



ORDINARY MEETING OF COUNCIL

AGENDA

28 MAY 2024

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CITY OF GREATER GERALDTON
ORDINARY MEETING OF COUNCIL
TO BE HELD ON TUESDAY, 28 MAY 2024 AT 5.00PM
CHAMBERS, CATHEDRAL AVENUE

A G E N D A

DISCLAIMER:

The Presiding Member advises that the purpose of this Council Meeting is to discuss and, where possible, make resolutions about items appearing on the agenda. Whilst Council has the power to resolve such items and may in fact, appear to have done so at the meeting, no person should rely on or act on the basis of such decision or on any advice or information provided by a Member or Officer, or on the content of any discussion occurring, during the course of the meeting. Persons should be aware that the provisions of the Local Government Act 1995 (Section 5.25(e)) and Council's Meeting Procedures Local Laws establish procedures for revocation or rescission of a Council decision. No person should rely on the decisions made by Council until formal advice of the Council decision is received by that person. The City of Greater Geraldton expressly disclaims liability for any loss or damage suffered by any person as a result of relying on or acting on the basis of any resolution of Council, or any advice or information provided by a Member or Officer, or the content of any discussion occurring, during the course of the Council meeting.

1 DECLARATION OF OPENING

2 ACKNOWLEDGEMENT OF COUNTRY

I would like to respectfully acknowledge the Yamatji people who are the Traditional Owners and First People of the land on which we meet/stand. I would like to pay my respects to the Elders past, present and future for they hold the memories, the traditions, the culture and hopes of Yamatji people.

3 RECORD OF ATTENDANCE, APOLOGIES AND LEAVE OF ABSENCE

Present:

Officers:

Others:

Members of Public:

Members of Press:

Apologies:

Leave of Absence:

4 DISCLOSURE OF INTERESTS

Cr V Tanti declared a Financial Direct interest in Item No. DS038 2025 and 2028 Lease Expiries, as he owns a property he lives in at Point Moore.

Cr M Librizzi declared an Impartiality interest in Item No. IS304 RFT 2324 27 Recreation Ground Sports Lighting Renewal, as he is a member and sponsor of the Railways Football Club.

5 RESPONSE TO PREVIOUS PUBLIC QUESTIONS TAKEN ON NOTICE

There are no questions from previous meetings.

6 PUBLIC QUESTION TIME

Questions provided in writing prior to the meeting or at the meeting will receive a formal response. Please note that you cannot make statements in Public Question Time and such statements will not be recorded in the Minutes.

Our Local Laws and the Local Government Act require questions to be put to the presiding member and answered by the Council. No questions can be put to individual Councillors.

7 APPLICATIONS FOR LEAVE OF ABSENCE**Existing Approved Leave**

Councillor	From	To (inclusive)	Date Approved
Nil.			

**Note: If Elected Members' application for leave of absence is for the meeting that the request is submitted, they will be noted as an apology until Council consider the request. The granting of the leave, or refusal to grant the leave and reasons for that refusal, will be recorded in the minutes of the meeting.*

If an Elected Member on Approved Leave subsequently attends the meeting, this will be noted in the Minutes at 'Record of Attendance'.

EXECUTIVE RECOMMENDATION:

That Council by Simple Majority pursuant to Section 2.25 of the Local Government Act 1995 RESOLVES to:

1. APPROVE Leave of Absence for:
 - a. Cr S Cooper for the period 4 June to 4 June 2024;
 - b. Cr S Cooper for the period 25 June to 25 June 2024;
 - c. Cr S Keemink for the period 2 July to 12 July 2024;
 - d. Cr K Parker for the period 8 July to 17 July 2024;
 - e. Cr J Critch for the period 12 July to 26 July 2024; and
 - f. Cr J Critch for the period 5 September to 16 September 2024.

8 PETITIONS, DEPUTATIONS

CS124	PETITION – REQUEST TO REDUCE SPEED ALONG CHAPMAN ROAD (NORTH)
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AGENDA REFERENCE:	D-24-047123
AUTHOR:	K Wheeler, Governance Advisor
EXECUTIVE:	P Radalj, Director Corporate Services
DATE OF REPORT:	28 May 2024
FILE REFERENCE:	GO/6/0003
ATTACHMENTS:	Yes (x1) Petition – Request to reduce speed along Chapman Road (North)

EXECUTIVE SUMMARY:

The purpose of this report is to advise Council a petition was received by the City of Greater Geraldton (the City) on 11 April 2024, petitioning the City to support the reduction of speed along Chapman Road, from 90km to 70km.

EXECUTIVE RECOMMENDATION:

That Council by Simple Majority pursuant to Section 5.20 of the *Local Government Act 1995* RESOLVES to:

1. RECEIVE the petition requesting the City support the reduction of speed along Chapman Road; and
2. REQUIRE the Chief Executive Officer to provide Council with a report on the subject of the petition.

PROPONENT:

The proponents are Joan and David Coutts as promoters of the petition.

BACKGROUND:

A petition was presented to the Mayor of the City of Greater Geraldton on 14 March 2024 requesting a reduction of speed along Chapman Road. This initial petition was non-compliant with section 5.10 of the City's *Meeting Procedures Local Law 2011*. The City provided the proponents with information on how to submit a compliant petition on 19 March 2024.

A compliant petition was presented to the Mayor of the City of Greater Geraldton on 11 April 2024. The proponents have requested the City's support to reduce the speed from 90km to 70km along Chapman Road from Sail Boulevard, Sunset Beach to Glenfield Beach Road, Glenfield.

COMMUNITY, ECONOMY, ENVIRONMENT AND LEADERSHIP ISSUES:

Community:

The receipt of a compliant petition by the Council provides an opportunity for the Council to consider the views and requests of community members.

Economy:

There are no adverse economic impacts.

Environment:

There are no adverse environmental impacts.

Leadership:

The petition is compliant with the provisions of clause 5.10 of the *City of Greater Geraldton Meeting Procedures Local Law 2011*.

Disclosure of Interest:

No officer involved in the preparation of this report has a declarable interest in this matter.

RELEVANT PRECEDENTS:

Council has previously received petitions, most recently on 28 November 2024 – Item No. CS076 Petition – Funding for Preliminary Study of Jetty for Geraldton Project.

COMMUNITY/COUNCILLOR CONSULTATION:

The petition was completed by 57 electors of the district.

LEGISLATIVE/POLICY IMPLICATIONS:

The provisions for the receipt of compliant petitions are contained in clause 5.10 of the *City of Greater Geraldton Meeting Procedures Local Law 2011*.

5.10 Petitions

- (1) A petition is to —
- (a) be addressed to the Mayor or CEO;
 - (b) be made by at least 50 electors of the district;
 - (c) state the request on each page of the petition;
 - (d) contain the name, address and signature of each elector making the request, and the date each elector signed;
 - (e) contain a summary of the reasons for the request; and
 - (f) state the name of the person to whom, and an address at which, notice to the petitioners can be given.
- ...
- (2) Upon receiving a petition, the Local Government is to submit the petition to the relevant officer to be included in his or her deliberations and report on the matter that is the subject of the petition, subject to subclause (3).
- (3) At any meeting, the Council is not to vote on any matter that is the subject of a petition presented to that meeting, unless—
- (a) the matter is the subject of a report included in the agenda; and
 - (b) the Council has considered the issues raised in the petition.

FINANCIAL AND RESOURCE IMPLICATIONS:

There are no financial implications of the receipt of the petition. The financial and resource implications of any actions considered by the petition will be dealt with in an additional report to Council.

INTEGRATED PLANNING LINKS:

Strategic Direction: Leadership	Aspiration: A strong local democracy with an engaged community, effective partnerships, visionary leadership and well informed decision-making.
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Outcome 4.1	Meaningful customer experiences created for the people we serve.
Outcome 4.2	Decision making is ethical, informed and inclusive.

REGIONAL OUTCOMES:

There are no impacts to regional outcomes.

RISK MANAGEMENT:

Risk is minimised if the City follows the process outlined in the *City of Greater Geraldton Meeting Procedures Local Law 2011*.

ALTERNATIVE OPTIONS CONSIDERED BY CITY OFFICERS:

No alternative options were considered by City Officers, this petition meets the criteria as stipulated in the *City of Greater Geraldton Meeting Procedures Local Law 2011*.

9 CONFIRMATION OF MINUTES

RECOMMENDED that the minutes of the Ordinary Meeting of Council held on 30 April 2024, as previously circulated, be adopted as a true and correct record of proceedings.

10 ANNOUNCEMENTS BY THE CHAIR AND PRESENTATIONS*Events attended by the Mayor or designated representative*

DATE	FUNCTION	REPRESENTATIVE
1 May 2024	ABC Radio Interview - Outcome from Council Meeting - Yellow Submarine	Mayor Jerry Clune
1 May 2024	Triple M Interview - Outcomes of Council Meeting 2024	Mayor Jerry Clune
1 May 2024	Probus Club of Geraldton Presentation	Mayor Jerry Clune
1 May 2024	Proposed Shade Structures - Club Wonthella	Mayor Jerry Clune
1 May 2024	Filming for Council Update Videos - Coffee with a Councillor	Mayor Jerry Clune
2 May 2024	Mullewa Meeting – Anti-social Behaviour	Mayor Jerry Clune
3 May 2024	Triple M Radio Interview - Outcome of Council Meeting	Mayor Jerry Clune
5 May 2024	Meeting with Airport User Group	Mayor Jerry Clune
6 May 2024	Mayor / CEO Regular Catch Up	Mayor Jerry Clune
6 May 2024	Marketing & Media Regular Catch Up	Mayor Jerry Clune
6 May 2024	Pre-Meeting with City of Greater Geraldton (City) Officers Regional Development Assessments Panels (RDAP) - 175 North West Coastal Highway, Wonthella	Mayor Jerry Clune
6 May 2024	Signing of Pensioner Forms for Overseas Resident	Mayor Jerry Clune
6 May 2024	Mineral Resources Consultation with the City	Mayor Jerry Clune
7 May 2024	Meeting with Airport Lessee	Mayor Jerry Clune
7 May 2024	Batavia Coast Marina 2 (BCM2) Steering Group Quarterly Meeting	Mayor Jerry Clune
7 May 2024	Concept Forum 2024	Mayor Jerry Clune
8 May 2024	Carers Conversation Event and Afternoon Tea	Mayor Jerry Clune
8 May 2024	Qantas Regional Sales & Development Manager – Introductory Meeting	Mayor Jerry Clune
9 May 2024	Photo for Media Release - Seniors Have a Go E-Bike	Mayor Jerry Clune
10 May 2024	National Walk Safely to School Day with Geraldton Primary School	Mayor Jerry Clune
10 May 2024	Department of Primary Industries and Regional Development (DPIRD) Stakeholder Morning Tea - Geraldton	Mayor Jerry Clune
12 May 2024	Radio Mama Interview - Outcomes of Council	Mayor Jerry Clune
13 May 2024	Australian Citizenship Ceremony	Mayor Jerry Clune
13 May 2024	Mayor / CEO Regular Catch Up	Mayor Jerry Clune
13 May 2024	Marketing and Media Regular Catch Up	Mayor Jerry Clune
13 May 2024	2024 State Budget Briefing with Hon Rita Saffioti MLA, Deputy Premier, Treasurer, Minister for Transport; Tourism	Mayor Jerry Clune
13 May 2024	Meeting with Kirrilee Warr, the Nationals WA Candidate, Geraldton Electorate - Introduction and City Priorities and Future Plans	Mayor Jerry Clune
14 May 2024	Photo's for Media Release - Foreshore activation on the menu - Sweet Olive Caravan and Café Zuma WA	Mayor Jerry Clune
14 May 2024	ABC Interview - Mullewa Antisocial Behaviour	Mayor Jerry Clune
15 May 2024	Heritage Services Community Bus Trip - Australian Heritage Festival 2024	Mayor Jerry Clune
16 May 2024	RDAP/X CGG - Proposed Bulky Goods Showrooms & Motor Vehicle Repair on Lot 101 (No. 175) North West Coastal Highway, Wonthella	Mayor Jerry Clune
17 May 2024	Mid West Development Commission (MWDC) - Sandstone	Mayor Jerry Clune
18 May 2024	Photo for Media Release - Regional Round - Men: Perth Glory vs Perth RedStar Women: Hyundai NTC vs Perth RedStar – Horizon Ball	Mayor Jerry Clune

18 May 2024	Regional Festival of Football (FOF) Perth Glory and Perth RedStar Match – Wonthella Oval	Mayor Jerry Clune
18 May 2024	Flotsam and Jetsam Art Exhibition	Deputy Mayor Cr Natasha Colliver
20 May 2024	Marketing & Media Regular Catch Up	Mayor Jerry Clune
20 May 2024	Foodbank "Learn Cook Share for Healthier Outcomes	Deputy Mayor Cr Natasha Colliver
20 May 2024	Geraldton Guardian Interview - Mercantile Club	Mayor Jerry Clune
20 May 2024	Mayor/Deputy Mayor/CEO Regular Catch up	Mayor Jerry Clune
20 May 2024	Mid West Ports Authority (MWPA) Meeting – First Point of Entry (FPOE) – Request for Letter of Support	Mayor Jerry Clune
21 May 2024	Seniors Have a Go eBike Event	Mayor Jerry Clune
21 May 2024	Regular meeting - City of Greater Geraldton with Local Member Lara Dalton MLA, Member for Geraldton	Mayor Jerry Clune
21 May 2024	Photo Opportunity - Big Sky Readers and Writers 2024 and GRAG Funding with Lara Dalton, MLA Member for Geraldton	Deputy Mayor Cr Natasha Colliver
21 May 2024	Regional Capitals Australia (RCA) Board Meeting – via electronic means	Mayor Jerry Clune
21 May 2024	Agenda Forum	Mayor Jerry Clune
23 May 2024	Clontarf Midwest Cup Morning Opening Ceremony	Mayor Jerry Clune
23 May 2024	ABC Radio Interview - Telstra Job Cuts	Mayor Jerry Clune
23 May 2024	Clontarf Midwest Cup Opening Afternoon Presentations	Mayor Jerry Clune
23 May 2024	Delivery of new Mullewa Central Bushfire Truck with Lara Dalton MLA, Member for Geraldton, representing Hon Stephen Dawson MLC, Minister for Emergency Services	Mayor Jerry Clune
24 May 2024	Batavia Local Emergency Management Committee Meeting	Mayor Jerry Clune
26 May 2024	Midwest Multicultural Association - Celebrating Volunteers Afternoon Tea	Mayor Jerry Clune
27 May 2024	Mayor/Deputy Mayor/CEO Regular Catch up	Mayor Jerry Clune
27 May 2024	Marketing & Media Regular Catch Up	Mayor Jerry Clune
27 May 2024	Ordinary Meeting of Council	Mayor Jerry Clune

Note: Whilst it is noted that Council Members may have also been in attendance at the above events, this is a record of attendance by the Mayor, or where a Council Member has been asked to represent the Mayor.

