



A G E N D A

ORDINARY COUNCIL MEETING

17 September 2024

Notice of Meeting

The Ordinary Council Meeting for the Shire of Corrigin will be held on Tuesday 17 September 2024 in the Council Chambers, 9 Lynch Street, Corrigin commencing at 3.00pm.

Order of Business

11:30am – 12:30pm	Audit and Risk Management Committee Meeting
12.30pm – 1.00pm	Lunch
1.00pm – 2.45pm	Discussion Forum
2.45pm – 3.00pm	Afternoon Tea
3.00pm –	Council Meeting

I have reviewed this agenda and am aware of all recommendations made to Council and support each as presented.



Natalie Manton
Chief Executive Officer
12 September 2024

Disclaimer:

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1 DECLARATION OF OPENING

Council acknowledges the Noongar people as the traditional custodians of the land and pay our respect to their elders past and present as well as the pioneering families who shaped the Corrigin area into the thriving community we enjoy today.

Councillors, staff, and members of the public are advised that the Council meeting is being recorded for future publication.

2 ATTENDANCE/APOLOGIES/LEAVE OF ABSENCE

3 PUBLIC QUESTION TIME

A period of 15 minutes is allocated for questions with a further period of 15 minutes provided for statements from members of the public. The procedure for asking questions and responding is to be determined by the presiding member. The time allocated for questions is to be decided by the members of the Council and members of the public are to be given an equal and fair opportunity to ask a question and receive a response.

Questions and statements are to be –

- a) Presented in writing on the relevant form to the Chief Executive Officer prior to commencement of the meeting; and
- b) Clear and concise

4 MEMORIALS

The Shire has been advised that Maureen Grace Carr and James Baker have passed away since the last meeting.

5 PETITIONS/DEPUTATIONS/PRESENTATIONS/SUBMISSIONS

6 DECLARATIONS OF INTEREST

Councillors and Officers are reminded of the requirements of s5.65 of the *Local Government Act 1995*, to disclose any interest during the meeting before the matter is discussed and of the requirement to disclose an interest affecting impartiality under the Shire of Corrigin Code of Conduct.

7 CONFIRMATION OF MINUTES

7.1 PREVIOUS COUNCIL MEETING

7.1.1 ORDINARY COUNCIL MEETING

Minutes of the Shire of Corrigin Ordinary Council meeting held on Tuesday 20 August 2024 (Attachment 7.1.1).

OFFICERS RECOMMENDATION

That the Minutes of the Shire of Corrigin Ordinary Council meeting held on Tuesday 20 August 2024 (Attachment 7.1.1) be confirmed as a true and correct record.

7.2 COMMITTEE MEETINGS

7.2.1 LOCAL EMERGENCY MANAGEMENT COMMITTEE

Minutes of the Local Emergency Management Committee meeting held on Tuesday 9 September 2024 (Attachment 7.2.1).

OFFICERS RECOMMENDATION

That Council receives and notes the Minutes of the Local Emergency Management Committee meeting held on Tuesday 9 September 2024 (Attachment 7.2.1).

8 MATTERS REQUIRING A COUNCIL DECISION

8.1 CORPORATE AND COMMUNITY SERVICES

8.1.1 ACCOUNTS FOR PAYMENT

Applicant:	Shire of Corrigin
Date:	10/09/2024
Reporting Officer:	Karen Wilkinson, Senior Finance Officer
Disclosure of Interest:	NIL
File Ref:	FM.0036
Attachment Ref:	Attachment 8.1.1 – Accounts for Payment – August 2024

SUMMARY

Council is requested to note the payments from the Municipal and Trust funds as presented in the Schedule of Accounts Paid for the Month of August 2024.

BACKGROUND

This information is provided to Council monthly in accordance with provisions of the *Local Government Act 1995* Section 6.8 (2)(b) and *Local Government (Financial Management) Regulations 1996* Clause 13.

Accountability in local government can be multifaceted, as councils seek to achieve diverse social, political, and financial goals for the community benefit. The accountability principles of local government are based on strong financial probity, financial propriety, adherence to conflict of interest principles and expectations that local government is fully accountable for community resources.

All payments are independently assessed by the Deputy Chief Executive Officer, to confirm that all expenditure that has been incurred, is for the Shire of Corrigin and has been made in accordance with Council policy, procedures, the *Local Government Act 1995* and associated regulations. The review by the Deputy Chief Executive Officer also ensures that there has been no misuse of any corporate credit or fuel purchase cards.

COMMENT

Council has delegated authority to the Chief Executive Officer to make payments from the Shire's Municipal and Trust funds as required. A list of all payments is to be presented to Council each month and be recorded in the minutes of the meeting at which the list was presented.

STATUTORY ENVIRONMENT

S6.4 Local Government Act 1995, Part 6 – Financial Management
R34 Local Government (Financial Management) Regulations 1996

POLICY IMPLICATIONS

Policy 2.7 – Purchasing Policy
Policy 2.16 - Corporate Credit Cards

FINANCIAL IMPLICATIONS

Expenditure in accordance with the 2023/2024 Annual Budget.

COMMUNITY AND STRATEGIC OBJECTIVES

Shire of Corrigin Strategic Community Plan 2021-2031 and Corporate Business Plan 2021-2025:

Objective: Governance and Leadership Strong Governance and leadership

Strategic Community Plan		Corporate Business Plan	
Outcome	Strategies	Action No.	Actions
4.4	Provide informed and transparent decision making that, meets our legal obligations, and the needs of our diverse community	4.4.3	Regular reviews of Council's Long Term Financial Plan to ensure the long term financial stability of the Shire
		4.4.4	Provide Council adequate and appropriate financial information on a timely basis

VOTING REQUIREMENT

Simple Majority

OFFICER'S RECOMMENDATION

That Council receives the list of accounts paid during the month of August 2024 as per the attached Schedule of Payment, and as summarised below:

Municipal Account (inclusive of credit card and fuel card purchases)

Cheque Payments 020989 - 020990 \$1,239.92

EFT Payments EFT20321 – EFT20438 \$514,048.30

Direct Debit Payments \$44,248.23

EFT Payroll Payments \$148,125.35

Total Municipal Account Payments \$707,661.80

Trust Account

EFT Payments EFT20373-EFT20374 \$70.80

Total Trust Account Payments \$70.80

Edna Stevenson Trust Account

EFT Payments EFT20391-EFT20391 \$4,849.31

Total Edna Stevenson Trust Account Payments \$4,849.31

Licensing Trust Account

Direct Debit Payments \$15,298.20

Total Licensing Trust Account Payments \$15,298.20

Total of all Accounts

\$727,880.11

8.1.2 MONTHLY FINANCIAL REPORT

Applicant:	Shire of Corrigin
Date:	10/09/2024
Reporting Officer:	Kylie Caley, Deputy Chief Executive Officer
Disclosure of Interest:	NIL
File Number:	FM.0037
Attachment Ref:	Attachment 8.1.2 – Monthly Financial Report for the period ending 31 August 2024

SUMMARY

This report provides Council with the monthly financial report for the month ending 31 August 2024.

BACKGROUND

The *Local Government (Financial Management) Regulations 1996*, regulation 34 states that a local government must prepare each month a statement of financial activity reporting on the revenue and expenditure, as set out in the annual budget.

