



CITY OF VINCENT

NOTES

Council Briefing

12 September 2023

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**NOTES OF CITY OF VINCENT
COUNCIL BRIEFING
HELD AS E-MEETING AND AT THE ADMINISTRATION AND CIVIC CENTRE,
244 VINCENT STREET, LEEDERVILLE
ON TUESDAY, 12 SEPTEMBER 2023 AT 6.00PM**

PRESENT:	Mayor Emma Cole Cr Susan Gontaszewski Cr Alex Castle Cr Jonathan Hallett Cr Suzanne Worner	Presiding Member South Ward North Ward South Ward North Ward
IN ATTENDANCE:	David MacLennan John Corbellini Peter Varris Rhys Taylor Jay Naidoo Joslin Colli Wendy Barnard	Chief Executive Officer Executive Director Strategy & Development (joined during Item 2) Executive Director Infrastructure & Environment Chief Financial Officer Manager Development & Design Executive Manager Corporate Strategy & Governance Council Liaison Officer
Public:	One member of the public.	

1 DECLARATION OF OPENING / ACKNOWLEDGEMENT OF COUNTRY

The Presiding Member, Emma Cole, declared the meeting open at 6.00pm and read the following Acknowledgement of Country statement:

“The City of Vincent would like to acknowledge the Traditional Owners of the land, the Whadjuk people of the Noongar nation and pay our respects to Elders past and present.”

2 APOLOGIES / MEMBERS ON APPROVED LEAVE OF ABSENCE

Cr Dan Loden on approved leave of absence from 12 September 2023 to 08 October 2023.

Cr Ashley Wallace on approved leave of absence from 28 August 2023 to 17 September 2023.

Cr Ross Ioppolo on approved leave of absence from 26 July 2023 to 30 September 2023.

Cr Ron Alexander is an apology for this meeting.

3 PUBLIC QUESTION TIME AND RECEIVING OF PUBLIC STATEMENTS

The following is a summary of questions and submissions received and responses provided at the meeting. This is not a verbatim record of comments made at the meeting.

3.1 Stuart Neal of North Fremantle– Item 5.2

- Mentioned that he is from Slavin Architects, the proponents for this development
- Stated that they concur with Heritage Council assessment and DRP review, as well as the recommendation
- Explained the purpose of the amendment to previous approval, which is that at the time of the original application they were not aware of opportunities to incorporate additional sustainability initiatives into the project, which has meant that the plant room size needs to be increased. These sustainability initiatives are significant and expensive
- Mentioned that a slightly larger footprint is required to accommodate specialised equipment, a geothermal heat exchange system, that will provide between 80 – 20% energy reduction in the

proposed heating and cooling systems for this development, and approximately 12 tons of reduction in carbon emissions every year

- Explained that this is the third stage of a staged development for the site, the first stage was the re-roofing of the church and the monastery, which has helped to preserve the State heritage listed buildings. The second stage was the reconstruction of verandahs and the removal of accretions from the site. The third stage of development, previously approved by Council, is the modernisation of the church. Part of that stage is the heating and cooling of the church, which is doesn't currently have
- Mentioned that future stages will include a parish centre, with strong community connections, and then long term further developments are mooted for the site. This amendment will allow for the additional incentives to be implemented now, then during the following stages the applicants hope to remove the plant room and put it in the purpose built parish centre

The Presiding Member, Emma Cole, thanked Mr Neal for his comments and asked how long will the plant room be in place? Mr Neal advised that the applicants would like the parish centre to be established as soon as possible, but they do not yet have funding, but he considers it should be within the next 10 years..

The following questions and statements were submitted in writing prior to the meeting.

Mark Armstrong of North Perth – Item 5.2

One has only to look at the current double garage tin shed abutting the Cathedral to know how appalling the current views are.

It is quite apparent to anyone with a modicum of design appreciation, that having a tin shed so close to such major historical building as proposed, that the best design outcomes are not being sort.

A simple realignment of the plant room so that it is further way from the Ambulatory is the least one can do, so that the space around the Cathedral is enhanced and the vistas looking east and west through the historical Gardens are also greatly improved - it's a no brainer !

The justification of the application by Council officers is very flimsy and avoids addressing the key issues submitted in the attached consultation commentary.

There being no further speakers, Public Question Time closed at approximately 6.06pm.