11 UNRESOLVED BUSINESS FROM PREVIOUS MEETINGS

There is none.

12 REPORTS OF COMMITTEES AND OFFICERS

12.1 REPORTS OF DEVELOPMENT SERVICES

DS036	LEASE – AQUARENA CAFE
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AGENDA REFERENCE:	D-24-057140
AUTHOR:	S Pratt-King, A/Coordinator Land and Leasing
EXECUTIVE:	R Hall, Director Development Services
DATE OF REPORT:	8 May 2024
FILE REFERENCE:	GO/6/0029
ATTACHMENTS:	Yes (x1) Lease Diagram – Café Aquarena

EXECUTIVE SUMMARY:

The purpose of this report is for Council to consider a proposed commercial retail lease agreement between the City of Greater Geraldton and Marlene Fitzgerald for the Aquarena Café.

EXECUTIVE RECOMMENDATION:

That Council by Simple Majority pursuant to Section 3.58 of the *Local Government Act 1995* RESOLVES to:

1. ENTER into a commercial retail lease agreement with Marlene Fitzgerald for the Aquarena Café located on a 122.86m² portion of Crown Reserve 30329, Lot 3079 (100) Pass Street, Wonthella;
2. SET the proposed conditions as:
 - a. Endorse a ten (10) year lease agreement, commencing on the execution date;
 - b. Commence the lease fee at \$33,853.32 (including GST) per annum;
 - c. Adjust the lease fee annually based on the Perth Consumer Price Index (CPI);
 - d. Adjust the lease fee based on a market rent assessment at the commencement of year five (5);
3. MAKE to determination subject to:
 - a. Advertising notice period of 14 days inviting public submissions; and
 - b. Consent from the Minister for Lands; and
4. REFER the item back to Council for consideration if any objecting submissions are received.

PROPONENT:

The proponent is Marlene Fitzgerald.

BACKGROUND:

The Aquarena Café is located on a portion of Crown Reserve 30329, Lot 3079 (100) Pass Street, Wonthella. The reserve is managed by the City of Greater Geraldton (the City) for the purpose of Aquatic and Recreation Centre with the power to lease, subject to consent from the Minister for Lands.

Marlene Fitzgerald has been operating the Café since 2006. The City advertised a request for expressions of interest to lease the Café in 2013. One submission was received and Council endorsed a 10 year lease, as per Council Item No. SC135, to Marlene and Robert Fitzgerald which expired on 29 February 2024.

The proponent is now a monthly tenant, under a holding over clause in the lease agreement until a new lease is executed or either party terminates the lease.

A market rent valuation was conducted by a licensed valuer in October 2023, as per section 3.58(4)(c) of the *Local Government Act 1995*, and confirmed the commencing annual rent will remain at \$33,853.32 (including GST).

Under sections 13 and 14B of the *Commercial Tenancy (Retail Shops) Agreements Act 1985*, the City cannot seek reimbursement for legal expenses related to the negotiation, preparation, or execution of the lease or any renewal or extension of the lease thereafter and must offer a minimum five (5) year lease term, which may be a combination of the initial term and options to extend.

COMMUNITY, ECONOMY, ENVIRONMENT AND LEADERSHIP ISSUES:

Community:

The proposed lease, if approved, will contribute to enhancing the Aquarena customer experience, and support activating the facility through meeting the needs of the community.

Economy:

Supporting local small business contributes to an improved economy by increasing consumer activity and enhancing the economic vitality of the community.

Environment:

The City conducts routine inspections to ensure that food businesses comply with the *Food Act 2008* and *Food Regulations 2009*.

Leadership:

Active management of commercial leases demonstrates good governance and reinforces accountable leadership; crucial for supporting local business and economic growth.

Disclosure of Interest:

No Officer preparing this report has a declarable interest in this matter.

RELEVANT PRECEDENTS:

On 23 February 2014, Council Item No. SC135 resolved to dispose, by lease, a portion of Lot 3079 (100) Pass Street, Wonthella, to Marlene and Robert Fitzgerald.

On 27 February 2024, Council Item No. DS027 resolved to dispose, by lease, a portion of Lot 817 (254) Marine Terrace, Geraldton, to Paul Foster trading as Sail Inn Snack Bar.

COMMUNITY/COUNCILLOR CONSULTATION:

Officers consulted the Sport and Leisure team during the preparation of this report, who confirmed their support of the proposed new lease, noting the proponent provides a quality service to Aquarena users.

As part of preparing this report, the proponent confirmed their preferred lease term, which is reflected in the executive recommendation.

Should Council agree to the proposed lease, a public notice will be advertised for 14 days, inviting public submissions under Section 3.58 of the *Local Government Act 1995*.

LEGISLATIVE/POLICY IMPLICATIONS:

Section 3.58 of the *Local Government Act 1995* details the process for disposing (in this case leasing) of property.

Section 18 of the *Land Administration Act 1997* details the requirement to seek consent from the Minister for Lands for all Crown land transactions.

The *Commercial Tenancy (Retail Shops) Agreements Act 1985* outlines the requirements for commercial tenancy agreements relating to retail businesses.

FINANCIAL AND RESOURCE IMPLICATIONS:

The proposed commencing lease fee of \$33,853.32 (including GST) per annum, will be increased by CPI annually. A market rent assessment will be conducted to establish the new lease fee commencing from year five (5).

INTEGRATED PLANNING LINKS:

Strategic Direction: Economy	Aspiration: A healthy, thriving, and resilient economy that provides opportunities for all whilst protecting the environment and enhancing our social and cultural fabric.
Outcome 2.1	Local business is empowered and supported.
Outcome 2.4	A desirable place to live, work, play, study, invest and visit.

REGIONAL OUTCOMES:

There are no impacts on regional outcomes.

RISK MANAGEMENT:

Approving this recommendation will ensure legislative compliance. The proponent will be required to hold an appropriate public liability insurance policy, and food business registration with the City of Greater Geraldton.

ALTERNATIVE OPTIONS CONSIDERED BY CITY OFFICERS:

City Officers considered the following options:

1. Not support the proposed new lease with the existing operator. To ensure continuity of service to Aquarena users, Officers recommend the proponent be provided a new lease term.

2. Evaluate the market by advertising a request for expressions of interest to lease the Cafe. Should Council choose to advertise expressions of interest for the lease, the proponent could continue to operate on a month-by-month basis under the holding-over clause of the current lease agreement. To ensure continuity of service Officers do not recommend this option.

DS037 LEASE – AQUARENA CRECHE AND FAMILY DAY CARE

AGENDA REFERENCE:	D-24-057167
AUTHOR:	S Pratt-King, A/Coordinator Land and Leasing
EXECUTIVE:	R Hall, Director Development Services
DATE OF REPORT:	8 May 2024
FILE REFERENCE:	GO/6/0029
ATTACHMENTS:	Yes (x1) Lease Diagram – Aquarena Creche

EXECUTIVE SUMMARY:

The purpose of this report is for Council to consider a proposed commercial lease between the City of Greater Geraldton and Lydia Townend trading as Little Nemos Family Daycare for the Aquarena Creche.

EXECUTIVE RECOMMENDATION:

That Council by Simple Majority pursuant to Section 3.58 of the *Local Government Act 1995* RESOLVES to:

1. ENTER into a commercial lease agreement with Lydia Townend for the Aquarena Creche located on a 505.64m² portion of Crown Reserve 30329, Lot 3079 (100) Pass Street, Wonthella;
2. SET the proposed conditions as:
 - a. Endorse a ten (10) year lease agreement, commencing on the execution date;
 - b. Commence the lease fee at \$2,500 (including GST) per annum;
 - c. Adjust the lease fee based on a market rent assessment at the commencement of year five (5);
3. ADVISE the lessee they are responsible for paying all legal expenses associated with the preparation, execution, and registration of the lease;
4. MAKE to determination subject to:
 - a. All licenses and approvals required for the operation of the Family Day Care being obtained and provided to the City of Greater Geraldton;
 - b. Advertising notice period of 14 days inviting public submissions;
 - c. Consent from the Minister for Lands; and
5. REFER the item back to Council for consideration if any objecting submissions are received.

PROPONENT:

The Proponent is Lydia Townend trading as Little Nemo's Geraldton.

BACKGROUND:

The Aquarena Creche is located on a portion of Crown Reserve 30329, Lot 3079 (100) Pass Street, Wonthella. The reserve is managed by the City of Greater Geraldton (the City) for the purpose of Aquatic and Recreation Centre with the power to lease, subject to consent from the Minister for Lands.

The City advertised a request for expressions of interest in operating the Aquarena Creche in September 2016 to provide child-minding services for Aquarena users. One submission was received, with the Executive Management Team (EMT) endorsing a three (3) year contract to Lydia Townend as per EMT Item No. EMT467, which expired on 16 April 2020.

The services provided under the original management agreement have expanded since 2016 to include Family Day Care (FDC) services for children aged 12 weeks to 8 years, and creche services for Aquarena users. Both services are available Monday to Friday from 7.30am to 5.30pm. The expanded services support the proponent's generation of a stable income, which is often not achievable under a creche setting. This income contributes to offsetting the operating costs.

The proponent is an FDC Educator employed by Nature Alliance Family Day Care Service, a registered FDC provider. The educator-to-child ratio for FDC services in Western Australia is 1:7, with a maximum of four (4) children aged 0 to 4 at any one time.

Under the original Creche Management Agreement, the proponent was responsible for all costs associated with managing and operating the service and retained all income for an annual fee of \$1.00 (excluding GST).

In providing a consistent approach to commercial activities on Crown land, Officers propose that the City formalises the arrangements at the Aquarena Creche and Family Day Care through a commercial lease agreement, including minimum service and reporting requirements for the Creche operations.

A market rent assessment was conducted by a licensed valuer in April 2024, as per section 3.58(4)(c) of the *Local Government Act 1995*, confirming a current market rent in the range of \$1.00 to \$5,000 (including GST) per annum. The valuer has noted that *"the higher rent range would be appropriate if the property were operating primarily as a child care premises"*. Officers propose an initial rent of \$2,500 (including GST), acknowledging that the proponent provides a valuable creche service for Aquarena users.

Officers anticipate that the Minister for Lands may require Reserve 30329 to be amended to include 'childcare services' to facilitate a lease of this nature. Should Council support the proposal, Officers will make further enquiries into amending the reserves' purpose.

COMMUNITY, ECONOMY, ENVIRONMENT AND LEADERSHIP ISSUES:

Community:

If approved, the proposed lease will enhance the Aquarena customer experience and support the delivery of childcare services, which has been identified as an area of high demand for the region.

Economy:

Supporting local small businesses improves the economy by increasing consumer activity and enhancing the economic vitality of the community.

Environment:

There are no adverse environmental impacts.

Leadership:

Active management of commercial leases demonstrates good governance. It reinforces accountable leadership, crucial for supporting local business and economic growth.

Disclosure of Interest:

No Officer preparing this report has a declarable interest in this matter.

RELEVANT PRECEDENTS:

On 26 April 2023, Council Item No. DS014 resolved to dispose of, by lease, a portion of Reserve 32569, 34 Paringa Street, Mount Tarcoola, to Wanslea Limited to provide Family Day Care services.

COMMUNITY/COUNCILLOR CONSULTATION:

Staff consulted the Sports and Leisure team during the preparation of this report, who confirmed their support of the proposed lease, noting that the Proponent provides a quality service to Aquarena users.

As part of preparing this report, the proponent confirmed their preferred lease term, which is reflected in the Executive Recommendation.

