

SHIRE OF WILLIAMS

MINUTES OF THE ORDINARY MEETING HELD IN THE COUNCIL CHAMBERS ON WEDNESDAY 19TH MARCH 2008

1.0 OPENING

1.1 DECLARATION OF OPENING

The President declared the meeting open at 1.00pm

1.2 ANNOUNCEMENT OF VISITORS

Nil

2.0 RECORD OF ATTENDANCE

2.1 PRESENT

Cr John Cowcher	President
Cr Ashley Stone	Deputy President
Cr Greg Cavanagh	
Cr Richard Johnstone	
Cr Moya Carne	
Cr David Earnshaw	

V Epiro	Chief Executive Officer
IR Ball	Deputy Chief Executive Officer
Steve Friend	Environmental Health Officer/Building Surveyor (4.15pm – 4.40pm)

Electors: Lesley Hampton, Jill Giacomelli, George Warren

2.2 APOLOGIES

Cr Graham Prowse

3.0 PUBLIC QUESTION TIME

Mesdames Hampton and Giacomelli addressed the meeting. The Arts & Crafts Centre have changed their usual open format to a Water Wise Williams Day to be held on 11th October 2008. Council assistance is sought for the provision of mulch and water wise plants to improve the appearance of the Centre. Also the Art and Craft Centre would like to involve the local children in the production of a Williams Calendar through the Williams Telecentre. Assistance would be required with the production costs.

Mesdames Hampton and Giacomelli left the meeting at 1.10pm

Mr George Warren addressed the meeting at 1.10pm

Mr Warren asked Council for the reason behind not replacing a Councillor who recently resigned.

Mr Warren was advised that a recent review had recommended that Council consider reducing the number of Councillors to seven. It was considered that Council could operate efficiently with eight Councillors until the next general election in October 2009.

Mr Warren asked Council if a case study had been conducted since wards were dispensed with to see if it was advantageous to the operation of Council.

Mr Warren was advised that a case study as such had not been carried out, however Council generally considered that operating without wards had many benefits.

Mr Warren noted that Council had recently accepted a cash payment in lieu of the creation of Public Open Space in a small land development. He recommended that Council use funds from this type of transaction for the purchase of a Fire Unit to be stationed in the area of the land development.

4.0 APPLICATIONS FOR LEAVE OF ABSENCE

Nil

5.0 PETITIONS/DEPUTATIONS/PRESENTATIONS

Nil

6.0 CONFIRMATION OF PREVIOUS MINUTES

6.1 ORDINARY MEETING MINUTES

Cavanagh/Earnshaw

That the minutes of the Ordinary Meeting held in the Council Chambers on Wednesday 20th February 2008, as circulated, be confirmed as a true and correct record of proceedings.

**Carried 7/0
Resolution 180/07**

7.0 ANNOUNCEMENTS BY PRESIDING MEMBER WITHOUT DISCUSSION

Nil

8.0 REPORTS OF COMMITTEES/OFFICERS AND COUNCILLORS

8.1 CHIEF EXECUTIVE OFFICER'S REPORT

Report Reference:	8.1.1
Subject:	WA Electoral Commission – Council Vacancy
File Reference:	4.1.40
Statutory Reference:	Section 4.17(3) of the <i>Local Government Act 1995</i>
Author & Date:	V. Epiro 6 th March 2008

Background:

Following the resignation of Cr Gary Cowcher, Council resolved to request the Electoral Commissioner to allow the vacancy to remain unfilled until the October 2009 elections.

Approval has been received from the Commissioner on the basis that all five (5) Councillors were elected unopposed at the October 2007 elections and that Council consider a review of the number of Councillors as provided in schedule 2.2(6) of the *Local Government Act 1995*. Schedule 2.2(6) provides that where there are no wards a Council may review the introduction of wards and/or the number of Councillors within eight (8) years.

The transition from wards to a district was implemented at the 2003 elections, so Council may wish to consider a review prior to the 2009 elections.

