



File No: 4.1.14

NOTICE OF ORDINARY MEETING OF COUNCIL

Dear Councillor,

The next Ordinary Meeting of the Northampton Shire Council will be held on Friday 26th August 2016 in the Council Chambers, Northampton commencing at 1.00pm.

- At 11.00am Halsall & Associates will be giving a presentation on the proposed redevelopment of the Red Bluff Caravan Park, Kalbarri

Lunch will be served from 12.00pm.

A handwritten signature in blue ink, appearing to read 'Garry L KEEFFE'.

GARRY L KEEFFE
CHIEF EXECUTIVE OFFICER

19th August 2016



~ Agenda ~

26th August 2016

NOTICE OF MEETING

Dear Elected Member

The next ordinary meeting of the Northampton Shire Council will be held on Friday 26th August 2016, at The Council Chambers, Northampton commencing at 1.00pm.

GARRY KEEFFE
CHIEF EXECUTIVE OFFICER

19th August 2016

SHIRE OF NORTHAMPTON

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

Signed  _____

Date 19th August 2016

GARRY L KEEFFE
CHIEF EXECUTIVE OFFICER

AGENDA
ORDINARY MEETING OF COUNCIL
26th August 2016

1. OPENING

2. PRESENT

3. QUESTION TIME

4. CONFIRMATION OF MINUTES

- 4.1 Ordinary Meeting of Council – 22nd July 2016
- 4.2 Budget Meeting – 27th July 2016

5. RECEIVAL OF MINUTES

6. REPORTS

- 6.1 Works
- 6.2 Health & Building
- 6.3 Town Planning
- 6.4 Finance
- 6.5 Administration & Corporate

7. COUNCILLORS & DELEGATES REPORTS

- 7.1 Presidents Report
- 7.2 Deputy Presidents Report
- 7.3 Councillors' Reports

8. INFORMATION BULLETIN

9. NEW ITEMS OF BUSINESS

10. NEXT MEETING

11. CLOSURE

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Minutes of Ordinary Meeting of Council held at the Council Chambers Hampton Road, Northampton on 22 July 2016

7.1 OPENING

The President thanked all Councillors and staff members present for their attendance and declared the meeting open at 1.02pm.

7.2 PRESENT

Cr C Simkin	President	Northampton Ward
Cr M Scott	Deputy President	Kalbarri Ward
Cr T Carson		Northampton Ward
Cr R Suckling		Northampton Ward
Cr M Holt		Kalbarri Ward
Cr D Pike		Kalbarri Ward
Cr S Krakouer		Kalbarri Ward
Mr Garry Keeffe	Chief Executive Officer	
Mr Grant Middleton	Deputy Chief Executive Officer	
Mr Neil Broadhurst	Manager of Works	
Mr Glenn Bangay	Principal Building Surveyor	
Mrs Deb Carson	Planning Officer	

7.2.1 LEAVE OF ABSENCE

Nil

7.2.2 APOLOGIES

Cr Stock-Standen and Cr Stanich

7.3 QUESTION TIME

Nil

7.4 CONFIRMATION OF MINUTES

7.4.1 CONFIRMATION OF MINUTES – ORDINARY COUNCIL MEETING 17th JUNE 2016

Moved Cr SCOTT, seconded Cr KRAKOUER

That the minutes of the Ordinary Meeting of Council held on the 17th June 2016 be confirmed as a true and correct record subject to the following amendment:

Minute 6.8.4 in Cr Scott's declaration of an impartiality interest insert the word "partner" following the word staff.

CARRIED 7/0

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Minutes of Ordinary Meeting of Council held at the Council Chambers Hampton Road,
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7.4.2	BUSINESS ARISING FROM MINUTES
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Nil

7.5	RECEIVAL OF MINUTES
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Nil

7.6	WORKS REPORT
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7.6.1	INFORMATION ITEMS – MAINTENANCE/CONSTRUCTION WORKS PROGRAM (ITEM 6.1.1)
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Noted

Neil Broadhurst departed the meeting at 1:14pm.

7.7	HEALTH/BUILDING REPORT
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7.7.1	BUILDING STATISTICS (ITEM 6.2.1)
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Noted

Glenn Bangay departed the meeting at 1:15pm.

Grant Middleton departed the meeting at 1:17pm returning at 1:18pm.

7.8	TOWN PLANNING REPORT
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7.8.1	LAND-BASED FISHING TOURS LICENSE AGREEMENT – RESERVE 12996 (NORTH) AND R26591 – PAYMENT OF LICENSE FEES IN INSTALLMENTS REQUEST (ITEM 6.3.1)
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Moved Cr SCOTT, seconded Cr KRAKOUER

That Council refuse the applicant's request and that Council require full payment of the \$1,500 License fees.

CARRIED 7/0

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7.8.2	PROPOSED FREESTANDING SIGN – KALBARRI FISH TRUCK (ITEM 6.3.2)
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Moved Cr HOLT, seconded Cr PIKE

That Council refuses to grant development approval to one (1) freestanding sign on Reserve 25307, Kalbarri due to the following reasons:

1. The location of freestanding signs located on Reserve 25307 is not considered to comply with the purpose and intent of the reserve for recreation and parklands.
2. The location of freestanding signs located on Reserve 25307 at the intersection of Grey and Woods Streets is considered to be remote and will detrimentally affect the amenity of the locale.

Advice Note

1. *If an applicant or owner 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 made within 28 days of determination.*

CARRIED 7/0

7.8.3	PROPOSED BBQ PONTOON AND LICENSE AGREEMENT – RESERVES 25307 AND 26591, MURCHISON RIVER FORESHORE, KALBARRI (ITEM 6.3.3)
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Cr Scott declared an impartiality interest in this item, as the applicant's partner is a member of his staff, and departed the meeting at 1:26pm.

Moved Cr KRAKOUER, seconded Cr HOLT

That Council:

1. Grant Development Approval for the experiential use (BBQ Pontoon Hire) of Reserves 25307, 26591 and 12996 Murchison River Foreshore Kalbarri, with the following conditions:
 - i. This Development Approval is an approval for the proposed use for the purposes of the Shire of Northampton's *Town Planning Scheme No. 9 – Kalbarri* and the *Planning and Development Act (2005)* only and does not constitute an Agreement/Licence with the Shire of Northampton or the

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- State of Western Australia in their capacities as management bodies of the reserve within which the use is proposed to be located;
- ii. The proposed Pontoon Hire that traverses the Murchison River and utilising Reserves 25307, 26591 and 12996, shall be limited to one (1) motorised pontoon and trailer for the initial period of twelve months;
 - iii. The Applicant shall provide an Emergency Management Plan to the Shire of Northampton to the approval of the local government prior to the commencement of the proposed use;
 - iv. The Applicant shall contact the Shire of Northampton's Environmental Health Officer to ensure compliance with all environmental health regulations prior to commencement of the proposed use;
 - v. The Applicant shall obtain appropriate approvals for commercial vessel safety with the Australian Maritime Safety Authority, and use an approved vessel only, for the BBQ Pontoon;
 - vi. The Applicant shall obtain Public Liability Insurance coverage to a minimum of \$20 million, and forward a copy of this certificate to the Shire of Northampton, to comply with the provisions of the Shire of Northampton's *Local Planning Policy – Commercial Recreational Tourism Activity*;
 - vii. This Development Approval is subject to:
 - (a) In-principle approval of the Shire in its capacity as management body of the reserve within which the proposed use is to be located;
 - (b) Approval of the Minister of Lands in accordance with the provisions of the *Land Administration Act (1997)*;
 - (c) A license agreement being entered into by the applicant and the Shire in accordance with Council's *Local Planning Policy – Commercial Recreational Tourism Activity on Crown Reserves*;
 - viii. This Development Approval shall remain valid whilst the agreement referred to in Condition 1vii (c) remains current and valid, and on the expiration or in the termination of such Licence Agreement, this Development Approval shall cease to be valid;

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- ix. Authorise delegation to the Chief Executive Officer and Planning Officer for preparation and execution of the Licence Agreement in Condition 1vii(c) above with any disputes to be referred back to Council for final determination; and
- x. Refer the modified agreement to Department of Regional Development and Lands – State Land Services for approval.

Advice Notes

- 1. *The Applicant is advised that it is not the responsibility of the local government to ensure that all correct approvals are in place and that all conditions contained within said approvals are upheld during the operations of the business.*
- 2. *If an applicant is aggrieved by this determination there is a right (pursuant to the Planning and Development Act 2005) to have the decision reviewed by the State Administrative Tribunal. Such application must be made within 28 days from the date of this notice.*
- 3. A registered Aboriginal heritage place (DAA 10222 Gidamarra Spring) exists upon Reserve 26591 and it is therefore recommended that the applicant undertake an Aboriginal heritage due diligence assessment of the proposed works prior to project implementation.

CARRIED 6/0

Cr Scott returned to the meeting at 1:32pm

7.8.4	DEVELOPMENT APPROVAL AND LICENSE AGREEMENT FOR NEW OWNERS – BIG RIVER RANCH HORSE TRAIL RIDES, KALBARRI (ITEM 6.3.4)
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Moved Cr CARSON, seconded Cr SUCKLING

That Council:

Grant Development Approval for the experiential use (horse trail rides) upon Reserve 12996 (Lots 12678, 1018 and 120), Murchison River Foreshore Kalbarri, with the following conditions:

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1. This Development Approval is an approval for the proposed use for the purposes of the Shire of Northampton's *Town Planning Scheme No. 9 – Kalbarri* and the *Planning and Development Act (2005)* only and does not constitute an approval of the proposed use by the Shire in its capacity as management body of the reserve within which the use is proposed to be located;
2. Development Approval is subject to:
 - (a) In-principle approval of the Shire in its capacity as management body of the reserve within which the proposed use is to be located;
 - (b) Approval of the Minister of Lands in accordance with the provisions of the *Land Administration Act (1997)*;
 - (c) A Licence Agreement being entered into by the applicant and the Shire in accordance with Council's Policy 9.2 – *Requirements for Licence Agreements to Use Crown Reserves for Commercial, Recreational and Tourism Activities*;
3. This Development Approval shall remain valid whilst the agreement referred to in Condition 2(c) remains current and valid, and on the expiration or in the termination of such Licence Agreement, this Development Approval shall cease to be valid;
4. Authorise delegation to the Chief Executive Officer and Planning Officer for preparation and execution of the Licence Agreement in Condition 2(c) above with any disputes to be referred back to Council for final determination;
5. Refer the modified agreement to Department of Regional Development and Lands – State Land Services for approval;
6. The proposed trail rides that traverse the Murchison River upon Reserve 12996 shall be limited to a maximum of twenty one (21) horses (including staff horses);
7. The Applicant shall provide an Emergency Management Plan, to the approval of the Shire of Northampton, by no later than 31 August 2016; and

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8. The Applicant shall obtain Public Liability Insurance coverage to a minimum of \$20 million, and forward a copy of this certificate to the Shire of Northampton, to comply with the provisions of the Shire of Northampton's *Local Planning Policy – Commercial Recreational Tourism Activity*.

Advice Notes

1. *If the development/use the subject of this approval is not substantially commenced within a period of 2 years, or another period specified in the approval after the date of determination, the approval will lapse and be of no further effect;*
2. *Where an approval has so lapsed, no development must be carried out without the further approval of the local government having first been sought and obtained.*
3. *If an applicant or owner 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 made within 28 days of determination.*
4. *The Applicant is advised that it is not the responsibility of the local government to ensure that all correct approvals are in place and that all conditions contained within said approvals are upheld during the operations of the business.*
5. *Tour operations will take place on land that is within an environmentally sensitive area that provides important habitat for wildlife. Activities should be conducted in a manner that minimises any disturbance, including keeping to existing tracks.*
6. *The Applicant is advised of their obligation to comply with the Aboriginal Heritage Act.*

CARRIED 7/0

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7.8.5 PROPOSED DISPLAY SHELTER – LOT 123 (NO. 239) HAMPTON ROAD, NORTHAMPTON (RSL HALL GROUNDS), AND WAIVE IF DEVELOPMENT FEES REQUEST (ITEM 6.3.5)

Moved Cr PIKE, seconded Cr SUCKLING

That Council:

1. Grant Development Approval for a display shelter and military display upon Lot 123 (No. 239) Hampton Road, Northampton, with the following conditions:
 - i. Development shall be in accordance with the attached approved plan(s) dated 25 July, 2016 and subject to any modifications required as a consequence of any condition(s) of this approval. The endorsed plan(s) shall not be modified or altered without the prior written approval of the local government;
 - ii. If the development/use the subject of this approval is not substantially completed within a period of 2 years after the date of the determination the approval shall lapse and be of no further effect;
 - iii. The schedule of materials, finishes and colours as provided shall be strictly adhered to, with the Colorbond corrugated roof being heritage red (Manor Red) and the steel posts and trim being of cream colour;
 - iv. A building permit shall be issued by the local government prior to the commencement of any work on the site;
 - v. All stormwater is to be disposed of onsite to the approval of the local government; and
 - vi. Any soils disturbed or deposited on site shall be stabilised to the approval of the local government.

Advice Notes

1. *If the development/use the subject of this approval is not substantially commenced within a period of 2 years, or another period specified in the approval after the date of determination, the approval will lapse and be of no further effect.*

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2. *Where an approval has so lapsed, no development must be carried out without the further approval of the local government having first been sought and obtained.*
3. *If an applicant or owner 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 made within 28 days of determination.*
2. Waives the Application for Development Approval fee of \$147, and any associated building fees that may otherwise be incurred.

CARRIED 7/0

7.8.6	PROPOSED DWELLING USING PREFABRICATED MATERIALS – LOT 13 (NO. 31) FOURTH AVENUE, NORTHAMPTON (ITEM 6.3.6)
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Moved Cr SUCKLING, seconded Cr CARSON

That Council grants formal development approval to the single house on Lot 13 (No. 31) Fourth Avenue, subject to the following conditions:

1. Development shall be in accordance with the attached approved plan(s) dated 25 July 2016 and subject to any modifications required as a consequence of any condition(s) of this approval. The endorsed plan(s) shall not be modified or altered without the prior written approval of the local government;
2. Any additions to or change of use of any part of the building or land (not the subject of this approval) requires further application and development approval for that use/addition;
3. A building permit shall be issued by the local government prior to the commencement of any work on the site;
4. All stormwater is to be disposed of on-site to the specifications and approval of the local government;
5. Any soils disturbed or deposited on site shall be stabilised to the approval of the local government;

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Northampton on 22 July 2016**

6. A wastewater apparatus shall be provided and maintained in accordance with the *Health (Treatment of Sewerage & Disposal of Effluent & Liquid Waste) Regulations 1974* to the approval of the Shire of Northampton's Environmental Health Officer;
7. A maneuvering/vehicle turnaround area shall be provided on the southern side of the dwelling and adjacent to the garage, as marked in 'RED' on the attached approved plan(s) dated 25 July 2016;
8. A vehicle access driveway shall be constructed and drained to a compacted gravel standard, and thereafter maintained to the approval of the local government;
9. Bin storage and clothes drying areas shall be provided to the rear of the dwelling, or screened from the view from the street, to the approval of the local government;
10. The building shall not be inhabited until the internal fit out of the building has been completed in accordance with Class 1a National Construction Code Series standards to the approval of the local government;
11. The Applicant shall lodge a Statutory Declaration with the Shire of Northampton, providing a commitment to complete the modifications to the prefabricated shed structure, including windows, doors and verandahs to the approval of the local government, within 24 months from the date of the attached approved plan(s).

Advice Notes

1. *If the development/use the subject of this approval is not substantially commenced within a period of 2 years, or another period specified in the approval after the date of determination, the approval will lapse and be of no further effect;*
2. *Where an approval has so lapsed, no development must be carried out without the further approval of the local government having first been sought and obtained;*
3. *If an applicant or owner 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 made within 28 days of determination.*

CARRIED 6/1

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Cr Scott voted against the motion

7.8.7	PROPOSED EXTRACTIVE INDUSTRY – HARD ROCK QUARRY – LOTS 29, 52 & 7890 (NO. 199) HATCH ROAD, BOWES (ITEM 6.3.7)
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Moved Cr SCOTT, seconded Cr PIKE

That Council:

1. Defer a decision on the Application for Development Approval to the August meeting of Council;
2. Conduct a site inspection at the proposed site for development; and
3. Coordinate meetings with both the Applicant and adjoining landowners of Lots 29, 52 and 7890 (No. 199) Hatch Road, Bowes, prior to the August meeting.

CARRIED 7/0

7.8.8	SUMMARY OF PLANNING INFORMATION ITEMS (ITEM 6.3.8)
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Noted

7.9	FINANCE REPORT
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7.9.1	ACCOUNTS FOR PAYMENT (ITEM 6.4.1)
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Moved Cr SUCKLING, seconded Cr SCOTT

That Municipal Fund Cheques 20951 to 20989 inclusive totalling \$114,665.77, Municipal EFT payments numbered EFT15161 to EFT15321 inclusive totalling \$1,180,887.80, Trust Fund Cheques 2137 to 2154, totalling \$22,219.73, Direct Debit payments numbered GJ1218 to GJ1224 inclusive totalling \$292,743.24 be passed for payment and the items therein be declared authorised expenditure.

CARRIED BY AN ABSOLUTE MAJORITY 7/0

7.9.2	MONTHLY FINANCIAL STATEMENTS JUNE 2016 (ITEM 6.4.2)
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Moved Cr HOLT, seconded Cr CARSON

That Council adopts the Monthly Financial Report for the period ending 30 June 2016.

CARRIED 7/0

SHIRE OF NORTHAMPTON
Minutes of Ordinary Meeting of Council held at the Council Chambers Hampton Road,
Northampton on 22 July 2016

7.10 ADMINISTRATION & CORPORATE REPORT

7.10.1 PROPOSED ROAD TRAIN ASSEMBLY AREA (ITEM 6.5.1)
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Moved Cr SIMKIN, seconded Cr HOLT

That Council supports the North Road option as the best option for a road train assembly area and advise Main Roads WA accordingly.

CARRIED 6/1

Cr Suckling voted against the motion

7.10.2 WA LOCAL GOVERNMENT ASSOCIATION MEMBER MOTIONS FOR AGM (ITEM 6.5.2)

Moved Cr SCOTT, seconded Cr SIMKIN

That:

1. Council delegates vote the affirmative for agenda items 4.2 to 4.11.
2. Should through discussion that an affirmative vote not be supported by the Council voting delegates, then those delegates be given delegated authority to use their discretion and vote on behalf of the Council.

CARRIED 7/0

7.10.3 REQUEST FOR ADDITIONAL DOG EXERCISE AREA - KALBARRI (ITEM 6.5.3)
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Moved Cr SCOTT, seconded Cr PIKE

That Council not approve an additional dog exercise area as requested by Christopher Jeakings as it considers there are adequate exercise areas provided within the Kalbarri townsite and further, due to the lack of response by the residents of Kalbarri, it provided no indication to the Council of a general consensus to provide a clear direction for Council to take.

CARRIED 7/0

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7.10.4 EXPRESSION OF INTEREST FOR LEASE OF COUNCIL LAND (ITEM 6.5.4)

Moved Cr CARSON, seconded Cr SCOTT

That Council

1. Not support the lease of a portion of Lot 101 Mitchell Street, Horrocks to Reg and Sharon Reynolds, as per the draft plan (being the area in white border contained within the Agenda).
2. Obtain an annual rental valuation, and once a valuation is received and considered by Council that expressions of interest for the lease of the area as described within the agenda be called.

CARRIED 7/0

7.10.5 HORROCKS COMMUNITY CENTRE PROGRESS AND CAR PARKS (ITEM 6.5.5)

Noted

7.10.6 OFFICIAL OPENING OF HORROCKS COMMUNITY CENTRE (ITEM 6.5.6)

Moved Cr SUCKLING, seconded Cr SIMKIN

That Council invites guests, as per the proposed list contained within the agenda with the additions of Matt Burrell and John Crothers Jr, to the official opening of the Horrocks Community Centre, to be held on Friday 2nd September 2016.

CARRIED 7/0

Cr Suckling departed the meeting at 2:39pm returning at 2:41pm.

Cr Carson departed the meeting at 2:44pm.

ADJOURNMENT

Council adjourned at 2:44pm.

Meeting reconvened at 2:57pm with the following in attendance:

Cr Simkin, Cr Scott, Cr Suckling, Cr Holt, Cr Krakouer, Cr Pike, Garry Keefe, Grant Middleton and Debbie Carson.

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7.11 SHIRE PRESIDENT'S REPORT

Since the last Council meeting Cr Simkin reported on his attendance at the following:

22/6/16	Meeting of the Northern Zone Council in Mingenew
13/7/16	Meeting regarding Shark Bay safari road with Shire of Shark Bay and Midwest Development Commission representatives

7.12 DEPUTY SHIRE PRESIDENT'S REPORT

Since the last Council meeting Cr Scott reported on his attendance at the following:

13/7/16	Meeting regarding Shark Bay safari road with Shire of Shark Bay and Midwest Development Commission representatives
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7.13 COUNCILLORS' REPORTS

7.13.1 CR HOLT

Since the last Council meeting Cr Holt reported on his attendance at:

12/7/16	Kalbarri Development Association Meeting
19/7/16	Western Power meeting

7.14 INFORMATION BULLETIN

Noted

7.15 NEW ITEMS OF BUSINESS

Nil

7.16 NEXT MEETING OF COUNCIL

The next Ordinary Meeting of Council will be held on Friday the 19 August 2016 commencing at 1.00pm at the Council Chambers, Hampton Road, Northampton.

7.17 CLOSURE

There being no further business, the President thanked everyone for their attendance and declared the meeting closed at 3:16pm.

SHIRE OF NORTHAMPTON

Minutes of Special Budget Meeting of Council held at the Council Chambers, Hampton Road, Northampton on 27 July 2016

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SHIRE OF NORTHAMPTON

Minutes of Special Budget Meeting of Council held at the Council Chambers, Hampton Road, Northampton on 27 July 2016

1.0 OPENING

The President thanked all Councillors and staff present for their attendance and declared the meeting open at 9.30am.

1.1 PRESENT

Cr C Simkin	President	Northampton Ward
Cr M Scott	Deputy President	Kalbarri Ward
Cr T Carson		Northampton Ward
Cr D Stanich		Northampton Ward
Cr R Suckling		Northampton Ward
Cr D Pike		Kalbarri Ward
Cr S Krakour		Kalbarri Ward
Mr Garry Keefe	Chief Executive Officer	
Mr Grant Middleton	Deputy Chief Executive Officer	
Mr Neil Broadhurst	Manager Works & Technical Services	
Mr Glenn Bangay	Principal EHO/Building Surveyor	
Mrs Leanne Rowe	Senior Finance Officer	

2.1 LEAVE OF ABSENCE

Nil

2.2 APOLOGIES

Cr Holt, Cr Stock-Sanden

3.0 QUESTION TIME

No members of the public were present during question time.

4.0 NEW ITEMS OF BUSINESS

Nil

5.0 DISCUSSION OF 2016/2017 DRAFT MUNICIPAL BUDGET

Council reviewed the new items list to ensure that the draft budget for 2016/2017 was adopted as a balanced budget.

SHIRE OF NORTHAMPTON
Minutes of Special Budget Meeting of Council held at the Council Chambers, Hampton
Road, Northampton on 27 July 2016

5.1 RESEAL WORKS GALLANT CLOSE, KALBARRI

Cr Scott declared an interest in the Gallant close reseal works as he resides in the street and left the meeting at 10.30am.

Moved Cr CARSON, seconded Cr SUCKLING

That the reseal works listed for Gallant close in Kalbarri be deleted from the draft 2016/2017 Budget.

CARRIED BY AN ABSOLUTE MAJORITY 6/0

Cr Scott returned to the meeting at 10.32am.

5.2 SALLY'S TREE TOILET BLOCK UPGRADE
--

Moved Cr SCOTT, seconded Cr STANICH

That \$40,000 listed in the draft 2016/2017 budget for the Sally's Tree toilet block upgrade be allocated to reserve funds for future public amenity upgrades.

CARRIED BY AN ABSOLUTE MAJORITY 5/2

Cr Simkin and Cr Pike voted against the motion.

5.3 INCREASE FOR DISPOSAL OF WASTE AT BINNU REFUSE SITE (ITEM 3.1.4)

Moved Cr SCOTT, seconded Cr CARSON

That Council:

1. Will not initiate refuse site access passes for 2016/17 as per Council decision 18 March 2016 Council, minute 3.7.2.
2. Provide two weekends per annum for the disposal of residential refuse at the two manned refuse sites for no fee, these weekends to be the weekends preceding the Easter and/or April school holidays, whichever comes first, and the weekend preceeding the September school holidays.

CARRIED BY AN ABSOLUTE MAJORITY 6/0

ADJOURNMENT MORNING TEA

Council adjourned for morning tea at 10:40am.

Meeting reconvened at 10.50pm with the following in attendance:

Cr Simkin, Cr Scott, Cr Carson, Cr Stanich, Cr Suckling, Cr Pike, Cr Krakouer, Garry Keefe, Grant Middleton, Neil Broadhurst, Glenn Bangay and Leanne Rowe.

SHIRE OF NORTHAMPTON
Minutes of Special Budget Meeting of Council held at the Council Chambers, Hampton
Road, Northampton on 27 July 2016

5.4 SETTING OF RATE IN THE DOLLAR AND MINIMUMS (ITEM 4)
--

Moved Cr SUCKLING, seconded Cr CARSON

That the Draft Municipal Fund Budget for 2016/2017 be adopted as a balanced budget and the following charges be levied:

General Rates

The rate in the dollar for all rateable Gross Rental Value properties be set at \$0.077755 (7.7755¢) and the rate in the dollar for all rateable Unimproved Value properties be set at \$0.012375 (1.2375¢).

Minimum Rates

That the minimum rate on rateable Gross Rental Value and Unimproved Value properties be set at \$520.00 per assessment.

CARRIED BY AN ABSOLUTE MAJORITY 7/0

5.5 SPECIFIED AREA RATES – SETTING OF RATE IN THE DOLLAR AND STATING OF THE PURPOSE OF THE SPECIFIED RATE (ITEM 5)

5.5.1 PORT GREGORY SPECIFIED AREA RATE (ITEM 5.1)
--

Moved Cr SUCKLING, seconded Cr CARSON

That the specified area rate in the dollar, for all rateable Port Gregory Gross Rental Value properties within the Port Gregory Townsite be set at \$0.023084 (2.3084¢) to raise approximately \$11,925 to fund the operating cost of maintaining the Port Gregory Water Supply.

CARRIED BY AN ABSOLUTE MAJORITY 7/0

5.5.2 KALBARRI TOURISM SPECIFIED AREA RATE (ITEM 2.4.2)
--

Moved Cr SUCKLING, seconded Cr CARSON

That the specified area rate in the dollar, for all rateable Kalbarri Gross Rental Value properties zoned Residential, Residential Development, Places of Public Assembly, Special Site, Special Rural, Commercial, Tourist Accommodation, Service Industry, Light Industry, Composite Light Industry, within the Kalbarri Town Planning Scheme No. 9 be set at \$0.001866 (0.1866¢), to raise approximately \$31,500 being for Tourism Infrastructure related projects and Tourism Promotional Advertising within the Kalbarri Ward.

CARRIED BY AN ABSOLUTE MAJORITY 7/0

SHIRE OF NORTHAMPTON

Minutes of Special Budget Meeting of Council held at the Council Chambers, Hampton Road, Northampton on 27 July 2016

5.6 REFUSE FEES (ITEM 6)

Moved Cr SUCKLING, seconded Cr CARSON

1. That the refuse fee for residential refuse collection be set at \$330.00 and the fee for business refuse collection be set at \$660.00.
2. That the refuse fee for Half Way Bay Cottages be set at \$263.64 per cottage plus GST.

CARRIED BY AN ABSOLUTE MAJORITY 7/0

5.7 DUE DATE FOR PAYMENT OF RATES, INCLUDING INSTALMENT OPTION (ITEM 7)

Moved Cr SUCKLING, seconded Cr CARSON

That the due date for the payment of rates be 3rd October 2016 and the remaining due dates for rate instalment payments be 5th December 2016, 6th February 2017 and 3rd April 2017.

CARRIED BY AN ABSOLUTE MAJORITY 7/0

5.8 DISCOUNT APPLICABLE TO GENERAL RATES AND DATE BY WHICH PAYMENT IS REQUIRED TO CLAIM DISCOUNT (ITEM 8)

Moved Cr SUCKLING, seconded Cr CARSON

That a discount of 5% be allowed on general rates, applicable to all rate assessments that are paid by 4:30pm on 3rd October 2016.

CARRIED BY AN ABSOLUTE MAJORITY 7/0

5.9 ADMINISTRATION FEE FOR INSTALMENT OPTION (ITEM 9)

Moved Cr SUCKLING, seconded Cr CARSON

That an administration fee of \$5.00 per rate instalment payment be charged.

CARRIED BY AN ABSOLUTE MAJORITY 7/0

SHIRE OF NORTHAMPTON

Minutes of Special Budget Meeting of Council held at the Council Chambers, Hampton Road, Northampton on 27 July 2016

5.10	SETTING OF INSTALMENT INTEREST CHARGE APPLICABLE TO INSTALMENT OPTION (ITEM 10)
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Moved Cr SUCKLING, seconded Cr CARSON

That an instalment interest rate of 5% per annum be charged on all rate assessments that are paid by instalments.

CARRIED BY AN ABSOLUTE MAJORITY 7/0

5.11	SETTING OF PENALTY INTEREST APPLICABLE IF DEFAULT IS MADE ON INSTALMENT OPTION (ITEM 11)
------	--

Moved Cr SUCKLING, seconded Cr CARSON

That a penalty interest rate of 10% per annum be applicable to the outstanding rates amount if a ratepayer defaults on the payment of a rates instalment.

CARRIED BY AN ABSOLUTE MAJORITY 7/0

5.12	SETTING OF LATE PAYMENT PENALTY INTEREST APPLICABLE TO ALL OVERDUE RATES (ITEM 12)
------	--

Moved Cr SCOTT, seconded Cr STANICH

That a late payment penalty of 10% per annum be charged on all rates outstanding after 2nd October 2015, where no instalment option was taken.

CARRIED BY AN ABSOLUTE MAJORITY 7/0

6.0	CONSIDERATION OF TRUST, RESERVE AND LOAN FUND 2016/2017 DRAFT BUDGETS (ITEM 13)
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Moved Cr SCOTT, seconded Cr STANICH

The Trust, Reserve and Loan Fund Budgets for 2016/2017 are adopted.

CARRIED BY AN ABSOLUTE MAJORITY 7/0

SHIRE OF NORTHAMPTON

Minutes of Special Budget Meeting of Council held at the Council Chambers, Hampton Road, Northampton on 27 July 2016

7.0 TENDERS FOR PLANT, VEHICLES, BITUMEN, GOODS & SERVICES (ITEM 14)
--

Moved Cr SCOTT, seconded Cr STANICH

That the Chief Executive Officer be authorised to call tenders, as per the requirements and provisions of the Local Government Act 1995, for the provision of goods and services as approved within the 2016/2017 Budget.

CARRIED BY AN ABSOLUTE MAJORITY 7/0

8.0 MATERIAL VARIANCE (ITEM 15)

Moved Cr SCOTT, seconded Cr STANICH

That the Budget Variance parameters for the 2016/2017 financial year be set at \$5,000 as per FM Reg 34 (5).

CARRIED BY AN ABSOLUTE MAJORITY 7/0

9.0 ADDITIONAL INFORMATION

Nil

10.0 CLOSURE

There being no further business, the President thanked staff for their effort in preparing the budget and the Councillors for their participation and consideration of the budget and declared the meeting closed at 11.47am.

WORKS & ENGINEERING REPORT CONTENTS

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6.1.1 INFORMATION ITEMS – MAINTENANCE/CONSTRUCTION WORKS PROGRAM

REPORTING OFFICER:	Neil Broadhurst - MWTS
DATE OF REPORT:	16th July 2016
APPENDICES:	1. Nil.

The following works, outside of the routine works, have been undertaken since the last report and are for Council information.

Specific Road Works

- Maintenance grading carried out on Brooks, Chilimony, Trevenson, Falcarragh, Parker, Wundi, Gwalla, Burges, Yerina Springs, Bandy, Teakle, Isachar Back, White Cliffs, Bowes River, Swamps, Rob and Isseeka East Roads.
- Gravel Patching/Sheeting/Verge works carried out on Binnu West, Ogilvie West, Erriary and Bowes River Roads.

Maintenance Items

- Northampton – Signs and associated infrastructure, various locations.
- Verge works including tree pruning/removal.
- Verge side spraying – Townsite and rural roads.
- Gravel stockpile into Northampton site.
- Kalbarri – Smith Street maintenance drainage works south.
- Kalbarri - Townsite pothole works.
- Kalbarri – Powerline pruning works.
- Kalbarri – Marina playground – Replacement arch bridge received and installed.

Other Items (Budget)

- Horrocks – Completion of Community Centre car park and Southern car park works.
- Rural – Binnu West Road – Construction works continuing. Bitumen enrichment carried out to sections of stage 1.

Plant Items

- Kalbarri rubbish vehicle – Delivered – delivery 4th August 2016. – Problems with tipper arm and tray being resolved through discussion with suppliers/s.
- P207 – Pig Trailer – Brake reline and bearing replacements.
- P253 – Kalbarri Mower – Blower housing replaced.
- P243 – Kalbarri loader – Tyre replacement – all four (2425hours)

Staff/Personnel Items

- Staff training – Load Restraints Training.
- Manager of Works and Technical Services (Neil Broadhurst) and Kalbarri Leading Hand (Michael Sparling) attended State Supervisors conference.

OFFICER RECOMMENDATION – ITEM 6.1.1

For Council information.

HEALTH AND BUILDING REPORT CONTENTS

6.2.1	BUILDING STATISTICS FOR THE MONTH OF JULY 2016	2
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6.2.1	INFORMATION ITEM: BUILDING STATISTICS
	DATE OF REPORT: 19 th August 2016
	RESPONSIBLE OFFICER: Glenn Bangay – Principal EHO/Building Surveyor

1. BUILDING STATISTICS

Attached for Councils' information are the Building Statistics for July 2016.

OFFICER RECOMMENDATION – ITEM 6.2.1

For Council information.

SHIRE OF NORTHAMPTON
HEALTH AND BUILDING REPORT – 26th August 2016

SHIRE OF NORTHAMPTON - BUILDING APPROVALS - JULY 2016

Approval Date	App. No.	Owner	Builder	Property Address	Type of Building	Materials 1. Floor 2. Wall 3. Roof	Area m2	Value	Fees 1. App Fee 2. BCITF 3. BRB 4. Other
6/07/2016	1438	Shire of Northampton PO Box 61 NORTHAMPTON	West Steel Sheds Pty Ltd 45 Bradford St GERALDTON	2 (Lot 82) Kitson Circuit NORTHAMPTON	Commercial/Shed	1. Concrete 2. Steel 3. Steel	580	\$250,000	1. 225.00 2. 500.00 3. 342.50
14/07/2016	1442	Damien Milne PO Box 139 KALBARRI	M & D Hebiton 99 Anderson St WEBBERTON	6314 (Lot 18) Ajana - Kalbarri Road KALBARRI	Shed	1. Concrete 2. C/Bond 3. C/Bond	112	\$60,000	1. 192.00 2. 120.00 3. 82.20
19/07/2016	1443	L & S Malton PO Box 63 KALBARRI	Gliss Holdings Pty Ltd PO Box 64 KALBARRI	9 (Lot 141) Mortimer Street KALBARRI	Demolition	1. n/a 2. n/a 3. n/a	180	\$2,000	1. 96.00 2. 0.00 3. 0.00
26/07/2016	1428	B Rourke 7 Bayview Vista KALBARRI	L Naim Pty Ltd PO Box 261 KALBARRI	Lot 10792 Mortimer Street KALBARRI	Dwelling	1. Concrete 2. Brick 3. C/Bond	76	\$150,000	1. 480.00 2. 300.00 3. 205.50
26/07/2016	1431	J Tyler & M White 48 Magee Cres KALBARRI	L Naim Pty Ltd PO Box 261 KALBARRI	48 (Lot 522) Magee Cres KALBARRI	Patio & Fence	1. Concrete 2. Timber 3. C/Bond	15	\$19,500	1. 96.00 2. 0.00 3. 61.65
26/07/2016	1434	J Murray 8 Smith Street KALBARRI	G Turner PO Box 396 KALBARRI	8 (Lot 199) Smith Street KALBARRI	Dwelling & Shed	1. Concrete 2. H/Plank 3. C/Bond	93 & 82	\$247,497	1. 791.99 2. 494.99 3. 339.07
26/07/2016	1439	K & D Brown PO Box 48 NORTHAMPTON	Superstruct PO Box 3493 BLUFF POINT	279 (Lot 426) Hampton Road NORTHAMPTON	Patio	1. B/pav 2. Timber 3. C/Bond	40	\$12,755	1. 95.00 2. 0.00 3. 61.65
29/07/2016	1446	S Simpson 29 Forrest Street NORTHAMPTON	M Wilson PO Box 213 NORTHAMPTON	65 (Lot 12) Stephen Street NORTHAMPTON	Demolition	1. n/a 2. n/a 3. n/a	120	\$4,000	1. 96.00 2. 0.00 3. 0.00
29/07/2016	1429	A Allen PO Box 46 KALBARRI	Owner/Builder	22 (Lot 647) Gallant Close KALBARRI	Patio/Car Port	1. Concrete 2. Brick 3. Zinc	50	\$19,000	1. 95.00 2. 0.00 3. 61.65
29/07/2016	1445	S & S George C/- Post Office KALBARRI	L Naim Pty Ltd PO Box 261 KALBARRI	3 (Lot 800) Batavia Circle KALBARRI	Patio	1. Timber 2. n/a 3. Zinc	42	\$18,000	1. 96.00 2. 0.00 3. 61.65

TOWN PLANNING REPORT

6.3.1	KALBARRI WILDERNESS TOURS – LICENSE AGREEMENT FOR COMMERCIAL RECREATIONAL USE OF RESERVES 25307 AND 26591, MURCHISON RIVER FORESHORE, KALBARRI	2
6.3.2	PROPOSED REDEVELOPMENT OF EXISTING CARAVAN PARK - 1 (LOT 12158 - RESERVE 29152) GLANCE STREET, HORROCKS.....	21
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6.3.1 KALBARRI WILDERNESS TOURS – LICENSE AGREEMENT FOR COMMERCIAL RECREATIONAL USE OF RESERVES 25307 AND 26591, MURCHISON RIVER FORESHORE, KALBARRI

LOCATION:	Reserves 25307/26591
FILE REFERENCE:	10.6.1.3 – R25307/R26591
APPLICANT:	Grant Ward
OWNER:	State of Western Australia/Shire of Northampton
DATE OF REPORT:	17 August 2016
REPORTING OFFICER:	Debbie Carson - Planning Officer
RESPONSIBLE OFFICER:	Garry Keeffe – Chief Executive Officer
APPENDICES:	
1.	Written information provided by Applicant

AUTHORITY / DISCRETION:

Quasi-Judicial *when Council determines an application within a clearly defined statutory framework, abiding by the principles of natural justice, acting only with discretion afforded it under law, and giving full consideration to Council policies and strategies relevant to the matter at hand. These decisions are reviewable by the State Administrative Tribunal.*

SUMMARY:

Council is in receipt of an application for Development Approval for Kalbarri Wilderness Tours to utilise Reserves 25307 and 26591, so as to provide experiential River Boat Cruises within the Murchison River. Reserves 25307 and 26591 are vested in the Shire of Northampton, and therefore a License Agreement is also being sought for the use of land to operate the pontoon from Council-controlled land.

This Application for Development Approval has been referred to Council as the tour operator does not have a current license agreement in place, and is seeking to formalise approval to use reserved land vested in the Shire of Northampton.

This report recommends conditional approval of the application.

LOCALITY PLAN:

Figure 1. Launch and mooring sites adjacent to Reserves 25307 & 26591, Kalbarri



Figure 2. Proposed area of operation within Murchison River

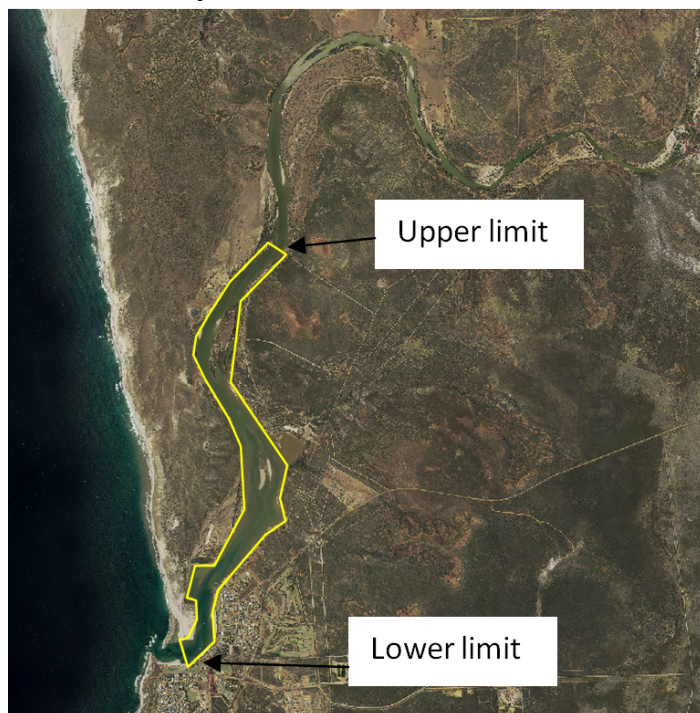


Figure 3. Sign placement upon Reserve 25307



BACKGROUND:

An application has been received from Grant Ward to continue operating the Kalbarri Wilderness Tours – ‘Murchison River Princess’, which provides experiential boat cruises along the lower reaches of the Murchison River, Kalbarri.

As part of the application to Council the applicant has provided:

- A completed Application for Development Approval form;
- Information regarding the business operations including location boundaries of operation, hours of operation, experience of staff, operating procedures, navigational and safety information, a list of safety equipment available on board, and signage information;
- A Public Liability Insurance Certificate for \$20 million;
- An Australian Maritime Safety Authority Certificate of Operation;
- A Certificate of Survey;
- A Special Facility Liquor License notice; and
- Photographs of signage at point of departure.

A copy of the key information provided by the applicant has been included in **Appendix 1** of this report. Full copies of all information received in relation to this proposal can be provided to Councillors upon request.

This application has arisen as the result of enquiries made by Mr Ward, who was seeking a copy of the current License Agreement for the Kalbarri Wilderness Tours from the Shire of Northampton. The applicant, Mr Ward, thought that a License Agreement was held by the owner of the ‘Murchison River Princess’ vessel with which he leases, however the past development approval and License Agreement was issued to the previous lessee, and that License Agreement and planning approval lapsed when the lease expired.

This application will therefore formalise development approval and a License Agreement with the applicant, who is the current lessee of the Kalbarri Wilderness Tours ‘Murchison River Princess’ vessel.

THE PROPOSAL:

The proposal involves the operation of the Kalbarri Wilderness Tours which provides experiential cruises along the Murchison River. The ‘Murchison River

Princess' vessel holds a maximum of 36 passengers and 2 crew members, and it has been advised that the vessel is in current survey with the Department of Transport and meets the requirements of the Australian Maritime Safety Authority.

The operation of the vessel will be within the Murchison River as shown by the boundaries identified in Figure 2, and will operate once daily all year round, subject to demand, weather patterns and tides. Timing of tour departures is dependent upon the timing of the high tide, ensuring full access to the River by the vessel.

Usually, cruises depart at 10am or 4pm for 2.5 hours, however cruises may occur between the hours of 7am and 12pm. A Special Facility Liquor License permit is held by the applicant to sell alcohol for private groups aboard the vessel during defined operating hours, and catering for private functions is capped to 6 hours for any booking.

When not in use the vessel is moored at the Kalbarri Marina in a 12 metre bay, adjacent to Reserve 26591. The vessel departs from the pens and loads visitors via a ramp at the River foreshore adjacent to the Sea Search and Rescue building upon Reserve 25307 (refer to Figure 1).

The applicant has demonstrated a high level of experience, and has operated the vessel upon the Murchison River for the past four years. He holds a Master IV Marine qualification and has extensive knowledge of boats, weather and safety relevant to the operations of the business.

The applicant does not require the use of Council Reserves to store any equipment, trailers or vehicles but, as his operations include the loading and unloading of passengers on the River Foreshore and the use of Department of Transport mooring facilities, he will require the adjacent use of Reserves to conduct his operations.

The applicant utilises two signs, one (1) fixed pylon sign and one (1) freestanding A-frame sign as per Figure 3. These signs are located upon Reserve 25307, at the departure point adjacent to the Kalbarri Sea Search and Rescue building. The freestanding A-Frame sign is located behind the green Council directional signs.

Council, at its 17 March 2005 Ordinary Meeting, granted planning approval (P/C 013-05) for the fixed pylon sign as per the following motion:

“That Council:

- (1) Grant Planning Consent for an advertising sign for “Murchison River Cruises” on portion of Reserve 25307 Grey Street, Kalbarri subject to the following conditions and advice note:*
 - (a) This approval is for one single-sided infill sign, with details of the sign to be submitted to, and approved by, the Chief Executive Officer prior to erection of the sign.*
 - (b) The sign being securely fixed in position at all times.*
 - (c) No alterations being made to the sign without Council’s approval.*
 - (d) The sign being maintained to the satisfaction of Council.*

Advice Note:

As the sign is located on Council controlled land, Council reserve the right to remove or relocate the sign if warranted.

- 2. Not approve any further commercial advertising signage applications in the boat ramp locality being portion of Reserve 25307 Grey Street, Kalbarri.”*

COMMUNITY CONSULTATION:

As this is a long-term, existing operation that has previously received development approval and License Agreements, and the current lessee of the vessel has extensive relevant experience, the application is considered to be a simple transfer of approval to the new operators, and therefore no consultation has been undertaken. It should be noted that consultation had been undertaken for previous approvals issued.

FINANCIAL & BUDGET IMPLICATIONS:

The applicant has paid a development application fee of \$278.00.
Should Council grant formal development approval of this application and enter into a License Agreement for a period of three (3) years, the applicant will be required to pay in advance an annual Reserve User Fee of \$500.00 as per Council Policy 9.2.5 (5.2- Reserve User Fee), a total of \$1500.00 + GST.

Alternatively, should Council refuse this application and the applicant proceeds to exercise their right of appeal, costs are likely to be imposed on the Shire through its involvement in the appeal process.

STATUTORY IMPLICATIONS:Shire of Northampton Town Planning Scheme No. 9 (Kalbarri Townsite)

Reserves 25307 and 26591 are zoned 'Parks and Recreation' under *Town Planning Scheme No. 9 (Kalbarri Townsite)* and are vested with the Shire of Northampton for the purposes of "Recreation and Parklands" and "Parklands".

Clause 2.2.1 of the Scheme states:

- "2.2.1 A person shall not use or commence or carry out development on reserved land without first having obtained the planning approval of Council under Part VI of the Scheme, and in determining an application for planning approval Council shall have regard to:*
- (a) the matters set out in Clause 6.5; and*
 - (b) the ultimate purpose intended for the reserved land,*

and Council shall, in the case of land reserved for the purposes of a public authority, confer with that authority before giving its approval."

The Reserves are also within the 'Coastal and River Foreshore Planning Area' with Section 5.29 of the Scheme stating:

- 5.29.3 The principal use of land within the Coastal and River Foreshore Planning Area shall be related to the environmental, cultural, recreational, and/or scenic values of the area."*

POLICY IMPLICATIONS:

*Local: Shire of Northampton Kalbarri Townsite Local Planning Strategy
Shire of Northampton Kalbarri Coastal Management Strategy
Shire of Northampton Local Planning Policy – Commercial Recreational Tourism Activity
Shire of Northampton Local Planning Policy – Signage*

Shire of Northampton Kalbarri Townsite Local Planning Strategy

The *Kalbarri Townsite Strategy* emphasises the importance of tourism to Kalbarri and states:

“It is considered that Kalbarri’s long term security of visitors lies heavily in expanding and promoting the Intrastate family tourist market and, in particular, heightening the range of experiences and services available to families.”

The *Kalbarri Townsite Strategy* also emphasises that the proper management and use of the Murchison River estuary is a priority, stating:

“The mouth of the River and the waters adjacent to the Townsite are subject to intense competition for use by recreational swimmers and boaters, recreational and commercial fishing vessels accessing the ocean and tourism activities which is continuing to increase. As a consequence, existing conflicts and issues can be expected to intensify including:

- Ensuring the safety of swimmers from boating traffic and the need to ensure clear demarcation of boating channels for swimmers;*
- Conflicts between swimmers and other recreational users of non-powered craft, including commercially hired craft;*

Shire of Northampton Kalbarri Coastal Management Strategy

The objectives for this Strategy relate to environmental protection, protection of assets and facilitating ongoing human uses of the coast. The objectives of this Strategy are to:

- “Protect and enhance the attraction of Kalbarri as a tourist destination- To ensure that Kalbarri can continue to support a local tourist economy and to enhance Kalbarri’s position as a premier holiday destination within Western Australia;*
- Protect and maintain facilities and access for commercial and recreational use- To facilitate ongoing, sustainable public access and recreational use of the area for current and future generations.*

Ensure the facilities are adequate to meet the current needs of the community, visitors and local industry; and

Commercial Recreational Tourism Activity on Crown Reserves -Local Planning Policy (2014)

The application has been lodged under Council's 'Commercial Recreational Tourism Activity on Crown Reserves' Local Planning Policy.

The objectives of the Policy are as follows:

- *"To ensure that commercial activities on reserves do not diminish the recreational amenity of residents or visitors who are attracted to the Shire for its natural beauty and environment;*
- *To ensure ecologically sustainable use and protection of reserves for the benefit and enjoyment of future generations;*
- *To retain reserves (where appropriate) as places for passive and/or active recreation for residents and visitors;*
- *To regulate the level and intensity of commercial activities on reserves as necessary to ensure that it does not destroy the value and nature of the activity and the resource on which it is based;*
- *To enable appropriate (limited) opportunities for commercial tourism operators to provide services and facilities to the public to enhance their visit to the Shire; &*
- *To provide criteria for assessing and determining applications."*

Section 4.3 of the Policy states the following in relation to water-based activities:

4.3.3.1 Permission will be given to the use of the beach area for guided tours/hiring of water based equipment, provided the applicant is prepared to comply with the terms of any licence of the relevant authority of the water body.

4.3.3.2 The activities are not to dominate the main informal water-based activity, conflict with the designated water based activity or create a public danger.

4.3.3.3 All activities must be located adjacent to constructed public carpark areas and public conveniences.

4.3.3.4 *The activity is not to damage, or lead to the degradation of, the coastal or marine environment.*

4.3.3.5 *All activities are not to create a public nuisance to nearby residents, or affect residential amenity and is not to create public nuisance to other regular water-based activities.*

Furthermore Section 4.4 of the Policy states:

“4.4.2.1 *Based on experience of the impacts of previous/similar activities (within or outside the Shire), the fragile nature of certain areas, and/or the dominant public use of certain areas, Council is of the view that certain activities should not be supported in certain areas and also that a restriction on the number of certain activities in certain areas should be prescribed.*

4.4.2.2 *These restrictions are attached to this policy and are based on knowledge and experience at this time and may be amended from time to time by Council as further knowledge and experience is accumulated.”*

Location	Restriction
Reserve 12996, 25307 & 26591 “Murchison River Foreshore” Kalbarri	<p>Jet Skis & Houseboats are NOT PERMITTED.</p> <p>No further approvals will be issued other than for the following:</p> <ul style="list-style-type: none"> • BBQ Pontoon Hire – 1 Agreement (maximum of 1 pontoon for 12 month trial period then possibility for 2 pontoons); and • River Boat Cruise – maximum of 2 boats

It is noted that within this *Local Planning Policy* there exists a provision for a maximum of two (2) River Boat Cruises, of which there is only the ‘Murchison River Princess’ currently operating.

In assessing and determining application, Council will be guided by the following selection criteria, as per section 4.3.4:

- (a) *“Previous relevant experience of the applicant(s);*
- (b) *Full details of type of service to be operated;*
- (c) *Preferred location of operation (with alternatives);*
- (d) *Diagram of layout of service when in operation showing location of equipment, trailers, signs, operators table etc;*
- (e) *Hours and dates of operation;*
- (f) *Method of operation, eg. hourly hire, 15 minute rides, day trips, and proposed charges to clients;*
- (g) *Type and numbers of equipment to be hired/used including details of make, age, special features etc;*
- (h) *All of the intended safety measures – ie. marker buoys, rescue boats, sign etc;*
- (i) *A cover note or similar statement from an insurance company indicating a willingness to promote insurance coverage (minimum \$20 million public liability coverage required);*
- (j) *Any on-site storage requirements (if permitted);*
- (k) *Intended signage (may require Council’s additional separate approval); and*
- (l) *Any additional information specific to the individual service to be provided.”*

Shire of Northampton Local Planning Policy – Signage

Council adopted a Local Planning Policy in March 2006 which has the following provisions:

“11.2 Freestanding Signs

11.2.1 Freestanding signs shall:

- (a) *not exceed 1m in height;*
- (b) *not exceed an area of 1m² on any side;*
- (c) *not be erected in any position other than immediately adjacent to the building or the business to which the sign relates; and*

- (d) *be removed each day at the close of the business to which it relates and not be erected again until the business next opens for trading.*

11.2.2 No more than 2 portable signs shall be erected in relation to the one building or business with only 1 portable sign to be located other than within the lot boundary."

Clause 10 of the same Policy states that no advertising sign shall be permitted on thoroughfares/reserves under the care and control of the Council unless approval has been granted and this approval is subject to a range of factors listed in Clause 10.2.

"10.1 Unless otherwise permitted in this Policy, no advertising sign or hoarding shall be permitted on thoroughfares/reserves under the care and control of the Council, unless approval is granted from the Shire.

10.2 Notwithstanding Clause 10.1 above an advertising sign shall not, without the written approval of the Council, be erected or displayed:

- (a) on or adjacent to a footpath which results in the pedestrian access being less than 2m in width;*
- (b) over any footpath where the resulting vertical clearance between the sign and the footpath is less than 2.5m;*
- (c) on or within 3m of a carriageway;*
- (d) upon a dividing strip or traffic island;*
- (e) so as to obstruct the passage, line of sight or create a hazard for vehicles or pedestrians;*
- (f) on any landscaping feature on a thoroughfare/reserve, including street tree or furniture;*
- (g) so as to significantly obstruct or impeded all or part of a view of a river, the sea or other place or feature which in Council's opinion is of significance to the district; or*
- (h) in any other place that, in the opinion of the Shire, adversely affects the local amenity."*

The Local Planning Policy also outlines provisions for exempt signs, and the applicable provisions for this application are outlined below:

“4.0 Exempt Signs

An exempt sign for the purpose of this Policy is:

- (b) any sign which is the subject of an existing approval made prior to the date of effect of this Policy;*
- (h) 2 freestanding signs (per building or business) provided that the sign is placed or erected only to direct attention to a place, activity or event during the hours of that activity or event.”*

The Local Planning Policy also has provisions relating to remote signage, but in this instance the signs are not considered to be remote from the point of business.

A Local Planning Policy shall not bind Council in respect of any application for Planning Consent but Council shall take into account the provisions of the policy and objectives which the policy was designed to achieve before making its decision.

STRATEGIC IMPLICATIONS:

Council should consider the strategic importance of tourism operations and the tourism value they contribute to Kalbarri, when considering this application.

COMMENT:

The Kalbarri Wilderness Tours proposal is considered to accord with the *Shire of Northampton Town Planning Scheme No. 9 – Kalbarri Townsite*, the *Shire of Northampton Kalbarri Townsite Local Planning Strategy*, the *Shire of Northampton Kalbarri Coastal Management Strategy* and the *Shire of Northampton Local Planning Policies - ‘Commercial Recreational Tourism Activity on Crown Reserves’ and ‘Signage’*.

There are specific allowances within *Local Planning Policy – Commercial Recreational and Tourism Activity on Crown Land* for the provision of two (2) River Boat Cruises to conduct commercial activities, utilising Reserves 25307 and 26591 of which this application would be one (1).

The use of signage is considered appropriate as the applicant is utilising the freestanding sign within the provisions of the *Shire’s Local Planning Policy*, and the fixed pylon sign has additional planning approval from Council which was granted prior to the effective date of the planning policy, therefore neither is considered to

compromise the provisions of the Policy. The freestanding sign is immediately adjacent to the departure point of the cruise, does not exceed the size limitations indicated within the Policy, is removed at close of business and does not obstruct traffic or create a hazard for vehicles or pedestrians.

Should Council grant approval of this application, a License Agreement will be entered into with the applicant for use of Reserves 25307 and 26591, with the agreement requiring the approval of the Minister of Lands.

VOTING REQUIREMENT:

Absolute Majority Required: No

CONCLUSION:

Having taken into consideration the requirements of the Shire's statutory and planning documents, as well as the successful past operations of the Kalbarri Wilderness Tours, it is recommended that approval be issued to the applicant for the use of Reserves 25307 and 26591 for the provision of experiential River Boat Cruises, and a License Agreement be entered into with the applicant.

OFFICER RECOMMENDATION – ITEM 6.3.1

APPROVAL

That Council:

- 1. Grant Development Approval for the experiential use (River Boat Cruise - Murchison River Princess) of Reserves 25307 and 26591, Murchison River Foreshore Kalbarri, with the following conditions:**
 - i. This Development Approval is an approval for the proposed use for the purposes of the Shire of Northampton's *Town Planning Scheme No. 9 – Kalbarri* and the *Planning and Development Act (2005)* only and does not constitute an Agreement/License with the Shire of Northampton or the State of Western Australia in their capacities as management bodies of the reserve within which the use is proposed to be located;**
 - ii. The proposed River Boat Cruise that traverses the Murchison River and utilising Reserves 25307 and 26591, shall be limited to one (1) motorised vessel for a period of three (3) years;**

- iii. **The Applicant shall maintain required approvals with the Australian Maritime Safety Authority and Department of Transport and any other approvals that may be required with other governmental authorities;**
- iv. **The Applicant shall maintain Public Liability Insurance coverage to a minimum of \$20 million, to comply with the provisions of the Shire of Northampton's *Local Planning Policy – Commercial Recreational Tourism Activity*;**
- v. **The tour operations are not to interfere at any time with the operations of the Kalbarri Sea Search and Rescue;**
- vi. **This Development Approval is subject to:**
 - (a) **In-principle approval of the Shire in its capacity as management body of the reserve within which the proposed use is to be located;**
 - (b) **Approval of the Minister of Lands in accordance with the provisions of the *Land Administration Act (1997)*;**
 - (c) **A license agreement being entered into by the applicant and the Shire in accordance with Council's *Local Planning Policy – Commercial Recreational Tourism Activity on Crown Reserves*;**
- vii. **This Development Approval shall remain valid whilst the agreement referred to in Condition 1vi(c) remains current and valid, and on the expiration or in the termination of such License Agreement, this Development Approval shall cease to be valid;**
- viii. **Authorise delegation to the Chief Executive Officer and Planning Officer for preparation and execution of the Licence Agreement in Condition 1vi (c) above with any disputes to be referred back to Council for final determination; and**
- ix. **Refer the modified agreement to Department of Regional Development and Lands – State Land Services for approval.**

Advice Notes

- 1. ***The Applicant is advised that it is not the responsibility of the local government to ensure that all correct approvals are in place and that all conditions contained within said approvals are upheld during the operations of the business.***

- 2. *If an applicant is aggrieved by this determination there is a right (pursuant to the Planning and Development Act 2005) to have the decision reviewed by the State Administrative Tribunal. Such application must be made within 28 days from the date of this notice.***

Appendix 1. Information submitted by applicant



Kalbarri Wilderness Cruises
Grant Ward & Tracy Grosvenor
www.kalbarricruises.com
Phone: (08) 9937 1601 Mobile: 0437 177 912
Email: kalbarricruises@westnet.com.au
Po Box 443 Kalbarri WA 6536

15th August 2016
Deb Carson
Planning Officer/
Community Development Officer
A: PO Box 61 Northampton WA 6535
P: (08) 9934 1202 F: (08) 9934 1072
E: cdo@northampton.wa.gov.au

Dear Deb,

Re: Commercial Recreational Tourism Activity on Crown Reserves

4.5.2 Applicants should address the criteria as outlined in Clause 4.4 and provide following information:

1. (a) Previous relevant experience of the applicant(s);

I, Grant Ward have been successfully operating the Kalbarri Wilderness Cruises (Murchison River Princess) since April 6th 2012. I hold a Master IV (5) Marine qualification; I'm active member (Vice President) of the Kalbarri Voluntary Sea Search and Rescue (VMR673) therefore having extensive knowledge of boats, weather and safety. I've spent most of my life working, fishing and surfing on the ocean. Over the last four years I have operated my business in a very proficient manner feeling very proud of the clientele it attracts and the feedback I receive.

2. (b) Full details of type of service to be operated;

We operate a fun and entertaining cruise along the lower reaches of the Murchison River in spectacular Kalbarri. Cruises operate at 10am or 4pm daily for 2.5 hours with departures based on the timing of the high tide. Weather patterns, pressure systems and the time of year all have an effect on the water levels in the Murchison, therefore operation spans to generally one cruise daily. By operating on the high tide, this ensures full access to the river to see the Murchison River at its best.