Variances between budgeted and actual expenditure including the required material variances (10% with a minimum value of \$10,000) are included in the variance report.

COMMENT

Item	Reference
Cash at Bank The total cash as at 31 August 2024 was \$10,624,842. This is comprised of \$2,654,230 municipal funds (Municipal Bank Account and various till floats), \$1,542,776 in short term investment and \$6,427,837 in reserve funds.	Page 9 – Cash and Financial Assets Page 10 – Reserve Accounts
Capital Acquisitions The capital budget expenditure is showing as approximately 0.4% complete as at the 31 August 2024. This is due to projects not yet commencing following the budget adoption.	Page 11 – Capital Acquisitions Page 12 – Capital Acquisitions Continued Page 13 – Disposal of Assets
Receivables Rates outstanding is \$921,142 with 71.2% of rates collected for the year compared to 46.1% in August 2023. Current receivables of \$157,163.	Page 14 – Receivables

Further information on the August financial position is in the explanation of material variances included in the monthly financial report.

STATUTORY ENVIRONMENT

- s. 6.4 *Local Government Act 1995, Part 6 – Financial Management*
- r. 34 *Local Government (Financial Management) Regulations 1996*
- r. 35 *Local Government (Financial Management) Regulations 1996*

POLICY IMPLICATIONS

NIL

FINANCIAL IMPLICATIONS

Expenditure in accordance with the 2024/2025 Annual Budget.

COMMUNITY AND STRATEGIC OBJECTIVES

Shire of Corrigin Strategic Community Plan 2021-2031 and Corporate Business Plan 2021-2025:

**Objective: Governance and Leadership
Strong Governance and Leadership**

Strategic Community Plan		Corporate Business Plan	
Outcome	Strategies	Action No.	Actions
4.4	Provide informed and transparent decision making that, meets our legal obligations, and the needs of our diverse community	4.4.3	Regular reviews of Council's Long Term Financial Plan to ensure the long term financial stability of the Shire
		4.4.4	Provide Council adequate and appropriate financial information on a timely basis

VOTING REQUIREMENT

Simple Majority

OFFICER'S RECOMMENDATION

That Council accepts the Statement of Financial Activity for the month ending 31 August 2024 as presented, along with notes of any material variances.

8.1.3 BUDGET AMENDMENT – POOL COVER AND PLANT ROOM UPGRADE

Applicant:	Shire of Corrigin
Date:	04/09/2024
Reporting Officer:	Kylie Caley, Deputy Chief Executive Officer
Disclosure of Interest:	NIL
File Ref:	FM.0368
Attachment Ref:	NIL

SUMMARY

Council is asked to consider a budget amendment for the purchase of a new outdoor swimming pool cover and replace the air conditioning and exhaust fan in the indoor heated pool plant room.

BACKGROUND

Council is required to formally adopt an amendment to the annual budget where significant expenditure is expected.

The existing pool cover, rollers, binding wind skirting, and automatic winch were purchased in 2010. These covers have been well maintained and patched but are now well past the expected lifespan and require replacement.

The Pool Manager has obtained quotations from reputable suppliers. The preference is to purchase a completely new system including outriggers to enable the covers to be stored at the deep end of the outdoor pool eliminating the need to move them when putting on and taking off the covers.

No extraction fans were initially installed in the heated indoor pool plant room, leading to ongoing damage to the ceiling. The air-conditioning in the heated pool area is old and requires replacement as it frequently trips out the power.

COMMENT

The replacement of the pool covers and plant room ventilation issues were discussed during the budget workshops. Due to an administrative error no allocation was included in the 2024/2025 Annual Budget to carry out capital works at the swimming pool. The budget does include an allocation to transfer \$10,000 to the Swimming Pool Reserve.

It is proposed that Council amend the budget to include the two projects to the capital budget:

1. Purchase of new pool blankets and roller system \$45,000
2. Replace air conditioning system, install an extraction fan, and repair the ceiling in the heated pool plant room \$26,000.

It is also proposed that Council amend the reserves budget to remove the transfer of \$10,000 to the Swimming Pool Reserve and include a transfer from the Swimming Pool Reserve of \$61,000 to fund the two capital projects totalling \$71,000.

Project	Total Budget (ex GST)	Funding From	
		Municipal Fund	Reserve
Pool Blankets	\$45,000	\$10,000	\$35,000
Air conditioner, extraction fan and plant room repairs	\$26,000	\$0	\$26,000

STATUTORY ENVIRONMENT

Local Government Act 1995

6.8. Expenditure from municipal fund not included in annual budget

(1) A local government is not to incur expenditure from its municipal fund for an additional purpose except where the expenditure —

(a) is incurred in a financial year before the adoption of the annual budget by the local government; or

(b) is authorised in advance by resolution*; or

(c) is authorised in advance by the mayor or president in an emergency.

* Absolute majority required.

POLICY IMPLICATIONS

2.7 Purchasing Policy

2.10 Annual Budget Preparation

FINANCIAL IMPLICATIONS

Specific financial implications to the 2024/2025 Annual Budget as outlined in the body of this report and as itemised below:

1. Increase capital project budget by \$71,000
2. Reduce transfers to reserve by \$10,000
3. Increase transfers from reserve by \$61,000

COMMUNITY AND STRATEGIC OBJECTIVES

Shire of Corrigin Strategic Community Plan 2021-2031 and Corporate Business Plan 2021-2025.

Objective: Governance and Leadership

Strong Governance and leadership

Strategic Community Plan		Corporate Business Plan	
Outcome	Strategies	Action No.	Actions
4.4	Provide informed and transparent decision making that, meets our legal obligations, and the needs of our diverse community	4.4.3	Regular reviews of Council's Long Term Financial Plan to ensure the long term financial stability of the Shire
		4.4.4	Provide Council adequate and appropriate financial information on a timely basis

VOTING REQUIREMENT

Absolute Majority

OFFICER'S RECOMMENDATION

That Council

1. Authorise an amendment to the 2024/2025 Annual Budget to include two capital projects for the Corrigin Swimming Pool at an amount of \$71,000.
2. Authorise an amendment to the 2024/2025 Annual Budget to reduce the transfers to the Swimming Pool reserve by \$10,000 and increase the transfers from the Swimming Pool reserve by \$61,000

8.1.4 ADDITION TO FEES AND CHARGES 2024/2025

Applicant:	Shire of Corrigin
Date:	09/09/2024
Reporting Officer:	Kylie Caley, Deputy Chief Executive Officer
Disclosure of Interest:	NIL
File Ref:	FM.0183
Attachment Ref:	NIL

SUMMARY

Council is asked to consider adopting an additional fee in the Schedule of Fees and Charges for 2024/2025.

BACKGROUND

The Bendinger Waste Site is jointly owned the shires of Corrigin, Kulin, Kondinin and Narembeen as part of the Roe Regional Organisation of Councils (Roe ROC). The Shire of Corrigin administers the accounts for the facility and adopts the annual fees and charges following consultation with the Roe ROC shires.

The four shires contract Avon Waste to deliver household and commercial waste to the Bendinger site. Avon Waste recently commenced emptying a 1.5m³ skip bin at the Bendinger Regional Landfill.