Recommendation:

That Council consider a review of the number of Councillors prior to the 2009 elections.

Council agreed that a review of the number of Councillors was not required and that the status quo remain.

Report Reference:	8.1.2
Subject:	WALGA – Systemic Sustainability Study (SSS) Draft Report (See Appendix 1)
File Reference:	4.50.25
Statutory Reference:	N/A
Author & Date:	V. Epiro 6 th March 2008

Background:

The SSS Taskforce released their Comprehensive Report on the 28th February 2008, which contains many recommendations (see appendix) and seeks submissions within six (6) weeks (8th April) of release date.

It would appear that the main thrust of the report (some 400 pages) is centred on the formation of regional local governments based on the current WALGA zones with participant Councils to have one Councillor Representative on the Regional Council.

There is a current move to extend the submission period to at least 3 months as the Draft Report (to be tabled) is quite a comprehensive document to read and digest.

I also believe that the report should be considered by the Central Country Zone as it would impact on all member Councils.

Recommendation:

For Council's information and consideration.

Stone/Cavanagh

That Council advise that they will be making a submission on the Systemic Sustainability Study, however an extension of the deadline be requested so that a more informed submission can be made.

**Carried 7/0
Resolution 181/07**

Report Reference:	8.1.3
Subject:	Water Corporation – Williams Wastewater Treatment Plant (See Appendix 2)
File Reference:	10.30.20
Statutory Reference:	N/A
Author & Date:	V. Epiro 6 th March 2008

Background:

The Water Corporation is seeking approval to use the Railway Dam as storage for treated effluent from the proposed sewerage scheme upgrade.

It would seem that they are endeavouring to contain costs associated with the upgrade by not constructing another dam; however they have committed to building extra storage when the need arises.

In addition to the above the Water Corporation have also agreed to install, operate and maintain the treatment system.

Based on the Water Corporation's (and Council's) estimate of the dam's current capacity (17 million litres) and the average quantity of water used to water the oval per week (308,000 litres) it is estimated that around 10 million litres would be consumed over an average watering period of 30 weeks each year.

Recommendation:

That approval be granted to the Water Corporation to use the Railway Dam for treated effluent water, subject to the Water Corporation being responsible for additional storage and installation, operation and maintenance of the effluent treatment system.

Stone/Johnstone

That approval be granted to the Water Corporation to use the Railway Dam for treated effluent water, subject to the Water Corporation being responsible for additional storage and installation, operation and maintenance of the effluent treatment system.

**Carried 7/0
Resolution 182/07**

Report Reference:	8.1.4
Subject:	Williams Art & Craft Centre – Art Exhibition and Waterwise Day
File Reference:	11.60.20
Statutory Reference:	N/A
Author & Date:	V. Epiro 6 th March 2008

Background:

The Williams Art and Craft Centre have written to advise that they will not be having their annual art exhibition in 2008 because of the lack of interest in the position of Art Secretary, previously held by Judy Martin.

They are planning on having a “Williams Waterwise Day” in conjunction with the Water Corporation on 11th October 2008 and holding a children’s art exhibition to reflect the Waterwise theme. Council’s support is being sought for the above and representatives in Lesley Hampton (President) and Jill Giacomelli (Secretary) are wishing to attend the March meeting at 1.00pm to discuss the above issue and the future of the Centre further.

I advised Mrs Giacomelli that 1.00pm is public question time; however this time suits because of Mrs Hampton’s obligation as a school bus operator.

Recommendation:

That Council consider support for the Williams Art and Craft Centre following the discussion with Centre representatives.

Carne/Johnstone

That Council support the Williams Art and Craft Centre with the provision of mulch, water wise plants and labour to establish the gardens at the Centre.