3. (c) Preferred location of operation (with alternatives);

The vessel is moored at the Kalbarri Marina in a 12-meter bay on the Murchison River in Kalbarri. We depart from the pens, loading visitors via a wide down ramp at the high tide mark onto the beach in front of the Sea Search and Rescue building (near the war memorial). Originally we build a ramp at the pens and were loading passengers at the commercial boat jetty, due the nature of the business and the visitors it attracts we felt it more appropriate to choose an alternative



Kalbarri Wilderness Cruises
 Grant Ward & Tracy Grosvenor
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 Po Box 443 Kalbarri WA 6536

4. (d) Diagram of layout of service when in operation showing location of equipment, trailers, signs, operators table etc;

NA

5. (e) Hours and dates of operation;

All year round, depending on demand of the visitor, weather patterns and tides.

6. (f) Method of operation e.g.: hourly hire, 15minute rides, day trips, and proposed charges to clients;

2.5hour Cruises, between the hours of 7am to 12pm.

Special facility Licence permits operation for private groups to 12pm, Catering for private functions for a max period of 6 hours at a time.

7. (g) Type and numbers of equipment to be hired/used including details of make, age, special features etc;

The Murchison River Princess was specially designed and built for Kalbarri in 2000, holding a maximum number of 36 passengers and 2crew in comfortable seating. The vessel is in current survey by the Department of Transport and meets all requirements by the Australian Maritime Safety Authority regulation (AMSA).

8. (h) All of the intended safety measures – i.e.: Marker buoys, rescue boats, sign etc;

Safety is paramount.

There are 38 life jackets on board with an additional two safety buoys, the vessel meets all requirements of Department of Transport and AMSA. There are 5 separate bulkheads with high water alarms.

Clients boarding the vessel and are provided an introduction of the tour, location of life jackets and safety procedures. We inform clients at booking that a hat, sunglasses, sunscreen, binoculars and a camera, as well as a coat is recommended. A Toilet is located on the vessel for passenger convenience.

- 9 (i) A cover note or similar statement from an insurance company indicating a willingness to promote insurance coverage (minimum \$20 million public liability coverage required);

See attached



Kalbarri Wilderness Cruises
Grant Ward & Tracy Grosvenor
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Po Box 443 Kalbarri WA 6536

(j) Any on-site storage requirements (if permitted);

Nil

(k) Intended signage (may require Council's additional separate approval); and

Signage is located the departure point in the car park behind the Kalbarri Sea Search and rescue, with an A frame blackboard also being used at this location.

(l) Any additional information specific to the individual service to be provided.

6.3.2	PROPOSED REDEVELOPMENT OF EXISTING CARAVAN PARK - 1 (LOT 12158 - RESERVE 29152) GLANCE STREET, HORROCKS
	<p>LOCATION: 1 (Lot 12158 - Reserve 29152) Glance Street, Horrocks</p> <p>APPLICANT: Halsall & Associates</p> <p>OWNER: Summerstar Pty Ltd</p> <p>FILE REFERENCE: 10.5.1.3 (A864)</p> <p>DATE OF REPORT: 17 August 2016</p> <p>REPORTING OFFICER: Kathryn Jackson – Acting Principal Planner</p> <p>APPENDICES:</p> <p>1 Application details – Provided as a separate document</p> <p>2 Schedule of Submissions – Provided as a separate document</p> <p>3 Copy of Received Submissions – Provided as a separate document</p>

AUTHORITY / DISCRETION:

Quasi-Judicial – when Council determines an application within a clearly defined statutory framework, abiding by the principles of natural justice, acting only with discretion afforded it under law, and giving full consideration to Council policies and strategies relevant to the matter at hand. These decisions are reviewable by the State Administrative Tribunal.

SUMMARY:

Council is in receipt of an application for the redevelopment of an existing caravan park upon 1 (Lot 12158) Glance Street, Horrocks otherwise known as the 'Horrocks Beach Caravan Park'.

The subject land is zoned 'Caravan, Camping and Cabin' under Shire of Northampton Town Planning Scheme No. 10 – Northampton (the 'Scheme')..

The application has been advertised as per the Local Planning Scheme requirements and this report recommends that Council advise the Development Assessment Panel that it conditionally supports the application.

BACKGROUND:

1 (Lot 12158) Glance Street, Horrocks (the 'subject site') is a 1.9315ha property that has been utilised as a caravan park for over 40 years. The site is a Reserve (Reserve 29152) with a Management Order issued to the

Shire of Northampton with the Shire having the power to lease subject to consent from the Minister of Lands. The site has been leased to various parties over the years to manage the caravan park site with the applicant Summerstar Pty Ltd signing a lease with the Shire of Northampton for a term of 21 years which commenced on 2 August 2014 and expires 1 August 2035 with an option to extend.

The existing site consists of the following infrastructure:

- 97 x caravan and camping sites (including 9 annual sites)
- 7 x chalets
- Caretakers Dwelling
- Shop / Reception / Office building
- Camp kitchen
- 2 x ablution blocks

Figure 1 – Aerial photograph of existing infrastructure upon the site



The site is bound by Glass Court to the south which is a bituminised road which is the main arterial connector that takes visitors and residents to the Horrocks Beach foreshore area. On the south side of the road there is holiday accommodation and the local store and fuel station. There is a

secondary street to the west which is a no through road which services some 'shack' or holiday home style housing on the western side. At the end of North Court the Shire of Northampton has recently constructed a community centre. To the north of the property boundary are reserves under the management of the Shire that are used for a range of recreational purposes including tennis courts, a grassed oval and golf course and emergency services such as the fire service. Lastly to the east is Mitchell Street with private residential housing on the eastern side of the road.

Figures 2 & 3 – Existing entrance to caravan park (left), view looking north from Glance Street looking along North Court (right)



Figures 4 & 5 – Existing ablutions (left), example of sites (right)



The redevelopment application that has been submitted to the Shire is considered to be made up of:

- 80 x caravan and camping sites (inclusive of 4 x ensuite sites and 9 x annual sites)
- 19 x two bedroom chalets with ensuite (includes 2 disabled access chalets)
- Recreational facilities including jumping pillow and swimming pool

- 2 x camp kitchens (1 new and upgrade of existing)
- 2 x ablution/laundry facility buildings to be renovated
- Caretakers Dwelling (90m²)
- Reception / Office
- Shop/Café

A copy of the received plans and application report has been provided as a separate attachment to Councillors due to the amount of documentation provided. This documentation includes:

- Covering Letter from Applicant
- Application Report detailing the proposal
- Master Concept Plan – Revised
- Drainage Plan
- Caretakers Dwelling/Reception/Shop/Café floor and elevation plans
- 2 bedroom chalet floor and elevation plans (2 x concept plan variations)
- Ensuite for caravan/camping sites floor plan and elevations
- Street elevation from North Court
- Bushfire Management Plan

On 1 July 2011 the *Planning and Development (Development Assessment Panel) Regulations 2011* came into effect. The regulations require that applications in excess of \$7 million must be presented to a Development Assessment Panel (DAP) for consideration, removing the ability for Local Governments to make determination on such applications. In this instance the applicants estimated construction cost is \$4,100,000 which is under this threshold, however the regulations provide an option to the application to opt into the DAP process should they wish to do so. In this instance the applicant has voluntarily entered into the DAP process for the consideration of their application. This application may therefore be considered by Council but its resolution takes the form of a recommendation/referral response rather than a final determination.

The Shire of Northampton is part of the Mid-West/Wheatbelt Joint Development Assessment Panel (JDAP). A JDAP is normally comprised of 5 members; 3 specialist panel members and 2 councillors from each local government. In this case however as the Shire of Northampton has chosen to

not nominate any JDAP panel members the application will be voted on by the 3 specialist panel members only.

COMMUNITY & GOVERNMENT CONSULTATION:

Section 9.4.3 of the Scheme requires that where Council decides to give notice of an application it shall cause one of more of the following to be carried out:

- “(a) notice of the proposed use or development served on nearby owners and occupiers who, in the opinion of the local government, are likely to be affected by the granting of planning approval, stating that submissions may be made to the local government by a specific date being not less than 14 days from the day the notice is served;*
- (b) notice of the proposed use or development published in a newspaper circulating in the Scheme area stating that submissions may be made to the local government by a specific date being not less than 14 days from the day the notice is published;*
- (c) a sign or signs displaying notice of the proposed use or development to be erected in a conspicuous position on the land for a period of not less than 14 days from the day the notice is erected.”*

In addition, the Shire’s ‘Consultation for Planning Proposals’ Local Planning Policy also requires that for applications that are discretionary after advertising, or may affect or impact surrounding properties, that the local government:

- “i. publish a notice of the development proposal in a newspaper circulating in the area;*
- ii. arrange for a sign or signs to be placed in a prominent position(s) on the site;*
- iii. consult the owners/occupiers of all land within a radius of 100m of the boundary of the application site for land within an urban area or within an existing settlement, or 500m radius for land within a rural area, except where it is determined by the local*

- government that the proposal will not have any significant impact on certain portions of the area;
- iv. consult with the owners/occupiers of land beyond the foregoing areas where, in the opinion of the local government, there will be an impact along key transportation facilities, tourist routes or view-sheds; and/or
- v. consult as necessary with other affected government agencies or statutory authorities as the case requires, drawing attention to the form of the development proposal and inviting comment within a period not being less than 21 days or, where appropriate, such longer period as may be necessary to comply with relevant legislation.”

The advertising period for the application ran from Tuesday 28 June 2016 until Friday 22 July 2016. During the submission period the following advertising was undertaken by the local government:

- Advisory sign displayed on-site
- Notice published in the Geraldton Guardian newspaper
- Notice placed on the local government website
- Notices placed at the Council offices in Northampton and Kalbarri
- Letters sent to government agencies/statutory authorities
- Letters sent to all landowners within 100m of the site

At the conclusion of the advertising period 15 submissions had been received in total in relation to the redevelopment of the Horrocks Beach Caravan Park. 12 of these submissions were received from government agencies offering comment upon the proposal and 3 submissions were received from private landowners raising concerns, suggestions or objection to the proposal.

A Schedule of Submissions has been prepared and provided to Councillors as a separate attachment. The Schedule identifies the respondents, summarises the matters raised, provides individual comment upon the matters raised and a recommendation in regard to each. The applicant was provided with a copy of the submissions received in order to have the opportunity to respond to the issues raised, and a copy of the applicant’s

responses to the issues raised has also been inserted into the Schedule of Submissions.

Copies of the received submissions has been provided to Councillors as a separate attachment.

FINANCIAL & BUDGET IMPLICATIONS:

Nil, however should Council refuse this application and the applicant proceed to exercise their right of appeal, costs are likely to be imposed on the Shire through its involvement in the appeal process.

STATUTORY IMPLICATIONS:

Shire of Northampton Local Planning Scheme No.10 - Northampton

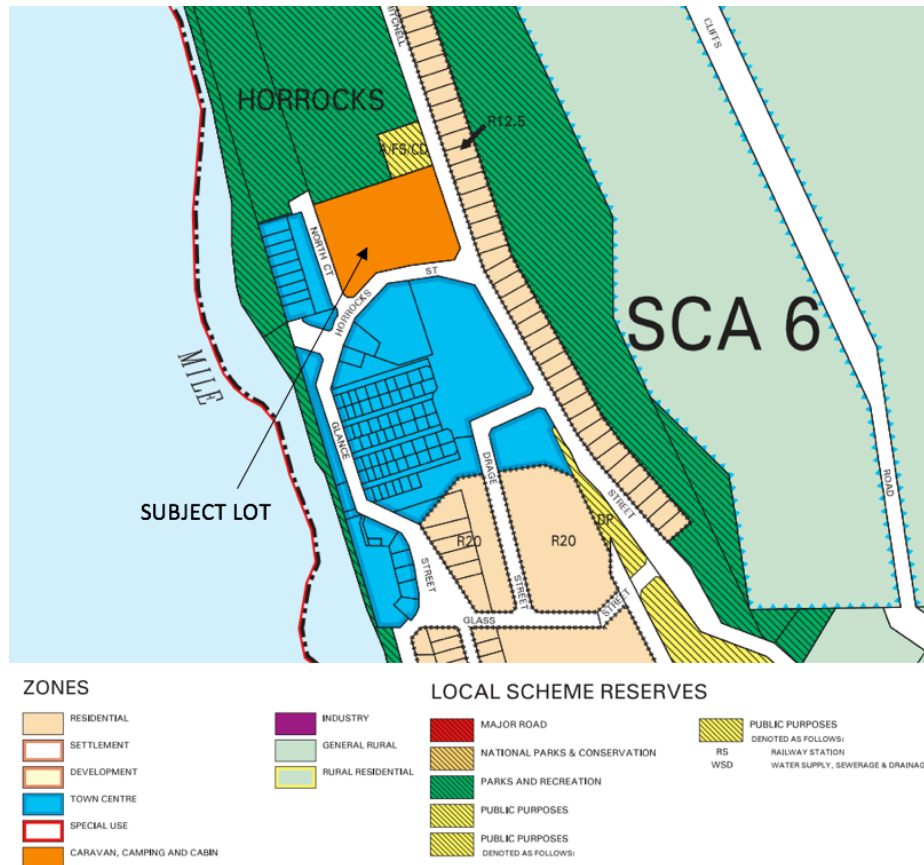
The subject property is zoned 'Caravan, Camping and Cabin' under the Scheme. The following table provides a list of the land uses that the application seeks approval for, the permissibility of these land uses and their definitions under the Scheme.

Table 1 – Land uses and Permissibility

Land Use	Permissibility under the Scheme	Scheme Definition
Caravan Park	P	Caravan park has the same meaning as in the Caravan Parks and Camping Grounds Act 1995 which states that " caravan park means an area of land on which caravans, or caravans and camps, are situated for habitation"
Chalet	P	means an individual self-contained unit usually comprising cooking facilities, ensuite, living area and one or more bedrooms designed to accommodate short-stay guests, forming part of a tourism facility and where occupation by any person is limited to a maximum of three months in any 12-month period;
Caretakers Dwelling	D	means a building used as a residence by the proprietor or manager having the care of the building, plant,

		equipment or grounds associated with an industry or business, carried on upon the same site;
--	--	--

Figure 6 – Extract from Local Planning Scheme No.10 Map



Section 4.2.8 of the Scheme states the following objectives for the 'Caravan, Camping and Cabin' zone:

"To provide for and retain caravan parks, camping grounds, cabin and chalet developments and uses associated with these forms of development, including retailing and service facilities where such facilities are an integral part of the development."

The application meets the objective of the zone and it is considered that the additional facilities such as the recreational areas, camp kitchens, reception and café/shop are incidental to the caravan park and chalet land uses and are an important part of the success of the overall development and compliance with the *Caravan Parks and Camping Grounds Regulations 1997*.

The scale of the additional facilities and their operation being, for the most part, for the use and enjoyment of those staying at the caravan park demonstrates that they are incidental to the land uses of caravan park and chalet.

Section 5.5 of the Scheme states that there is power to relax development standards and requirements in accordance with the following:

**“5.5 VARIATIONS TO SITE AND DEVELOPMENT
STANDARDS AND REQUIREMENTS**

5.5.1 Except for development in respect of which the Residential Design Codes apply, if a development is the subject of an application for planning approval and does not comply with a standard or requirement prescribed under the Scheme, the local government may, despite the non-compliance, approve the application unconditionally or subject to such conditions as the local government thinks fit.

5.5.2 In considering an application for planning approval under this clause, where, in the opinion of the local government, the variation is likely to affect any owners or occupiers in the general locality or adjoining the site which is the subject of consideration of the variation, the local government is to:

- (a) consult the affected parties by following one or more of the provisions for advertising uses under clause 9.4; and*
- (b) have regard to any expressed views prior to making its determination to grant the variation.*

5.5.3 The power conferred by this clause may only be exercised if the local government is satisfied that:

- (a) approval of the proposed development would be appropriate having regard to the criteria set out in clause 10.2; and*

- (b) *the non-compliance will not have an adverse effect upon the occupiers or users of the development, the inhabitants of the locality or the likely future development of the locality.”*

And Section 10.2 of the Scheme sets out matters to be considered by local government in the determination of an application. The following clauses are considered relevant to this proposal:

- (a) *the aims and provisions of the Scheme;*
- (f) *any Local Planning Policy adopted by the local government under clause 2.4, any heritage policy statement for a designated heritage area adopted under clause 7.2.2, and any other plan or guideline adopted by the local government under the Scheme;*
- (i) *the compatibility of a use or development with its setting;*
- (j) *any social issues that have an effect on the amenity of the locality;*
- (k) *the cultural significance of any place or area affected by the development;*
- (l) *the likely effect of the proposal on the natural environment and any means that are proposed to protect or to mitigate impacts on the natural environment;*
- (m) *whether the land to which the application relates is unsuitable for the proposal by reason of it being, or being likely to be, subject to flooding, tidal inundation, subsidence, landslip, bush fire or any other risk;*
- (n) *the preservation of the amenity of the locality;*
- (o) *the relationship of the proposed development on adjoining land or on other land in the locality including but not limited*

to, the likely effect of height, bulk, scale, orientation and appearance of the proposal;

(p) whether the proposed means of access to and egress from the site are adequate and whether adequate provision has been made for the loading, unloading, manoeuvring and parking of vehicles;

(q) the amount of traffic likely to be generated by the proposal, particularly in relation to the capacity of the road system in the locality and the probable effect on traffic flow and safety;

(r) whether public utility services are available and adequate for the proposal;

(s) whether adequate provision has been made for access for pedestrians and cyclists (including end of trip storage, toilet and shower facilities);

(t) whether adequate provision has been made for access by disabled persons;

(u) whether adequate provision has been made for the landscaping of the land to which the application relates and whether any trees or other vegetation on the land should be preserved;

(v) whether the proposal is likely to cause soil erosion or land degradation;

(w) the potential loss of any community service or benefit resulting from the planning approval;

(x) any relevant submissions received on the application;"

and furthermore Section 10.3 of the Scheme states the following in relation to the determination of applications.

"In determining an application for planning approval the local government may:

- (a) *grant its approval with or without conditions; or*
- (b) *refuse to grant its approval."*

It is proposed that given the scale of the development that a longer approval period be granted to enable the applicant to make improvement to the park in stages without the need to reapply to the Shire. A period of 5 years to substantially commence is considered appropriate in this instance.

POLICY IMPLICATIONS:

Local Planning Policy – Holiday Tourist Accommodation Car Parking (2010)

The *Holiday Tourist Accommodation Car Parking - Local Planning Policy*, adopted in 2010, contains a set of provisions relating to car parking for Holiday Accommodation facilities:

"3.2 Chalet & Cabin

- 3.2.1 *Where it is intended that the chalet or cabin is designed for one family (ie generally 1 or 2 bedroom, with single ablution facility), the general requirement for car parking shall be 1 space per unit.*
- 3.2.2 *Where it is evident that the chalet or cabin could be used by multiple families (ie generally 3 or 4 bedroom, with ensuite and additional ablution facility), the general requirement for car parking shall be 2 spaces per unit."*

"4.0 BOAT/TRAILER PARKING

- 4.1 *The popularity of the Shire's coastline for recreational fishing is acknowledged by Council, and therefore there is a genuine need to ensure that adequate boat/trailer parking is provided for guests especially in development within coastal towns.*
- 4.2 *In order to safeguard the amenity of the road verges and for safety reasons, holiday/tourist accommodation development should provide suitable*

on-site areas for boat/trailer parking having regard to the location, expected clientele and scale of development.”

“5.0 ASSOCIATED STAFF/MANAGEMENT PARKING

The applicant will need to provide details on staffing numbers and management of the development and provide appropriate car parking for them.”

The applicant has demonstrated in their application that each of the chalet sites have two dedicated car parking spaces and many of the caravan and camping sites are of a scale that would sufficiently park multiple vehicles and trailers. The applicant has also provided 4 dedicated staff car parking bays to the rear of the new reception/café/caretakers dwelling facility which will ensure that staff have readily available car parking spaces.

STRATEGIC IMPLICATIONS:

Shire of Northampton Community Strategic Plan

The proposed development is considered to align with a number of key strategies of the Shire of Northampton – Community Strategic Plan:

Economy & Marketing Strategies:

- Increase support for tourism across the Shire and enable tourism to become a major and sustainable industry for the Shire
- Improve employment opportunities for youth across the Shire
- Increase the number and affordability of short term and long term accommodation options available within the shire
- Promotion of industrial and commercial activities that add value to the existing industries and activities within the shire

Environment Strategies:

- Increased protection of native flora through green belts
- Encourage developers to retain natural vegetation on project sites

Infrastructure Strategies:

- Ensure that there is sufficient land supply to meet the needs of commerce and industry across the Shire

Social Strategies:

- Demonstrate a proactive approach to economic and community development.

Shire of Northampton Local Planning Strategy

The Local Planning Strategy (LPS) identifies the subject property as ‘town centre’ with an aim of consolidating and expanding areas for commercial development noting that Horrocks is more likely to continue to be based on holiday accommodation, tourism and fishing given its distance from other developed areas and places of employment and infrastructure. The LPS states that the Horrocks townsite aim is:

“To facilitate the emergence of this coastal settlement into a unique place for residents, centred on tourism, the fishing industry, recreational pursuits and a beach lifestyle.”

The application is supported by some key actions from the LPS which include:

“Promote the development of land allocated for tourist sites within the town centre (or other identified areas) with close attention to design detail and recognise the need to provide for a range of tourism activities.”

“Identify the long term tourism/recreation opportunities in Horrocks and plan for their development (such as a larger caravan park site and eco-tourism associated with “Little Bay”).”

“Allow for a range of accommodation types in recognition of the diverse requirements of tourists.”

It appears that the actions within the LPS support the upgrade of the existing caravan park to support tourism within the town and region and to provide a range of accommodation types to visitors.

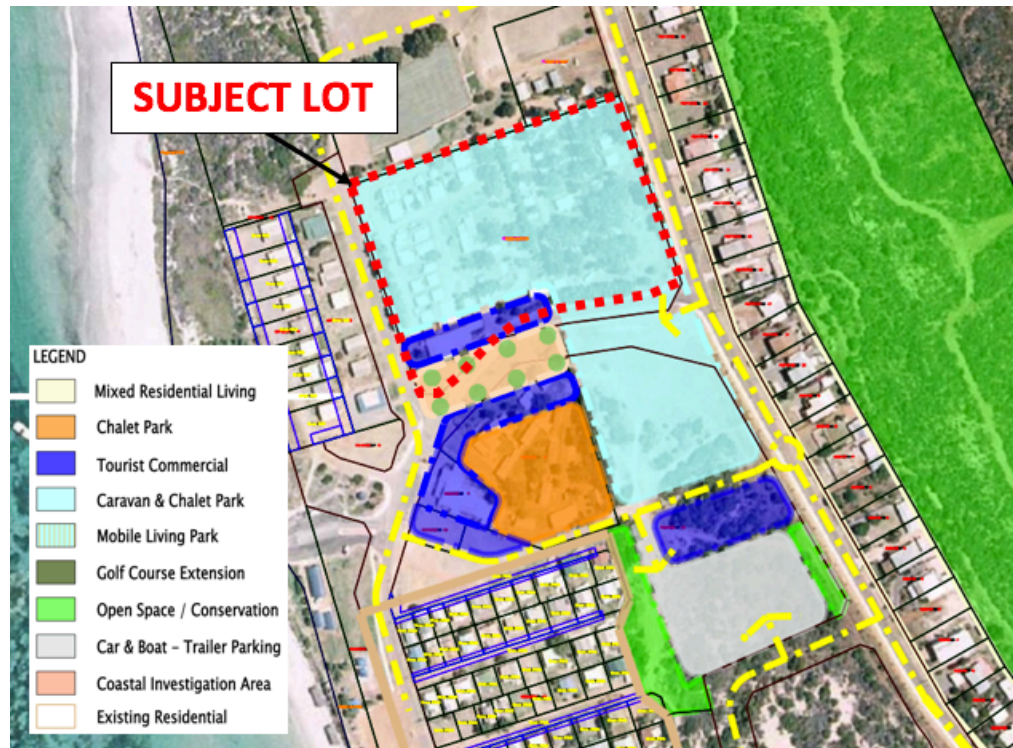
Shire of Northampton Horrocks Beach Local Planning Strategy

The Horrocks Beach Local Planning Strategy identifies the subject property as ‘Caravan and Chalet Park’ across the majority of the site, however for a portion of the south west corner of the lot the proposed land use is indicated as ‘tourist commercial’ which is to include land uses such as a store, café, fast food, speciality and boutique retail. The applicant has prepared the Master

Concept Plan for the site to align with the Strategy by locating the multifunction building in the south-west corner of the site.

The Strategy proposes the closure of a portion of Glance Street to allow for the extension of the caravan park to the south and to facilitate the creation of a 'town centre'. Although this may be desirable, the level of planning, finance and cooperation from different agencies and landowners to be able to facilitate such a change is considerable and therefore it is not considered reasonable to base the assessment of this application against this future plan. Having said this, the proposal would not prevent this plan from occurring in the future but is already addressing the aims of the strategy without compromising on the immediate use of the site.

Figure 3 – Extract from Horrocks Beach Local Planning Strategy Plan 2



COMMENT

The following section of this report is an assessment of various aspects of the proposal against the *Caravan Parks and Camping Grounds Regulations 1997* (the 'Regulations'), the Scheme, and the Shire's Local Planning Policies.

LAND USE: CARAVAN PARK

The land use of 'Caravan Park' is considered to include the caravan and camping sites and the incidental land uses of reception, café, shop and recreational facilities.

Setbacks

Regulations: In the case of a caravan/camping site a tent to be pitched no closer than 2.5m from a road reserve unless considered safe to do so. Built development is at the discretion of the local government.

Scheme: Front setback: as determined by Council

Side Setback: as determined by Council

Rear setback: as determined by Council

Proposed: Front (northern) boundary: 1m
Side (eastern) boundary: 1m
Side (western) boundary: 1m
Rear (southern) boundary: 1m

Much of the infrastructure on the site is aged and in need of renewal, with the layout of the existing caravan park not utilising the available space efficiently. It is considered that the use of a 1m minimum boundary setback allows for infrastructure and sites to be arranged in a coordinated and efficient manner, making the most of the area of the site and allowing for wide internal access ways, increased recreational areas and assists in the retention of existing vegetation upon the site. Although there are camping sites along the front (southern) property boundary the presence of a retaining wall along this edge provides separation both physically and visually from the road and the sites and are therefore supported in this location.

The closest permanent residences are located to the east of Mitchell Street to the east of the caravan park and it is considered appropriate that the annual sites are also located along this boundary given these sites will be used as permanent homes for those residing there. To the west of the park there is other habitable buildings however these are on lease hold land and are commonly used for holiday accommodation or short term accommodation. It is therefore considered that the close proximity of the chalets to this area would be in keeping with the land use that is already existing, expected and prominent in the area.

Access/Egress and internal facility roads

Regulations: Entrance to facility is to be 6m wide
Internal two-way roads to be 6m wide
Internal one-way roads to be 4m wide

Proposed: It is proposed the caravan park would be serviced by a dedicated 7m wide entry to enable vehicles to enter and leave the facility. In addition to this there are two, 3m wide check-in bays adjacent to the entry so that those entering the park for the first time do not block part of the entry way. A 10m wide entryway is considered a great improvement to the access and management of vehicular movements into and out of the site and is expected to reduce incidents of congestion at the entryway, along Glass and Mitchell Streets and potentially decrease the incidents of verge side parking.

There are 6m wide internal roads throughout the park with the exception of one 4m wide one-way access road.

It is proposed that these access ways would be of a sealed construction. This is compliant with the Regulations and with the desired standards of the Shire.

Car Parking

Regulations: 1 bay per 20 caravan sites with minimum of 4 (80 sites = 4 bays)

Scheme: 1 bay per site plus 1 visitor bay per 5 sites (note: 2 camping sites = 1 caravan site) (47 Caravan sites + 24 camping sites = 12 bays)

Proposed: Each individual caravan and camping site is able to accommodate at least 1 car parking bay as required.

12 car parking bays are provided adjacent to the proposed Reception/Caretakers/Café building (11 general bays & 1 disabled bay). There are an additional 4 bays designated for staff to the rear of the reception building and 2 large check in bays at the entry to the park. 18 bays in total.

Following advertising of the application the proponent has supplied an amended plan demonstrating an additional 7 bays giving a total of 12 bays adjacent to the reception building. It is considered that this car parking area in addition to the check in bays provides an adequate amount

of parking for the site and is considered to comply with the requirements of the Scheme and Regulations.

Recreational Areas

Regulations: 1/10 of the total area of the facility, 2/3 to be provided in one area unless otherwise approved by the local government

Proposed: Jumping Pillow, Swimming Pool & Grassed Areas which equates to an area of 1947m² or 10.07% of the site.

It is considered that the amount and type of recreational facilities is compliant with the Regulations.

The proposed development is also considered to comply with the relevant Scheme requirements for landscaping which exceeds 10% with the retention of the mature vegetation where possible on the site.

Ablution, Toilet and Laundry Facilities

Regulations: Toilet & shower within 90m of each site
80 sites -Male: 5 toilets, 2400mm urinal, 7 hand basins & 8 showers
 -Female: 8 toilets, 7 hand basins & 8 showers
 -Chemical toilet dump point
 -Laundry: 3 washing machines & troughs, 60m of washing line
 -Washing up: 4 washing up facilities

Proposed: All sites within 90m of ablution block
Male: 8 toilets, 8 showers, 1 disabled
Female: 8 toilets & 8 Showers, 1 disabled
Laundry: 3 laundry facilities
Washing up: 4 washing up facilities

Plans have not been received for the ablution, laundry and kitchen facilities as these building are existing and will undergo renovations to renew the facilities. It is suggested that it be a condition of approval the the application comply with the Regulations in relation to these facilities.

LAND USE: CHALET

The land use of 'Chalet' is considered to include the 19 freestanding 2 bedroom chalets only.

Land use

Section 5.13.9.1 of the Scheme states:

"The combined number of cabins and/ or chalets within any lot in this zone shall be limited to 20% of the combined total of caravan and camping sites on any given lot, unless otherwise approved by the local government."

There is a combined total of 80 caravan and camping sites associated with this proposal which equates to a maximum of 16 chalets under the provisions of the Scheme.

19 chalets (23% of total sites) are proposed as part of this redevelopment application which exceeds the requirements of the Scheme. However, given the level of redevelopment of the site, the orderly and efficient use of space it is considered that the 3 additional chalets can be supported in this instance without setting an undesirable precedent or effecting the use and enjoyment of the remainder of the facility or surrounding properties. Section 5.5 of the Scheme gives Council the power to relax this development standard.

Setbacks

Regulations: In the case of a structure such as a chalet 1m from the boundary of a facility or 6m from a road unless reduced by the local government.

Scheme: Front setback: as determined by Council
Side Setback: as determined by Council
Rear setback: as determined by Council

Proposed: 1m from the side (west) and rear (northern) boundaries

A 1m minimum setback is considered appropriate on the western boundary as this is a secondary street with a low

volume of traffic and low traffic speeds. Additionally it is only a 1m setback at the closest point of the chalet as they are orientated on an angle to increase privacy and wind protection to the park. The 1m setback to the rear boundary is also supported given the adjoining land to the north is a Reserve for Recreation and therefore will not impact on the use and enjoyment of this land.

Car parking

Scheme: 2 car parking bays per chalet

LPP: 1 bay per chalet (based on max 2 bedroom configurations)

Proposed: 2 bays per chalet
The proposed development complies with the provisions of the *Local Planning Policy – Holiday Tourist Accommodation Parking Policy* and the Scheme.

LANDUSE: CARETAKERS DWELLING

Land Use

The land use of Caretakers Dwelling is considered incidental to the land uses of 'Caravan Park' and 'Chalet' and will ensure that the site is appropriately managed and maintained.

Setbacks

Scheme: Front setback: as determined by Council
Side Setback: as determined by Council
Rear setback: as determined by Council

Proposed: The caretakers dwelling is part of the new building that will also include the new reception/office for the caravan park and a small shop/café. The Caretakers Dwelling is to be located to the rear of the building and therefore complies with the setback requirements of the Scheme.

Car parking

Scheme: 1 bay per caretakers dwelling

Proposed: 4 bays have been provided for the exclusive use of staff car parking for the facility.

SERVICING OF DEVELOPMENT & EMERGENCY MANAGEMENT

Water

The proposed development will continue to be serviced by a reticulated water service. Water Corporation raised no concerns in relation to this proposal and water usage.

Effluent / Waste Water Disposal

It is proposed that the site remain connected to a septic tank type effluent disposal system as this has been successful for many decades on the site. It is also considered unreasonable at this time to connect to the reticulated sewer system given the distance and cost to the proponent at this time given that the system is not immediately available to the site. More information in relation to this matter is contained within the Schedule of Submissions to this report.

Stormwater

The applicant has supplied a Drainage Plan as part of their application to Council. Should Council grant planning approval to the proposal a condition will be applied requiring stormwater management to be undertaken to the satisfaction of the local government.

Rubbish Removal

The application provides a rubbish bin storage and collection area that will be screened from North Court.

Emergency Management

The applicant has supplied a Bushfire Management Plan which is to be implemented on site as part of the redevelopment of the caravan park. It is anticipated that this will provide increased protection for people and assets if the recommendations are adhered to and emergency evacuation procedures well communicated.

CONCLUSION:

The proposed development is considered to comply with the Shire of Northampton's statutory and strategic documentation as well as according to the *Caravan and Camping Grounds Regulations 1997*. Whilst a few minor variations are sought, it is considered that the overall development addresses the key objectives of the "Caravan, Camping and Cabin" zone. Furthermore, these minor variations are considered to be consistent with orderly and proper planning of the locality and is not considered to have any adverse effect on the occupiers or users of the development or the inhabitants of the locality.

It is therefore recommended that Council grant planning approval to the redevelopment of the caravan park at 1 (Lot 12158) Glance Street, Horrocks subject to a number of conditions and amendments.

VOTING REQUIREMENT:

Absolute Majority Required: No

OFFICER RECOMMENDATION – Item 6.3.2

That Council grant planning approval to the proposed redevelopment of the caravan park at 1 (Lot 12158) Glance Street, Horrocks subject to the following conditions:

1. Development shall be in accordance with the attached approved plan(s) dated (insert date) and subject to any modifications required as a consequence of any condition(s) of this approval. The endorsed plans shall not be modified or altered without the prior written approval of the local government;
2. Any additions to or change of use of any part of the buildings or land (not the subject of this approval) shall be subject to further application and planning approval for that use/addition;
3. This approval is valid for a period of five (5) years from the date of approval and will be deemed to have lapsed if the development has not substantially commenced before the expiration of this period;

4. The applicant is required to undertake the following maintenance on the existing septic tank and leach drain effluent disposal systems:
 - Septic tanks to be emptied, cleaned and repaired as necessary; &
 - The medium to each side of the leach drains is to be renewed to a minimum width of 600mm with river stone, river sand, ballast or 14mm blue metal or similar acceptable material, as determined by the Shire of Northampton Environmental Health Officer.
5. In the event that the septic tank effluent disposal system experiences complications the applicant is to make arrangements for the upgrading of the system, at their expense, to the satisfaction of the local government.
6. A legal agreement to be formed between Summerstar Pty Ltd and the Shire of Northampton to ensure that when reticulated sewer is directly available at the property that Summerstar Pty Ltd will, at their expense, connect the site to the reticulated sewerage system. This agreement is to be at the cost of Summerstar Pty Ltd and to the specifications of the Local Government.
7. All stormwater and drainage is to be disposed of to the specifications and approval of the local government. On application for a building permit a detailed design of stormwater collection and disposal system of developed areas is to be supplied to the local government;
8. The crossover to the caravan park, the internal access roads and car parking areas are to be paved/sealed, kerbed, line marked, drained and thereafter maintained to the satisfaction of the local government;
9. Detailed plans of the proposed cross over, road construction and parking areas is required to be submitted to the local government prior to commencing work onsite;
10. Repair or reinstatement to the road pavement, road network, access way, kerbing, verge and dual use pathway to the requirements and approval of the local government;
11. Any soils disturbed or deposited on site shall be stabilised to the approval of the Local Government;

12. The applicant is to implement the requirements of the Bushfire Management Plan dated May 2016 (Version 1.0) to the approval of the Department of Fire & Emergency Services and the local government;
13. All loading and unloading to take place within the boundaries of the premises and undertaken in a manner so as to cause minimum interference with other vehicular traffic;
14. No additional signs are to be erected on the lot without the local government's approval;
15. Any lighting device is to be positioned and shielded as not to cause any direct, reflected or incidental light to encroach beyond the property boundaries or cause any glare nuisance to any nearby residents or passing motorists;
16. Rubbish storage areas are to be screened where they are visible from the street to the satisfaction of the local government;
17. The ablution facilities are required to comply with the specifications of the Caravan and Camping Regulations 1997 to the satisfaction of the local government;
18. All built development is to be constructed no closer than 1m from any lot boundary;
19. A materials and colour schedule being submitted at the time of application for a building permit with such colours and materials to be to the approval of the local government; &
20. The removal/clearing of existing remnant vegetation on the property is not permitted, except for the establishment of the internal access roads and buildings set out on the attached approved plans, unless otherwise approved in writing by the local government.

Notes

- a) Where an approval has so lapsed, no development/land use shall be carried out without the further approval of the local government having first been sought and obtained;
- b) The applicant is advised that this planning approval does not negate the requirement for any additional approvals which may be required under separate legislation. It is the applicant's responsibility to obtain any additional approvals required before the development/use lawfully commences;
- c) In relation to Condition 7 the drainage and storm water plans are to take into consideration the objectives and requirements of Liveable Neighbourhoods, Better Urban Water Management and the Storm Water Management Manual for Western Australia;
- d) In relation to Conditions 7-10 the applicant is required to liaise with the Shire's Manager of Works and Services to discuss construction and reinstatement requirements.
- e) The discretions listed to the Shire of Northampton under the conditions of approval shall be exercised in a reasonable manner. Any dispute on conditions may be referred back to the Development Assessment Panel;
&
- f) Should the applicant be aggrieved by the decision of the Council (in part or whole) a right of appeal exists to the State Administrative Tribunal within twenty eight (28) days from the date of the decision.

SHIRE OF NORTHAMPTON

HORROCKS BEACH CARAVAN PARK REDEVELOPMENT

1 North Court, Horrocks WA 6535

MAY 2016



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Version Control

Report version	Revision No.	Purpose	H&A Author	Review date by officer	Date
Draft 1			JB		21/4/16
Draft 2	1	Additions	MH		26/4/16
Draft 3	2	Amendments	JB		29/4/16

Approval for Issue

Name	Signature	Date

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Attachment 1 – Proposal plans

Attachment 2 – Fire Management documents

1.0 INTRODUCTION

Halsall and Associates have been engaged by John and Danuta Layman to facilitate the redevelopment of the Horrocks Beach Caravan Park.

The Horrocks Beach Caravan Park is integral to the tourism fabric in the Shire of Northampton. The park provides a range of affordable tourism accommodation options at a key coastal tourism destination, in proximity to the Northampton townsite.

The proposal seeks to augment and improve existing operations with a carefully thought out design methodology that improves the existing operation. The proposal provides an aesthetic and economic benefit to the Shire in providing improved quality short term accommodation option in a location that is clearly identified as suitable for this purpose.

In summary, the key improvements facilitated by the proposal are:

- *Realignment and widening of some internal roads and resurfacing with bituman and provision of drainage. This will provide improved manoeuvrability and two additional emergency egress areas. Removal of existing access to North Court is also proposed.*
- *Removal of old cabins and replacement with new and additional chalets/cabins (includes 2 x disability access chalets).*
- *Recreational area with jumping pillow and pool.*
- *New camp kitchen.*
- *Upgrade and existing ablutions and provision of 4 ensuite caravan/camping sites.*
- *Suitable native landscaping utilising endemic species to the area.*
- *Adjustment to caravanning, campervan and tent camping areas primarily in the western parts.*
- *Relocation of annual sites to separate raised area in the east.*
- *Removal and relocation of current managers residence/reception facilities and provision of ancillary cafe/shop.*
- *Provision of Bushfire Management Planning elements.*



Horrocks Beach Caravan Park Redevelopment

Given the importance of this site, it is considered that all relevant considerations have been addressed from both a regulatory and strategic perspective and these are clearly detailed in this report.

2.0 THE SITE

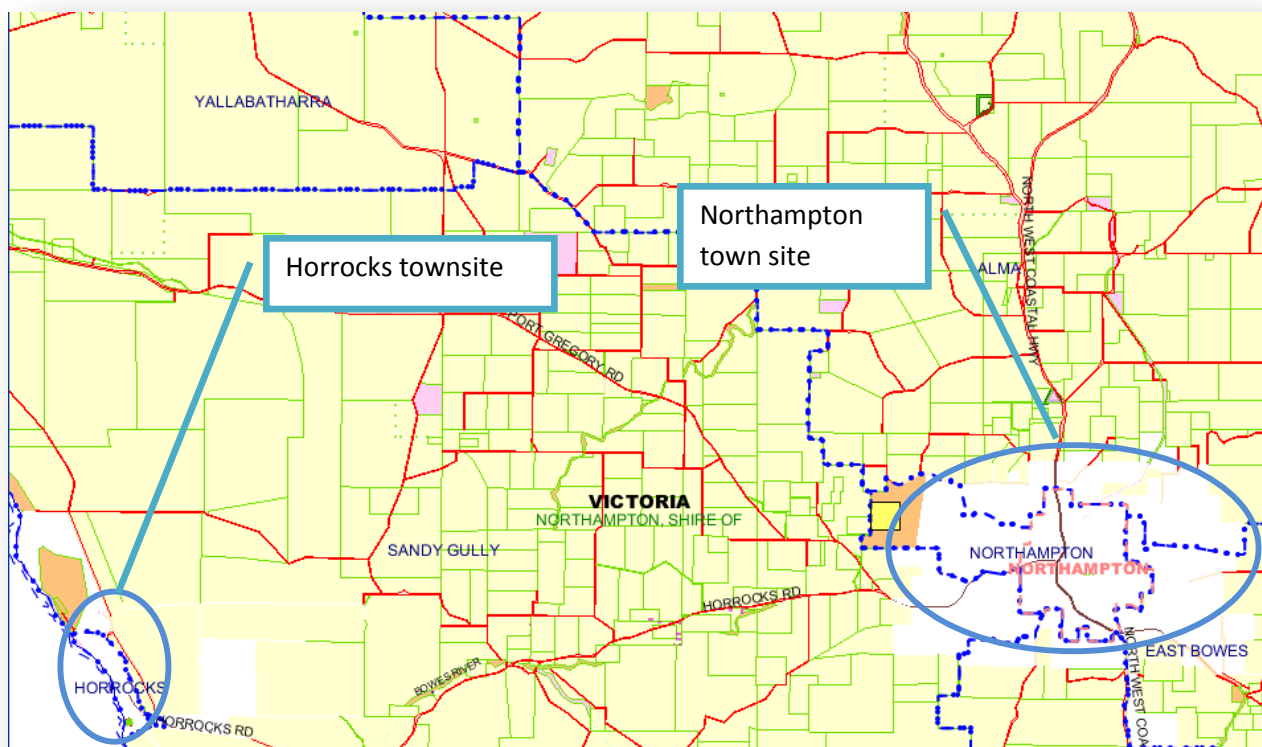
The urban settlement within the Shire of Northampton is characterised by the three coastal townships of Kalbarri, Horrocks and Port Gregory and an inland urban centre being Northampton.

Horrocks is located approximately 20 kilometers west by road from Northampton. It was established in the late 1800's as a coastal holiday town in proximity to three mile beach for farm families and residents of the district. It is a relatively small settlement, and incorporates a general store, café, residential and holiday accommodation, and also incorporates the siting of Horrocks Beach Caravan Park. The main attractions include the coastal environment and close proximity to recreational and commercial fisheries. The Horrocks townsite is situated to the north of the Bowes River mouth on a narrow coastal sand plain.

A location plan illustrating the proximity of the caravan park within the locality is provided in Figure 1 below.

Figure 1 – Location Plan – Horrocks Beach Caravan Park

Source: Landgate





Horrocks Beach Caravan Park Redevelopment

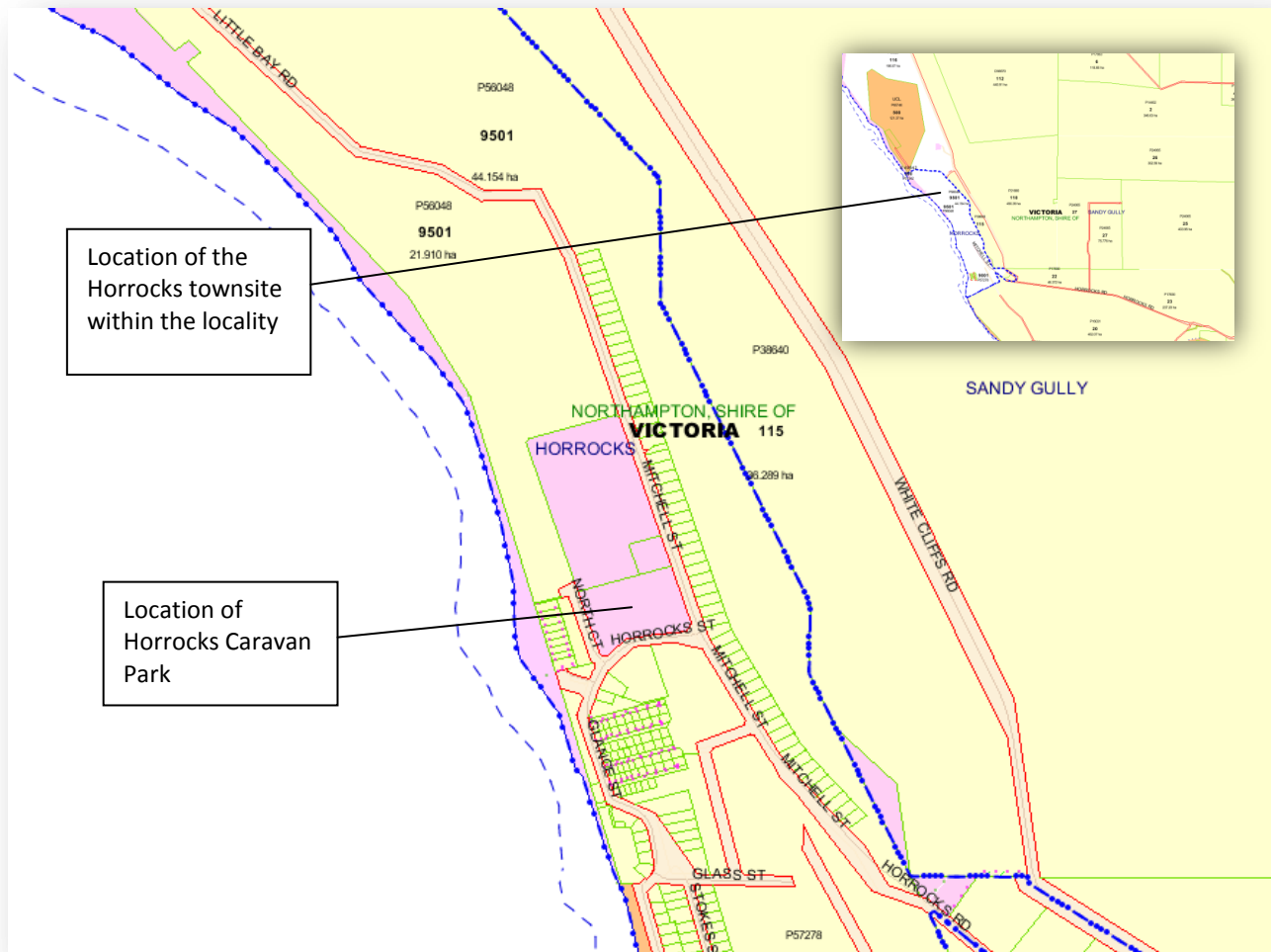
The subject site is identified as Lot 12158 (Reserve 29152) Horrocks Road. The site incorporates the Horrocks Beach Caravan Park and is approximately 1.9 hectares in area.

Lot 12158 is held as a 42 year Crown lease by John and Danuta Layman. Importantly, the Shire of Northampton are "Trustees" for the lease.

As evident in Figure 2 below, the Caravan Park is located at the northern extent of the Horrocks settlement area. The site is provided with gazetted road frontage to Mitchell Street to the east, Horrocks Road to the south and North court (a cul-de-sac) to the west. Adjoining the subject site to the north is a 4.5540 hectare reserve (R29151) identified for parks and recreation. This currently incorporates the location of tennis courts, bowling greens, golf course, an oval and dog exercise area, in proximity to the adjoining boundary alignment. Further, Reserve 12152 (3360m²) also adjoins the site to the north east and is identified for consideration of public services uses (ambulance, fire station, Council depot), and this is currently occupied by a fire station. Further north and northwest is Reserve 9501 which is occupied by the extent of a golf course.

Horrocks Beach Caravan Park Redevelopment

Figure 2 – Location of the site



The caravan park is opposite land identified as Horrocks town centre directly to the south and south west. The town centre remains only partially developed, characterised by limited residential (shack) development and holiday homes as an established historical land use. To the east of the site is more established residential development coded at an R12.5 density extending along the northern extent of Mitchell Street. To date, the majority of the residential expansion has been confined to the town centre, particularly the southern portions. The characteristics of the site and immediate surrounds are evident in Figure 3 below.

Horrocks Beach Caravan Park Redevelopment

Figure 3 – Site characteristics

Source: Landgate



Directly to the west of the site is North Court, a cul-de sac providing public access to residential development situated along the western extent and also the recreational facilities located within reserve R12151 to the north. Informal access to the recreation reserve is also provided from Mitchell Street.

Not evident on the aerial photograph is a recently developed Community Centre which is situated to the north west of the park at the end of North Court. This centre has resulted in clearing of vegetation west of the tennis courts as marked on the aerial.

Primary access to the caravan park is provided from the southern frontage to Horrocks Street via a bitumen crossover. Egress from the site is also provided via North Court to the west. Internal vehicular movement is facilitated by a formalised internal driveway system, constructed to a compacted gravel and blue metal standard.

Infrastructure at the site consists of:

- Onsite effluent systems, including septic tanks and leach drains which manage waste water requirements on site. It is also noted that reticulated sewer is located around 120 metres to the south west of the site with a gravity fed connection to the south which services the distribution of residential development at this location.
- Telecommunications cabling;
- Western Power overhead power supply (with a high voltage supply (1kv – 33kv) adjoining the eastern and southern boundary and low voltage supply (<1 kv) to the west).
- A reticulated water supply with a 50mm meter located on site off the North Court frontage. A distribution of water tanks also complements both the general water supply needs and potable water requirements on the site.

The caravan park currently offers a range of accommodation options including chalets/cabins, caravan and camping sites, on-site caravans, together with ancillary structures. In summary, the caravan park currently provides:

- 97 caravan/camping sites including 9 annual sites
- 7 chalets/cabins
- Existing total – 104 sites

In addition to this, there is an established manager's residence/reception/shop in proximity to the site frontage and access, together with two (2) amenities/ablution blocks located to the central eastern and western extents of the site. The western structure is the primary amenities block incorporating male and female WC/shower facilities together with storage for cleaner facilities and a laundry; this is also located in proximity to BBQ facilities to the south and location of a fire hydrant. This structure is also serviced by a supplementary 4.2 DIA water tank. The eastern ablution facility also incorporates male and female WC/shower facilities with a small laundry. This also has a supplemented water supply provided by a 2.4 DIA water tank and located in proximity of another fire hydrant. Ancillary development about the site also includes a distribution of water tanks and maintenance/storage sheds.

Reticulated water to the site provides that both taps and the two fire hydrants are located at strategic locations and in proximity to power supply points about the site.

Horrocks Beach Caravan Park Redevelopment

Images that identify and depict the site characteristics are evident in Figure 4 below.

Figure 4 – images of existing development characteristics on site.

Existing managers residence



Entrance to the park



Happy hollow south view



Highest level east south boundary view



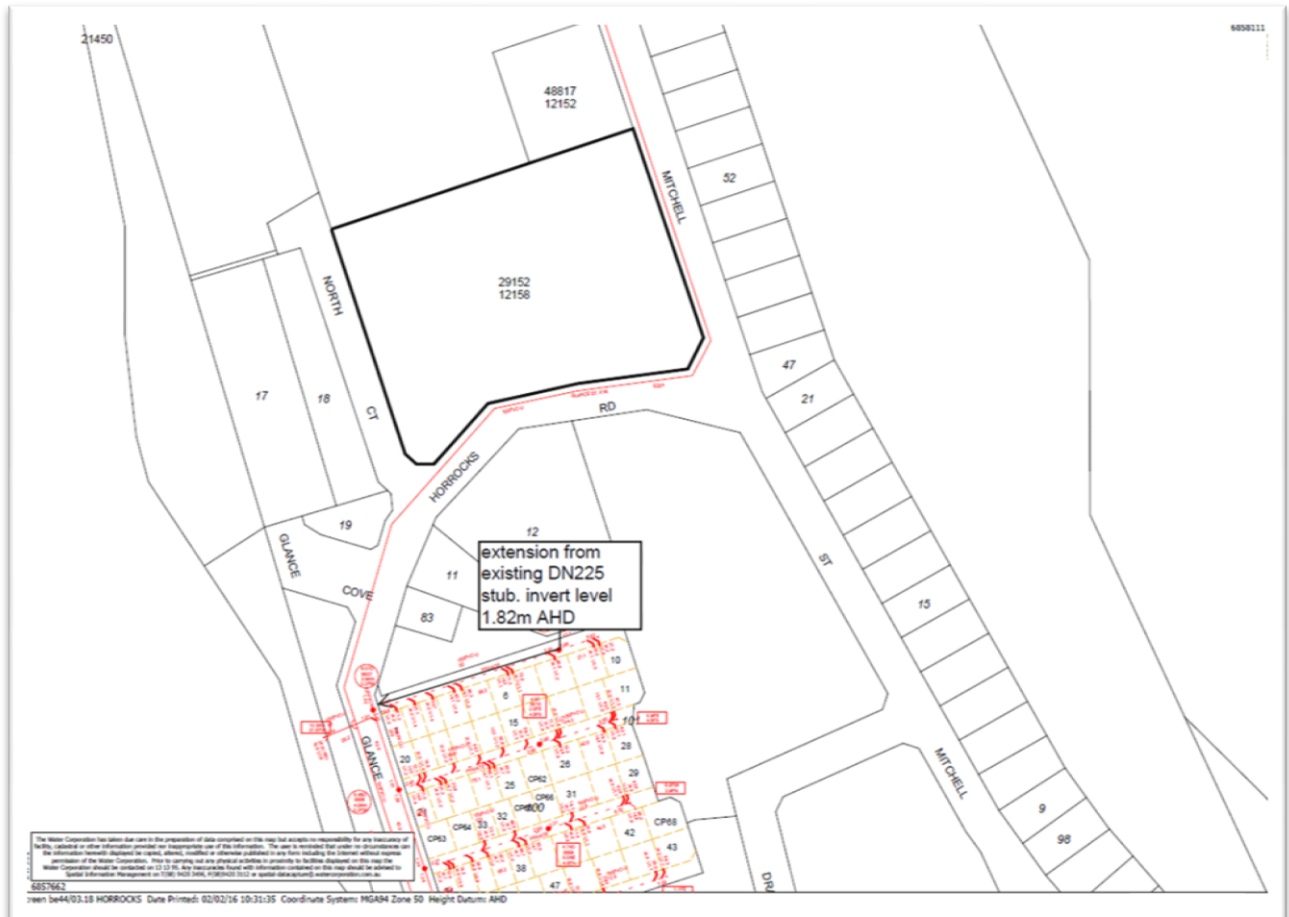
Accommodation options consisting of park cabins and on-site vans are primarily situated about the site. Both powered and unpowered sites are located about the balance caravan park area, while camping sites are identified along the far eastern extent of the park.

The balance of the site is maintained in a parkland cleared state with vegetation retained about accommodation options to provide additional screening and shade and to improve aesthetics about the site. Additional vegetation and lawn area is also located about the property frontage and periphery of the site for screening purposes. The caravan park also adjoins a constructed pathway network that is located

Horrocks Beach Caravan Park Redevelopment

along the eastern boundary which extends the length of Mitchell Street road reserve. The characteristics of the site and distribution of development is evident for review at Figure 5.

Figure 5 – Water Corporation sewer connection recommendation



3.0 THE PROPOSAL

3.1 Overview

The Horrocks Caravan Park was originally constructed circa 1950's and has been augmented from time to time since then. It is clear that the development on the site has reached the end of its design life and is in need of refurbishment/improvement.

The improvement to the standard of development on the site is foreshadowed by all of the strategic and policy documents in play for the site. This is discussed further in chapter 4 of this report.

The theme for upgrading of the development on the site has been to improve the aesthetics and operation of the site but importantly this has also been developed to target the likely market for the Caravan Park facilities.

In this context, the upgrading of the site facilities will result in the following:

- 80 caravan/camping sites including 9 annuals and 4 sites with new ensuites.
- 19 chalets/cabins

In addition to the accommodation facilities above, the following development is proposed:

- new shop
- general managers residence
- small cafe (less than 40 seats)
- camp kitchen
- general improvement to amenities including landscaping, access road reconfiguration and resurfacing, pool and bouncing pillow, car parking, bin store area improvements and refurbishment of ablution facilities.

The proposed development is detailed at **Attachment 1** with all plans provided including site plan, chalets, managers residence, shop, cafe, camp kitchen, site ensuite, bin store and North Court elevations provided.

Importantly, against the theme of targeting the likely mid west tourism market, the actual number of accommodation units is reduced very slightly (5 sites). This relatively like-for-like situation reflects the desire of the developers to improve the quality of the tourism accommodation experience in the park. This has important considerations for the infrastructure servicing the caravan park, particularly sewerage. This is discussed further in Chapter 5 of the report.

3.2 Design philosophy

Underpinning the proposed improvements to the caravan park are the following key objectives:

- Compliance with the Caravan & Camping Regulations Act
- Matching proposed improvements with the physical attributes of the landscape
- Addressing requirements of the Town Planning Scheme
- Fire management and interrelationship between the park and adjoining Foreshore Reserve
- Improving the functional area of the space – being it practical, recreational or purely aesthetic

The eastern section of the park required only a general tidy up with the configuration of the sites relatively unchanged but the road network has been formalised increasing existing road widths to 2 way 6m roads for ease of manoeuvrability for larger vans & boat trailers and also the safety of pedestrians moving within the park. Two emergency exits are also provided on the north and north eastern boundaries in the event of an emergency and a fast evacuation through the gates and the main entrance.

The existing ablutions in the east of the park require an upgrade to meet current standards which is proposed and provision of a much needed camp kitchen in this area of the facility for the benefit of guests.

Even though the configuration of sites is generally unchanged in this eastern section there are now a broad selection of site sizes to cater for all potential guests from larger caravan sites to camping sites and even small sites for 'Wicked' type campers. Existing annual sites will be located on the upper level to the east separating them from short term sites and limiting potential complaints.

Due to a low retaining wall dividing the east and western areas of the park most of the caravan/camping sites will still sit comfortably out of the wind as much as possible and the majority of sites are designed sitting perpendicular to the wind to limit its effect on the comfort of guests .

The western section of the park accommodates more notable layout changes. A formalised and straightened entry to the park off Horrocks Street is proposed; this currently has a 90 degree access and is unmanageable. Also, to ease any possible traffic congestion, two guest check-in bays have been positioned at the Reception. The entry width has been increased to 7m and formalised the road layout to allow for ease of manoeuvrability. Six large sites have also been designed for easy drive-in drive-out access for larger rigs.

An important aspect in the design is to ensure the relatively untouched eastern section of the park flows on from the western section upgrades, to ensure this we have a continuation of sites along the northern and southern boundaries flowing on to new chalets on the western boundary. Given that this park sits in a coastal frontage location, the positioning of these chalets is critical to provide a wind buffer for susceptible caravan and camping sites to the east. The chalets have been angled at 4 degrees to create privacy from neighbouring guests and to protect guests from the wind as much as possible as they enjoy their north westerly facing deck views. The proposed chalets are 2 bedroom. Two (2) disability access chalets are also provided to cater to the market and to comply with the Caravan & Camping Regulations.

Due to the existing recreation area being approximately 6% of the total site area and with the Caravan & Camping Regulations stating that 10% must be allocated to recreation area, another 4% of the total park area for recreation which has resulted in the loss of a few sites. With this additional space, new and improved facilities have been provided including an upgrade of the existing camp kitchen/bbq area in the western part of the park, a pool close to and monitored by reception and a "jumping pillow".

The Caravan & Camping Regulations also require all caravan and camp sites to be within 90m of ablutions and this requirement has been honoured, with the existing ablutions to undergo a revamp and regulation compliance.

With regard to car parking in caravan parks, typically each site is allocated 1 vehicle park other than the caravan or camper trailer on site. The proposed layout can fit the caravan or camper and parking for either 2 cars or car and boat which is well above the current requirement. The proposed chalets also have 2 vehicle parks allocated to them.

Also proposed is the upgrading of the managers residence, reception and the introduction of a small café/kiosk primarily to support the tourist park. This is to be "low key" and expected to be approximately 20 seats. The layout of the building has been oriented to ensure views are afforded down Horrocks Street towards the coast with sunset vistas. Given that most patrons will be staying at the facility and with an oversupply of parking within the park, the 6 car bays at the entry frontage would be available for café/kiosk use.

Consideration also has been given to supplement the existing positive aspects of the landscaping within the park with local native plant species to be used as screening on the southern & western boundaries for privacy and to soften the park when viewed from Horrocks Street & North Court. The taller structural species are used as windbreaks to soften the effect of strong breezes that flow through the park and other species would be included for internal privacy between sites and park beautification. All species would therefore suit the front coastal environment of which this park sits.

4.0 STRATEGIC PLANNING CONTEXT

4.1 Northampton Shire Local Planning Strategy ('LPS')

Overview

The Northampton Shire LPS is to be used in conjunction with the Shire of Northampton's Local Planning Schemes to set the direction for economically, socially and environmentally sustainable development, give direction to the relevant statutory authorities on decision making processes, provide a basis for co-ordinated decision making and explain and justify strategic direction and growth.

