudici and Associates on behalf of Geraldton Fuel Company Pty Ltd (GFC).
FILE REFERENCE:	TP1/1
AUTHOR:	Dirk Sellenger – Chief Executive Officer
DISCLOSURE OF INTEREST:	Nil
DATE:	9 December 2014
ATTACHMENT NUMBER:	11.6.37a – Correspondence from Applicant 11.6.37b – Proposed Development Outline 11.6.37c – Signage Plan 11.6.37d – Application for Planning Approval 11.6.37e – Site Layout 11.6.37f – Wraptank Diagrams 11.6.37g – Shire of Mt Marshall Local Planning Scheme No 3 11.6.37h – Table I Zoning and Table II Development Tables of the Scheme
CONSULTATION:	Paul Bashall – Planwest Pty Ltd Jack Walker – Finance and Admin Manager
STATUTORY ENVIRONMENT:	Shire of Mt Marshall Local Planning Scheme No 3
POLICY IMPLICATIONS:	Nil
FINANCIAL IMPLICATIONS:	The total cost of development is expected to be \$240,000, a fee of 0.32% is payable which equates to \$768.00. A second 24hr fuel supplier is expected to reduce the price of fuel to the community by the fact fuel becomes a competitive environment.
STRATEGIC IMPLICATIONS:	Nil
VOTING REQUIREMENT:	Simple Majority

2014/179 OFFICER RECOMMENDATION / COUNCIL DECISION:

That the application for planning approval submitted on 8 December 2014 be granted subject to;

1. Endorsement of the application form by the CEO on behalf of Council;
2. The safe removal of the existing infrastructure to the Shire's satisfaction;
3. Compliance with EPA, MRWA and DMP regulations;
4. The submission of a landscaping plan to the Shire's satisfaction and;
5. The construction of the access road into the site (3000 Monger Street), to the Shire's satisfaction (sealed Main Roads standards).

Moved Cr Gillet

Seconded Cr Dunne

Carried 5/0

BACKGROUND:

The proposal is to establish an unmanned (card-operated), motor vehicle fuel-filling facility on lot 3000 Monger Street (corner Koorda-Bullfinch Road) Bencubbin. Lot 3000 is about 7,900m² and is zoned 'General Industry' in the Shire of Mt Marshall's Local Planning Scheme No 3. (Figure 1 below) provides an extract from the Scheme.

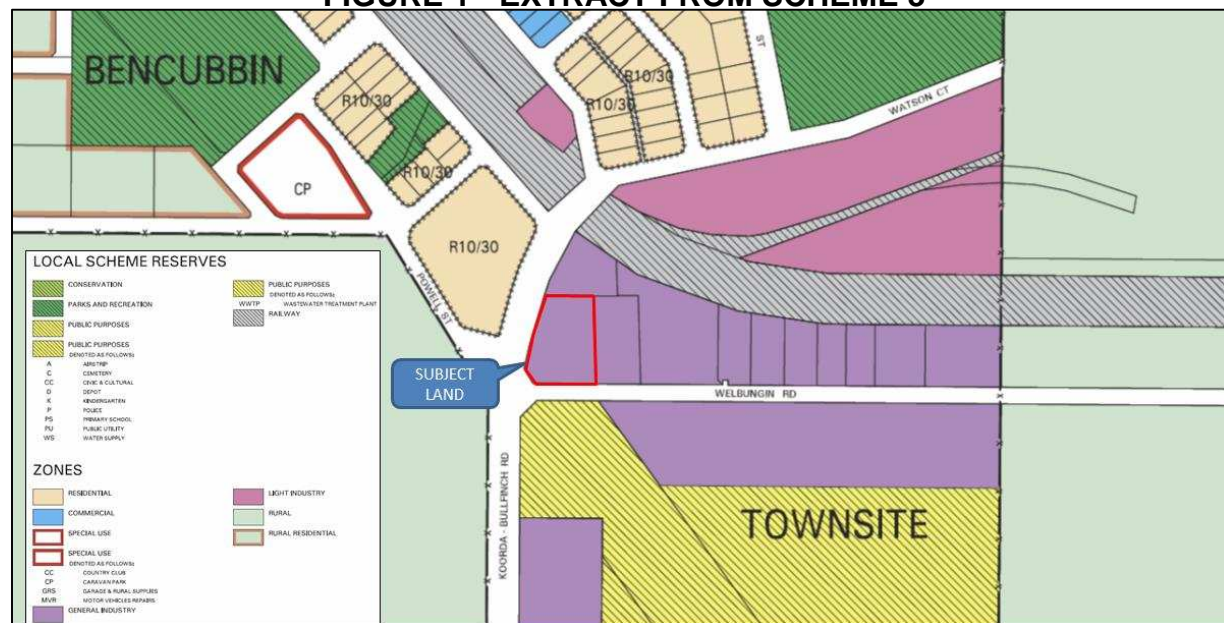
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The site was previously used by the proponent as an unmanned fuel-filling facility about 3 years ago. The facility was in operation for a period of about 12 months before ceasing about 18 months ago as it was using solar power and considered unreliable to use.