Should Council agree to the proposed lease, a public notice will be advertised for 14 days, inviting public submissions under Section 3.58 of the *Local Government Act 1995*.

LEGISLATIVE/POLICY IMPLICATIONS:

Section 3.58 of the *Local Government Act 1995* details the process for disposing (in this case leasing) of property.

Section 18 of the *Land Administration Act 1997* details the requirement to seek consent from the Minister for Lands for all Crown land transactions.

FINANCIAL AND RESOURCE IMPLICATIONS:

The proposed commencing lease fee of \$2,500 (including GST) per annum, will be reviewed based on a market rent assessment commencing from year five (5).

INTEGRATED PLANNING LINKS:

Strategic Direction: Community	Aspiration: Our Culture and heritage is recognised and celebrated. We are creative and resilient. We can all reach our full potential.
Outcome 1.1	Enhanced lifestyle through spaces, places, programs, and services that foster connection and inclusion.
Outcome 1.8	Active living and recreation is encouraged.
Strategic Direction: Economy	Aspiration: A healthy thriving and resilient economy that provides opportunities for all whilst protecting the environment and enhancing our social and cultural fabric.

Outcome 2.1	Local business is empowered and supported.
Outcome 2.4	A desirable place to live, work, play, study, invest and visit

REGIONAL OUTCOMES:

There are no impacts on regional outcomes.

RISK MANAGEMENT:

Approving this recommendation will ensure legislative compliance. The proponent must hold an appropriate public liability insurance policy and obtain the necessary licenses and approvals under the *Education and Care Services National Regulations 2012*.

ALTERNATIVE OPTIONS CONSIDERED BY CITY OFFICERS:

City Officers considered the following options:

1. Do nothing; this option is not recommended. Commercial lease agreements are crucial for protecting the rights and interests of both parties. They establish clear terms, outline responsibilities, and provide a legal framework for the business relationship.
2. Not support the proposed lease with the existing operator. To ensure continuity of service for Aquarena users, Officers recommend the proponent be provided a lease with terms and conditions approved by Council.
3. Implement a phased increase to the lease fee, commencing at \$1,000 (including GST), with annual increases of \$1,000 to achieve the top end market valuation of \$5,000 per annum in year five (5). A staged increase in lease fees does not align with current practices and would create inconsistencies with other commercial leases.

DS038	2025 AND 2028 LEASE EXPIRIES – POINT MOORE BEACH COTTAGES
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AGENDA REFERENCE:	D-24-057170
AUTHOR:	G Wilkinson, Manager Property Services
EXECUTIVE:	R Hall, Director Development Services
DATE OF REPORT:	3 May 2023
FILE REFERENCE:	GO/6/0029
ATTACHMENTS:	Yes (x2) 1x Confidential
	A. Minute Extract - DCS343 Point Moore Leases - Crown Reserve 2549
	B. Confidential - Point Moore Lease Fee Review

EXECUTIVE SUMMARY:

The purpose of this report is for Council to consider offering seventeen (17) of the Point Moore lease holders the opportunity to enter a new lease that is aligned with the balance of the Point Moore lease holders.

Cr V Tanti declared a Financial Direct interest in Item No. DS038 2025 and 2028 Lease Expiries, as he owns a property he lives in at Point Moore.

EXECUTIVE RECOMMENDATION:

That Council by Simple Majority pursuant to Section 3.58 of the *Local Government Act 1995* and Section 18 of the *Land Administration Act 1997* RESOLVES to:

1. UPHOLD Council decision in Item No. DCS343 Point Moore Leases – Crown Reserve 2549 made on 26 September 2017 subject to:
 - a. Lessee providing a written request for a new lease at least (i.e. no later than) six (6) months prior to the current lease expiry;
 - b. Equalisation of the fee differential between the existing and new lease (i.e. reconciled from the date of the new lease to 1 July 2018); and
 - c. Lessee having no outstanding amounts payable to the City of Greater Geraldton.

PROPONENT:

The proponents are the Point Moore leaseholders as identified in Confidential Attachment No. DS038B.

BACKGROUND:

The subject leases are located on Crown Reserve 25459 in West End (Point Moore) which is Crown land vested to the City by management order for the purpose of recreation. The City's Local Planning Scheme designates the land as Special Use Reserve with Point Moore Cottages recognised. The lease sites were established in 1966 to offset the displacement of holiday cottages impacted by the Geraldton Port expansion at the time.

Council previously considered the future of the subject leases following comprehensive studies and evidence that demonstrated the coastal hazard risk of erosion and inundation impact on the Point Moore Cottages. Following extensive public consultation Council at its Meeting of 26 September 2017 offered all Point Moore Lessees the opportunity to enter a new lease that included managed retreat trigger points, to expire 30 June 2039.

Of the 174 leases, 157 leaseholders accepted Council's offer and now have a modern and appropriate lease in place that expires in 2039. There were 17 leaseholders who did not accept Council's offer. Some of these leases are due to expire in 2025 and therefore there are two primary options for Council to consider:

1. Uphold Council's resolution of 2017, where the 17 leaseholders can accept Council's offer to lease until 2039 with the same conditions as the other 157 leaseholders; or
2. Revisit the matter and make a different offer to current leaseholders.

The following table outlines the differences for the 17 leaseholders if they were to accept Council's offer:

	CURRENT	PROPOSED	COMMENT
Lease Fee	Varied	Consistent with other 157 leases	Equalises the fee differential from 2018
Lease Term	Expires 2025 & 2028	Expires 2039 consistent with other 157 leases	Aligns with Coastal Hazard Studies
Demolition Levy	No demolition levy payable	Cost recovery with increased contribution	Asbestos regulations since introduced
Short-Term Rental Accommodation	Option to sub-lease	No STRA consistent with other 157 leases	Preferred use is local community
Pensioner Discount	50% discount	50% discount	No change
Aged Septic Systems	No inspections done	Septic Inspections every two years consistent with other 157 leases	Management of public safety
Coastal Erosion Managed Retreat Trigger Points	No triggers	Triggers included consistent with other 157 leases	Management of public safety

Officers have reviewed the terms and conditions and consider that those offered by Council remain prudent, fair and reasonable for the following reasons:

- There is a strong preference for consistency. A key strength to Council's 2017 offer was to bring all leaseholders onto the same terms and conditions for fairness and harmony in the community, such as the lease fee.
- The Coastal Hazard and Risk remains present and the term of expiry until 2039 allows the interim use of the Cottages, whilst protecting exposure in the medium term.
- A new lease that extends the use of the Cottages from 2025 to 2039 will give the leaseholders an increase in value so nobody is unfairly treated in the short term.
- The new leases have a requirement for inspection of effluent/septic treatments, ensuring sanitary conditions for the local community.
- The offer to provide a 50% concession to pensioners remains in place.
- Short Term Rental Accommodation (STRA) on the open market is not permitted, meaning the Cottages are used for local community residents.
- A demolition levy that is collected to facilitate the removal of the cottages to protect the natural environment.

The only change has been to the cost of demolition due to increased requirements for handling and disposal of asbestos. Should Council wish to revisit the matter, Officers recommend that Council seek to recover these costs through the lease.

Should the current leaseholders not accept a new lease, then it will be a requirement for vacant possession of the property to be provided to the City on or before the date of expiry of the current lease. This means that before, or upon expiry of the lease, the occupier will be required to vacate the property and the City is then able to lease the property on the open market.

COMMUNITY, ECONOMY, ENVIRONMENT AND LEADERSHIP ISSUES:

Community:

The Point Moore beach cottages offer affordable accommodation and lifestyle choice.

Economy:

There are no adverse economic impacts.

Environment:

There is a high content of asbestos containing materials in the West End community which must be removed with a planned and meticulous approach to ensure the safety of the surrounding community. The managed retreat trigger points identified in the 2039 expiring lease agreements capture the ability to ensure public safety.

Leadership:

The Council demonstrates sound leadership by adopting a planned strategic approach to administer the leases within the Point Moore community.

Disclosure of Interest:

No Officer involved in the preparation of this report has a declarable interest in this matter.

RELEVANT PRECEDENTS:

Previous reports to Council related to the Point Moore beach cottage leases include:

- SC143 2014 Expiry Point Moore (West End) Beach Cottage Leases – 22 April 2014.
- DCS334 Point Moore Discussion Paper – 27 June 2017.
- DCS343 Point Moore Leases – 26 September 2017.
- CEO077 Disposal of Land Assets – Point Moore Beach Cottages – 27 July 2021.

COMMUNITY/COUNCILLOR CONSULTATION:

Extensive community consultation through a discussion paper and survey related to managing the risk of coastal erosion or inundation was conducted in 2017. A briefing note outlining the 2025 and 2028 expiring leases was presented to Councillors at the April 2024 Concept Forum. Should Council resolve to offer new leases public comment will be sought through advertising.

LEGISLATIVE/POLICY IMPLICATIONS:

Section 3.58 of the *Local Government Act 1995* details the process for disposing of property.

Section 18 of the *Land Administration Act 1997* details various transactions relating to Crown Land to be approved by the Minister for Lands.

FINANCIAL AND RESOURCE IMPLICATIONS:

Should Council choose to offer a new lease to the 17 Lessees there will need to be a planned approach to administrating the surrender and execution of the new leases. Furthermore, a financially equitable outcome will require individually calculated financial positions. The table in Confidential Attachment No. DS038B identifies the associated financial implications.

INTEGRATED PLANNING LINKS:

Strategic Direction: Community	Aspiration: Our Culture and heritage is recognised and celebrated. We are creative and resilient. We can all reach our full potential.
Outcome 1.4	Community safety, health and well-being is paramount.
Strategic Direction: Leadership	Aspiration: A strong local democracy with an engaged community, effective partnerships, visionary leadership and well informed decision-making.
Outcome 4.7	Council understands its roles and responsibilities and leads by example.

REGIONAL OUTCOMES:

There are no impacts to regional outcomes.

RISK MANAGEMENT:

The environmental risks associated with the location of Point Moore is addressed in the managed retreat trigger points outlined in the 2039 expiring leases. There are future financial risks associated with the demolition however, these will not need to be addressed in the short term.

ALTERNATIVE OPTIONS CONSIDERED BY CITY OFFICERS:

The following options were considered by City Officers:

1. Council may choose to revisit this matter anew; however, Officers do not recommend this as it would be inconsistent the 157 remaining leases.
2. Not make any offer to the 17 leaseholders who have not accepted Council's offer for a new lease until 2039. This is not recommended as the 2017 Council decision offers an objective and impartial approach to managing this matter.

12.2 REPORTS OF COMMUNITY AND CULTURE

CC014	ACCESS AND INCLUSION PLAN 2024 - 2029
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AGENDA REFERENCE:	D-24-054998
AUTHOR:	P Heiderova, Coordinator Community Development
EXECUTIVE:	F Norling, Director Community and Culture
DATE OF REPORT:	28 May 2024
FILE REFERENCE:	GO/6/0029
ATTACHMENTS:	Yes (x1)
	Access and Inclusion Plan 2024-29

EXECUTIVE SUMMARY:

The purpose of this report is to seek Council endorsement of the City of Greater Geraldton Access and Inclusion Plan (AIP) for 2024-2029. The AIP is designed as a guiding framework for the City's initiatives, aimed at enhancing facilities, programs, services and advocacy for people living with disabilities, along with their families and carers.

EXECUTIVE RECOMMENDATION:

That Council by Simple Majority pursuant to Section 2.7 of the *Local Government Act 1995* RESOLVES to:

1. ADOPT the Access and Inclusion Plan 2024-2029.

PROPONENT:

The proponent is the City of Greater Geraldton (the City).

BACKGROUND:

This draft of the Access and Inclusion Plan (AIP) for 2024-2029 is the culmination of a comprehensive process that underscores the City's ongoing commitment to creating an inclusive and accessible community for all, particularly for people living with disabilities. Developed through extensive consultation, the plan reflects a City-wide effort to embrace inclusivity at every level.

While developing the new AIP, the City's Community Development team has remained dedicated to enhancing accessibility and inclusivity across the community. Reflecting on the achievements of the previous five-year plan, the substantial progress below underscores the City's commitment to these essential goals.

Key achievements from the previous Disability Access and Inclusion Plan 2018 – 2023 include:

- Most Accessible Community in Western Australia Award for both Regional City and overall, in 2019;

-
- Collaboration with local service providers and organisations to co-fund the purchase and installation of accessible equipment, including a pool hoist, mobile hoist and slings at Aquarena;
 - Construction of new facilities at HMAS Sydney II Memorial, including a unisex fully accessible toilet and ambulant toilets.
 - Introduction and ongoing delivery of mandatory Access and Inclusion Key Services Induction for all staff;
 - Successful implementation of an ongoing Passport to Employment (P2E) Program. (This initiative has effectively supported students with disabilities in securing and maintaining meaningful employment and in gaining confidence and new skills);
 - Annual All Ability Day Celebrations - A significant event that promotes awareness and celebrates the International Day of People with Disability, fostering greater understanding and inclusion;
 - Enhancements to Beach Accessibility - The purchase of beach wheelchairs and installation of accessible matting have made City beaches enjoyable for people with mobility challenges;
 - The City's Aquarena outdoor pool underwent major renovations and now includes an 18-metre ramp providing enhanced access; and
 - Inclusion of Communication Boards in playgrounds, designed to assist and promote inclusion for nonverbal individuals.