The strategy identifies that the aim of Horrocks townsite is to facilitate the emergence of this coastal settlement into a unique place for residents, centred on tourism, the fishing industry, recreational pursuits and a beach lifestyle.

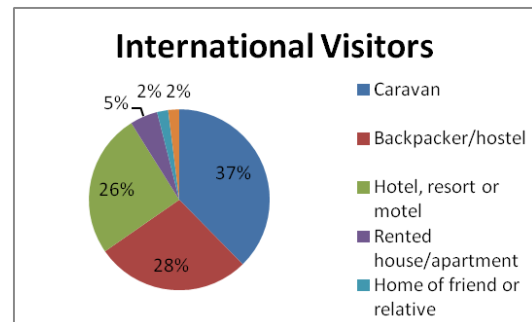
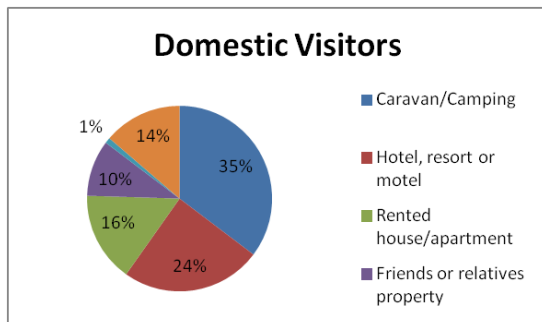
Tourism

It is recognised under the LPS that tourism has become a major contributor to the Shire's economy, it is also recognised that increasing opportunities for a variety of accommodation types will ensure that the Shire of Northampton will continue to be a major tourist destination.

Accommodation requirements of overnight visitors (Shire of Northampton 2008)

Domestic (Intrastate and Interstate) Visitors			International Visitors		
Caravan/Camping	45,000	36%	Caravan	9,900	38%
Hotel, resort or motel	31,000	25%	Backpacker/hostel	7,300	28%
Rented house/apartment	19,000	16%	Hotel, resort or motel	6,800	26%
Friends or relatives property	13,000	10%	Rented house/apartment	1,200	5%
Backpacker /hostel	1,000	1%	Home of friend or relative	500	2%
Other	17,000	14%	Other	1,200	2%
Total	126,000	100%	Total	26,200	100%

Horrocks Beach Caravan Park Redevelopment



The above data from 2008 identifies that there is a recognised need for consideration of caravan and camping facilities within the Shire for provision of fully independent travellers such as caravaners and campers and visitors desiring self contained accommodation. It is considered that there is additional pressure on provision of accommodation options given the current economic situation.

The strategy notes that Horrocks has attractive sheltered in-shore waters, good surfing conditions and accessibility to recreational and commercial fisheries. A range of accommodation facilities are provided in Horrocks through the provision of a caravan park and self contained accommodation.

The strategy further identifies that this coastal community has the ability to continue to expand the tourist industry with the promotion of tourist related development. This has the benefit of increasing the stay of visitors in the area and thus allowing for an increase in services provided to the local community.

It is identified that Horrocks is a focus for tourism and recreation as a coastal area and it is further recognized as an opportunity to formalize larger-scale tourist development such as the caravan park. This will provide a focus on the Horrocks settlement and coast, in proximity to major recreation pursuits including fishing, 4 wheel driving, camping and sightseeing.

The LPS also identifies economic strategies that specifically identify the long term attraction and importance of tourism/recreational opportunities at Horrocks and plan for their development, inclusive of consideration a larger or in this case, improved caravan park site.

4.2 Horrocks Beach Local Planning Strategy (October 2015)

The Shire of Northampton and the West Australian Planning Commission have recently adopted the Horrocks Beach Local Planning Strategy (HBLPS) which outlines the long term planning objectives for the area. The strategy's aim for the Horrocks town site is to facilitate the emergence of a coastal settlement into a unique place for residents, centred on tourism, the fishing industry and recreational pursuits and a beach lifestyle.

Tourism is recognised as a major contributor to the Shire's economy and fostering and supporting tourism including the caravan park is promoted.

One of the major purposes of the strategy is to identify broader expansion areas for development which are significant in area. As a result of the anticipated long term population growth and expansion of the town, the town centre redevelopment objective is also specified. This includes:

- Ultimately closing Horrocks Road (which currently provides the main access to the caravan park);
- Providing a new road between the golf course and the park on the north side connecting with North Court as a new entry to the beach area and residential beyond;
- Allowing for a new entry to the caravan park to be provided from Mitchell Road where the existing Horrocks Road intersection is and expanding the caravan park southward behind the Horrocks Beachside cottages/chalets;
- Providing for a town square arrangement about the current Horrocks Road alignment where retail and cafe focused activities can occur.

It is noted that the need and investment of infrastructure to make this town centre part of the strategy to occur will be significant. The impetus for this will also rely on the expansion of Horrocks which is likely to be some time into the future. It is not the intention of the proposed upgrade to the park to marry in with this long term objective given the fact that it would rely on the closure on Horrocks Road, development of a new road between the golf course and the park and upgrade of North Court and many other infrastructure works. It is therefore considered the upgrade of the park with entrance in the current location will be an interim position until such time as this long term development objective is realised.

Cognisant however of the town square function, the proposal incorporates an improved kiosk and new cafe at the focal corner of the park at the intersection of Horrocks Road and North Court thus commencing the retail / café focus contribution by the park.

The reconfigured and improved two way access road networks within the park will also allow in the future the connection of a new entry to the park at any point where deemed necessary and there is no permanent buildings to be established which would compromise adjustments to the park that may need to occur in keeping with this long term planning.

Essentially, the proposed upgrades to the park will provide an excellent interim improvement without compromising future planning with due attention to relevant planning issues.

In relation to the proposal, the strategic objectives of the HBLPS identify improving the long term economic and employment base of Horrocks by building on the unique coastal recreational and holiday values, and encouraging greater strength within the local economy through greater tourist based business. The proposed upgrades to the caravan site sit well against the strategic objectives of the HBLPS.

The caravan park is located within the HBLPS under 'Cell 4 – Old Horrocks'. The objectives of Cell 4 as relevant to the proposal provide for expansion of existing tourist accommodation opportunities.

4.3 Horrocks Beach Local Planning Strategy Vol 2: Technical Appendix (October 2015)

The Technical Appendix to the Horrocks Beach LPS sets out the supporting information to the strategic proposals contained in the LPS itself. This supporting information is across the board, including economic, social and environmental commentary on the factors underpinning the LPS.

Important points discussed in the Technical Appendix include the discussion of community expectations for the future growth and development in the settlement. These include:

- Preservation of the unique, low-key character of the settlement
- Improving the level and quality of commercial facilities including cafes
- Improving the general standard of building maintenance in the town

- Limiting height limits to one storey

The proposal for the upgrading of the caravan park conforms with all of the above community goals for the Horrocks settlement.

4.4 State Planning Strategy 2050

The State Planning Strategy 2050 is the Governments' strategic planning response to the challenges Western Australia is likely to face in the future. The Strategy identifies a number of interrelated and interdependent State strategic directions that will influence the future development of Western Australia. The key strategic directions of relevance to Horrocks included reference to tourism – promoting a range of experiences unique to the State, supported by iconic landscapes, biodiversity, culture, arts and events.

4.5 Shire of Northampton Community Strategic Plan 2013 – 2023 and Corporate Business Plan

The Shire of Northampton has also developed a Community Strategic Plan, which was adopted in May 2013. The Corporate business plan was also endorsed concurrently with this and is the basis for identifying and prioritizing the principle strategies and activities Council will undertake in response to the aspirations and objectives stated within the Strategic Community Plan.

It is noted that improvements and maintenance works have been undertaken about the Horrocks locality continually to enhance these areas. This includes major capital works (grant works) to re-seal and widen Horrocks Road, which provides access to the Horrocks community and siting of the caravan park the focus of this application.

4.6 Coastal Strategy (2006)

The coastal strategy recognises that the recreation and tourism significance of the coastal zone has increased with the completion of the coastal road between Port Gregory and Kalbarri, as more people can and do visit the area, particularly the Horrocks settlement. It is noted that this is likely to increase with the extension of the coastal road (White Cliffs Road) south to Horrocks, together with the incident of fly in fly out workers and construction of the airport in Kalbarri.

The strategy also identifies a number of low-key tourism opportunities in the form of caravan and camping sites in strategic location in proximity to Horrocks townsite. The purpose of the proposal is to provide for improvements and upgrade to the existing caravan park in terms of infrastructure configuration, accommodation options and ancillary structures to cater for a growing demand for accommodation options within the Horrocks locality. There is a recognized need for additional accommodation facilities at this location and improved access to facilities may assist in elevating pressure adjacent coastal areas.

4.7 Geraldton Region Plan (1999)

The Geraldton Regional Plan 1999 provided a framework which seeks to address the principles outlined by the State Planning Strategy most applicable to the Shire. Key Infrastructure considerations include completing development of the Horrocks waste water treatment plant. This is now completed and is situated to the far north of the subject site.

The regional plan provides a framework for the future management, protection and coordination of regional planning in the region. The purpose of the plan is to identify planning objectives and actions necessary to achieve those objectives. The regional plan addresses principles outlined by the State Planning strategy. The guidelines and recommendations most applicable in consideration of this proposal include ensuring that development of tourist services resulting from the re-alignment of the North West Coastal Highway around Northampton and the coastal route from Horrocks to Kalbarri is focused on the towns and within the community. In addition the plan references complete planning and acquisition of the coastal route between Horrocks and Port Gregory together with the completion of upgrades to the Horrocks waste water treatment plant, which has now concluded around 120 metres from the site to the southwest.

A new airport has now been completed in Kalbarri, which together with road linkage upgrades to Horrocks provides greater accessibility to the caravan park such that it would be anticipated there may be greater visitation and need for accommodation options in proximity to three mile beach.

4.8 Batavia Coast Regional Strategy 2001

The Strategy provides a framework coastal management and land use direction at the regional and local level. The strategy also provides for an integrated approach to planning and management of the coast and proposes a consistent regional response to land use change, subdivision and development.

It is noted that the primary objective of the Batavia Coast Strategy is:

“to ensure that all reasonable demands along the coast for tourism, recreation and other activities are provided for, while sustaining or enhancing coastal resources...”

It is noted that the Strategy recommends a hierarchy of settlement, with Horrocks identified as a local centre. Day use precincts are identified both to the north and south of Horrocks. It is noted that the Local Planning Strategy consider the recommendations of the Batavia Coast Regional Strategy in developing policies to guide the local strip (particularly in the preparation of the Shire’s Coastal Strategy).

5.0 REGULATORY PLANNING CONTEXT

5.1 Shire of Northampton

5.1.1 Local Planning Scheme No.10 ('the Scheme')

The site is zoned 'Caravan, Camping and Cabin' under the Shire of Northampton's Local Planning Scheme No.10 (LPS 10) gazetted 6 January 2012, (replacing revoked Town Planning Scheme No.8 - Horrocks). It is noted that it is a specified aim of the Scheme to assist tourism development to maximize job opportunities and to broaden the economic base of the Shire. It is further noted that the objective of the zone is to both provide and retain caravan parks, camping grounds, cabin and chalet developments and uses associated with these forms of development, including retailing and service facilities where such facilities are an integral part of the development.

Table 1 of the Scheme provides for the uses permitted within the Caravan, Camping and Cabin zone.

The existing uses are identified as falling under the following use and permissibility classes:

Table 3 – Extract from LPS No.10 - Table 1

Use class	Permissibility
Caravan Park	P
Chalet	P
Caretakers residence	D

Broadly, the intention of the proposed redevelopment is to retain the existing land uses on the site and improve the functionality and efficiency of the current operations. In this regard, the redevelopment will result in the construction of 19 chalets/cabins replacing the existing 7 outdated buildings. As identified above, these are land uses permissible under the Scheme. The use of a caretakers' residence is noted as discretionary; however this use is in existence and essential to the management of park operations without complication. This proposal will incorporate slight relocation of the caretakers' residence to a new location to provide for improved strategic and operational outcomes at the site.

The two other uses proposed – shop/kiosk and café – are largely to service patrons of the caravan park and therefore are considered incidental or ancillary to the main use. The incorporation of these uses in the development is facilitated by Clause 4.2.8 of Council’s TPS which states as the objective of the Caravan, Cabin and Camping Zone:

“To provide for and retain caravan parks, camping grounds, cabin and chalet developments and uses associated with these forms of development, including retailing and service facilities where such facilities are an integral part of the development.”

As the site adjoins a reserve area review of the potential impacts of the proposal on the purpose, integrity and operation upon the reserves has also been undertaken, as has a review of policy and operational matters affecting such reserve areas. It is considered that the established land use demonstrates that the operation of the caravan park is complementary to the adjoining reserve areas, which are primarily identified for recreation purposes.

The height of the additional structures proposed is restricted to under 9 meters measured from natural ground level, such that compliance with specified height requirements under the Scheme (Clause 5.11.5) have been achieved.

Clause 5.12 provides for consideration of general car parking and access. This provides that car parking is to be provided in compliance with Table 2 unless determined otherwise by Local Government. The number of car parking spaces will have regard to the nature of the proposed re-development, number of employees and the need to keep roads and streets free of obstructions and the amenity of the area. It is further noted that where land accommodates a range of uses, the number of spaces are to be calculated separately. Table 2 provides the following in regard to provision on car parking bays to service the existing and proposed development:

Extract from Table 2 – Car Parking Requirements

Use Class	Car parking spaces required
Caravan Park	1/caravan site + 1 visitor bay/5 caravan sites
Cabin	1/unit
Caretakers dwelling	1/dwelling

As evident on the plans in Figure 6, the number of car bays have been calculated based on the yield as required to demonstrate compliance with the provisions of Schedule 2.

It is noted that the Local Government may impose conditions relating to:

“Proportion of car parking spaces to be roofed or covered;

Means of access to car parking bays and adequacy of vehicle manoeuvring area;

Design and location of car parking spaces on the site and effect on streetscape and amenity of adjoining development and locality generally;

The extent to which car parking spaces are located within required building setback areas; and

The location of public footpaths, vehicular crossings of private footpaths within the lot and the effect of both pedestrian and vehicular traffic movement and safety”.

It is further noted in the consideration of dimensions of car parking bays, parking angle and driveway widths, the local government will have regard for the retention of existing shade trees and landscaped areas.

Where car parking bays in excess of 10 or more bays are proposed, landscaped areas are to be provided at a rate of 10% of the area of the car park. Landscaped area is to include shade trees at a rate of 1 tree per 8 bays.

The above consideration of car parking requirements is addressed by the planning proposal as demonstrated on the application plans. There are a total of 99 sites including 19 chalets and 80 caravan/camping sites. On each caravan/camping site there is available area and provision for 2 parking spaces. Based on the requirements of the Scheme, the 99 sites would require 1 space per site plus 1 visitor bay for every 5 sites. Given this arrangement of parking on site, well in excess of parking requirements are provided within the accommodation sites.

In addition to accommodation parking, there are requirements for the kiosk/shop and cafe use which is proposed to have a maximum of 40 seats. Under the Scheme, parking is to be provided at a rate of 1 space per 4 seats and the use of the kiosk/shop is generally the rate of 1 space per 25m² for the kiosk/shop. The area of the cafe/kiosk is 70m² internal and 49m² deck. It is therefore anticipated that 10 spaces would be required for maximum seating with perhaps 2 spaces for cafe/kiosk use. The subject site is provided with a parking area of 5 bays within the frontage/entry area and this is considered to be adequate for public use.

This is because the cafe/kiosk patrons are expected to be mainly from within the park. Around 60% of visitors to the cafe/kiosk are expected from within the park and therefore the 5 parking spaces would provide for about 40% of public use. This is at maximum capacity which would be occasional throughout the year.

In relation to staff parking, and managers residence it should be noted that these uses are provided with 4 spaces to the rear of such premises.

Also evident on the application plans are 2 check-in bays which are essentially parking spaces for visitors to the park when booking in.

The design has regard for the above detail as discussed in Section 3.

Specific site and development requirements of particular zones is provided under Clause 5. This provides that:

“the combined number of cabins and/or chalets within any lot in this zone shall be limited to 20% of the combined total of caravan and camping sites on any given lot, unless otherwise approved by the local government.”

As can be noted in the proposal section of this report, 19 chalets are proposed along with 80 caravan/camping sites and this is therefore a total of 99 sites. As such 19% of accommodation is in the form of chalets addressing the Scheme clause.

Clause 5.13 of the Scheme incorporates Table 3 with provides for consideration of specific site and development requirements for particular zones. The caravan, camping and cabin zone is excluded from Table 3 and there are no Local Planning Policies adopted under the Scheme for this purpose. In the absence of such provisions, they will be determined in each particular case. The development associated with this proposal has been primarily guided by state planning policy consisting of the Caravan and Camping Regulations. Detail in relation to this is provided in a later section.

5.2 Caravan and Camping Regulations

The Caravan and Camping Regulations are relevant to the proposed redevelopment. Schedule 7 sets out the key requirements in relation to the design, layout and function of the park. The following requirements are relevant to this proposal.

CARAVAN PARKS & CAMP GROUNDS REGULATIONS 1991 – WESTERN AUSTRALIA			
PERFORMANCE CRITERIA – SCHEDULE 7			
CARAVAN PARK AND CAMPING GROUNDS			
CRITERIA		MINIMAL PROVISION	ACTUAL PROVISION
Distance between any site structure and facility road		1m	1m
Setback to lot boundary		1m	Min 1m
Entrance road width		6m	7m
Internal road width (2 way)		6m	6-7m
Recreation area (10% of total area)			
	Existing	10%	6.62% (1280m2)
	Proposed	10%	10.07% (1947m2)
No. caravan/camping sites	Existing	No min	88
	Proposed	No min	71
No. cabins without ensuite	Existing	No min	7
	Proposed	No min	0
No. chalets w/ensuites	Existing	No min	0
	Proposed	No min	19
No. annual caravan sites	Existing	No min	9
	Proposed	No min	9
Total Site no.	Existing		104
	Proposed		99
Location of ablutions		90m of each site	65m of each site
No. of showers	Existing	8M/8F & 1 disabled	6M/6F & 1 disabled
	Proposed	8M/8F & 1 disabled	8M/8F & 1 disabled
No. of toilets	Existing	7M/8F & 1 disabled	6M/7F & 1 disabled
	Proposed	8M/8F & 1 disabled	8M/8F & 1 disabled
No. of hand basins	Existing	7M/7F	7M/7F
	Proposed	7M/7F	7M/7F
Laundry facilities		1 per 30 sites	1 per 30 sites
Camper facilities		1 per 20 camp sites	2 per 20 camp sites
Provision of car parking	Existing	1 space per 20 sites	0
	Proposed	1 space per 20 sites	2 per site – 5 & 1 disabled



Horrocks Beach Caravan Park Redevelopment

As demonstrated in the table above, the proposal results in provision of facilities in accordance with the Regulations. Incidentally, the proposal brings the park into line with some Regulations which are currently not compliant.

6.0 KEY ISSUES

6.1 Reticulated water

The public drinking water supply for Horrocks is obtained from the Water Corporation wellfield located approximately 5km north of the town. This abstracts water from the within the Tumblagooda Sandstone. The site is serviced by connection to the reticulated water supply. Given the proposal is for short term occupancy only, it is not anticipated that this will provide complication for licensed allocation in providing a sustainable water supply for the townsite.

However, it is acknowledged that the object in the townsite is to improve water management to minimise the volume of potable water required to be imported to the area and maximise reuse opportunities. As such, integrated water tanks at the site are proposed as a means to capture and use rainwater. Use of grey water for irrigation purposes is also proposed to align for long range objectives to Horrocks townsite and to provide for a sustainable outcome in regard to water use with re-development at the site.

6.2 Fire management

Revised Bush Fire Regulations have recently been gazetted resulting in large areas of the State declared bushfire prone. Consequently, this development requires consideration of fire planning. A specialist fire management consultancy (RUIC Fire) has been commissioned to advise on the proposed development. The fire consultants have provided us with detailed information including Bushfire Attack Level (BAL) contours. Fortunately, most of the park sits at quite a distance from areas of significant risk including the foreshore to the north-west and bushland to the east of dwellings on Mitchell Road. Given the significant distance to the park, the Bushfire Attack Level is relatively low and some parts of the park are not affected by this.

Notwithstanding the above, RUIC has prepared a Fire Management Plan which will gives due attention to matters as required under the Policy. This is provided at **Attachment 2**. Benefits of the proposal in relation to fire are two additional emergency access points being provided in the northern boundary, improved internal road network which has more connectivity, removing complicated manoeuvring at the entry to the park and most roads having two way passing capability.

6.3 Effluent disposal

The park is currently serviced with onsite effluent disposal systems which the current operators advise are functioning effectively. This is endorsed by the relevant officers at the Shire of Northampton. The proposal results in establishment of some chalets but a reduction in sites overall. This reduction is mainly related to improved road networks and increase in recreation space to comply with regulations. The result is that the amount of effluent to be generated by the adjusted configuration and use will be very similar but probably slightly lower than the current waste volumes.

We have calculated that the volume of effluent created by the existing and new configuration of chalets and camp/caravan sites is as follows:

- Existing 44,316 litres per annum.
- Proposed 44,688 litres per annum.

Given the above, we contend that the existing effluent systems will be able to cope with the adjusted volumes. Positive feedback on this situation has been received from the Shire's Environmental Health Section. Connection of the park to sewer has been reviewed and the Water Corporation has advised that sewer is available some 150m down Horrocks Road towards the boat ramp area. This sewer is situated at a very significant depth and initial reviews have indicated that the cost to connect sewer would be prohibitive, rendering the upgrades to the park unviable.

Figure 6 shows the location of the park in relation to the existing sewer main.

Given the volume of waste to be generated within the park is not increasing we consider that the proposal to utilise existing systems has merit. Extension of sewer beyond the park will occur in the future when the east ward town site expansion occurs and this may make connection to sewer viable. This would occur when the intensity of development proposed for the site is relative to the cost of deep sewerage rather than in the present circumstances when an aesthetic and operational improvement is all that is proposed.

The Department of Health (DOH) has recommended that the development improvements proposed at the Horrocks Beach caravan park be connected to the reticulated sewerage system. The DOH assert that to not connect to the reticulated sewerage system would contravene the draft Country Sewerage Policy (2003).

The DOH recommendation is not supported for the following reasons:

- Clause 5.5 of the policy lists exemptions for commercial and industrial development (which is defined in the policy to include caravan parks). These exemptions are subject to the development not compromising policy objectives and the statutory authority being satisfied. The improvements at the Horrocks caravan park will actually result in less effluent being disposed off-site and have the endorsement of the Shire; this justifies an exemption to the policy requirements.
- Schedule 2 of the policy lists towns where there are purported "constraints" to non-sewered development. In these towns development can proceed if detailed information is provided supporting the unsewered development and the relevant authority supports the case. In the Horrocks situation, the local authority has advised that the existing on site disposal systems are working well and again, the quantity of effluent will actually reduce.
- One of the stated objectives of the policy is to foster regional development. This will not occur in the case of the Horrocks caravan park if the requirement to connect to the deep sewerage system is imposed because the cost of this connection would render the project unfeasible.

6.4 Drainage

As is typical within caravan parks the road network is proposed to be utilised as the main drainage conduit within the park. This will be significantly improved with better road network and sealed roads. Drainage sumps will be provided within the road network and given the sandy soils, good infiltration should be experienced. The low point of the park is in the central north and the intention is to ensure that adequate drainage sumps are provided on site to manage drainage and overflow of drainage north towards the golf course will not exceed pre-development flows. This is the current direction for drainage to be transported and no impact on Council facilities are therefore anticipated.

7.0 CONCLUSION

The redevelopment of the Horrocks Caravan Park will produce an aesthetic and operational improvement to the park that is long overdue. Moreover, it will provide these improvements whilst still targeting the informal, low key tourist market and demographic for Horrocks Beach.

Significant design focus has been applied to the redevelopment to ensure that an aesthetic and style is promoted by the park. This has been achieved whilst complying and in some cases going beyond the regulatory requirements of the bylaws and the Town Planning Scheme.

One of the key issues that has arisen in the consideration of the redevelopment proposals is the disposal of sewerage effluent from the park. The Department of Health has adopted a policy position which would result in the development being connected to the existing deep sewerage network. This will be prohibitive for the project largely because of the high costs of deep sewer connection.

We propose an alternative approach where the redevelopment utilises existing on site disposal infrastructure upgraded to a contemporary level. This infrastructure is currently performing well as advised by the Shire of Northampton. Additionally, the intensity of use on the site and the resulting volumes of wastewater actually reduces as a result of the redevelopment.



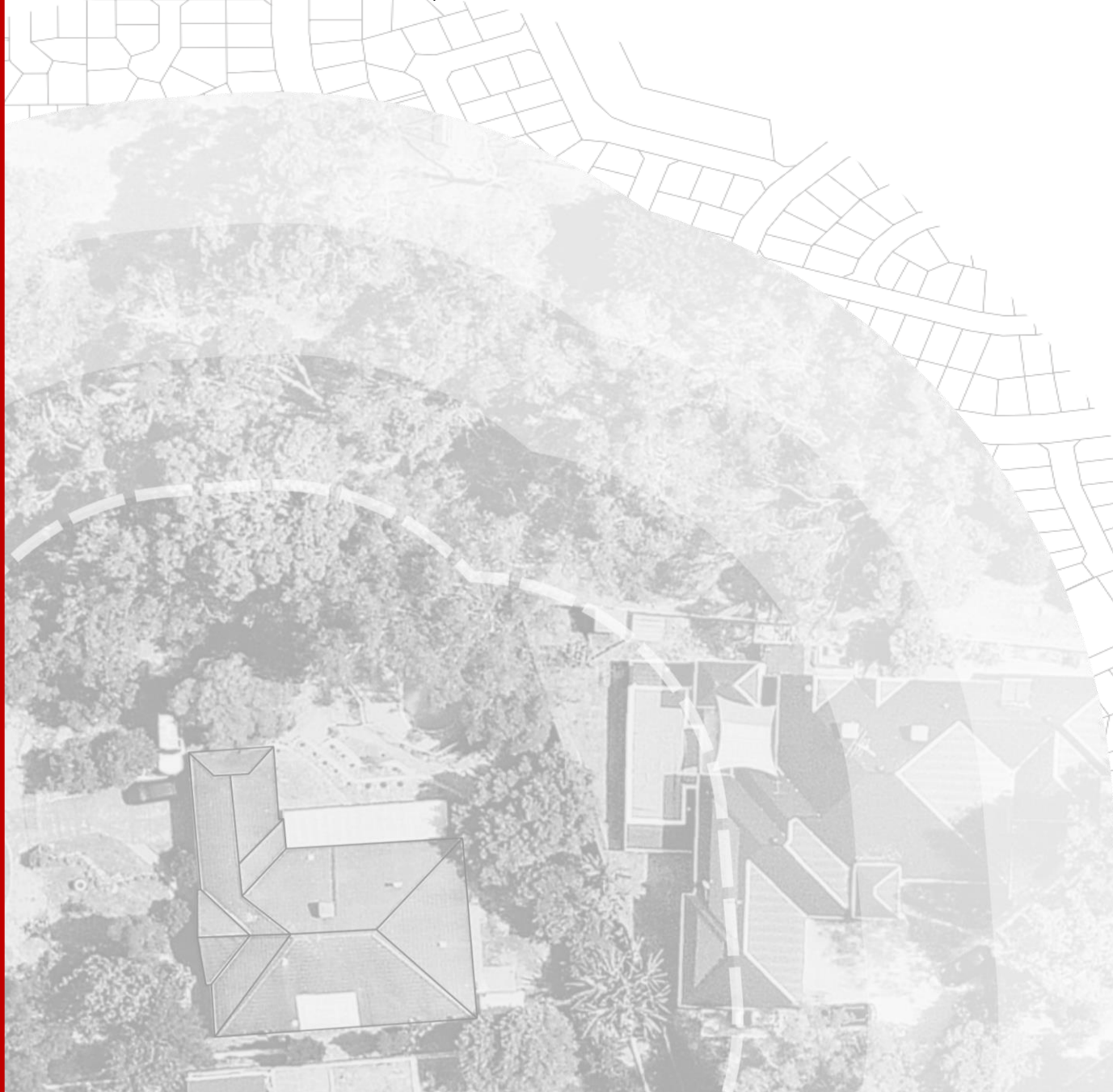
BUSHFIRE MANAGEMENT PLAN

State Planning Policy 3.7

Development Application – Vulnerable Land Use

Horrocks Caravan Park, Horrocks

Version: 1.0 Reference: 5033 May 2016



DISCLAIMER AND LIMITATION

This report is prepared solely for **John Layman** (the 'proponent') and any future landowners of the subject lot(s) and is not for the benefit of any other person and may not be relied upon by any other person.

The mitigation strategies contained in this Bushfire Management Plan are considered to be prudent minimum standards only, based on the writer's experience as well as standards prescribed by relevant authorities. It is expressly stated that RUIC Fire and the writer do not guarantee that if such standards are complied with or if a property owner exercises prudence, that a building or property will not be damaged or that lives will not be lost in a bush fire.

Fire is an extremely unpredictable force of nature. Changing climatic factors (whether predictable or otherwise) either before or at the time of a fire can also significantly affect the nature of a fire and in a bushfire prone area it is not possible to completely guard against bushfire.

Further, the growth, planting or removal of vegetation; poor maintenance of any fire prevention measures; addition of structures not included in this report; or other activity can and will change the bushfire threat to all properties detailed in the report. Further, the achievement of the level of implementation of fire precautions will depend on the actions of the landowner or occupiers of the land, over which RUIC Fire has no control. If the proponent becomes concerned about changing factors then a new Fire Risk Management Plan should be requested.

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1. claim, damage, loss or injury to any property and any person caused by fire or as a result of fire or indeed howsoever caused;
2. errors or omissions in this report except where grossly negligent; and

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All BAL ratings identified in this report are indicative and are required to be verified at the time of construction of individual buildings to ensure appropriate setbacks identified in the proposed development have been achieved.

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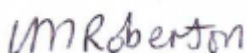
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1.0 Document Details

1.1 Background Information

Project Number: 5033
Project Name: Horrocks Caravan Park, Horrocks
Author: Louisa Robertson, BPAD36748 Level 1, MSc
Approved by: Darrel Krammer, Grad Cert Bushfire Protection, BPAD33412, Level 1
Version: 1.0
Date of issue: 24th May 2016



Author: Louisa Robertson

Date: 24th May 2016



Approved by: Darrel Krammer

Date: 24th May 2016

In the signing the above, the author declares that this Bushfire Management Plan meets the requirements of State Planning Policy 3.7. This report supersedes all previous Bushfire Management Plans for the site.

1.2 Development Description

The development involves the redevelopment of Horrocks Caravan Park (the site), located at 1 North Court, Horrocks within the municipality of the Shire of Northampton. The redevelopment includes the construction of 19 new two bedroom chalets, a new reception area (including the manager's residence, kitchen, café and reception), a new camp kitchen and the renovation of existing ablution areas and an existing camp kitchen. The caravan park will have 71 caravan/ tent sites and 9 annual caravan sites (Figure 1B).

The site is identified as Bushfire Prone through the State Bushfire Prone Map, triggering the application of AS3959 in accordance with the Building Code of Australia.

1.3 Vulnerable / High Risk Land Use

The development includes tourism development that is consistent with the definition of Vulnerable Land Use as defined in SPP 3.7. Policy Provision 6.6 Vulnerable or high-risk land use is subsequently addressed in this report, inclusive of an Emergency Evacuation Plan (Appendix 1).

1.4 Unavoidable Development

The development is not considered unavoidable development as defined in SPP3.7.

1.5 Minor Development

The development is not considered minor development as defined in SPP3.7.

1.6 Environmental Considerations

The proponent has not identified any relevant environmental considerations (wetlands, foreshores, Bush Forever sites, remnant vegetation, threatened species, ecological communities, nature reserves or coastal reserves) within the site or being affected by the development.

1.7 Risk Assessment

Risk assessment was completed in accordance with ISO31000:2009 (Standards Australia, 2009) and COAG's National Inquiry on Bushfire Mitigation and Management (Ellis, Kanowski & Whelan, 2004) (Table 1A). The risk assessment demonstrates that after application of the risk management strategies incorporated into the design of the development, the residual bushfire related risk post subdivision is reduced compared to the current state.

Table 1A: Risk assessment of development

Risk Number	Risk Statement	Impact Category	Pre-development Risk Level	Prevention Controls (Planning Specific)	Post-development Residual Risk Level
1.	There is the potential that a bushfire will impact the proposed development which in turn will cause death or injury to persons.	People	Moderate	<ul style="list-style-type: none">• Enhanced construction in accordance with AS 3959 to provide shelter during passage of the fire front.• Multiple egress routes for residents to evacuate to areas greater than 100m from the vegetation interface.• Reticulated firefighting water supply	Low

2.	There is the potential that a bushfire will impact the proposed development, which in turn will cause destruction of or damage to the proposed habitable buildings.	Infrastructure	Low	<ul style="list-style-type: none"> Enhanced construction in accordance with AS 3959. Siting ensures maximum BAL-12.5 rating. Reticulated firefighting water supply 	Low
3.	There is the potential that proposed development will cause destruction of or damage to environmental assets.	Environment	Low	<ul style="list-style-type: none"> Development does not include the removal of any environmentally significant vegetation. 	Low

1.8 Bushfire Design Criteria:

All bushfire related design criteria are addressed in Section 4 of this report.

Acceptable Solutions applied: A1.1, A2.1, A2.2, A3.1, A3.5, A4.1

Acceptable Solutions not applicable: A3.2, A3.3, A3.4, A3.6, A3.7, A4.2, A4.3

Non-compliances: A3.8 (see PB1)

Performance Based Solution Summary PB1

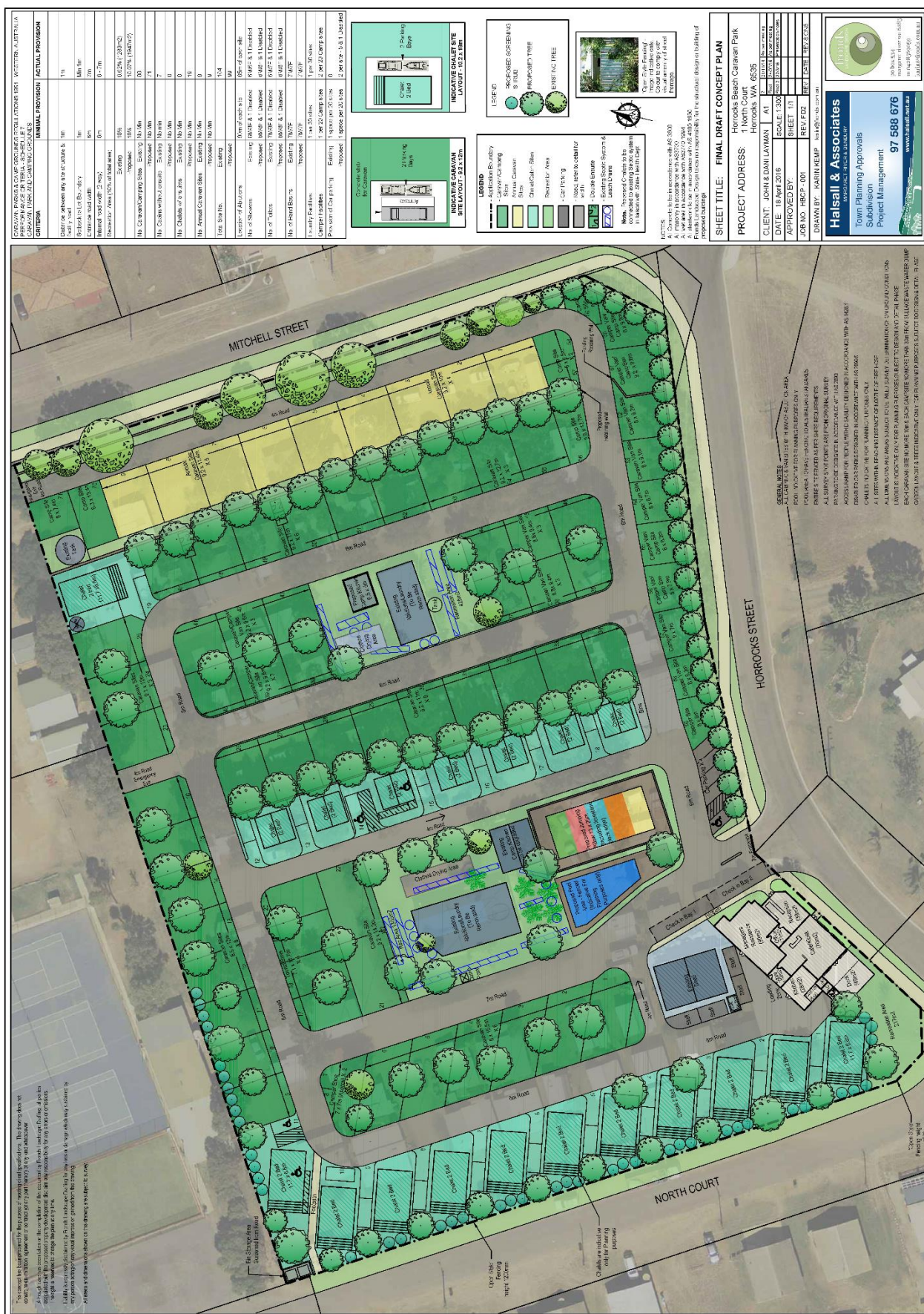
1.9 Specific Bushfire Planning requirements:

Required bushfire planning design requirements are summarised as:

- (i) Future residential buildings (Class 1, 2 or 3 and associated Class 10A buildings and decks) to be constructed in accordance with AS 3959;
- (ii) A S70A Notification on each title states: "This lot is subject to a Bushfire Management Plan."; and
- (iii) The internal road network will be constructed to comply with A3.5 standards.



Figure 1A: Site Overview



2.0 Spatial consideration of bushfire threat

2.1 Bushfire Fuels and Potential Bushfire Impact

The location and extent of AS 3959 vegetation structures, including low fuel areas, within 100m of the site are mapped in Figure 2A and illustrated in the associated plates. Bushfire fuel loads are identified as consistent with AS 3959 Table B2 for radiant heat flux modelling purposes. All bushfire structures and fuel loads are assessed in their mature states (including revegetation and rehabilitation areas) unless otherwise identified.

In accordance with SPP 3.7, a BAL Contour Map is utilised to demonstrate the potential bushfire impact on the development. The BAL Analysis was undertaken in accordance with AS 3959 Methodology 1 to determine the potential worst case scenario radiant heat impact on each of the building envelopes in the proposed development in the event of bushfire within vegetation classifiable in accordance with AS 3959.

The BAL Analysis (Figure 2A, Table 2A) identifies that through existing separation from vegetation threats external to the site, the maximum potential radiant heat impact for each habitable building within the proposed development is BAL-12.5. This satisfies GPBPA Element 1: Location, A1.1.

Table 2A: Maximum BAL rating that applies to each proposed and existing building within the park

Building	Plot	Vegetation Classification	Effective Slope	Separation (m)	BAL Rating
Chalet 1	1	Class C Shrubland	Downslope 7°	79	BAL-12.5
Chalet 2	1	Class C Shrubland	Downslope 7°	81	BAL-12.5
Chalet 3	1	Class C Shrubland	Downslope 7°	80	BAL-12.5
Chalet 4	1	Class C Shrubland	Downslope 7°	81	BAL-12.5
Chalet 5	1	Class C Shrubland	Downslope 7°	78	BAL-12.5
Chalet 6	1	Class C Shrubland	Downslope 7°	69	BAL-12.5
Chalet 7	1	Class C Shrubland	Downslope 7°	61	BAL-12.5
Chalet 8	1	Class C Shrubland	Downslope 7°	54	BAL-12.5
Chalet 9	1	Class C Shrubland	Downslope 7°	49	BAL-12.5
Chalet 10	1	Class C Shrubland	Downslope 7°	44	BAL-12.5
Chalet 11	1	Class C Shrubland	Downslope 7°	52	BAL-12.5
Chalet 12	1	Class C Shrubland	Downslope 7°	>100	BAL-LOW
Chalet 13	1	Class C Shrubland	Downslope 7°	>100	BAL-LOW
Chalet 14	1	Class C Shrubland	Downslope 7°	>100	BAL-LOW
Chalet 15	1	Class C Shrubland	Downslope 7°	>100	BAL-LOW
Chalet 16	1	Class C Shrubland	Downslope 7°	>100	BAL-LOW
Chalet 17	1	Class C Shrubland	Downslope 7°	>100	BAL-LOW
Chalet 18	1	Class C Shrubland	Downslope 7°	>100	BAL-LOW
Chalet 19	6	Class D Scrub	Upslope	84	BAL-12.5

Existing shed	1	Class C Shrubland	Downslope 7°	94	BAL-12.5
Staff rooms	1	Class C Shrubland	Downslope 7°	91	BAL-12.5
Café/ Kitchen/ Reception/ Managers Residence	1	Class C Shrubland	Downslope 7°	73	BAL-12.5
Existing ablutions/ laundry (west)	1	Class C Shrubland	Downslope 7°	>100	BAL-LOW
Existing camp kitchen (west)	1	Class C Shrubland	Downslope 7°	>100	BAL-LOW
Proposed camp kitchen (east)	6	Class D Scrub	Upslope	>100	BAL-LOW
Existing ablutions/ laundry (east)	6	Class D Scrub	Upslope	>100	BAL-LOW

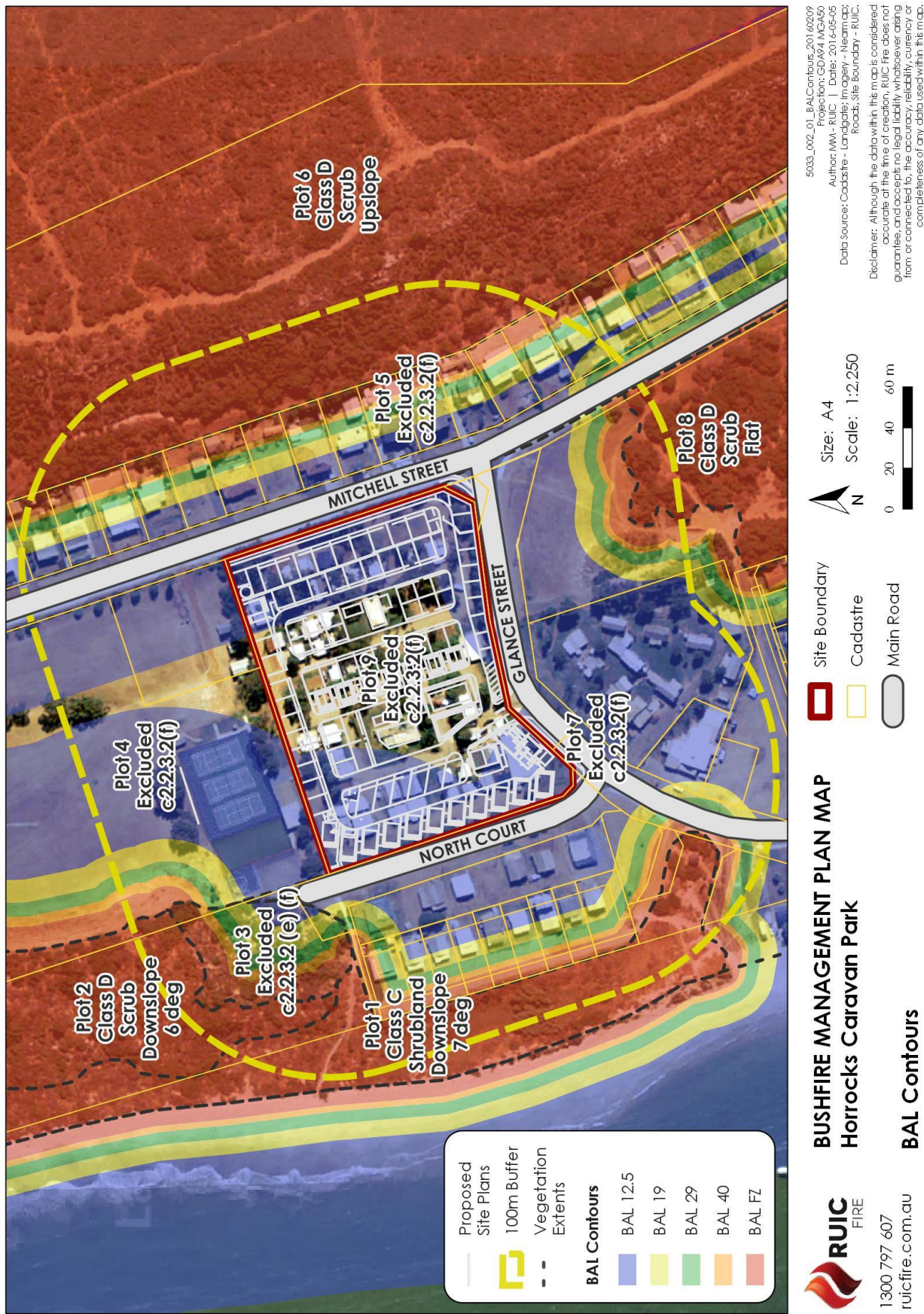


Figure 2A: BAL Contour Map



Plot 1 – Class C Shrubland



Plot 1 – Class D Scrub



*Plot 3 – Area cleared for development.
Excluded c2.2.3.2(e)(f)*



*Plot 4 – Managed park.
Excluded c2.2.3.2(f).*



*Plot 5 – Surrounding residential development.
Excluded c2.2.3.2(e)(f)*



Plot 6 – Class D Scrub



*Plot 7 – Surrounding residential development.
Excluded c2.2.3.2(e)(f)*



Plot 8 – Class D Scrub



Site is fully managed.
Excluded c2.2.3.2(f).



Site is fully managed.
Excluded c2.2.3.2(f).

3.0 Proposal compliance and justification

3.1 Compliance with the objectives of SPP 3.7

Objective 1: Avoid any increase in the threat of bushfire to people, property and infrastructure. The preservation of life and the management of bushfire impact are paramount.

Objective 1 is satisfied through the compliance of the proposed development with all required Policy Principles as detailed in Table 3A and all GPBPA Performance Principles as detailed in section 4 of this report.

Objective 2: Reduce vulnerability to bushfire through the identification and consideration of bushfire risks in decision-making at all stages of the planning and development process.

Objective 2 is satisfied through the appropriate identification and assessment of all relevant bushfire hazards as detailed in section 2 of this report, specifically the BAL Contour Mapping.

Objective 3: Ensure that higher order strategic planning documents, strategic planning proposals, subdivision and development applications take into account bushfire protection requirements and include specific bushfire protection measures.

Objective 3 is satisfied through the compliance of the proposed development with all required Policy Principles as detailed in Table 3A and all GPBPA Performance Principles as detailed in section 4 of this report.


Objective 4: Achieve an appropriate balance between bushfire risk management measures and, biodiversity conservation values, environmental protection and biodiversity management and landscape amenity, with consideration of the potential impacts of climate change.

Objective 4 is satisfied through the appropriate consideration of all biodiversity and environmental assets as detailed in section 1 of this report in the development of bushfire related risk mitigation strategies detailed in section 4 of this report.

3.2 SPP 3.7 Policy Measures applicable to the proposal








Table 3A: Compliance of the proposed development with the Policy Measures of SPP 3.7.

Policy Measure	Description	Compliance	
6.1	Higher order strategic planning	N/A	Development application
6.2	Application of Policy Measures	✓	Site has a BAL rating above BAL-LOW. Policy Measure 6.5 applies.
6.3	Supporting information for Strategic Planning Proposals	N/A	Development application
6.4	Supporting information for Subdivision Applications	N/A	Development application
6.5	Supporting information for Development Applications	✓	This BMP supports the proposed development. BAL Contour Map is provided in Section 2.1 of this report identifying all bushfire hazard issues. Compliance against GPBPA detailed in section 4 of this report.
6.6	Vulnerable / High Risk Land Use	✓	Section 1.3 details the nature of the Vulnerable Land Use. Specific bushfire related risk mitigation measures are provided in section 4 of this report. Evacuation Plan in Appendix 1.
6.7	Minor / Unavoidable Development in BAL-40 and BAL-FZ areas	N/A	Not Minor or Unavoidable Development
6.8	Advice of State/relevant Authorities for Emergency Services to be sought where Policy Measures are not achieved or where development includes Unavoidable, Vulnerable or High Risk Land Use	✓	Advice of relevant authorities sought by the relevant approval agency (typically the Local Government) as part of the approvals process (this may include advice provided by Community Emergency Services Managers).
6.9	Advice of State/relevant Authorities for Environmental Protection sought	N/A	No removal of native vegetation proposed
6.10	Bushfire conditions may be imposed	✓	If required, conditions relating to bushfire may be included by the approval authority on the development approval.

6.11	Precautionary Principle		The precautionary principle has been adopted throughout this report. The relevant decision maker is encouraged to adopt an informed precautionary approach in accordance with SPP 3.7
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3.3 Guidelines for Planning in Bushfire Prone Areas Compliance

Table 3B: Compliance with Guidelines for Planning in Bushfire Prone Areas (GPBPA)

Element	BMP section	Acceptable Solution (A) or Performance Based (PB) Solution	Compliance	Notes
1. Location	4.1	A1.1 Development location		Siting ensures maximum BAL-12.5 rating
2. Siting and Design of Development	4.2	A2.1 Asset Protection Zone (APZ)		Existing
		A2.2 Hazard Separation Zone (HSZ)		Habitable buildings constructed to BAL-12.5 where required. HSZ not required
3. Vehicular Access	4.3	A3.1 Two access routes		Mitchell St provides access north and south
		A3.2 Public road	N/A	No public roads proposed
		A3.3 Cul-de-sac	N/A	No cul-de-sacs proposed
		A3.4 Battle-axe	N/A	No battle-axe proposed
		A3.5 Private driveway longer than 50m		Entire internal road network to comply with A3.5
		A3.6 Emergency access way	N/A	Not required
		A3.7 Fire service access routes	N/A	Not required
		A3.8 Firebreak width		PB1 – public and private roads provide access to perimeter of site
4. Water	4.4	A4.1 Reticulated areas		Existing hydrants
		A4.2 Non-reticulated areas	N/A	Reticulated area
		A4.3 Individual lots within non-reticulated areas	N/A	Reticulated area

3.4 Areas of non-compliance with other relevant documents

This report has also been developed in order to comply with the requirements of all referenced and applicable documents. No non-compliances have been identified.

4.0 Bushfire Risk Management Measures

The bush fire risk mitigation strategies detailed in this report are designed to comply with the Bushfire Protection Criteria detailed in Guidelines for Planning in Bushfire Prone Areas (GPBPA) Appendix 4 (2015).

- i. The notation (P3) refers to Performance Principle 3 of GPBPA Appendix 4.
- ii. The notation (A3.1) refers to Acceptable Solution 3.1 of GPBPA Appendix 4.
- iii. The notation (E3.1) refers to Explanatory Note 3.1 of GPBPA Appendix 4.
- iv. Where discrepancy occurs between State and Local bushfire planning provisions the higher standard of mitigation has been selected.

4.1 Element 1 - Location

Intent: To ensure that the subdivision, development or land use is located in areas with the least possible risk of bushfire, to facilitate the protection of people, property and infrastructure.

Performance Principle (P1): The subdivision, development or land use is located in an area where the bushfire hazard assessment is or will, on completion, be moderate or low, or a BAL-29 or below, and the risk can be managed. For minor or unavoidable development in areas where BAL-40 or BAL-FZ applies, demonstrating that the risk can be managed to the satisfaction of the Department of Fire and Emergency Services and the decision-maker.

Acceptable Solution A1.1 Development location

The development application is located in an area that on completion will be subject to BAL-29 or below for all habitable buildings.

The maximum BAL rating for any habitable building within the proposed development is BAL-12.5.

4.2 Element 2 - Siting and design of Development

Intent: To ensure that the siting of development minimises the level of bushfire impact.

Performance Principle (P2): The siting and design of the strategic planning proposal, subdivision or development application, including roads, paths and landscaping, is appropriate to the level of bushfire threat that applies to the site. That it minimises the bushfire risk to people, property and infrastructure, including compliance with AS 3959 if appropriate.

Acceptable Solution A2.1 Asset protection zone (APZ)

The Asset Protection Zone (APZ) is a low fuel area immediately surrounding a building and is designed to minimise the likelihood of flame contact with buildings.

Features such as driveways, footpaths, roads, vegetable patches, lawn or landscaped garden (including deciduous trees and fire resistant plant species) may form part of asset protection zones.

Areas of vegetation deemed Low Threat Vegetation and managed in a reduced fuel state inclusive of Public Open Space and nature strips may form part of a buildings defendable space. Isolated shrubs and trees may be retained within asset protection zones.

a) Standard:

- i. Width: 20 metres measured from any external wall of future buildings (or see ii. below). Where the slope increases above 10 degrees, the APZ should be increased to ensure the potential radiant heat impact of a fire does not exceed 29kW/m²;
- ii. Location: within the boundaries of the lot on which the building is situated. Where a full 20 metre APZ is not possible within the lot boundaries, the APZ should be sufficient enough to ensure the potential radiant heat impact of a fire does not exceed 29 kW/m²;
- iii. Fine fuel load: reduced to and maintained at 2 tonnes per hectare and maintained in accordance with AS 3959-2009 s2.2.3.2 (f) stated here as:
"Including grassland managed in a minimal fuel condition, maintained lawns, golf courses, maintained public reserves and parklands, vineyards, orchards, cultivated gardens, commercial nurseries, nature strips and windbreaks. NOTE: Minimal fuel condition means there is insufficient fuel available to significantly increase the severity of the bushfire attack (recognizable as short-cropped grass for example, to a nominal height of 100 mm.);"
- iv. Trees (crowns) are a minimum distance of ten metres apart. A small group of trees within close proximity to one another may be treated as one crown provided the combined crowns do not exceed the area of a large or mature crown size for that species;
- v. No tall shrubs or trees located within 2 metres of a building;
- vi. No tree crowns overhanging the building;
- vii. Fences and sheds within APZ are constructed using non-combustible materials (eg. iron, brick, limestone, metal post and wire); and
- viii. Sheds within the APZ should not contain flammable materials.

b) Specific considerations

- i. As the development site is currently managed in a low threat state (in accordance with AS 3959-2009 c2.2.3.2(f)), the APZ for all existing and future habitable buildings is existing.
- ii. It is the responsibility of the individual property owner to ensure the APZ standard continues to be achieved post completion of the development.

Acceptable Solution A2.2 Hazard separation zone (HSZ)

Hazard separation zones assist in reducing fire intensity when a bushfire impacts on buildings within a subdivision. Separation may be necessary on the perimeter of a subdivision but may also be needed where bushfire hazards exist within a subdivision. This separation reduces the overall vulnerability of a subdivision and related development and assists with fire control operations. A HSZ may not be required if the proposed construction meets the standard appropriate to the BAL for that location, and does not exceed BAL-29.

All new habitable buildings within 100m of bushfire prone vegetation will be constructed in accordance with AS 3959 to facilitate the reduced separation distance, therefore complying with A2.2.

4.3 Element 3 - Vehicular Access

Intent: To ensure that the vehicular access serving a subdivision/ development is safe in the event of a bush fire occurring.

Performance Principle (P3): The internal layout, design and construction of public and private vehicular access in the subdivision/development allows emergency and other vehicles to move through it easily and safely at all times.

Acceptable Solution A3.1

Two access routes

As detailed in Figure 4A, two different vehicular access routes are provided, both of which connect to the public road network, provide safe access and egress to two different destinations and are available to all residents/the public at all times and under all weather conditions.

The site is directly accessed by Glance Street which connects to Mitchell Street, bordering the eastern site boundary. Mitchell Street provides access to areas north and south of the site and is the main access road in and out of Horrocks. Glance Street extends south of the site along the beachfront, providing an evacuation destination if required. However, Glance Street and its subsidiary roads do not provide through access to the wider public road network.

Acceptable Solution A3.5

Private driveway longer than 50 metres

All habitable buildings located more than 50 metres from a public road are required to be serviced by a private driveway meeting the specifications of Acceptable Solution A3.5. The entire driveway network within the site will be constructed in accordance with A3.5.

The private road bordering the eastern site boundary (Figure 1B) terminates in a dead end, however, this road does not service any habitable buildings and is not required to comply with A3.5. To increase the level of safety to occupants of the caravan sites that the road services, and to enhance firefighter access to the site, an emergency exit is provided to the managed park along the northern site boundary. The remainder of the internal road layout ensures that 3.4 fire appliances are able to turn around safely every 500 metres and within 50 metres of a habitable building.

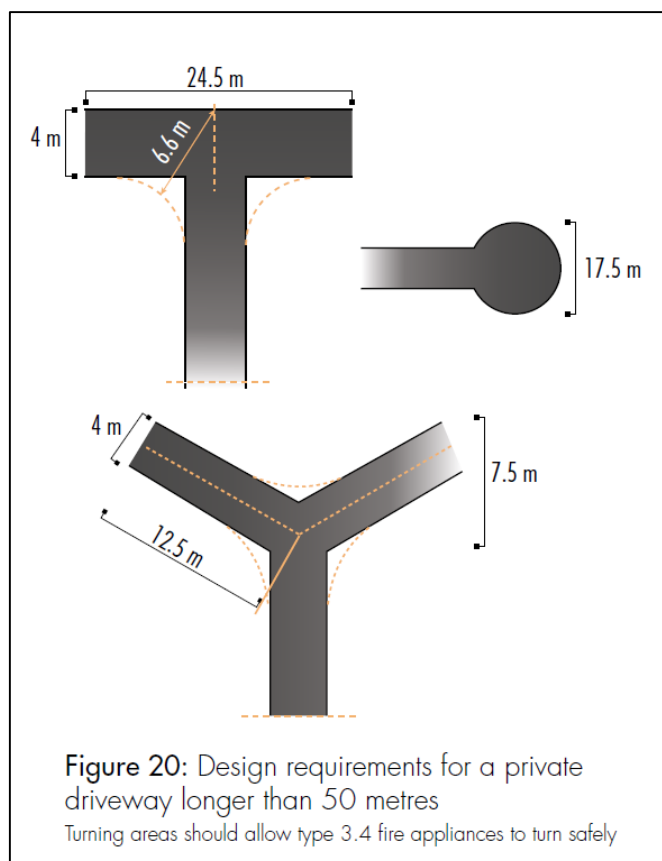
a) Standard:

- i. As per table 4A;
- i. Required where a house site is more than 50 metres from a public road;
- ii. Passing bays: every 200 metres with a minimum length of 20 metres and a minimum width of two metres (ie. the combined width of the passing bay and constructed private driveway to be a minimum 6 metres);
- iii. Turn-around areas designed to accommodate 3.4 fire appliances and to enable them to turn around safely every 500 metres (i.e. kerb to kerb 17.5 metres) and within 50 metres of a house;
- iv. Any bridges or culverts are able to support a minimum weight capacity of 15 tonnes; and

- v. All-weather surface (i.e. compacted gravel, limestone or sealed).

b) Specific Considerations

- i. Construction is required prior to the occupation of the habitable building serviced by the private driveway.
- ii. It is the responsibility of the individual land owner to ensure private driveways meet the required construction standards
- iii. It is the responsibility of the individual land owner to ensure private driveways continue to meet the required construction standards.



Source: *Guidelines for Planning in Bushfire Prone Areas, Appendix 4*

Performance Based Solution 1

Firebreaks

As the site is greater than 0.5 hectares in area, three metre wide internal perimeter firebreaks are a requirement of A3.8. The existing public road network and internal private road network are proposed to provide sufficient access within and around the site, eliminating the need for perimeter firebreaks.

The existing public road network surrounds the site on three sides, providing firefighters permanent access to the western, southern and eastern lot boundaries. The northern site boundary is bordered by low threat, managed parkland. The Horrocks Volunteer Bush Fire Brigade and Ambulance are located immediately adjacent to the northern boundary within the park. Direct access into the site from the fire station is available via two emergency exits sited along the northern site boundary (Figure 4B).

The internal road network provides access to the internal perimeter of the site; the maximum distance between the private roads and the lot boundary being 16 metres. Turnaround areas

sufficient for 3.4 appliances are provided every 500 metres and within 50 metres of all habitable buildings in accordance with A3.5. A turnaround is not provided at the end of the road sited adjacent to the eastern site boundary, however, this road does not service habitable buildings and access and egress can be gained via an emergency exit to the park area north of the site.

In addition to the sufficient public and private road networks that allow emergency and other vehicles to move through it safely at all times, the site does not abut any bushfire hazards and is subject to a relatively low level of radiant heat impact, equivalent to BAL-LOW and BAL-12.5 (Figure 2A). The fact that the site has significant separation from bushfire hazards also reduces the need for firefighters to gain immediate access to the site perimeter.

Table 4A: Vehicular access technical requirements

Technical Requirement	Public road	Cul-de-sac	Private driveway	Emergency access way	Fire service access routes
Minimum trafficable surface (m)	6	6	4	6	6
Horizontal clearance (m)	6	6	6	6	6
Vertical clearance (m)	4	N/A	4.5	4.5	4.5
Maximum grade over <50m	1 in 10	1 in 10	1 in 10	1 in 10	1 in 10
Minimum weight capacity (t)	15	15	15	15	15
Maximum crossfall	1 in 33	1 in 33	1 in 33	1 in 33	1 in 33
Curves minimum inner radius (m)	8.5	8.5	8.5	8.5	8.5



5033_004_01_Access_20160209
Projection: GDA94 MGA50
Author: MWI - RUIC | Date: 2016-05-05
Data Source: Cadastre - Landgate; Imagery - Nearmap;
Roads; Site Boundary - RUIC.
Disclaimer: Although the data within this map is considered
accurate at the time of creation, RUIC Fire does not
guarantee, and accepts no legal liability whatsoever arising
from or connected to, the accuracy, reliability, currency or
completeness of any data used within this map.