The 2024/2025 Schedule of Fees and Charges adopted at the July 2024 Ordinary Meeting of Council did not include a fee for a disposal of a 1.5 m3 skip bin. Currently the only fees for waste disposal at Bendinger are as follows:

		Ex GST	GST	Inc GST
Bulk commercial / industrial waste	Per tonne	\$52.73	\$ 5.27	\$58.00
Bulk demolition waste	Per tonne	\$ 52.73	\$5.27	\$58.00
Wrapped asbestos waste - per cubic metre and part of thereof	Per cubic metre	\$118.18	\$11.82	\$130.00
Contaminated waste soil	Per cubic metre	\$118.18	\$11.82	\$130.00
Contaminated asbestos soil	Per cubic metre	\$ 48.18	\$4.82	\$53.00
Minimum charge for wrapped asbestos waste	Per cubic metre	\$ 48.18	\$4.82	\$53.00
Plus asbestos mobilisation / treatment fee (or cost price plus 30% whichever is greater)	Once only	\$222.73	\$22.27	\$245.00
Refuse delivery - Western Areas - rubbish	Per tonne	\$58.18	\$5.82	\$64.00
Refuse delivery - skip bins - 3m3	Per bin	\$21.82	\$2.18	\$24.00
Refuse delivery - skip bins - 4.5m3	Per bin	\$27.27	\$2.73	\$30.00
Refuse delivery - hook bins - 10m3	Per bin	\$52.73	\$5.27	\$58.00
Refuse delivery - hook bins - 12m3	Per bin	\$63.64	\$6.36	\$70.00
Refuse delivery - hook bins - 15m3	Per bin	\$80.00	\$8.00	\$88.00
Putrescible waste	Per 1m3	\$16.36	\$1.64	\$18.00
Admin / supervision fee	Per hour	\$104.55	\$10.45	\$115.00

The Bendinger Landfill Management Plan was recently updated and includes the cost of rehabilitation and future development of the facility. The waste facility fees are expected to cover all operational and future costs.

The Roe ROC member shires will need to conduct a comprehensive review of the Bendinger fees once the revised Bendinger Landfill Management Plan has been endorsed at the next meeting.

It is proposed that Council adopt a \$20.00 (inclusive of GST) charge for delivery of 1.5m³ skip bins. The fee has been determined by evaluating the skip bin's capacity in tonnes and comparing it to the bulk commercial waste rate of \$58.00 per tonne. Although the skip bin has a capacity of 0.5 tonnes, the proposed fee cannot exceed the current rate for a 3m³ skip bin, which has a capacity of 1 tonne, due to its lower cost compared to the bulk waste rate.

COMMENT

The Shire of Corrigin administers the accounts for the Bendering Waste Site and adopts the fees and charges following consultation with the Roe ROC member shires.

The fees and charges are reviewed annually during the budget process or as required. Currently, there is no fee for the disposal of waste for a 1.5m³ skip bin. As this is a service that is provided an appropriate charge is required to be set.

STATUTORY ENVIRONMENT

Local Government Act 1995, Part 6 – Financial Management

6.16. Imposition of fees and charges

- (1) *A local government may impose* and recover a fee or charge for any goods or service it provides or proposes to provide, other than a service for which a service charge is imposed.*

** Absolute majority required.*

- (2) *A fee or charge may be imposed for the following —*
- (a) providing the use of, or allowing admission to, any property or facility wholly or partly owned, controlled, managed or maintained by the local government;*
 - (b) supplying a service or carrying out work at the request of a person;*
 - (c) subject to section 5.94, providing information from local government records;*
 - (d) receiving an application for approval, granting an approval, making an inspection and issuing a licence, permit, authorisation or certificate;*
 - (e) supplying goods;*
 - (f) such other service as may be prescribed.*
- (3) *Fees and charges are to be imposed when adopting the annual budget but may be —*
- (a) imposed* during a financial year; and*
 - (b) amended* from time to time during a financial year.*

** Absolute majority required.*

6.17. Setting level of fees and charges

- (1) *In determining the amount of a fee or charge for a service or for goods a local government is required to take into consideration the following factors —*
- (a) the cost to the local government of providing the service or goods; and*
 - (b) the importance of the service or goods to the community; and*
 - (c) the price at which the service or goods could be provided by an alternative provider.*
- (2) *A higher fee or charge or additional fee or charge may be imposed for an expedited service or supply of goods if it is requested that the service or goods be provided urgently.*
- (3) *The basis for determining a fee or charge is not to be limited to the cost of providing the service or goods other than a service —*
- (a) under section 5.96; or*
 - (b) under section 6.16(2)(d); or*
 - (c) prescribed under section 6.16(2)(f), where the regulation prescribing the service also specifies that such a limit is to apply to the fee or charge for the service.*

- 6.19. *Local government to give notice of fees and charges*
If a local government wishes to impose any fees or charges under this Subdivision after the annual budget has been adopted it must, before introducing the fees or charges, give local public notice of —
- (a) its intention to do so; and*
 - (b) the date from which it is proposed the fees or charges will be imposed.*

POLICY IMPLICATIONS

NIL

FINANCIAL IMPLICATIONS

Revenue raised from fees and charges.

COMMUNITY AND STRATEGIC OBJECTIVES

Shire of Corrigin Strategic Community Plan 2021-2031 and Corporate Business Plan 2021-2025.

Objective: Governance and Leadership
 Strong Governance and Leadership

Strategic Community Plan		Corporate Business Plan	
Outcome	Strategies	Action No.	Actions
4.4	Provide informed and transparent decision making that, meets our legal obligations, and the needs of our diverse community	4.4.4	Provide Council adequate and appropriate financial information on a timely basis

VOTING REQUIREMENT

Absolute Majority

OFFICER'S RECOMMENDATION

That Council

1. *Adopt the fee for Refuse Delivery – skip bin 1.5m³ of \$20.00 (inclusive of GST) per delivery.*
2. *Request the CEO, in accordance with section 6.19 of the Local Government Act 1995, to give local public notice of the intention to impose the addition of the fee to the 2024/2025 Schedule of Fees and Charges effective from 4 October 2024.*

8.2 GOVERNANCE AND COMPLIANCE

8.2.1 WALGA AGM VOTING DELEGATES

Applicant:	Shire of Corrigin
Date:	29/08/2024
Reporting Officer:	Natalie Manton, Chief Executive Officer
Disclosure of Interest:	NIL
File Ref:	GR.0022
Attachment Ref:	NIL

SUMMARY

Council is asked to confirm delegates for the WA Local Government Association (WALGA) Annual General Meeting to be held on Wednesday 9 October 2024 at the Perth Convention and Exhibition Centre.

BACKGROUND

The WALGA Annual General Meeting (AGM) will be held as part of the WA Local Government Convention at the Perth Convention and Exhibition Centre on Wednesday 9 October 2024 at 2.30pm.

All member local governments are entitled to be represented by two voting delegates. Only registered delegates are permitted to exercise voting entitlements on behalf of Council.

The meeting will address issues of interest to all local governments including policy issues, constitutional amendments and key focus areas for the Association.

COMMENT

WALGA permits local governments to nominate two voting delegates and two proxies.

In previous years the voting delegates for the Shire of Corrigin have been the President and Deputy President.

STATUTORY ENVIRONMENT

Local Government Act 1995 s.9.58.