PROPERTY OWNERSHIP

The subject land is wholly comprised within Lot 3000 denoted on Deposited Plan 64499, being Crown land. The lot is leased to the Shire of Mt Marshall as the primary interest holder and so Council is required to endorse the proposed development in order to proceed.

FIGURE 1 - EXTRACT FROM SCHEME 3



Source: DoP, PLANWEST

THE SCHEME

The land is zoned 'General Industry' under the Shire of Mt Marshall Town Planning Scheme 3 in which a 'service station' is a 'P' (permitted use) use in Table I – Zoning Table of the Scheme (Attachment 11.6.37h). The use is considered to be included in the definition of a 'service station' (as defined in the Model Scheme Text of Appendix B in the Town Planning Regulations 1967) because it will be retailing fuel only.

The proposals shown on the application (Attachment 11.6.37e) comply with the setbacks outlined in Table II – Development Table of the Scheme (Attachment 11.6.37h). The Table requires 7.5m setback from the front and rear boundaries.

As the site will be unmanned it is considered reasonable that no car parking spaces be provided.

The Table also requires 15% of the site to be landscaped. The application provides no details of any landscaping.

PROPOSAL

The proponent seeks to re-establish and recommence the use but with reconfigured infrastructure. The subject land is serviced by Bencubbin's power supply, water supply and telecommunications networks enabling the proposed facility to be connected to these services.

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The existing tanks currently standing on the lot will be removed and be replaced by the Model T55 tank in the same location (Attachment 11.6.37f)

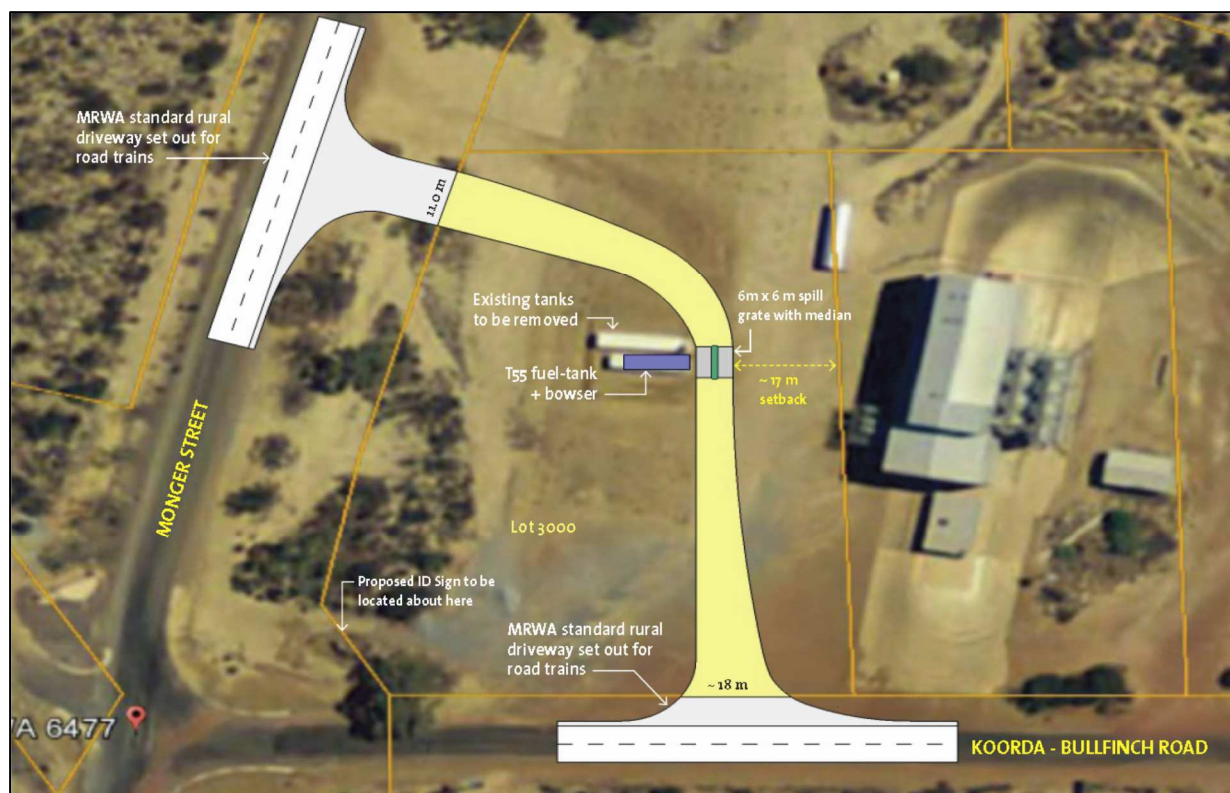
The fuel-filling facility will be available 24 hours a day, 7 days a week (24/7) to dispense diesoline fuel via a 2 hose bowser incorporated within a single, above-ground, 55000 litre self-bunded wrap tank to motor vehicles (primarily heavy-haulage vehicles to a maximum length of 36.5 metres).