**Carried 7/0
Resolution 183/07**

Report Reference:	8.1.5
Subject:	WA Planning Commission – Application for Subdivision of Locations 3633, 14373, 130 and Lot 16 (See Appendix 3)
File Reference:	10.64.20
Statutory Reference:	<i>The Planning and Development Act 2005</i>
Author & Date:	V. Epiro 6 th March 2008

Background:

The Applicant (GR Bingham) is seeking to re-align the boundaries of four (4) existing locations and create four (4) new lots as follows:

Existing:

Lot 16	59.3831ha
Loc 3633	42.0241ha
Loc 14373	8.0431ha
Loc 130	40.6456ha

Proposed:

Lot A	30.32ha
Lot B	30.81ha
Lot C	39.27ha
Lot D	48.71ha

Council's policy in regard to rural subdivisions provides for adjustment of boundaries as follows:

4.7 (3) (c) "The Council will favourably consider applications for adjustment of lot boundaries where the application if approved will not result in the creation of one or more additional lots."

Recommendation:

That the application for subdivision of locations 3633, 14373, 130 and lot 16 be supported.

Cavanagh/Johnstone

That the application for subdivision of locations 3633, 14373, 130 and lot 16 be supported.

**Carried 7/0
Resolution 184/07**

Report Reference:	8.1.6
Subject:	WA Planning Commission – Application for Subdivision, Lot 26 Rosselloty Street, Williams (See Appendix 4)
File Reference:	10.64.20
Statutory Reference:	The <i>Planning and Development Act 2005</i>
Author & Date:	V. Epiro 7 th March 2008

Background:

The applicant (PD Fitzpatrick) has applied to subdivide lot 26 Rosselloty Street, (area 8066m²) into eight (8) lots as follows:

Lot A	847 m ²
Lot B, D	865 m ² each
Lot E	1319 m ²
Lot F	1044 m ²
Lot G	1344 m ²
Lot H	937 m ²
(Truncation 18 m ²)	

All of the land is zoned residential and has a Residential Density Code R20 which provides for a minimum lot size of 540 m² with various minimum and maximum site requirements.

This subdivision is in keeping with Council's desire for large size lots within the serviced area of town to be developed.

Recommendation:

That the application for subdivision of lot 26 Rosselloty Street, Williams be supported.

Johnstone/Earnshaw

That the application for subdivision of lot 26 Rosselloty Street, Williams be supported subject to the provision of a drainage plan because of the low lying nature of the land.

**Carried 7/0
Resolution 185/07**

Report Reference:	8.1.7
Subject:	Williams Swimming Pool – Pool Blanket (See Appendix 5)
File Reference:	11.20.20
Statutory Reference:	N/A
Author & Date:	V. Epiro 7 th March 2008

Background:

Elite Pool Covers have provided quotes for a pool blanket with prices varying from \$12,370 to \$17,090 for the blanket plus \$7,200 for the rollers and \$1,360 installation. (Samples of the blanket material will be tabled).

I am currently awaiting an estimate of costings for the proposed pool upgrade which will be used for funding submissions. However with unavailability of the pool for swimming lessons in early summer because of inclement weather conditions, does Council wish to consider installation of the pool blanket prior to the 2008/2009 season because it is unlikely that the pool upgrade will be commenced until winter 2009 at the earliest?

Should Council resolve to consider installation of the pool blanket for the coming summer, then provision would have to be made in the 2008/2009 budget.

Recommendation:

For Council's consideration.

Stone/Earnshaw

That the installation of a pool blanket be included for consideration in the 2008/2009 Budget.

**Carried 5/2
Resolution 186/07**

Report Reference:	8.1.8
Subject:	Williams Cricket Association – Cricket Practise Facility
File Reference:	11.70.40
Statutory Reference:	N/A
Author & Date:	V. Epiro 7 th March 2008

Background:

The Williams Cricket Association are seeking approval and support to build a new practice facility between the scoreboard and the northern goal posts on the Williams oval which they estimate will cost around \$15,000.

They plan to build the wickets with nets suspended on steel cables between removable poles which can be dismantled at the end of the season. The project would be eligible for Community Sporting and Recreation Facilities Funding (CSRFF) in the next financial year (2008/2009) which would, if successful, result in funding for 1/3rd of the cost, with 1/3rd from Council and 1/3rd from the Cricket Association.