The AIP aligns with key legislative frameworks such as the WA Disability Services Act 2004 and Australia's Disability Strategy 2021-2031. Under the guidance of Schedule 3 of the Act, which cites the Disability Services Regulations 2004, the plan outlines seven (7) outcomes designed to enhance access and inclusion.

For each outcome, specific actions that the City can achieve are integrated into the AIP. The aim is for these actions to be implemented and reviewed annually over a five-year period as the City continually strives to meet the needs of the growing population and respond to the needs of people experiencing and living with disabilities. Access and Inclusion also forms part of the broader community that considers the needs of families with children and seniors.

The Strategy focuses on seven (7) outcomes:

1. Access to Services and Events: People with disability have the same opportunities as other people to access services and events organised by the City.
2. Access to Buildings and Facilities: People with disability have the same opportunities as other people to access buildings and other City facilities.
3. Access to City Information: People with disability receive information from the City in a format that will enable them to access the information as readily as other people are able to access it.
4. Access to Quality Service: People with disability receive the same level and quality of service from the staff of the City as other people receive from the staff.
5. Access to City Complaints Procedures: People with disability have the same opportunities as other people to provide feedback and make complaints to the City.

6. Participation in Public Consultation: People with disability have the same opportunities as other people to participate in any consultation by the City.
7. Obtain and Maintain Employment: People with disability have the same opportunities as other people to gain and maintain employment with the City.

COMMUNITY, ECONOMY, ENVIRONMENT AND LEADERSHIP ISSUES:

Community:

The City's AIP seeks to enhance social inclusion and community engagement through targeted improvements in accessibility. A significant focus is placed on increasing access to public spaces and buildings for individuals of all abilities. These efforts are complemented by inclusive programs and community celebrations designed to foster a sense of belonging and participation. Such initiatives play a crucial role in building a cohesive and supportive community fabric, where diversity is celebrated and every individual feels valued and connected.

Economy:

The City's AIP aims to bolster economic outcomes by making City services and facilities more accessible. This includes the development of accessible public spaces that can enhance local businesses and tourism. Improved accessibility not only benefits residents but also has the potential to attract visitors who require accessible facilities, therefore supporting local economic growth.

Environment:

By recognising that supportive environments can significantly reduce barriers for people with disabilities, the City has committed to enhancing accessibility in public spaces. This includes creating more accessible beaches, parks and playgrounds. Such improvements are part of a broader effort to maximise participation in community life, ensuring that all residents can engage fully in daily activities.

Leadership:

By implementing the AIP, the City demonstrates leadership in advocating for and creating more inclusive community. This initiative not only responds to the current needs of the population, including people with disabilities, but also sets a proactive plan for future City planning and community engagement. Annual reviews and updates of the plan ensure that the City continues to lead by example, adapting to changing needs and promoting inclusivity at every level of governance and community interaction.

Disclosure of Interest:

No Officer involved in the preparation of this report has a declarable interest in this matter.

RELEVANT PRECEDENTS:

28 May 2013 Item No. CC0108 Disability Access and Inclusion Plan 2013-18.

28 May 2019 Item No. DCS411 Disability Access and Inclusion Plan 2019-23.

COMMUNITY/COUNCILLOR CONSULTATION:

To assist with the development of the 2024 – 2029 AIP, the City conducted external and internal surveys and facilitated a community workshop, held in August 2023, to identify priorities that would improve inclusion and accessibility. Based on the insights gathered during the community survey and workshop, key themes and priority areas were identified. These include the creation of additional ACROD bays for parking, connecting pathways to building entrances, installing handrails on stairs and ramps, providing easy-to-read signage, accessible toilet facilities and enhancing access to public open spaces such as beaches, parks, playgrounds, toilets and sporting facilities. Furthermore, the feedback emphasised the importance of increasing awareness about the needs of people with disabilities through the delivery of diverse programs and events. It also highlighted the value of accessible City services and underscored the significance of promoting accessible tourism options.

City Officers actively participate in regular disability interagency meetings and maintain strong relationships with relevant stakeholders. This engagement ensures the City is well-informed about the needs of the community and can effectively tailor the Plan to address these needs.

LEGISLATIVE/POLICY IMPLICATIONS:

The Plan aligns with the outcomes of the City’s Strategic Community Plan 2021-31, Council Policy 1.4 Disability Access and Inclusion and with Australia’s Disability Strategy 2021-2031. It is a requirement of the Disability Services Act (WA) that all Local Government authorities develop and implement an AIP. The AIP must be lodged with Department of Communities.

FINANCIAL AND RESOURCE IMPLICATIONS:

The Plan may impact on budgets for renewals and capital works in relation to access and inclusion. Any financial impacts would be brought before Council as part of the annual budget process for Council consideration.

INTEGRATED PLANNING LINKS:

Strategic Direction: Community	Aspiration: Our Culture and heritage is recognised and celebrated. We are creative and resilient. We can all reach our full potential.
Outcome 1.1	Enhanced lifestyle through spaces, places, programs and services that foster connection and inclusion.
Outcome 1.3	Pride in place and a sense of belonging is commonplace.
Outcome 1.4	Community safety, health and well-being is paramount.
Strategic Direction: Economy	Aspiration: A healthy thriving and resilient economy that provides opportunities for all whilst protecting the environment and enhancing our social and cultural fabric.
Outcome 2.4	A desirable place to live, work, play, study, invest and visit.

Strategic Direction: Environment	Aspiration: Our natural environment has a voice at the table in all our decisions. We are a leader in environmental sustainability.
Outcome 3.1	A City that is planned, managed and maintained to provide for environmental and community wellbeing.
Strategic Direction: Leadership	Aspiration: A strong local democracy with an engaged community, effective partnerships, visionary leadership and well informed decision-making.
Outcome 4.7	Council understands its roles and responsibilities and leads by example.

REGIONAL OUTCOMES:

Regional outcomes include enhanced accessibility in Greater Geraldton which attracts more visitors and boosts local businesses, making it a preferred destination for diverse groups, including families with young children, the elderly and people with disabilities. These improvements not only stimulate economic growth but also foster a stronger sense of community and belonging.

RISK MANAGEMENT:

The Disability Services Act 1993 (amended 2004) mandates that the City must maintain Disability Access and Inclusion Plans to avoid discrimination claims. Failure to provide equal access and reasonable accommodations for people with disabilities could result in legal action. Non-compliance with disability access requirements may lead to financial penalties. Fines or other sanctions could be imposed on the City for not fulfilling its obligations.

The City's reputation may suffer if it is perceived as not prioritising accessibility and inclusion. Negative public perception can impact community trust and support. Several funding programs or grants may require the City to demonstrate compliance with accessibility standards. Not having an AIP could result in the loss of funding opportunities.

In summary, having a well-prepared AIP is not only a legal requirement but also essential for promoting equal access, mitigating legal risks and demonstrating commitment to an inclusive community.

ALTERNATIVE OPTIONS CONSIDERED BY CITY OFFICERS:

No other options were considered as the Disability Services Act 1993 mandates the City to maintain a Disability Access and Inclusion Plan. The Plan was developed as the replacement to a previous iteration endorsed by Council that had reached its conclusion.

CC015 CITY OF GREATER GERALDTON YOUTH STRATEGY 2024-2029

AGENDA REFERENCE:	D-24-034605
AUTHOR:	J Steele, Coordinator Youth Development
EXECUTIVE:	F Norling, Director Community and Culture
DATE OF REPORT:	28 May 2024
FILE REFERENCE:	GO/6/0029
ATTACHMENTS:	Yes (x1) Draft Youth Strategy 2024-29

EXECUTIVE SUMMARY:

The purpose of this report is to seek Council endorsement of the City of Greater Geraldton Youth Strategy 2024-29.

EXECUTIVE RECOMMENDATION:

That Council by Simple Majority pursuant to Section 2.7 of the *Local Government Act 1995* RESOLVES to:

1. ADOPT the City of Greater Geraldton Youth Strategy 2024-2029.

PROPONENT:

The proponent is the City of Greater Geraldton (the City).

BACKGROUND:

The City's Youth Strategy is a new strategic document that aims to guide the role of the City and how the City provides facilities, programs, services and advocacy on behalf of young people aged 12-25 years. The Strategy aligns with the City's Strategic Community Plan 2021-31 and Council Policy 1.2 Youth.

The City is already proactively delivering or supporting a range of programs and activities for young people, varying from sport, leisure and aquatics to arts and culture and library services. Additionally, the City's Youth Development team, viewed as a generalist youth service, plays an important role in the provision of the broad range of services that support young people, working alongside external providers better qualified to respond to specific health issues or disengaged young people. Some of the programs and activities delivered by the City's Youth Development team include:

- School Holiday program;
- Films on the Foreshore and Sundays by the Sea at Stow Gardens;
- On country camps;
- Late Night Basketball;
- Game On! Sports Inclusion Participation program;
- Mullewa Youth Centre and Mullewa programs including Bimba Basketball and school holiday activities;
- National Youth Week and A Day in the Laneway young entrepreneurs' event;
- Revolve Skate Series; and
- Battle of the Bands.

The new Strategy focuses on four strategic areas:

Empowerment and Participation

How the City will empower and build capacity within young people enabling them to participate in decision making processes, run youth advisory groups and the role that the youth centres play in Geraldton and Mullewa.

Examples of outcomes in the Strategy are:

1. Support youth leadership training programs (e.g. Leeuwin Ocean Adventure);
2. Engage with young people for development and planning of infrastructure, facilities and programs (e.g. upgrades to Foreshore Youth Precinct); and
3. Operate youth centres in Geraldton and Mullewa (the completion of the Geraldton Youth Centre is subject to funding application outcomes).

Spaces and Places

How the City delivers youth events and activates public spaces and facilities for young people. How the City engages with at-risk and street present youth and defines the City's roles and responsibilities in this space. This in turn defines the ways in which the City partners and collaborates with community and youth organisations.

Examples of outcomes in the Strategy are:

1. Provide youth specific places, resources and initiatives at City events and venues (e.g. youth space at the Library, Aquarena, youth centres and school holiday programming);
2. Support, facilitate and deliver diversionary programs for at-risk youth (e.g. Late-Night Basketball program. The City currently has a Mullewa Youth development officer funded by DCP and a Geraldton Youth Development officer delivering diversionary programs); and
3. Support facilitate and deliver youth events (e.g. Revolve Youth Festival, A Day in the Lane Way, Battle of the Bands. The City has a Youth Vibrancy officer part funded by Rio Tinto delivering events).

Wellbeing and Connection

How the City recognises and celebrates diversity, inclusion and multiculturalism and the importance of social cohesion and young people's connection with their community.

Examples of outcomes in the Strategy are:

1. Support, facilitate and deliver health and wellbeing programs (e.g. Sunset Yoga, Inclusive Participation Programs e.g. Game On!);
2. Encourage and promote healthy lifestyle options; and
3. Support, facilitate and deliver inclusive, cultural and diversity celebrations (e.g. NAIDOC Week, Youth Week, Harmony Day).

Advocacy and Partnerships

How the City amplifies its impact through leadership, collaboration, planning, capacity building and advocacy. This strategy defines how the City will engage with complex issues facing young people that sit outside the core function of a local government authority.

Examples of outcomes in the Strategy are:

1. Advocate for training and future proofed local employment opportunities;
2. Advocate for, and engage with, relevant stakeholders around key youth issues including homelessness, alcohol and drug misuse, family and domestic violence, incarceration and mental health; and
3. Advocate for youth transportation network improvements.

COMMUNITY, ECONOMY, ENVIRONMENT AND LEADERSHIP ISSUES:

Community:

The Strategy aims to improve outcomes for youth by identifying the City's roles and responsibilities for services and programs, as well as when it is appropriate for the City to undertake other roles, such as advocacy for increased or improved services, improving access and inclusion or new approaches to respond to emerging issues in the community.

Economy:

Economic benefits result from this Strategy through supporting young people to adulthood, helping them to reach their potential, transition to employment and provide a local workforce.

Environment:

There are no adverse environmental impacts.

Leadership:

Through adoption of the Youth Strategy, the City demonstrates its continued commitment to young people in the community and implementation of its Policy 1.2 Youth.

Disclosure of Interest:

No Officer involved in the preparation of this report has a declarable interest in this matter.

RELEVANT PRECEDENTS:

Recently endorsed Community and Culture strategies include the Reconciliation Action Plan 2024-29 Item No. CC010 - 26 March 2024 and the Community Safety and Crime Prevention plan Item No. CC013 - 30 April 2024.

COMMUNITY/COUNCILLOR CONSULTATION:

The City conducted a Youth Strategy survey from 02 November to 04 December 2023, which saw 298 responses received. The survey results showed that young people wanted things to do and places to go, generally viewed Greater Geraldton as a positive place to grow up and were optimistic about the future. The survey results also gave an indication of how young people wanted to be engaged with moving forward and what their priorities were for the future Geraldton youth centre. Based on the feedback and subsequent

internal workshops, a draft Strategy was produced. The Strategy was distributed to internal stakeholders and relevant Managers and finalised following feedback to ensure identified actions could be delivered.