Vehicular access to the facility will be via 2 crossovers, one from Monger Street and the other from the Koorda-Bullfinch Road.

Both crossovers will channel two-way vehicular traffic to the fuel-filling facility via a 6 metres wide internal driveway at its narrowest point. The applicant intends to pave the crossovers and driveways with compact road base.

Fuelling of vehicles will take place over a 6m x 6m apron comprising 2 x 6m long x 3 m wide spill grates, located centrally within the aforementioned driveway and abutting the fuel-filling facility.

FIGURE 2 – SITE LAYOUT PLAN



Source: Dowling Giudici + Assoc (GERFUE1_BEN_SK01)

A 6 m high pylon identity (ID) sign (Attachment 11.6.37c) is also proposed to be erected within the lot along its truncated boundary as denoted on the site layout plan

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COMMENT:

The proposal is consistent with the scheme provisions, however there are 'non-planning' technical details that will need to be confirmed with EPA, MRWA and DMP to ensure compliance with health and safety requirements.

The application will need to provide details of landscaping to the Shire's satisfaction. The Shire will also need to determine the quality of the access road construction to maximise dust suppression.

The application form (Attachment 11.6.37d) indicates that the existing building/land use is 'Nil'. This appears to be incorrect as it also says that the 'Two (2) existing fuel tanks will be removed'. This will need to be confirmed through the imposition of a condition on the approval. This tank removal will need to be completed with the appropriate clearances.

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11.6.38 NEWROC Council Agenda

LOCATION/ADDRESS:	NEWROC District
NAME OF APPLICANT:	N/A
FILE REFERENCE:	A5/16
AUTHOR:	Dirk Sellenger – Chief Executive Officer
DISCLOSURE OF INTEREST:	Nil
DATE:	11 December 2014
ATTACHMENT NUMBER:	11.6.38 – Agenda of NEWROC Council Meeting to be held 16 December 2014
CONSULTATION:	Nil
STATUTORY ENVIRONMENT:	Nil
POLICY IMPLICATIONS:	Nil
FINANCIAL IMPLICATIONS:	Nil
STRATEGIC IMPLICATIONS:	Nil
VOTING REQUIREMENT:	Simple Majority

2014/180 OFFICER RECOMMENDATION / COUNCIL DECISION:

That the information be received.

Moved Cr Gillett

Seconded Cr Dunne

Carried 5/0

BACKGROUND:

The Shire of Mt Marshall is a member of the North Eastern Wheatbelt Regional Organisation of Councils (NEWROC). NEWROC is not a formal organisation but was formed for the purpose of collaboration and joint initiatives between the Shires of Koorda, Mt Marshall, Mukinbudin, Nungarin, Trayning and Wyalkatchem, and is governed by a Memorandum of Understanding (MOU) between these Shires.

NEWROC Council and NEWROC Executive meetings alternate on a bi-monthly basis.

COMMENT:

The Agenda for the NEWROC Council meeting to be held on 16 December 2014 are submitted (Attachment 11.6.38) in order to keep all Members abreast of the activities of the NEWROC Council.