4 DECLARATIONS OF INTEREST

Nil

5 STRATEGY & DEVELOPMENT

5.2 NO. 188 (LOT: 1; D/P: 33790) VINCENT STREET, NORTH PERTH - PROPOSED ALTERATIONS AND ADDITIONS TO PLACE OF WORSHIP (AMENDMENT TO APPROVED)

Ward: South

Attachments:

1. Consultation and Location Plan
2. Development Plans
3. Heritage Impact Statement
4. Photographs of Existing Outbuildings
5. Summary of Submissions - Administration Response

RECOMMENDATION:

That Council, in accordance with the provisions of the City of Vincent Local Planning Scheme No. 2 and the Metropolitan Region Scheme, APPROVES the application for Alterations and Additions to Place of Worship (Amendment to Approved) at No. 188 (Lot: 1; D/P: 33790) Vincent Street, North Perth, in accordance with the plans shown in Attachment 2, subject to the following conditions:

1. All conditions, requirements and advice notes detailed on the development approval 5.2022.280.1 granted on 13 December 2022 continue to apply to this approval, except as follows:
 - 1.1 Condition 1 is modified as follows:
 1. This approval is for Alterations and Additions to Place of Worship as shown on the approved plans dated 11 November 2022, 16 November 2022 (excluding drawing no. DA101) and 29 August 2023 (drawing nos. DA101, DA228 and DA229). No other development forms part of this approval; and
 - 1.2 Advice Note 9 is added as follows:
 9. The plant equipment to be housed within the approved outbuilding should be relocated within new buildings as part of future stages of development works on the site. These future stages of works would be the subject of separate approval that would first need to be obtained. This would enable the proposed outbuilding to be demolished at that time to allow this area of the site to be landscaped.

CR WORNER:

With reference to the submission by Mark Armstrong of West Perth, is it possible for the proposed outbuilding to be pivoted 90 degrees? Why did the applicant elect not to pivot the proposed outbuilding to the north?

EXECUTIVE MANAGER DEVELOPMENT & DESIGN AND STRATEGIC PROJECTS:

The applicant has advised the following:

"In response, we note the size of the outbuilding shown on the resident's proposal is significantly smaller than the footprint of the current outbuildings (approximately half the size) and is also smaller than the size of the proposed plantroom that is the subject of this amendment application.

If the correct sized plantroom was to be shown on the proposed re-orientation plan it would show that orientating the plantroom on an east-west axis would intrude considerably further into the parterre than the outbuilding shown by the resident, and much further than the current outbuildings. Orientating the building on the proposed east-west axis would also result in the building being located in close proximity to mature trees that are identified in the conservation plan as being of considerable significance.

The proposed east-west orientation and close proximity to the mature plantings will obscure those plantings from parts of the parterre, could also impact the root zones of the mature plantings and would adversely affect the heritage values of the parterre [formal garden].

We also take this opportunity to reconfirm the proposed new building will not be constructed closer to the church than the existing outbuildings and will not change the extant western vistas to the northern façade of the church or parterre from Alfonso Street.”

The Community Consultation section of the officer report has been updated to include this information.

ADDITIONAL INFORMATION:

The officer report has been updated to correct typographical errors.

5.1 NO. 109 (LOT: 1; S/P: 51676) ALMA ROAD, NORTH PERTH - PROPOSED ALTERATIONS AND ADDITIONS TO GROUPED DWELLING**Ward:** South**Attachments:**

1. Location Plan
2. Development Plans
3. Determination Advice Notes

RECOMMENDATION:

That Council, in accordance with the provisions of the City of Vincent Local Planning Scheme No. 2 and the Metropolitan Region Scheme, **APPROVES** the application for Alterations and Additions to Grouped Dwelling at No. 109 (Lot: 1; S/P: 51676) Alma Road, North Perth, in accordance with the plans shown in Attachment 2, subject to the following conditions, with the associated determination advice notes in Attachment 3:

1. Development Plans

This approval is for Alterations and Additions to Grouped Dwelling as shown on the approved plans dated 20 June 2023. No other development forms part of this approval;

2. External Fixtures

All external fixtures, such as television antennas (of a non-standard type), radio and other antennae, satellite dishes, solar panels, external hot water heaters, air conditioners, and the like, shall not be visible from the street(s), are designed integrally with the building, and be located so as not to be visually obtrusive to the satisfaction of the City;

3. Colours and Materials

The colours, materials and finishes of the development shall be in accordance with the details and annotations as indicated on the approved plans which forms part of this approval, to the satisfaction of the City; and

4. Stormwater

Stormwater from all roofed and paved areas shall be collected and contained on site. Stormwater must not affect or be allowed to flow onto or into any other property or road reserve.