POLICY IMPLICATIONS

Policy 8.9 elected members' business, conferences and training expenses.

FINANCIAL IMPLICATIONS

The cost of elected members attending the WA Local Government Convention is included in the 2024/25 budget.

COMMUNITY AND STRATEGIC OBJECTIVES

Shire of Corrigin Strategic Community Plan 2021-2031 and Corporate Business Plan 2021-2025:

Objective: Governance and Leadership Strong Governance and Leadership

Strategic Community Plan		Corporate Business Plan	
Outcome	Strategies	Action No.	Actions
4.3	Forward planning and implementation of plans to achieve strategic direction and service levels.	4.3.1	Work with external organisations to collaboratively plan and achieve improved community, education, health and business outcomes.

VOTING REQUIREMENT

Simple Majority

OFFICER'S RECOMMENDATION

That Council appoints Cr _____ and Cr _____ as the Shire of Corrigin voting delegates and Cr _____ and Cr _____ as proxy voting delegates for the 2024 WALGA Annual General Meeting.

8.2.2 WALGA AGM PROPOSED MOTIONS

Applicant:	Shire of Corrigin
Date:	9/09/2024
Reporting Officer:	Natalie Manton, Chief Executive Officer
Disclosure of Interest:	NIL
File Ref:	GR.0022
Attachment Ref:	Attachment 8.2.2 – Agenda WALGA AGM 2024

SUMMARY

Council is asked to consider the proposed motions for the WALGA Annual General Meeting (AGM) and provide direction to the Shire of Corrigin voting delegates.

BACKGROUND

The following motions are proposed in the agenda for the WALGA AGM to be held on Wednesday 9 October 2024:

3.1. Amendments to the *Cat Act 2011*

A consolidated motion from the Shire of Esperance and Shire of Dardanup proposing that WALGA advocate to the State Government to make changes to the *Cat Act 2011* to permit local laws to be made to the following effect:

1. Cats are to be confined to the cat owner's residence premises;
2. Cats within public places are to be under effective control and not to create a nuisance;
3. Cats are not allowed on other private properties where the cat does not have the expressed permission of the occupier of that premises, and are not to create a nuisance;
4. Cats are prohibited from ecologically sensitive areas designated as Cat Prohibited Areas by Absolute majority of Council, and clearly demarcated as such on a sign displayed at the area, without the need to modify the local law.

3.2. Advocacy for Legislative Reforms to Counter Land-Banking

Town of Bassendean motion that WALGA:

- 1 In line with its 2020-2025 Strategic Plan to provide a Sector Vision that enables Local Governments to be agile enhancing community wellbeing and economic prosperity, develops a draft Advocacy Position for Legislative Reforms to address land banking practices including, but not limited to consideration of the following:
 - a. Prohibiting demolition of habitable housing until a Development Application (DA) has been approved;
 - b. Development applications that result in the demolition of existing habitable housing be time limited so that reasonable time periods for project commencement and project completion are conditions of the development application.
 - c. Provide local authorities with the ability to apply a "penalty fee" over and above any differential rating on vacant land, where the time conditions on the development application in (b) have not been met.
 - d. Development of a mandatory register of unoccupied residential properties, with the ability of Local Governments to apply rates or levies on long term unoccupied residential properties, which could increase incrementally over time.

2. Distributes the draft “WALGA Advocacy Position for Legislative Reforms to counter Land-Banking” to all West Australian Local Authorities for comment, and that a subsequent report be provided for consideration by WALGA Zones.

3.3. Advocacy for Expansion of Differential Rating to Include long term Unoccupied Commercial Buildings

Town of Bassendean motion that WALGA:

1. Explores expanding Item 2.1.8 Differential Rates of its Advocacy Position Statement to consider inclusion of the following:
 - a. Advocating for Local Authorities to have the ability to apply a differential rate to long term unoccupied commercial buildings; and
 - b. Developing legislation that requires commercial property owners to demonstrate that in order to avoid the imposition of a differential rate on unoccupied commercial property the property;
 - i. is commercially habitable with annual investment in maintenance
 - ii. remains connected to essential services
 - iii. is undergoing periodic compliance checks and,
 - iv. has a plan in place to redevelop or make operational.
 - c. Develop legislation that enables Local Government to provide exemptions to the above differential rating based on an approved periodic activation program for the vacant commercial property by the Local Government.
2. Distributes the draft expanded WALGA Advocacy Position for Differential Rates to counter long term unoccupied commercial buildings to all West Australian Local Authorities for comment, and that a subsequent report be made available for considerations by WALGA Zones.

3.4. Action on Asbestos for Western Australia

Shire of Dundas motion that WALGA advocates for the state and federal governments to take urgent action to assist Local Governments and their communities in safely removing asbestos, including providing targeting funding programs and support for regional areas.

3.5. Addressing the Impracticality of Local Government Funding Department of Communities and Government Regional Officer Housing

Shire of Dundas motion that WALGA advocates to the State Government for the State Government to fully fund Department of Communities (Social) and Government Regional Officer Housing.

3.6. Advocacy for Accessibility

Town of Victoria Park motion that WALGA develops an advocacy position calling for the WA Government to adopt the Liveable Housing Design Standards for accessibility as part of the National Construction Code, consistent with WALGA’s 2020-2025 Strategic Plan Sector Vision to enable inclusive Local Governments enhancing community wellbeing and economic prosperity.

COMMENT

Councillors are asked to provide direction to delegates on whether the motions are supported or opposed.

A summary of the issues raised in the proposed motions is included below and additional comments are included in the WALGA AGM Agenda.

3.1 Amendments to the *Cat Act 2011*

The Shire of Dardanup attempted to bring its local law in line with that of other Local Governments where provisions have been included that expressly require cat owners to have effective control of their cats, and that makes it an offence for a cat to be in other places, where the occupier of that place has not given approval.

The Joint Standing Committee on Delegated Legislation considered the Shire of Dardanup Cats Local Law 2023 and outlined that the Committee believed the proposed local law is contrary to the Cat Act 2011.

There are several local governments that have Cat Local Laws that require cats to be under effective control when in a public place. Some of these Cat Local Laws also make it an offence for a cat to be in a place, other than a public place, without the express permission of the occupier of that place. These local laws also require cats not to create a nuisance in either a public place, or other places.

WALGA's support for the development of a model Cat Local Law that incorporates these provisions as standard provisions are sought to ensure this is accepted in advance by the Department of Local Government, Sport and Cultural Industries and the Joint Standing Committee on Delegated Legislation.

3.2 Advocacy for Legislative Reforms to Counter Land-Banking

Land-banking limits the availability of development sites, and the premature demolition of viable housing exacerbates the severe national housing shortage.

The Town of Bassendean suggests that additional legislative changes are required to enable local authorities the flexibility to apply additional levies to long term unoccupied housing.

This proposal intends a penalty for long-term unoccupied residential property, which under written law would require legislative amendment to create an offence and prescribe a modified penalty / court proceedings.

3.3. Advocacy for Expansion of Differential Rating to Include long term Unoccupied Commercial Buildings

The *Local Government Act* section 6.33(1)(b) already enables a differential rate to be levied for a purpose for which the land is held or used as determined by the Local Government. Some Local Governments currently levy a differential rate for residential improved and vacant property. This can be extended to "commercial improved" and "commercial undeveloped".