The outcome from the funding submission would be known in early 2009, therefore the project could be completed in the 2008/2009 financial year.

Recommendation:

That the Williams Cricket Association's application to build a new practise wicket be approved and provision be made in the 2008/2009 budget for a 1/3rd contribution to the project.

Carne/Johnstone

That the Williams Cricket Association's application to build a new practise wicket be supported subject to confirmation and Council agreement on the siting of the facility and provision be made in the 2008/2009 budget for a 1/3rd contribution to the project.

**Carried 7/0
Resolution 187/07**

Report Reference:	8.1.9
Subject:	Main Roads – Land Resumption Williams Lots 9375 and 9367
File Reference:	Section 56 of the <i>Land Administration Act</i>
Statutory Reference:	N/A
Author & Date:	V. Epiro 7 th March 2008

Background:

Main Roads are proposing to acquire land from Balwyn Nominees (R Lester) for widening of the Williams-Kondinin Road.

The *Land Administration Act* requires Councils to endorse land resumptions therefore the formal resolution is contained in the recommendation.

Recommendation:

Council at its meeting held on 19th March 2008 concurred to the taking of the land, a portion of Williams locations 9375 and 9367 on the Williams-Kondinin Road and also to its dedication as a road under section 56 of the Land Administration Act.

Earnshaw/Stone

Council at its meeting held on 19th March 2008 concurred to the taking of the land, a portion of Williams locations 9375 and 9367 on the Williams-Kondinin Road and also to its dedication as a road under section 56 of the Land Administration Act.

**Carried 7/0
Resolution 188/07**

Report Reference:	8.1.10
Subject:	Landcorp - Lot 19 Munthoola Development (See Appendix 6)
File Reference:	14.25.28
Statutory Reference:	N/A
Author & Date:	V. Epiro 7 th March 2008

Background:

Some ten (10) years ago Brian and Val Finlayson (BP Roadhouse Proprietors) purchased lots 42 and 43 Fry Street and constructed a residence on lot 42 which is now owned by J & K Gilchrist. At the time Mr Finlayson approached me regarding using the rear land of the house (now lot 19) as a training area for his dogs which I verbally agreed to. However as time went by the area was fenced and eventually became part of the property (lots 42 and 43) with Gilberts anxious to purchase the land (lot 19). Landcorp have had discussions with Kay Gilbert and are now seeking direction from Council to accommodate Mrs Gilbert's desire to purchase the land.

As lot 19 will not be developed in Stage 1, Landcorp are seeking Council's comment on possible amalgamation of lot 19 with lot 42 or leasing the land on a long term basis. Currently the lot is fenced with the rest of the land (in fact the house would not have any backyard without it); therefore the best option would be to support the amalgamation of lots 19 and 42.

Recommendation:

That the amalgamation of lots 19 and 42 be supported in order that J & K Gilbert can purchase the land comprising lot 19.

Cavanagh/Carne

That the amalgamation of lots 19 and 42 be supported in order that J & K Gilbert can purchase the land comprising lot 19.

**Carried 7/0
Resolution 188/07**

Report Reference:	8.1.11
Subject:	Landgate (Geographic Names) – Road Names (Landcorp)
File Reference:	14.25.28
Statutory Reference:	N/A
Author & Date:	V. Epiro 7 th March 2008

Background:

Advice has been received from the Geographic Names Committee that ‘Bannister’ has been overused in the area, and ‘Grainger’ is used in Narrogin. They recommend using ‘Smythe’ and ‘Galway’ who were in Bannister’s party that explored the area, however I believe Council should consider using names from the first Williams Roads Board formed in 1871, some of whom have already been acknowledged:

Charles Hamersley	(Street Name)
William Cornwall	(Street Name)
William Fleay	
William Lavender	(Street Name)
Michael Quinn	
Michael Hynes	
Stephen Monger	(Chairman)

As Council is aware the Munthoola (Atwell) development has used names of native wildflower plants which have been approved.