ADDITIONAL INFORMATION:

The Proposal section of the officer report has been updated to provide greater clarity on development works forming the application.

5.3 COMMUNITY SPORTING AND RECREATION FACILITIES FUND - ANNUAL AND FORWARD PLANNING ROUND APPLICATION

Attachments: Nil

RECOMMENDATION:

That Council **ENDORSES** the Community Sporting and Recreation Facilities Fund – 2024/25 Forward Planning Grants Round application for consideration by the Department of Local Government, Sport and Cultural Industries, as follows:

Priority 1 – Robertson Park Tennis Precinct – Stage 1B Implementation.

CR CASTLE:

The last dot point in the Details section refers to the Robertson Park multisport court conversion. Should this instead refer to Stage 1B?

EXECUTIVE DIRECTOR STRATEGY & DEVELOPMENT:

Yes. This has been corrected in the report along with a typographical error.

5.4 ADVERTISING OF PROPOSED REVOCATION - LOCAL PLANNING POLICY NO. 7.4.2 - AGED OR DEPENDENT PERSONS' DWELLINGS

- Attachments:
1. Local Planning Policy No. 7.4.2 - Aged or Dependent Persons' Dwellings
 2. Local Planning Policy No. 7.4.2 - Aged or Dependent Persons' Dwellings Comparison with the R-Codes

RECOMMENDATION

That Council:

1. **PREPARES** a notice of revocation of Local Planning Policy No. 7.4.2 – Aged or Dependent Persons' Dwellings, included in Attachment 1, for the purpose of community consultation, pursuant to Schedule 2, Part 3, Clause 6(b)(i) of the *Planning and Development (Local Planning Schemes) Regulations 2015*;
2. **AUTHORISES** the Chief Executive Officer to carry out community consultation on the proposed revocation in accordance with Schedule 2, Part 3, Clause 6(b)(ii) of the *Planning and Development (Local Planning Schemes) Regulations 2015*;
3. **PUBLISHES** the notice of revocation in accordance with Schedule 2, Part 3, Clause 6(b)(ii) of the *Planning and Development (Local Planning Schemes) Regulations 2015*, if no submissions are received during the community consultation period; and
4. **NOTES** that if any submissions are received during the community consultation period, that these would be presented to Council for consideration.

NO QUESTIONS

6 INFRASTRUCTURE & ENVIRONMENT

Nil

7 COMMUNITY & BUSINESS SERVICES

7.1 FINANCIAL STATEMENTS AS AT 31 JULY 2023

Attachments: 1. Financial Statements as at 31 July 2023

RECOMMENDATION:

That Council RECEIVES the Financial Statements for the month ended 31 July 2023 as shown in Attachment 1.

At 6.21pm Manager Development and Design left the meeting and did not return.

MAYOR COLE:

In respect to the implementation of fees and charges, can a update be provided on the implementation of the ratepayer first hour free in car parks arrangement? Is this different to what City of South Perth has with Easy Park?

EXECUTIVE DIRECTOR INFRASTRUCTURE & ENVIRONMENT:

The City is able to emulate the same process (via EasyPark) that South Perth have in place. This requires ratepayers to apply online, the details then provided to EasyPark, activating the 'superzone' which allows the first hour free.

The City is also considering whether the current e-permits system could have a function where the first hour free for ratepayers could be implemented.

The Rangers Services Team is assessing which of the above approaches will be the most effective in respect to user experience and system management.

7.2 AUTHORISATION OF EXPENDITURE FOR THE PERIOD 01 JULY 2023 TO 31 JULY 2023

- Attachments:
1. July 2023 Payments by Supplier
 2. July 2023 Payments by Cheque
 3. July 2023 Payments by Direct Debit

RECOMMENDATION:

That Council RECEIVES the list of accounts paid under delegated authority for the period 1 July 2023 to 31 July 2023 as detailed in Attachments 1, 2 and 3 as summarised below:

EFT payments, including payroll	\$5,907,677.54
Cheques	\$33,728.78
Direct debits, including credit cards	\$212,327.38
Total payments for July 2023	\$6,153,733.70

NO QUESTIONS

7.3 INVESTMENT REPORT AS AT 31 JULY 2023

Attachments: 1. Investment Statistics as at 31 July 2023

RECOMMENDATION:

That Council NOTES the Investment Statistics for the month ended 31 July 2023 as detailed in Attachment 1.