3.4. Action on Asbestos for Western Australia

The Asbestos Safety and Eradication Agency (ASEA) has released its 2024-2030 Strategic Plan, which identifies the need to take action to address the increasing risks posed by degrading asbestos materials to save lives. The current approach to managing asbestos is

expected to remain unchanged unless Local Governments and their communities, especially in regional areas, receive additional funding and support to enhance their efforts in tackling this issue.

The current consultation lacks a strong emphasis on funding and actively pursuing asbestos removal. To improve the Asbestos National Strategic Plan and ensure a more comprehensive approach; it is imperative to advocate for increased funding and prioritise the active removal and safe disposal of asbestos across affected areas of Western Australia.

3.5. Addressing the Impracticality of Local Government Funding Department of Communities and Government Regional Officer Housing

Local Governments face impracticalities in funding housing due to the extra budgetary constraints then placed on the Local Government.

Investment in providing housing can be risky over the long term due the volatility of the housing market (particularly in areas where mining is the predominant industry) and the constraints placed on Local Governments that are borrowing money to fund these building houses.

The housing of government employees is a state responsibility: Housing should be funded through state taxes and mining royalties, not local government budgets

3.6. Advocacy for Accessibility

Advocacy is needed for the adoption of National Construction Code minimum accessibility standards to ensure new homes in Australia are accessible to all abilities.

WALGA should develop a policy to reflect its organisation commitment to accessibility, including but not limited to ensuring any venues WALGA utilises for its services or events have universal accessibility entry points (and are not dependent on one accessible entry point).

STATUTORY ENVIRONMENT

NIL

POLICY IMPLICATIONS

Policy 8.7 Training and Professional Development – Elected Members

Policy 8.9 Elected members' Business, Conferences and Training expenses

FINANCIAL IMPLICATIONS

NIL

COMMUNITY AND STRATEGIC OBJECTIVES

Shire of Corrigin Strategic Community Plan 2021-2031 and Corporate Business Plan 2021-2025:

Objective: Governance and Leadership Strong Governance and Leadership

Strategic Community Plan		Corporate Business Plan	
Outcome	Strategies	Action No.	Actions
4.3	Forward planning and implementation of plans to achieve strategic direction and service levels.	4.3.1	Work with external organisations to collaboratively plan and achieve improved community, education, health and business outcomes.

VOTING REQUIREMENT

Simple Majority

OFFICER'S RECOMMENDATION

That Council:

1. *endorse delegates to support / not support the consolidated motion from the Shire of Esperance and Shire of Dardanup proposing that WALGA advocate to the State Government to make changes to the Cat Act 2011 to permit local laws to be made to the following effect:*

- 1. Cats are to be confined to the cat owner's residence premises;*
- 2. Cats within public places are to be under effective control and not to create a nuisance;*
- 3. Cats are not allowed on other private properties where the cat does not have the expressed permission of the occupier of that premises, and are not to create a nuisance;*
- 4. Cats are prohibited from ecologically sensitive areas designated as Cat Prohibited Areas by Absolute majority of Council, and clearly demarcated as such on a sign displayed at the area, without the need to modify the local law.*

2. *endorse delegates to support / not support the Town of Bassendean motion that WALGA:*

1. In line with its 2020-2025 Strategic Plan to provide a Sector Vision that enables Local Governments to be agile enhancing community wellbeing and economic prosperity, develops a draft Advocacy Position for Legislative Reforms to address Land-Banking practices including, but not limited to consideration of the following:

- a. Prohibiting demolition of habitable housing until a Development Application (DA) has been approved;*
- b. development applications that result in the demolition of existing habitable housing be time limited so that reasonable time periods for project commencement and project completion are conditions of the development application.*
- c. provide Local Authorities with the ability to apply a "penalty fee" over and above any differential rating on vacant land, where the time conditions on the development application in (b) have not been met.*
- d. Development of a mandatory register of unoccupied residential properties, with the ability of Local Governments to apply rates or levies on long term*

unoccupied residential properties, which could increase incrementally over time.

2. Distributes the draft "WALGA Advocacy Position for Legislative Reforms to counter Land-Banking" to all West Australian Local Authorities for comment, and that a subsequent report be provided for consideration by WALGA Zones.

3. *endorse delegates to support / not support Town of Bassendean motion that WALGA:*

- 1. Explores expanding Item 2.1.8 Differential Rates of its Advocacy Position Statement to consider inclusion of the following:*
 - a. Advocating for Local Authorities to have the ability to apply a differential rate to long term unoccupied commercial buildings; and*
 - b. Developing legislation that requires commercial property owners to demonstrate that in order to avoid the imposition of a differential rate on unoccupied commercial property the property;*
 - i. is commercially habitable with annual investment in maintenance*
 - ii. remains connected to essential services*
 - iii. is undergoing periodic compliance checks and,*
 - iv. has a plan in place to redevelop or make operational.*
 - c. Develop legislation that enables Local Government to provide exemptions to the above differential rating based on an approved periodic activation program for the vacant commercial property by the Local Government.*
- 2. Distributes the draft expanded WALGA Advocacy Position for Differential Rates to counter long term unoccupied commercial buildings to all West Australian Local Authorities for comment, and that a subsequent report be made available for considerations by WALGA Zones.*

4. *endorse delegates to support / not support the Shire of Dundas motion that WALGA advocates for the state and federal governments to take urgent action to assist Local Governments and their communities in safely removing asbestos, including providing targeting funding programs and support for regional areas.*

5. *endorse delegates to support / not support Shire of Dundas motion that WALGA advocates to the State Government for the State Government to fully fund Department of Communities (Social) and Government Regional Officer Housing.*

6. *endorse delegates to support / not support the Town of Victoria Park that WALGA develops an Advocacy Position calling for the WA Government to adopt the Liveable Housing Design Standards for accessibility as part of the National Construction Code, consistent with WALGA's 2020-2025 Strategic Plan Sector Vision to enable inclusive Local Governments enhancing community wellbeing and economic prosperity.*

8.2.3 DEVELOPMENT APPLICATION – FOUR (4) PROPOSED NEW PERMANENT GRAIN STORAGE BULKHEADS & ASSOCIATED INFRASTRUCTURE AT COOPERATIVE BULK HANDLING LIMITED’S EXISTING GRAIN HANDLING & STORAGE FACILITY IN CORRIGIN

Applicant:	Cooperative Bulk Handling Limited
Landowner:	As above
Location:	Lot 500 on DP190194, Lot 20 on DP41206 & Lot 21 (No.70) Corrigin South Road, Corrigin
Date:	5/09/2024
Reporting Officer:	Mr Joe Douglas – Town Planner
Disclosure of Interest:	NIL
File Ref:	PA 02-2024
Attachment Ref:	Attachment 8.2.3.1 – CBH Development Application Attachment 8.2.3.2 – DPIRD Response Attachment 8.2.3.3 – DWER Response

SUMMARY

This report recommends that Council grant conditional approval to a development application submitted by Cooperative Bulk Handling Limited (Landowner) for the construction and use of four (4) proposed new permanent grain storage bulkheads and associated infrastructure at its existing grain handling and storage facility on Lot 500 on DP190194, Lot 20 on Deposited Plan 41206 and Lot 21 (No.70) Corrigin South Road, Corrigin.