Recommendation:

That the street names be selected from: Fleay, Quinn, Hynes or Monger to acknowledge the original Roads Board members.

Stone/Cavanagh

That the following street names be submitted, in order, to the Geographic Names Committee to acknowledge original Roads Board Members; Fleay Drive
Quinn Street
Hynes Street

**Carried 7/0
Resolution 189/07**

Report Reference:	8.1.12
Subject:	Protech Mechanical Services – Purchase of Ptn Lot 221 Narrogin Road (See Appendix 7)
File Reference:	9.10.30
Statutory Reference:	Section 3.58 of the <i>Local Government Act 1995</i>
Author & Date:	V. Epiro 10 th March 2008

Background:

At the meeting held 20 February 2008, Council agreed to negotiate a lease of approximately 2,000m² to Protech Mechanical Services (G Van Den Heever) for building of a workshop. However since then Mr Van Den Heever has been informed that he would need to own the land to secure loan funds for building a workshop, therefore Council will now need to subdivide the lot and negotiate a sale accordingly.

Surveyor Peter Gow has prepared a survey plan which provides for an area of 2,006m² to be excised from lot 221 leaving a balance of 8,263m². A valuation is currently being obtained on the lot which will need to be subdivided and a sale price negotiated subject to the conditions contained in section 3.58 of the *Local Government Act* i.e.:

- Obtain a market value of the land
- Give public notice of the proposal with details
- Invite submissions for a period of at least 14 days on the proposal

I advised Gert Van Den Heever that the process will take some months, however he is still keen to proceed.

Recommendation:

That application be made for subdivision of lot 221 (as per survey plan) and for sale of lot A (2,006 m²) to Protech Mechanical Services subject to the conditions outlined in section 3.58 of the Local Government Act 1995.

Earnshaw/Cavanagh

That application be made for subdivision of lot 221 (as per survey plan) and for sale of lot A (2,006 m²) to Protech Mechanical Services for \$85,000.00 including services, subject to the conditions outlined in section 3.58 of the Local Government Act 1995

**Carried 7/0
Resolution 190/07**

Report Reference:	8.1.13
Subject:	Firebreak Local Law 2007 (See Appendix 8)
File Reference:	5.10.2
Statutory Reference:	Section 3.12 of the <i>Local Government Act 1995</i>
Author & Date:	V. Epiro 10 th March 2008

Background:

At the time of writing no submissions or comment were received on Council's intention to amend, revoke or maintain the Firebreaks Local Law 2007.

This review arises from the resolution moved at the Williams Bush Fire Brigades 2007 AGM which sought a "building protection zone" in lieu of "firebreaks" for rural land. Council needs to determine if they wish to amend the Local Law or otherwise.

Recommendation:

For Council's consideration.

Johnstone/Stone

That Council advertise its intention to amend the Shire of Williams Firebreaks Local Law 2007 as follows:

Delete section 6 (1) Firebreaks of at least 20 metres in width shall be constructed for each building, haystack and fuel dump.

Delete section 6 (4) All habitable buildings are to include a building protection zone of 20 metres in width.

Amend section 6 (2) to read:

the conduct of any harvesting/straw baling operations, stone raking and slashing activities, an operational independent fire fighting unit containing not less than 750 litres of water with a motorised pump and at least 15 metres of 19 millimetres diameter hose is to be provided in the same paddock or within 50 metres of that paddock.

**Carried 4/3
Resolution 191/07**

Mr Warren left the meeting at 3.05pm

Afternoon Tea

Council adjourned for afternoon tea at 3.05pm and resumed the meeting at 3.33pm

Report Reference:	8.1.14
Subject:	Delegations Register Review
File Reference:	4.22.00
Statutory Reference:	Section 5.46(2) of the <i>Local Government Act 1995</i>
Author & Date:	V. Epiro 10 th March 2008

Background:

Council needs to review the Delegations Register each year (Councillors should refer to their Policy Manual which contains the register). No changes are being recommended unless Council have any change they wish to put forward.