LEGISLATIVE/POLICY IMPLICATIONS:

The draft Youth Strategy 2024-29 aligns with the outcomes of the City's Strategic Community Plan 2021-31.

FINANCIAL AND RESOURCE IMPLICATIONS:

Actions listed within the draft Youth Strategy can be achieved within current resourcing levels.

INTEGRATED PLANNING LINKS:

Strategic Direction: Community	Aspiration: Our Culture and heritage is recognised and celebrated. We are creative and resilient. We can all reach our full potential.
Outcome 1.1	Enhanced lifestyle through spaces, places, programs and services that foster connection and inclusion.
Outcome 1.3	Pride in place and a sense of belonging is commonplace.
Outcome 1.8	Active living and recreation is encouraged
Strategic Direction: Economy	Aspiration: A healthy thriving and resilient economy that provides opportunities for all whilst protecting the environment and enhancing our social and cultural fabric.
Outcome 2.4	A desirable place to live, work, play study, invest and visit.

REGIONAL OUTCOMES:

There are no impacts to regional outcomes.

RISK MANAGEMENT:

The Strategy will ensure that the City identify areas of priority to support young people and help them reach their potential aligned with the Strategic Community Plan 2021-31. In the absence of a Youth Strategy, young people may miss out on opportunities to support them. The Strategy also addresses the risk of not using resources effectively and will provide guidance to ensure effective and efficient use of resources aligned with strategic goals.

ALTERNATIVE OPTIONS CONSIDERED BY CITY OFFICERS:

No alternative options were considered due to Officers recommending that the City and community will benefit from commitment to implementation of a Youth Strategy.

12.3 REPORTS OF CORPORATE SERVICES

CS125	CHIEF EXECUTIVE OFFICER'S REVIEW OF SYSTEMS AND PROCEDURES – AUDIT REGULATION 17 AND FINANCIAL MANAGEMENT REGULATION 5
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AGENDA REFERENCE:	D-24-057556
AUTHOR:	N Jane, Chief Financial Officer
EXECUTIVE:	P Radalj, Director Corporate Services
DATE OF REPORT:	23 April 2024
FILE REFERENCE:	GO/6/0029
ATTACHMENTS:	Yes (x2) Confidential
	A. Confidential – Audit Regulation 17 Review - 2024
	B. Confidential – Financial Management Systems Review - 2024

EXECUTIVE SUMMARY:

The purpose of this report is to provide Council with the Chief Executive Officer's Reviews of Systems and Procedures as required under Audit Regulation 17 and Financial Management Regulation 5.

The overall results of both audits as reported by the independent auditor were that the City's overall risk, internal control and legislative compliance environments, policies, procedures and processes in place are appropriate, and were operating effectively at the time of the review.

EXECUTIVE RECOMMENDATION:

That Council by Simple Majority pursuant to Section 5.20 of the *Local Government Act 1995*; Regulation 16 (c) of the *Local Government (Audit) Regulations 1996* and Regulation 5(2) of the *Local Government (Financial Management) Regulations 1996* RESOLVES to:

1. RECEIVE the Audit Regulation 17 Review - 2024;
2. RECEIVE the Financial Management Regulation 5 Review - 2024;
3. ENDORSE the actions taken or proposed to be taken by staff to resolve items identified in the reports; and
4. REQUEST progress updates on implementation of the proposed management actions to the Audit Committee until resolved.

PROPONENT:

The proponent is the City of Greater Geraldton (the City).

BACKGROUND:

In accordance with Regulation 5(2)(c) of the *Local Government (Financial Management) Regulations 1996*, local government CEO's are to undertake reviews of the appropriateness and effectiveness of the financial management systems and procedures of the local government not less than once in every three financial years and report to the local government the results of those reviews.

Further, Regulation 17 of the *Local Government (Audit) Regulations 1996*, requires local government CEO's to undertake reviews of the appropriateness and effectiveness of the local government's systems and procedures in relation to risk management, internal control and legislative compliance not less than once every three financial years and report to the local government the results of those reviews.

AMD Chartered Accountants were engaged to undertake these reviews as part of the Strategic Internal Audit Plan 2021 – 2025 actions. Their reports were presented to the Audit Committee on 23 April 2024 and are provided as Confidential Attachment No. CS125A and CS125B. These reports include findings, recommendations, management comments and proposed actions.

COMMUNITY, ECONOMY, ENVIRONMENT AND LEADERSHIP ISSUES:

Community:

There are no adverse community impacts. Undertaking these reviews ensures that we are accountable to the community for our actions.

Economy:

There are no adverse economic impacts.

Environment:

There are no adverse environmental impacts.

Leadership:

These reviews are required by Local Government Regulations. In addition to the compliance requirements, the purpose of undertaking these reviews is to allow the Audit Committee and Council to be informed on the appropriateness and effectiveness of systems, procedures and processes that have been implemented as well as progress on actions.

Disclosure of Interest:

No Officer involved in the preparation of this report has a declarable interest in this matter.

RELEVANT PRECEDENTS:

Item No. CCS644 – Chief Executive Officer's Review of Systems and Procedures – Audit Regulation 17 and Financial Management Regulation 5 – 26 October 2021.

COMMUNITY/COUNCILLOR CONSULTATION:

The Audit Committee considered these reports at the meeting held on 23 April 2024:

- Item No. AC148 Financial Management Systems Review 2024.
- Item No. AC149 Audit Regulation 17 Review 2024.

LEGISLATIVE/POLICY IMPLICATIONS:

Local Government Act 1996 section 7.12A:

(3) *A local government must —*

(aa) *examine an audit report received by the local government; and*

- (a) *determine if any matters raised by the audit report, require action to be taken by the local government; and*
- (b) *ensure the appropriate action is taken in respect of those matters.*

Local Government (Audit) Regulations 1996, regulation 16:

An audit committee has the following functions —

...

- (c) *to review a report given to it by the CEO under regulation 17(3) (the **CEO's report**) and is to —*
 - (i) *report to the council the results of that review; and*
 - (ii) *give a copy of the CEO's report to the council;*
- (d) *to monitor and advise the CEO when the CEO is carrying out functions in relation to a review under —*
 - (i) *regulation 17(1); and*
 - (ii) *the Local Government (Financial Management) Regulations 1996 regulation 5(2)(c);*
- (f) *to oversee the implementation of any action that the local government —*
 - (i) *is required to take by section 7.12A(3); and*
 - (ii) *has stated it has taken or intends to take in a report prepared under section 7.12A(4)(a); and*
 - (iii) *has accepted should be taken following receipt of a report of a review conducted under regulation 17(1); and*
 - (iv) *has accepted should be taken following receipt of a report of a review conducted under the Local Government (Financial Management) Regulations 1996 regulation 5(2)(c);*

Local Government (Audit) Regulations 1996, regulation 17:

- (1) *The CEO is to review the appropriateness and effectiveness of a local government's systems and procedures in relation to —*
 - (a) *risk management; and*
 - (b) *internal control; and*
 - (c) *legislative compliance.*
- (2) *The review may relate to any or all of the matters referred to in subregulation (1)(a), (b) and (c), but each of those matters is to be the subject of a review not less than once in every 3 financial years.*
- (3) *The CEO is to report to the audit committee the results of that review.*

Local Government (Financial Management) Regulations 1996, regulation 5:

...

- (2) *The CEO is to —*

...

- (c) *undertake reviews of the appropriateness and effectiveness of the financial management systems and procedures of the local government regularly (and not less than once in every 3 financial years) and report to the local government the results of those reviews.*

FINANCIAL AND RESOURCE IMPLICATIONS:

Provision was made in the budget to undertake these required reviews.

INTEGRATED PLANNING LINKS:

Strategic Direction: Leadership	Aspiration: A strong local democracy with an engaged community, effective partnerships, visionary leadership and well informed decision-making.
Outcome 4.2	Decision making is ethical, informed and inclusive.
Outcome 4.3	Accountable leadership supported by a skilled and professional workforce.
Outcome 4.7	Council understands its roles and responsibilities and leads by example.

REGIONAL OUTCOMES:

There are no impacts to regional outcomes.

RISK MANAGEMENT:

Undertaking these reviews is a statutory compliance requirement for local governments and requires a report to the Audit Committee and Council at least once every three financial years. The reviews assess the adequacy and effectiveness of systems, procedures and controls, identifies and evaluates the level of risk exposure and recommends actions for improvement.

ALTERNATIVE OPTIONS CONSIDERED BY CITY OFFICERS:

No alternatives have been considered.

CS126 STATEMENT OF FINANCIAL ACTIVITY AND STATEMENT OF FINANCIAL POSITION FOR THE PERIOD ENDED 30 APRIL 2024

AGENDA REFERENCE:	D-24-057661
AUTHOR:	N Jane, Chief Financial Officer
EXECUTIVE:	P Radalj, Director Corporate Services
DATE OF REPORT:	8 May 2024
FILE REFERENCE:	FM/17/0013
ATTACHMENTS:	Yes (x1) Monthly Management Report for period ended 30 April 2024

EXECUTIVE SUMMARY:

The purpose of this report is to provide Council with a comprehensive report on the City’s finances to 30 April 2024.

EXECUTIVE RECOMMENDATION:

That Council by Simple Majority pursuant to Regulation 34 and 35 of the *Local Government (Financial Management) Regulations 1996* RESOLVES to:

1. RECEIVE the monthly Statement of Financial activity for the period ended 30 April 2024, as attached; and
2. RECEIVE the monthly Statement of Financial Position as at 30 April 2024, as attached.

PROPONENT:

The proponent is the City of Greater Geraldton (the City).

BACKGROUND:

The financial performance and position at the end of April 2024 is detailed in the attached report. Summarised below are the variances between Year-to-Date (YTD) budgets and actuals:

Operating Income	\$	132,566	0.2%	over YTD Budget	<input checked="" type="checkbox"/>
Operating Expenditure	\$	165,416	0.2%	over YTD Budget	<input checked="" type="checkbox"/>
Net Operating	\$	32,851	0.3%	under YTD Budget	<input checked="" type="checkbox"/>
Capital Expenditure	\$	5,420,482	14.8%	under YTD Budget	<input checked="" type="checkbox"/>
Capital Revenue	\$	2,040,625	17.6%	under YTD Budget	<input checked="" type="checkbox"/>

Cash at Bank – Municipal	\$10,705,493
Cash at Bank – Reserve	\$ 6,000,000
Current Investments	\$47,382,347

Current Rates Collected to April 2024	95.15%
Current Rates Collected to April 2023	95.13%

Rates Arrears Collected to April 2024	48.32%
Rates Arrears Collected to April 2023	43.55%

The attached report provides explanatory notes for items greater than 10% or \$50,000. This commentary provides Council with an overall understanding of how the finances are progressing in relation to the budget. The financial performance presented in the April financials show a YTD negative variance of \$32,851 in the net operating surplus/(deficit) result.

COMMUNITY, ECONOMY, ENVIRONMENT AND LEADERSHIP ISSUES:

Community:

There are no adverse community impacts.

Economy:

There are no adverse economic impacts.

Environment:

There are no adverse environmental impacts.

Leadership:

The Financial Management Regulations require presentation each month of a statement of financial activity accompanied by other supporting information that is considered relevant and a statement of financial position. In addition to the compliance requirements, the purpose of regularly reporting on the financial activities of the City is to enable Council Members to monitor and review the allocation of financial and other resources against the budget. Reporting on a regular basis evidences the ongoing financial management and performance of the accounting systems. The monthly report provides a summary of the organisation's liquidity and going concern status.

Disclosure of Interest:

No Officer involved in the preparation of this report has a declarable interest in this matter.

RELEVANT PRECEDENTS:

Council is provided with financial reports each month.

COMMUNITY/COUNCILLOR CONSULTATION:

There has been no community/councillor consultation.

LEGISLATIVE/POLICY IMPLICATIONS:

Section 6.4 of the *Local Government Act 1995* and Regulation 34 of the *Local Government (Financial Management) Regulations 1996* require the local government to prepare a statement of financial activity, reporting on the revenue and expenditure as set out in the adopted annual budget.

Regulation 35 of the *Local Government (Financial Management) Regulations 1996* also requires the local government to prepare a statement of financial position as at the last day of the previous month.

A statement of financial activity, statement of financial position and any accompanying documents are to be presented at an Ordinary Meeting of the Council within two months after the end of the month to which the statements relate.

FINANCIAL AND RESOURCE IMPLICATIONS:

As disclosed in the attached report.

INTEGRATED PLANNING LINKS:

Strategic Direction: Leadership	Aspiration: A strong local democracy with an engaged community, effective partnerships, visionary leadership and well informed decision-making.
Outcome 4.2	Decision making is ethical, informed and inclusive.
Outcome 4.3	Accountable leadership supported by a skilled and professional workforce.
Outcome 4.4	Healthy financial sustainability that provides capacity to respond to change in economic conditions and community priorities.

REGIONAL OUTCOMES:

There are no impacts to regional outcomes.

RISK MANAGEMENT:

The provision of monthly financial reports to Council fulfils the relevant statutory requirements and is consistent with good financial governance.

ALTERNATIVE OPTIONS CONSIDERED BY CITY OFFICERS:

No alternative options were considered by City Officers.