BACKGROUND

Cooperative Bulk Handling Limited (CBH) have submitted a development application requesting Council’s approval for the construction and use of four (4) proposed new permanent grain storage bulkheads and associated infrastructure at its existing grain handling and storage facility on Lot 500 on DP190194, Lot 20 on Deposited Plan 41206 and Lot 21 (No.70) Corrigin South Road, Corrigin.

A full copy of the development application, including various supporting information and plans, is provided in Attachment 8.2.3.1.

Under the terms of the application a number of alterations and additions are proposed to improve the operational efficiency of the facility for the benefit of local grain producers with the key objective being to increase the current approved permanent grain storage capacity from 147,200 to 327,325 tonnes (i.e. a 180,125 tonne increase) to eliminate the need to out-load grain during the annual harvest period to improve road safety for all users and reduce the risk of accidents.

Council should note the facility currently provides for the storage of up to 232,350 tonnes of grain comprising 147,200 tonnes of permanent storage and 85,150 tonnes of temporary storage based on a temporary works and use approval granted by Council in September 2022 which is due to expire in September 2026.

The application the subject of this report is very similar to a previous development application considered and approved by Council in May 2022 which allowed for the construction of two (2) new permanent grain storage bulkheads on Lot 21 to increase the total on-site grain storage capacity of the facility at that time by 91,700 tonnes to 272,900 tonnes. This approval also allowed for the construction of a proposed new exit from the facility to Corrigin South Road approximately 330 metres south of the existing approved site entry.

It is understood the application was the subject of discussion with CBH and its traffic consultant at Council's August 2024 Discussion Forum, the outcomes from which have been conveyed to the reporting officer and factored into the recommendation for approval below.

COMMENT

Assessment of the application in the context of the specific objectives and standards of the Shire's local planning framework including Local Planning Scheme No.2 (LPS2), the Deemed Provisions of the *Planning and Development (Local Planning Schemes) Regulations 2015*, all relevant State Planning Policies, and previous advice received from Main Roads WA, the Department of Water and Environmental Regulation and the Department of Biodiversity, Conservation and Attractions has confirmed the proposal is compliant, or capable of compliance, with the following relevant requirements:

- The general aims and objectives of LPS2 including those specific to all land classified 'Rural' zone;
- Land capability and suitability;
- Land use compatibility including buffer separation distances to sensitive land uses;
- Lot boundary setbacks;
- Amenity of the locality including potential environmental, visual and social impacts;
- Protection of the natural environment including environmental offset measures, water resources and cultural heritage significance;
- Vehicle access and parking including traffic management and safety;
- The provision of key essential services including electricity, water supply and on-site effluent disposal; and
- Flood, stormwater drainage and bushfire risk management.

Having regard for:

- a) the previous approval granted by Council in May 2022 for what is essentially the same development proposal that gave rise to the same issues, all of which were deemed to be acceptable and manageable in the context of all relevant regulatory standards and requirements;
- b) the findings from all specialist investigations and reports commissioned by the applicant which confirmed the proposed development is capable of being implemented in a manner that minimises any potential negative impacts and risks;
- c) The significant benefits the proposal will have in terms of the future operational efficiency of the facility and local grain producers, notwithstanding the increased volume of heavy vehicle traffic likely to be generated on an annual basis which is considered to be manageable given CBH's intentions and the general suitability of the local and regional road network including future proposed works programs; and
- d) CBH's stated willingness to work collaboratively with the Shire to address any road safety issues that may potentially arise once the development is completed, including a proposed reduction to the current approved speed limit along the adjacent portion of Corrigin South Road,

it is concluded the latest development proposal for Lots 20 and 21 is acceptable and unlikely to have any negative impact on the general amenity, character, functionality and safety of the immediate locality subject to compliance with a number of conditions similar to those imposed on the development approval granted by Council in May 2022. As such, it is recommended Council exercise its discretion and grant conditional approval to the application to ensure the development proceeds in a proper and orderly manner.

An alternative to the recommendation for conditional development approval provided below is not considered necessary for the following reasons:

- i) The proposal is well founded, permissible and has scope to be lawfully approved;
- ii) The issues identified are capable of being suitably addressed through the imposition of conditions on any development approval that may ultimately be granted as well as ongoing collaboration with CBH as discussed and agreed; and
- iii) CBH is obliged to address/satisfy any other statutory and regulatory requirements applicable to the proposal as it applies to all development on the subject land.

STATUTORY ENVIRONMENT

- *Planning and Development Act 2005 (as amended)*
- *Planning and Development (Local Planning Schemes) Regulations 2015*
- *Shire of Corrigin Local Planning Scheme No.2*

POLICY IMPLICATIONS

- State Planning Policy 2 – *Environment and Natural Resources Policy*
- State Planning Policy 2.5 – *Rural Planning*
- State Planning Policy 2.9 – *Water Resources*
- State Planning Policy 4.1 – *State Industrial Buffer*

PUBLIC CONSULTATION

Public consultation was undertaken for a period of 28 days in accordance with the procedural requirements of the Deemed Provisions of the *Planning and Development (Local Planning Schemes) Regulations 2015*. At the conclusion of public advertising only one (1) submission had been received from the Department of Primary Industries and Regional Development which raised no objections to and fully supported the proposed development given its benefits to CBH and local grain producers.

FINANCIAL IMPLICATIONS

All administrative costs associated with processing the application are provided for in Council's annual budget and have been offset in full by the \$21,243.00 development application fee paid by the applicant.

The majority of costs associated with the proposed development will be met by the applicant. The Shire will however need to fund the following works in the short-to-medium term future as previously discussed and agreed with the applicant:

- i) Monitoring and trimming of existing vegetation within the Corrigin South Road reserve area to ensure suitable sight distances are maintained for all road users which could be funded using money allocated for general road maintenance purposes; and
- ii) Widening of that portion of the Corrigin South Road carriageway immediately abutting both lots south of the existing main access entry to the facility which could be budgeted for in coming years as part of the Shire's 10 year road programme and offset by road funding assistance from State and Federal government sources.

It is significant to note should the applicant be aggrieved by Council's final decision in this matter they have the right to seek a formal review of that decision by the State Administrative Tribunal. Should this occur for whatever reason the Shire would need to respond. The cost to respond to an appeal cannot be determined at this preliminary stage but could be expected, based on the recent experience of other local government authorities in Western Australia, to range anywhere from \$5,000 to \$60,000 excluding GST depending upon how far the matter proceeds through the review process.

COMMUNITY AND STRATEGIC OBJECTIVES

The proposed development is consistent with the following elements of the *Shire of Corrigin Strategic Community Plan 2021-2031* and *Corporate Business Plan 2021-2025*:

Objective: Economic

A strong, diverse economy supporting agriculture, local business and attracting new industry.

Strategic Community Plan		Corporate Business Plan	
Outcome	Strategies	Action No.	Actions
2.1	Support the diverse industry across the Shire	2.1.5	Support local business development initiatives where possible.

Objective: Environment

An attractive natural and built environment for the benefit of current and future generations.