Recommendation:

That the Delegations Register be endorsed as at present.

Stone/Medlen

That the Delegations Register be endorsed as at present.

**Carried 7/0
Resolution 192/07**

Report Reference:	8.1.15
Subject:	G & N Lavender – Memorial on Title (Location 1820) (See Appendix 9)
File Reference:	10.64.20
Statutory Reference:	<i>The Planning and Development Act 2005</i>
Author & Date:	V. Epiro 10 th March 2008

Background:

In March 2002 G & N Lavender successfully appealed to the State Planning Commission for the subdivision of Williams location 1820 Zilko Road into two lots (lot 10 – 137.35ha and lot 11 – 143.44ha) because of a need to equalize land areas with the splitting of a farming partnership.

The State Planning Commission upheld the appeal subject to a memorial being put on the titles to restrict the development of houses on either lot. Following the above the Lavenders were unsuccessful in their appeal to remove the memorial, with the Minister for Planning and Infrastructure stating that the condition was appropriate in the circumstances.

Messrs G & N Lavender are now seeking Council support to again apply for the memorial to be lifted in order that their son, Wesley can build a residence on lot 11. It would seem that the reason a memorial was placed on the title was to prevent the lot being sold as a “hobby farm”, however there doesn’t appear to be any reason why Council can’t support the application to have the memorial lifted, in order that Wesley Lavender can build a residence on the land.

Recommendation:

That Council have no objection to a residence being constructed on lot 11 Zilko Road, Williams.

Medlen/Johnstone

That Council have no objection to a residence being constructed on lot 11 Zilko Road, Williams.

**Carried 7/0
Resolution 193/07**

Report Reference:	8.1.16	
Subject:	Shire of Boddington – Planning Issues, Quindanning	
File Reference:	14.25.22	
Statutory Reference:	N/A	
Author & Date:	V. Epiro	11 th March 2008

Background:

The Shire of Boddington have agreed to a joint meeting to discuss planning issues in the Quindanning area. It is suggested the meeting be held in Quindanning with perhaps two Councillors and the CEO.

Recommendation:

That Council appoint two Councillors and the Chief Executive Officer to meet with representatives from the Shire of Boddington.

Earnshaw/Medlen

That Councillors Cavanagh, Johnstone and the Chief Executive Officer be appointed to meet with representatives from the Shire of Boddington.

**Carried 7/0
Resolution 194/07**

8.1 CHIEF EXECUTIVE OFFICER'S REPORT – LATE ITEMS

Medlen/Carne

That the following late items be accepted as urgent for discussion.

**Carried 7/0
Resolution 195/07**

Report Ref:	8.1.17	
Subject:	Landcorp – Quindanning Townsite Lots	
File Reference:	14.25.22	
Statutory Ref:	N/A	
Author & Date:	V. Epiro	17 th March 2008

Background:

DPI (State Land Service) have approached Landcorp regarding development of the remaining crown lots in the Quindanning townsite.

Council at the December 2007 meeting resolved not to accept a proposal to develop the lots because the State Land Services were not willing to negotiate a value for the lots until completion of development.

Landcorp are now seeking comment from Council on Landcorp undertaking a feasibility study to develop the lots. I have explained to Jo Mathers (Landcorp) that there has been an ongoing debate with State Land Services regarding adjustment of lot boundaries and areas prior to any development being considered and also of the need to obtain Native Title Clearance on the Unallocated Crown Lots (UCL) which will take some time.

There still appears to be some demand for town lots in the Quindanning townsite, however even if Council supports Landcorp taking the role as developer, the lots would not be available for some 18 months to 2 years.

Recommendation:

That Council have no objection to Landcorp undertaking development of the Quindanning townsite lots.

Carne/Stone

That Council have no objection to Landcorp undertaking development of the Quindanning townsite lots.