Size: A4
Scale: 1:2,250
0 20 40 60 m

Site Boundary
Main Road
Direction

BUSHFIRE MANAGEMENT PLAN MAP
Horrocks Caravan Park
Access Map



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Figure 4A: Access routes



5033_004_01_Access_20160209
Projection: GDA94 MGA50
Author: MM - RUIC | Date: 2016-05-05
Data Source: Cadastre - Landgate; Imagery - Nearmap;
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Size: A4
Scale: 1:2,250
0 20 40 60 m

Site Boundary
Main Road
Direction

BUSHFIRE MANAGEMENT PLAN MAP
Horrocks Caravan Park
Bushfire Management Strategies


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Figure 4B: Bushfire Management Strategies

5.0 Implementation and Enforcement

Table 5A: Developer Schedule of Works

Strategy	Implementation		Maintenance	
	Responsible	Time Frame	Responsible	Time Frame
Amendments to BMP	Any amendments to this BMP shall be approved by the relevant Jurisdiction Having Authority.			
Asset Protection Zone	Developer	Existing	Individual Land Owners	Ongoing
Hazard Separation Zone	N/A	N/A	N/A	N/A
Construction to AS 3959	Individual Land Owners & Local Government	On construction of all habitable buildings	Individual Land Owners	Ongoing
Public Roads	N/A	N/A	N/A	N/A
Cul-de-sacs	N/A	N/A	N/A	N/A
Battle Axes	N/A	N/A	N/A	N/A
Private Driveways & Turnaround Area	Developer	Prior to occupation of all habitable buildings	Individual Land Owners	Ongoing
Emergency Access Ways	N/A	N/A	N/A	N/A
Fire Service Access Routes	N/A	N/A	N/A	N/A
Firebreaks	N/A	N/A	N/A	N/A
Firefighting Water (hydrants)	Existing	Existing	Water Corporation	Ongoing
Firefighting Services & Response	DFES and Local Government	Ongoing	DFES and Local Government	Ongoing
Compliance with Fuel Load Reduction and Fire Break Notice	Developer	In accordance with firebreak notice	Individual Land Owners	In accordance with firebreak notice
Inspection and Issue of Works Orders or Fines	Local Government	Ongoing	Local Government	Ongoing

6.0 References

- Ellis, S., Kanowski, P., & Whelan, R. (2004). National Inquiry on Bushfire Mitigation and Management. Council of Australian Governments.
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- Shire of Northampton. (2015). Horrocks Beach Local Planning Scheme. Shire of Northampton, WA.
- Standards Australia. (2009). AS 3959:2009 Construction of buildings in bushfire prone areas: SAI Global.
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- WAPC. (2015c). Guidelines for Planning in Bushfire Prone Areas Appendices. Western Australian Planning Commission, Department of Planning & Department of Fire and Emergency Services.
- WAPC. (2015d). Planning Bulletin 111/2015 Planning in Bushfire Prone Areas. Western Australian Planning Commission.

7.0 Appendix

7.1 Appendix 1: Emergency Evacuation Plan

Bushfire Emergency Procedure

Horrocks Caravan Park

Location: Glance Street, Horrocks, WA

Nearest cross street: North Court or Mitchell Street

Telephone: 08 9934 3039

Prepared by: Rural Fire Risk Consultancy Pty Ltd (RUIC Fire)

Authorised by: John Layman

Date: 24th May 2016

TO BE REVIEWED ANNUALLY

Bushfire Emergency Procedure

Facility Details

This procedure is for **Horrocks Caravan Park** and has been designed to assist staff, contractors and visitors to protect life and property in the event of a bushfire affecting the site.

This document outlines the procedures for both **sheltering in place** (remaining on-site) and **evacuation** (moving residents and staff to safer areas) to enhance the protection of occupants from the threat of a bushfire.

Due to the large areas of bushfire prone vegetation within the greater area, a full scale evacuation of the site should be considered with caution if visitor numbers are high.

A bushfire within the site itself is considered to be a low risk due to the bushfire management strategies to be employed in accordance with the approved Bushfire Management Plan.

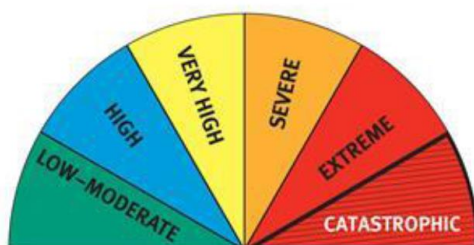
Bushfire Emergency Procedure

Bushfire Awareness and Triggers

The Department of Fire and Emergency Services (DFES) uses Fire Danger Rating (FDR) to provide advice about the level of bushfire threat on a particular day. When the rating is high, the threat of a bushfire increases.

When the FDR is Extreme or Catastrophic for your area it means any fires that start are likely to be so fierce that even a well prepared, well-constructed and actively defended building may not survive a fire.

FIRE DANGER RATING



Monitor Phase

Should the FDR be **“Severe” or greater**, staff are to monitor the DFES Alerts & Warnings website (www.dfes.wa.gov.au/alerts/Pages/default) for notification of any bushfires within the local area or within other areas likely to impact on the facility.

Staff, local DFES officers, residents or other persons may notify the facility management that there is a bushfire within the local or greater likely to impact on the facility prior to any DFES warnings being issued.

Upon notification of a bushfire with the potential to impact the site, all persons are to be notified by staff and are to be placed on standby and prepare for possible actions to protect life and property.

Bushfire Emergency Procedure

Standby Trigger

Where the potential impact from a bushfire is not immediate, and time permits, carry out the following actions;

- Notify all staff and visitors of the potential impact, as advised by DFES/local knowledge.
- Account for all persons (search all rooms, and external areas for people).
- Clean up any flammable materials around the facility.
- Monitor DFES Alerts & Warnings website, DFES phone (13 3337) and/or local ABC Radio.
- Close all windows and doors, turn off air conditioners (if evaporative).
- Follow advice of on-site emergency services (if applicable).
- Carry out an orderly evacuation of the site and leave via the public road network if time permits.

Shelter-in-Place Phase Trigger

Where the potential impact from a bushfire is likely to impact within 20 minutes or less, and/or evacuation is unable to be achieved via the public road network, carry out the following actions;

- Call 000 (Fire Brigade).
- Notify all staff and visitors of the potential impact, as advised by DFES/local knowledge.
- Relocate all personnel into buildings, to the evacuation area or low fuel load areas within the site such as car parking areas and road networks (stay inside of vehicles with engine running).
- Account for all persons (search all rooms, and external areas for people).
- Close all windows and doors, turn off air conditioners (if evaporative).
- Follow advice of on-site emergency services (if applicable).
- Monitor DFES Alerts & Warnings website, DFES phone (13 3337) and/or local ABC Radio.
- Staff to monitor buildings for signs of fire within buildings. Two persons, working together, to make regular exterior visual inspection (wearing appropriate personal protective clothing and equipment for protection from bush fire) of the refuge for embers and extinguish where possible or notify the Fire Brigade if extinguishment is not possible.

Bushfire Emergency Procedure

Evacuation Phase Trigger

Where full evacuation of the facility is required as the risk of bushfire impact is too great or the buildings become involved in fire due to ember attack;

- Act on advice of the on-scene emergency services.
- Staff to assess the safest egress route.
- Account for all persons.
- Minimise vehicle movement, and have visitors/staff 'car pool' and evacuate to a place of safety away from the area of impact.
- Act on advice of the on-site emergency services (if applicable).

All Clear Phase

Once the threat of bushfire has passed, normal operations may resume;

- Act on advice of the on-scene emergency services (if applicable).
- No person should re-enter any evacuated building until advised by the emergency services.
- Return air conditioning back to normal.

Bushfire Emergency Procedure

EMERGENCY EVACUATION DIAGRAM



© RUIC Fire 2015 (Version 1.2)
www.ruicfire.au 1300 797 507
PO Box 193 Margaret River 6245

PREMISES: HORROCKS BEACH CARAVAN PARK
ADDRESS: GLANCE STREET, HORROCKS
NEAREST INTERSECTION: NORTH COURT or MITCHELL STREET
DURING HOURS PHONE: 08 9934 3039
AFTER HOURS PHONE: 08 9934 3039



LEGEND

- EMERGENCY EXIT
- EMERGENCY ASSEMBLY POINT
- DRY CHEMICAL FIRE EXTINGUISHER
Available in office, BBQ area, caravans kitchen & laundry
- FIRE HOSE REEL
- FIRE BLANKET
Available in all cabins and caravans kitchen
- EVACUATION ROUTE

For any first aid emergencies, please contact a staff member. For after-hours first aid emergencies, please ring XXXXX

000
EMERGENCY
In a life threatening emergency dial 000

IN CASE of FIRE or SMOKE (Remember R.A.C.E.)

- R**escue: Anyone in immediate danger (Only if Safe)
- A**lert: All occupants & Fire Service (000)
- C**onfine: Close windows & doors
- E**vacuate: Via evacuation route & **EXTINGUISH** if trained and safe

EVACUATION ROUTE

East on Glance Street then:

1. North on Mitchell Street toward Little Bay Road or
2. South on Mitchell Street toward Horrocks Road



To operate an extinguisher:



Know your extinguisher
Use the correct extinguisher
(Only use wet extinguisher if suitable for use)

IN AN EMERGENCY

- Rescue any one in danger (if safe to do so),
- Call **000** (Fire, Police, Ambulance),
- Seek advice from park management,
- If evacuation necessary, follow advice from park management for the appropriate evacuation route.

Bushfire Emergency Procedure

Shelter in Place Principles

Shelter-in-Place is the process of moving people into a place that is still at the same site in which they are staying and away from the effects of a bushfire.

Facility Preparation and Fire Prevention

Preparing buildings and the site grounds prior to the annual fire season is important to increasing the site's resilience to bushfire. The following list provides some guidance on the preparations required. This list is not exhaustive and it is incumbent on the facility management to keep abreast of the latest information available;

- Shire of Northampton Fire Break Notice.
- Compliance with Total Fire Bans.
- DFES 'Preparing your Property' Checklist.
- Other DFES Bushfire Safety publications found here:
(<http://www.dfes.wa.gov.au/safetyinformation/fire/bushfire/Pages/bushfiresurvivalplan.aspx>)

EMERGENCY EVACUATION DIAGRAM



PREMISES:
ADDRESS:
NEAREST INTERSECTION:
DURING HOURS PHONE:
AFTER HOURS PHONE:

HORROCKS BEACH CARAVAN PARK
GLANCE STREET, HORROCKS
NORTH COURT or MITCHELL STREET
08 9934 3039
08 9934 3039



LEGEND



EMERGENCY
EXIT



EMERGENCY
ASSEMBLY
POINT



DRY CHEMICAL FIRE
EXTINGUISHER
*Available in office, BBQ
area, campers kitchen
& laundry*



FIRE HOSE REEL



FIRE BLANKET
*Available in all cabins
and campers kitchen*



EVACUATION
ROUTE

*For any first aid emergencies,
please contact a staff
member. For after-hours first
aid emergencies, please ring
XXXXXX*



IN CASE of FIRE or SMOKE (Remember R.A.C.E)

- R**escue Anyone in immediate danger (*Only if Safe*)
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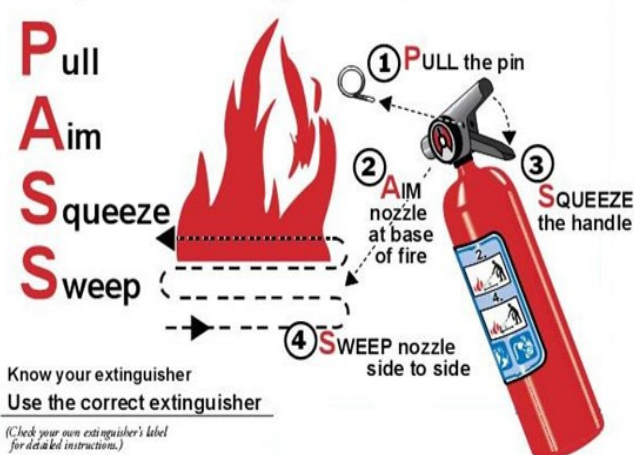
EVACUATION ROUTE

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- Rescue any one in danger (if safe to do so),
- Call **000** (Fire, Police, Ambulance),
- Seek advice from park management,
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Bushfire Emergency Procedure

Horrocks Caravan Park

Location: Glance Street, Horrocks, WA

Nearest cross street: North Court or Mitchell Street

Telephone: 08 9934 3039

Prepared by: Rural Fire Risk Consultancy Pty Ltd (RUIC Fire)

Authorised by: John Layman

Date: 24th May 2016

TO BE REVIEWED ANNUALLY

Bushfire Emergency Procedure

Facility Details

This procedure is for **Horrocks Caravan Park** and has been designed to assist staff, contractors and visitors to protect life and property in the event of a bushfire affecting the site.

This document outlines the procedures for both **sheltering in place** (remaining on-site) and **evacuation** (moving residents and staff to safer areas) to enhance the protection of occupants from the threat of a bushfire.

Due to the large areas of bushfire prone vegetation within the greater area, a full scale evacuation of the site should be considered with caution if visitor numbers are high.

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Bushfire Emergency Procedure

Bushfire Awareness and Triggers

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Monitor Phase

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Bushfire Emergency Procedure

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- Close all windows and doors, turn off air conditioners (if evaporative).
- Follow advice of on-site emergency services (if applicable).
- Carry out an orderly evacuation of the site and leave via the public road network if time permits.

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- Close all windows and doors, turn off air conditioners (if evaporative).
- Follow advice of on-site emergency services (if applicable).
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Bushfire Emergency Procedure

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All Clear Phase

Once the threat of bushfire has passed, normal operations may resume;

- Act on advice of the on-scene emergency services (if applicable).
- No person should re-enter any evacuated building until advised by the emergency services.
- Return air conditioning back to normal.

Bushfire Emergency Procedure

EMERGENCY EVACUATION DIAGRAM



**RUIC
FIRE**

© RUIC Fire 2015 (Version 1.0)
www.ruic.net.au 1300 797 607
PO Box 1931 Margaret River 6285

PREMISES:

ADDRESS:

NEAREST INTERSECTION:

DURING HOURS PHONE:

AFTER HOURS PHONE:

HORROCKS BEACH CARAVAN PARK

GLANCE STREET, HORROCKS

NORTH COURT or MITCHELL STREET

08 9934 3039

08 9934 3039



LEGEND



EMERGENCY
EXIT



EMERGENCY
ASSEMBLY POINT



DRY CHEMICAL FIRE
EXTINGUISHER
Available in office, BBQ
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& laundry



FIRE HOSE REEL



FIRE BLANKET
Available in all cabins
and campers kitchen



EVACUATION
ROUTE

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XXXXXX



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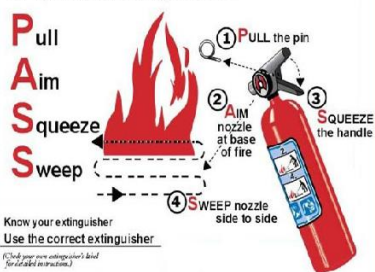
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2. South on Mitchell Street toward Horrocks Road



To operate an extinguisher:



IN AN EMERGENCY

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Bushfire Emergency Procedure

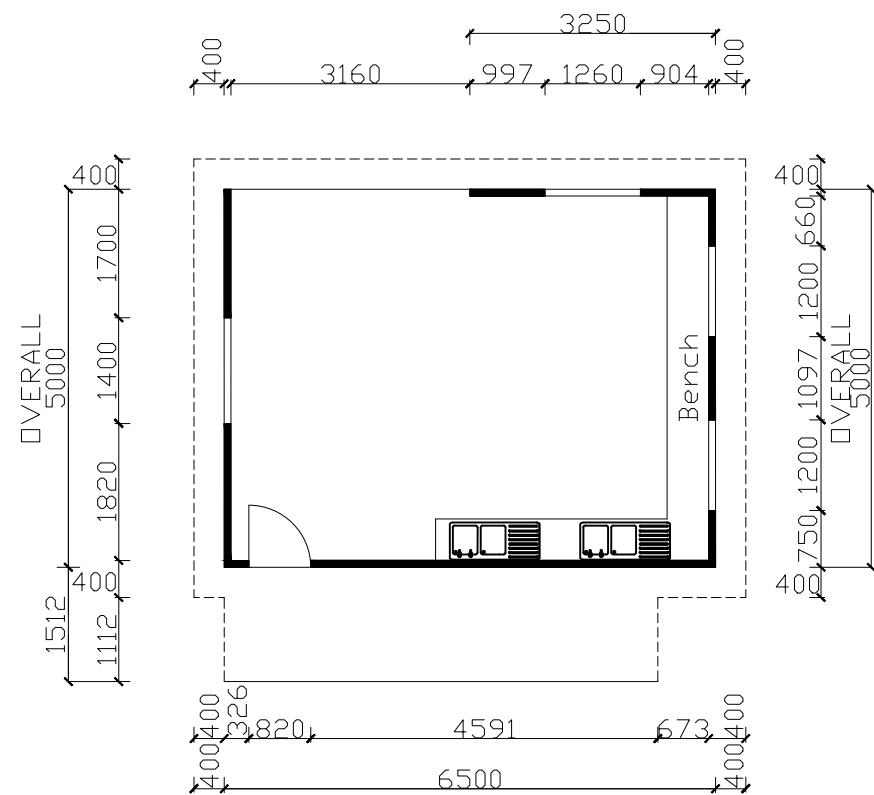
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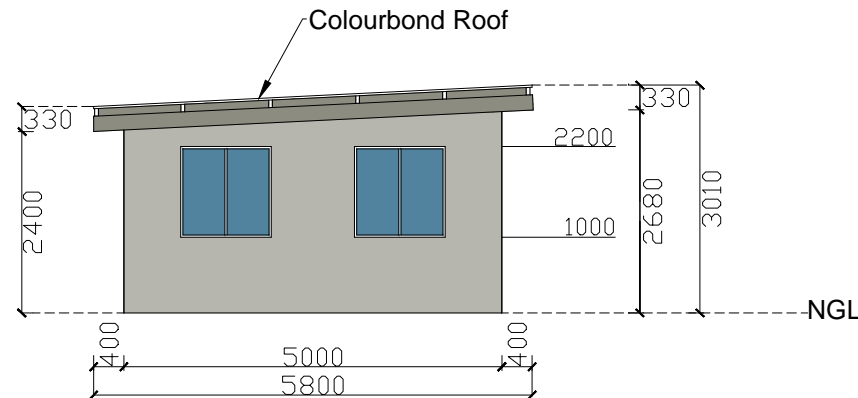
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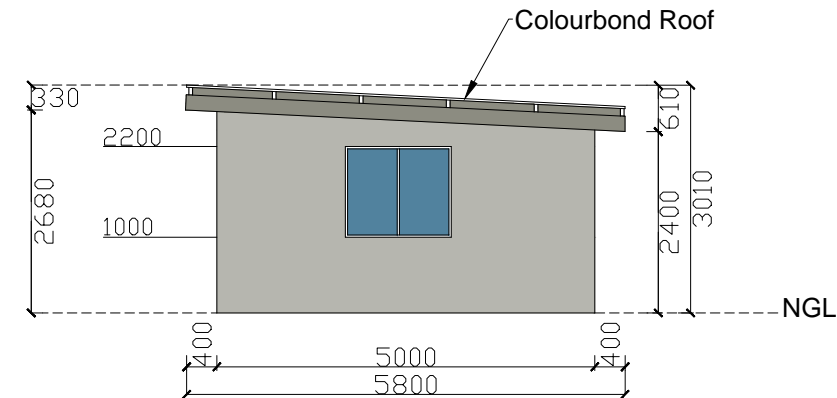
- Shire of Northampton Fire Break Notice.
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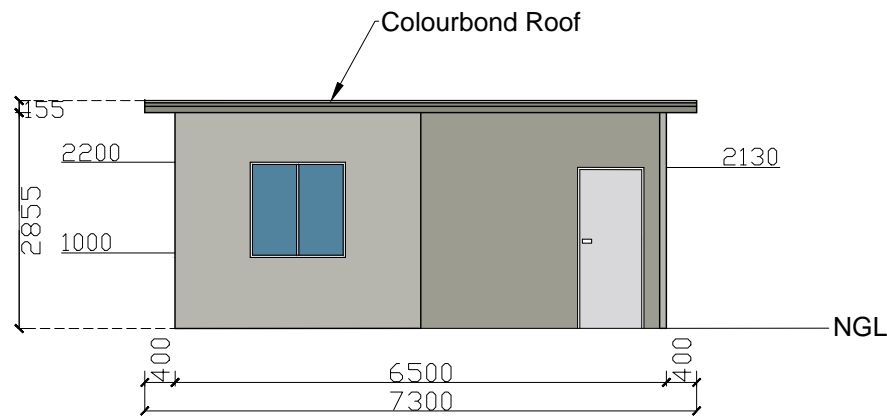
FLOOR PLAN
1:100



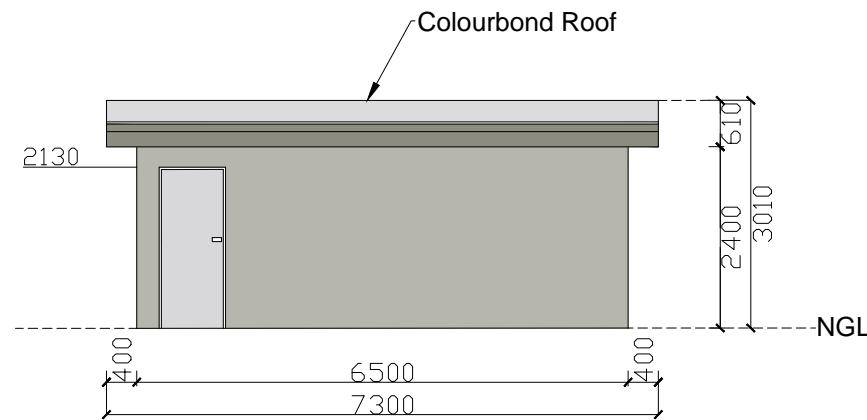
EAST ELEVATION
1:100



WEST ELEVATION
1:100



NORTH ELEVATION
1:100



SOUTH ELEVATION
1:100

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PLANNING
APPROVAL

NOTE:
ALL DRAWINGS TO BE READ IN
CONJUNCTION WITH ENGINEERS DETAILS



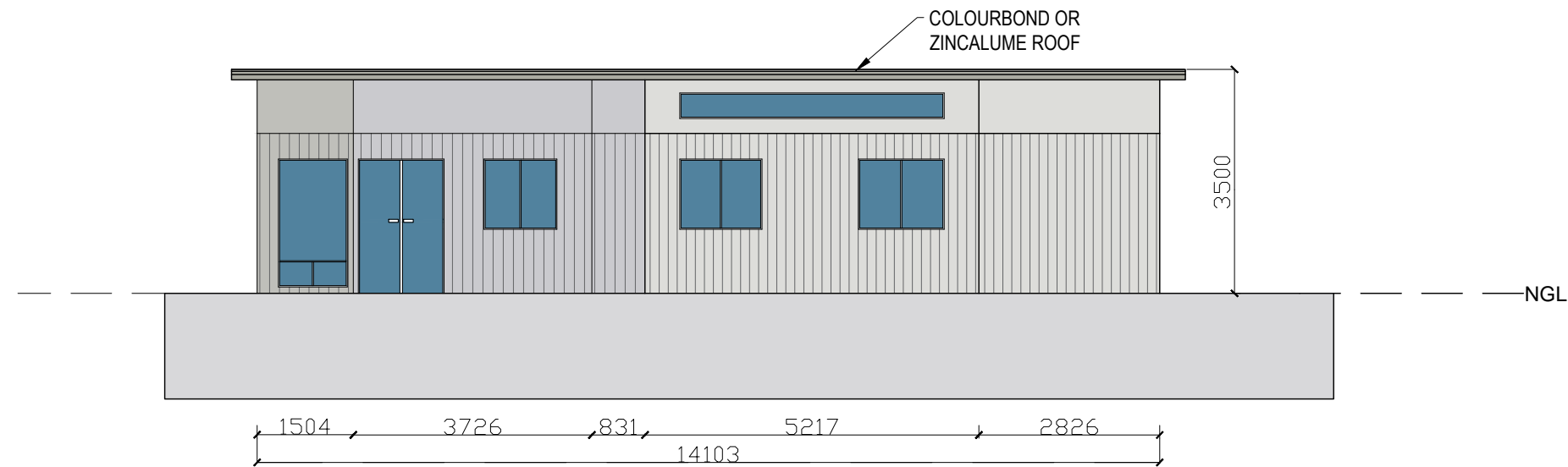
PROPOSED CAMP KITCHEN
FLOOR PLANS & ELEVATIONS

PROJECT ADDRESS:
HORROCKS TOURIST PARK
NORTH COURT
HORROCKS WA 6535

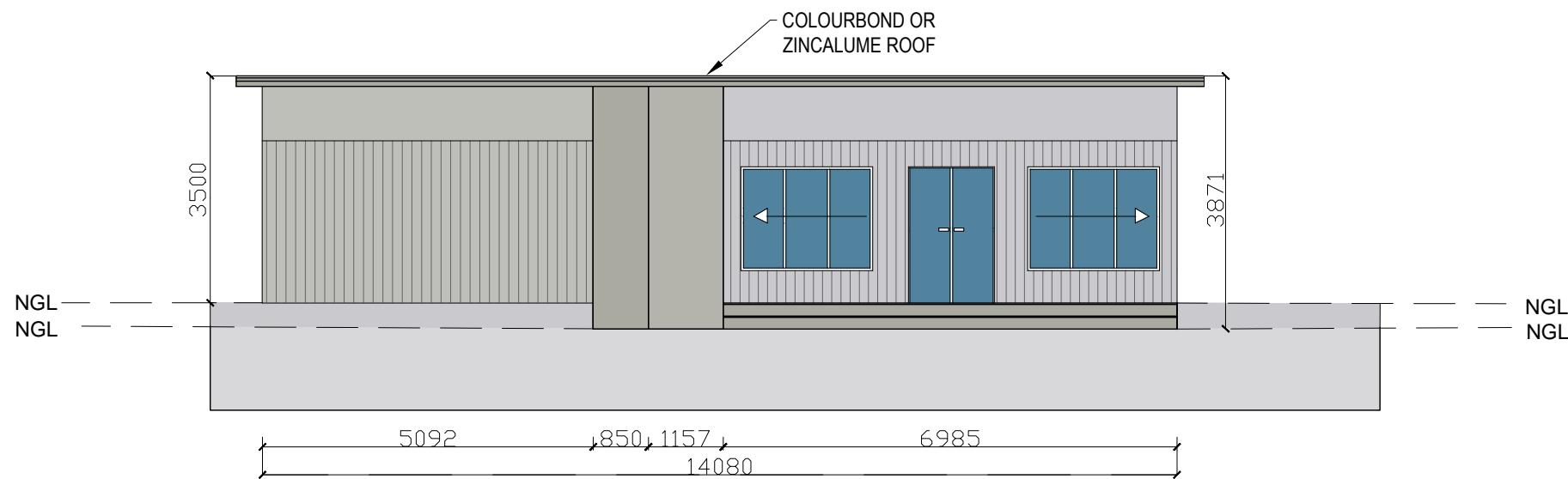
CLIENT: LAYMAN	SCALE: 1:100 DRAWN BY: K KEMP		
DATE: 20 APRIL 2016	A3	REV. 1	SHEET No:
JOB No. HTP-002	SHEET: 1/1		



po box 534
margaret river wa 6285
m 0428569059
karin@fronds.com.au



EAST ELEVATION
1:100



WEST ELEVATION
1:100

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CONJUNCTION WITH ENGINEERS DETAILS

Halsall & Associates

Town Planning Consultants

Margaret River

PROPOSED RECEPTION/KIOSK/
MANAGERS RESIDENCE - EAST &
WEST ELEVATION

PROJECT ADDRESS:
HORROCKS TOURIST PARK
NORTH COURT
HORROCKS WA 6535

CLIENT: LAYMAN

DATE: 18 APRIL 2016

JOB No. HTP-002

A3

SCALE:1: 100

REV. 1

DRAWN BY: K KEMP

SHEET: 3/3

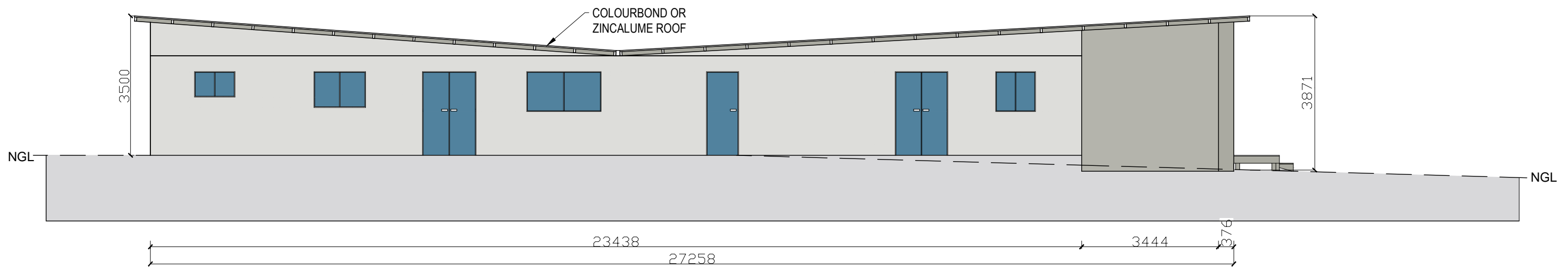
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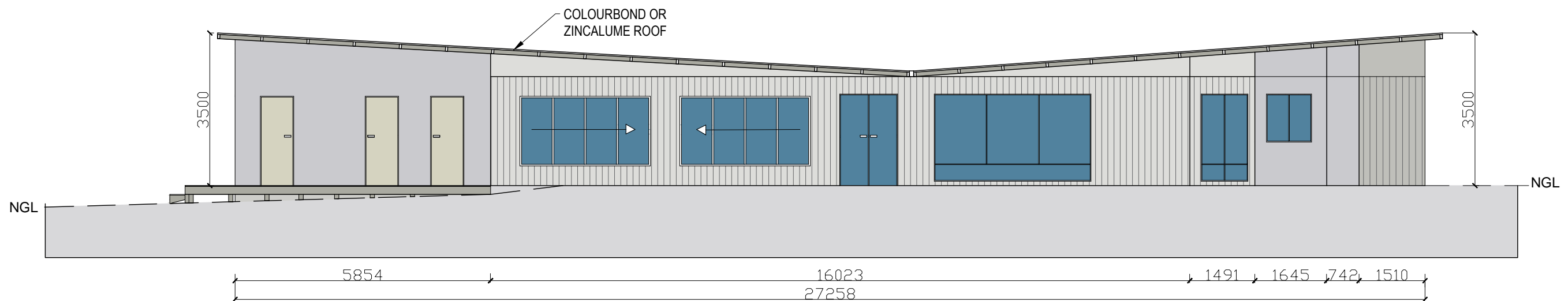
po box 534
margaret river wa 6285

m 0428569059

karin@fronds.com.au



NORTH ELEVATION
1:100



SOUTH ELEVATION
1:100

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APPROVAL

NOTE:
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CONJUNCTION WITH ENGINEERS DETAILS



PROPOSED RECEPTION/KIOSK/
MANAGERS RESIDENCE - NORTH
& SOUTH ELEVATION

PROJECT ADDRESS:
HORROCKS TOURIST PARK
NORTH COURT
HORROCKS WA 6535

CLIENT: LAYMAN

DATE: 18 APRIL 2016

JOB No. HTP-002

SCALE: 1:100 DRAWN BY: K KEMP

A3

REV. 1

SHEET No:

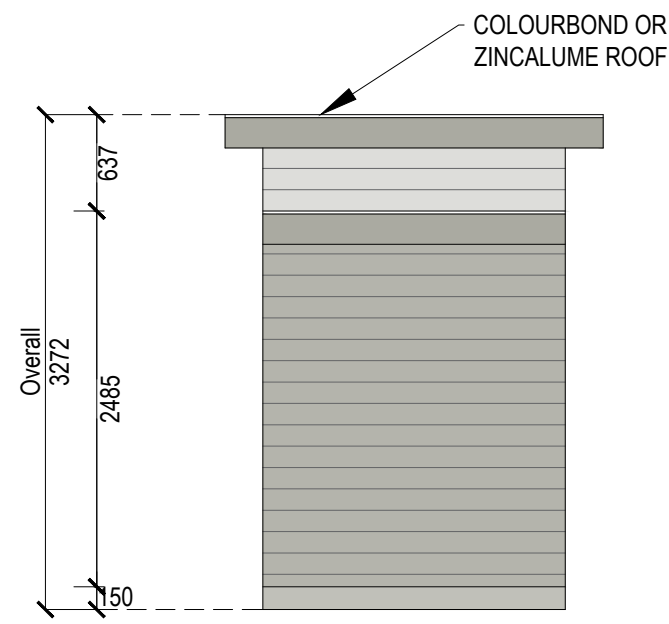
SHEET: 2/2



po box 534
margaret river wa 6285

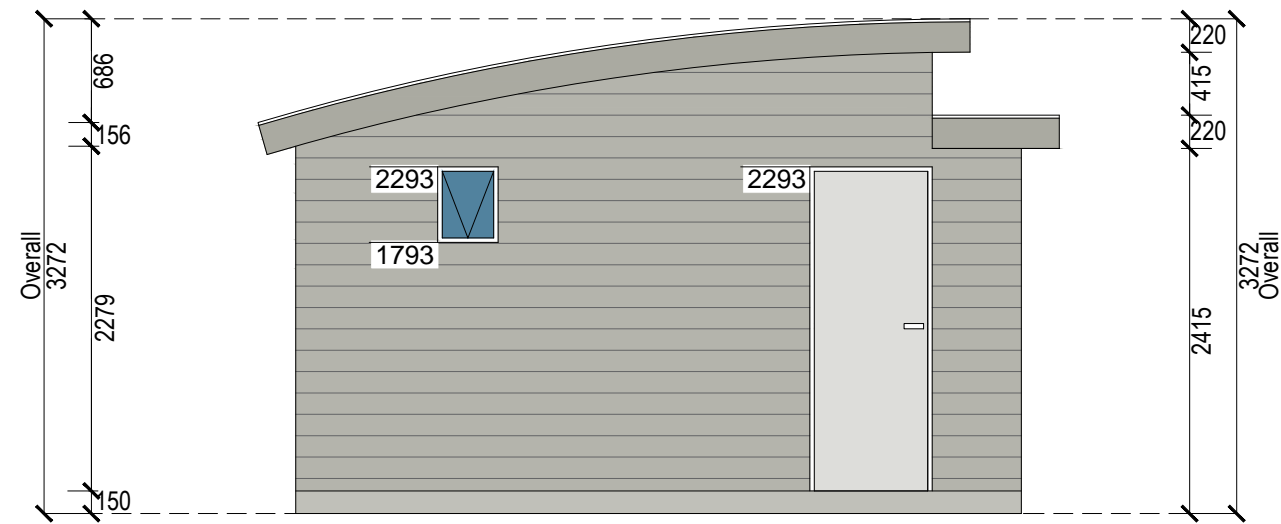
m 0428569059

karin@fronds.com.au



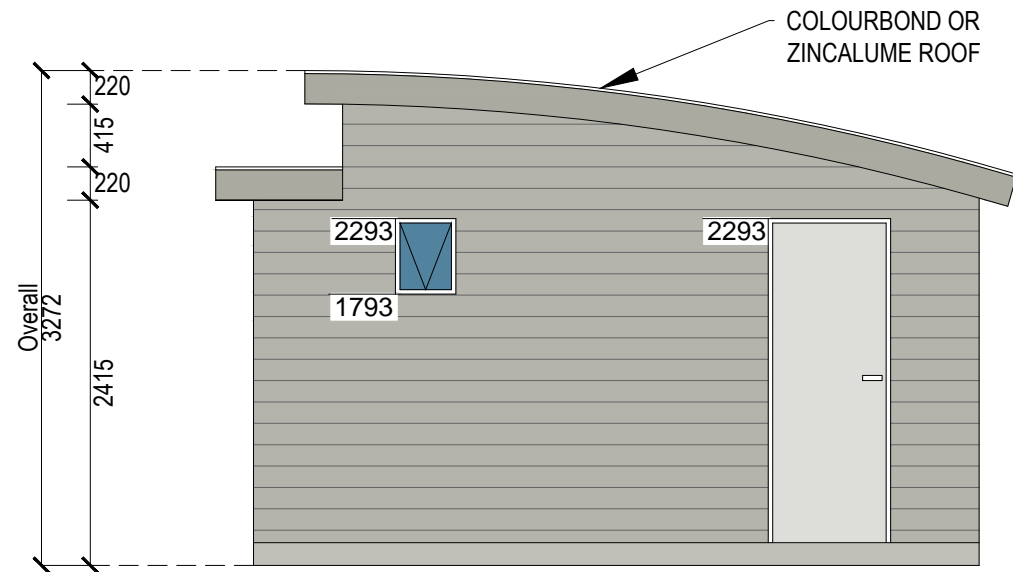
WEST ELEVATION

1: 100



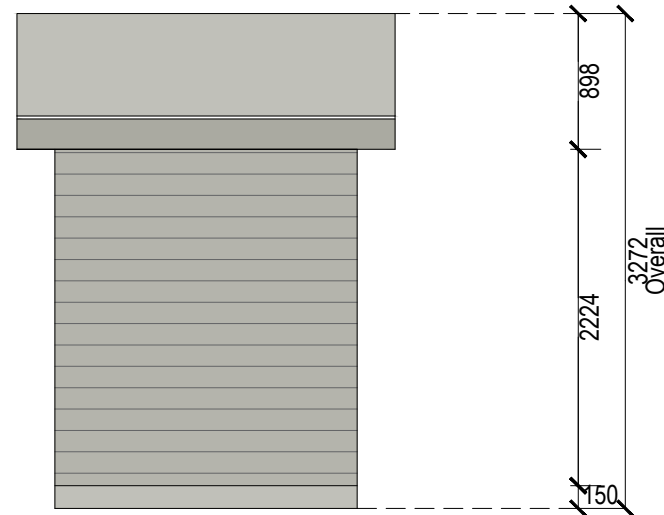
NORTH ELEVATION

1: 100



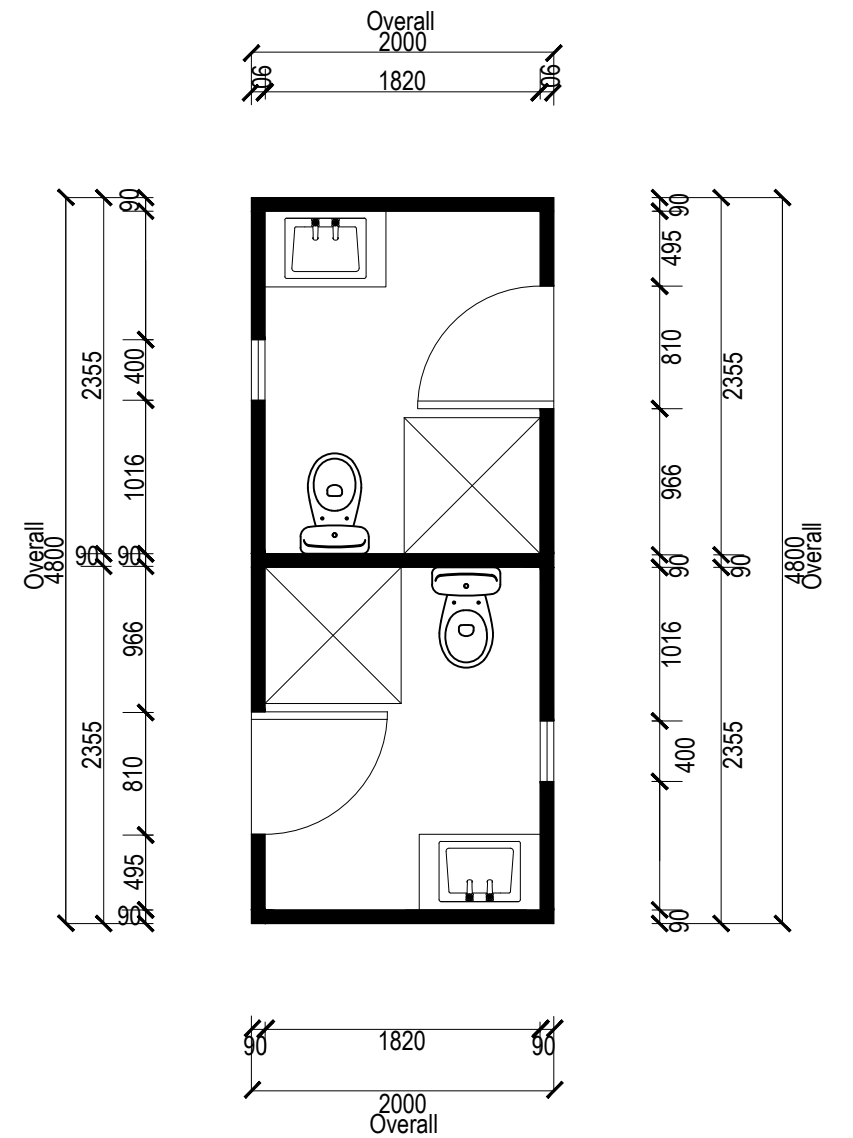
SOUTH ELEVATION

1: 100



EAST ELEVATION

1: 100



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PLANNING
APPROVAL

NOTE:
ALL DRAWINGS TO BE READ IN
CONJUNCTION WITH ENGINEERS DETAILS

RECEPTION/KIOSK	FLOOR AREA
RECEPTION	38.5m ²
MANAGERS RESID.	90.0m ²
KIOSK	86.0m ²
DECK	49.0m ²
KITCHEN	28.5m ²
OFFICE	10.0m ²
STORE	9.6m ²
WC	10.0m ²
COOLROOM	6.0m ²
TOTAL AREA	327.60m ²



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FLOOR PLAN

1:100

ISSUED FOR
PLANNING
APPROVAL

NOTE:
ALL DRAWINGS TO BE READ IN
CONJUNCTION WITH ENGINEERS DETAILS



PROPOSED RECEPTION/KIOSK/
MANAGERS RESIDENCE - MAIN
FLOORPLAN

PROJECT ADDRESS:
HORROCKS TOURIST PARK
NORTH COURT
HORROCKS WA 6535

CLIENT: LAYMAN

DATE: 15 APRIL 2016

JOB No. HTP-002

SCALE:1:100 DRAWN BY: K KEMP

A3

REV. 1

SHEET No:

SHEET: 1/1



po box 534
margaret river wa 6285

m 0428569059

karin@fronds.com.au

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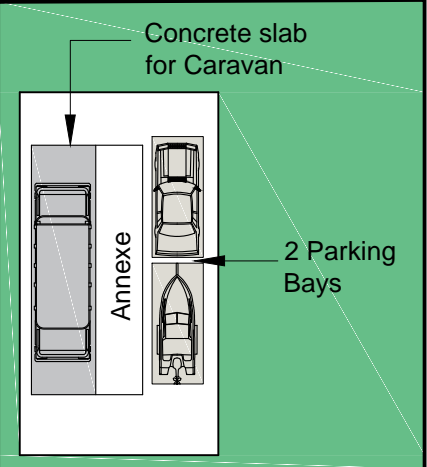
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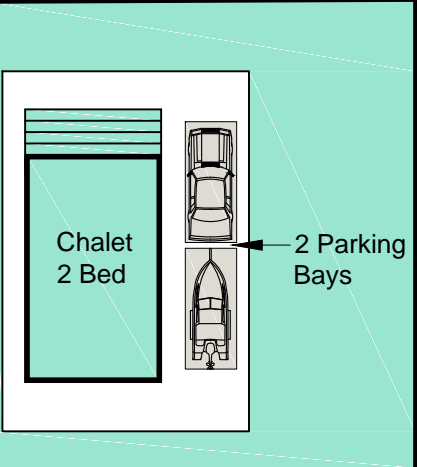
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CARAVAN PARKS & CAMP GROUNDS REGULATIONS 1991 - WESTERN AUSTRALIA
PERFORMANCE CRITERIA - SCHEDULE 7
CARAVAN PARK AND CAMPING GROUNDS

CRITERIA	MINIMAL PROVISION	ACTUAL PROVISION
Distance between any site structure & facility road	1m	1m
Setback to Lot Boundary	1m	Min 1m
Entrance road width	6m	7m
Internal road width (2 way)	6m	6 - 7m
Recreation Area (10% of total area)		
Existing	10%	6.62% (1280m2)
Proposed	10%	10.07% (1947m2)
No. Caravan/Camping Sites	Existing	No Min
Proposed	No Min	88
No. Cabins without ensuite	Existing	No min
Proposed	No Min	7
No. Chalets w/ ensuites	Existing	No Min
Proposed	No Min	0
No. Annual Caravan Sites	Existing	No Min
Proposed	No Min	19
No. Annual Caravan Sites	Existing	No Min
Proposed	No Min	9
Total Site No.	Existing	104
Proposed		99
Location of Ablutions	90m of each site	65m of each site
No. of Showers	Existing	8M/8F & 1 Disabled
Proposed	8M/8F & 1 Disabled	6M/6F & 1 Disabled
No. of Toilets	Existing	8M/8F & 1 Disabled
Proposed	7M/8F & 1 Disabled	6M/7F & 1 Disabled
No. of Hand Basins	Existing	8M/8F & 1 Disabled
Proposed	7M/7F	7M/7F
Laundry Facilities	1 per 30 sites	1 per 30 sites
Camper Facilities	1 per 20 Camp sites	2 per 20 Camp sites
Provision of Car parking	Existing	1 space per 20 sites
Proposed	1 space per 20 sites	0
		2 per site - 5 & 1 Disabled



INDICATIVE CARAVAN
SITE LAYOUT - 9.2 x 12m



INDICATIVE CHALET SITE
LAYOUT - 10.2 x 18m

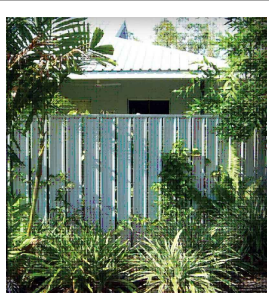
LEGEND

- Application Boundary
- Caravan/Camping Sites
- Annual Caravan Sites
- Chalet/Cabin Sites
- Recreation Area
- Car Parking
- Road, refer to detail for width
- Double Ensuite
- Existing Septic System & Leach Drains
- Indicative Proposed Drainage System - 1.8x1.2m 3m³ Sump per 300m² area (Pipe 100mm PVC)

Note. Proposed Chalets to be connected to existing Septic system in liaison with Shire Health Dept

LEGEND

- PROPOSED SCREENING SHRUB
- PROPOSED TREE
- EXISTING TREE



'Open Style' Fencing - Image indicative only. Colour to comply with visual amenity of street frontage.

NOTES

All Concrete to be in accordance with AS 3600
All masonry in accordance with AS3700
All wet area in accordance with AS3740 1994
All steelwork to be in accordance with AS 4100-1930
Fronds Landscape Design takes no responsibility for the structural design or building of proposed buildings

SHEET TITLE: DRAINAGE PLAN (INDICATIVE)

PROJECT ADDRESS: Horrocks Beach Caravan Park
1 North Court
Horrocks WA 6535

CLIENT: JOHN & DANI LAYMAN	A1	2	21/11/14	As per meeting
DATE: 5 May 2016	SCALE: 1:300	Final	24/02/16	As per meeting
APPROVED BY:	SHEET 1/1	Final	22/3/16	Presentation notes
JOB NO. HBCP - 001	REV. DP2	REV	DATE	REVISIONS

DRAWN BY: KARIN KEMP karin@fronds.com.au

Halsall & Associates
MARGARET RIVER & BUNBURY

Town Planning Approvals
Subdivision
Project Management

97 588 676

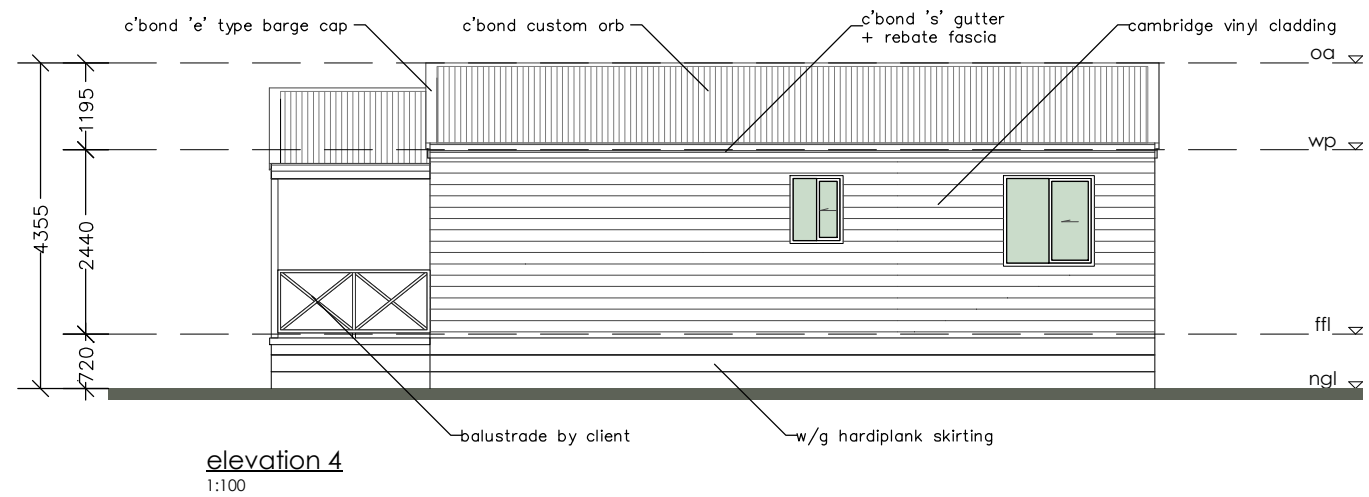
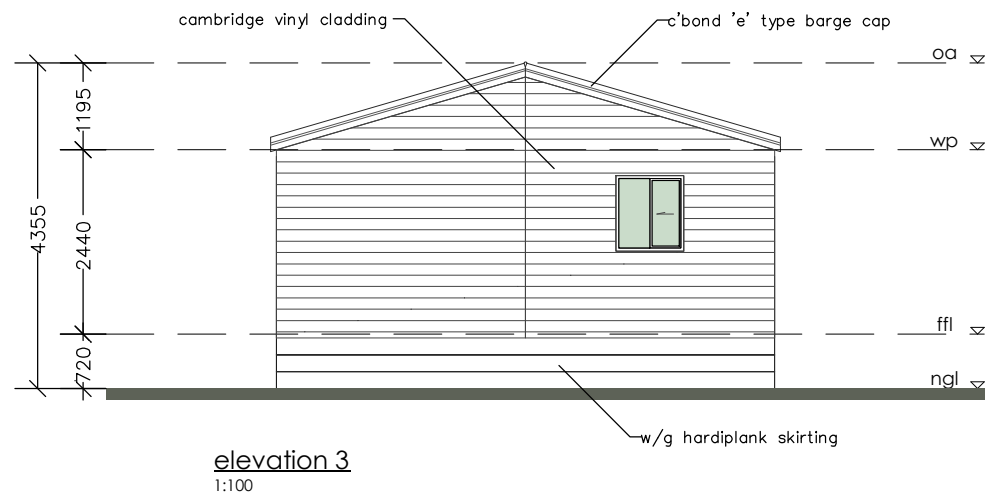
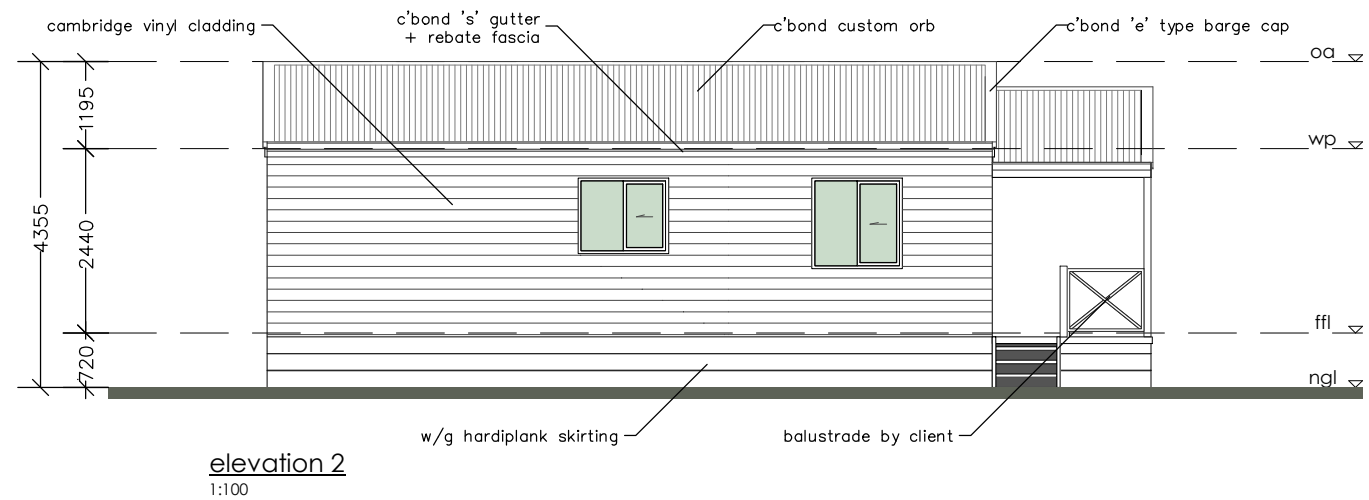
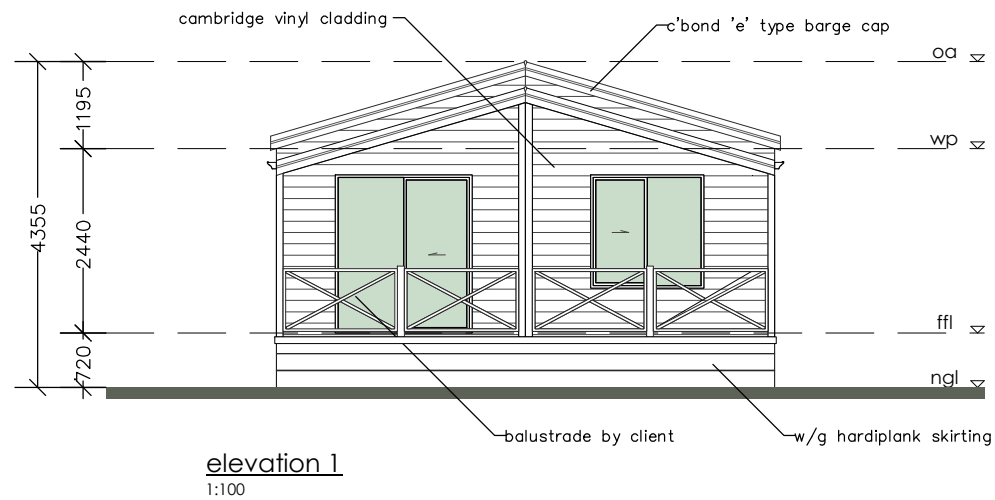
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karin@fronds.com.au

GENERAL NOTES

ALL CAMPING & VAN SITES WITH 90M OF ABLUTION AREA
POOL INDICATIVE FOR PLANNING PURPOSES ONLY
POOL AREA TO HAVE FENCING TO AUSTRALIAN STANDARDS
ENTIRE SITE FENCED AS PER SHIRE REQUIREMENTS
ALL SURVEY SPOT POINTS ARE FROM ORIGINAL SURVEY
PARKING TO BE DESIGNED IN ACCORDANCE WITH AS 2890
ACCESS RAMP FOR PEOPLE WITH DISABILITY DESIGNED IN ACCORDANCE WITH AS 1428.1
DISABLED CAR PARKS DESIGNED IN ACCORDANCE WITH AS 2890.6
CHALETS INDICATIVE FOR PLANNING PURPOSES ONLY
ALL SITES WITHIN REACHING DISTANCE OF NOZZLE OF FIRE HOSE
ALL DIMENSIONS AND AREAS SUBJECT TO DETAILED SURVEY DETERMINATION OF ON GROUND CONDITIONS
LAYOUT IS INDICATIVE ONLY FOR PLANNING PURPOSES SUBJECT TO DESIGN AND DETAIL PHASE
EACH CARAVAN SITE NO MORE 10m & EACH CAMPSITE NO MORE THAN 30m FROM SULLAGE WASTE WATER DUMP
GARDEN LAYOUT & TREES INDICATIVE ONLY FOR PLANNING PURPOSES SUBJECT TO DESIGN & DETAIL PHASE

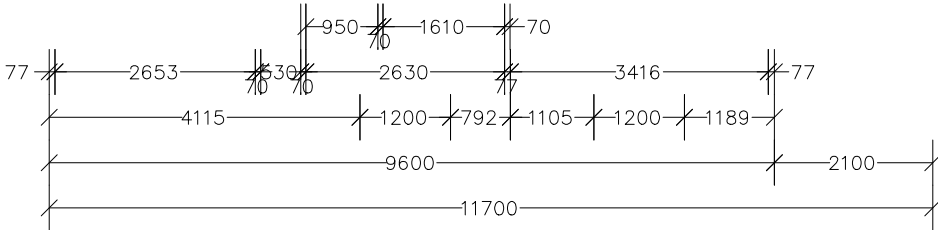
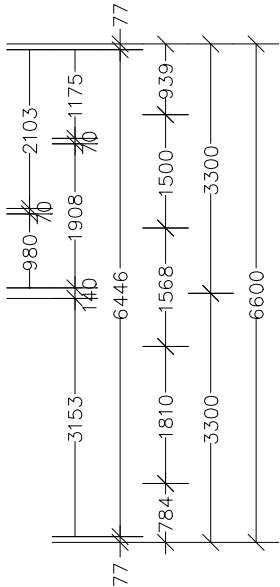
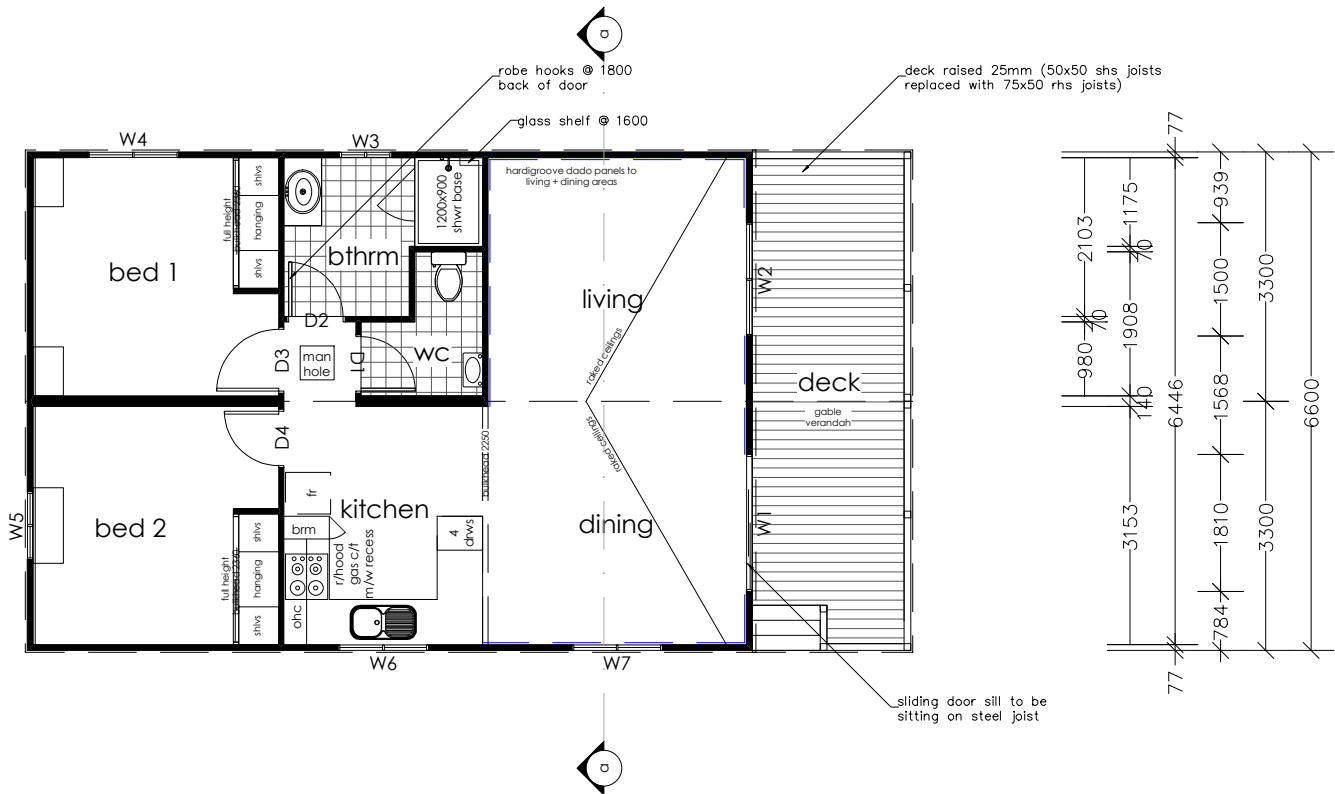
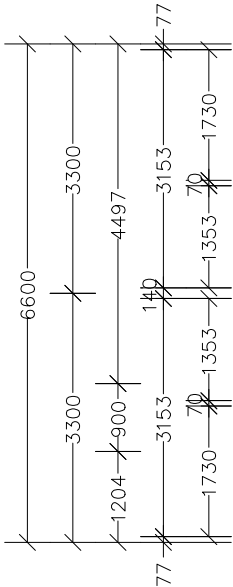
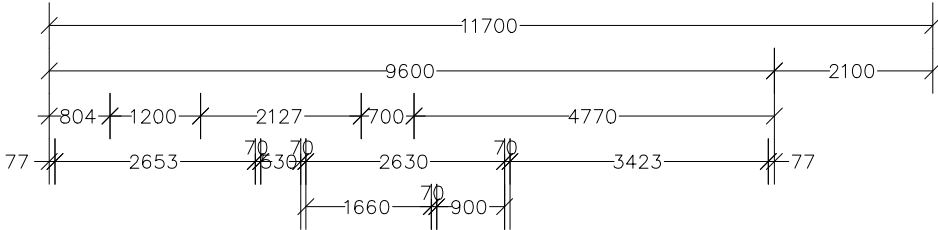