Strategic Community Plan		Corporate Business Plan	
Outcome	Strategies	Action No.	Actions
3.1	Safe, efficient and well maintained road and footpath infrastructure.	3.1.1 & 3.1.2	Update, review and achievement of the 10yr Road Works Program / Update, review and achievement of the Road Asset Management Plan including network hierarchy and service levels.
3.5	Conservation of our natural environment.	3.5.3	Work in collaboration with groups and organisations to deliver projects and programs that promote and protect the district's natural resources as well as agricultural industry

Objective: Governance and Leadership

Strong governance and leadership

Strategic Community Plan		Corporate Business Plan	
Outcome	Strategies	Action No.	Actions
4.3	Forward planning and implementation of plans to achieve strategic direction and service levels.	4.3.1	Work with external organisations to collaboratively plan and achieve improved community, education, health and business outcomes.

VOTING REQUIREMENT

Simple Majority

OFFICER'S RECOMMENDATION

That Council **APPROVE** the development application submitted by Cooperative Bulk Handling Limited (Landowner) for the construction and use of four (4) proposed new permanent grain storage bulkheads and associated infrastructure at its existing grain handling and storage facility on Lot 500 on DP190194, Lot 20 on Deposited Plan 41206 and Lot 21 (No.70) Corrigin South Road, Corrigin subject to the following conditions and advice notes:

Conditions

1. *The proposed development shall be undertaken strictly in accordance with the documentation and plans submitted in support of the application subject to any modifications required as a consequence of any condition/s of this approval or otherwise approved by the local government.*
2. *Any additional development which is not in accordance with the application the subject of this approval or any condition of approval will require the further approval of the local government.*
3. *The proposed development shall be substantially commenced within a period of three (3) years from the date of this approval. If the development is not substantially commenced within this period it shall not be carried out without the further approval of the local government having first being sought and obtained.*
4. *Prior to the commencement of development a revised stormwater drainage management plan based on the revised site development plan submitted in support of the application must be prepared and submitted to the local government for consideration of endorsement by the local government's Chief Executive Officer (see Advice Note 3).*
5. *Prior to occupation and use of the proposed development all proposed stormwater drainage works shall be completed in accordance with the revised stormwater drainage management plan required by Condition 4 above and maintained thereafter for the life of the development in accordance with the local government's requirements.*
6. *The proponent shall, at its own cost, arrange for the preparation of further report by a suitably qualified consultant confirming all measures in the revised stormwater drainage management plan have been implemented, including ongoing maintenance requirements, as well as details of any additional works that may be required to minimise the risk of flooding and erosion or any potential damage to the existing road carriageway and adjacent verge areas along Corrigin South Road as a result of extreme storm events. The report required by this condition must be submitted to the local government no later than twelve (12) months after occupation and use of the proposed development, unless otherwise agreed by the local government.*
7. *Any additional works required to minimise the risk of flooding and erosion, including any potential damage to the existing road carriageway and adjacent verge areas along Corrigin South Road as a result of extreme storm events, shall be completed to the specifications and satisfaction of the local government's Chief Executive Officer within 120 days of submission of the further report required by Condition 6 above, unless otherwise agreed by the local government.*
8. *The proponent shall, at its own cost, re-sheet that portion of Corrigin South Road immediately adjacent to the proposed new egress / exit for a distance of 50 metres in both directions (i.e. north - south) using asphalt to ensure the road carriageway surface is of a suitable standard and fit for purpose. These works shall be completed prior to occupation and use of the proposed development unless otherwise agreed by the local government.*
9. *The proponent shall, at its own cost, install Variable Message Sign Boards containing the*

following messages 500 metres north of the facility's main entry and 500 metres south of the proposed new exit along Corrigin South Road during all harvest periods until such time as CBH has conducted further detailed analysis of all heavy vehicle movements to/from the facility to validate all previous traffic modelling for consideration by the local government and the local government is satisfied there is no longer a need to utilise them:

Screen 1:

TRUCKS

ENTERING

Screen 2:

PROCEED

WITH

CAUTION

10. The proponent shall reimburse the local government for all costs associated with the agreement to seek and obtain Main Roads WA's formal approval to relocate the existing 90km/h speed limit sign along Corrigin South Road south of the southern boundary of Lot 21 to help safeguard all vehicle movements to/from the facility, including the previously approved workforce accommodation development on Lot 21.
11. All proposed new on-site vehicle accessways and parking bays shall be constructed in accordance with the details shown on the revised site development plan submitted in support of the application, including draining and line marking as required to the satisfaction of the local government's Chief Executive Officer, prior to occupation and use of the proposed development.
12. Suitable directional signage shall be installed on the land prior to occupation and use of the proposed development to provide for the safe and convenient movement of all vehicles attending the site including no-entry signs at the proposed new exit from the facility to Corrigin South Road.
13. The proponent shall ensure suitable potable water supply and effluent disposal infrastructure are installed prior to occupation and use of the proposed development and maintained thereafter for the life of the development.

Advice Notes

1. This approval is not an authority to ignore any constraint to development on the land which may exist through contract or on title, such as an easement or restrictive covenant. It is the responsibility of the proponent and not the local government to investigate any such constraints before commencing development. This approval will not necessarily have regard to any such constraint to development, regardless of whether or not it has been drawn to the local government's attention.
2. This is a development approval of the Shire of Corrigin under its Local Planning Scheme No.2. It is not a building permit or an approval to commence or carry out development under any other law. It is the responsibility of the proponent to obtain any other necessary approvals, consents, permits and licenses required under any other law, and to commence and carry out development in accordance with all relevant laws.
3. The revised stormwater drainage management plan required by Condition 4 of this approval must consider and incorporate suitable measures to minimise the risk of flooding and erosion, including any potential damage to the existing road carriageway and adjacent verge areas along Corrigin South Road as a result of extreme storm events.
4. An 'Application to Construct or Install an Apparatus for the Treatment of Sewage' prepared pursuant to the specific requirements of the Health (Treatment of Sewage and Disposal of Effluent and Liquid Waste) Regulations 1974 must be prepared and submitted to the local government or the Executive Director of Public Health for consideration and determination.

prior to preparation and lodgement of a building permit application for structures reliant upon this infrastructure.

5. *In accordance with the Building Act 2011 and Building Regulations 2012, a demolition and/or building permit application/s must be submitted to and approved by the local government's Building Surveyor prior to the commencement of any demolition, construction or earthworks on the land.*
6. *All proposed buildings to be constructed and/or placed on the land, including sea containers, are required to comply in all respects with the National Construction Code of Australia. Plans and specifications which reflect these requirements are required to be submitted with the building permit application/s.*
7. *No construction works shall commence on the land prior to 7am without the local government's written approval. No construction works are permitted on Sundays or Public Holidays.*
8. *The proponent is reminded of their obligation to prepare and lodge an application with the local government to construct a new crossover for the proposed new exit along Corrigin South Road in accordance with the specific requirements of Regulation 12 of the Local Government (Uniform Local Provisions) Regulations 1996.*
9. *The proponent is reminded of their obligation to ensure compliance with the specific standards and requirements of the Shire of Corrigin Annual Fire Break Notice as it applies to all land within the municipal district's designated townsites.*
10. *The proponent is responsible for ensuring the correct siting of all structures on the land the subject of this approval. An identification survey demonstrating correct siting and setbacks of structures may be requested of the proponent by the local government to ensure compliance with this determination notice and all applicable provisions.*
11. *Failure to comply with any of the conditions of this development approval constitutes an offence under the provisions of the Planning and Development Act 2005 and the Shire of Corrigin Local Planning Scheme No.2 and may result in legal action being initiated by the local government.*
12. *If the proponent is aggrieved by this determination there is a right of review by the State Administrative Tribunal in accordance with the Planning and Development Act 2005 Part 14. An application must be submitted directly to the State Administrative Tribunal within 28 days of the local government's determination.*

8.2.4 DUAL FIRE CONTROL OFFICERS 2024/25

Applicant:	Shire of Kulin
Date:	12/09/2024
Reporting Officer:	Jarrad Filinski, Executive Support Officer
Disclosure of Interest:	NIL
File Ref:	ES.0001
Attachment Ref:	NIL

SUMMARY

The Shire of Kulin have requested that the Shire of Corrigin appoint Dual Fire Control Officers for the 2024/2025 bush fire season.