**Carried 7/0
Resolution 196/07**

Report Ref:	8.1.18
Subject:	Hall Hire Fee – Indoor Sports/Instructional Classes
File Reference	11.10.30
Statutory Ref:	N/A
Author & Date:	V. Epiro 17 th March 2008

Background:

Mrs Margaret Frick (Exercise Physiologist) wishes to hire the Main Hall from April to October for exercise classes for 2 days a week. Council currently has a charge of \$207 per season or \$24 per day/night for similar activities (Badminton). However in addition to the above hire, Margaret also wishes to hire the RSL Hall for 1 hr each week for baby sitting for which there is not a set charge.

In my discussions with Mrs Frick, it was explained that the charge of \$207 was for 1 day/night a week, therefore another charge may need to be considered on say a monthly basis, particularly if interest in the exercise classes wanes after a certain time.

Council should also be considering incentives to encouraging residents to engage in physical exercise such as being proposed by Mrs Frick. Therefore it is suggested a charge of \$69 per month be made for hire of the Main Hall on two days (Monday and Wednesday, 7 hrs) per week and the RSL Hall for one day. The above amount is based on a seasonal hire of \$414 for 6 months.

Recommendation:

That a hall hire fee of \$69 per month be levied for exercise classes to be held two days per week.

Stone/Johnstone

That a hall hire fee of \$70.00 per month be levied for exercise classes to be held two days per week.

**Carried 7/0
Resolution 197/07**

Shire of Woodanilling

The Shire of Woodanilling have advised Co-Operative Bulk Handling that Council has unanimously approved that any monies which may be due to be remitted to the Woodanilling Shire as a result of any forfeitures from overloads under the harvest mass management scheme should be treated as a donation to the seed grain donation scheme .

Carne/Medlen

That Co-Operative Bulk Handling be advised that any monies due to be remitted to Williams Shire as a result of any forfeitures from overloads under the harvest mass management scheme is to be treated as a donation to the seed grain donation scheme.

**Carried 7/0
Resolution 198/07**

8.2 DEPUTY CHIEF EXECUTIVE OFFICER'S REPORT

8.2.1 ACCOUNTS FOR PAYMENT

Johnstone/Earnshaw

That Municipal Fund cheques 101371 – 101383 and direct debits totalling \$69,757.57 approved for payment by the Chief Executive Officer be endorsed and that Municipal Fund cheques 101384 – 101428 totalling \$113,775.91 be approved for payment.

**Carried 7/0
Resolution 199/07**

8.2.2 FINANCIAL STATEMENTS

Earnshaw/Medlen

That the financial statements presented for the period ending 29th February 2008 be received.

**Carried 7/0
Resolution 200/07**

8.3 WORKS SUPERVISORS REPORT

Summer Grading

Marradong Rd, Narrakine Rd, Kennedy Rd, Johnstone Rd, Richmond Rd, Eddington Rd, Old Soldiers Rd, Bates Rd, Congelin Rd, Narrogin Rd, York-Williams Rd, Zilko Rd, Folland Rd, Martin Rd, Extracts Rd, Munday Rd, Darkan-Quindanning Rd, Cowcher Rd, Culbin-Boraning Rd, Roccis Rd, Plank Rd, Pig Gully Rd, English Rd, Taylor Rd, Dardadine Rd.

Maintenance Works

Cleaned culverts, Marradong Rd and Bates Rd
Pick up for Main Roads on Quindanning Rd

Construction

Seal Marradong Rd
Rehabilitate gravel pit, A Chadwick's
Dig new refuse trench at rubbish tip
Dig drain on Roccis Rd
Rip and water bind two corners on Darkan-Quindanning Rd
Seal Marradong Rd with 10mm metal
Clear trees for culverts on Narrakine Rd realignment

Mechanical Report

Backhoe: fixed head gasket
WL 842: new fan belts
Water truck WL 39: fixed motor
Volvo grader: serviced
WL 842: two new tyres

Private Works

Load of water for Doug Fowler, Gilbert Medlen and Heather Rose
Two loads of water for Bill Piesse and A Anderson
Load of gravel for G Bingham
Construct detour road for MRD on Narrogin Rd
Backhoe hire: S Hyde
Float hire: H Panizza

Traffic Counts

	Vehicles per week:
Tin Shed Rd	52
Old Soldiers Rd	45
Darkan-Quindanning Rd	538

Stone/Earnshaw

That the Works Supervisor's Report be received.