KENT CORPORATION
BUILDING COMPANY
PO BOX 304 MADDINGTON 6989
PH: 9493 1410 FAX: 9459 2668


PROJECT: CUSTOM 2 BED CHALET		
CLIENT: JOHN LAYMAN		
SITE: BELAIR GARDENS LIFESTYLE VILLAGE, GERALDTON		
PLAN: ELEVATIONS		
JOB No.: K478B	DWG No.: 3	PG No.: 4
BY: A.L.	DATE: 16/02/10	
SCALE: <div><div>m1.02.03.04.05.0</div><div>1:100</div></div>		
DWG. NO.: 1	DATE: 14/08/09	
2	09/11/09	
3	16/02/10	

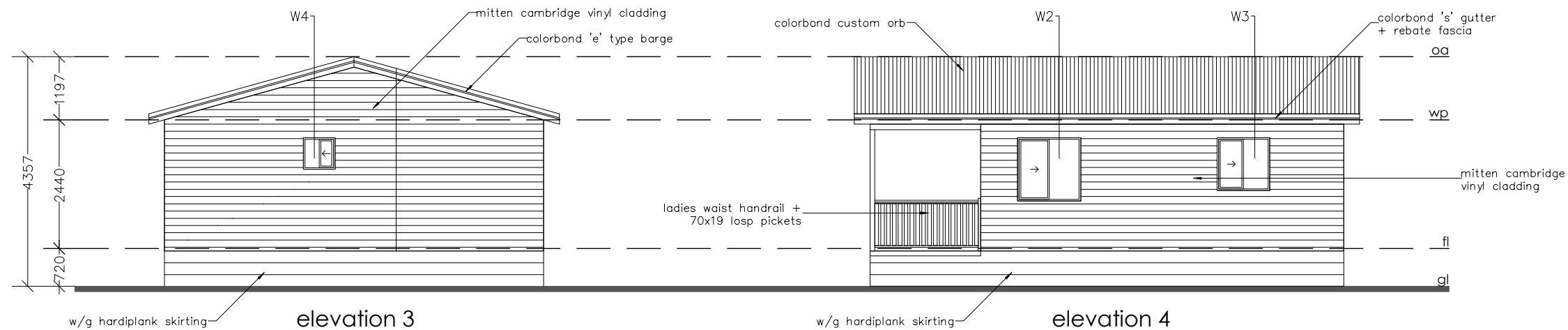
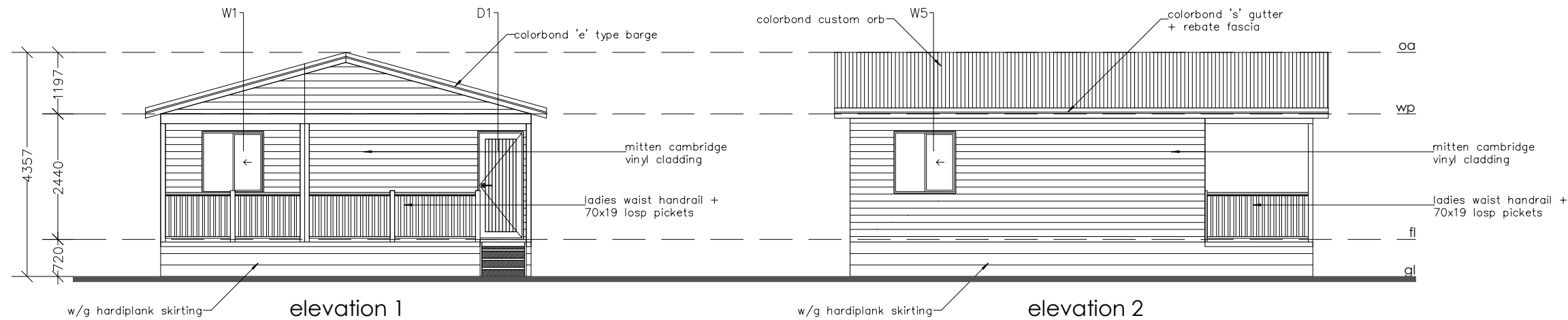
INSULATION SCHEDULE	
FLOOR	N/A
WALLS	GLADIATOR R1.5 BATTS
ROOF	GLARESHIELD R2.0 BATTS

DOOR SCHEDULE		
D1	OAKFIELD 720 L/H L/O	
D2	OAKFIELD 720 R/H	
D3	OAKFIELD 820 R/H	
D4	OAKFIELD 720 L/H	
WINDOW SCHEDULE		
W1	2143H-1810W DR R-L @2143	
W2	1200H-1500W L-R @2100	
W3	900H-700W OBS R-L @2100	
W4	1200H-1200W R-L @2100	
W5	1000H-900W R-L @2100	
W6	1000H-1200W R-L @2100	
W7	1200H-1200W R-L @2100	
WIND RATING		GLASS TYPE
N4		3mm CLEAR
POWER	GAS	TRUSS HEIGHT
HARDWIRED	—	1000mm



KENT CORPORATION
BUILDING COMPANY
PO BOX 304 MADDINGTON 6989
PH: 9493 1410 FAX: 9459 2668

PROJECT: CUSTOM 2 BED CHALET		
CLIENT: JOHN LAYMAN		
SITE: BELAIR GARDENS LIFESTYLE VILLAGE, GERALDTON		
PLAN: FLOOR PLAN		
JOB No.: K478B	DWG No.: 3	PG No.: 1
BY: <u>A.L.</u>	DATE: 16/02/10	
SCALE: m 1.0 2.0 3.0 4.0 5.0  1:100		
DWG. NO.: 1	DATE: 20/08/08	
2	09/11/09	
3	16/02/10	



DOOR SCHEDULE		
D1	FEATURE 820 L/H EXT DR	
D2	OAKFIELD 820 L/H SPLIT	
D3	OAKFIELD 820 R/H SPLIT	
D4	OAKFIELD 720 R/H L/O + SELF CLOSER	
WINDOW SCHEDULE		
W1	1200H-1200W R-L @ 2100	
W2	1200H-1200W L-R @ 2100	
W3	1000H-1000W L-R @ 2100	
W4	600H-600W R-L @ 2100	
W5	1200H-1200W R-L @ 2100	
WIND RATING	GLASS TYPE	
N4	CLEAR	
POWER	GAS	TRUSS HEIGHT
HARDWIRED	NAT	1000mm

KENT CORPORATION
BUILDING COMPANY
PO BOX 304 MADDINGTON 6989
PH: 9493 1410 FAX: 9459 2668

PROJECT:
SUMMERHOUSE

CLIENT:
JOHN LAYMAN

SITE:
**BELAIR GARDENS LIFESTYLE
VILLAGE, GERALDTON**

PLAN:
ELEVATIONS

JOB No.:	DWG No.:	PG No.:
K482B	1	4

BY:	DATE:
A.L.	10/03/09

SCALE:
m 1.0 2.0 3.0 4.0 5.0
1:100

DWG. NO.:	DATE:
1	10/03/09

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Bin Storage Area
Screened from Road

'Open Style'
Fencing
height 1200mm

Chalets are indicative
only for Planning
purposes

NORTH COURT

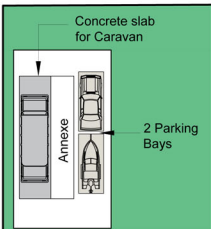
'Open Style'
Fencing height
1200mm

GENERAL NOTES

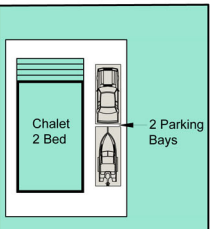
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CARAVAN PARKS & CAMP GROUNDS REGULATIONS 1991 - WESTERN AUSTRALIA PERFORMANCE CRITERIA - SCHEDULE 7 CARAVAN PARK AND CAMPING GROUNDS

CRITERIA	MINIMAL PROVISION	ACTUAL PROVISION
Distance between any site structure & facility road	1m	1m
Setback to Lot Boundary	1m	Min 1m
Entrance road width	6m	7m
Internal road width (2 way)	6m	6 - 7m
Recreation Area (10% of total area)		
Existing	10%	6.62% (1280m2)
Proposed	10%	10.07% (1947m2)
No. Caravan/Camping Sites Existing	No Min	88
Proposed	No Min	71
No. Cabins without ensuite	Existing	No min
Proposed	No Min	0
No. Chalets w/ ensuite	Existing	No Min
Proposed	No Min	0
No. Annual Caravan Sites	Existing	No Min
Proposed	No Min	9
Total Site No.	Existing	104
Proposed		99
Location of Ablutions	90m of each site	65m of each site
No. of Showers	Existing	8M/8F & 1 Disabled
Proposed	8M/8F & 1 Disabled	8M/8F & 1 Disabled
No. of Toilets	Existing	7M/8F & 1 Disabled
Proposed	8M/8F & 1 Disabled	8M/8F & 1 Disabled
No. of Hand Basins	Existing	7M/7F
Proposed	7M/7F	7M/7F
Laundry Facilities	1 per 30 sites	1 per 30 sites
Camp Facilities	1 per 20 Camp sites	2 per 20 Camp sites
Provision of Car parking	Existing	1 space per 20 sites
Proposed	1 space per 20 sites	2 per site - 5 & 1 Disabled



INDICATIVE CARAVAN
SITE LAYOUT - 9.2 x 12m



INDICATIVE CHALET SITE
LAYOUT - 10.2 x 18m

LEGEND

- Application Boundary
- Caravan/Camping Sites
- Annual Caravan Sites
- Chalet/Cabin Sites
- Recreation Area
- Car Parking
- Road, refer to detail for width
- Double Ensuite
- Existing Septic System & Leach Drains

Note. Proposed Chalets to be connected to existing Septic system in liaison with Shire Health Dept

LEGEND

- PROPOSED SCREENING SHRUB
- PROPOSED TREE
- EXISTING TREE



'Open Style' Fencing -
Image indicative only.
Colour to comply with
visual amenity of street
frontage.

NOTES

All Concrete to be in accordance with AS 3600
All masonry in accordance with AS3700
All wet area in accordance with AS3740 1994
All steelwork to be in accordance with AS 4100-1930
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SHEET TITLE: MASTER CONCEPT PLAN - REVISED

PROJECT ADDRESS: Horrocks Beach Caravan Park
1 North Court
Horrocks WA 6535

CLIENT: JOHN & DANI LAYMAN	A1	2	21/11/14	As per meeting
DATE: 3 AUGUST 2016	SCALE: 1:300	Final	24/02/16	As per meeting
APPROVED BY:	SHEET 1/1	Final 2	22/3/16	Presentation notes
JOB NO. HBCP - 001	REV.MCPR	REV	DATE	REVISIONS

DRAWN BY: KARIN KEMP karin@fronds.com.au

Halsall & Associates
MARGARET RIVER & BUNBURY

Town Planning Approvals
Subdivision
Project Management

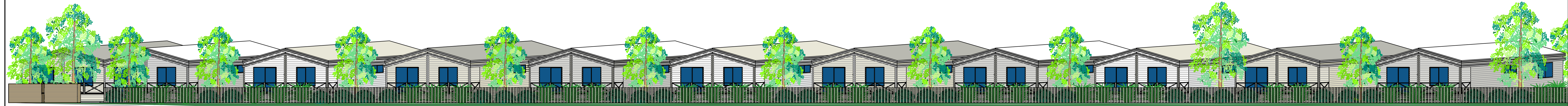
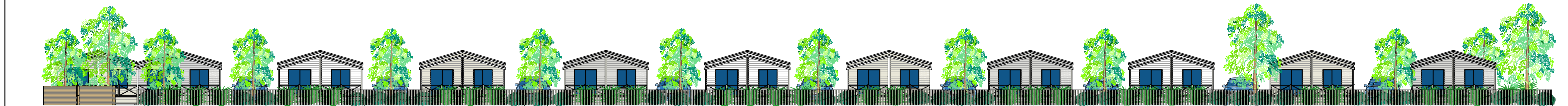
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fronds
LANDSCAPE DESIGN

po box 534
margaret river wa 6285
m 0428569059
karin@fronds.com.au

FRONT ELEVATION

1:150



3D VIEW

1:150

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Halsall & Associates

MARGARET RIVER & BUNBURY

Town Planning Approvals

Subdivision

Project Management

97 588 676

www.halsall.net.au

ELEVATION & 3D VIEW

PROJECT:

PROPOSED CHALETs - NORTH COURT

PROJECT ADDRESS:

HORROCKS TOURIST PARK
1 NORTH COURT
HORROCKS WA 6535

CLIENT: LAYMAN

DATE: 14 APRIL 2016

APPROVED BY:

DRAWN BY: Karin Kemp
karin@fronds.com.au

A1

REV.

SCALE: 1:150

JOB NO. HTP-002

SHEET: 1/1

REV	DATE	REVISION SCHEDULE



po box 534
margaret river wa 6285

m0428569059

karin@fronds.com.au

Shire of Northampton Local Planning Scheme No.10 - Northampton Proposed redevelopment of existing caravan park - 1 (Lot 12158 - Reserve 29152) Glance Street, Horrocks				
Submission No. & Date Rec'd	Author of Submission	Summary of Matters Raised	Comment	Recommendation
1 7/7/2016	Telstra Locked Bag 2525 Perth WA 6001	<i>No objection</i>	No additional comment.	Note submission.
2 8/7/2016	Main Roads, Western Australia, PO Box 165 Geraldton WA 6531	<i>No objection</i>	No additional comment.	Note submission.
3 8/7/2016	Western Power 363 Wellington Street Perth WA 6000	<i>No objection</i> The person in control of the work site must ensure that no person, plant or material enters the "Danger Zone" of an overhead powerline or other electrical network assets.	No additional comment.	Note submission.
4 13/7/2016	Tourism WA info@tourism.wa.gov.au	<i>No objection</i> Proposal will lead to increased compliance with the Caravan Parks and Camping Grounds Regulations 1997. The improved facilities will make the park a valuable tourism asset for the town of Horrocks.	No additional comment.	Note submission.
5 14/7/2016	Water Corp PO Box 100 Leederville WA 6902	<i>No objection</i> A reticulated water supply is currently available. Connection to the reticulated	The existing site and development is connected to a reticulated water supply. This proposal does not recommend any changes in relation to this arrangement. Please see Submission 10a & 10b comments.	Note submission.

Shire of Northampton Local Planning Scheme No.10 - Northampton Proposed redevelopment of existing caravan park - 1 (Lot 12158 - Reserve 29152) Glance Street, Horrocks				
Submission No. & Date Rec'd	Author of Submission	Summary of Matters Raised	Comment	Recommendation
		sewer system would be possible provided the cost of extending the service is met by the proponent.	The applicant has provided the following in response: "As stated in our previous correspondence the ability to connect to the sewer is noted however the cost to do so with a gravity feed main is considerable, around \$480,000. This is obviously not viable and not justified by the fact that the proposed redevelopment will not increase the volume of waste to be generated on site. There is also no known problems with the existing system"	
6 19/7/2016	Department of Mines and Petroleum Mineral House 100 Plain Street, East Perth WA 6004	No objection	No additional comment.	Note submission.
7 21/7/2016	Department of Aboriginal Affairs PO Box 3153 East Perth, WA 6892	No objection There are no known heritage implications to the application being approved. It is recommended that the applicant undertake an Aboriginal Heritage Due Diligence assessment of the proposal prior to implementing any proposed works. Aboriginal Heritage Due Diligence Guidelines are available on the DAA website.	Advice note advising the applicant of the available guidelines to be included in the staff recommendation.	Advice Note: "It is recommended that the applicant obtain a copy of the Aboriginal Heritage Due Diligence Guidelines to assist them with planning and considering Aboriginal Heritage in relation to the proposed works."
8 22/7/2016	Department of Parks and Wildlife PO Box 72,	No objection	No additional comment.	Note submission.

Shire of Northampton Local Planning Scheme No.10 - Northampton Proposed redevelopment of existing caravan park - 1 (Lot 12158 - Reserve 29152) Glance Street, Horrocks				
Submission No. & Date Rec'd	Author of Submission	Summary of Matters Raised	Comment	Recommendation
	Geraldton WA 6531			
9 26/7/2016	Department of Fire and Emergency Services PO Box 284 Geraldton WA 6531	<i>Indifferent</i>	No additional comment.	Note submission.
10a & 10b 28/7/2016	Department of Health PO Box 8172, Perth Business Centre, WA 6849	<i>Objection</i> Unless the proposed development is connected to reticulated sewer, the Department of Health does not support the proposal.	<p>During the advertising period the Shire wrote to the Department of Health (DoH) seeking their comment in relation to connecting the site to a septic tank type effluent disposal system. The Shire's correspondence explained to DoH that the site is currently utilising two separate septic tank and leach drain effluent disposal systems and that the Shire supported the continued use of these systems for the following reasons:</p> <ul style="list-style-type: none"> The site and land use is considered to meet the exemption requirements of Section 5.5 of the Draft Country Sewerage Policy; Application is considered to meet the objectives of the Draft Country Sewerage Policy; The existing effluent disposal systems have been in place for more than 40 years and have not had any known problems or issues, being continually maintained and upgraded as required; It is considered that the imposition of connecting to reticulated sewer would be cost prohibitive to the development given its isolation from a sewer connection point; The caravan park is located at one of the lowest points in Horrocks so to achieve a gravity feed back to the reticulated system would require deep excavation in excess of 5m across the main street and in front of the only shop and fuel outlet in Horrocks; 	<p>Condition:</p> <p>"The applicant is required to undertake the following maintenance on the existing septic tank and leach drain effluent disposal systems:</p> <ul style="list-style-type: none"> Septic tanks to be emptied, cleaned and repaired as necessary; & The medium to each side of the leach drains is to be renewed to a minimum width of 600mm with river stone, river sand, ballast or 14mm blue metal or similar acceptable material, as determined by the Shire of Northampton Environmental Health Officer." <p>"In the event that the septic tank effluent disposal system</p>

Shire of Northampton Local Planning Scheme No.10 - Northampton Proposed redevelopment of existing caravan park - 1 (Lot 12158 - Reserve 29152) Glance Street, Horrocks				
Submission No. & Date Rec'd	Author of Submission	Summary of Matters Raised	Comment	Recommendation
			<ul style="list-style-type: none"> The number of sites on the facility is decreasing from 104 to 99 in total. This development is in keeping with the Shire's desire for enhancement of its tourist precincts and tourist facilities and will increase the available services and employment in the town. <p>The Shire also explained that it had determined in accordance with the Draft Country Sewerage Policy 2003 that the Caravan Park redevelopment was exempt from the requirement to connect to reticulated Sewer as it meets the criteria of Clause 5.5 of the Policy which states:</p> <p><i>"Proposals for commercial or industrial development in locations other than towns listed in Schedule 1 may be permitted, subject to:</i></p> <ul style="list-style-type: none"> <i>the overall objectives of the policy not being compromised; and</i> <i>the statutory authority being satisfied after considering the advice of consultative authorities that the intended wastewater disposal arrangements are acceptable."</i> <p>In relation to Clause 5.5 above the Shire could confirm via the Draft Country Sewerage Policy obtained from the DoH website that Horrocks is not listed within Schedule 1 of the Policy and that the overall objectives of the Policy are not compromised by the exemption of this application.</p> <p>Therefore in light of the exemption the Shire was suggesting DoHs comments in relation to the imposition of the following condition:</p> <p><i>"The applicant is required to undertake the following maintenance on the existing septic tank and leach drain effluent disposal systems:</i></p>	<p>experiences complications the applicant is to make arrangements for the upgrading of the system, at their expense, to the satisfaction of the local government."</p> <p>"A legal agreement to be formed between Summerstar Pty Ltd and the Shire of Northampton to ensure that when reticulated sewer is directly available at the property that Summerstar Pty Ltd will, at their expense, connect the site to the reticulated sewerage system. This agreement is to be at the cost of Summerstar Pty Ltd and to the specifications of the Local Government."</p>

Shire of Northampton Local Planning Scheme No.10 - Northampton Proposed redevelopment of existing caravan park - 1 (Lot 12158 - Reserve 29152) Glance Street, Horrocks				
Submission No. & Date Rec'd	Author of Submission	Summary of Matters Raised	Comment	Recommendation
			<ul style="list-style-type: none"> Septic tanks to be emptied, cleaned and repaired as necessary; & The medium to each side of the leach drains is to be renewed to a minimum width of 600mm with river stone, river sand, ballast or 14mm blue metal or similar acceptable material, as determined by the Shire of Northampton Environmental Health Officer." <p>The Shire then received the submission from the Department raising objection to the proposal and requiring that the development be connected to reticulated sewer.</p> <p>On further discussions with the Department the Shire was verbally advised that the DoH keeps a separate Schedule 1 that they internally update from time to time (appears to not be publicly available or endorsed at any level) that <u>does</u> list Horrocks and that is why the DoH did not consider the application exempt under Clause 5.5 of the Policy.</p> <p>The Shire then engaged in discussions with the DoH relating to how they define the meaning of Section 7.6 of the Country Sewerage Policy which states:</p> <p><i>"The determination of whether a subdivision or density development <u>can reasonably be connected to sewer</u>, as referred to in Section 4.2, will be considered having regard to the <u>type and scale</u> of the proposal, and the <u>cost</u> and <u>alternative options available</u>, subject to the overall objectives of the Policy."</i></p> <p>The Shire received a copy of a quote from the applicant for the connection to reticulated sewer with the installation cost being quoted as \$482,652. This is just the external connection to the reticulated sewer system and does not include the internal costs of converting the entire site to a reticulated sewer system.</p>	

Shire of Northampton Local Planning Scheme No.10 - Northampton Proposed redevelopment of existing caravan park - 1 (Lot 12158 - Reserve 29152) Glance Street, Horrocks				
Submission No. & Date Rec'd	Author of Submission	Summary of Matters Raised	Comment	Recommendation
			<p>The Shire forwarded an email to the DoH on 10 August 2016 reiterating its position that the connection to reticulated sewer was considered in its view unreasonable and suggested that instead a condition of approval be imposed requiring the applicant to engage the services of a suitably qualified person to assess the current septic tank system and provide a design and information that demonstrates sufficient capacity to utilise this type of system on the site given the various land uses and occupancy.</p> <p>The DoH responded on 10 August 2016 advising that they would be willing to support a septic tank system on the site as long as it was upgraded to meet current requirements and that the appropriate information was passed onto the DoH for their assessment of the system.</p> <p>In summary the Shire considers that connecting the site to reticulated sewer would cause significant disruption to the main foreshore area with the sewer line requiring to be trenched at the depth of approximately 5m past the boat ramp area, public toilet facilities, children's playground and one of the main points of access to the beach for vehicles and pedestrians and runs in front of the existing store and fuel station.</p> <p>There is also concern with the potential visual appearance of reinstated road surface, verge, kerbing and dual access path once works are complete. Although the applicant would be required to reinstate and repair any damage there would still be visual remnants of the works as infrastructure is removed to allow access for the instillation of the sewer line.</p> <p>Lastly the received quote of \$482,652 is considered an unreasonable cost to the proponent given the scale of the development, this cost being 11.8 % of the total cost and the land being subject to a lease which does not provide the same</p>	

Shire of Northampton Local Planning Scheme No.10 - Northampton Proposed redevelopment of existing caravan park - 1 (Lot 12158 - Reserve 29152) Glance Street, Horrocks				
Submission No. & Date Rec'd	Author of Submission	Summary of Matters Raised	Comment	Recommendation
			<p>level of security for the cost of the investment as when the land is owned freehold.</p> <p>As the Department of Health could not provide information that would provide greater certainty over the system required for the site that they would be satisfied with, the Shire is proposing the imposition of conditions that will a) renew the existing system and fix any problems that may become apparent b) require the applicant to make upgrades if and when an issues arises and c) require the applicant to connect to the reticulated sewer system one the line becomes more readily available to the site.</p> <p>As the current system has been used at the site for over 40 years with no issues the Shire is satisfied that the imposition of appropriate conditions will ensure that the system will meet the demand of the site, provide opportunity to upgrade the system as required as the proponent makes changes to the park in line with their Master Concept Plan and require connection to reticulated sewer, but at a time that is not cost prohibitive.</p> <p>The applicant provided the following response in relation to the Departments first submission (Submission 10a):</p> <p><i>"In response to this, the redevelopment of the park does not increase or intensify development. In fact it reduces the number of sites and based on figures utilized by the Department of Health (provided previously and attached again with this correspondence) the actual volume of waste to be generated by the park as a result of the improvements to be made will reduce. This therefore provides that the proposal reduces the land use and does not create an increase in disposal.</i></p> <p><i>The cost to connect to the deep sewerage which is situated some distance down the road, has been estimated at \$480,000 (approximately) and this is therefore a very</i></p>	

Shire of Northampton Local Planning Scheme No.10 - Northampton Proposed redevelopment of existing caravan park - 1 (Lot 12158 - Reserve 29152) Glance Street, Horrocks				
Submission No. & Date Rec'd	Author of Submission	Summary of Matters Raised	Comment	Recommendation
			<p>significant cost. Obviously if sewer was already in place immediate to the site then connection to the sewer would be a much more affordable proposition and may be investigated.</p> <p>We consider there is no justification to connect the site given that no development generating additional waste warrants this. The response of the Department of Health has absolutely no regard for the nature of the proposal which is essentially improvements to the existing park and slight adjustments in configuration and format of accommodation. As stated in the application there is actually a reduction of 5 sites.</p> <p>Further, the entire area of the caravan park is currently utilized for caravan, camping and cabins. The proposal essentially uses the exact same area but with a slightly different configuration improved to comply with the Caravan and Camping regulations and to provide a better variety of accommodation with improved access, recreation facilities and amenities. There is no justification to require and upgrade of the connection to the sewer as a result. The responds of the Department of Health would effectively stymie any improvement to this caravan park based on an arbitrary assessment that the proposal is for a new caravan park creating additional effluent disposal. This is obviously incorrect.</p> <p>It should be noted that the Department of Health Country Sewerage Policy inherently requires "density development" to be connected to sewer unless exempted under the discretionary provisions of Part 5. Firstly, density development is defined relevant to this proposal as "a non residential development likely to produce waste water at a rate greater than a single residential equivalent." The proposal actually intends to reduce the amount of effluent to be generated and therefore does not cause an increase of waste water greater than a single residential equivalent.</p>	

Shire of Northampton Local Planning Scheme No.10 - Northampton Proposed redevelopment of existing caravan park - 1 (Lot 12158 - Reserve 29152) Glance Street, Horrocks				
Submission No. & Date Rec'd	Author of Submission	Summary of Matters Raised	Comment	Recommendation
			<p><i>In addition, Part 5.5 of the Policy refers to the fact that proposals for commercial or industrial development in locations other than towns listed in Schedule 1 may be permitted (Horrocks is not listed in Schedule 1) subject to the overall objectives of the Policy not being compromised and statutory authority being satisfied after considering the advice of consulted authorities that the intended waste water disposal arrangements are acceptable.</i></p> <p><i>The objectives of the policy are not being compromised because there are no public health concerns with the existing operation, there is no concern with respect to the environmental issues affecting the site, utilizing the existing systems for the park will reduce the extent of infill sewerage, allows flexibility where reticulated sewerage is unlikely to be available for some time (in this case could only be achieved with \$480,000 of investment) and would foster regional development by integrated and regional development objectives. Such objectives are demonstrated in the Horrocks Beach Local Planning Strategy and improvements to this caravan park would be an important regional development. Further the local authority is satisfied with the existing operating effluent systems and there is no increase in waste to be generated as a result of the improvements to the park.</i></p> <p><i>As such it is considered that the approach of the Department of Health to arbitrarily require connection to sewer is unfounded and need not be a position taken under the Country Sewerage Policy. The position taken by the Department of Health could potentially thwart improvements to the park which is against local and regional strategic planning."</i></p>	
11 1/8/2016	Department of Water Kerry.wray@w	No objections <i>It is recommended that the planning and design of drainage</i>	A draft of the drainage plan has been provided with the application which has been designed to control storm water with pumps at a rate of 1m ³ per 100 m ² of impervious area. The	Advice Note: <i>"The drainage and storm water plans are to take into</i>

Shire of Northampton Local Planning Scheme No.10 - Northampton Proposed redevelopment of existing caravan park - 1 (Lot 12158 - Reserve 29152) Glance Street, Horrocks				
Submission No. & Date Rec'd	Author of Submission	Summary of Matters Raised	Comment	Recommendation
	ater.wa.gov.au	and water management systems required by the LPS, addresses the objectives and requirements of Liveable Neighbourhoods, Better Urban Water Management and the Stormwater Management Manual for Western Australia	intention is to ensure that any storm water exiting the site does not exceed predevelopment flows.	consideration the objectives and requirements of Liveable Neighbourhoods, Better Urban Water Management and the Stormwater Management Manual for Western Australia."
12 12/8/2016	Department of Lands Level 2, 140 William Street Perth WA, 6000	Indifferent Midwest – Gascoyne Case Management Team will provide a response in due course	The Shires 'Consultation for Planning Approvals' Local Planning Policy required this application to be advertised for a minimum of 21 days. The submission period for this application was 25 days in total closing on 22 July 2016. This correspondence from the Department of Lands was received well outside of the submission period. The Shire notified the relevant officer that the submission period had closed, however if they should wish to provide a response they could have an extension to 17 August 2016 (51 days in total). The Shire as of 19 August 2016 had not received a response.	Note submission.
13 20/7/2016	B Hansen 47 Mitchell Street Horrocks Beach, WA 6535	Objection People in town do not want it to become busy. There are a lot of elderly people who want to keep their peace and quiet	The development of the Caravan Park in Horrocks is considered to meet many of the Shire's strategic objectives in pursuing new opportunities to support and grow tourism in the region by providing a range of accommodation types and associated services and activities. With growth and change this may present new challenges for the community and it is the Shire's intention to assist the community where possible to adjust and prosper together through these changes. The applicant provided the following in response to this submission: "The strategic planning for the Town of Horrocks as adapted by the Shire and State Government promotes a significant town with much improvement. The redevelopment of the caravan park is inconsequential in the context of this future planning and although some	Note submission.

Shire of Northampton Local Planning Scheme No.10 - Northampton Proposed redevelopment of existing caravan park - 1 (Lot 12158 - Reserve 29152) Glance Street, Horrocks				
Submission No. & Date Rec'd	Author of Submission	Summary of Matters Raised	Comment	Recommendation
		<p>The caravan park needs a bigger entrance</p>	<p>residents would like to maintain peace and quiet, it is important for any business to maintain its viability by making improvements such as that proposed. The Shires Strategic Planning also promotes tourism growth.”</p> <p>The current entry to the park is approximately 6m wide with the new application increasing this to 10m which includes 7m for traffic entering and exiting, and additional 3m wide check-in bays to assist those entering the park and to alleviate congestion from parked vehicles in the entryway and along Glance Street.</p> <p>The applicant has provided the following in relation to this matter:</p> <p>“This has been one of the most fundamental changes to the proposed caravan park layout as currently there is an ‘S’ bend entry road which stymies access to the park even when only one van is checking in. The revised design provides for a very wide entry with check in bays so as to alleviate this bottleneck at the entry and create less concern for neighbours and residents of Horrocks”.</p>	
14 21/7/16	M Vaughan Lot 11 Glance Street, Horrocks Beach WA, 6535	<p><i>Objection to aspects of the submission</i></p> <p>Inadequate amount of carparking</p>	<p>The applicant has responded to this matter during the advertising period and has included an extra 7 car parking bays adjacent to the reception. This is compliant with the number required under the Scheme and Local Planning Policies.</p> <p>It should be noted that the applicant was only required to provide 1 space per chalet and has provided 2 car parking bays per chalet. The majority of the caravan and camping bays are also able to accommodate more than 1 car and therefore it is considered that there is ample parking on the site. For those few times a year when the park is at maximum capacity parking</p>	Note submission.

Shire of Northampton Local Planning Scheme No.10 - Northampton Proposed redevelopment of existing caravan park - 1 (Lot 12158 - Reserve 29152) Glance Street, Horrocks				
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		<p>Congestion between the turn off to Glance Street and Mitchell Street and the corner of Glance Street and North Court</p>	<p>may come under pressure however under normal trading it is considered that the parking will be sufficient.</p> <p>The applicant has provided the following response:</p> <p><i>"Parking internal to the park has been provided in accordance with the requirements. Notwithstanding this, in response to this query the proposal plan has also been altered (see attached) to provide an extra 7 parking spaces near the entry and shop/café. To achieve this, the bouncing pillow has been reduced in size. This adjustment addresses any queries with this matter"</i></p> <p>Please Submission 13 in relation to this matter.</p> <p>The applicant has provided the following response:</p> <p>"When compared to the current arrangement, once one caravan has parked in the entry to the caravan park , the entire entry is blocked. This therefore causes all visitors to the park to wait to enter the park. The proposal is therefore to widen the entry so that frees access in and out by patrons can occur even when there are 2 caravans checking in. In addition, there is to be a slight reduction in the number of sites within the park and the ratio of chalets to caravans is to increase in accordance with these ratios identified in the scheme. As such, there is likely to be less concern with respect to caravans utilizing the entry and blocking the area when checking in.</p> <p>It is unreasonable to expect that such a caravan park should provide for a checking area for more than 2 caravans at any given time and this is highly uncommon throughout the state. This would be a particularly onerous requirement with respect to land area and it is only on very rare occasions that there would be a large backlog of caravans checking in. The improved entry point would be a marked benefit to the current situation and will allow the managers of the park to</p>	

Shire of Northampton Local Planning Scheme No.10 - Northampton Proposed redevelopment of existing caravan park - 1 (Lot 12158 - Reserve 29152) Glance Street, Horrocks				
Submission No. & Date Rec'd	Author of Submission	Summary of Matters Raised	Comment	Recommendation

			<p>quickly bring through visitors to the park and direct them to their sites thus acting on a case by case basis to avoid any congestion within the road network. When compared to the current situation the proposal is a reasonable response to improve this situation.”</p>	
		<p>Negative impact if town cannot support both business</p>	<p>This is not considered something that the Shire can consider in its determination of the application.</p> <p>The applicant has provided the following in response:</p> <p>“As stated previously, it is an objective of the Shires Planning Strategy that additional commercial activities will be provided in this part of the town. The intention is to continue to provide a shop and add a small café which is ancillary to the caravan park and to service those guests staying there, primarily with the immediate goods and food services they may need. There is also the benefit of this being available for the general public and the provision of these services within the park along with the other major improvements intend to increase visitation levels of the park and will assist visitation in town generally. With the increased visitation, the spin off benefits for other businesses providing services such as General Store will be noticeable. Again competition is not a planning issue and the intention is to service the guests of the caravan park and not take away from the essential services for the wider community of Horrocks Beach provided by other businesses. The Horrocks Store has the point of difference of offering fuel, mail and wider shop products.”</p>	
		<p>Water Usage</p>	<p>The Water Corporation has not raised any concerns in relation to water usage for the site.</p>	
		<p>Sewerage</p>	<p>Please see Submission 10a & 10b in relation to this matter.</p>	

Shire of Northampton Local Planning Scheme No.10 - Northampton Proposed redevelopment of existing caravan park - 1 (Lot 12158 - Reserve 29152) Glance Street, Horrocks				
Submission No. & Date Rec'd	Author of Submission	Summary of Matters Raised	Comment	Recommendation
			<p>The applicant has provided the following response:</p> <p>“The calculations provided with the application with respect to waste generation is based on the Department of Health requirements and the occupancy of the site. The amounts of effluent generated is based occupancy and not the number of bathrooms. The Shire have indicated they have no concern with the ongoing use of existing effluent disposal systems and significant information has been provided to demonstrate connection to reticulated sewerage would be an expensive exercise that is not justified by the redevelopment of the park. It should be noted, that the majority of the park is to be retained as is and the proposal advertised is therefore not for establishment of a new caravan park. There is an existing caravan park which is operating effectively and the proposal centres on making adjustments to the park and effectively slightly reduces occupancy. Given the occupancy is to be reduced slightly the amount of waste to be generated would not increase. The proposal is tailored to be an improvement to facilities with significant funds spent on the actual accommodation types, services, amenities, recreation facilities and other aspects of the park so that visitation increases and Horrocks Beach Caravan Park becomes a more frequented tourist destination. This in turn will have wider benefits for the town of Horrocks and other businesses in the vicinity and this is all in keeping with Council’s Strategy Planning for the area which is to encourage tourism and commercial activity. The proposal is compliant with requirements of the Town Planning Scheme.”</p>	
15 21/7/2016	R Reynolds 5 Glance Street Horrocks Beach WA, 6535	<i>Objection</i> Parking on the Verge	<p>Please see Condition 13 in relation to this matter.</p> <p>The applicant has provided the following response: <i>“The proposal intends to provide who check bays and a wide driveway entry where patrons can easily enter and exit whilst people are checking in. There are very limited occasions when</i></p>	Note submission.

Shire of Northampton Local Planning Scheme No.10 - Northampton				
Proposed redevelopment of existing caravan park - 1 (Lot 12158 - Reserve 29152) Glance Street, Horrocks				
Submission No. & Date Rec'd	Author of Submission	Summary of Matters Raised	Comment	Recommendation
		Upgrading the Shop/Café is a concern	<p>there are a backlog of people checking in and large amounts of vehicles coming and going (usually at peak times such as Easter or New Years Eve). It would be unreasonable to expect the caravan park to design a huge amount of parking areas for caravans and vehicles for very small events such as peak periods at these times. It is considered that check in bays and new driveway arrangement will alleviate any previously experienced concerns with respect to congestion at the entry and will be a significant improvement as a result of the redevelopment of the park."</p> <p>Please see Condition 14</p> <p>The applicant has provided the following in relation to this matter:</p> <p>"The intention of the caravan park shop and café is to service the patrons of the caravan park only and not provide a direct competing shop to the services provided by the Horrocks Beach Caravan Park. If the community shop closes, the caravan park needs to have continued shop facilities as a guaranteed service to its patrons.</p> <p>It is an objective of the Horrocks Beach Local Planning Strategy for additional commercial facilities to be provided for the town in the vicinity of the caravan park (exactly where the shop/café is situated). There is already an existing shop within the caravan park reception and this has not obviously impacted the Horrocks Beach Store previously. Notwithstanding this, competition is not a planning issue and the intention is that the success of the caravan park will provide more patrons to the town and therefore all of the businesses in the town will benefit including the Horrocks Beach General Store. Location of the shop within the reception rather than be stand alone reiterates the ancillary nature of this activity."</p>	

Shire of Northampton Local Planning Scheme No.10 - Northampton Proposed redevelopment of existing caravan park - 1 (Lot 12158 - Reserve 29152) Glance Street, Horrocks				
Submission No. & Date Rec'd	Author of Submission	Summary of Matters Raised	Comment	Recommendation

Subject: FW: Proposed Redevelopment - Horrocks Caravan Park - 1 Glance Street, Horrocks
Date: Monday, 11 July 2016 2:00:33 pm Australian Western Standard Time
From: Debbie Carson
To: Kathryn Jackson

Deb Carson
Planning Officer/
Community Development Officer
A: PO Box 61 Northampton WA 6535
P: (08) 9934 1202 F: (08) 9934 1072
E: cdo@northampton.wa.gov.au

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-----Original Message-----

From: Sarah McKenzie
Sent: Monday, 11 July 2016 1:05 PM
To: Debbie Carson
Subject: FW: Proposed Redevelopment - Horrocks Caravan Park - 1 Glance Street, Horrocks

Kind Regards,

Sarah McKenzie
Administration/Library Officer
P: 99341202 F: 99341072
council@northampton.wa.gov.au
www.northampton.wa.gov.au

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-----Original Message-----

From: Walkerden, Norm F [<mailto:Norman.F.Walkerden@team.telstra.com>]
Sent: Thursday, 7 July 2016 11:43 AM
To: Sarah McKenzie
Subject: Proposed Redevelopment - Horrocks Caravan Park - 1 Glance Street, Horrocks

Attn: Kathryn Jackson

Ref: 10.5.1.3 - 1 GLA 9a864) / OCR27614

Thank you for the above advice. At present, Telstra Corporation Limited has no objection. I have recorded this in our Development database and look forward to further correspondence in the future. Should you require any more information regarding Telstra's new infrastructure policy, please read below or contact me.

Latest Telecommunications Policy

The Federal Government has deemed developers are now responsible for telecommunications infrastructure on all developments, i.e. conduits, pits and the cost of the cable installation by Telstra or other carrier. Telstra can provide a quote for the pit and pipe and/or cable. This is explained on the Telstra Smart Community website below. The owner/developer will have to submit an application before construction is due to start to Telstra (less than 100 lots or living units) or NBN Co. (for greater than 100 lots or living units in a 3 year period).

Applications to Telstra can be made on the Telstra Smart Community website: <http://www.telstra.com.au/smart-community>

More information regarding NBN Co. can be found on their website <http://www.nbnco.com.au/develop-or-plan-with-the-nbn.html>

Please dial 1100 (Dial before You Dig) for location of existing services.

Federal Government Telecommunications Infrastructure in New Developments Policy May 2015

<https://www.communications.gov.au/policy/policy-listing/telecommunications-new-developments>

STATE PLANNING POLICY 5.2 Telecommunications Infrastructure August 2015

http://www.planning.wa.gov.au/dop_pub_pdf/Telecommunications_Infrastructure.pdf

Communications Alliance - G645:2011 Fibre Ready Pit and Pipe Specification for Real Estate Development Projects

<http://www.commsalliance.com.au/Documents/all/guidelines/g645>

Regards,

T-Logo Blue

Norm Walkerden - Strategic Forecaster

Access Planning | Networks | Telstra Operations

Postal: Locked Bag 2525 Perth WA 6001 Phone: 08 6224 6272 Email
Norman.F.Walkerden@team.telstra.com <<mailto:Norman.F.Walkerden@team.telstra.com>>



Enquiries: Isabel Huston on 08 9956 1238
Our Ref: 07/655, D16#401423
Your Ref: 10.5.1.3 – 1 GLA (A864 / OCR27614)

08 July 2016

Gary Keeffe
Chief Executive Officer
Shire of Northampton
Po Box 61
Northampton WA 6535

By email: council@northampton.wa.gov.au, planner@northampton.wa.gov.au and
Kathryn@waplanning.com.au

ATTENTION: Kathryn Jackson

Dear Mr Keeffe

**Development Application – Proposed Redevelopment of Existing Caravan Park
on Lot 12158 (No. 1, Reserve 29152) Glance Street, Horrocks**

Thank you for consulting Main Roads on the proposed redevelopment of the caravan park on Lot 12158 Glance Street, Horrocks.

It is considered that the proposal would have no detrimental impact on the level of service, amenity or safety of users of the Main Roads network. Accordingly, Main Roads has no objection or further comments on the proposal.

Please forward a copy of Council's final determination on this proposed development, quoting file reference: 07/655 (D16#401423). If you would like any further information please contact Isabel Huston on 9956 1238.

Yours sincerely

Bernie Miller
Regional Manager
Mid West-Gascoyne Region

Subject: FW: PROPOSED REDEVELOPMENT OF EXISTING CARAVAN PARK - 1 GLANCE ST, HORROCKS
Date: Friday, 8 July 2016 3:41:59 pm Australian Western Standard Time
From: Debbie Carson
To: Kathryn Jackson
Attachments: image001.jpg, image002.jpg, image003.jpg, image004.jpg, image005.jpg, image006.jpg, image007.jpg, IGA - 1.7.2016 17.36.23 - 47975be9-7ecf-483e-a8f4-6642c6d73669.pdf

Submission for Caravan Park- Western Power



Deb Carson
**Planning Officer/
Community Development Officer**
A: PO Box 61 Northampton WA 6535
P: (08) 9934 1202 F: (08) 9934 1072
E: cdo@northampton.wa.gov.au

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From: Sarah McKenzie
Sent: Friday, 8 July 2016 2:57 PM
To: Debbie Carson
Subject: FW: PROPOSED REDEVELOPMENT OF EXISTING CARAVAN PARK - 1 GLANCE ST, HORROCKS

Kind Regards,

Sarah McKenzie
Administration/Library Officer
P: 99341202 F: 99341072
council@northampton.wa.gov.au
www.northampton.wa.gov.au



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From: Customer Service Centre SSR [mailto:customer.service.centre.ssr@westernpower.com.au]
Sent: Friday, 8 July 2016 2:07 PM
To: Sarah McKenzie
Subject: PROPOSED REDEVELOPMENT OF EXISTING CARAVAN PARK - 1 GLANCE ST, HORROCKS

Dear Kathryn

Thank you for contacting us about your proposed work.

As your proposed work is near energised electrical installations and powerlines, the person in control of the work site must ensure that no person, plant or material enters the "Danger Zone" of an overhead powerline or other electrical network assets.

The "Danger Zone" is set out in Western Australian Occupational Safety and Health Regulation 1996 – Specifically Reg 3.64. ([Link](#))

Any information provided to you by Western Power should not be used in isolation and we recommend that you refer to the Occupational Safety and Health Act 1984 and Occupational Safety and Health Regulations 1996. These documents outline WorkSafe WA requirements for working near electricity.

For queries relating to these requirements, visit [WorkSafe](#) or contact WorkSafe on 1300 307 877.

To help you plan your works around Western Power's infrastructure, please follow the links below:

[Working Near Electricity](#)

[Dial Before You Dig](#)

If you require information about Western Power's infrastructure including plans, please complete a request for Digital Data attached.

If you require Western Power to complete work on your behalf, please complete the appropriate application form using the link below:

[Customer applications](#)

Should your project involve any changes to existing ground levels around poles and structures, or you will be working underneath power lines or around underground cables, please contact Western Power on 13 10 87.

We are obliged to point out that any change to Western Power's network is the responsibility of the individual developer.

Kind regards

Karen
Customer Service Coordinator
Customer Service
Western Power – 363 Wellington Street Perth WA 6000

T: 13 13 51 Faults/Emergencies and 13 10 87 General Enquiries | **F:** (08) 9225 2660

E: enquiry@westernpower.com.au

W: westernpower.com.au



Electricity Networks Corporation, trading as Western Power
ABN: 18 540 492 861

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Our Ref: D16/3107
Tourism WA File: IPD/1121

Ms Kathryn Jackson
Acting Principal Planner
Shire of Northampton
PO Box 61
NORTHAMPTON WA 6535

2 Mill Street
PERTH WA 6000
GPO Box X2261
PERTH WA 6847
Telephone +61 8 9262 1700
Facsimile +61 8 9262 1702
info@tourism.wa.gov.au
tourism.wa.gov.au

Dear Ms Jackson

Re: PROPOSED REDEVELOPMENT OF EXISTING CARAVAN PARK – GLANCE STREET,
HORROCKS

Thank you for providing Tourism Western Australia (Tourism WA) the opportunity to comment on the proposed redevelopment.

Tourism WA supports the redevelopment of the existing caravan park site in Horrocks. Although it is recognised that the redevelopment will result in a reduction in the number of existing sites, it will lead to increased compliance with the Caravan and Camping regulations. In addition, the upgraded chalets and overall improvement in amenity and facilities will make the caravan park a valuable tourism asset for the town of Horrocks.

If you would like to discuss this matter further, please contact Stephanie Frere, Policy and Research Officer on 9262 1824 or Stephanie.frere@westernaustralia.com.

Yours sincerely,

A handwritten signature in black ink that reads "C Fletcher".

Campbell Fletcher
Policy and Planning Manager
13 July 2016



Your Ref: 10.5.1.3-1GLA (A864) /OCR27614
Our Ref: JT1 2013 09269 V01 - DEV344488
Enquiries: Charles Sabato
Direct Tel: 9420 2105
Fax: 9420 3193



08 July 2016

Shire Of Northampton
PO Box 61
NORTHAMPTON WA 6535

Attention of: Kathryn Jackson

10.5.1.3		INCL	
14 JUL 2016			
Adm	Eng	Planning	
		gr/be	

Re: Proposed Redevelopment of Existing Caravan Park - Lot 12158 Glance Street, Horrocks.

Thank you for your letter dated June 27, 2016. The Water Corporation offers the following comments in regard to this proposal.

Water

A reticulated water connection is currently available to the subject area.

Wastewater


The subject site has been included within the Water Corporation's long-term wastewater planning. Connection to a reticulated supply to south of the site would be possible (see attached planning) provided cost of extending the service is met by the proponent.

General Comments

This proposal will require approval by our Building Services section prior to commencement of works. Infrastructure contributions and fees may be required to be paid prior to approval being issued.

The principle followed by the Water Corporation for the funding of subdivision or development is one of user pays. The developer is expected to provide all water and sewerage reticulation if required. A contribution for Water, Sewerage and Drainage headworks may also be required. In addition the developer may be required to fund new works or the upgrading of existing works and protection of all works. Any temporary works needed are required to be fully funded by the developer. The Water Corporation may also require land being ceded free of cost for works.

Should you have any queries or require further clarification on any of the above issues, please do not hesitate to contact the Enquiries Officer.


Charles Sabato
Development Planner
Development Services



Government of **Western Australia**
Department of **Mines and Petroleum**

Your ref: 10.5.1.3 - 1 GLA (A864) / OCR27614
Our ref: A2421/201401
Enquiries: Elias Peiris - Ph 08 9222 3533 Fax 08 9222 3633
Email: elias.peiris@dmp.wa.gov.au

Mr Garry Keeffe
Chief Executive Officer
Shire of Northampton
PO Box 61
Northampton WA 6535

Dear Mr Keeffe

PROPOSED REDEVELOPMENT OF EXISTING CARAVAN PARK - 1 (LOT 12158 - RESERVE 29152) GLANCE STREET, HORROCKS

Thank you for your letter dated 27 June 2016 inviting comment on the above proposal for redevelopment.

The Department of Mines and Petroleum has determined that this proposal raises no significant issues with respect to mineral and petroleum resources, geothermal energy, and basic raw materials.

Yours sincerely

for Rick Rogerson
Executive Director
GEOLOGICAL SURVEY OF WESTERN AUSTRALIA

19 July 2016



ENQUIRIES : Ryan Crawford- Ph 6551 8091

OUR REF: 2016/0522-01

YOUR REF: 10.5.1.3 - 1 GLA (A864) / OCR27614

NORTHAMPTON SHIRE COUNCIL				
File: 10.5.1.3				
21 JUL 2016				
Admin	Eng	Hth Bldg	Town Plan	Rang
			DC	

Chief Executive Officer
Shire of Northampton
PO Box 61
NORTHAMPTON WA 6535

Dear Sir/Madam

PROPOSED REDEVELOPMENT OF EXISTING CARAVAN PARK - 1 (LOT 12158 - RESERVE 29152) GLANCE STREET, HORROCKS

I am writing in response to the letter from Ms Kathryn Jackson to the Department of Aboriginal Affairs (DAA) dated 27 June 2016. Thank you for providing the opportunity to comment on the application to redevelop the existing caravan park at 1 Glance Street, Horrocks (the Subject Area).

DAA has reviewed the relevant information and can confirm that there are currently no Aboriginal heritage places known to DAA within the Subject Area. There are therefore no known heritage implications to the application being approved.

Although there are no known Aboriginal heritage places within the Subject Area, it is recommended that the applicant undertake an Aboriginal heritage due diligence assessment of the proposal prior to implementing any proposed works.

DAA has released Aboriginal Heritage Due Diligence Guidelines (the Guidelines) to assist land users and developers with planning and considering Aboriginal heritage in relation to proposed works. A copy of the Guidelines can be found on the DAA website at: <http://www.daa.wa.gov.au/heritage/land-use/>. DAA staff are also available to assist with understanding and using the Guidelines if required.

Please contact Mr Ryan Crawford, Senior Advice and Approvals Officer DAA on (08) 6551 8091 or via email at Ryan.Crawford@daa.wa.gov.au should you require further information.

Yours sincerely


Cesar Rodriguez
MANAGER ADVICE AND APPROVALS

14 July 2016



Government of **Western Australia**
Department of **Parks and Wildlife**
Regional and Fire Management Services Division - Midwest Region

Your ref: 10.5.1.3-1GLA(A864)/OCR27614
Our ref: 39747
Enquiries: Kyla Sherrington
Phone: 08 9688 6000
Fax: 08 9652 1922
Email: kyla.sherrington@dpaw.wa.gov.au

Mr Garry Keeffe
Chief Executive Officer
Shire of Northampton
PO Box 61
NORTHAMPTON WA 6535

Dear Mr Keeffe

PROPOSED REDEVELOPMENT OF EXISTING CARAVAN PARK – 1 (LOT 12158 – RESERVE 29152) GLANCE STREET, HORROCKS

Thank you for your letter of 27 June 2016 regarding the above mentioned redevelopment application. The Department of Parks and Wildlife has no comments on the application.

It is considered that the proposal and any potential environmental impacts will be appropriately addressed through the existing planning framework.

Thank you for the opportunity to comment on this application.

Yours sincerely

Nigel Sercombe
REGIONAL MANAGER
Midwest Region

22 July 2016



Your Ref: 10.5.1.3. – 1 GLA (A864)/OCR27659
Our Ref: GN02128-05
Enquiries: Jason Dunn

20th July 2016

NORTHAMPTON SHIRE COUNCIL				
File: 10.5.1.3				
20 JUL 2016				
Admin	Eng	Hlth Bldg	Town Plan	Range
			DC	

Shire of Northampton
PO Box 61
NORTHAMPTON WA 6535

ATTENTION: Kathryn Jackson

Dear Katheryn

PROPOSED REDEVELOPMENT OF EXISTING CARAVAN PARK – 1 (Lot 12158 – Reserve 29152) Glance Street Horrocks.

I refer to your letter dated 4th July 2016 regarding the above referral.

Please be advised that the Department of Fire and Emergency Services of Western Australia (DFES) has no comment.

Should you require further information, please contact Jason Dunn at our District Office in Geraldton by phoning (08) 9956 6010.

Yours sincerely

Jason Dunn
Acting Area Officer ~~Carnarvon~~ **MIDLANDS**
Operational Services
Midwest Gascoyne Region



Government of **Western Australia**
Department of **Health**

Your Ref: 10.5.1.3-1 GLA (A864) / OCR27634
Our Ref: F-AA-27112 EHB16/1097
Contact: Vic Andrich (08) 9388 4978

Mr Garry Keeffe
Chief Executive Officer
Town of Northampton
PO Box 61
NORTHAMPTON WA 6535

Attention: Kathryn Jackson, A/Principal Planner

NORTHAMPTON SHIRE COUNCIL				
File:				
28 JUL 2016				
Admin	Eng	H&H Bldg	Town Plan	Rang

Dear Mr Keeffe

**PROPOSED REDEVELOPMENT OF EXISTING CARAVAN PARK – LOT 12158
RESERVE 29152 (#1) GLANCE STREET, HORROCKS**

Thank you for your letter, dated 1 July 2016, requesting comment from the Department of Health (DOH) on the above proposal.

The proposed caravan site development together with existing developments on the lot significantly exceeds the development density allowed by the draft *Country Sewerage Policy* for an unsewered development.

Horrocks is a sewerred town and unless the proposed development is connected to sewer, the DOH does not support the proposal.

Should you have queries regarding the above please contact Natalia Shishkina on (08) 9388 4938 or natalia.shishkina@health.wa.gov.au or for further information please contact Vic Andrich on (08) 9388 4978 or vic.andrich@health.wa.gov.au

Yours sincerely

Matthew Lester
**A/DIRECTOR
ENVIRONMENTAL HEALTH DIRECTORATE**

21 July 2016

Environmental Health Directorate
All correspondence PO Box 8172 Perth Business Centre Western Australia 6849
Grace Vaughan House 227 Stubbs Terrace Shenton Park WA 6008
Telephone (08) 9388 4999 Fax (08) 9388 4955
www.health.wa.gov.au
28 684 750 332

Subject: RE: Effluent Disposal - Horrocks Beach Caravan Park
Date: Thursday, 11 August 2016 at 10:55:41 AM Australian Western Standard Time
From: Shishkina, Natalia
To: Kathryn Jackson
Attachments: image001.png

Hi Kathryn,

Thanks for your email below. We have considered the redevelopment of Horrocks Beach Caravan Park further and the comments are as follows:

It is noted that the proposed redevelopment of the existing caravan park will not increase the currently generated wastewater volume. However, it will need to be further demonstrated to the satisfaction of the Department of Health that total wastewater disposal on the lot is achievable. In order to do so we need to consider more information on the number of people who would be using the facility, the frequency of use, the amount of wastewater produced, the soil type and winter water table at the site, and details of the upgraded wastewater system including sizing.

Given the above, the Department of Health has no objection to the proposed development subject to the on-site wastewater system being upgraded to current requirements and of sufficient capacity for the development to the satisfaction and approval of the Department of Health. Alternatively connection to reticulated sewerage will be required.

If you have any questions or wish to discuss the above further please feel free to contact me.

Regards,

Natalia Shishkina
Scientific Officer
Environmental Health Directorate | Public Health Division
Department of Health
Grace Vaughan House | 227 Stubbs Street | SHENTON PARK WA 6008
PO Box 8172 | Perth Business Centre | WA 6849
Tel: 08 9388 4938 Fax: 08 9388 4910
Email: Natalia.Shishkina@health.wa.gov.au
www.public.health.wa.gov.au

promoting health | preventing disease | managing risk

From: Kathryn Jackson [mailto:kathryn@waplanning.com.au]
Sent: Wednesday, 10 August 2016 9:20 AM
To: Shishkina, Natalia
Subject: Effluent Disposal - Horrocks Beach Caravan Park

Hello Natalia,

Subject: Redevelopment of 1 Glance St Horrocks

Date: Monday, 1 August 2016 at 11:56:48 AM Australian Western Standard Time

From: WRAY Kerry

To: 'Kathryn@waplanning.com.au'

CC: Midwest

Hi Kathryn

Hope you are going well, I am back doing the Midwest Gascoyne LUP role, but am working from our Perth office at present.

Thank you for submitting the above proposal to the Department of Water.

There are no objections to the proposed redevelopment of Horrocks Caravan Park, subject to implementation of actions from Sections 2.5 and 2.8 of the *Shire of Northampton Horrocks Beach Local Planning Strategy* (LPS). It is recommended that the planning and design of drainage and water management systems required by the LPS, addresses the objectives and requirements of *Liveable Neighbourhoods*, *Better Urban Water Management* and the *Stormwater Management Manual for Western Australia*, to ensure that water sensitive urban design is included.

Regards

Kerry Wray | Natural Resource Management Officer

Midwest Gascoyne | Department of Water

Kerry.wray@water.wa.gov.au

(08) 6364 7721

Disclaimer:

This e-mail is confidential to the addressee and is the view of the writer, not necessarily that of the Department of Water, which accepts no responsibility for the contents. If you are not the addressee, please notify the Department by return e-mail and delete the message from your system; you must not disclose or use the information contained in this email in any way. No warranty is made that this material is free from computer viruses.

Subject: Proposed Redevelopment of Existing Caravan Park, Reserve 29152, Shire of Northampton
Date: Friday, 12 August 2016 at 3:21:09 PM Australian Western Standard Time
From: Martin, Emilee
To: kathryn@waplanning.com.au
Attachments: image001.jpg, 20160708 Proposed Redevelopment of existing Caravan Park - Lot 12158
Glance Street Horrocks - Reserve 29152 - Shire of Northampton#2.pdf

Your ref: 10.5.1.3 – 1 GLA (A864) / OCR27659
Lands ref: 07465-1920 Job: 163277

Proposed Redevelopment of Existing Caravan Park, Reserve 29152, Shire of Northampton

Good afternoon Kathryn,

Thank you for the attached letter received on the 8th July 2016. Your request has been recorded and an initial investigation has now been completed. This request is now in the stages of being passed onto the Midwest – Gascoyne Case Management Team who will provide a response in due course.

Timeframes associated with request are uncertain but updates are provided at various stages.

Your reference is **Job 163277**.

Kind regards,

Emilee Martin | State Land Support Officer | Assessment
Department of Lands | Level 2, 140 William Street | Perth WA 6000
T 6552 4441 | **F** (08) 6552 4490
E emilee.martin@lands.wa.gov.au | **W** www.lands.wa.gov.au



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NORTHAMPTON SHIRE COUNCIL				
File: <u>p-5-1-3</u>				
20 JUL 2016				
Admin	Eng	Hlth Bldg	Town Plan	Rang
			<u>DC</u>	

Our Ref: 10.5.1.3 – 1 GLA (A864)



SUBMISSION FORM

Shire of Northampton Local Planning Scheme No. 10 – Northampton

PROPOSED REDEVELOPMENT OF EXISTING CARAVAN PARK 1 (Lot 12158 – RESERVE 29152) GLANCE STREET, HORROCKS

TO: Chief Executive Officer
Shire of Northampton
PO Box 61
NORTHAMPTON WA 6535

Name Brian Hansen Phone _____

Postal Address 47 Mitchell street
Horrocks WA 6535

ADDRESS OF YOUR AFFECTED PROPERTY

(if applicable – Include Lot number and nearest street intersection)

SUBMISSION

(Give in full your comments and any arguments supporting your comments – continue on additional sheets if necessary)

People who live in Horrocks don't want
a busy little town, by redevelopment you will
drive the little business out. Very Family friendly
Town, a lot of elderly would loose their peace & quite.
The only thing I think it needs is a
bigger entrance into the caravan park, as
traffic going in has to wait on the side of
road as you have to get long before moving to
your camp site.