12.4 REPORTS OF INFRASTRUCTURE SERVICES

IS303	MERU LANDFILL GAS MANAGEMENT SERVICES
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AGENDA REFERENCE:	D-24-056115
AUTHOR:	M Dufour, Manager Climate, Environment and Waste
EXECUTIVE:	C Lee, Director Infrastructure Services
DATE OF REPORT:	7 May 2024
FILE REFERENCE:	GO/6/0029
ATTACHMENTS:	Yes (1x) Confidential Confidential - RFT 2324 23 Tender Evaluation Report

EXECUTIVE SUMMARY:

In 2020, Council declared a climate emergency and resolved to update the City's Climate Adaption Plan and detail the actions required to move the City's operations towards a Net Zero Carbon position by 2030.

Subsequently, in 2021, Council endorsed an updated 'Achieving Net Zero' Corporate Climate Change Mitigation Plan (the Plan) that included an estimate that over 80% of the City's total corporate greenhouse gas emissions are generated from within the Meru Waste Management Facility.

The Plan also contains a key objective to reduce emissions being derived from waste with a top action being the installation of Flaring or Biogas Capture infrastructure at Meru by 2025. This installation is considered to provide the most significant impact towards achieving the City's net-zero target, through the onsite destruction of methane gas currently being generated on site.

It is estimated that this mitigation action alone, could reduce the estimated greenhouse gas emissions from Meru by up to 50% and City Officers have sought proposals for landfill gas management services at Meru.

The purpose of this report is to seek Council approval to award tender RFT 2324 23 Landfill Gas Management Services to the preferred tenderer.

EXECUTIVE RECOMMENDATION:

That Council by Simple Majority pursuant to Section 5.20 of the *Local Government Act 1995* RESOLVES to:

1. ACCEPT the RFT 2324 23 Landfill Gas Management Services proposal from the preferred tenderer; and
2. DIRECT the CEO to enter contract negotiations with the preferred tenderer.

PROPONENT:

The proponent is the City of Greater Geraldton (the City).

BACKGROUND:

The risks associated with climate change are becoming more important to local governments. With local governments on the front line of addressing climate change the City has a key role to play in responding to and managing the impacts of climate.

In 2021, Council endorsed the City's 'Achieving Net Zero' Corporate Climate Change Mitigation Plan (the Plan) which established corporate mitigation actions for the City of Greater Geraldton. Through the implementation of these actions, the City can reduce greenhouse gas emissions from its operations to help avoid the future impacts of climate change, beyond what is already projected.

The Plan identified a benchmark emissions year (2019) upon which to base emissions reduction targets and actions. The benchmark emissions year identified that 87.1% (30,241 tCO₂-e) of the total City's corporate greenhouse gas emissions were generated by the Meru Waste Management Facility. This is caused by methane emissions resulting from the decomposition of waste at the facility.

The plan identified that, of all the proposed emission mitigation opportunities at the Meru Waste Management Facility, progressing a flaring/biogas capture initiative would have the most significant impact on the City's emissions reduction target. It was estimated in the plan that the initiative could reduce the City's estimated *total* corporate greenhouse gas emissions in 2030 by approximately 47% (17,795 tCO₂-e).

City Officers commenced a landfill gas feasibility assessment in early 2023 engaging the services of waste and landfill gas capture specialist consultant ARUP. The purpose of this assessment was to confirm the yield of landfill gas at Meru, whether a pilot well and flare was necessary to confirm yield to progress seeking a market solution and to identify potential service providers.

From the feasibility assessment it was recommended for City Officers to proceed direct to market and seek Expressions of Interest (EOI) from interested proponents. The EOI formed part of a two-step procurement process, whereby the EOI was followed by a restricted Request for Quote (RFQ) being issued to compliant respondents to the EOI.

The EOI, 2324 14 Landfill Gas Management Services was advertised in the West Australian on 25 November 2023, in the Geraldton Guardian on 24 November 2023 and the City's TenderLink e-Tendering Portal. The EOI closed on 25 January 2024. Eleven interested parties registered to receive copies of the tender and two (2) submissions were received. The EOI assessment was undertaken by a panel of four (4) Officers with three (3) voting and one non-voting.

As a result of the EOI evaluation a restricted Request for Tender (RFT) 2324 23 Landfill Gas Management Services was privately issued to two (2) interested parties who submitted compliant responses to the EOI. The restricted RFT closed on 11 March 2024. Two (2) submissions were received. The RFT assessment was undertaken by a panel of four (4) Officers with three (3) voting and one (1) non-voting.

The contract has a proposed 20-year duration, with extension options proposed in the draft contract.

COMMUNITY, ECONOMY, ENVIRONMENT AND LEADERSHIP ISSUES:

Community:

The Community Voice Project demonstrated the importance to the community of addressing environment, climate change, waste and recycling issues and opportunities. The Executive Recommendation demonstrates the City's commitment to these values held by the community.

Economy:

There is growing global interest and potential investment opportunities in the Midwest region in green energy production technologies. As the regional capital this proposal confirms the City's commitment to the green economy.

Environment:

Methane and carbon dioxide are both greenhouse gases that contribute to global warming, but their main difference lies in their global warming potential (GWP). Australia's Clean Energy Regulator has calculated a GWP value of 28 for methane.

This value means that it is twenty-eight times more potent as a greenhouse gas than carbon dioxide over a 100-year period. By progressing a gas-flaring initiative the City is reducing its corporate greenhouse gas emissions through the conversion of methane to carbon dioxide.

Leadership:

The City's leadership on climate change action within the region and to its community is demonstrated through the progression of this towards net-zero project.

Disclosure of Interest:

No Officer involved in the preparation of this report has a declarable interest in this matter.

RELEVANT PRECEDENTS:

Council declared a climate emergency in December 2020 (Item No. NM15) and Directed the CEO to update the City's Climate Adaption Plan to detail actions required to move the City's operations towards a Net Zero Carbon position by 2030.

Council adopted the City of Greater Geraldton Achieving Net Zero Corporate Climate Change Mitigation Plan in November 2021 (Item No. IS252). This plan identifies that flaring/biogas capture is on the critical pathway to achieving net-zero.

COMMUNITY/COUNCILLOR CONSULTATION:

Councillors have been updated on the landfill gas management services at various Council Concept Forums over the past ten months. The wider community has been made aware of the landfill gas management service project. Various media articles have been published outlining the City's intent to pursue this initiative.

LEGISLATIVE/POLICY IMPLICATIONS:

The Environmental Protection Act 1986 (EP Act) requires that after landfill cells are closed that they are left in a safe, stable and non-polluting condition. This includes the management of any landfill gas that may be generated by the legacy landfill cells. Accepting this proposal will help address the requirements of the EPA Act with respect to closed landfill cells and progress the City's net-zero targets.

FINANCIAL AND RESOURCE IMPLICATIONS:

All costs associated with the supply and installation of the proposed gas management infrastructure will be the responsibility of to the preferred tenderer.

INTEGRATED PLANNING LINKS:

Strategic Direction: Economy	Aspiration: A healthy thriving and resilient economy that provides opportunities for all whilst protecting the environment and enhancing our social and cultural fabric.
Outcome 2.6	A diverse and globally recognised regional capital.
Strategic Direction: Environment	Aspiration: Our natural environment has a voice at the table in all our decisions. We are a leader in environmental sustainability.
Outcome 3.1	A City that is planned, managed, and maintained to provide for environmental and community well-being.
Outcome 3.2	Regional leader in adapting to climate change.
Outcome 3.7	Moving towards a circular economy.
Strategic Direction: Leadership	Aspiration: A strong local democracy with an engaged community, effective partnerships, visionary leadership, and well-informed decision-making.
Outcome 4.4	Healthy financial sustainability that provides capacity to respond to change in economic conditions and community priorities.

REGIONAL OUTCOMES:

The Meru Waste Disposal Facility accepts waste from surrounding local governments in the mid-west. As such, this project assists emission reductions across the region.

RISK MANAGEMENT:

An initial review of the draft contract provided with the tender submission has identified clauses that require negotiation to reach a mutually agreeable contract. The Executive Recommendation makes provision for the CEO to enter negotiations with the preferred tenderer and specialist legal support services are available as required. The preferred tenderer assumes all risk in the management, construction and maintenance of the facility over the life of the contract.

The preferred tenderer operates sites across Australia and has implemented gas management operations across a wide variety of metro and regional landfill sites. These have been managed by the preferred tenderer for almost 20 years in Western Australia and the sites are still productive. City Officers visited sites where the preferred tenderer operates as part of the tender evaluation process.

ALTERNATIVE OPTIONS CONSIDERED BY CITY OFFICERS:

City Officers considered the following option:

- Not accepting the RFT 2324 23 Landfill Gas Management Services proposal from the preferred tenderer.

This option is not supported as this project is a significant step toward achieving the objectives of the Council endorsed Achieving Net Zero Corporate Climate Change Mitigation Plan.

12.5 REPORTS OF OFFICE THE CEO**CEO120 COUNCIL POLICY 4.1 COUNCIL MEMBER CONTINUING PROFESSIONAL DEVELOPMENT AND TRAVEL**

AGENDA REFERENCE:	D-24-055858
AUTHOR:	R McKim, Chief Executive Officer
EXECUTIVE:	R McKim, Chief Executive Officer
DATE OF REPORT:	7 May 2024
FILE REFERENCE:	GO/6/0029
ATTACHMENTS:	Yes (x3)
	A. Draft Council Policy 4.1 Council Member Continuing Professional Development & Travel (v4)
	B. Draft Council Policy 4.1 Comparison Table
	C. WALGA Diploma of Local Government course details

EXECUTIVE SUMMARY:

The purpose of this report is to seek Council approval of Council Policy 4.1 Council Member Continuing Professional Development and Travel, version 4 (the policy).

EXECUTIVE RECOMMENDATION:

That Council by Absolute Majority pursuant to Section 5.128 of the Local Government Act 1995 RESOLVES to:

1. APPROVE Council Policy 4.1 Council Member Continuing Professional Development and Travel, version 4.

PROPONENT:

The proponent is the City of Greater Geraldton (the City).

BACKGROUND:

Council Policy 4.1 Council Member Continuing Professional Development and Travel is due for a biennial review. Version 3 was endorsed by Council on 22 February 2022 (Item No. CEO091).

The policy has been reviewed by City Officers who have made the following updates.

A new section has been added on 'Training during Term of Office'. Council Members are to complete training in a timely manner and provide progress reports when requested.

A new section 1.4.2 has been added under 'Personal Development' to document that a Professional Study Agreement is to be put in place. This has been formalised for previous requests and has now been added to the policy.

Section 1.6 'Funding for Professional Development' has been updated to include that the Mayor/Deputy are to consider the remaining Term of Office of a Council Member before approving requests. For example, WALGA advises to allow 12 to 18 months to complete a Diploma of Local Government. WALGA regularly send out circulars of training opportunities to Council Members.

Council Members are to consider their own time commitments required to complete professional development during their Term of Office. As noted in the policy, a Professional Study Agreement would advise the Council Member that if they do not complete the agreed education, a reimbursement would be required. This does not affect the Essential Training, which is to be completed within the first 12 months of being elected.

Other minor amendments are as highlighted in the policy and comparison table.

COMMUNITY, ECONOMY, ENVIRONMENT AND LEADERSHIP ISSUES:

Community:

Continuing Council Member professional development will ensure that Council Members obtain the knowledge and skills to successfully undertake their role to meet the needs of current and future generations, through integration of environmental protection, social enhancement and economic prosperity.

Economy:

There are no adverse economic impacts.

Environment:

There are no adverse environmental impacts.

Leadership:

The policy ensures that Council demonstrate leadership by being compliant with the provisions of the *Local Government Act 1995* and *Local Government (Administration) Regulations 1996*.

Disclosure of Interest:

No Officer involved in the preparation of this report has a declarable interest in this matter.

RELEVANT PRECEDENTS:

Council Policy 4.1 Council Member Continuing Professional Development and Travel version 3 was approved by Council on 22 February 2022 (Item No. CEO091).

COMMUNITY/COUNCILLOR CONSULTATION:

Council Members were asked to review Council Policy 4.1 via a Briefing Note sent on 18 April 2024, requesting comments and suggestions be provided by 2 May 2024.

Feedback was received, but no updates were requested to the Policy. An enquiry was received into a remaining Term of Office and if the updates to this policy would exclude a Council Member from say undertaking a Diploma. This would not exclude them, but the Council Member is to consider the date their Term of Office expires, also the study time and commitment required to undertake and complete any professional development.

LEGISLATIVE/POLICY IMPLICATIONS:

Pursuant to section 2.7 of the *Local Government Act 1995*, the role of Council includes determination of Council Policies:

2.7. Role of council

(1) *The council —*

(a) *governs the local government's affairs; and*

(b) *is responsible for the performance of the local government's functions.*

(2) *Without limiting subsection (1), the council is to —*

(a) *oversee the allocation of the local government's finances and resources;*
and

(b) *determine the local government's policies.*

Pursuant to Section 5.128 of the *Local Government Act 1995* Council must adopt a policy for continuing professional development:

5.128. Policy for continuing professional development

(1) *A local government must prepare and adopt* a policy in relation to the continuing professional development of council members.*

** Absolute majority required.*

(2) *A local government may amend* the policy.*

** Absolute majority required.*

Pursuant to Section 5.127 of the *Local Government Act 1995* Council must prepare and publish a training report on training completed by Council Members:

5.127. Report on training

(1) *A local government must prepare a report for each financial year on the training completed by council members in the financial year.*

(2) *The CEO must publish the report on the local government's official website within 1 month after the end of the financial year to which the report relates.*

FINANCIAL AND RESOURCE IMPLICATIONS:

There are no financial or resource implications in the implementation of this policy. Cost would be associated where training/travel are requested. An allocation is made in the annual budget for Council Member Training. The allocation for 2023-2024 is \$28,450. The remaining budget at the date of this item is \$10,107.