**Carried 7/0
Resolution 201/07**

Environmental Health Officer / Building Surveyor Steve Friend attended the meeting at 4.15pm to discuss his report.

8.4 ENVIRONMENTAL HEALTH OFFICER / BUILDING SURVEYOR'S REPORT

Building Permits

#208	Rose Superannuation Fund	Lot 101 Albany Hwy	Colorbond shed
#209	M Gillett	Lot 13554 (16) Albany Hwy	Rammed Earth and Colorbond dwelling

Building inspections ongoing.

Food Premises Inspections

Caltex Roadhouse – several small issues.

Accommodation Premises

Williams Country Accommodation – very neatly maintained. A big improvement.

Hairdressing Premises

Cleanly and well presented

Alteration of Town Boundary / Building Regulations

As reported in the February agenda, the issue of where in a Shire building approvals are required together with swimming pool fencing, it has been identified that should the Munthoola Estate on the north eastern side of town eventuate, there will be little building control in the estate. The Building Regulations, in their current format, set out that class 10 buildings (shed, carports, patios, pools etc) only require building approval if they are to be erected within a townsite. Although part of the Munthoola Estate will be zoned Residential in the Town Planning Scheme, if it is not within the townsite boundaries, there is no building control.

If Council believes there should be building control over class 10 buildings, either the townsite boundaries need to be extended or perhaps an addition made to the Building Regulations to include either a location number or perhaps “an area zoned Residential and Rural/Special Residential” in the Town Planning Scheme.

I believe either would be effective in achieving the aim, I am unsure how difficult it is to extend the town boundary.

It should be noted that by extending building control to this area, it does not automatically extend planning controls. Issues such as appearance and size cannot be regulated by building control.

Recommendation:
For Consideration

Medlen/Johnstone

That application be made to have the Munthoola land development included within the townsite boundary.

Carried 7/0
Resolution 202/07

Cavanagh/Medlen

That the Environmental Health Officer/Building Surveyor's Report be received.

Carried 7/0
Resolution 203/07

Mr Friend left the meeting at 4.40pm

8.5 COUNCILLORS

8.5.1 Quindanning Darkan Road

Crs Johnstone and Cavanagh reported on an inspection of the Quindanning Darkan Road together with the Chief Executive Officer and the Works Supervisor and agreed that sealing the problem corners without realignment would not be the best course of action. It was agreed with the Works Supervisor that the corners be reformed and water bound. This has proved to be effective.

8.5.2 Regional Bush Fire Control Officers Meeting

Cr Johnstone reported that the meeting recommended that Council works staff attend a Fire Control Training Course because they are constantly using equipment in instances of fires.

8.5.3 Central Zone Meeting

Cr Cowcher reported that he attended the meeting in Kulin on Friday 7th March 2008. Cr Richard Chadwick, Shire of Narrogin was elected Zone President and Cr Don Ennis, Town of Narrogin elected Deputy President. Cr Steve martin, Shire of Wickepin was re-elected as State Council representative with Cr Don Ennis as his Deputy.

9.0 ELECTED MEMBERS MOTIONS OF WHICH NOTICE HAS BEEN GIVEN

Nil

10.0 NEW BUSINESS OF AN URGENT NATURE INTRODUCED BY DECISION OF THE MEETING

10.1 ELECTED MEMBERS

10.2 STAFF

Nil

11.0 INFORMATION SESSION

12.0 MEETING CLOSURE

There being no further business for discussion the President declared the meeting closed at 5.14pm