Date 16/7/2016 Signature Brian Hansen

Submissions close: Friday 22 July 2016



NORTHAMPTON SHIRE COUNCIL				
File: 10.5.1.3/A864				
21 JUL 2016				
Admin	Eng	High Bldg	Town Plan	Rang
			OK	

SUBMISSION FORM

Shire of Northampton Local Planning Scheme No. 10—Northampton

**PROPOSED REDEVELOPMENT OF EXISTING CARAVAN PARK
1 (Lot 12158 – RESERVE 29152) GLANCE STREET, HORROCKS**

TO: Chief Executive Officer
Shire of Northampton
PO Box 61
NORTHAMPTON WA 6535

Name Klene Vaughan Phone 08 99343033
Postal Address Lot 11 Glance Street Horrocks 6535

ADDRESS OF YOUR AFFECTED PROPERTY

(if applicable – Include Lot number and nearest street intersection)

SUBMISSION

(Give in full your comments and any arguments supporting your comments – continue on additional sheets if necessary)

See attached.

Date 21/7/16 Signature Vaughan

Submissions close: Friday 22 July 2016

21st July 2016

Chief Executive Officer
Shire of Northampton
PO Box 61
NORTHAMPTON WA 6535

Re: Proposed Development of existing Caravan Park 1 (Lot 12158 – Reserve 29152) Glance Street, Horrocks 6535

To Whom it May Concern,

I refer to the proposed development of the existing Caravan Park in Horrocks. I would like to submit an objection letter to some aspects of this proposal, however firstly I would like to state that overall the proposal is very well planned and I agree unreservedly that the Caravan Park is in need of an upgrade.

Objection: An inadequate amount of parking for visitors to the Park and proposed Café and the check in area for Patrons at the entrance on Glance Street. Whilst the proposal may meet the requirements in legislation I believe it will not meet the needs of the Park or the surrounding community in practice.

I refer to **10.2.1 of the Local Planning Scheme No. 10 –**

(p) whether the proposed means of access to and egress from the site are adequate and whether adequate provision has been made for the loading, unloading, manoeuvring and parking of vehicles;

(q) the amount of traffic likely to be generated by the proposal, particularly in relation to the capacity of the road system in the locality and the probable effect on traffic flow and safety;

I believe that there has not been adequate parking proposed for external visitors to the park/café (as visitors to the park and café have to share 4 parking spots plus one disabled. If there are no parking spots available people who want to use the café, who are not staying in the park, will start parking on verges and in people's front yards (Most likely those on North Court and along the bend on Glance Street). On the proposed plan it looks like the allocated parking is situated behind the fence, making the parking area hard to see from the outside. Patrons to the Café who are not staying in the park will not necessarily realize there is car parking available inside the Caravan Park. Will there be a boom gate or some device preventing people from entering? If so how will people utilize the car parks? I realize that a lot of patrons will simply walk to the Café and therefore will not require parking, however having a business myself on this street I can attest to the fact that in peak times there are visitors to the town coming from the camping areas, from outside of town and those that feel it is too hot or far to walk. All of these people will require a parking area. The General Store currently has a vacant block next door to it which is owned by it's landlord, this is used for it's patron parking. It will not be acceptable for this area to be used by the Caravan Park Café patrons.

There is also an issue with the possibility of congestion between the turn off into Glance Street from Mitchell Street and the corner of Glance Street and North Court. Currently there is an issue with Caravan Park Patrons arriving to check in and parking either directly in the road or just on the verge on Glance Street. I believe that the 2 x Check in Bays allocated on the proposal are not realistic for busy periods as there are no areas for waiting check ins to park. I have witnessed many times when there are up to 4 or 5 vehicles with caravans parked with no driver (obviously checking in at reception) in the road, forcing other road users to either wait or overtake on the wrong side of the road on a blind corner. Taking into account that this is the main road and only access to every other street (except for Mitchell Street) in Horrocks I believe adding a 40 seat café into this already congested area will only add to the danger and will affect the safety of pedestrians and other road users of the area. Will Council be conducting a road safety audit on the area in peak times to address these safety concerns? I have attached copies of photos showing example of what I mean, this is in off peak time, it is much worse in summer and autumn.

Objection: The possible negative impact on the community if both businesses cannot be sustained in such a small community.

I refer to **10.2.1 of the Local Planning Scheme No. 10 –**

(w) the potential loss of any community service or benefit resulting from the planning approval;

Though I support the proposed development of the Caravan Park, I do not support the addition of the cafe. I believe that this addition could have a significant impact on the community. I believe that if the General Store were to close due to not being able to sustain itself against such direct competition in an extremely small community (especially in off peak times) the community will be negatively impacted. As the store is the Postal Agent and Fuel Station to the town, I believe that losing the store would have an enormously damaging effect on the character of the community. I believe that there is nothing wrong with healthy competition, if the population of the town significantly increased I believe it would be sustainable, however the size at present, is too small to sustain both. To add to this, the Caravan Park developing the shop and café has a feel of it becoming a separate entity to the town, almost creating a "town within a town". The possibility that tourists will not have to leave the grounds during their stay will have a negative effect on the community.

The impact on the Community Centre is another example, with the possibility of the Caravan Park Café being able to hold 40 seats, it has potential to impact patronage to any events the Community Center holds, this will also have a negative effect, as the money raised by the centre is invested back into community issues like upkeep of parks/gardens/recreational facilities and public amenities. If the Caravan Park's proposal is to reduce its number of sites, from 104 to 99, the potential to bring in no more, or possibly less visitors to the town is possible. I cannot see how increasing the number of food services and decreasing the number of sites will be able to sustain three entities providing the same service.

Objection: Water Usage

Is water an issue? Is there a cap on water for future development within Horrocks? If this proposal is to go ahead, does this have the potential to stop any future development in the town centre zone? If so this could jeopardise the town plan.

I believe that the proposal is understating how much water will be used, as there is no mention of water usage regarding the Café kitchen. The Kitchen will use a substantial amount of water that has not been taken into consideration. I cannot see how in theory the Park will use less water, is there evidence supporting this as I believe the increase of cabins even for short term stay will increase water usage, people who have private bathrooms in their cabins WILL use more water than caravan sites that have to use communal bathrooms, for example it is human nature to spend more time in the shower in the privacy of your cabin than it is in an ablution block shower.

Objection: Sewerage

I refer to **Section 6.3 - Effluent Disposal, Horrocks Beach Caravan Park Redevelopment Proposal**

In the proposal it is stated in **section 6.3 Effluent Disposal** that the Department of Health has recommended that the development improvements proposed be connected to the reticulated sewerage system. DOH also states that to not connect to the reticulated sewerage system would contravene the draft Country Sewerage Policy 2003.

The proposal states on page 31 that "One of the stated objectives of the policy is to foster regional development. This will not occur in the case of the Horrocks Caravan Park if the requirement to connect to the deep sewerage system is imposed because the cost would render the project unfeasible". It also says that the local authority has advised that the systems are working well and again the quantity of effluent will actually reduce.

How is the quantity of effluent being reduced? If this was proven to be correct then why has the DOH not included this in the recommendations? It is hard to believe that with the increase of bathrooms on the site there will be a reduction in effluent.

Finally, I would like to again state that I support the upgrade of the Horrocks Beach Caravan Park, however my objections are with the addition of the Café and what I believe to be a lack of parking. If the area where the café is proposed to be was allocated instead to parking I would have no objection to this proposal.

Your sincerely

A handwritten signature in black ink, appearing to read 'Ray & Joleene Vaughan', written over the printed name.

Ray & Joleene Vaughan
Director
Courminel Pty Ltd
Horrocks Beach General Store

PHOTO'S TAKEN

7/7/16 @ 11:15









Our Ref: 10.5.1.3 - 1 GLA (A864)

File: 10.5.1.3/A864

21 JUL 2016

Admin	Eng	High Bldg	Town Plan	Rang
			DC	

SUBMISSION FORM

Shire of Northampton Local Planning Scheme No. 10 – Northampton

PROPOSED REDEVELOPMENT OF EXISTING CARAVAN PARK 1 (Lot 12158 – RESERVE 29152) GLANCE STREET, HORROCKS

TO: Chief Executive Officer
Shire of Northampton
PO Box 61
NORTHAMPTON WA 6535

Name REC Reynolds Phone 08 99343031

Postal Address 5 GLANCE ST HORROCKS

ADDRESS OF YOUR AFFECTED PROPERTY

(if applicable – Include Lot number and nearest street intersection)

SUBMISSION

(Give in full your comments and any arguments supporting your comments – continue on additional sheets if necessary)

Date 21/7/16 Signature [Signature]

Submissions close: Friday 22 July 2016

21st July 2016

To Whom it May Concern,

Reg & Sharon Reynolds of Horrocks Beachside Cottages

After looking at the proposed development of the Horrocks Beach Caravan Park, our concern in that plan would be the upgrade and size of the shop/Café.

The reasons for this is that up until the current owners the Horrocks Beach General Store was let run down and affected the patronage on our cottages. Since the current owners have improved the shop, in the last 2 years we have had nothing but good feed back from our clients, so we feel that because of a 100% of our clients use this shop we would feel it would be detrimental to our business if the competition from the caravan park force it to close.

On a personal level, we also use the shop to collect our mail among other things. If it were to close, we would lose this service.

Another issue is the parking on the verge of our property which is directly opposite the Caravan Park. We frequently have vehicles and caravans parking on the verge which we feel is a danger to pedestrians and other people on the road. It would be good to see more area for parking when checking in.

Yours sincerely,

A handwritten signature in black ink, appearing to read 'R. Reynolds', written in a cursive style.

Reg Reynolds

6.4.1	ACCOUNTS FOR PAYMENT	2
6.4.2	DRAFT MONTHLY FINANCIAL STATEMENTS – JULY 2016	9
6.4.3	2016/2017 BUDGET ADOPTION	31
6.4.4	WAIVER OF 2016/2017 RATES	33
6.4.5	FEES AND CHARGES CHANGE	36

6.4.1 ACCOUNTS FOR PAYMENT

FILE REFERENCE:	1.1.1
DATE OF REPORT:	15 August 2016
DISCLOSURE OF INTEREST:	Nil
REPORTING OFFICER:	Leanne Rowe/Grant Middleton
APPENDICES:	1. List of Accounts

SUMMARY

Council to authorise the payments as presented.

BACKGROUND:

A list of payments submitted to Council on 26th August 2016, for confirmation in respect of accounts already paid or for the authority to those unpaid.

FINANCIAL & BUDGET IMPLICATIONS:

A list of payments is required to be presented to Council as per section 13 of the Local Government Act (Financial Management Regulations 1996).

POLICY IMPLICATIONS:

Council Delegation F02 allows the CEO to make payments from the Municipal and Trust accounts. These payments are required to be presented to Council each month in accordance with Financial Management Regulations 13 (1) for recording in the minutes.

VOTING REQUIREMENT:

Absolute Majority Required:

OFFICER RECOMMENDATION – ITEM 6.4.1

That Municipal Fund Cheques 20990 to 21007 inclusive totalling \$56,657.01, Municipal EFT payments numbered EFT15322 to EFT15426 inclusive totalling \$588,039.45, Trust Fund Cheques 2155 to 2160, totalling \$25,912.02, Direct Debit payments numbered GJ0106 to GJ0112 inclusive totalling \$200,731.33 be passed for payment and the items therein be declared authorised expenditure.

SHIRE OF NORTHAMPTON
FINANCE REPORT – 26 AUGUST 2016

Chq #	Date	Name	Description	Amount
20990	20-07-2016	MRS MK BOOKER	REFUND DOG REGISTRATION LIFE TAG L000060	100.00
20991	25-07-2016	ALINTA ENERGY	GAS	204.70
20992	25-07-2016	CITY OF GREATER GERALDTON	REFUSE DISPOSAL - MERU	3572.55
20993	25-07-2016	GERALDTON MOWER & REPAIR SPECIALISTS	PLANT SERVICE	509.60
20994	25-07-2016	KALBARRI GAS	GAS	232.50
20995	25-07-2016	SYNERGY	ELECTRICITY CHARGES	10443.90
20996	25-07-2016	TELSTRA	TELEPHONE CHARGES	1356.10
20997	04-08-2016	DEPARTMENT OF LOCAL GOVERNMENT	16/17 NCCA ANNUAL SERVICE FEE	227.70
20998	09-08-2016	PETTY CASH - NCCA	PETTY CASH RECOUP	172.90
20999	09-08-2016	SYNERGY	ELECTRICITY CHARGES	15113.90
21000	09-08-2016	TELSTRA	TELEPHONE CHARGES	3601.12
21001	09-08-2016	WATER CORPORATION	WATER USE & SERVICE CHARGES	10882.37
21002	16-08-2016	AUSTRALIA POST	POSTAGE	422.44
21003	16-08-2016	CITY OF GREATER GERALDTON	REFUSE DISPOSAL - MERU	6304.45
21004	16-08-2016	GARRY DUNGATE	LIONS PARK LAY BLOCKS	2562.20
21005	16-08-2016	CRAIG SIMKIN	REIMB REFRESHMENTS LG WEEK	328.00
21006	16-08-2016	TELSTRA	TELEPHONE CHARGES	261.34
21007	16-08-2016	WATER CORPORATION	WATER USE & SERVICE CHARGES	361.24
				<u>\$56,657.01</u>

SHIRE OF NORTHAMPTON
FINANCE REPORT – 26 AUGUST 2016

ELECTRONIC FUND TRANSFERS – MUNICIPAL ACCOUNT

EFT #	Date	Name	Description	Amount
EFT15322	14-07-2016	HAYLEY BAIKIE	NCCA REIMB IINET	91.90
EFT15323	14-07-2016	GLENN BANGAY	REIMB WESTNET	79.95
EFT15324	19-07-2016	LGISWA	REFUND WORKCOMP OVERPAID	161.80
EFT15325	19-07-2016	TRISSET BOSS PTY LTD	TRUST CHEQUES (NAB REIMBURSING)	979.00
EFT15326	25-07-2016	AGWEST MACHINERY	PLANT SERVICE	1756.18
EFT15327	25-07-2016	BOC GASES AUSTRALIA LTD	INDUSTRY GASES	67.21
EFT15328	25-07-2016	COURIER AUSTRALIA	FREIGHT	62.16
EFT15329	25-07-2016	COVS PARTS PTY LTD	PARTS	382.14
EFT15330	25-07-2016	CRAMER & NEILL REFRIGERATION	AIR CONDITIONING MTCE	330.00
EFT15331	25-07-2016	ENVIRONMENTAL HEALTH AUSTRALIA (NSW) INC	I'M ALERT FOOD SAFETY PROGRAM 16/17	330.00
EFT15332	25-07-2016	FORPARK AUSTRALIA	CONCORD FS73 PLAYGROUND	5717.80
EFT15333	25-07-2016	ATOM SUPPLY	SAFETY BOOTS	151.45
EFT15334	25-07-2016	GERALDTON TURF FARM	HCC ROLL ON TURF	8281.15
EFT15335	25-07-2016	GERALDTON EARTHMOVING CONTRACTORS	LUCKYBAY - BYPASS TRACK	9600.00
EFT15336	25-07-2016	GOLDINGS PAVING CENTRE	LIONS PARK LIMESTONE BLOCKS	1638.00
EFT15337	25-07-2016	GUARDIAN PRINT & GRAPHICS	STATIONERY	329.00
EFT15338	25-07-2016	J R & A HERSEY	SURVEYORS STAFF	121.00
EFT15339	25-07-2016	HILLE, THOMPSON & DELFOS	LEGAL - SUBDIV LOTS 29/30 MARY ST NTON	5266.80
EFT15340	25-07-2016	HOSEXRESS	PARTS	232.98
EFT15341	25-07-2016	JONO DALE PLUMBING, GAS & AIR-CON	PLUMBING	214.50
EFT15342	25-07-2016	KALBARRI EXPRESS FREIGHT	FREIGHT	73.14
EFT15343	25-07-2016	KALBARRI WAREHOUSE	RAPIDSET, PRUNER, LOPPER, SPRAYER	531.15
EFT15344	25-07-2016	KALBARRI AUTO ELECTRICS	PLANT ELECTRICAL	1298.25
EFT15345	25-07-2016	KALBARRI PEST CONTROL	TERMITE/GENERAL URBAN PEST CONTROL	860.00
EFT15346	25-07-2016	KALBARRI SCENIC FLIGHTS	CHARTER FLIGHT	1380.00

SHIRE OF NORTHAMPTON
FINANCE REPORT – 26 AUGUST 2016

EFT #	Date	Name	Description	Amount
EFT15347	25-07-2016	LGISWA	16/17 WC, LIABILITY, PROPERTY INS	102224.53
EFT15348	25-07-2016	LGIS INSURANCE BROKING	16/17 MV, MANAGEMENT, WORKS INS	47195.87
EFT15349	25-07-2016	LGRCEU	PAYROLL DEDUCTIONS	97.00
EFT15350	25-07-2016	CENTREL PTY LTD	FUEL PURCHASES	1901.76
EFT15351	25-07-2016	NORTHAMPTON IGA & LIQUOR STORE	GOODS	228.98
EFT15352	25-07-2016	HOLCIM AUSTRALIA PTY LTD	HCC/GLANCE ST SEALING AGG	5077.01
EFT15353	25-07-2016	SUSAN REYNOLDS	CROSSOVER REIMBURSEMENT	500.00
EFT15354	25-07-2016	SUN CITY PRINT & DESIGN	STATIONERY	4146.70
EFT15355	25-07-2016	STAR TRACK EXPRESS	FREIGHT	74.75
EFT15356	25-07-2016	MIDWEST AUTO GROUP	PLANT SERVICE	737.70
EFT15357	25-07-2016	THURKLE'S DOZING	DOZER HIRE - PUSH UP GRAVEL	7502.00
EFT15358	25-07-2016	2V NET IT SOLUTIONS	COMPTER MTCE	66.00
EFT15359	25-07-2016	TOTALLY WORKWEAR - GERALDTON	SAFETY BOOT	128.25
EFT15360	25-07-2016	WA RANGERS ASSOCIATION	RANGER BADGES	100.20
EFT15361	25-07-2016	WA LOCAL GOVERNMENT ASSOCIATION (WALGA)	16/17 SUBSCRIPTIONS	23096.41
EFT15362	25-07-2016	WESTERN AUSTRALIAN TREASURY CORP	LOAN 147	1738.73
EFT15363	25-07-2016	DOWNER EDI WORKS PTY LTD	EMULSION	825.00
EFT15364	28-07-2016	WENDY DALLYWATER	REIMB MEALS/ACCOMM - HEALTH MEETING	272.50
EFT15365	28-07-2016	ROBERT MCKENZIE	REIMB WA RANGER ASSOC MEMBERSHIP	50.00
EFT15366	28-07-2016	LEO RYAN	REIMB TELSTRA LINE RENTAL	49.95
EFT15367	11-08-2016	HAYLEY BAIKIE	NCCA STRIDER PLUS PRAM	180.00
EFT15368	11-08-2016	GLENN BANGAY	REIMB GOOD GUYS DISHWASH, EHA CONF	1365.00
EFT15369	11-08-2016	NEIL BROADHURST	REIMB SYNERGY	847.75
EFT15370	11-08-2016	ROB HORSTMAN	NCCA REIMB REFRESHMENTS	62.70
EFT15371	11-08-2016	PORTATECH PTY LTD	PORTABLE OFFICE	9350.00
EFT15372	11-08-2016	KARENE SEDGWICK	REIMB FUEL	152.00
EFT15373	12-08-2016	FLEETWOOD PTY LTD	GRANNY FLAT	84821.00

SHIRE OF NORTHAMPTON
FINANCE REPORT – 26 AUGUST 2016

EFT #	Date	Name	Description	Amount
EFT15374	16-08-2016	AFGRI EQUIPMENT AUST PTY LTD	PARTS	52.80
EFT15375	16-08-2016	ALAN CRAGAN BOBCAT & EXCAVATOR HIRE	EXCAVATOR HIRE	401.50
EFT15376	16-08-2016	KALBARRI IGA	GOODS	45.65
EFT15377	16-08-2016	THE BASKETBALL MAN	HCC PARK BASKETBALL TOWER	2230.80
EFT15378	16-08-2016	BLUESTAR EARTHMOVING	YELLOW SAND, ROAD TRAIN HIRE	2767.60
EFT15379	16-08-2016	BUNNINGS BUILDING SUPPLIES	PLANTER BOXES PLANTS	185.68
EFT15380	16-08-2016	COATES HIRE OPERATIONS PTY LIMITED	ROLLER HIRE	3943.51
EFT15381	16-08-2016	BOC GASES AUSTRALIA LTD	INDUSTRY GASES	65.04
EFT15382	16-08-2016	COURIER AUSTRALIA	FREIGHT	964.09
EFT15383	16-08-2016	COVS PARTS PTY LTD	PARTS	429.54
EFT15384	16-08-2016	SIMON DRAGE	BOTANIC LINE STORAGE SHELVES	330.00
EFT15385	16-08-2016	D-TRANS	PLANT REPAIRS , BRAKE RELINE, BEARINGS	2162.08
EFT15386	16-08-2016	ECO-FLORA CRANE, TRUCK & EXCAVATOR SERVICES	GRADE COASTAL CARPARKS	900.00
EFT15387	16-08-2016	FULTON HOGAN	BINNU EAST, GLANCE, HCC - RESEALING	137590.53
EFT15388	16-08-2016	GERALDTON BUILDING SERVICES & CABINETS	ROOF REPAIRS	668.80
EFT15389	16-08-2016	GREAT NORTHERN RURAL SERVICES	BAILEYS SOIL TEST	461.00
EFT15390	16-08-2016	GREAT SOUTHERN FUEL SUPPLY	FUEL PURCHASES	18807.28
EFT15391	16-08-2016	GREENWAY ENTERPRISES	KNAPSACKS	487.96
EFT15392	16-08-2016	HASLEBYS HARDWARE SUPPLIES	DRILL, ANGLE GRINDER, HUNTER ST, RETIC	2286.95
EFT15393	16-08-2016	C + J HANSON PLUMBING CONTRACTORS	PLUMBING	148.50
EFT15394	16-08-2016	NR & DJ HAYNES	BUILDING MAINTENACE	524.70
EFT15395	16-08-2016	HITACHI	PARTS	29.92
EFT15396	16-08-2016	MAC HOLT	REIMB TRAVEL LG WEEK	896.80
EFT15397	16-08-2016	INTERNET FIND PTY LTD	NCCA ANNUAL SUBSCRIPTION	99.00
EFT15398	16-08-2016	JASON SIGNMAKERS	LUCKY BAY CAMPING SIGNS, GEN SIGNS	5386.70

SHIRE OF NORTHAMPTON
FINANCE REPORT – 26 AUGUST 2016

EFT #	Date	Name	Description	Amount
EFT15399	16-08-2016	KALBARRI HARDWARE & BUILDING SUPPLIES	RAPIDSET, BRUSH	58.20
EFT15400	16-08-2016	KALBARRI EXPRESS FREIGHT	FREIGHT	365.70
EFT15401	16-08-2016	KALBARRI CRASH	INSURANCE EXCESS	300.00
EFT15402	16-08-2016	KALBARRI B P SERVICE STATION	WD40, PRESSUE GUAGE, FUEL	166.41
EFT15403	16-08-2016	KALBARRI LAWNMOWING SERVICE	LAWN MOWING, GARDENING	940.00
EFT15404	16-08-2016	KALBARRI PEST CONTROL	TERMITE/GENERAL URBAN PEST CONTROL	540.00
EFT15405	16-08-2016	KALBARRI REFRIGERATION & AIRCON	CHECK DISHWASHER	121.00
EFT15406	16-08-2016	SHANE KRAKOUER	REIMB LG WEEK EXPENSES	1176.02
EFT15407	16-08-2016	NORTHAMPTON TOWING	TRANSPORT HIRE ROLLER	609.40
EFT15408	16-08-2016	THE LUSCOMBE SYNDICATE	NCCA CLEANING PRODUCTS	300.79
EFT15409	16-08-2016	MIDWEST LOCK & SAFE	KEYS	25.00
EFT15410	16-08-2016	MIDWEST MULCHING MOWING	VERGE MOWING - PORT GREG, HKS	20900.00
EFT15411	16-08-2016	CENTREL PTY LTD	FUEL PURCHASES	1373.74
EFT15412	16-08-2016	MOORE STEPHENS	FINANCIAL MANAGEMENT REVIEW	5500.00
EFT15413	16-08-2016	PACIFIC BRANDS WORKWEAR GROUP PTY LTD	UNIFORM	62.52
EFT15414	16-08-2016	NORTHAMPTON NEWSAGENCY	STATIONERY, NEWSPAPERS	829.35
EFT15415	16-08-2016	NORTHAMPTON PHARMACY	WC MEDICATION	34.50
EFT15416	16-08-2016	NORTHAMPTON FAMILY STORE	UNIFORMS	2372.14
EFT15417	16-08-2016	NORTHAMPTON COMMUNITY NEWS INC	NCCA ADVERTISING	40.00
EFT15418	16-08-2016	CLEANPAK TOTAL SOLUTIONS	CLEANING PRODUCTS	894.84
EFT15419	16-08-2016	SHAWNY'S COUNTRY KITCHEN	KALB SENIORS - MEAL	450.00
EFT15420	16-08-2016	STAR TRACK EXPRESS	FREIGHT	214.14
EFT15421	16-08-2016	2V NET IT SOLUTIONS	COMPTER MTCE	200.00
EFT15422	16-08-2016	TRISSET BOSS PTY LTD	TRUST CHEQUES	979.00
EFT15423	16-08-2016	VERLINDENS ELECTRICAL GERALDTON	ELECTRICAL	583.00
EFT15424	16-08-2016	IT VISION	16/17 RENEW SYNERGYSOFT/UNIVERSE	31608.50
EFT15425	16-08-2016	WESTRAC EQUIPMENT PTY LTD	PARTS	97.42

SHIRE OF NORTHAMPTON
FINANCE REPORT – 26 AUGUST 2016

EFT #	Date	Name	Description	Amount
EFT15426	16-08-2016	WESTERN RESOURCE RECOVERY PTY LTD	PUMP SEPTICS	2704.00
				\$588,039.45

SHIRE OF NORTHAMPTON
FINANCE REPORT – 26 AUGUST 2016

TRUST FUND CHEQUES

Chq #	Date	Name	Description	Amount
2155	15-07-2016	ANDREW & NATASHA PLUSCHKE	REFUND COMMUNITY BUS BOND	200.00
2156	29-07-2016	TENNIS WEST	KIDSPORT - INV 44-16	50.00
2157	05-08-2016	KALBARRI ARTS & CRAFTS	REFUND BUS BOND	200.00
2158	26-07-2016	ST PATS FOOTBALL CLUB	INV 007 - KIDSPORT	140.00
2159	09-08-2016	WILSONS SIGNS SOLUTIONS	INV 70037 PLAQUE NORM WALKER	170.50
2160	15-08-2016	KALBARRI CAMP & COMMUNITY HALL INC	TRANSFER BALANCE TO KAL CAMP	25151.52
				<u>\$25,912.02</u>

SHIRE OF NORTHAMPTON
FINANCE REPORT – 26 AUGUST 2016

DIRECT DEBITS

Jnl #	Date	Name	Description	Amount
	14/7/2016	PAYROLL	FN/E 13/07/2016	82712.00
	18/7/2016	CLICKSUPER	SUPERANNUATION FN/E 13/7/2016	19361.41
	28/7/2016	PAYROLL	FN/E 27/7/2016	76886.00
	29/07/2016	CLICKSUPER	SUPERANNUATION FN/E 27/7/2016	18856.10
GJ0106	31/07/2016	NAB BANK FEES	FEES	511.41
GJ0107	31-07-16	BPOINT	FEES	53.40
GJ0108	31-07-16	BPAY	FEES	14.08
GJ0110	31-07-16	CEO CORPORATE CARD	WESTNET	104.94
			BANK CHARGES	9.00
			QANTAS CONFERENCE EXP - LG WEEK	242.98
			REFRESHMENTS	55.00
			OFFICE EXPENSES	62.61
			DEPT TRANSPORT JETTY	85.00
				559.53
GJ0111	31-07-16	DCEO CORPORATE CARD	BANK CHARGES	9.00
			PLANT AIRBAG SUSPENSION	1100.00
			METRO HOTEL - ACCOMM TRAINING	602.40
				1711.40
GJ0112	31-07-16	WESTNET	FEES	66.00
				<u>\$200,731.33</u>

6.4.2 DRAFT MONTHLY FINANCIAL STATEMENTS – JULY 2016

FILE REFERENCE:	1.1.1
DATE OF REPORT:	15 August 2016
DISCLOSURE OF INTEREST:	Nil
REPORTING OFFICER:	Grant Middleton
APPENDICES:	1. Draft Monthly Financial Report for July 2016
	2. Schedule Format provided as separate attachment (Appendix B)

SUMMARY

Council to adopt the draft monthly financial reports as presented.

BACKGROUND:

This information is provided to Council on a monthly basis in accordance with provisions of the Local Government Act 1995 and Local Government (Financial Management) Regulations 1996.

The Draft Monthly Statements of Financial Activity for the period ending 31 July 2016 are attached, and include:

Compilation Report

Monthly Summary Information

Statement of Financial Activity by Program

Statement of Financial Activity By Nature or Type

Statement of Capital Acquisitions and Capital Funding

Statement of Budget Amendments

Note 1 Significant Accounting Policies (presented annually)

Note 2 Explanation of Material Variances

Note 3 Net Current Funding Position

Note 4 Cash and Investments

Note 5 Budget Amendments (as required)

Note 6 Receivables

Note 7 Cash Backed Reserves

Note 8	Capital Disposals
Note 9	Rating Information
Note 10	Information on Borrowings
Note 11	Grants and Contributions
Note 12	Trust
Appendix A	Details of Capital Acquisitions
Appendix B	Detailed Schedules (separate presentation)

F

FINANCIAL & BUDGET IMPLICATIONS:

Total operating expenditure at 31st July 2016 is under budget by \$64,569 and capital expenditure is under budget by \$418,230 which is largely due to the major capital works commencing later this calendar year.

Depreciation expense is under budget by \$30,796 due to depreciation expense being not being charged for plant and equipment and furniture and equipment pending the revaluation of both expenditure categories. This situation will be resolved once the revaluation process is completed as part of the 2015/2016 annuals process.

Budget information listed in the July financial statements is in draft form only pending formal adoption of the 2016/2017 Budget.

STATUTORY IMPLICATIONS:

Local Government (Financial Management) Regulation 34 1996
Local Government Act 1995 section 6.4

POLICY IMPLICATIONS:

Council is required annually to adopt a policy on what it considers to be material as far as variances that require to be reported for Council. The current Council Policy sets the material variance at \$5,000.

VOTING REQUIREMENT:

Simple Majority Required:

OFFICER RECOMMENDATION – ITEM 6.4.2

That Council adopts the Monthly Financial Report for the period ending 31 July 2016.

SHIRE OF NORTHAMPTON
MONTHLY FINANCIAL REPORT
For the Period Ended 31 July 2016

LOCAL GOVERNMENT ACT 1995
LOCAL GOVERNMENT (FINANCIAL MANAGEMENT) REGULATIONS 1996

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Statement of Financial Activity by Program	
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Statement of Capital Acquisitions and Capital Funding	
Statement of Budget Amendments	
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Note 2	Explanation of Material Variances
Note 3	Net Current Funding Position
Note 4	Cash and Investments
Note 5	Budget Amendments (presented as per budget review process)
Note 6	Receivables
Note 7	Cash Backed Reserves
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Note 9	Rating Information
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Note 11	Grants and Contributions
Note 12	Trust
Appendix A	Details of Capital Acquisitions
Appendix B	Detailed Schedules (presented separately)

Shire of Northampton**Compilation Report**

For the Period Ended 31 July 2016

Report Purpose

This report is prepared to meet the requirements of *Local Government (Financial Management) Regulations 1996*, Regulation 34.

Overview

Summary reports and graphical progressive graphs are provided on page 3, 4 and 5.
No matters of significance are noted.

Statement of Financial Activity by reporting program

Is presented on page 6 and shows a surplus as at 31 July 2016 of \$1,045,790.

Note: The Statements and accompanying notes are prepared based on all transactions recorded at the time of preparation and may vary.

Preparation

Prepared by: Grant Middleton

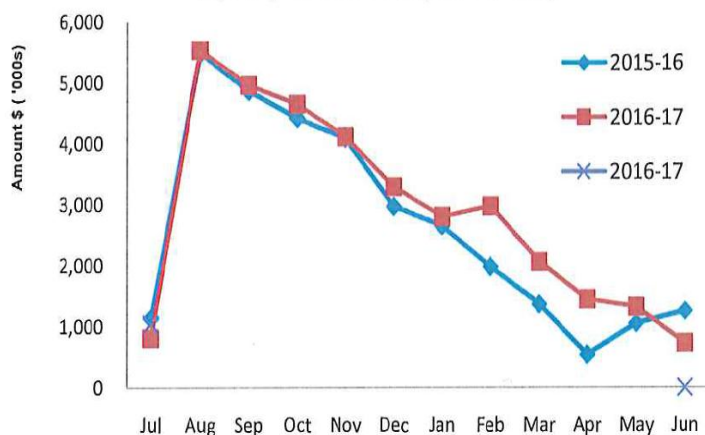
Date prepared: 15/08/2016

Shire of Northampton

Monthly Summary Information

For the Period Ended 31 July 2016

Liquidity Over the Year (Refer Note 3)



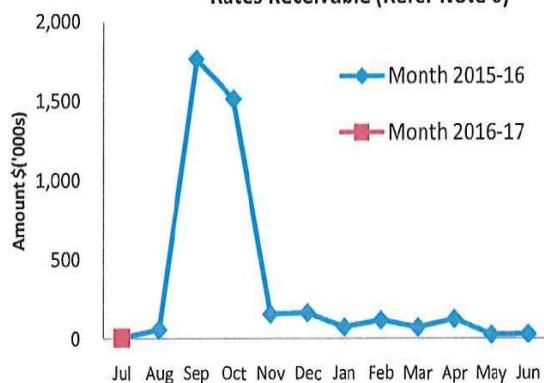
Cash and Cash Equivalents as at period end

Unrestricted	\$	665,086
Restricted	\$	3,263,931
	\$	3,929,017

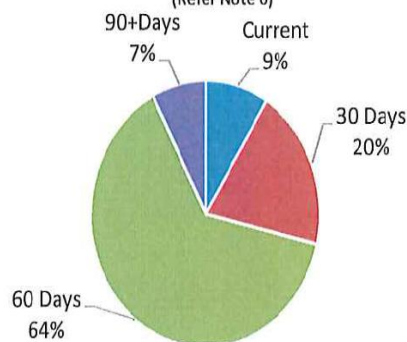
Receivables

Rates	\$	218,510
Other	\$	74,908
	\$	293,418

Rates Receivable (Refer Note 6)



Accounts Receivable Ageing (non-rates)
(Refer Note 6)



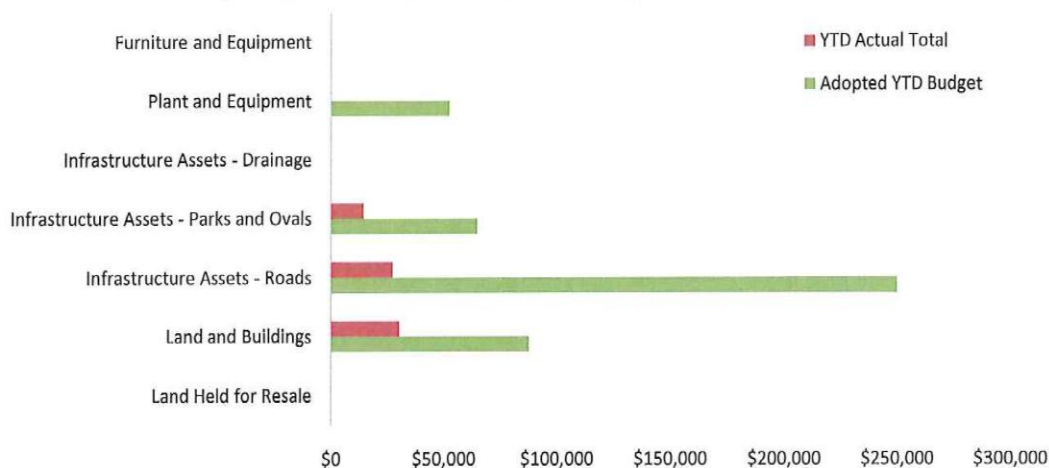
Comments

Shire of Northampton

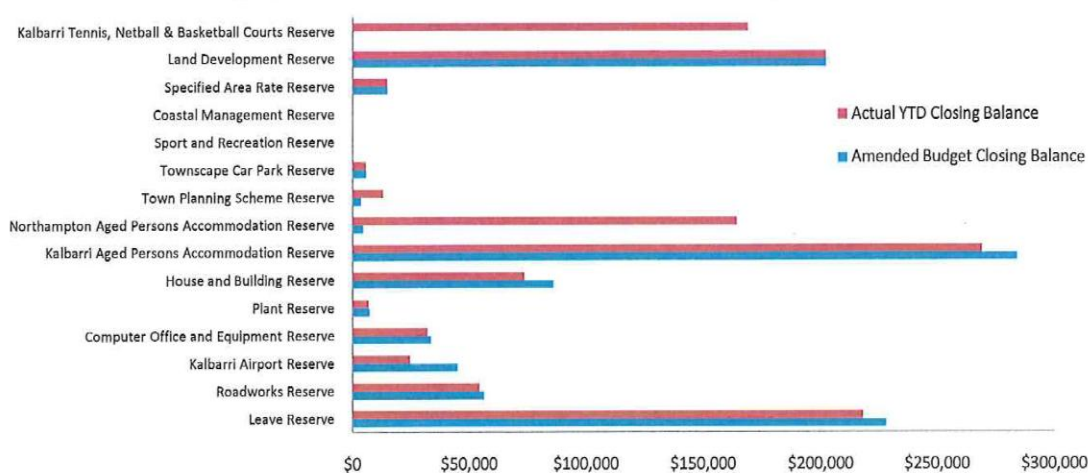
Monthly Summary Information

For the Period Ended 31 July 2016

Capital Expenditure Program YTD (Refer Note 13)



Year To Date Reserve Balance to End of Year Estimate (Refer Note 7)



Comments

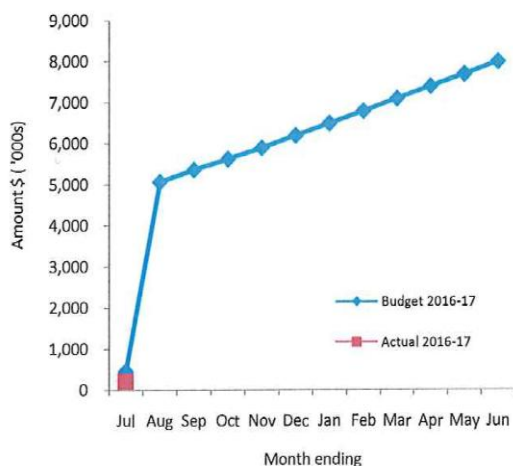
Shire of Northampton

Monthly Summary Information

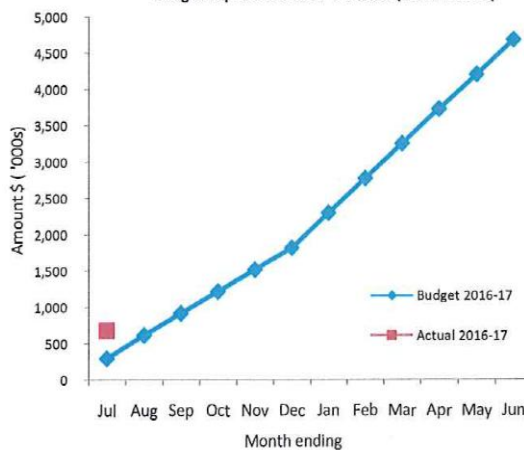
For the Period Ended 31 July 2016

Revenues

Budget Operating Revenues -v- Actual (Refer Note 2)

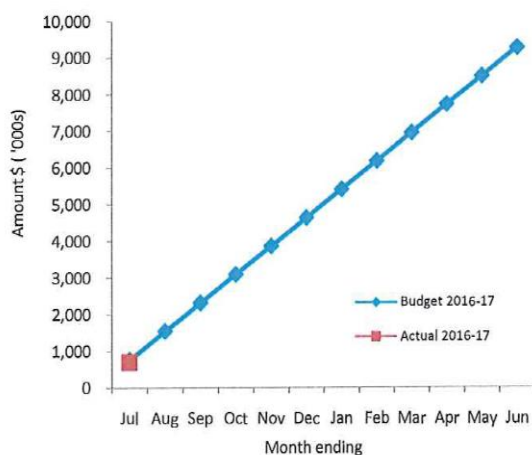


Budget Capital Revenue -v- Actual (Refer Note 2)

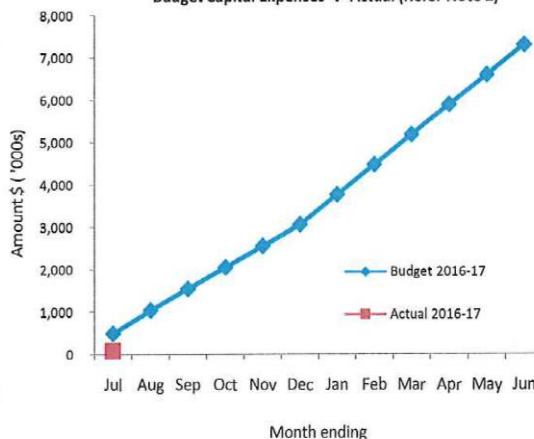


Expenditure

Budget Operating Expenses -v- YTD Actual (Refer Note 2)



Budget Capital Expenses -v- Actual (Refer Note 2)



Comments

SHIRE OF NORTHAMPTON FINANCE REPORT – 26 AUGUST 2016

SHIRE OF NORTHAMPTON STATEMENT OF FINANCIAL ACTIVITY (Statutory Reporting Program) For the Period Ended 31 July 2016

Note	Adopted Budget	Adopted YTD Budget (a)	YTD Actual (b)	Var. \$ (b)-(a)	Var. % (b)-(a)/(a)	Var.
Operating Revenues						
	\$	\$	\$	\$	%	
Governance	50,200	4,181	1,696	(2,485)	(59.43%)	▼
General Purpose Funding	5,782,398	488,322	3,576	(484,746)	(99.27%)	▼
Law, Order and Public Safety	91,280	7,604	16,887	9,283	122.08%	▲
Health	52,500	4,374	5,819	1,445	33.04%	▲
Education and Welfare	195,585	16,296	15,093	(1,203)	(7.39%)	▼
Housing	33,196	2,766	2,347	(419)	(15.14%)	▼
Community Amenities	838,127	69,840	4,544	(65,296)	(93.49%)	▼
Recreation and Culture	45,750	3,808	1,279	(2,529)	(66.41%)	▼
Transport	167,210	161,516	161,068	(448)	(0.28%)	▼
Economic Services	167,745	13,975	2,945	(11,030)	(78.93%)	▼
Other Property and Services	123,818	10,314	1,525	(8,789)	(85.22%)	▼
Total Operating Revenue	7,547,809	782,996	216,779	(566,217)		
Operating Expense						
Governance	(834,493)	(67,899)	(76,974)	(9,075)	(13.36%)	▼
General Purpose Funding	(104,457)	(8,701)	(5,616)	3,085	35.45%	▲
Law, Order and Public Safety	(341,833)	(33,971)	(37,335)	(3,364)	(9.90%)	▲
Health	(205,562)	(17,121)	(15,946)	1,175	6.86%	▲
Education and Welfare	(245,937)	(20,485)	(17,821)	2,664	13.00%	▲
Housing	(115,122)	(9,579)	(9,077)	502	5.24%	▲
Community Amenities	(1,475,160)	(122,890)	(67,428)	55,462	45.13%	▲
Recreation and Culture	(1,742,590)	(135,570)	(139,272)	(3,702)	(2.73%)	▲
Transport	(3,913,696)	(334,635)	(301,809)	32,826	9.81%	▲
Economic Services	(278,173)	(23,173)	(14,876)	8,297	35.80%	▲
Other Property and Services	(40,508)	(3,361)	(26,661)	(23,300)	(693.26%)	▼
Total Operating Expenditure	(9,297,531)	(777,385)	(712,816)	64,569		
Funding Balance Adjustments						
Add back Depreciation	3,623,365	301,943	271,147	(30,796)	(10.20%)	▼
Adjust (Profit)/Loss on Asset Disposal	12,000	0	0	0		
Adjust Provisions and Accruals	0	0	0	0		
Net Cash from Operations	1,885,643	307,554	(224,890)	(532,444)		
Capital Revenues						
Grants, Subsidies and Contributions	3,776,775	256,016	514,603	258,587	101.00%	▲
Proceeds from Disposal of Assets	135,000	12,090	0	(12,090)	(100.00%)	▼
Total Capital Revenues	3,911,775	268,106	514,603	246,497		
Capital Expenses						
Land Held for Resale	0	0	0	0		
Land and Buildings	(2,306,030)	(87,614)	(30,497)	57,117	65.19%	▲
Infrastructure - Roads	(2,998,860)	(249,897)	(27,453)	222,444	89.01%	▲
Infrastructure - Parks & Ovals	(778,550)	(64,875)	(14,537)	50,339	77.59%	▲
Infrastructure - Footpaths	(432,840)	(36,068)	0	36,068	100.00%	▲
Infrastructure - Drainage	0	0	0	0		
Heritage Assets	0	0	0	0		
Plant and Equipment	(609,980)	(52,262)	0	52,262	100.00%	▲
Furniture and Equipment	0	0	0	0		
Total Capital Expenditure	(7,126,260)	(490,716)	(72,486)	418,230		
Net Cash from Capital Activities	(3,214,485)	(222,610)	442,117	664,727		
Financing						
Proceeds from New Debentures	400,000	0	0	0		
Proceeds from Advances	0	0	0	0		
Self-Supporting Loan Principal	22,043	1,836	1,633	(203)	(11.08%)	▼
Transfer from Reserves	343,500	28,625	0	(28,625)	(100.00%)	▼
Advances to Community Groups	0	0	0	0		
Repayment of Debentures	(177,773)	(14,814)	(19,701)	(4,887)	(32.99%)	▼
Transfer to Reserves	(107,157)	(8,930)	(1,598)	7,332	82.11%	▲
Net Cash from Financing Activities	480,613	6,717	(19,667)	(26,384)		
Net Operations, Capital and Financing	(848,229)	91,661	197,561	105,900		
Opening Funding Surplus(Deficit)	848,229	848,229	848,229	0	0.00%	
Closing Funding Surplus(Deficit)	0	939,890	1,045,790	105,900		

Indicates a variance between Year to Date (YTD) Budget and YTD Actual data as per the adopted materiality threshold.
Refer to Note 2 for an explanation of the reasons for the variance.

This statement is to be read in conjunction with the accompanying Financial Statements and notes.

SHIRE OF NORTHAMPTON
FINANCE REPORT – 26 AUGUST 2016

SHIRE OF NORTHAMPTON
STATEMENT OF FINANCIAL ACTIVITY
(By Nature or Type)
For the Period Ended 31 July 2016

	Note	Adopted Budget	Adopted YTD Budget (a)	YTD Actual (b)	Var. \$ (b)-(a)	Var. % (b)-(a)/(a)	Var.
Operating Revenues							
Rates	9	\$ 4,206,481	\$ 362,414	\$	\$ (362,414)	% (100.00%)	▼
Operating Grants, Subsidies and Contributions	11	2,066,265	319,761	190,168	(129,593)	(40.53%)	▼
Fees and Charges		1,164,763	97,047	22,782	(74,265)	(76.52%)	▼
Interest Earnings		110,300	3,774	3,576	(198)	(5.23%)	
Other Revenue		0	0	252	252		
Profit on Disposal of Assets	8	0	0	0	0		
Total Operating Revenue		7,547,809	782,996	216,779	(566,217)		
Operating Expense							
Employee Costs		(2,610,020)	(217,444)	(217,443)	1	0.00%	▲
Materials and Contracts		(2,131,893)	(183,093)	(67,240)	115,853	63.28%	▲
Utility Charges		(364,375)	(30,343)	(1,972)	28,371	93.50%	▲
Depreciation on Non-Current Assets		(3,623,365)	(301,943)	(271,147)	30,796	10.20%	▲
Interest Expenses		(62,923)	(5,241)	(5,912)	(671)	(12.79%)	
Insurance Expenses		(220,260)	(18,318)	(135,339)	(117,021)	(638.83%)	▼
Other Expenditure		(272,695)	(21,003)	(13,763)	7,240	34.47%	▲
Loss on Disposal of Assets	8	(12,000)	0	0	0		
Total Operating Expenditure		(9,297,531)	(777,385)	(712,816)	64,569		▲
Funding Balance Adjustments							
Add back Depreciation		3,623,365	301,943	271,147	(30,796)	(10.20%)	▼
Adjust (Profit)/Loss on Asset Disposal	8	12,000	0	0	0		
Adjust Provisions and Accruals		0	0	0	0		
Net Cash from Operations		1,885,643	307,554	(224,890)	(532,444)		
Capital Revenues							
Grants, Subsidies and Contributions	11	3,776,775	256,016	514,603	258,587	101.00%	▲
Proceeds from Disposal of Assets	8	135,000	12,090	0	(12,090)	(100.00%)	▼
Total Capital Revenues		3,911,775	268,106	514,603	246,497		
Capital Expenses							
Land Held for Resale		0	0	0	0		
Land and Buildings	13	(2,306,030)	(87,614)	(30,497)	57,117	65.19%	▲
Infrastructure - Roads	13	(2,998,860)	(249,897)	(27,453)	222,444	89.01%	▲
Infrastructure - Parks & Ovals	13	(778,550)	(64,875)	(14,537)	50,339	77.59%	▲
Infrastructure - Footpaths		(432,840)	(36,068)	0	36,068		
Infrastructure - Drainage		0	0	0	0		
Heritage Assets		0	0	0	0		
Plant and Equipment	13	(609,980)	(52,262)	0	52,262	100.00%	▲
Furniture and Equipment	13	0	0	0	0		
Total Capital Expenditure		(7,126,260)	(490,716)	(72,486)	418,230		
Net Cash from Capital Activities		(3,214,485)	(222,610)	442,117	664,727		
Financing							
Proceeds from New Debentures		400,000	0	0	0		
Proceeds from Advances		0	0	0	0		
Self-Supporting Loan Principal		22,043	1,836	1,633	(203)	(11.08%)	
Transfer from Reserves	7	343,500	28,625	0	(28,625)	(100.00%)	
Advances to Community Groups		0	0	0	0		
Repayment of Debentures	10	(177,773)	(14,814)	(19,701)	(4,887)	(32.99%)	
Transfer to Reserves	7	(107,157)	(8,930)	(1,598)	7,332	82.11%	▲
Net Cash from Financing Activities		480,613	6,717	(19,667)	(26,384)		
Net Operations, Capital and Financing		(848,229)	91,661	197,561	105,900		
Opening Funding Surplus(Deficit)	3	848,229	848,229	848,229	0	0.00%	
Closing Funding Surplus(Deficit)	3	0	939,890	1,045,790	105,900		

Indicates a variance between Year to Date (YTD) Budget and YTD Actual data as per the adopted materiality threshold.
Refer to Note 2 for an explanation of the reasons for the variance.

This statement is to be read in conjunction with the accompanying Financial Statements and notes.

SHIRE OF NORTHAMPTON
STATEMENT OF CAPITAL ACQUISITIONS AND CAPITAL FUNDING
For the Period Ended 31 July 2016

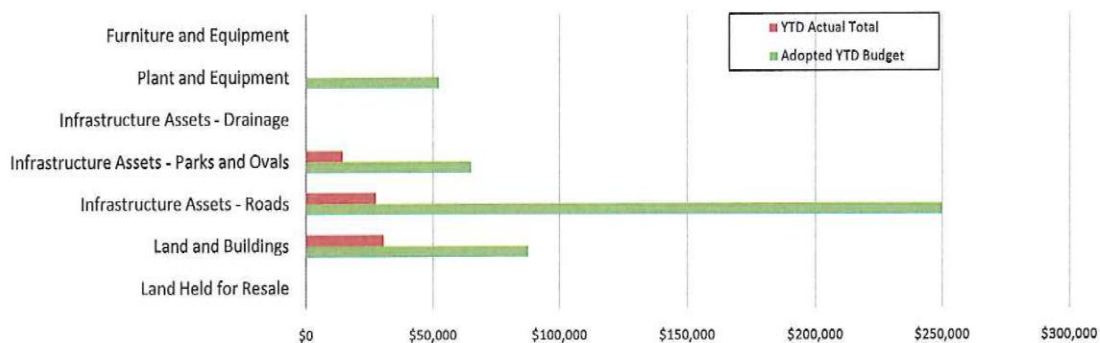
		YTD 31 07 2016				
Capital Acquisitions	Note	YTD Actual New /Upgrade/Renewal (a)	YTD Actual Total (b) = (a)	Adopted YTD Budget (c)	Amended Annual Budget	Variance (b) - (c)
		\$	\$	\$	\$	\$
Land Held for Resale	13	0	0	0		0
Land and Buildings	13	30,497	30,497	87,614		(57,117)
Infrastructure Assets - Roads	13	27,453	27,453	249,897		(222,444)
Infrastructure Assets - Footpaths	13	0	0	36,068		(36,068)
Infrastructure Assets - Parks and Ovals	13	14,537	14,537	64,875		(50,339)
Infrastructure Assets - Drainage	13	0	0	0		0
Plant and Equipment	13	0	0	52,262		(52,262)
Furniture and Equipment	13	0	0	0		0
Capital Expenditure Totals		72,486	72,486	490,716	0	(418,230)

Funded By:

Capital Grants and Contributions	514,603	256,016	3,776,775	258,587
Borrowings	0	0	400,000	0
Own Source Funding - Cash Backed Reserves				
Total Own Source Funding - Cash Backed Reserves	0	28,625	343,500	(28,625)
Own Source Funding - Operations	(442,117)	193,985	(4,655,275)	(636,102)
Capital Funding Total	72,486	490,716	0	(418,230)

Comments and graphs

Capital Expenditure Program YTD



Note 2: EXPLANATION OF MATERIAL VARIANCES (> \$5,000)

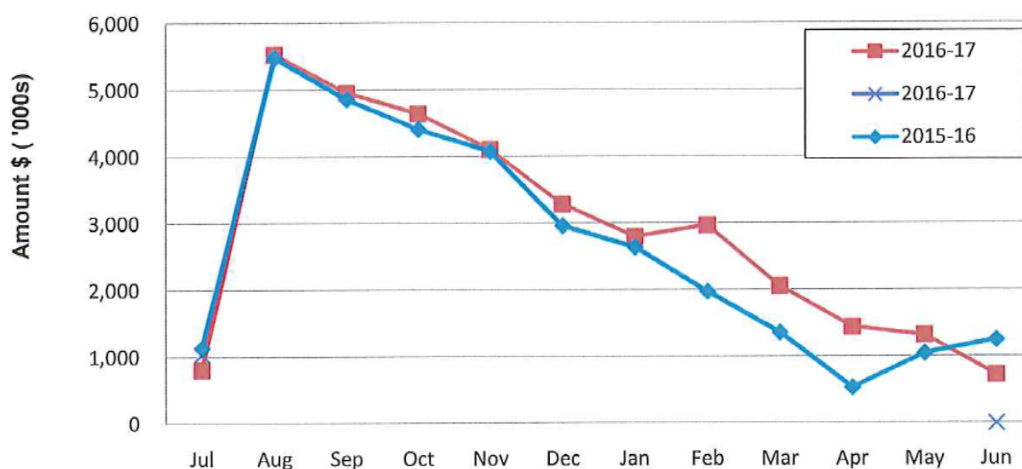
Reporting Program	Var. \$	Var. %	Var.	Timing/ Permanent	Explanation of Variance
Operating Revenues	\$	%			
General Purpose Funding	(484,746)	(99.27%)	▼	Timing	Fags revenue due late August 2016
Law, Order and Public Safety	9,283	122.08%	▲	Timing	Actuals and budget will converge as year progresses
Community Amenities	(65,296)	(93.49%)	▼	Timing	Actuals and budget will converge as year progresses
Economic Services	(11,030)	(78.93%)	▼	Timing	Actuals and budget will converge as year progresses
Other Property and Services	(8,789)	(85.22%)	▼	Timing	Actuals and budget will converge as year progresses
Operating Expense					
Governance	(9,075)	(13.36%)	▼	Timing	Annual Insurance Payments processes in July
Community Amenities	55,462	45.13%	▲	Timing	Actuals and budget will converge as year progresses
Transport	32,826	9.81%	▲	Timing	Actuals and budget will converge as year progresses
Economic Services	8,297	35.80%	▲	Timing	Actuals and budget will converge as year progresses
Other Property and Services	(23,300)	(693.26%)	▼	Timing	Actuals and budget will converge as year progresses
Capital Revenues					
Grants, Subsidies and Contributions	258,587	101.00%	▲	Timing	Var due to Binnu West grant funding rec'd in July 2016
Proceeds from Disposal of Assets	(12,090)	(100.00%)	▼	Permanent	Actuals and budget will converge as year progresses
Capital Expenses					
Land and Buildings	57,117	65.19%	▲	Timing	Actuals and budget will converge as year progresses
Infrastructure - Roads	222,444	89.01%	▲	Timing	Actuals and budget will converge as year progresses
Infrastructure - Parks & Ovals	50,339	77.59%	▲	Timing	Actuals and budget will converge as year progresses
Infrastructure - Footpaths	36,068	100.00%	▲	Timing	Actuals and budget will converge as year progresses
Plant and Equipment	52,262	100.00%	▲	Timing	Actuals and budget will converge as year progresses
Financing					
Transfer to Reserves	7,332	82.11%	▲	Timing	Transfers to be processed during September
Transfer from Reserves	(28,625)	(100.00%)		Timing	Transfers to be processed during September

SHIRE OF NORTHAMPTON
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 31 July 2016

Note 3: NET CURRENT FUNDING POSITION

		Positive=Surplus (Negative=Deficit)	
		YTD 31 Jul 2016	30th June 2016
		\$	\$
Current Assets			
Cash Unrestricted	4	665,086	723,776
Cash Restricted	4	3,263,931	3,578,772
Receivables - Rates	6	218,510	160,199
Receivables -Other	6	74,908	87,046
Receivables - Rubbish		45,015	46,487
Emergency Services Levy		63,345	63,798
Interest / ATO Receivable/Trust		26,573	107,167
Land Held for Resale		245,455	245,455
Inventories		10,555	10,555
		4,613,377	5,023,256
Less: Current Liabilities			
Payables		(85,335)	(315,761)
Income Received in Advance		(1,978,302)	(2,329,780)
Provisions/Accruals/Adjustment		(218,322)	(245,455)
		(2,281,959)	(2,890,996)
Less: Cash Reserves	7	(1,285,629)	(1,284,031)
Net Current Funding Position		1,045,789	848,229

Note 3 - Liquidity Over the Year



Comments - Net Current Funding Position

SHIRE OF NORTHAMPTON
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 31 July 2016

Note 4: CASH AND INVESTMENTS

	Interest Rate	Unrestricted \$	Restricted \$	Trust \$	Total Amount \$	Institution	Maturity Date
(a) Cash Deposits							
Municipal Bank Account	0.00%	663,636			663,636	National	At Call
Trust Bank Account	0.00%			246,667	246,667	National	At Call
WATC (OCDF) - Horrocks	1.45%		10,552		10,552	WATC	N/A
WATC (OCDF) - Binnu/White Cliffs	1.45%		1,967,751		1,967,751	WATC	N/A
National - Binnu/White Cliffs	3.00%		0		0	National	05-Jul-16
Cash On Hand	Nil	1,450			1,450	N/A	On Hand
(b) Term Deposits							
Municipal Investments					0		
					0		
					0		
Reserves Investments							
TD 16-236-****	2.90%		805,036		805,036	National	15-Oct-16
TD 16-236-****	2.90%		173,307		173,307	National	15-Oct-16
A/C 83-970-****	2.98%		307,286		307,286	National	28-Nov-16
Total		665,086	3,263,931	246,667	4,175,684		

Comments/Notes - Investments

SHIRE OF NORTHAMPTON
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 31 July 2016

Note 6: RECEIVABLES

Receivables - Rates Receivable

Opening Arrears Previous Years
Levied this year
Less Collections to date
Equals Current Outstanding

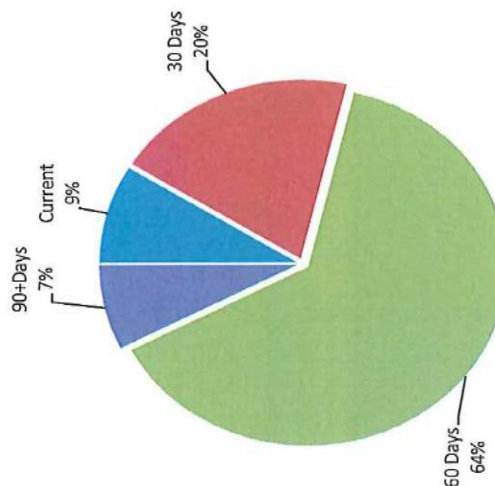
Net Rates Collectable
% Collected

	YTD 31 Jul 2016	30 June 2015
\$		\$
	227,616	212,108
	0	3,799,302
	(9,106)	(3,763,045)
	218,510	248,365
	218,510	248,365
	4.00%	93.81%

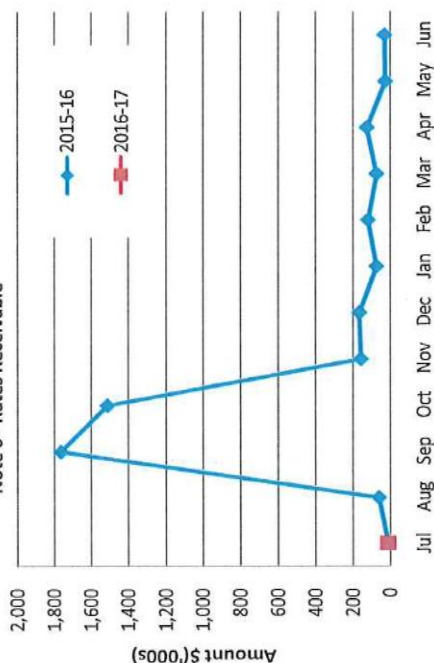
Receivables - General	Current	30 Days	60 Days	90+Days
\$	\$	\$	\$	\$
	6,658	14,838	47,694	5,718
Total Receivables General Outstanding				74,908

Amounts shown above include GST (where applicable)

Note 6 - Accounts Receivable (non-rates)



Note 6 - Rates Receivable



Comments/Notes - Receivables Rates

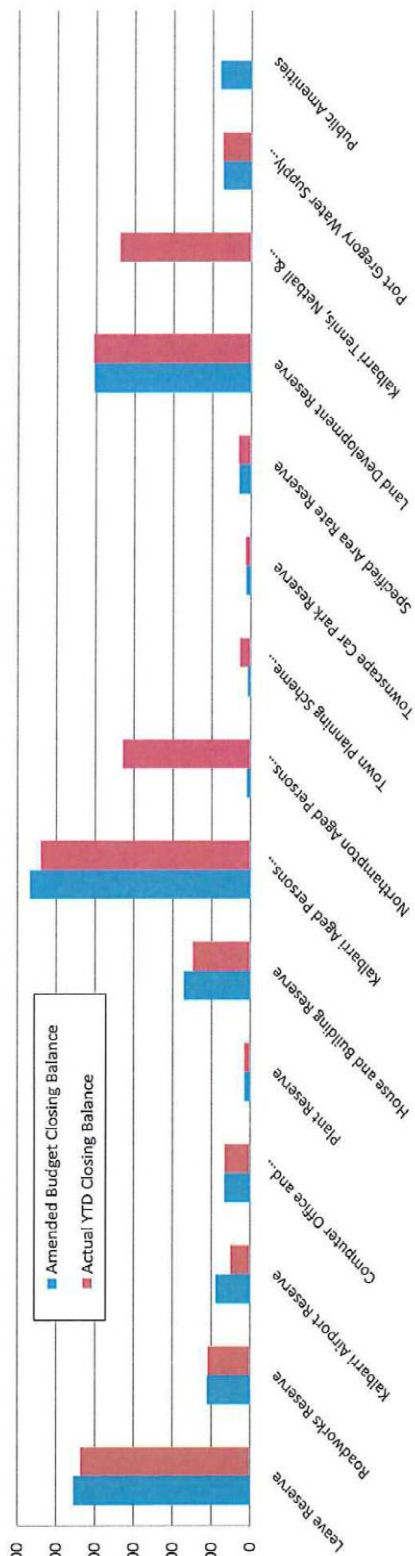
Comments/Notes - Receivables General

SHIRE OF NORTHAMPTON
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 31 July 2016

Note 7: Cash Backed Reserve

2016-17										
Name	Opening Balance	Amended Budget Interest Earned	Actual Interest Earned	Amended Budget Transfers In (+)	Actual Transfers In (+)	Amended Budget Transfers Out (-)	Actual Transfers Out (-)	Transfer out Reference	Amended Budget Closing Balance	Actual YTD Closing Balance
Leave Reserve	\$ 217,874	\$ 5,000	\$ 320	\$ 5,000	\$ 0	\$ 0	\$ 0		\$ 227,874	\$ 218,194
Roadworks Reserve	54,245	2,000	130	0	0	0	0		56,245	54,375
Kalbarri Airport Reserve	24,703	200	15	20,000	0	0	0		44,903	24,718
Computer Office and Equipment Reserve	32,087	1,500	100	0	0	0	0		33,587	32,187
Plant Reserve	6,979	300	23	0	0	0	0		7,279	7,002
House and Building Reserve	73,537	2,500	160	10,000	0	0	0		86,037	73,697
Kalbarri Aged Persons Accommodation Reserve	268,859	8,000	500	7,157	0	0	0		284,016	269,359
Northampton Aged Persons Accommodation Reserve	164,044	5,500	350	0	0	(165,000)	0		4,544	164,394
Townscaple Car Park Reserve	13,096	0	0	0	0	(9,500)	0		3,596	13,096
Specified Area Rate Reserve	5,758	0	0	0	0	0	0		5,758	5,758
Land Development Reserve	15,000	0	0	0	0	0	0		15,000	15,000
Kalbarri Tennis, Netball & Basketball Courts Reserve	202,271	0	0	0	0	(169,000)	0		202,271	202,271
Port Gregory Water Supply Reserve	169,078	0	0	0	0	0	0		78	169,078
Public Amenities	36,500	0	0	40,000	0	0	0		36,500	36,500
	1,284,031	25,000	1,598	82,157	0	(343,500)	0	0	1,047,688	1,285,629

Note 7 - Year To Date Reserve Balance to End of Year Estimate



SHIRE OF NORTHAMPTON
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 31 July 2016

Notes & CAPITAL DISPOSALS

Actual YTD Profit/(Loss) of Asset Disposal				Disposals				Adopted Current Budget			Comments
								YTD 31 07 2016			
								Adopted Annual Budget Profit/(Loss)	Actual Profit/(Loss)	Variance	
Cost	Accum Depr	Proceeds	Profit (Loss)								
\$	\$	\$	\$								
				Plant and Equipment							
				0		1,000	\$	0			
				0		1,000		0		(1,000)	
				0		0		0		(1,000)	
				0		(1,000)		0		0	
				0		(13,000)		0		1,000	
				0				0		13,000	
0	0	0	0			(12,000)		0			
										12,000	

Comments - Capital Disposal/Replacements

SHIRE OF NORTHAMPTON
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 31 July 2016

Note 9: RATING INFORMATION											
RATE TYPE											
Rate in \$	Number of Properties	Rateable Value \$	Rate Revenue \$	Interim Rates \$	Back Rates \$	Total Revenue \$	Amended Budget Rate Revenue \$	Amended Budget Interim Rate \$	Amended Budget Back Rate \$	Amended Budget Total Revenue \$	
Differential General Rate	General GRV	20,026,809				0	1,553,079	0	0	1,553,079	
	General UV	179,477,737				0	2,221,037	0	0	2,221,037	
	Sub-Totals	199,504,546		0	0	0	3,774,116	0	0	3,774,116	
Minimum Payment											
General GRV	969	3,781,019		0	0	0	503,880	0	0	503,880	
	53	655,079		0	0	0	27,560	0	0	27,560	
	1,022	4,436,098		0	0	0	531,440	0	0	531,440	
Write-offs Discounts Amount from General Rates Ex-Gratia Rates Specified Area Rates Totals											4,305,556
											0
											(142,500)
											4,163,056
											0
											43,425
											4,206,481

Comments - Rating Information

SHIRE OF NORTHAMPTON
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 31 July 2016

10. INFORMATION ON BORROWINGS
(a) Debenture Repayments

Particulars	Principal 01-Jul-15	New Loans	Principal Repayments		Principal Outstanding		Interest Repayments	
			Actual \$	Amended Budget \$	Actual \$	Amended Budget \$	Actual \$	Amended Budget \$
Other Property								
Loan 152 - Staff Housing *	375,242		0	15,508	375,242	359,734		23,818
Loan 154 - Staff Housing	350,000		0	31,110	350,000	318,890		12,260
Recreation & Culture								
Loan 147 - Kalbarri Bowling Club*	6,432		1,633	3,315	4,799	3,117	106	175
Loan 148A - Kalbarri Library Extensions	100,735		0	24,655	100,735	76,080		3,350
Loan 151 - Kalbarri Bowling Club*	17,137		0	3,220	17,137	13,917		885
Transport								
Loan 149 - Plant Purchases	190,717		0	63,465	190,717	127,252		9,390
Loan 153 - Plant Purchases	323,900		18,069	36,500	305,831	287,400	5,805	13,045
	1,364,163	0	19,701	177,773	1,344,462	1,186,390	5,912	62,923

* Self supporting loan

All debenture repayments were financed by general purpose revenue except loans 147, 151 & 152 which are self supporting loans.