INTEGRATED PLANNING LINKS:

Strategic Direction: Leadership	Aspiration: A strong local democracy with an engaged community, effective partnerships, visionary leadership and well informed decision-making.
Outcome 4.3	Accountable leadership supported by a skilled and professional workforce.
Outcome 4.7	Council understands its roles and responsibilities and leads by example.

REGIONAL OUTCOMES:

There are no impacts to regional outcomes.

RISK MANAGEMENT:

Ensuring that the Council Policy Register is current and comprehensive supports the role of Council in the effective government of the City.

ALTERNATIVE OPTIONS CONSIDERED BY CITY OFFICERS:

No alternative options were considered by City Officers.

CEO121 OLIVE STREET HOUSING PROJECT

AGENDA REFERENCE:	D-24-056714
AUTHOR:	R McKim, Chief Executive Officer
EXECUTIVE:	R McKim, Chief Executive Officer
DATE OF REPORT:	9 May 2024
FILE REFERENCE:	GO/6/0029
ATTACHMENTS:	Yes (x1) Confidential Confidential - Business Case – Olive Street Reserve

EXECUTIVE SUMMARY:

The purpose of this report is for Council to consider a new initiative to construct seven high quality four-bedroom homes on vacant residential land owned by the City in the Olive Street Precinct, Mahomets Flats.

Given the current national housing shortage, and the local housing shortage, this is an opportunity for the Council to display leadership, to work with the State Government and do its bit towards adding to local housing supply.

EXECUTIVE RECOMMENDATION:

That Council by Simple Majority pursuant to Section 5.20 of *the Local Government Act 1995* RESOLVES to:

1. NOTE the attached initial business case drafted by City Officers on the Olive Street Housing project; and
2. DIRECT the Chief Executive Officer to arrange a meeting with the Minister for Planning; Lands; Housing; Homelessness (Hon John Carey MLA) to gauge State Government interest in partnering with the City to progress the project.

PROPONENT:

The proponent is the City of Greater Geraldton (the City).

BACKGROUND:

The City developed the Olive Street Reserve and established fifteen residential lots surrounding it. The primary costs were associated with managing general waste that had been dumped on the land over an extended period of time. The development and sale of the fifteen residential lots was undertaken to recover a percentage of the original project costs. The lots were subsequently placed on the market for sale with eight of the properties selling. Unfortunately, many of those who bought the land have not proceeded to construct housing.

It should be clearly stated that the provision of residential housing is not a service, or responsibility, of the local government sector. Unfortunately, international events and market failures have resulted in the current housing crisis. Subsequently, there is an opportunity for the local government sector to assist with a solution. The shortage of local housing is stifling local development and will continue to do so if the issue is not resolved. As a result of the crisis, large businesses have been purchasing motels, taverns and individual houses to find accommodation for their workers.

The reason for the crisis varies across the nation. Locally, the reasons include a shortage of labour, delays in obtaining materials and their escalating price, and significantly, the cost to construct generally exceeds the market value of established properties. Unlike local builders and families, the City has the ability to absorb short term losses that can be recovered in the long term by:

- Financially partnering with the State Government.
- Obtaining cost savings by tendering a package of seven homes instead of one.
- Being able to lease the properties and then sell at a later date.

There has been some discussion regarding the proposal to build four-bedroom homes rather than a high-density housing option. Officers are recommending high quality four-bedroom homes because:

- All styles of housing are currently in short supply in Geraldton and the Midwest.
- The land is in a premier location. It is on the coast, backs onto the Olive Street reserve, has a playground across the road, and is very close to the central business district.
- The land is zoned residential with a low-density residential density code.

If this initiative was successful, different density options could be considered in the future.

The City is aware that the State has a significant shortage of Government Regional Officer Housing (GROH) houses in Geraldton. These seven homes could be developed to meet the GROH specifications and house Police Officers, School Teachers, Doctors, and Allied Health Professionals which are all in desperate need to support our growing community.

COMMUNITY, ECONOMY, ENVIRONMENT AND LEADERSHIP ISSUES:

Community:

The ability to find suitable accommodation has been creating a great deal of anxiety within the community. This project would, in a small way, assist with this situation. It also provides an opportunity to train local people in the building industry.

Economy:

The ability to find suitable housing is critical to the economic future of the region. The State is currently developing the Regional Hospital and the Midwest Port as two examples of the need. This is in addition to the Oakajee development and local expansions.

Environment:

There are no adverse environmental impacts.

Leadership:

This project offers the Council two significant leadership opportunities; to participate in addressing the current housing crisis and to work cooperatively with the State.

Disclosure of Interest:

No Officer involved in the preparation of this report has a declarable interest in this matter.

RELEVANT PRECEDENTS:

To the CEO's knowledge, the City has not previously developed residential housing for community use. The City has previously developed sub-divisions and sold vacant residential land. The City has also recently built a three-bedroom home in Mullewa for the local manager and is currently investigating renewing the Mullewa Doctor's home. The City is also currently undertaking preliminary design, estimate and business case for a holiday village and short stay workers accommodation project at Mahomets Flats.

In addition, the City manages the Port Moore Cottage leases, some of which are the subject of a separate report in this agenda.

COMMUNITY/COUNCILLOR CONSULTATION:

There has been previous Councillor consultation that resulted in a report being approved to place various City owned land parcels on the market for sale. The idea to construct housing on the Olive Street land was discussed with Councillors at their May 2024 Concept Forum.

Preliminary discussions have also been held with the local State Member and the Mid-West Development Commission.

LEGISLATIVE/POLICY IMPLICATIONS:

The Local Government Act's procurement requirements would need to be navigated. The project is in keeping with the City's Strategic Community Plan as demonstrated below.

FINANCIAL AND RESOURCE IMPLICATIONS:

It should be noted that when it comes to housing development, local governments do not have GST exemption which adds ten percent to the cost of the project. It should also be noted that the \$3M underspend from the Beresford Foreshore Project, as far as the City is aware, is yet to be allocated to a local project.

The attached business plan provides more details on the financial implication of this project. In summary, early research suggests each block of land is worth \$180,000; the cost to build each home is estimated at \$550,000 plus administrative costs (scoping procurement, project management, legal). The total cost of each home is therefore estimated at \$770,000 (\$5.39M for all seven). A sizeable contribution from the State would be required for the project to advance.

As this project is still in its infancy, it has not been included in the draft 2024-25 capital works program. If the State was supportive and contributed, a further report with a more thorough business case would be presented to Council. The City's contribution could either be sourced from reserves or from a loan from State Treasury.

INTEGRATED PLANNING LINKS:

Strategic Direction: Economy	Aspiration: A healthy thriving and resilient economy that provides opportunities for all whilst protecting the environment and enhancing our social and cultural fabric.
Outcome 2.1	Local business is empowered and supported.
Outcome 2.5	Our competitive advantages are built upon, and our business success is celebrated.
Strategic Direction: Environment	Aspiration: Our natural environment has a voice at the table in all our decisions. We are a leader in environmental sustainability.
Outcome 3.1	A City that is planned, managed and maintained to provide for environmental and community wellbeing.
Strategic Direction: Leadership	Aspiration: A strong local democracy with an engaged community, effective partnerships, visionary leadership and well-informed decision-making.
Outcome 4.9	Collaboration and strategic alliances with Local Government partners delivers results for common aspirations.

REGIONAL OUTCOMES:

As described within the body of this report, the housing crisis is a national issue. The Regional Capital Australia meetings highlight this situation with this being the number one issue of concern on most recent agendas.

RISK MANAGEMENT:

The primary risks associated with this project are common to all City construction projects (cost overruns, time overruns, quality issues, not securing a quality tenderer).

The secondary risks are associated with the on-going management of the houses (behaviour of tenants, market price variations, not obtaining tenants, damage, maintenance). These risks would be managed through the appointment of a local property agent and insurances.

It is also worth highlighting Western Power infrastructure and connections delays as a risk as the City waited approximately ten months for an electricity connection for the Mullewa Manager's house.

ALTERNATIVE OPTIONS CONSIDERED BY CITY OFFICERS:

There are several options associated with this initiative. These include:

1. The Council may decide not to proceed as the provision of housing is not a local government responsibility and it would prefer that its limited project management resources are utilised to deliver Council projects.
2. The Council may decide to proceed without any support from the State Government because the provision of housing is important.
3. The Council may decide to put the vacant land back on the market for sale.
4. The City may decide to develop a lesser number of homes.

12.6 REPORTS TO BE RECEIVED**RR59 REPORTS TO BE RECEIVED - MAY**

AGENDA REFERENCE:	D-24-059779
AUTHOR:	R McKim, Chief Executive Officer
EXECUTIVE:	R McKim, Chief Executive Officer
DATE OF REPORT:	17 May 2024
FILE REFERENCE:	GO/6/0029
ATTACHMENTS:	Yes (x5)
	A. DSDD019 - Delegated Determinations and Subdivision Applications for Planning Approval
	B. CS127 - Audit Committee Meeting Minutes - 23 April 2024
	C. CS128 - 2023-24 Corporate Business Plan - Third Quarter Reporting
	D. CS129 - List of Accounts Paid Under Delegation - April 2024
	E. CS130 - List of Payments by Employees via Purchasing Cards - April 2024

EXECUTIVE SUMMARY:

The purpose of this report is to receive the Reports of the City of Greater Geraldton.

EXECUTIVE RECOMMENDATION:**PART A**

That Council by Simple Majority pursuant to Section 5.20 of the *Local Government Act 1995* RESOLVES to:

1. RECEIVE the following appended reports:
 - a. Reports – Development Services:
 - i. DSDD019 - Delegated Determinations and Subdivision Applications for Planning Approval;
 - b. Reports – Corporate Services:
 - i. CS127 - Audit Committee Meeting Minutes – 23 April 2024; and
 - ii. CS128 - 2023-24 Corporate Business Plan – Third Quarter Reporting.

PART B

That Council by Simple Majority, pursuant to Regulation 13 and 13A of the *Local Government (Financial Management) Regulations 1996* RESOLVES to:

1. RECEIVE the following appended reports:
 - a. Reports – Corporate Services:
 - i. CS129 – List of Accounts Paid Under Delegation – April 2024; and
 - ii. CS130 - List of Payments by Employees via Purchasing Cards – April 2024.

PROPONENT:

The proponent is the City of Greater Geraldton (the City).

BACKGROUND:

Information and items for noting or receiving (i.e. periodic reports, minutes of other meetings) are to be included in an appendix attached to the Council agenda.

Any reports received under this Agenda are considered received only. Any recommendations or proposals contained within the "Reports (including Minutes) to be Received" are not approved or endorsed by Council in any way. Any outcomes or recommendations requiring Council approval must be presented separately to Council as a Report for consideration at an Ordinary Meeting of Council.

COMMUNITY, ECONOMY, ENVIRONMENT AND LEADERSHIP ISSUES:**Community:**

There are no adverse community impacts.

Economy:

There are no adverse economic impacts.

Environment:

There are no adverse environmental impacts.

Leadership:

There are no adverse leadership impacts.

Disclosure of Interest:

No Officer involved in the preparation of this report has a declarable interest in this matter.

RELEVANT PRECEDENTS:

Reports to be received by Council at each Ordinary Meeting of Council.

COMMUNITY/COUNCILLOR CONSULTATION:

There has been no community/councillor consultation.

LEGISLATIVE/POLICY IMPLICATIONS:

There are no legislative or policy implications.

FINANCIAL AND RESOURCE IMPLICATIONS:

There are no financial or resource implications.

INTEGRATED PLANNING LINKS:

Strategic Direction: Leadership	Aspiration: A strong local democracy with an engaged community, effective partnerships, visionary leadership and well informed decision-making.
Outcome 4.3	Accountable leadership supported by a skilled and professional workforce

REGIONAL OUTCOMES:

There are no impacts to regional outcomes.

RISK MANAGEMENT:

There are no risks to be considered.

ALTERNATIVE OPTIONS CONSIDERED BY CITY OFFICERS:

No alternative options were considered by City Officers.

13 MOTIONS BY MEMBERS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN

There is none.

14 QUESTIONS FROM MEMBERS OF WHICH DUE NOTICE HAS BEEN GIVEN

There is none.

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

There is none.

16 MEETING CLOSED TO PUBLIC

Pursuant to Section 5.2 of the Meeting Procedures Local Law 2011, please note this part of the meeting *may* need to be closed to the public, *if* confidential discussion is required.

Livestreaming will be turned off if required.