NO QUESTIONS

Manager Development and Design left the meeting and did not return.

7.4 ADVERTISING OF NEW POLICY - CHILD SAFE AWARENESS**Attachments: 1. DRAFT Child Safe Awareness Policy****RECOMMENDATION**

That Council APPROVES the proposed Child Safe Awareness Policy, at Attachment 1, for the purpose of community consultation.

CR HALLETT:

Mentioned in the report of our role in supporting smaller organisations in the community to implement the national principles. Is Administration able to summarise what the anticipated actions would look like?

EXECUTIVE MANAGER COMMUNICATIONS AND ENGAGEMENT:

The Child Safe Awareness Policy requires local governments to commit to several policy principles and complete 2 policy functions being:

- *Developing a process to deliver child safe messages; and*
- *Connecting and supporting local community groups, organisations and stakeholders to child safe resources.*

Administration will achieve this by:

- *Direct contact with local:*
 - *sporting clubs*
 - *community groups*
 - *playgroups*
 - *toy libraries*
 - *kindergarten and schools*
- *Making Child Safe Awareness resources available on the website*
- *promotion of child safe messaging through social media*
- *Child Safe Awareness messaging being visible in public facilities*

8 CHIEF EXECUTIVE OFFICER**8.1 REPORT AND MINUTES OF THE AUDIT COMMITTEE MEETING HELD ON 31 AUGUST 2023**

- Attachments:**
1. **Minutes of the Audit Committee Meeting 31 August 2023**
 2. **Audit Committee Attachments 31 August 2023 - Confidential**

RECOMMENDATION:

That Council:

1. **RECEIVES** the minutes of the Audit Committee Meeting of 31 August 2023, as at Attachment 1; and
2. **ENDORSES** the remaining recommendations contained within the Audit Committee minutes of 31 August 2023.

MAYOR COLE:

Can the recommendation be amended to include the list of recommendations that Council is endorsing?

EXECUTIVE MANAGER CORPORATE STRATEGY & GOVERNANCE:

The recommendation has been updated.

8.2 INFORMATION BULLETIN

- Attachments:**
1. Minutes of the Catalina Regional Council Meeting held on 17 August 2023
 2. Unconfirmed Minutes of the Sustainability and Transport Advisory Group - 17 August 2023
 3. Statistics for Development Services Applications as at the end of August 2023
 4. Register of Legal Action and Prosecutions Monthly - Confidential
 5. Register of Legal Action - Orders and Notices Quarterly - Confidential
 6. Register of State Administrative Tribunal (SAT) Appeals - Progress report as at 31 August 2023
 7. Register of Applications Referred to the Metro Inner-North Joint Development Assessment Panel - Current
 8. Register of Applications Referred to the Design Review Panel - Current
 9. Quarterly Street Tree Removal Requests
 10. Register of Petitions - Progress Report - August 2023
 11. Register of Notices of Motion - Progress Report - August 2023
 12. Register of Reports to be Actioned - Progress Report - August 2023
 13. Council Workshop Items since 9 August 2023
 14. Council Meeting Statistics
 15. Council Briefing Notes - 15 August 2023

RECOMMENDATION:

That Council RECEIVES the Information Bulletin dated September 2023.

CR HALLETT:

SAT Register: 7 Grams, when is that matter scheduled to go to a Hearing at the SAT?

EXECUTIVE DIRECTOR STRATEGY & DEVELOPMENT:

The matter is next listed for a Directions Hearing on 29 September 2023. An update would be provided to Council and impacted community members following that Hearing.

ADDITIONAL INFORMATION:

The Register of Reports to be Actioned - Progress Report - August 2023 has also been updated to note that the revocation of the Highgate Design Guidelines have already been approved by Council.

9 MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN

Nil

10 REPRESENTATION ON COMMITTEES AND PUBLIC BODIES

Nil

11 CONFIDENTIAL ITEMS/MATTERS FOR WHICH THE MEETING MAY BE CLOSED

11.1 DECLARATION OF SECONDARY EMPLOYMENT – CHIEF EXECUTIVE OFFICER (AMENDMENT TO APPROVED)

Confidential under separate cover

NO QUESTIONS

12 CLOSURE

There being no further business the meeting closed at 6.29pm.