(b) New Debentures

No new debentures were raised during the reporting period.

SHIRE OF NORTHAMPTON
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 31 July 2016

Note 11: GRANTS AND CONTRIBUTIONS

Program/Details GL		Grant Provider	Approval	2016-17 Amended Budget	Variations Additions (Deletions)	Operating	Capital	Recoup Status	
								Received	Not Received
GENERAL PURPOSE FUNDING			(Y/N)	\$	\$	\$	\$	\$	\$
4611	Grants Commission - General	WALGGC	Y	813,145	0	813,145	0	0	813,145
4621	Grants Commission - Roads	WALGGC	Y	674,110	0	674,110	0	0	674,110
0291									
LAW, ORDER, PUBLIC SAFETY									
0583	Bush Fire Brigade Operating Grant	Dept. of Fire & Emergency Serv.	Y	33,780	0	33,780	0	8,381	25,400
0583	Grant FESA - SES	Dept. of Fire & Emergency Serv.	Y	33,000	0	33,000	0	8,250	24,750
EDUCATION AND WELFARE									
1083	Pioneer Lodge - Building Development	Royalties For Regions (MWDC)	Y	704,545	0	0	704,545	0	704,545
1163	NCAA Fundraising				0	0	0	100	0
COMMUNITY AMENITIES									
RECREATION AND CULTURE									
4763	Heritage Advisory Services	State Heritage Office	Y	6,500	0	6,500	0	0	6,500
4523	Kalbarri Foreshore Redevelopment	National Stronger Regions	N	180,000		0	180,000	0	180,000
4523	Finger Jetty	Department of Transport	Y	80,000		0	80,000	0	80,000
4473	Kalbarri Tennis, Netball & Basketball	CSRFF		225,000			225,000	0	225,000
4473	Kalbarri Tennis, Netball & Basketball	Royalties for Regions	Y	226,680			226,680	0	226,680
4473	Kalbarri Tennis, Netball & Basketball	Kalbarri Sport & Rec Club		20,000			20,000	0	20,000
TRANSPORT									
5481	RRG Grants - Capital Projects	Regional Road Group	Y	326,667	0		326,667	0	326,667
5209	Binnu West	Roads to Recovery	Y	323,253	0		323,253	0	(0)
5209	White Cliffs	Roads to Recovery	Y	600,000			600,000	0	600,000
5205	RFR - Binnu West	State Government	Y	751,495	0		751,495	0	0
6281	MRWA Maintenance Grants	Main Roads WA	Y	161,000	0	161,000		161,000	0
ECONOMIC									
5005	Lucky Bay	Tourism WA Coastal Nodes Grant	Y	147,885			147,885	0	147,885
5005	Lucky Bay	Royalties for Regions Funding - 16/1	Y	191,250			191,250	0	0
TOTALS				5,498,310	0	1,721,535	3,776,775	692,234	4,054,681
		Operating		1,721,535				177,631	
		Non-operating		3,776,775				514,603	
				5,498,310				692,234	

SHIRE OF NORTHAMPTON
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 31 July 2016

Note 12: TRUST FUND

Funds held at balance date over which the Shire has no control and which are not included in this statement are as follows:

Description	Opening Balance 1 Jul 16	Amount Received	Amount Paid	Closing Balance 31-Jul-16
	\$	\$	\$	\$
Town Planning - Security Bonds	0			0
Transportable Housing Bond	26,275			26,275
Footpath Deposits	38,556		500	39,056
Retentions - Subdivisions	69,794		0	69,794
Building Levies (BCITF & BRB)	182		2,177	2,359
Community Bus Bond	6,000	0	(200)	5,800
Unclaimed Monies - Rates	4,336	0		4,336
Nomination Deposits	0	0		0
Aged Unit Bond	0		0	0
Council Housing Bonds	520	0		520
BROC - Management Funds	1			1
RSL Hall Key Bond	650		0	650
Special Series Plates	220	0	0	220
Kidsport	2,356		(50)	2,306
Northampton Child Care Association	62,768	0		62,768
Horrocks Memorial Wall	3,367	250	0	3,617
One Life	3,813	0	0	3,813
Kalbarri Camp School	25,152	0	0	25,152
	243,990	250	2,427	246,667

Level of Completion Indicators



SHIRE OF NORTHAMPTON
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 31 July 2016

Note 13: CAPITAL ACQUISITIONS

% of Completion	Level of Completion Indicator	Infrastructure Assets	YTD for the Period Ended 31 July 2016					Strategic Reference / Comment
			Amended Annual Budget	Amended YTD Budget	YTD Actual	Variance (Under)/Over		
		Governance						
0.00	○	DCEO Vehicle	(40,000)		0	0	0	
0.00	○	Governance Total	(40,000)		0	0	0	
		Education and Welfare						
0.00	○	Pioneer Lodge (Car Park)	(95,465)		0	0	0	
0.00	○	Pioneer Lodge (8 Units) Construction Costs	(1,269,545)		0	0	0	
0.00	○	Education and Welfare Total	(1,365,010)		0	0	0	
		Community Amenities						
0.00	○	Develop Binnu Refuse Site	(45,100)		(3,758)	0	3,758	
0.00	○	Sally's Tree Grinder Pump	(30,000)		(2,500)	0	2,500	
0.28	○	Horrocks Community Centre	(110,400)		(18,398)	(30,497)	(12,099)	
0.16	○	Communities and Amenities Total	(185,500)		(24,656)	(30,497)	(5,841)	
		Recreation And Culture						
0.00	○	Floating Finger Jetty - northern boat ramp	(80,000)		(6,666)	0	6,666	
0.00	○	DUP - Pathways Kalbarri Foreshore Redevelopment	(270,000)		(22,500)	0	22,500	
0.00	○	Kalbarri Tennis, Netball & Basketball Courts	(755,520)		(62,958)	0	62,958	
0.00	○	Replace BBQ Kalbarri Marina	(4,000)		(333)	0	333	
0.00	○	Horrocks - Replace Shelter/slab	(16,680)		(1,389)	0	1,389	
0.03	○	Lions Park - Playground/Shelter/BBQ etc	(45,380)		(3,780)	(1,489)	2,291	
0.00	○	Recreation And Culture Total	(1,171,580)		(97,627)	(1,489)	89,472	
		Transport						
0.01	○	Road Construction	(2,998,860)		(249,897)	(27,453)	222,444	
0.00	○	Footpath Construction	(162,840)		(13,568)	0	13,568	
0.00	○	4 Wheel Light tip Truck - Kalbarri	(82,810)		(6,901)	0	6,901	
0.00	○	Prime Mover	(220,000)		(18,333)	0	18,333	
0.00	○	Tip Truck - Northampton	(210,000)		(17,500)	0	17,500	
0.00	○	Works Manager 4 Wheel Drive	(57,170)		(9,528)	0	9,528	
0.01	○	Transport Total	(3,731,680)		(315,727)	(27,453)	288,274	

Level of Completion Indicators



SHIRE OF NORTHAMPTON
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 31 July 2016

Note 13: CAPITAL ACQUISITIONS

		YTD for the Period Ended 31 July 2016						
% of Completion	Level of Completion Indicator	Infrastructure Assets	Amended Annual Budget	Amended YTD Budget	YTD Actual	Variance (Under)/Over	Strategic Reference / Comment	
		Other Property and Services						
0.02	○	Lucky Bay Caravan and Camp Grounds	(632,490)	(52,706)	(13,047)	39,659		
0.02	○	Other Property and Services Total	(632,490)	(52,706)	(13,047)	39,659		
0.01	○	Capital Expenditure Total	(7,126,260)	(490,716)	(72,486)	411,564		
		By Class						
0.00	○	Land Held for Resale	0	0	0	0		
0.01	○	Land and Buildings	(2,306,030)	(87,614)	(30,497)	57,117		
0.01	○	Infrastructure Assets - Roads	(2,998,860)	(249,897)	(27,453)	222,444		
0.00	○	Infrastructure Assets - Footpaths	(432,840)	(36,068)	0	36,068		
0.02	○	Infrastructure Assets - Parks and Ovals	(778,550)	(64,875)	(14,537)	50,339		
0.00	○	Plant and Equipment	(609,980)	(52,262)	0	52,262		
0.00	○	Furniture and Equipment	0	0	0	0		
0.01	○	Capital Expenditure Total by Class	(7,126,260)	(490,716)	(72,486)	418,230		

6.4.3 2016/2017 BUDGET ADOPTION

FILE REFERENCE:	1.1.1
DATE OF REPORT:	17 August 2016
DISCLOSURE OF INTEREST:	Nil
REPORTING OFFICER:	Grant Middleton
APPENDICES:	1. 2016/2017 ANNUAL BUDGET STATUTORY FORMAT (INCLUDED) 2. 2016/2017 ANNUAL BUDGET SCHEDULE FORMAT (HARDCOPY)

BACKGROUND:

At the Special Meeting of Council held on the 27th July 2016 Council considered a draft version of the 2016/2017 Budget.

The 2016/2017 statutory budget format and 2016/2017 detailed schedule format have been provided under separate cover.

The statutory budget format for the 2015/2016 financial year is presented as a balanced budget for Council's consideration with a B/Fwd position of \$848,229.

The B/Fwd position contains the following items of restricted cash:

WAPC Grants Strategy/Scheme Reviews	\$155,000
Reserve funds Lucky Bay transferred 15/16	\$105,145
Roads to Recovery Funds - Binu East Re-seal	\$110,000
Tourism WA Grant - Lucky Bay unspent 15/16	\$60,680
Royalties for Regions - Binu West unspent 15/16	\$40,110
ESL BFB/SES Grant 16/17 received 15/16	\$16,631
<u>TOTAL RESTRICTED CASH</u>	\$487,566

As per the Local Government Act 1995 and associated regulations, Council is requested to adopt the budget by absolute majority as per the officer recommendation.

BUDGET AMENDMENTS

There have been no significant changes made to the draft budget adopted by Council at the Special Meeting held on the 27th July 2016 with all changes being reflected in the final budget document.

VOTING REQUIREMENT:

Absolute Majority Required:

OFFICER RECOMMENDATION – ITEM 6.4.3

That Council in accordance with section 6.2 of the Local Government Act 1995 adopt the 2016/2017 budget as presented inclusive of the following:

Statement of Comprehensive Income

Statement of comprehensive income as detailed on pages 2-4 of the budget for the 2016/2017 financial year showing the projected “Total Comprehensive Income” amount of \$2,027,053.

Statement of Cash Flows

Statement of Cash Flows detailed on page 5 of the budget for the 2016/2017 financial year showing a projected “Cash and Cash Equivalents at the End of the year” totaling \$3,342,429.

Rate Setting Statement

Rates Setting Statement detailed on page 6 of the budget for the 2016/2017 financial year showing a “Net current assets at start of financial year” totaling \$848,229 from 2015/16.

Statutory Budget

Statutory Budget detail for 2016/2017 as presented on pages 7 to 34.

2016/2017 Budget By Schedule Format

Detailed Schedule Budget format for 2016/2017 detailed on pages 1 to 134 of the supplementary information to the budget document showing a balanced budget totaling \$13,073,356.

6.4.4 WAIVER OF 2016/2017 RATES

FILE REFERENCE:	1.1.1
DATE OF REPORT:	17 August 2016
DISCLOSURE OF INTEREST:	Nil
REPORTING OFFICER:	Grant Middleton

BACKGROUND:

The following properties are subject to rates as a result of lease agreements between the Shire of Northampton and the lessee. Historically these Clubs/Organisations have not been levied rates.

In accordance, with section 6.47 of the Local Government Act 1995, Council is requested to formally resolve, by an absolute majority, to waive the rates.

- Northampton Bowling Club – Portion of Reserve 23432 and Crown Grant in Trust Volume 1620 Folio 052, (A1974);
- Northampton Golf Club – Portion of Reserve 23432 and Crown Grant in Trust Volume 1620 Folio 052, (A1974);
- Northampton Community Centre – Portion of Reserve 23432, (A1974);
- Kalbarri Camp and Community Hall – Kalbarri Town Lot 468 Reserve No 35559, (A2457).
- Kalbarri Golf and Bowling Club – part of Reserve No 30953, (A2628);
- Kalbarri Sport and Recreation Club – part of Reserve No 25447, (A4824).
- Kalbarri Occasional Childcare Centre – Lot 233 and 232 Smith Street, Kalbarri, (A1877).
- Northampton Child Care Association (Edna Bandy Centre) – Reserve 2038, Stephen Street Northampton, (A1693)
- Old School Community Centre – Lot 31, Robinson Street Northampton, (A4899)
- Binu Tennis Club – Reserve 23699, Northwest Coastal Highway, Binu, (A3721)
- Pioneer Lodge Inc situated at Lot 7 Robinson Street, Northampton, (A2642)

- Kalbarri Aged Care Units owned jointly by Department of Housing and the Shire of Northampton situated at Lot 1001 Hackney Street, (A2941).
- Northampton Doctors Surgery at 51 (lot 29) Robinson Street, Northampton, (A1594).
- Kalbarri Doctors Surgery at 24 (lot 844) Hackney Street, Kalbarri, (A2398).
- LIA Units Kitson Circuit Northampton, Unit 1, Unit 2, Unit 3, Unit 4, (A5039).
- Kalbarri Town Talk at 5 (lot 175) Kaiber Street, Kalbarri, (A2450).
- Horrocks Community Centre at lot 9501 North Court, Horrocks, (A4932)

VOTING REQUIREMENT:

Absolute Majority Required:

OFFICER RECOMMENDATION – ITEM 6.4.4

That Council in accordance with section 6.47 of the Local Government Act 1995:

Waive the rates on the following lessees:

Northampton Bowling Club – Portion of Reserve 23432 and Crown Grant in Trust Volume 1620 Folio 052;

Northampton Golf Club – Portion of Reserve 23432 and Crown Grant in Trust Volume 1620 Folio 052;

Northampton Community Centre – Portion of Reserve 23432

Kalbarri Camp and Community Hall – Kalbarri Town Lot 468 Reserve No 35559.

Kalbarri Golf and Bowling Club – part of Reserve No 30953;

Kalbarri Sport and Recreation Club – part of Reserve No 25447.

Kalbarri Occasional Childcare Centre – Lot 233 and 232 Smith Street, Kalbarri.

Edna Bandy Centre – Reserve 2038, Stephen Street Northampton

Old School Community Centre – Lot 475, Stephen Street Northampton

Binnu Tennis Club – Reserve 23699, Northwest Coastal Highway, Binnu

Doctors Surgery – 51 (lot 29) Robinson Street, Northampton

Doctors Surgery – 24 (lot 833) Hackney Street, Kalbarri

LIA Units 1 – 4 lot 83 Kitson Circuit, Northampton

Kalbarri Town Talk Lot 175 Kaiber Street, Kalbarri

Horrocks Community Centre Lot 9501 North Court Horrocks

Waive the rates on the following aged care accommodation:

Pioneer Lodge Inc – Lot 7 Robinson Street, Northampton; and

Department of Housing and the Shire of Northampton Lot 1001 Hackney Street, Kalbarri.

6.4.5 FEES AND CHARGES CHANGE

FILE REFERENCE:	1.1.1
DATE OF REPORT:	15 August 2016
DISCLOSURE OF INTEREST:	Nil
REPORTING OFFICER:	Grant Middleton

SUMMARY:

Council to consider the recommended changes to the adopted 2016/2017 Fees and Charges Schedule.

BACKGROUND:

Council adopted the Schedule of Fees and charges for 2016/2017 at the Special Meeting of Council held on 27th July 2016. Due to a number of minor changes to rubbish removal fees plus a statutory increase in building fees and the lease of a Shire residence the following changes are required.

Changes

1. Putrescible Waste - Bulk Transfer bins (per load) from \$16.50 to \$15.00
2. Cardboard (per load) from \$22.00 to \$20.00
3. LPG Bottles – Large (each) from \$11.00 to \$10.00
4. Minimum Building application fee from \$95.00 to \$96.00
5. Application to extend a Building Permit from \$95.00 to \$96.00
6. Demolition Permit class 1 & 10 from \$95.00 to \$96.00
7. Demolition Permit class 2 & 9 from \$95.00 to \$96.00

Additional

8. Rent - Lot 454 Fitzgerald Street Northampton - \$190.00 per week

FINANCIAL & BUDGET IMPLICATIONS:

The changes to the fees and charges will have no impact on the 2016/2017 budget as the revised fees are reflected in the budget.

STATUTORY IMPLICATIONS:

Section 6.16 (3) (a) of the Local Government Act 1995 states:

(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.

VOTING REQUIREMENT:

Absolute Majority Required:

OFFICER RECOMMENDATION – ITEM 6.4.3**That Council adopts the following changes to the Schedule of Fees and Charges:**

- **Putrescible Waste - Bulk Transfer bins (per load) \$15.00**
- **Cardboard (per load) \$20.00**
- **LPG Bottles – Large (each) \$10.00**
- **Minimum Building application \$96.00**
- **Application to extend a Building Permit \$96.00**
- **Demolition Permit class 1 & 10 \$96.00**
- **Demolition Permit class 2 & 9 \$96.00**
- **Rent - Lot 454 Fitzgerald Street Northampton - \$190.00 per week**

Shire of Northampton
Schedule Format
2015/2016
Summary

	Ytd Actual 31/07/2016	Ytd Budget 31/07/2016	Annual Budget 30/06/2017
Operating Revenue			
Governance	-1,696	-4,181	-50,200
General Purpose Funding	-3,576	-129,526	-5,782,398
Law, Order, Public Safety	-16,887	-7,604	-91,280
Health	-5,819	-4,374	-52,500
Education and Welfare	-15,193	-16,296	-195,585
Housing	-2,347	-2,766	-33,196
Community Amenities	-4,544	-69,840	-838,127
Recreation and Culture	-1,279	-43,114	-517,430
Transport	-161,068	-161,516	-167,210
Economic Services	-1,671	-11,098	-133,205
Other Property and Services	-1,525	-10,314	-123,818
Total Operational Revenue	-215,606	-460,629	-7,984,949
Operating Expenditure			
Governance	76,974	67,899	835,493
General Purpose Funding	5,616	8,701	104,457
Law, Order, Public Safety	37,335	33,971	341,833
Health	15,946	17,121	205,562
Education and Welfare	17,821	20,485	245,937
Housing	9,077	9,579	115,122
Community Amenities	67,428	122,890	1,475,160
Recreation and Culture	139,272	135,570	1,627,590
Transport	301,809	334,628	4,015,696
Economic Services	14,876	23,173	278,173
Other Property and Services	26,661	3,361	40,508
Total Operating Expenditure	712,816	777,378	9,285,531
Capital Revenue			
Governance	0	0	-20,000
General Purpose Funding	0	0	0
Law, Order, Public Safety	0	0	0
Health	0	0	0
Education and Welfare	0	0	-1,269,545
Housing	0	0	0
Community Amenities	0	-1,583	-9,500
Recreation and Culture	-1,633	-89,682	-907,215
Transport	-490,036	-178,866	-2,116,415
Economic Services	-191,250	-28,261	-339,135
Other Property and Services	0	-1,292	-15,508
Total Capital Revenue	-682,919	-299,684	-4,677,318

Shire of Northampton
Schedule Format
2015/2016
Summary

	Ytd Actual 31/07/2016	Ytd Budget 31/07/2016	Annual Budget 30/06/2017
Capital Expenditure			
Governance	0	0	40,000
General Purpose Funding	0	0	0
Law, Order, Public Safety	0	0	0
Health	0	0	0
Education and Welfare	0	0	1,365,010
Housing	0	2,592	31,110
Community Amenities	30,497	24,656	185,500
Recreation and Culture	3,122	100,226	1,202,770
Transport	45,522	324,057	3,831,645
Economic Services	13,047	52,706	632,490
Other Property and Services	0	1,292	15,508
Total Capital Expenditure	92,188	505,529	7,304,033
Profit/Loss Sale of Asset	0	0	12,000
Net (Profit)/Loss	-93,521	522,594	3,927,297

Schedule Format
2015/2016
General Purpose Revenue - Schedule 3

		YTD Actual	YTD Budget	Annual Budget
		31/07/2016	31/07/2016	30/06/2017
	RATES			
	<i>Operating Revenue</i>			
0263	LEGAL CHARGES - RATES	0	-208	-2,500
4033	RATE EQUIVALENT PAYMENTS	0	-1,607	-19,287
0264	LEGAL CHARGES RATES (NO GST)	0	0	0
4501	GENERAL RATES LEVIED	0	0	-4,305,556
4560	LESS DISCOUNT ALLOWED	0	0	142,500
4511	PLUS NON PAYMENT PENALTY	-1,901	-2,291	-27,500
4541	BACK RATES	0	0	0
4591	INSTALMENT PENALTY INTRST	0	-1,375	-16,500
4530	EXCESS PAID TO TRUST	0	0	0
4711	PENS. DEF. RATES INTEREST	0	-108	-1,300
4570	LESS RATES WRITTEN OFF	0	0	0

Total Operating Income	-1,901	-5,589	-4,230,143
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	<i>Operating Expenditure</i>			
4012	RATES SALARIES	4,675	5,133	61,600
4022	SUPERANNUATION	725	795	9,550
4032	OFFICERS INSURANCE	0	0	0
4052	PRINTING & STATIONERY RAT	0	425	5,100
4062	POSTAGE & FREIGHT	0	125	1,500
4072	VALUATION EXPENSES	0	1,041	12,500
4082	RATES LEGAL EXPENSES	0	1,041	12,500
4102	BUILDING MAINT - RATING	83	13	165
4172	ANNUAL & LS LEAVE ACCRUAL	0	0	0
4522	CENTERLINK FEES	14	0	0

Total Operating Expenditure	5,496	8,573	102,915
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GENERAL PURPOSE GRANT FUNDING

	<i>Operating Revenue</i>			
4611	GRANTS COMMISSION	0	-67,762	-813,145
4621	GRANTS COMMISSION (ROADS)	0	-56,175	-674,110
0223	- INSTALMENT FEES	0	0	0
4603	INTEREST ON INVESTMENTS	-1,675	0	-65,000

Total Operating Income	-1,675	-123,937	-1,552,255
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	<i>Operating Expenditure</i>			
4642	ADMIN ALLOC TO GP FUNDING	120	128	1,542

Schedule Format
2015/2016
Governance / Members - Schedule 4

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
	GOVERNANCE			
	<i>Operating Income</i>			
0013	CONTRIBUTIONS	0	-16	-200
	<i>Operating Expenditure</i>			
0012	MEMBERS TRAVELLING	0	250	3,000
0022	CONFERENCE EXPENSES	110	0	20,500
0032	ELECTION EXPENSES	0	125	1,500
0052	ALLOWANCES	0	1,083	13,000
0062	MEMBERS EXPENSES OTHER	1,255	800	9,600
0072	REFRESHMENTS & RECEPTIONS	50	1,333	16,000
0092	ADMIN ALLOC TO GOVERNANCE	10,000	10,716	128,594
0102	INSURANCE	3,619	301	3,620
0112	SUBSCRIPTIONS	15,997	2,548	30,580
0122	PUBLIC RELATIONS	0	0	0
0132	MEETING ATTENDANCE FEES	0	1,654	19,850
0142	ASSET DEPRECIATION	0	26	315
0152	COUNCIL CHAMBERS MAINT	213	70	870
	<i>Total Operating Expenditure</i>	31,244	18,906	247,429
	ADMINISTRATION			
	<i>Operating Income</i>			
0133	CONTRIBUTIONS	-162	-333	-4,000
0153	REBATES AND COMMISSIONS	-748	-2,750	-33,000
0233	- OTHER CHARGES	-96	-66	-800
0243	- PHOTOCOPYING	-61	-100	-1,200
0253	- INFO SEARCH FEE	-630	-916	-11,000
0293	GRANT - REVENUE (VARIOUS)	0	0	0
	<i>Total Operating Income</i>	-1,696	-4,165	-50,000
0283	PROFIT/LOSS SALE OF ASSET	0	0	-1,000
	<i>Operating Expenditure</i>			
0272	- SALARIES - MUNICIPAL	38,564	40,792	489,510
0282	- LONG SERVICE LEAVE	0	0	0
0302	ADMIN SUPERANNUATION	5,533	5,550	66,610
0312	- INSURANCE	17,396	3,308	39,705
0332	- CONFERENCES & SEMINAR	110	612	7,350
0342	- TRAINING COSTS	548	416	5,000
0372	- OFFICE MAINTENANCE	2,305	3,231	38,805
0382	- ACCRUED ANNUAL LEAVE	0	0	0
0392	ACCRUED LS LEAVE	0	0	0
0402	INT ON LOANS	0	0	0
0408	CONSULTANCY - FINANCIAL PLANS/VALUATIONS	0	3,083	37,000

Schedule Format
2015/2016
Governance / Members - Schedule 4

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
0412	COMMUNITY CENSUS	0	0	0
0422	- PRINTING & STATIONERY	4,326	1,083	13,000
0432	- TELEPHONE	404	1,779	21,350
0442	- ADVERTISING	0	83	1,000
0452	- OFFICE EQUIPT MTCE	0	1,083	13,000
0462	- BANK CHARGES	592	1,000	12,000
0482	- POSTAGE & FREIGHT	0	500	6,000
0492	- OFFICE EXPENSES OTHER	374	1,207	14,500
0495	OFFICE SECURITY EXPENSES	239	83	1,000
0496	CAPITAL WORKS PLAN - R4R	0	0	0
0497	INDIGENOUS COMMUNITIES - DLG	0	0	0
0498	DROUGHT ASSISTANCE PROJECTS	0	0	0
0502	- COMPUTER EXPENSES	5,835	4,007	48,095
0512	ROUNDING ACCOUNT	0	0	0
0532	ACCRUED INTEREST ON LOANS	0	0	0
0572	- VEHICLE RUNNING EXP.	1,300	1,166	14,000
0592	- FRINGE BENEFITS TAX	0	3,093	37,125
0602	EXPENSES - GRANT RELATED	0	0	0
0672	- AUDIT FEES	-5,000	2,058	24,700
0692	- LEGAL EXPENSES	119	833	10,000
0732	ADMIN UNIFORMS	0	333	4,000
0762	BAD DEBTS WRITE OFF	0	83	1,000
0174	DEPRECIATION	2,261	4,875	58,500
0742	LESS ALLOCATED FROM GOVERNANCE	-74,905	-80,270	-963,250
0942	ADMIN ALLOC TO GENERAL ADMIN	45,730	49,005	588,064
	Total Operating Expenditure	45,730	48,993	588,064
	Capital Income			
0175	PROCEEDS SALE OF ASSETS	0	0	-20,000
	Capital Expenditure			
0134	FURNITURE AND EQUIPMENT	0	0	0
0164	PLANT & EQUIPMENT	0	0	40,000
0184	PRINCIPAL ON LOANS	0	0	0
	Total Capital Expenditure	0	0	40,000

Schedule Format
2015/2016
Law, Order and Public Safety - Schedule 5

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
	FIRE PREVENTION			
	<i>Operating Revenue</i>			
0583	EMERGENCY SERVICES LEVY	-16,631	-5,898	-70,780
0584	REIMBURSEMENTS	0	0	0
0585	KALBARRI SES EQUIPMENT/BUILDING GRANT	0	0	0
0613	VOLY FIRE CONTRIB - NPTON	0	0	0
0623	REIMBURSMENTS	0	-500	-6,000
0325	GRANT FUNDS - EQUIPMENT	0	0	0
0673	FIRE INFRINGEMENTS	0	-83	-1,000
	<i>Total Operating Revenue</i>	-16,631	-6,481	-77,780
0335	DISPOSAL OF ASSETS	0	0	0
0683	PROFIT/LOSS SALE OF ASSET	0	0	0
	<i>Operating Expenditure</i>			
1042	FIRE INSURANCE	8,400	700	8,400
1052	COMM. MTCE AND REPAIRS	61	305	3,690
1062	FIRE CONTROL EXP. OTHER	7,188	2,026	24,340
1072	AERIAL INSPECTIONS	0	125	1,500
1082	FIRE FIGHTING	548	734	8,820
1122	BURN OFF FEE REFUND	0	0	0
1132	ADMIN ALLOC TO FIRE PREVN	1,371	1,468	17,627
1142	KALBARRI SES OPERATIONS	8,670	8,250	33,000
1144	KALBARRI SES EQUIPMENT/BUILDING GRANT	0	0	0
1152	PORT GREGORY FIRE SHED	64	10	130
1154	ISSEKA FIRE SHED	0	12	145
1156	HORROCKS FIRE/AMBULANCE SHED	63	10	130
1158	BINNU FIRE SHED	20	3	40
1304	ASSET DEPRECIATION	828	4,250	51,000
1104	FIRE BRIGADE HQ (RAILWAY STN COSTS TO 12	0	177	2,140
	<i>Total Operating Expenditure</i>	27,212	18,070	150,962
	<i>Capital Revenue</i>			
0525	GOVERNMENT GRANTS	0	0	0
	<i>Capitla Expenditure</i>			
0338	LAND & BUILDINGS	0	0	0
0334	PLANT & EQUIPMENT	0	0	0
0514	PLANT & EQUIPMENT	0	0	0
	<i>Total Capital Expenditure</i>	0	0	0

Schedule Format
2015/2016
Law, Order and Public Safety - Schedule 5

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
ANIMAL CONTROL				
	<i>Operating Revenue</i>			
0763	- FINES AND PENALTIES	0	-41	-500
0773	- DOG REGISTRATION	-161	-833	-10,000
0783	- REIMBURSEMENTS/OTHER	0	0	0
0803	- IMPOUNDING FEES	-50	-41	-500
0833	MISC GRANTS	0	0	0
	<i>Total Operating Revenue</i>	-211	-915	-11,000
	<i>Operating Expenditure</i>			
1162	DOG CONTROL EXPENSES	434	1,418	17,030
1172	ADMIN ALLOC TO ANIMAL CON	262	280	3,371
1192	CAT CONTROL EXPENSES	0	388	4,670
	<i>Total Operating Expenditure</i>	696	2,086	25,071
	<i>Capital Expenditure</i>			
1164	DOG POUND CAGES	0	0	0
OTHER LAW, ORDER AND PUBLIC SAFETY				
	<i>Operating Revenue</i>			
0843	ILLEGAL CAMPING FINES	-45	-208	-2,500
0873	PROFIT/LOSS FROM SALE OF ASSET	0	0	0
	<i>Operating Expenditure</i>			
1212	SALARIES (RANGER)	9,277	12,024	144,300
1232	CONTROL EXPENSES OTHER	150	666	8,000
1242	FLOOD CONTROL EXPENSES - KALBARRI	0	0	0
4122	ABANDONED VEHICLES	0	0	0
4132	LAW & ORDER ASSET DEPRECN	0	1,125	13,500
	<i>Total Operating Expenditure</i>	9,427	13,815	165,800

Schedule Format
2015/2016
Education and Welfare - Schedule 6

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
PRE-SCHOOL				
	<i>Operating Revenue</i>			
1043	GRANT - NOCCA BUILDING	0	0	0
1113	NCAA - SUSTAINABILITY FUNDING (MONTHLY) D	0	-3,173	-38,085
1123	NCCA CCB/CCR REBATE REVENUE (WEEKLY)	-3,261	-4,333	-52,000
1133	NCCA SESSION FEES (WEEKLY)	-6,745	-4,166	-50,000
1143	NCCA MEMBERSHIP REVENUE	0	-83	-1,000
1163	NCCA FUNDRAISING/GRANTS REVENUE	-100	0	0
1103	NCCA - REIMBURSEMENTS	0	0	0
	<i>Total Operating Revenue</i>	-10,106	-11,755	-141,085
	<i>Operating Expenditure</i>			
1312	NCCA - BUILDING RELATED EXPENSES	1,340	1,675	20,130
1322	NCCA OPERATING EXPENDITURE (PAYROLL/SUPI	11,132	10,954	131,465
1332	NCCA - GRANT RELATED EXPENSES (GST FREE)	0	0	0
1342	NCCA - SUPERANNUATION	746	801	9,620
1352	NCCA TRUST TRANSFER (NET PROFIT)	0	544	6,537
1314	YOUTH PROGAM	0	166	2,000
1412	ASSET DEPRECIATION	1,797	1,750	21,000
3202	KALBARRI CHILD CARE CENTRE	276	993	11,935
	<i>Total Operating Expenditure</i>	15,292	16,883	202,687
	<i>Capital Expenditure</i>			
1316	LAND & BUILDINGS	0	0	0
WELFARE				
	<i>Operating Revenue</i>			
0853	AGED UNITS RENTAL INCOME	-5,086	-4,541	-54,500
	<i>Operating Expenditure</i>			
2362	KALBARRI AGED HOUSING MAINT	2,530	3,602	43,250
2332	NORTHAMPTON AGED CARE	0	0	0
	<i>Capital Revenue</i>			
0715	LOAN INCOME - AGED HOUSIN	0	0	-400,000
0815	TRANSFER FROM AGED RESERV	0	0	-165,000
1083	GRANTS	0	0	-704,545
	<i>Total Capital Revenue</i>	0	0	-1,269,545

Schedule Format
2015/2016
Education and Welfare - Schedule 6

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
	<i>Capital Expenditure</i>			
3052	PIONEER LODGE (CARPARK)	0	0	95,465
3062	PIONEER LODGE (8 UNITS) CONSTRUCTION COST	0	0	1,269,545
	<i>Total Capital Expenditure</i>	0	0	1,365,010

**Schedule Format
2015/2016
Health - Schedule 7**

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
PREVENTATIVE SERVICES				
	<i>Operating Revenue</i>			
1673	- FOOD VENDORS	0	-125	-1,500
1753	REIMBURSEMENTS	0	0	0
1763	CONTRIBUTIONS	-5,580	-3,291	-39,500
	<i>Total Operating Revenue</i>	-5,580	-3,416	-41,000
1764	PROFIT/LOSS ON SALE ASSET	0	0	0
	<i>Operating Expenditure</i>			
2012	SALARIES	8,519	9,395	112,750
2022	HEALTH SUPERANNUATION	1,415	1,455	17,470
2032	ACCRUED ANNUAL & LS LEAVE	0	0	0
2042	CONTROL EXPENSES OTHER	2,104	1,483	17,810
2052	VEHICLE RUNNING EXPENSES	336	1,041	12,500
2082	HEALTH BUILDING MAINT	36	5	70
2102	ADMIN ALLOC TO HEALTH	607	650	7,802
	<i>Total Operating Expenditure</i>	13,016	14,029	168,402
	<i>Capital Revenue</i>			
1375	PROCEEDS SALE OF ASSET	0	0	0
1396	GOVERNMENT GRANTS	0	0	0
	<i>Total Capital Revenue</i>	0	0	0
	<i>Capital Expenditure</i>			
1324	PLANT AND EQUIPMENT - HLT	0	0	0
OTHER HEALTH				
	<i>Operating Revenue</i>			
2023	LEASE - DOCTORS SURGERY (NORTHA	0	-833	-10,000
2033	RENTAL LOT 43 BATEMAN STREET (DC	0	0	0
2043	REIMBURSEMENTS - OTHER	-239	-125	-1,500
2093	RENT LOT 14 CALLION WAY	0	0	0
	<i>Total Operating Revenue</i>	-239	-958	-11,500
	<i>Operating Expenditure</i>			
2053	PROFIT/LOSS SALE ASSET	0	0	0
2312	DOCTOR SURGERY - KALBARRI	711	246	2,975
2342	DOCTORS SURGERY - NORTHAMPTON	605	305	3,685

Schedule Format
2015/2016
Health - Schedule 7

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
2382	ASSET DEPRECIATION	1,614	2,541	30,500
2392	LOT 7 STEPHEN STREET	0	0	0
1385	DISPOSAL OF ASSETS (P/L)	0	0	0
1375	PROCEEDS SALE OF ASSET	0	0	0
	Total Operating Expenditure	2,930	3,092	37,160
	Capital Revenue			
2083	LAND SALES RESERVE	0	0	0
	Capital Expenditure			
0834	LAND & BUILDINGS	0	0	0
1644	FURNITURE AND EQUIPMENT	0	0	0
	Total Capital Expenditure	0	0	0

**Schedule Format
2015/2016
Housing - Schedule 9**

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
STAFF HOUSING				
	<i>Operating Revenue</i>			
2833	CONTRIBUTIONS	0	0	0
2843	RESIDENTIAL RENTAL	-2,002	-2,141	-25,696
2853	CHARGES - STAFF RENTALS	0	0	0
	<i>Total Operating Revenue</i>	-2,002	-2,141	-25,696
2873	PROFIT/LOSS ON SALE ASSET	0	0	0
	<i>Operating Expenditure</i>			
3162	- LOT 71 MITCHELL	0	0	0
3172	- OVAL RESIDENCE	329	474	5,700
3192	- LOT 10 ESSEX	0	0	0
3212	- LOT 454 FITZGERALD	360	265	3,205
3222	ASSET DEPRECIATION	4,751	4,416	53,000
3232	- LOT 43 BATEMAN ST	350	279	3,365
3242	LOT 42 BATEMAN STREET	339	319	3,840
3252	ADMIN ALLOC TO STAFF HOUS	434	465	5,587
3262	INTEREST ON LOANS	0	1,021	12,260
3282	605 SALAMIT PLACE	809	774	9,300
3432	LOT 23 RAKE PLACE NORTHAMPTON	576	472	5,680
	<i>Total Operating Expenditure</i>	7,948	8,485	101,937
	<i>Capital Revenue</i>			
2425	LOAN FUND PROCEEDS	0	0	0
	<i>Capital Expenditure</i>			
2494	LAND & BUILDINGS - STAFF HOUSING	0	0	0
2534	PRINCIPAL ON LOANS	0	2,592	31,110
	<i>Total Capital Expenditure</i>	0	2,592	31,110
HOUSING OTHER				
	<i>Operating Revenue</i>			
3013	RENT LOT 11 HAMPTON ROAD	0	0	0
3003	REIMBURSEMENTS - HOUSING OTHER	-345	-625	-7,500
	<i>Total Operating Revenue</i>	-345	-625	-7,500
	<i>Operating Expenditure</i>			
3422	ESL PAYMENTS FOR MISC PROPERTY	0	83	1,000
3442	RESIDENCE - LOT 6 ROBINSON ST	227	208	2,510
3452	LOT 11 HAMPTON ROAD	0	0	0

Schedule Format
2015/2016
Housing - Schedule 9

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
3482	LOT 74 SEVENTH AVENUE	489	386	4,655
3492	14 CALLION WAY KALBARRI - DOCTO	414	417	5,020
	Total Operating Expenditure	1,129	1,094	13,185
	Capital Revenue			
2455	LAND SALES RESERVE	0	0	0
	Capital Expenditure			
3034	43 BATEMAN STREET	0	0	0

**Schedule Format
2015/2016
Community Amenities - Schedule 10**

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
SANITATION - HOUSEHOLD				
	<i>Operating Revenue</i>			
3253	- KALBARRI RESIDENTIAL	0	-31,020	-372,240
3263	- OTHER RESIDENTIAL	0	-18,397	-220,770
3273	- 240 LITRE CARTS	-86	-333	-4,000
	<i>Total Operating Revenue</i>	-86	-49,750	-597,010
	<i>Operating Expenditure</i>			
3812	DOMESTIC REFUSE COLLECT.	3,248	30,833	370,000
3826	DEPRECIATION - REFUSE SITES	182	179	2,150
3832	PURCHASE OF 240L CARTS	0	250	3,000
3854	NORTHAMPTON REFUSE SITE	6,084	13,036	156,440
3856	KALBARRI REFUSE SITE MAINTENANCE	11,241	13,644	163,750
3858	BINNU REFUSE SITE MAINTENANCE	0	479	5,750
3860	PORT GREGORY REFUSE SITE MAINTENANCE	0	808	9,715
3861	LUCKY BAY REFUSE COLLECTION	0	1,041	12,500
3888	ACCRUED INTEREST ON LOANS	0	0	0
3890	INTEREST ON LOANS	0	0	0
3892	ADMIN ALLOC TO SANITATION	345	369	4,431
	<i>Total Operating Expenditure</i>	21,100	60,639	727,736
	<i>Capital Expenditure</i>			
3304	REFUSE - FURNITURE & EQUIP	0	0	0
SANITATION - OTHER				
	<i>Operating Revenue</i>			
3313	GRANTS - OTHER	0	0	0
3323	REFUSE SITE FEES -OTHER	-3,093	-3,750	-45,000
3343	- INDUSTRIAL	0	-9,515	-114,180
3353	- COMMERCIAL	0	-768	-9,227
3373	- CARAVAN PARKS	0	0	0
3383	INDUSTRIAL REFUSE COLLECTION - GST	0	-2,255	-27,060
3403	REIMBURSEMENT- WHARF BINS (GST)	0	0	0
3405	REIMBURSEMENTS - DRUMMUSTER	0	-333	-4,000
	<i>Total Operating Revenue</i>	-3,093	-16,621	-199,467
	<i>Operating Expenditure</i>			
3722	IND/COMM REFUSE COLLECT	0	0	0
3772	STREET REFUSE COLLECT/LITTER	9,382	9,324	111,900
3774	DRUM MUSTER	0	333	4,000
	<i>Total Operating Expenditure</i>	9,382	9,657	115,900

**Schedule Format
2015/2016
Community Amenities - Schedule 10**

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
	<i>Capital Expenditure</i>			
3305	REFUSE - LAND AND BUILDING	0	3,758	45,100
3335	REFUSE SITE CAPITAL	0	0	0
3336	PRINCIPAL ON LOANS	0	0	0
	<i>Total Capital Expenditure</i>	0	3,758	45,100
SANITATION - SEWERAGE				
	<i>Operating Revenue</i>			
3543	CHARGES - SEPTIC TANKS	-354	-83	-1,000
3553	SEPTIC TANK INSPECTIONS	-322	-83	-1,000
	<i>Total Operating Revenue</i>	-676	-166	-2,000
TOWN PLANNING AND REGIONAL DEVELOPMENT				
	<i>Operating Revenue</i>			
3743	PLANNING FEES	-588	-2,500	-30,000
3823	REIMBURSE (ADVERTISING/PLANNING COMMIS	0	-12	-150
3833	REIMBURSEMENTS	0	0	0
	<i>Total Operating Revenue</i>	-588	-2,512	-30,150
3935	P/L ON SALE OF ASSET	0	0	0
	<i>Operating Expenditure</i>			
4202	SALARIES	8,883	5,561	66,740
4212	SUPERANNUATION-PLANNING	946	529	6,350
4232	PRINTING & STATIONERY	0	20	250
4242	ADVERTISING	0	83	1,000
4252	INSURANCE	1,850	290	3,490
4262	CONFERENCE EXPENSES	0	166	2,000
4272	VEHICLE OPERATING COSTS	210	291	3,500
4282	CONSULTANTS EXPENSES	2,565	2,916	35,000
4302	LEGAL EXPENSES	894	500	6,000
4322	NORTHAMPTON TOWNSCAPE	0	0	0
4342	HORROCKS TOWNSCAPE	0	0	0
4372	TOWN PLAN SCHEME EXPENSES	0	18,083	217,000
4382	CONTROL EXPENSES	1,497	295	3,550
4402	ASSET DEPRECIATION	0	525	6,300
4472	TP - ACCRUED LS LEAVE	0	0	0
4482	TP ACCRUED ANNUAL LEAVE	0	0	0
4852	PLANNING BUILDING MAINT	47	7	95
4862	FRINGE BENEFITS TAX PLANN	0	759	9,115

**Schedule Format
2015/2016
Community Amenities - Schedule 10**

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
4872	ADMIN ALLOC TO TOWN PLAN	532	569	6,839
	Total Operating Expenditure	17,423	30,594	367,229
	Capital Revenue			
3905	PROCEEDS OF ASSETS	0	0	0
7480	TOWN PLANNING SCHEME RESERVE TO MUNI	0	-1,583	-9,500
	Capital Expenditure			
4014	PLANT & EQUIPMENT	0	0	0
OTHER COMMUNITY AMENITIES				
	Operating Revenue			
3802	LAND SALES RESERVE	0	0	0
3853	CHARGES - CEMETERY FEES	-100	-483	-5,800
3863	REIMBURSEMENTS	0	-83	-1,000
3883	FUNERAL DIRECTORS LICENSE	0	-25	-300
3893	BUS HIRE	0	-200	-2,400
	Total Operating Revenue	-100	-791	-9,500
	Operating Expenditure			
4422	NORTHAMPTON CEMETERY MAIN	839	2,366	28,420
4432	ASSET DEPRECIATION	179	175	2,100
4442	TOWN PARK TOILETS	994	1,267	15,235
4452	ASSET DEPRECIATION	2,640	2,583	31,000
4462	KALBARRI CEMETERY MAINT	565	1,616	19,425
4572	KINGS PARK TOILETS	1,046	1,191	14,315
4582	LIONS PARK TOILETS NPTON	1,051	1,173	14,090
4592	SALLY'S TREE TOILETS	1,238	1,422	17,080
4652	JETTY TOILETS -KALBARRI	1,218	861	10,365
4732	HORROCKS TOILETS/CHGROOMS	2,186	2,965	35,595
4752	PORT GREGORY TOILET BLOCK	1,886	1,719	20,645
4802	CHINAMANS TOILET BLOCK	1,145	1,431	17,210
4807	BINNU TOILETS	1,916	1,897	22,780
4812	RED BLUFF TOILET BLOCK	360	668	8,035
4766	PROFIT/LOSS SALE OF ASSET	0	0	0
4842	COMMUNITY BUS	2,261	666	8,000
	Total Operating Expenditure	19,524	22,000	264,295

Schedule Format
2015/2016
Community Amenities - Schedule 10

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
	<i>Capital Revenue</i>			
3865	HORROCKS COMMUNITY CENTRE GRANTS	0	0	0
	<i>Capital Expenditure</i>			
3324	KALBARRI CEMETERY DEVELOPMENT	0	0	0
3344	PUBLIC AMENITIES	0	2,500	30,000
3360	HORROCKS COMMUNITY CENTRE	30,497	18,398	110,400
	<i>Total Capital Expenditure</i>	30,497	20,898	140,400

Schedule Format
2015/2016
Recreation and Culture - Schedule 11

		YTD Actual	YTD Budget	Annual Budget
		31/07/2016	31/07/2016	30/06/2017
PUBLIC HALLS				
	<i>Operating Revenue</i>			
4043	REIMBURSEMENTS	-388	-583	-7,000
4053	CHARGES - HALL HIRE	0	-25	-300
4063	ALLEN COMM. CENTRE	-95	-125	-1,500
	<i>Total Operating Revenue</i>	-483	-733	-8,800
	<i>Operating Expenditure</i>			
4672	- PORT GREGORY HALL	467	227	2,745
4682	- ALMA HALL	186	464	5,575
4692	- BINNU HALL	1,127	1,335	16,060
4702	- RSL HALL	1,126	1,451	17,430
4704	OGILVIE HALL/SCHOOL	0	0	0
4712	- AJANA HALL	975	593	7,145
4772	- ALLEN COMM. CENTRE	4,718	4,749	57,010
4782	- HORROCKS COMMUNITY KITCHENS	1,600	1,782	21,400
4792	ASSET DEPRECIATION	7,912	7,750	93,000
4832	ADMIN ALLOC TO HALLS	90	96	1,156
3534	DEPRECIATION	0	0	0
	<i>Total Operating Expenditure</i>	18,200	18,447	221,521
	<i>Capital Expenditure</i>			
3514	LAND & BUILDINGS	0	0	0
3515	BINNU HALL	0	0	0
	<i>Total Capital Expenditure</i>	0	0	0
SWIMMING AREAS AND BEACHES				
	<i>Operating Revenue</i>			
3973	CONTRIBUTIONS	-382	-750	-9,000
3975	CONTRIBUTIONS/DONATIONS	0	0	0
3976	TRUST BOND CONTRIBUTION - CAPITAL HILL/I	0	0	0
4293	KALBARRI JETTY BERTH FEES	0	0	0
4303	RESERVE LEASES - KALBARRI FORESHORE	0	-391	-4,695
	<i>Total Operating Revenue</i>	-382	-1,141	-13,695
	<i>Operating Expenditure</i>			
3982	ASSET DEPRECIATION	4,241	4,083	49,000
4952	- KALBARRI F/SHORE RES.	9,468	14,568	174,855
4972	- HORROCKS F/SHORE RES.	34,108	7,218	86,640
5012	- PORT GREGORY F/SHORE	0	465	5,595

Schedule Format
2015/2016
Recreation and Culture - Schedule 11

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
5042	ENVIROFUND GRANTS - HUTT RIVER	0	0	0
6742	- HORROCKS FORESHORE	0	0	0
	Total Operating Expenditure	47,817	26,334	316,090
	Capital Income			
4513	KALBARRI TOURISM SPECIFIED RATE RESERVE	0	0	0
4523	GRANTS	0	-21,666	-260,000
4526	LAND SALES RESERVE	0	0	0
	Total Capital Income	0	-21,666	-260,000
	Capital Expenditure			
3664	FORESHORE INFRASTRUCTURE	0	6,666	80,000
3669	LITTLE BAY REDEVELOPMENT	0	0	0
3670	HORROCKS FORESHORE SEAWALL	0	0	0
3674	KALBARRI BOAT RAMP UPGRADE	0	0	0
3684	HORROCKS JETTY	0	0	0
3694	DUP FOOTPATH - SCHEDULE 11	0	22,500	270,000
4527	MISC GRANT	0	0	0
3672	ZUYTDORP MEMORIAL	0	0	0
	Total Capital Expenditure	0	29,166	350,000
	OTHER RECREATION AND SPORT			
	Operating Revenue			
4333	- EDUCATION DEPT - OVAL	0	-231	-2,780
4373	CONTRIBUTIONS & DONATIONS	0	0	0
4383	CONTRIBUTIONS	0	0	0
4423	LEASES & RENTALS	0	-223	-2,685
4433	INTEREST REMBURSEMENT	-106	-88	-1,058
4453	REIMBURSEMENTS- REC. CTRE/GOLF CLUB	0	-719	-8,632
4455	TRUST BOND CONTRIBUTION - CAPITAL HILL	0	0	0
4473	GRANTS	0	-39,306	-471,680
4563	KALBARRI CAMP SCHOOL - GENERAL INCOME	0	0	0
4573	KALBARRI CAMP SCHOOL - BUS INCOME	-252	0	0
4583	KALBARRI CAMP SCHOOL - CAMP INCOME (A	0	0	0
	Total Operating Revenue	-358	-40,567	-486,835
4393	PROFIT/LOSS ON SALE	0	0	0

Schedule Format
2015/2016
Recreation and Culture - Schedule 11

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
	<i>Operating Expenditure</i>			
4962	- KALBARRI OVAL RESERVE	1,756	2,136	25,660
4969	KALBARRI SKATE PARK	1,014	1,091	13,115
4982	- HORROCKS OVAL RESERVE	10	323	3,895
4992	- PARKS, RES, GARDENS GEN	14,704	18,051	216,645
4998	PARKS & GARDENS - PORT GREGORY	0	212	2,550
5002	ADMIN ALLOC TO OTHER REC	1,386	1,485	17,820
5022	- LIONS PARK	414	501	6,050
5032	- BI-CENTENIAL PARK	479	644	7,740
5072	NORTHAMPTON COMMUNITY CENTRE	4,946	5,096	61,195
5082	- KALBARRI REC CENTRE	992	1,218	14,645
5092	HORROCKS - MATT BURRELL (TENNIS/BOWLS)	157	126	1,515
5102	INTEREST ON LOANS	106	367	4,410
5112	NORTHAMPTON BOWLING CLUB	0	0	0
5115	KALBARRI GOLF & BOWLING CLUB	0	500	6,000
5122	- NORTHAMPTON REC OVAL	3,202	10,066	120,830
5142	EXHIBITION HALL NPTN OVAL	0	0	0
5162	BINNU RECREATION AREA	0	0	0
5169	NORTHAMPTON GOLF CLUBHOUSE	319	284	3,415
5172	ASSET DEPRECIATION	18,307	23,333	280,000
5182	HORROCKS COMMUNITY CENTRE	1,045	257	3,090
5192	REC - ACCRUED ANNUAL LEAV	0	0	0
5212	ACCRUED INTEREST ON LOANS	0	0	0
5262	KALBARRI CAMP SCHOOL - BUILDING/GROUN	830	1,179	14,160
5272	KALBARRI CAMP SCHOOL - SPARE (EXBUS EXP	0	0	0
5282	KALBARRI CAMP SCHOOL - EVENT EXPENDITU	0	0	0
	<i>Total Operating Expenditure</i>	49,668	66,869	802,735
	<i>Capital Revenue</i>			
3775	SS LOAN - BOWL CLUBS	-1,633	-544	-6,535
3777	LAND SALES RESERVE	0	0	0
4473	GRANTS	0	-39,306	-471,680
7395	TFR FROM KALBARRI TENNIS NETBALL RESERV	0	-28,166	-169,000
	<i>Total Capital Revenue</i>	-1,633	-68,016	-647,215
	<i>Capital Expenditure</i>			
3624	PRINCIPAL ON LOANS	1,633	2,599	31,190
3654	SKATE PARK CONSTRUCTION	0	0	0
3714	LAND & BUILDING	0	62,958	755,520
3715	FURNITURE & EQUIPMENT	0	0	0
3716	PARKS & OVALS INFRASTRUCTURE	1,489	5,503	66,060
3734	PLANT & EQUIPMENT	0	0	0
	<i>Total Capital Expenditure</i>	3,122	71,060	852,770