CS131	RFT 2324 17	SUPPLY, SUPPLY AND LAY BITUMINOUS ASPHALT
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AGENDA REFERENCE:	D-24-057637
AUTHOR:	C Bryant, Coordinator Procurement, B Pearce, Manager Corporate Compliance and Safety
EXECUTIVE:	P Radalj, Director Corporate Services
DATE OF REPORT:	23 April 2024
FILE REFERENCE:	FM/25/0303
ATTACHMENTS:	Yes (x1) Confidential Confidential – RFT 2324 17 Evaluation Report

EXECUTIVE SUMMARY:

The purpose of this report is to seek Council approval to award tender RFT 2324 17 Supply, Supply and Lay Bituminous Asphalt separable portions to the recommended tenderer.

The contract is to run for a period of two years for the delivery of budgeted bituminous asphalt renewals and repair works.

The initial contract will be in place from 1 August 2024 to 31 July 2026 with the option for a one-year extension exercisable at the discretion of the Principal (the City).

EXECUTIVE RECOMMENDATION:

That Council by Simple Majority pursuant to Section 5.20 of the *Local Government Act 1995* RESOLVES to:

1. AWARD the contract RFT 2324 17 Supply, Supply and Lay Bituminous Asphalt to the recommended tenderer; and
2. RECORD the estimated annual contract value in the minutes.

PROponent:

The proponent is the City of Greater Geraldton (the City).

BACKGROUND:

Tender RFT 2324 17 Supply, Supply and Lay Bituminous Asphalt (RFT) was advertised in the West Australian on 9 March 2024, in the Geraldton Guardian on 8 March 2024, and the City's TenderLink e-Tendering Portal. The RFT closed on 5 April 2024.

Seven interested parties registered to receive copies of the tender and one tender submission was received. The tender assessment was undertaken by a panel of five officers with three voting and two non-voting.

The RFT has a two-year duration commencing from 1 August 2024 and has a one-year extension option at the absolute discretion of the City. The City has adopted a two-year supply contract period for a variety of goods and services used in the maintenance programs.

There has previously been a two-year contract for Supply, Supply and Lay Bituminous Asphalt RFT 2021 19 (Item No. CCS602).

COMMUNITY, ECONOMY, ENVIRONMENT AND LEADERSHIP ISSUES:

Community:

Well maintained roads, carparks, and shared pathways reduces the likelihood of accidents or injury caused to members of the public and property.

Economy:

Awarding this tender will result in City funds flowing into the local economy through the employment of local community members such as labourers, truck drivers, traffic controllers, and supporting local businesses.

A two-year supply contract also allows the City to carry out asphalt maintenance and repair works from proven suppliers with planned costs.

Environment:

All proposed asphalt works will be undertaken with care for the environment in mind. Environmental controls are implemented as part of the individual maintenance programs. Tenderers were asked to provide evidence of environmentally sustainable practices in their tender submission.

Leadership:

Successful tenderers are required to provide a comprehensive Safety Management Plan with works monitored by the City through Key Performance Indicator (KPI) checklists and safety management audits.

Disclosure of Interest:

No Officer involved in the preparation of this report has a declarable interest in this matter.

RELEVANT PRECEDENTS:

Council awarded a two-year supply contract RFT 2021 19 Supply, Supply & Lay Bituminous Asphalt on 25 May 2021, Item No. CCS602. The initial contract was in place from 1 August 2021 to 31 July 2023, with an extension to contract approved until 31 July 2024.

Council also awarded a two year and six-month supply contract, RFT 14 1617 - Supply and Lay of Bituminous Asphalt on 24 January 2017, Item No. IS134. The initial contract was in place from 1 February 2017 to 31 July 2019, with a one-year extension approved until 31 July 2020, then a further one-year extension approved due to COVID-19 until 31 July 2021.

COMMUNITY/COUNCILLOR CONSULTATION:

Community and Councillor consultation does not occur with the award of the two-year supply contracts for essential services. Consultation relating to these activities takes place when Council confirms the annual budget for such essential services.

LEGISLATIVE/POLICY IMPLICATIONS:

The *Local Government Act 1995* and Council Policy 4.9 Procurement of Goods and Services were observed when preparing and recommending the award of this tender. Safe work methods and environmental management in line with legislative requirements will be observed as part of the delivery of the contract.

FINANCIAL AND RESOURCE IMPLICATIONS:

The approximate expenditure on the Supply, Supply and Lay Bituminous Asphalt for both separable portions is \$3,675,057 (excluding GST) per annum (including traffic management). Assuming all extension periods are exercised, the estimated total contract value over three years is \$11,025,171 (excluding GST). These funds are sourced primarily from Maintenance Operations and Project budgets and any cost movement will be accounted for, and adjustments will be made in both Annual Budgets and the Long-Term Financial Plan (LTFF).

INTEGRATED PLANNING LINKS:

Strategic Direction: Community	Aspiration: Our Culture and heritage is recognised and celebrated. We are creative and resilient. We can all reach our full potential.
Outcome 1.1	Enhanced lifestyle through spaces, places, programs and services that foster connection and inclusion.
Outcome 1.4	Community safety, health and well-being is paramount.
Outcome 1.8	Active living and recreation is encouraged.
Strategic Direction: Economy	Aspiration: A healthy thriving and resilient economy that provides opportunities for all whilst protecting the environment and enhancing our social and cultural fabric.
Outcome 2.1	Local business is empowered and supported.
Strategic Direction: Environment	Aspiration: Our natural environment has a voice at the table in all our decisions. We are a leader in environmental sustainability.
Outcome 3.1	A City that is planned, managed and maintained to provide for environmental and community well being.

REGIONAL OUTCOMES:

Awarding this tender will facilitate well maintained roads, carparks, and shared pathways throughout the City of Greater Geraldton which enhances the comfort and safety of the community.

RISK MANAGEMENT:

The works carried out under this contract will allow the roads, carparks, and shared pathways throughout the City to be maintained at their optimal standard, reducing accidents and risk of injury to members of the public and property. In addition, the successful tenderer as detailed above shall have documented management plans in place to ensure the safety and protection of workers and the community in relation to this service.

ALTERNATIVE OPTIONS CONSIDERED BY CITY OFFICERS:

This RFT was called to ensure compliance with the legislative procurement requirements of the *Local Government Act 1995*. The following alternatives were considered in the procurement planning phase prior to calling this tender:

1. Call for individual quotations and tenders for specific bituminous asphalt works. This option is not supported and was discounted due to the volume of administrative effort required, and the potential to have higher costs through multiple small purchases.

IS304	RFT 2324 27 RECREATION GROUND SPORTS LIGHTING RENEWAL
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AGENDA REFERENCE:	D-24-056798
AUTHOR:	M Butler-Henderson, A/Manager Project Delivery and Engineering
EXECUTIVE:	C Lee, Director Infrastructure Services
DATE OF REPORT:	9 May 2024
FILE REFERENCE:	GO/6/0029
ATTACHMENTS:	Yes (x1) Confidential Confidential - RFT 2324 27 Tender Evaluation Report

EXECUTIVE SUMMARY:

The purpose of this report is to seek Council approval to award tender RFT 2324 27 Recreation Ground Sports Lighting Renewal to the recommended tenderer.

Cr M Librizzi declared an Impartiality interest in Item No. IS304 RFT 2324 27 Recreation Ground Sports Lighting Renewal, as he is a member and sponsor of the Railways Football Club.

EXECUTIVE RECOMMENDATION:

That Council by Simple Majority pursuant to Section 5.20 of the *Local Government Act 1995* RESOLVES to:

1. AWARD the contract RFT 2324 27 Recreation Ground Sports Lighting Renewal - Option 2 to the preferred tenderer; and
2. RECORD the contract price in the minutes.

PROPONENT:

The proponent is the City of Greater Geraldton (the City).

BACKGROUND:

As part of the Asset Renewal Program, the sports lighting at the Recreation Ground was nominated for 100 lux renewal in FY2023-24 in accordance with Operational Policy No. 58 Sports Tower Lighting Infrastructure - City Managed Sports Grounds.

The City applied and received \$191,180 funding from the Department of Local Government, Sports and Cultural Industries - Club Night Light Program Grant which will fund a portion of the works.

Following discussions with stakeholders and the associated Sporting Clubs, the Tender was released to include the following two (2) options:

- Option 1 - 100 lux Sports Lighting and associated electrical infrastructure works as per the City's Policy; and
- Option 2 - 100 lux Sports Lighting and associated electrical infrastructure works with additional infrastructure for future upgrade to 150 lux.

The City advertised RFT 2324 27 for the renewal of the Recreation Ground Sports Lighting on 30 March 2024. The tender closed on 22 April 2024. 20 suppliers registered to receive copies of the tender and four (4) submissions were received. The tender assessment was undertaken by a panel of four Officers, consisting of three with voting rights and the mandatory compliance representation without.

All submissions were deemed compliant and progressed for an assessment against the following qualitative and price criteria:

- a) Relevant Experience and Key Resources – 30%
- b) Methodology and program – 20%
- c) Price – 50%

The above selection criteria was adopted to ensure the most advantageous tenderer was selected.

RFT 2324 27 was offered as a Lump Sum Contract with the contract period requiring completion of all works; including testing and onsite post occupancy training and handover by 28 February 2025.

COMMUNITY, ECONOMY, ENVIRONMENT AND LEADERSHIP ISSUES:

Community:

Renewal of the sport lighting will allow the sporting clubs to train and play their designated sports during the evenings, which social and industry trends indicate is more convenient to the majority of the population.

Economy:

The provision of sporting facilities enhances the local economy through the attraction of regional and statewide sporting events to the City.

Local economy will also benefit from funds being expended by the City on the Recreation Ground Sports Lighting Towers renewal and associated electrical infrastructure works.

Environment:

All proposed renewal activities will be undertaken with care for the environment and consideration has been given to mitigating impacts of the lighting to local residents.

Leadership:

Council approval of the Executive Recommendation will ensure works align with the objectives of Council Operational Policy 057 Sports Tower Lighting Infrastructure Community Leased Sporting Facilities and align with the objectives of Council Polity 4.5 Asset Management.

Disclosure of Interest:

No Officer involved in the preparation of this report has a declarable interest in this matter.

RELEVANT PRECEDENTS:

Council Item No. IS181 awarded the RFT 04 1819 Greenough Oval and Alexander Park Sports Tower Lighting Renewal for the renewal of sports lighting at Greenough Oval and Alexander Park on 23 October 2018.

Council regularly awards tenders for the construction of various capital works projects in accordance with Procurement Policy CP 4.9.

COMMUNITY/COUNCILLOR CONSULTATION:

Consultation has been conducted as per the Recreation Ground Sports Lighting Renewal Project Stakeholder - Community Engagement Strategy.

Councillors were consulted as part of the process regarding the lux levels options and directed CEO for tender to include:

- Option 1 - 100 lux Sports Lighting and associated electrical infrastructure works as per the City's Policy; and
- Option 2 - 100 lux Sports Lighting and associated electrical infrastructure works with additional infrastructure for future upgrade to 150 lux.

Community consultation will occur as part of the Project Management when works commence. City Officers have also met with representatives from both the Railways Football Club and Towns Cricket Club to consult on the design and delivery of the project, which is utilised by both clubs.

LEGISLATIVE/POLICY IMPLICATIONS:

The Local Government Act 1995 and Council Policy 4.9 Procurement of Goods and Services were observed when preparing and recommending the award of this tender. Safe work methods and environmental management in line with legislative requirements will be observed as part of the delivery of the contract.

FINANCIAL AND RESOURCE IMPLICATIONS:

There are no financial implications associated with the Executive Recommendation, as the City has allocated sufficient budget including Department of Local Government, Sports and Cultural Industries - Club Night Light Program Grant to undertake the works inclusive of Western Power headworks.

Officers from the City Project Delivery Team, with the appropriate skills and experience, will oversee the delivery of the project in accordance with the specifications and construction management plans.

INTEGRATED PLANNING LINKS:

Strategic Direction: Community	Aspiration: Our culture and heritage is recognised and celebrated. We are creative and resilient. We can all reach our full potential.
Outcome 1.8	Active living and recreation is encouraged.
Outcome 1.9	A strong sports culture exists through well-planned facilities.

Strategic Direction: Leadership	Aspiration: A strong local democracy with an engaged community, effective partnerships, visionary leadership and well-informed decision-making.
Outcome 4.2	Decision making is ethical, informed and inclusive.
Outcome 4.3	Accountable leadership supported by a skilled and professional workforce.

REGIONAL OUTCOMES:

The renewal of the sports lighting within the City of Greater Geraldton facilitates active recreational resulting in the City of Greater Geraldton continuing to be a desirable place to live.

RISK MANAGEMENT:

The successful tenderer will be engaged under an AS4000 General Conditions of Contract, providing industry-standard mechanisms for managing risk during construction. Appropriate due diligence has been undertaken to ensure that the preferred tenderer has the necessary capability to undertake the project successfully.

ALTERNATIVE OPTIONS CONSIDERED BY CITY OFFICERS:

The City's Officers considered awarding Option 1 - 100 lux Sports Lighting and associated electrical infrastructure works to be installed as per the City's Policy. This option is not recommended as it would not permit any future upgrades to increase the lighting standard to 150 lux.

17 CLOSURE

APPENDIX 1 – ATTACHMENTS AND REPORTS TO BE RECEIVED

Attachments and Reports to be Received are available on the City of Greater Geraldton website at: <https://www.cgg.wa.gov.au/council-meetings/>