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11.7 Executive Assistant

Nil

11.8 Finance and Administration Manager
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11.8.1 Fair Value of Shire Assets – Land & Buildings

LOCATION/ADDRESS:	N/A
NAME OF APPLICANT:	N/A
FILE REFERENCE:	F1/25
AUTHOR:	Jack Walker – Finance & Administration Manager
DISCLOSURE OF INTEREST:	No interest to disclose
DATE:	10 December 2014
ATTACHMENT NUMBER:	Nil
CONSULTATION:	Mr Dirk Sellenger – Chief Executive Officer Mr Bob Waddell – Financial Consultant
STATUTORY ENVIRONMENT:	Local Government Act 1995, Local Government(Financial Management) Regulations 1996
POLICY IMPLICATIONS:	Nil
FINANCIAL IMPLICATIONS:	Reduction in the total value of the Shire's Assets – non cash
STRATEGIC IMPLICATIONS:	Nil
VOTING REQUIREMENT:	Absolute Majority

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2014/181 OFFICER RECOMMENDATION / COUNCIL DECISION:

That Council endorse the actions of the CEO in relation to the disposal of the following assets:

Asset No	Name	Hist. Cost	WDV	Reason
B07001	Kununoppin Airstrip Lights	\$12,000	\$11,520	Not a true asset of the Shire.
IO0001	Electronic Targets Bencubbin	\$15,094	\$9,817	Not a true asset of the Shire.
IO000	Datjoin Well	\$5,610	\$4,950	Relates to salaries & wages for NEWTRAVEL project.
B04001	Nat. Local House	\$500	\$420	Not a true asset of the Shire.
B10003	Effluent Lagoon	\$232	\$158	Below the \$5,000 threshold
B11009	Beacon Gun Club	\$5,481	\$4,048	Not a true asset of the Shire.
B12011	Gravel Stockpile Site	\$2,802	\$1,905	Below the \$5,000 threshold
B12016	Screening Plant Site	\$995	\$677	Below the \$5,000 threshold
B13008	Cleary Rocks Tank	\$2,674	\$1,818	Below the \$5,000 threshold
B13021	Water Extension, Rowlands St	\$5,568	\$5,348	Consultants costs – project not Continued
Total		\$50,956	\$40,661	

**Moved Cr Breakell
Absolute Majority**

Seconded Cr Gillett

Carried 5/0

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BACKGROUND:

In September 2011, the Australian Accounting Standards Board issued accounting standard *AASB 13 Fair Value Measurement*, setting out a framework for measuring fair value in a single standard. The standard applies to annual reporting periods beginning on or after 1 January 2013, but it may be applied to earlier reporting periods, and includes significant guidance on the application of the standard. In addition, it sets out various matters that need to be determined in a fair value measurement and guidance is given on measuring fair value at initial recognition, using the market approach, cost approach or income approach.

Fair value is defined in AASB 13 as:

... the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction between market participants at the measurement date.⁵

COMMENT:

Mr Bob Waddell has been appointed to assist the Shire with preparing our asset register for the introduction of Fair Value. During the process Mr Waddell has noted some inconsistencies and recommended that the following assets that appear in the assets register be disposed of:

Asset No	Name	Hist. Cost	WDV	Reason
B07001	Kununoppin Airstrip Lights	\$12,000	\$11,520	Not a true asset of the Shire.
IO0001	Electronic Targets – Bencubbin Rifle Club	\$15,094	\$9,817	Not a true asset of the Shire.
IO0002	Datjoin Well	\$5,610	\$4,950	Relates to salaries & wages for NEWTRAVEL project
B04001	Nat Local House	\$500	\$420	Not a true asset of the Shire.
B10003	Effluent Lagoon	\$232	\$158	Below \$5,000 threshold
B11009	Beacon Gun Club	\$5,481	\$4,048	Not a true asset of Council
B12011	Gravel Stockpile Site	\$2,802	\$1,905	Below \$5,000 threshold
B12016	Screening Plant Site	\$995	\$677	Below \$5,000 threshold
B13008	Cleary Rocks Tank	\$2,674	\$1,818	Below \$5,000 threshold
B13021	Water Extension – Rowlands St	\$5,568	\$5,348	Consultants costs – project not continued

The written down value of the assets to be disposed of will be \$40,661.

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12.0	Elected Members Motions of Which Previous Notice Has Been Given
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Nil

13.0	New Business of an Urgent Nature Introduced by Decision of the Meeting
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Nil

14.0	Next Meeting – Tuesday 17 February 2015 commencing at 3:00pm in Council Chambers, 80 Monger St, Bencubbin
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15.0	Closure of Meeting
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The Presiding member made mention of a successful Staff and Councillor Christmas function on Friday 12 December 2014. He wished everyone a Merry Christmas, a happy New Year and thanked the elected members for their support during 2014.

Councillor Gillett thanked President Breakell and Deputy President Sanders for their efforts and leadership during 2014.

The Presiding Member declared the meeting closed at 12:13pm.

These Minutes were confirmed by the Council at its Ordinary Meeting held on 17 February 2015.

Date

Cr RN Breakell

President