BACKGROUND

The Shire of Corrigin has received correspondence from the Shire of Kulin advising the following people were appointed as Dual Fire Control Officers in the Shire of Corrigin for the 2024/2025 bush fire season:

- Don Bradford
- David Lewis

COMMENT

Fire Control Officers who adjoin neighbouring shires require the adjoining shires endorsement to act as a Dual Fire Control Officers.

STATUTORY ENVIRONMENT

Bush Fires Act 1954

POLICY IMPLICATIONS

NIL

FINANCIAL IMPLICATIONS

NIL

COMMUNITY AND STRATEGIC OBJECTIVES

Shire of Corrigin Strategic Community Plan 2021-2031 and Corporate Business Plan 2021-2025:

Objective: Social

An effectively serviced, inclusive and resilient community

Strategic Community Plan		Corporate Business Plan	
Outcome	Strategies	Action No.	Actions
1.5	Support emergency services planning, risk mitigation, response and recovery	1.5.1	Joint planning with stakeholders at a local and sub regional level for disaster preparedness and emergency response
		1.5.2	Scenario planning and training

VOTING REQUIREMENT

Simple Majority

OFFICER'S RECOMMENDATION

That Council appoint the following Dual Fire Control Officers in the Shire of Corrigin for the 2024/2025 bush fire season, subject to the officers obtaining the appropriate accreditation, further noting that Dual Fire Control Officers are not permitted to issue burning permits within the Shire of Corrigin:

Shire of Kulin:

- *Don Bradford*
- *David Lewis*

8.3 WORKS AND SERVICES

8.3.1 OVAL RETICULATION CSRFF APPLICATION

Applicant:	Shire of Corrigin
Date:	12/09/2024
Reporting Officer:	Caris Negri, Community Resources Centre Coordinator
Disclosure of Interest:	NIL
File Ref:	GS.0018
Attachment Ref:	NIL

SUMMARY

A grant application has been prepared for the Department of Local Government, Sport and Cultural Industries' Community Sporting and Recreation Facilities Fund (CSRFF) grant program. As part of that process, Council is required to endorse an application.

BACKGROUND

As part of the 2024-2025 budget deliberations, it was recognised that the current irrigation infrastructure for the town oval is no longer adequate for modern watering and efficiency standards. An allocation for this project has been included in the 2024-2025 Annual Budget, which was adopted at the July 2024 Ordinary Council Meeting.

The town oval is a vital piece of community infrastructure that is used for sporting, recreational, and community purposes. Its importance is highlighted in the Shire's strategic planning.

The existing irrigation infrastructure was installed in the late 1990s and is no longer fit for purpose. Replacing the existing failing irrigation infrastructure with a modern system will allow for more efficient watering, which will conserve water resources. A more modern system with its associated technological advances will allow for more efficient maintenance and repairs, which will extend the lifespan of the system and result in a more cost-effective long term maintenance program.

A grant application has been prepared for the CSRFF Forward Planning Grants round, which is for projects that have a total cost over \$500,000, which can be expended over three financial years following project approval. If the application is successful, funding would not be available until July 2025, so it is likely that works wouldn't commence until the close of the winter sporting season. CSRFF is a highly competitive program, and rounds are routinely oversubscribed to.

Quotes have been sought to inform the application but following successful notification a tender process would have to be undertaken.

COMMENT

A grant application has been completed based on the below financial breakdown:

Item	Exc GST	GST	Inc GST
Contractor – supply, install, and commission automatic irrigation system, inclusive of additional costs e.g. mobilisation and accommodation	440,000	44,000	484,000
Contingency – 20% contractor costs	88,000	8,800	96,800
Shire labour	6,800	680	7,480
	\$534,800	\$53,480	\$588,280

The CSRFF Forward Planning Grants fund a maximum of one third of the total estimated project cost based on ex GST figures. Therefore, the funding request is as per below:

Organisation	Cost
DLGSCI Forward Planning Grant	178,266
Shire of Corrigin – In Kind	6,800
Shire of Corrigin – Cash	349,734
	\$534,800

A request of financial contribution has not been made to sporting and community groups who utilise the oval as the irrigation system is an expected standard of the facility and not an additional request from a sporting or community group.

Council is required to endorse all CSRFF funding applications and provide a priority ranking if more than one application within the local government is being submitted. In this instance no other applications have been received, and therefore if Council endorse the application, it would automatically have the priority ranking.

STATUTORY ENVIRONMENT

NIL

POLICY IMPLICATIONS

NIL

FINANCIAL IMPLICATIONS

If successful in the application, an allocation would need to be included in the 2025-2026 Annual Budget.

COMMUNITY AND STRATEGIC OBJECTIVES

Shire of Corrigin Strategic Community Plan 2021-2031 and Corporate Business Plan 2021-2025.

Objective: Environment

An attractive natural and built environment for the benefit of current and future generations.

Strategic Community Plan		Corporate Business Plan	
Outcome	Strategies	Action No.	Actions
3.2	Parks, gardens, recreational and social spaces are safe and encourage active, engaged and healthy lifestyles.	3.2.1	Sport and Recreation facility and surface improvements are planned in a coordinated manner.
		3.2.2	Parks, nature reserves, and community spaces are provided to ensure they are green, tidy, accessible and activated.
3.3	We prepare and maintain our assets for current and future community	3.3.1	Shire assets and facilities support the delivery of services and meet community need.
3.6	Demonstrate sustainable practices of water management.	3.6.1	We implement Waterwise practices to minimise mains and ground water consumption.

VOTING REQUIREMENT

Simple Majority

OFFICER'S RECOMMENDATION

That Council endorses the application to the Department of Local Government, Sport and Cultural Industries' Community Sporting and Recreation Facilities Fund – Forward Planning Round for installation of a new irrigation system for the Corrigin town oval precinct.

9 CHIEF EXECUTIVE OFFICER REPORT

The Chief Executive Officer's report was provided to Council during the Discussion Forum

10 PRESIDENT'S REPORT

11 COUNCILLORS' QUESTIONS, REPORTS AND INFORMATION ITEMS

12 URGENT BUSINESS APPROVED BY THE PRESIDENT OR DECIDED BY THE COUNCIL

13 INFORMATION BULLETIN

14 WALGA AND CENTRAL ZONE MOTIONS

15 NEXT MEETING

Ordinary Council Meeting on 15 October 2024.

16 MEETING CLOSURE