Schedule Format
2015/2016
Recreation and Culture - Schedule 11

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
TELEVISION AND RADIO REBROADCASTING				
	<i>Operating Expenditure</i>			
5232	T.V. RECEIVER STATION	0	0	0
5242	ASSET DEPRECIATION	0	0	0
	<i>Total Operating Expenditure</i>	0	0	0
LIBRARIES				
	<i>Operating Revenue</i>			
4613	CHARGES - LOST BOOKS	0	-4	-50
4623	REIMBURSEMENTS	0	-4	-50
4653	INTERNET ACCESS FEE - KALBARRI	-26	-41	-500
	<i>Total Operating Revenue</i>	-26	-49	-600
	<i>Operating Expenditure</i>			
5312	SALARIES	3,309	3,892	46,710
5322	LIBRARY SUPERANNUATION	252	370	4,440
5332	LIBRARY OPERATING OTHER	58	700	8,400
5334	LIBRARY INTERNET SERVICE	160	186	2,250
5342	LIBRARY BUILDING MTCE	346	57	690
5352	ACCRUED ANNUAL LEAVE	0	0	0
5372	ASSET DEPRECIATION	0	0	0
5402	ADMIN ALLOC TO LIBRARIES	6,809	7,296	87,559
	<i>Total Operating Expenditure</i>	10,934	12,501	150,049
OTHER CULTURE				
	<i>Operating Revenue</i>			
4703	150 YEAR CELEBRATIONS - REVENUE (INC BRI	0	0	0
4713	MOONIEMIA CENTRE REIMB	0	0	0
4763	GRANT - HERITAGE ADVISORY SERVICE	0	-541	-6,500
4773	CHARGES - OLD POLICE STN	-29	-83	-1,000
4793	GOVERNMENT GRANTS	0	0	0
	<i>Total Operating Revenue</i>	-29	-624	-7,500
	<i>Operating Expenditure</i>			
1712	NORTHAMPTON NEWS BUILDING	139	300	3,615
5512	OLD RAILWAY STATION	237	214	2,600
5522	OLD POLICE STATION	831	357	4,315
5532	CHIVERTON HOUSE	1,837	1,155	13,875

Schedule Format
2015/2016
Recreation and Culture - Schedule 11

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
5542	MOONIEMIA CENTRE	247	249	2,995
5552	KALBARRI ART & CRAFT CNTR	196	282	3,390
5572	HIST PROJECTS/HERITAGE SITES	0	1,028	12,340
5582	OLD ROADS BOARD BUILDING	287	100	1,225
5592	LYNTON HISTORICAL SITE	1,096	224	2,700
5622	DONATIONS BY COUNCIL	0	0	0
5642	OTHER EXPENDITURE	0	0	0
5652	ASSET DEP'N CULTURE	7,513	7,333	88,000
5662	GRANT EXP - INC SENIORS WEEK ETC	0	0	0
5672	NORTHAMPTON 150TH CELEBRATION	0	0	0
5682	LOT 175 KAIBER ST KALBARRI (EX ST JOHNS BL	269	177	2,140
	Total Operating Expenditure	12,653	11,419	137,195

**Schedule Format
2015/2016
Transport - Schedule 12**

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
CONSTRUCTION OF ROADS, BRIDGES AND DEPOTS				
<i>Capital Expenditure</i>				
5030	REGIONAL ROAD GROUP	153	42,990	515,900
5060	- MUNICIPAL FUND	8,665	29,683	356,230
5090	FOOTPATH CONSTRUCTION	0	13,568	162,840
5150	BLACKSPOT PROJECTS	0	0	0
5180	CAR PARKS CONSTRUCTION	0	0	0
5210	ROADS TO RECOVERY	154	74,969	899,650
5214	ROYALTIES FOR REGIONS (BATEMAN ST) BUD	0	0	0
5215	ROYALTIES 4 REGIONS WORKS	18,482	102,255	1,227,080
5224	PRINCIPAL ON LOANS	18,069	8,330	99,965
	Total Capital Expenditure	45,522	271,795	3,261,665
<i>Capital Revenue</i>				
5205	ROADS TO RECOVERY FUNDING	0	-62,624	-751,495
5206	FOOTPATH FUNDING	0	0	0
5207	BLACKSPOT FUNDING	0	0	0
5209	ROYALTIES FOR REGIONS - OGILVIE EAST RD	-323,253	-76,937	-923,253
5481	.- REGIONAL ROAD GROUP FUNDING	0	-27,222	-326,667
5561	CONTRIBUTIONS	0	0	0
5208	LAND SALES RESERVE	0	0	0
5483	ROYALTIES 4 REGIONS (BATEMAN ST)	0	0	0
7485	ROADWORK RESERVE TFR TO MUNI	0	0	0
	Total Capital Revenue	-490,036	-166,783	-2,001,415
MAINTENANCE OF ROADS, BRIDGES AND DEPOTS				
<i>Operating Expenditure</i>				
5982	ADMIN ALLOC TO ROAD MAINT	2,075	2,223	26,682
5992	INTEREST ON LOANS - TPT	5,805	1,869	22,435
6002	ACCRUED INTEREST ON LOANS	0	0	0
6262	APB DEPOT	42	1,743	20,930
5850	- MUNICIPAL FUND RDWKS	77,121	89,982	1,079,821
5860	ROMANS DATA COLLECTION	6,606	717	8,605
5910	KALBARRI DEPOT MAINT.	249	1,956	23,505
5920	CROSSOVERS	500	166	2,000
5930	NORTHAMPTON DEPOT MAINT	2,893	2,636	31,640
5950	HORROCKS DEPOT MAINT.	24	20	250
5960	LIGHTING OF STREETS	0	10,416	125,000
5980	DIRECTIONAL ADVERT SIGNS	0	0	0
5990	ASSET DEPRECIATION	7,944	37,500	450,000
6000	ACCRUED LONG SERVICE LEAV	0	0	0
6010	TSPT ACCRUED ANNUAL LEAVE	0	0	0

**Schedule Format
2015/2016
Transport - Schedule 12**

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
3994	DEPRECIATION	204,206	193,750	2,325,000
	Total Operating Expenditure	307,464	342,978	4,115,868
	Operating Revenue			
6223	CONTRIBUTION (INC STREET LIGHTING)	0	-291	-3,500
6281	- MRD MAINTENANCE	-161,000	-161,000	-161,000
6351	DIRECTIONAL ADVERT SIGNS	0	0	0
	Total Operating Revenue	-161,000	-161,291	-164,500

ROAD PLANT PURCHASES

	Operating Revenue			
4265	CONTRIBUTIONS	0	0	0
	Total Operating Revenue	0	0	0
	Operating Expenditure			
3610	LESS PLANT DEPN WRITTEN BACK	-14,600	-16,387	-196,654
4275	PROCEEDS SALE OF ASSETS	0	0	0
4395	DISPOSAL OF VEHICLES (P/L)	0	0	0
	Total Operating Expenditure	-14,600	-16,387	-196,654
	Capital Revenue			
4345	LOAN PROCEEDS	0	0	0
4285	- UTILITIES (PROCEEDS OF TRADE)	0	-5,000	-30,000
4315	- MACHINERY (PROCEEDS OF TRADE)	0	-7,083	-85,000
	Total Capital Revenue	0	-12,083	-115,000
4405	DISPOSAL OF MACHINERY (P/L)	0	0	13,000
	Capital Expenditure			
4034	LAND & BUILDINGS	0	0	0
4214	ROAD PLANT/MACHINERY	0	42,734	512,810
4224	UTILITIES (VEHICLES)	0	9,528	57,170
4234	TRUCKS	0	0	0
4254	OTHER EQUIPMENT	0	0	0
	Total Capital Expenditure	0	52,262	569,980

**Schedule Format
2015/2016
Transport - Schedule 12**

YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
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AERODROMES

Operating Revenue

5113	CHARGES - LANDING FEES	-68	-147	-1,770
5133	HANGAR SITE LEASE	0	-78	-940
5183	CITY OF GN/GRN - OPERATING CONTRIBUTIOI	0	0	0

Total Operating Revenue

	-68	-225	-2,710
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Operating Expenditure

5902	ADMIN ALLOCATED TO AERODROMES	1,311	1,404	16,857
5912	ASSET DEPRECIATION	3,795	4,166	50,000
5932	KALBARRI AIRPORT MTCE	3,839	2,467	29,625
5935	OLD KALBARRI AIRPORT	0	0	0

Total Operating Expenditure

	8,944	8,037	96,482
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Capital Revenue

5163	Airport Reserve	0	0	0
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Schedule Format
2015/2016
Economic Services - Schedule 13

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
RURAL SERVICES				
	<i>Operating Revenue</i>			
5513	CONTRIBUTIONS/GRANTS	0	0	0
	<i>Operating Expenditure</i>			
6232	GRANT EXPENDITURE (NACC) PREVIOUS	0	0	0
TOURISM AND AREA PROMOTION				
	<i>Operating Revenue</i>			
5543	CONTRIBUTIONS	0	0	0
5563	LEASES/RENTALS	0	-4,481	-53,780
5573	CARAVAN PARK LICENCES	0	-375	-4,500
5583	REIMBURSEMENTS	0	0	0
5593	KAL TOURISM SPEC RATE	0	-2,625	-31,500
	<i>Total Operating Revenue</i>	0	-7,481	-89,780
	<i>Operating Expenditure</i>			
6322	CARAVAN PARKS/CAMPING GDS	0	0	0
6362	SPARE (EX HERITAGE - RAILWAY CARRIA	50	0	0
6372	TOURISM & PROMOTION GENERAL	632	7,839	94,077
6382	AREA PROMOTION	0	0	0
6392	ASSET DEPRECIATION	113	125	1,500
6402	LUCKY BAY	947	2,969	35,650
	<i>Total Operating Expenditure</i>	1,742	10,933	131,227
	<i>Capital Income</i>			
5005	GRANTS - TOURISM & AREA PROMOTIO	-191,250	-28,261	-339,135
7335	TFR FROM COASTAL MANAGEMENT RES	0	0	0
	<i>Total Capital Income</i>	-191,250	-28,261	-339,135
	<i>Capital Expenditure</i>			
5016	INFRASTRUCTURE ASSETS - TOURISM	13,047	52,706	632,490
BUILDING CONTROL				
	<i>Operating Revenue</i>			
5653	- BUILDING PERMITS	-1,647	-1,666	-20,000
5673	S/POOL INSPECTION FEES	0	-500	-6,000
5713	BUILDING REIMBURSEMENTS	0	-83	-1,000
5733	DEMOLITION FEES	0	0	0
	<i>Total Operating Revenue</i>	-1,647	-2,249	-27,000

Schedule Format
2015/2016
Economic Services - Schedule 13

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
	<i>Operating Expenditure</i>			
6412	SALARIES	5,518	5,977	71,730
6422	BUILDING SUPERANNUATION	761	925	11,110
6432	VEHICLE RUNNING EXPENSES	168	333	4,000
6442	CONTROL EXPENSES OTHER	1,531	1,422	17,080
6452	ACCRUED LONG SERVICE LVE	0	0	0
6462	ACCRUED ANNUAL LEAVE	0	0	0
6472	BUILD CONTROL BUILD MAIN	36	5	70
6492	ASSET DEPN -ECON SERV BUI	2,865	1,000	12,000
5195	DISPOSAL OF ASSET	0	0	0
6512	ADMIN ALLOC TO BUILD CONT	824	883	10,596
	<i>Total Operating Expenditure</i>	11,702	10,545	126,586
	<i>Capital Revenue</i>			
5175	PROCEEDS SALE OF ASSETS	0	0	0
5185	P/L ON SALE OF ASSET	0	0	0
	<i>Capital Expenditure</i>			
5124	PLANT AND EQUIPMENT	0	0	0

Schedule Format
2015/2016
Economic Services - Schedule 13

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
	OTHER ECONOMIC SERVICES			
	<i>Operating Revenue</i>			
5933	REIMBURSEMENTS	-24	-375	-4,500
5943	GRANT - LIVING COMMUNITIES PROGRA	0	0	0
5983	ELECTRICITY SUPPLY REIMBU	0	0	0
5993	PT GREGORY SPEC AREA RATE	0	-993	-11,925
	<i>Total Operating Revenue</i>	-24	-1,368	-16,425
	<i>Operating Expenditure</i>			
6752	- PORT GREGORY	21	1,086	13,040
6812	KITSON CIRCUIT LIA INDUSTRIAL UNITS P	1,411	609	7,320
	<i>Total Operating Expenditure</i>	1,432	1,695	20,360

**Schedule Format
2015/2016
Other Property and Services - Schedule 14**

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
PRIVATE WORKS				
	<i>Operating Revenue</i>			
6153	- PLANT HIRE	-1,525	-1,166	-14,000
	<i>Operating Expenditure</i>			
6912	PRIVATE WORKS - SCH 14	155	1,388	16,690
OTHER PROPERTY AND SERVICES				
	<i>Operating Revenue</i>			
6590	SELF SUPPORTING LOAN INTEREST REIMBURSEMENT	0	-1,984	-23,818
5613	CONTRIB - HALF WAY BAY COTTAGE SURVEYS	0	0	0
5623	LEASE FEES - HALF WAY BAY COTTAGES	0	-1,333	-16,000
7045	NORTHAMPTON LIA (EX MWDC GRANT ETC)	0	0	0
	<i>Total Operating Revenue</i>	0	-3,317	-39,818
	<i>Operating Expenditure</i>			
5633	GRANTS & CONTRIBUTIONS	0	0	0
6659	INTEREST ON LOANS - CEO HOUSE (SELF SUPPORT)	0	1,984	23,818
6768	HALF WAY BAY COTTAGES	0	0	0
7015	PROCEED FROM SALE ASSET	0	0	0
7025	PROFIT / LOSS ON SALE	0	0	0
7035	SALE / DISPOSAL ACCOUNT	0	0	0
7065	PROFIT LOSS LAND HELD FOR RESALE VALUE	0	0	0
	<i>Total Operating Expenditure</i>	0	1,984	23,818
	<i>Capital Revenue</i>			
5633	GRANTS & CONTRIBUTIONS	0	0	0
6591	SELF SUPPORTING LOAN - REIMB CEO PRINCIPAL	0	-1,292	-15,508
6654	LOAN FUND PROCEEDS - SELF SUPPORTING LOAN	0	0	0
7490	NORTHAMPTON INDUSTRIAL UNITS TFR TO MUNI	0	0	0
7500	LAND DEVELOPMENT RESERVE TRANSFER TO MUNI	0	0	0
	<i>Total Capital Revenue</i>	0	-1,292	-15,508
	<i>Capital Expenditure</i>			
6574	SUBDIVISIONS	0	0	0
6758	NORTHAMPTON INDUSTRIAL UNITS	0	0	0
6592	PRINCIPAL ON LOANS - CEO HOUSE (SELF SUPPORT)	0	1,292	15,508
6664	LOAN PAYMENT	0	0	0
	<i>Total Capital Expenditure</i>	0	1,292	15,508

Schedule Format
2015/2016
Other Property and Services - Schedule 14

YTD Actual YTD Budget Annual Budget
31/07/2016 31/07/2016 30/06/2017

PUBLIC WORKS OVERHEADS

Operating Expenditure

7112	ENGINEERING SALARIES	9,500	10,291	123,500
7122	ENGINEERING BUILD MAINT	70	5	70
7132	ENG. OFFICE & OTHER EXP.	625	1,114	13,400
7142	VEHICLE RUNNING EXPENSES	387	750	9,000
7152	SUPERANNUATION OF WORKMEN	16,645	19,030	228,363
7162	SICK AND HOLIDAY PAY	14,974	20,416	245,000
7172	INSURANCE ON WORKS	37,117	6,073	72,885
7182	LONG SERVICE LEAVE	3,172	2,083	25,000
7192	PROTECTIVE CLOTHING	343	1,666	20,000
7202	PUBLIC LIABILITY INSURANC	0	0	0
7222	ACCRUED ANNUAL LEAVE	0	0	0
7232	ADMIN ALLOC TO PWOH	2,300	2,464	29,572
7242	STAFF TRAINING	1,883	1,774	21,300
7252	ALLOWANCES	0	657	7,900
7282	FRINGE BENEFIT TAX	0	956	11,475
7302	LESS ALLOC. TO WKS & SRVS	-65,257	-67,288	-807,465
	Total Operating Expenditure	21,759	-9	0

PLANT OPERATION

Operating Revenue

6323	REIMBURSEMENTS	0	0	0
6423	CONTRIBUTIONS	0	-416	-5,000
6433	INSURANCE CLAIMS - VEHICLES	0	-83	-1,000
6443	DIESEL FUEL REBATE	0	-4,166	-50,000
	Total Operating Revenue	0	-4,665	-56,000

Operating Expenditure

7312	FUELS AND OILS	98	18,750	225,000
7322	TYRES AND TUBES	0	2,083	25,000
7332	PARTS AND REPAIRS	7,216	16,250	195,000
7342	REPAIR WAGES	9,284	9,216	110,600
7352	INSURANCE AND LICENSES	28,385	3,238	38,865
7362	EXPENDABLE TOOLS/STORES	0	1,365	16,385
7382	ADMIN ALLOC TO PLANT OP'N	712	762	9,151
7502	LESS ALLOC. TO WKS & SRVS	-43,164	-51,666	-620,001
	Total Operating Expenditure	2,531	-2	0

Schedule Format
2015/2016
Other Property and Services - Schedule 14

YTD Actual	YTD Budget	Annual Budget
31/07/2016	31/07/2016	30/06/2017

MATERIALS

Capital Expenditure

6620	MATERIALS PURCHASED	0	0	0
6630	STOCK RECEIVED CONTROL	0	0	0
6750	LESS MATERIALS ALLOCATED	0	0	0
	<i>Total Capital Expenditure</i>	0	0	0

SALARIES AND WAGES

Operating Revenue

6941	REIMB. - WORKERS COMPENS.	0	-1,166	-14,000
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Operating Expenditure

6810	GROSS SALARIES FOR YEAR	99,243	89,482	1,073,790
6820	GROSS WAGES FOR YEAR	123,919	138,520	1,662,244
6830	WORKERS COMPENSATION	0	0	0
6890	SALARIES ALLOC FRM SCH 20	-98,767	-89,482	-1,073,790
6900	WAGES ALLOC FRM SCH 20	-122,179	-138,520	-1,662,244
	<i>Total Operating Expenditure</i>	2,216	0	0

Schedule Format
2015/2016
Funds Transfers/Reserve Funds

RESERVE TRANSFERS

		YTD Actual	YTD Budget	Annual Budget
		31/07/2016	31/07/2016	30/06/2017
<i>Schedule 15 Reserves</i>				
7120	TFR TO ROADWORKS GENERAL	130	0	0
7130	TFR TO KALBARRI AERODROME RES	15	0	0
7140	TFR TO PLANT RESERVE	23	0	0
7150	TOWNSCAPE CARPARK RES TFR	0	0	0
7160	TFR TO SPORT & RECREATION RESERVE	0	0	0
7170	TFR TO KALB - AGED PERSONS ACCOM	500	0	0
7190	LAND SALES ACCOUNT	0	0	0
7210	TFR TO COMPUTER & OFFICE EQUIP	100	0	0
7220	TFR TO BUILDING - HOUSING	160	0	0
7240	TFR TO LEAVE RESERVE	320	0	0
7250	TFR TO BUS RESERVE	0	0	0
7260	TFR TO BRIDGE RECON RES	0	0	0
7270	TFR TO KALBARRI YOUTH ACTIVITIES RESERVE	0	0	0
7271	TFR TO COASTAL MANAGEMENT RESERVE	0	0	0
7280	TFR TO FOOTPATH RESERVE	0	0	0
7290	TFR TO NPTON AGED ACCOM RESERVE	350	0	0
7300	TFR TO TPS REVIEW RESERVE	0	0	0
7301	TFR TO KALBARRI SPECIFIED AREA RATE	0	0	0
7303	TFR TO POS DEVELOPMENT KALBARRI	0	0	0
7305	TFR TO NORTHAMPTON INDUSTRIAL UNITS RI	0	0	0
7315	TFR TO LAND DEVELOPMENT RESERVE	0	0	0
7325	TFR TO 150TH ANNIVERSARY - NORTHAMPTO	0	0	0
7180	TRANSFER TO REFUSE MANAGEMENT RESERV	0	0	0
7320	TFR FROM PLANT RESERVE	0	0	0
7380	TFR FROM ROADWORKS	0	0	0
7385	TFR TO KALBARRI TENNIS NETBALL RESERVE	0	0	0
7410	TFR FROM RESTRICTED CASH	0	0	0
7470	TFR FROM KALBARRI TOURISM SPEC AREA RA	0	0	0
7435	TFR FROM INDUSTRIAL UNIT RESERVE	0	0	0
7445	TFR FROM TOWN PLANNING RESERVE	0	0	0
Net Transfers to Reserve		1,598	0	0

RESERVE BANK ACCOUNTS

		Balance	YTD
0741	REFUSE MANAGEMENT BANK	0	0
0861	LEAVE RESERVE BANK	218,194	320
0801	ROADWORKS RESERVE BANK	54,375	130
0821	KALBARRI AERODROME BANK	24,717	15
0841	COMP & OFFICE EQUIP BANK	32,187	100
0881	HOUSE & BUILDING RESERVE	73,697	160

**Schedule Format
2015/2016
Funds Transfers/Reserve Funds**

		RESERVE TRANSFERS		
		YTD Actual	YTD Budget	Annual Budget
		31/07/2016	31/07/2016	30/06/2017
0871	KAL AGED PERSONS ACCOMM RESRV	269,359	500	
0761	BRIDGE RECON RES BANK	0	0	
0911	NPTON AGED PERSONS BANK	164,394	350	
0961	TPS REVIEW RESERVE	13,096	0	
0811	BUS RESERVE BANK	0	0	
0831	PLANT RESERVE BANK	7,002	23	
0851	SPORT & RECREATION RESERVE	0	0	
0791	KALBARRI YOUTH ACTIVITIES RESERVE	0	0	
1871	COASTAL MANAGEMENT RESERVE	0	0	
0731	KAL TOURISM SPEC RATE RES	15,000	0	
0891	FOOTPATH RESERVE	0	0	
0901	TOWNSCAPE CARPARK RESERVE	5,758	0	
0965	NORTHAMPTON INDUSTRIAL UNITS RESERVE	0	0	
0091	MAJOR LAND TRANS BANK	202,271	0	
0975	150TH ANNIVERSARY RESERVE BANK	0	0	
1881	KAL BARRI TENNIS NETBALL RESERVE BANK	169,078	0	
Total		1,249,129	1,598	

Schedule Format

2015/2016

Trust Funds

TRUST FUND

		YTD Actual	YTD Budget	Annual Budget
		31/07/2016	31/07/2016	30/06/2017
	EXPENSES			
8260	RETENTIONS	0	0	0
8280	HOUSING BONDS	0	0	0
8300	NORTHAMPTON CEMETERY FUNDS	0	0	0
8320	TAXATION INSTALMENTS	0	0	0
8330	MISCELLANEOUS GOVT GRANT	0	0	0
8340	KALBARRI YAC FUNDS	0	0	0
8350	KALBARRI AIRPORT SECURITY	0	0	0
8360	HOSPITAL BENEFIT FUND	0	0	0
8380	GALENA DONATIONS	0	0	0
8390	SALE OF LAND - OUTSTANDING RATES	0	0	0
8400	CEMETERY PURCHASES	0	0	0
8420	COMMUNITY BUS BOND EXPENSE	200	0	0
8422	WILA GUTHARRA	0	0	0
8430	RATES REFUNDED	0	0	0
8440	UNCLAIMED MONIES	0	0	0
8450	LEASE PAID IN ADVANCE	0	0	0
8460	MISCELLANEOUS DEPOSITS	0	0	0
8470	NOMINATION DEPOSITS	0	0	0
8480	HOUSING BOND INTEREST EXP	0	0	0
8490	BATAVIA REGIONAL ORGANISATION OF COUNCILS FU	0	0	0
8500	KALBARRI YOUTH SPACE PROJECT	0	0	0
8510	BUILDING TRAINING FUND	0	0	0
8520	FOOTPATHS/CYCLEWAYS	0	0	0
8530	INTEREST ON F/PATH INVEST	0	0	0
8540	TRANSPORTABLE HOUSE BONDS	0	0	0
8550	BURN OFF FEES	0	0	0
8560	HORROCKS WATER SUPPLY	0	0	0
8570	SALE OF HISTORICAL BOOKS	0	0	0
8580	SALE OF DIRECTORY	0	0	0
8590	HERITAGE GRANTS	0	0	0
8602	REDONE (KALBARRI PARK/BEACH SHELTERS)	0	0	0
8610	CONSERVATION INCENTIVES	0	0	0
8620	TOWNSCAPE PROCESS RECORD	0	0	0
8630	DROUGHT/FLOOD RELIEF FUND	0	0	0
8640	SPECIAL ISSUE LICENSE PLA	0	0	0
8650	GALENA MANAGEMENT PLAN	0	0	0
8660	LCDC-LAND PLANNING PROJEC	0	0	0
8670	DOLA - FOOTPATH & OTHER G	0	0	0
8680	SPORT & REC STUDY KALB.	0	0	0
8620	TOWNSCAPE PROCESS RECORD	0	0	0
8630	DROUGHT/FLOOD RELIEF FUND	0	0	0
8640	SPECIAL ISSUE LICENSE PLA	0	0	0
8650	GALENA MANAGEMENT PLAN	0	0	0
8660	LCDC-LAND PLANNING PROJEC	0	0	0

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
8670	DOLA - FOOTPATH & OTHER G	0	0	0
8680	SPORT & REC STUDY KALB.	0	0	0
8690	COASTWEST GRANTS	0	0	0
8700	PORT KALB RETENTION FUNDS	0	0	0
8710	KAL T/SCAPE PLAYGRND FUND	0	0	0
8720	BINNU TOWN BORE MONEY	0	0	0
8730	LANDSCAPING DOLA SUBDIVIS	0	0	0
8740	NPTON TOWNSCAPE EXPENSES	0	0	0
8750	KAL SCHOLL RDWISE FUNDS	0	0	0
8760	KALBARRI T/SCAPE FUNDS	0	0	0
8770	GWALLA WALLS FUND - EXP	0	0	0
8780	RSL HALL KEY BOND - EXPEN	0	0	0
8790	SAFER NPTON RDWISE FUNDS	0	0	0
8800	PORT GREG/HORROCKS RD DEV	0	0	0
8810	NABAWA RD FUNDING EXPEND	0	0	0
8820	AGED PERSONS UNITS BONDS	0	0	0
8830	YOUTH GRANT - SKATEBOARD	0	0	0
8840	DEPT OF TPT - SPEC PLATES	0	0	0
8850	AGED UNITS RENTAL EXPENSE	0	0	0
8860	BRB LEVY EXPENSE	0	0	0
8870	KALBARRI SALLYS TREE PLAYGROUND	0	0	0
8880	CDO GRANT	0	0	0
8891	PEET PARK DONATIONS - EXP	0	0	0
8893	AUCTION - EXPENSES	0	0	0
8896	KIDSPORT - EXPENSES	50	0	0
8897	NCCA - EXPENSES	0	0	0
8899	COMMUNITY SKATE PARK - EXPENSES	0	0	0
8901	HORROCKS MEMORIAL WALL - EXPENDITURE	0	0	0
8903	ONELIFE NORTHAMPTON - EXPENSES	0	0	0
8906	KALBARRI CAMP SCHOOL - EXPENDITURE	0	0	0
	TOTAL EXPENSES	250	0	0
INCOME				
8261	RETENTIONS	0	0	0
8281	HOUSING BONDS	0	0	0
8301	FOOTPATH DEPOSITS	-500	0	0
8311	GROUP ASSURANCE	0	0	0
8321	TAXATION INSTALMENTS	0	0	0
8331	MISCELLANEOUS GOVT GRANT	0	0	0
8341	KALBARRI YAC FUNDS	0	0	0
8351	KALBARRI AIRPORT SECURITY	0	0	0
8361	HOSPITAL BENEFIT FUND	0	0	0
8381	ASU UNION FEES	0	0	0
8391	MEU UNION FEES	0	0	0
8401	CEMETERY FUNDRAISING	0	0	0
8421	COMMUNITY BUS BOND INCOME	0	0	0
8423	WILA GUTHARRA	0	0	0
8431	STAFF BANKING	0	0	0
8441	RATES OVERPAID	0	0	0

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
8451	UNCLAIMED MONIES	0	0	0
8461	LEASE PAID IN ADVANCE	0	0	0
8471	MISCELLANEOUS DEPOSITS	0	0	0
8481	NOMINATION DEPOSITS	0	0	0
8491	INTEREST ON HOUSING BOND	0	0	0
8501	RETAIL STUDY GRANT	0	0	0
8511	BUILDING TRAINING FUND	-2,177	0	0
8521	FOOTPATHS/CYCLEWAYS	0	0	0
8531	INTEREST ON F/PATH INVEST	0	0	0
8541	TRANSPORTABLE HOUSE BONDS	0	0	0
8551	BURNING OFF FEES	0	0	0
8561	HORROCKS WATER SUPPLY	0	0	0
8571	SALE OF HISTORICAL BOOKS	0	0	0
8581	SALE OF DIRECTORY	0	0	0
8591	HERITAGE GRANTS	0	0	0
8601	KALBARRI ASSESMENT STUDY	0	0	0
8611	CONSERVATION INCENTIVES	0	0	0
8621	TOWNSCAPE PROCESS RECORD	0	0	0
8631	DROUGHT/FLOOD RELIEF FUND	0	0	0
8641	SPECIAL ISSUE LICENSE PLA	0	0	0
8651	GALENA MANAGEMENT PLAN	0	0	0
8661	LCDC-LAND PLAN PROJECT	0	0	0
8671	DOLA GRANT FOR KAL FOOTPT	0	0	0
8681	SPORT & REC STUDY KALB.	0	0	0
8691	COASTWEST GRANTS	0	0	0
8701	PORT KALB RETENTION FUNDS	0	0	0
8711	KAL T/SCAPE PLAYGRND FUND	0	0	0
8721	BINNU TOWNSITE BORE MONEY	0	0	0
8731	INCOME - LANDSCAPING DOLA	0	0	0
8741	NPTON TOWNSCAPE INCOME FD	0	0	0
8751	KAL SCHOOL RDWISE FUNDS	0	0	0
8761	KALBARRI T/SCAPE FUNDS	0	0	0
8771	GWALLA WALLS FUND - INC	0	0	0
8781	RSL HALL KEY BOND - INCOM	0	0	0
8791	SAFER NPTN RDWISE FUND IN	0	0	0
8801	PORT GREG/HORROCKS RD DEV	0	0	0
8811	NABAWA ROAD FUNDING	0	0	0
8821	AGED PERSONS UNITS BONDS	0	0	0
8831	YOUTH GRANT - SKATEBOARD	0	0	0
8841	DEPT TPT - SPEC PLATES	0	0	0
8851	AGED UNITS RENTAL INCOME	0	0	0
8861	BRB LEVY RECEIVED	0	0	0
8871	KALBARRI SALLYS TREE PLAYGROUND	0	0	0
8881	CDO GRANT	0	0	0
8890	PEET PARK DONATIONS - INC	0	0	0
8892	AUCTION - INCOME	0	0	0
8894	PUBLIC OPEN SPACE (POS)	0	0	0
8895	KIDSPORT - INCOME	0	0	0
8898	NCCA - INCOME	0	0	0
8900	COMMUNITY SKATE PARK - INCOME	0	0	0

		YTD Actual 31/07/2016	YTD Budget 31/07/2016	Annual Budget 30/06/2017
8902	HORROCKS MEMORIAL WALL - INCOME	-250	0	0
8904	ONELIFE NORTHAMPTON - INCOME	0	0	0
8905	KALBARRI CAMP SCHOOL - INCOME	0	0	0
	TOTAL INCOME	-2,927	0	0
	Trust Fund Movement	-2,677	0	0
0711	TRUST FUND BANK	2,677		
	Difference	0		

ADMINISTRATION & CORPORATE REPORT

6.5.1	COMMUNITY SPORT & RECREATION FACILITIES FUND APPLICATIONS	2
6.5.2	REQUEST FOR INSTALLATION OF THREE PHASE POWER OUTLET	11
6.5.3	O'CONNOR & LAUDER STREETS, BINNU – UPGRADE REQUEST	13
6.5.4	BUSINESS FIRE LIABILITY CLAIM	18
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6.5.6	PROPOSED KALBARRI TO SHARK BAY ROAD	25

6.5.1	COMMUNITY SPORT & RECREATION FACILITIES FUND APPLICATIONS
	<p>FILE REFERENCE: 11.1.10</p> <p>DATE OF REPORT: 12 August 2016</p> <p>REPORTING OFFICER: Debbie Carson</p> <p>RESPONSIBLE OFFICER: Garry Keefe</p> <p>APPENDICES:</p> <ol style="list-style-type: none"> 1. Photos showing current condition of Kalbarri Bowling Club green 2. Photos showing Kalbarri Golf Club burst reticulation

SUMMARY:

Council to prioritise and approve funding applications through the Community Sport and Recreation Facilities Fund for recreational projects contained within the report.

BACKGROUND:

Applications for Community Sport and Recreation Facility Fund projects, through the Department of Sport and Recreation, are now open, with local governments having to determine applications and prioritise them accordingly by 31 August 2016.

Three project applications have been received for consideration:

1. Kalbarri Bowling Club green resurfacing project,
2. Kalbarri Golf Club reticulation and electrical upgrade, and
3. Northampton Rifle Club range equipment

The local government is to prioritise the projects and forward the applications onto the Department of Sport and Recreation.

THE PROJECTS:

Kalbarri Bowling Club green resurfacing

An application has been received by the Kalbarri Bowling Club for the resurfacing of one bowling green, as the base and carpet is substantially deteriorated (see **Appendix 1**) and this has resulted in the green being unusable for social or competition bowling purposes.

The project will involve the removal of the existing bowling surface, excavation of the existing green base to a depth of 30mm, supply, placement and stabilisation of crushed rock base and sand screed, and the supply and installation of a new Super green bowling surface.

Due to the poor condition of the second green, the Club is currently operating with only one bowling green and therefore can only host competitions of up to 14 teams. The Annual Bowls and Swallows Return can see as many as 28 teams competing and currently the Club cannot cater for this annual event due to the second green being unavailable. The Club also hosts the popular Corporate Bowls event and bowling workshops for local school children, in addition to the club's annual bowling program. Each of these events relies heavily on the use of two greens, and the events are compromised as the result of only having one functional green for use.

The Shire will act as an auspice for the grant application for GST management purposes, as the Club is not registered for GST. The total cost of the project is \$147,300 plus GST and the amount requested through the CSRFF funding is \$47,977 plus GST.

Project budget is as per below:

	\$ ex GST	\$ inc GST
Income		
Kalbarri Bowling Club	\$54,546	\$60,000
MWDC requested (TBC)	\$44,777	\$49,255
CSRFF (TBC)	\$47,977	\$52,775
Total	\$147,300	\$162,030
Expenses		
Replace bowling surface	\$146,300	\$160,930
Audit costs	\$1,000	\$1,100
Total	\$147,300	\$162,030

Kalbarri Golf Club reticulation and electrical upgrade

An application has been received by the Kalbarri Golf Club for the replacement of a section of their reticulation and associated electrics. The Club currently has an issue with old reticulation pipes bursting underground causing substantial water leakage and creating flooded areas and excessive mud patches (see **Appendix 2**).

This is becoming dangerous for players and therefore the old reticulation needs quite urgent replacement to portions of the front nine holes to rectify this problem. An upgrade to the control box for this reticulation is also required.

The current playing conditions may have a negative impact on the use of the course by visitors and locals, and affect the ambience of the course, by creating unsightly and unhygienic pooling of recycled water. New reticulation will improve the course quality and encourage visitors and locals to participate and use the course more frequently.

The total cost of the project is \$30,000 plus GST and the amount requested through the CSRFF funding is \$10,000 plus GST.

	\$ ex GST	\$ inc GST
Income		
Kalbarri Golf Club	\$9,000	\$9,900
Shire of Northampton	\$6,000	\$6,600
CSRFF (TBC)	\$10,000	\$11,000
In-kind	\$5,000	\$5,000
Total	\$30,000	\$32,500
Expenses		
Reticulation materials	\$8,012	\$8,813
Additional fittings/pipes	\$1,091	\$1,200
Low voltage install/supervision	\$3,182	\$3,500
Electrical upgrades materials and labour	\$12,545	\$13,800
In-kind costs	\$5,000	\$5,000
Cost escalation	\$170	\$187
Total	\$30,000	\$32,500

Northampton Rifle Club range equipment

An application from the Northampton Rifle Club has been received for the purchase of three (3) portable electronic target sensor and controller packages. The equipment utilises wireless technology that digitally records shooting scores and results from the electronic targets. The replacement of laborious manual targets by the Club aims to increase the enjoyment, reliability and accuracy of shooting and scoring. An example of the electronic targets is provided below.



Currently the Northampton Rifle Club operates manual systems which is both labour-intensive and time consuming. Therefore, the purchase of new wireless equipment will substantially enhance the functionality of the range's shooting systems.

Each of the electronic target packages costs \$4,500 plus GST, making the total cost for three packages \$13,500 plus GST. The amount requested through CSRFF funding is \$4,500 plus GST.

	\$ ex GST	\$ inc GST
Income		
Northampton Rifle Club	\$2,000	\$2,200
MWDC (to be requested)	\$7,000	\$7,700
CSRFF (TBC)	\$4,500	\$4,950
Total	\$13,500	\$14,850
Expenses		
3 x Electronic target packages	\$13,500	\$14,850
Total	\$13,500	\$14,850

GOVERNMENT CONSULTATION:

It is a requirement for all projects applying for CSRFF that they be discussed with the Department of Sport and Recreation Regional Manager. This has occurred.

FINANCIAL & BUDGET IMPLICATIONS:

Council has made a provision of \$6,000 (exc GST) within its 2016/17 budget for the Kalbarri Golf Club for the replacement of reticulation, as a result of the budget submission received from the Club.

No financial contribution has been requested for either of the other two funding applications.

STRATEGIC IMPLICATIONS:

Local: Shire of Northampton Planning for the Future 2009-2019

Strategy	Sporting precincts to support local talent
Key Actions	Ensure Sporting facilities are in line with population trends
Measures of Success	Value of grants directed at sporting infrastructure across the Shire

Each of these projects would enhance the strategic objectives of the Shire of Northampton.

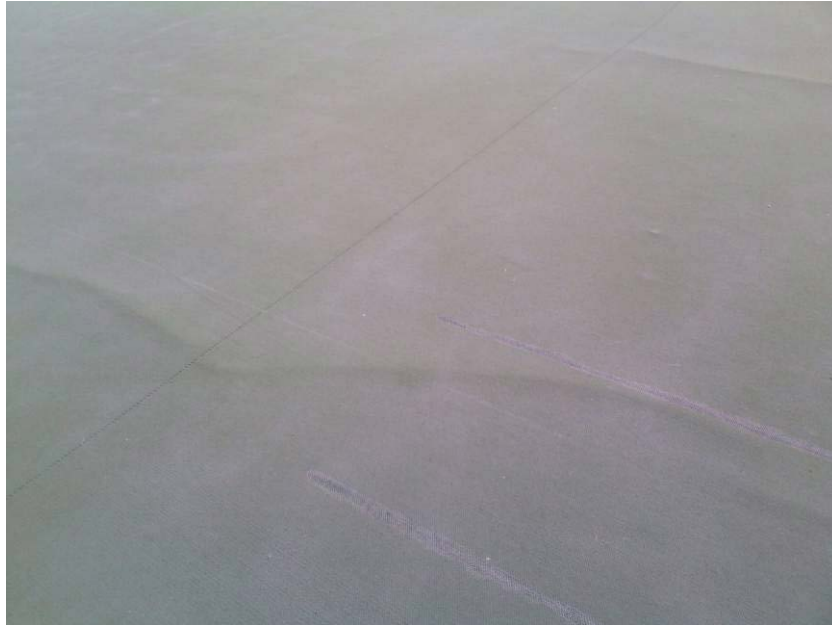
VOTING REQUIREMENT:

Simple Majority Required:

OFFICER RECOMMENDATION – ITEM 6.5.1

That Council supports the three CSRFF grant applications as presented, and forwards them to the Department of Sport and Recreation, with the project priorities being determined by Council.

APPENDICES 1 – KALBARRI BOWLING GREEN





APPENDICES 2 – KALBARRI GOLF CLUB





6.5.2 REQUEST FOR INSTALLATION OF THREE PHASE POWER OUTLET

LOCATION:	Northampton Recreation Oval
CORRESPONDENT:	Northampton District Agricultural Society
FILE REFERENCE:	11.1.8
DATE OF REPORT:	15 August 2016
REPORTING OFFICER:	Garry Keefe

SUMMARY:

Council to consider a request for the installation of three phase power outlets at the Northampton Recreation Oval.

BACKGROUND:

A request has been received from the Northampton District Agricultural Society for Council to install three phase power outlets to assist in operations of the Agricultural Show. Primarily for use by the side show alley operators and community stalls on the oval area during the show.

In previous years extension cords have been used from a power source at the exhibition hall which required the extension cords to be located across car parking and access ways to both exhibition and the Northampton Community Centre building.

COMMENT:

A quote has been received from the electrical contractor who installed the oval lights to determine if three phase outlets can be located on the lights mains/switchboard, of which they have confirmed this can occur and the cost is \$1,460 GST exclusive.

FINANCIAL & BUDGET IMPLICATIONS:

Council has no provision within the 2016/17 Budget and therefore the Council needs to determine if these works are to be approved.

STATUTORY IMPLICATIONS:

Local Government Act 1995 – Section 6.8, authorising unbudgeted expenditure.

VOTING REQUIREMENT:

Absolute Majority Required: - As there is no provision for this expenditure within the 2016/2017 Budget, Council needs to approve the expenditure by an absolute majority as per Section 6.8 of the Local Government Act 1995, if the works are approved.

OFFICER RECOMMENDATION – ITEM 6.5.2

For Council determination.

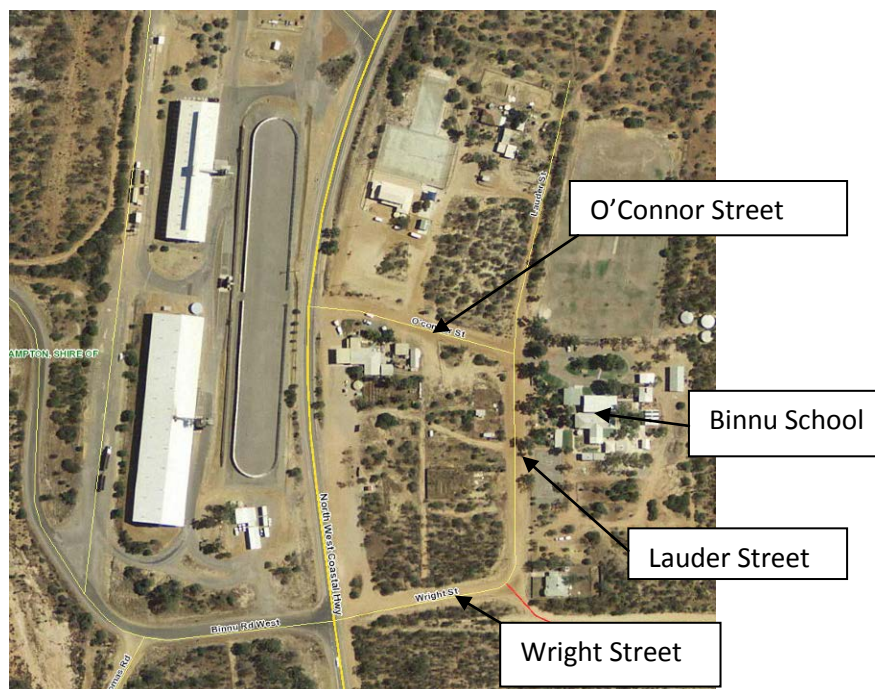
6.5.3 O'CONNOR & LAUDER STREETS, BINNU – UPGRADE REQUEST

LOCATION:	Lauder Street, Binnu
FILE REFERENCE:	12.1.2
DATE OF REPORT:	15 August 2016
REPORTING OFFICER:	Garry Keeffe
APPENDICES:	1. Photos of recent street condition

SUMMARY:

Council to consider a request for upgrade of O'Connor and Lauder Streets, Binnu.

LOCALITY PLANS:



BACKGROUND:

Correspondence has been received from the Ajana/Binnu CWA for Council to again consider the upgrade of O'Connor, Lauder and Wright Streets in Binnu which is the street that services the Binnu School.

Recent photos (see Appendices1) have been provided showing the condition of the streets in wet weather conditions.

COMMENT:

Council has considered the bitumen sealing of these streets previously (last budget was 2010/2011) however has not been approved in past draft budgets as not considered a high priority as compared to other road projects. The estimated cost in 2010/2011 was \$60,000.

Revised estimated costs have been developed on two options:

Option 1

Reconstruct and bitumen seal the three streets to create “sealed loop”, estimated cost \$64,000 with a cash cost component of \$36,000. No kerb within this proposal.

Option 2

Reconstruct and bitumen seal O’Conner Street to school bus parking area on Lauder Street, estimated cost \$58,000 with a cash cost component of \$31,000. No kerb within this proposal.

The condition or upgrade of the streets has not been raised by the community in recent budget and/or Corporate Business Plan submissions, however Management does receive concerns of the condition of the streets following wet weather conditions.

Drainage works were undertaken on the streets in 2012/13 to resolve water pooling issues but no other improvement works have been undertaken.

FINANCIAL & BUDGET IMPLICATIONS:

There is no provision within the current budget and Council will need to determine if this project is to be listed in future budgets for consideration.

STRATEGIC IMPLICATIONS:

Corporate Business Plan – the upgrading of either of the above streets is not listed within the future road projects that are within the current Corporate Business Plan

VOTING REQUIREMENT:

Simple Majority Required:

OFFICER RECOMMENDATION – ITEM 6.5.3

That Council list the upgrading of O'Connor, Lauder and Wright Streets, Binu to a 7m bitumen seal in the 2017/18 Draft Budget.

APPENDICES 1 – Lauder Street, Binnu





6.5.4	BUSINESS FIRE LIABILITY CLAIM
FILE REFERENCE:	14.1.3
DATE OF REPORT:	15 August 2016
REPORTING OFFICER:	Garry Keeffe
APPENDICES:	1. Legal Advice on Claim (provided under separate cover)

SUMMARY:

Advice from Councils insurers, Local Government Insurance Services (LGIS) in regards to liability claim for contamination cleanup costs as a result of Business Fire in April 2015.

BACKGROUND:

As previously reported, Management has progressed with a insurance liability claim against CT & L Woodcocks insurers in an attempt to recover costs incurred to clean up the Lions Park and Northampton Caravan Park as a result of chemical contamination from the fire.

Advice has now been received from the LGIS legal advisors, DLA Piper, that the Council has no entitlement to recover costs incurred as negligence cannot be proven.

COMMENT:

The above outcome was, by Management, expected. The legal advice however does indicate another avenue where a claim may be able to be lodged under the Contaminated Sites Act. However as LGIS do not have any avenue to make a claim under the Contaminated sites Act they will not be able seek recovery on Councils behalf, however should the Council wish to peruse this action, DLA Piper are prepared to view the claim.

DLA Piper indicates that this is a complicated avenue with many aspects to be considered, a copy of their advice will be forwarded under separate cover as is confidential.

Management has requested estimated costs for this action however were not available at the time of compiling this report and will be presented at the meeting.

It is also considered that this avenue to claim again may not be successful and Council needs to be mindful on the expenditure already incurred for the rehabilitation after the fire and if additional expenditure to peruse a “possible” claim is warranted.

Within correspondence from the Premier and various Ministers of the State Government, they would not consider any recompense to Council until the liability claim had been pursued. This is considered to have now been undertaken and Management recommends that Council again corresponds to the Premier and the various Ministers to reconsider their stance on recompensing the Council for costs incurred from the incident.

FINANCIAL & BUDGET IMPLICATIONS:

Additional legal costs will have an impact on the 2016/17 budget however depends on the level of costs that would be incurred over the year. The Council has a general provision of \$10,000 for legal costs within the current budget.

VOTING REQUIREMENT:

Simple Majority Required:

OFFICER RECOMMENDATION – ITEM 6.5.4

For Council determination.

6.5.5 REVIEW OF LOCAL LAWS

FILE REFERENCE: 4.2.3
DATE OF REPORT: 15 August 2016
REPORTING OFFICER: Garry Keffe & Lind Consulting

SUMMARY:

Council to commence process to review its Local Laws.

BACKGROUND:

To undertake a statutory review of the Shire of Northampton Local Laws in accordance with section 3.16 of the Local Government Act 1995. The previous Local Law reviews were conducted in 1998 and 2004. The CEO undertook a desk top review in 2012 and as no changes were recommended, this was not reported to the Council.

COMMENT:

To undertake a statutory review of the Shire of Northampton Local Laws in accordance with section 3.16 of the Local Government Act 1995 the following table lists the Shire's Local Laws and the action proposed by the Consultant (and supported by the CEO):

	Title	Gazette	Page No	PROPOSED ACTIONS
1	Aerodrome	09/12/1977	4575/7	REPEAL Against WALGA Template Local Government Property Local Law
2	Bees Keeping of	08/07/1994	3316	REVIEW Against WALGA Template Beekeeping
3	Bush Fire Brigades (old By-Law) Establishment, Maintenance and Equipment of	15 May 1987	2126-2127	REVIEW Against WALGA Template Bush Fire Brigades
4	Cemeteries – Kalbarri and Northampton	16/10/1997	5745–52	REVIEW Against WALGA Template Cemeteries
5	Dogs - Local Law Relating to	29/10/2004	4931-8	REVIEW Against WALGA Template Dogs

6	Fencing	03/11/1989	3981	REVIEW Against WALGA Template Fencing
7	Half Way Bay	28/07/1978	2742/44	REPEAL Superseded with introduction of Caravan Parks and Camping Grounds Act 1995 and Regulations 1997. Proposal for <i>Holiday Parks and Camping Grounds Legislation [2015]</i> - The purpose of this paper is to put forward proposed options for inclusion in new caravan and camping legislation in Western Australia. The objectives to be achieved from developing new legislation shall provide clarity in the interpretation of the legislation; consistency in the application of the legislation by local governments and state government agencies, and flexibility of prescribed requirements for existing and new developments. REVIEW Against WALGA Template Local Government Property Local Law
8	Hawkers	25/10/1985	4135	REPEAL Against WALGA Template Activities on Thoroughfares and Trading Local Law
9	Health Local Laws 2007	16/07/2007 23/05/2008 (amend)	3473-523 1993	REVIEW - HOLD OVER WITH NO ACTION New <i>Public Health Bill</i> has been adopted by Parliament - Royal Assent given 25 Jul 2016 as Act No. 18 of 2016. Proposed new Regulations may give rise to the Health LLs being made obsolete.
10	Horrocks Beach	16/06/1978 02/09/1988 (amend)	1929/31 3454	REPEAL Against WALGA Template Local Government Property Local Law
11	Jetty Kalbarri Recreation	09/12/1977 19/08/1988 (amend) 27/11/1998 (amend)	4577/80 2957/8 6352	REVIEW Compare against Shire of Busselton's Jetty Local Law 2015 (to include Horrocks & Kalbarri Jetties)
12	Old Refrigerators and Cabinets -Draft Model By-Law No.8	29/11/1962	3827	REVIEW Against WALGA Template Urban Environment and Nuisance

13	Removal and Disposal of Obstructing Vehicles	29/04/1994	1752-3	REPEAL Superseded by Part 3 of the <i>Local Government Act 1995</i>
14	Reserves and Foreshores	13/01/1998	319-328	REPEAL Against WALGA Template Local Government Property Local Law
15	Safety, Decency and Convenience of Bathers - Draft Model By-Law No.14	17/09/1964 10/07/1987 (amend)	3267 2632	REPEAL Against WALGA Template Local Government Property Local Law
16	Trading in Public Places	19/03/1987	973/4	REVIEW Against WALGA Template Activities on Thoroughfares and Trading Local Law

It is recommended that a number of Local Laws are to be incorporated into one Local Law being the Local Government Property Local Law. This makes administering of uses on Council property a simpler method instead of the current case where several Local Laws are in place.

Clause (2) of section 3.16 of the Act requires public consultation be conducted for a period of at least six(6) weeks as part of the review process. The public notice of the proposed review must be advertised State-wide, following which all submissions are to be considered by the local government and a report prepared of the review process and presented to Council. Council is then required to consider the report and determine whether or not it considers that the Local Law should be repealed or amended. Those Local Laws that are considered obsolete do not need to go through the review process and should be directly incorporated into a Repeal Local Law.

The following process is envisaged for the review process:

1. Council resolution to conduct review
2. Preparation of Discussion Paper & Placement of Public Notice
3. Closure of Public Notice and Consultation Period
4. Review of submissions and preparation of report to Council

Should the Council determine a Local Law requires amendment then a separate process under section 3.12 of the Act will take place, which covers the making and amending of the Local Laws.

STATUTORY ENVIRONMENT

Section 3.16 of the Local Government Act - Periodic review of Local Laws

(1) Within a period of 8 years from the day when a Local Law commenced or a report of a review of the Local Law was accepted under this section, as the case requires, a local government is to carry out a review of the Local Law to determine whether or not it considers that it should be repealed or amended.

(2) The local government is to give Statewide public notice stating that —

- (a) the local government proposes to review the Local Law;*
- (b) a copy of the Local Law may be inspected or obtained at any place specified in the notice; and*
- (c) submissions about the Local Law may be made to the local government before a day to be specified in the notice, being a day that is not less than 6 weeks after the notice is given.*

(2a) A notice under subsection (2) is also to be published and exhibited as if it were a local public notice.

(3) After the last day for submissions, the local government is to consider any submissions made and cause a report of the review to be prepared and submitted to its council.

(4) When its council has considered the report, the local government may determine whether or not it considers that the Local Law should be repealed or amended.*

** Absolute majority required.*

POLICY IMPLICATIONS

There is no policy implications associated with this item at this point in time. However as a result of the review process and amendments made to Local Laws, amendments to specific Council policies may be required.

FINANCIAL IMPLICATIONS

Adequate budget allocations have be made in 2016/2017 to accommodate the cost to undertake the review process for both advertising and using a consultancy services. Lind Consulting has been appointed to undertake the review process on behalf of Council.

STRATEGIC IMPLICATIONS

It is important Council has up to date and relevant Local Laws; hence the statutory requirement to review all Local Laws at least once every eight (8) years.

CONSULTATION

Shire Officers will have the opportunity to examine the existing Local Laws and in conjunction with the consultant to identify potential amendments to the Local Laws.

Public consultation will be undertaken as part of the review process.

Councillors will be given further opportunity to make comment on the draft amendments after the public consultation period has closed.

VOTING REQUIREMENTS

Simple Majority

OFFICER RECOMMENDATION – ITEM 6.5.5

That Council:

- 1. Resolves to undertake a review of its existing Local Laws; and**
- 2. In accordance with section 3.16(2) of the Local Government Act 1995, give public notice of its intention to undertake a review of its Local Laws.**

6.5.6	PROPOSED KALBARRI TO SHARK BAY ROAD
FILE REFERENCE:	12.1.18
DATE OF REPORT:	17 August 2016
REPORTING OFFICER:	Garry Keeffe
APPENDICES:	1. GHD Proposal/Scope of Works for review

SUMMARY:

Council to consider engaging GHD to undertake review of the initial planning study for the development of the proposed Kalbarri to Shark Bay Road.

BACKGROUND:

Council has been pursuing the development of a road from Kalbarri to Shark Bay for a number of years.

In 2001 an initial planning study was finalised however as a result in the change of state government the then Minister did not wish to pursue the development of the road and therefore the project did not progress.

With the project now part of the Mid West Development Commission Blue Print, which identifies infrastructure projects throughout the mid west, planning for the proposed road has recommenced, first with an initial meeting with the Shire of Shark Bay to gain their support and secondly to request an engineering consulting firm to review the initial planning study.

COMMENT:

The original planning study was prepared by Halpern Glick Maunsell, who no longer exists and is now part of another large engineering consulting firm. As a result the CEO approached Geraldton based engineering consulting firm GHD Pty Ltd to provide a quote to assist in the update of the planning study. Being a locally based firm it is easier for management to hold discussions with them which reduces costs in travel etc.

GHD have now provided a Planning Study Update Proposal (Appendices 1).

Their proposed scope of works are:

- Review existing planning study
- Undertake a desktop Environmental Impact Assessment

- Provide preliminary estimate to undertake investigations identified to complete knowledge gaps
- Provide advice on likely timing required to obtain relevant approvals prior to project commencement

Once the above review has been undertaken, the two Council's can then progress to the next stage in securing the road alignment, establish estimated costs etc. This process will require significant funding and it is proposed to seek grant funding through the Royalties for Regions program for this phase.

FINANCIAL & BUDGET IMPLICATIONS:

The cost to undertake the initial review by GHD Pty Ltd is \$12,950 GST exclusive.

Due to the unknown time frame for this project, no provision was made within the 2016/17 Budget. Council has within the road reserve fund a balance of \$54,200 and it is recommended that these funds be used for this first review process.

The CEO has advised the Shire of Shark Bay of the above and has requested if they are in a position to contribute to the review, if not it is recommended that this Council progress it and meet the total cost as per above.

STATUTORY IMPLICATIONS:

Local Government Act 1995 – Section 6.8, authorising unbudgeted expenditure.

STRATEGIC IMPLICATIONS:

Local: Shire of Northampton Planning for the Future 2014-2023

Strategy - Increase support for tourism across the shire and enable tourism to become a major and sustainable industry for the shire.

Key Action - 1.1.7 Develop the Kalbarri to Shark Bay Road.

Measure of Success - Development of Road

VOTING REQUIREMENT:

Absolute Majority Required: - As there is no provision for this expenditure within the 2016/2017 Budget, Council needs to approve the expenditure and use of the reserve funds by an absolute majority as per Section 6.8 of the Local Government Act 1995, if the review is to be undertaken.

Simple Majority Required:

OFFICER RECOMMENDATION – ITEM 6.5.6**That Council:**

- 1. Engage the services of GHD Pty Ltd to undertake a review of the existing planning study for the development of the Kalbarri to Shark Bay Road at a cost of \$12,950.**
- 2. That Road Reserve Funds be used to cover this cost or a proportion of the cost should the Shire of Shark Bay also contribute to the study review.**

APPENDICES 1 – GHD Pty Ltd Proposal



05 August 2016

Shire of Northampton
Chief Executive Officer
Attention: Garry Keeffe

Our ref: 61/092013/3/16959
Your ref:

Dear Garry

Proposed Kalbarri to Shark Bay Road Planning Study Update Proposal

1 Introduction

1.1 Project Background

Main Roads Western Australia commissioned Halpern Glick Maunsell Pty Ltd (HGM) to undertake a planning study for a potential road from Kalbarri to Shark Bay and Steep Point. The planning study was finalised in April 2001. The proposed road would link the Ajana- Kalbarri Road in the south with the Useless Loop Road in the north, providing access to the coast at various locations along the route, as well as other points of tourist interest.

There were two routes originally identified, with routes originally based upon a coastal route following a seismic line cut in the 1970s for oil exploration and an inland route along an old stock route. The coastal route was considered as the preferred option for development.

Following a change of government in February 2001 the State Minister for Transport did not pursue the concept of the road. The Shire of Northampton now wishes to pursue the development of the road as a safari-type road to boost tourism in the two regions, and has requested the Shire of Shark Bay's support for the development of the road.

1.2 Planning Study Revision

The Shire of Northampton has approached GHD Pty Ltd (GHD) to assist in the update of a planning study completed for the proposed Kalbarri to Shark Bay Road.

GHD proposes the following scope of works, including:

- Review existing planning study;
- Undertake a Desktop Environmental Impact Assessment (EIA) to update information and identify knowledge gaps;



- Provide a preliminary estimate to undertake investigations identified to complete knowledge gaps (i.e. recommendations for further assessment); and
- Provide advice on likely timing required to obtain relevant approvals prior to project commencement.

2 Proposed Methodology

2.1 Review of Existing Planning Study

The existing planning study will be reviewed by GHD to identify gaps in:

- Planning requirements;
- Environmental approvals;
- Heritage approvals.

2.2 Desktop EIA

As part of the planning study update, the desktop EIA will include an assessment of the following aspects:

- Land vesting (including reserves and conservation areas);
- Heritage (aboriginal and non-indigenous);
- Geology and soils (including Acid Sulphate Soils);
- Contaminated Sites;
- Hazardous substances;
- Air quality (dust), noise and vibration;
- Hydrology (wetlands, watercourses, groundwater, public drinking water sources);
- Environmentally Sensitive Areas
- Terrestrial Vegetation (vegetation association, extent and status);
- Threatened Ecological Communities;
- Biodiversity (significant flora, fauna; habitat values and linkages; declared (noxious) plants); and
- Dieback.

The desktop EIA will also involve an analysis of Matters of National Environmental Significance (MNES) to determine whether the project significantly impacts on a MNES and could require referral to the Australian Government.

Results of the database searches and desktop EIA information will be mapped at a suitable scale.



2.3 Advice on Knowledge Gap Requirements

The HGM (2001) Planning Study indicated the following outstanding issues identified at the time:

- Aboriginal ethnographic survey (not undertaken as part of the 2001 study);
- Updated Aboriginal archaeological surveys;
- Additional botanical and zoological surveys;
- Consideration of pastoral lease water and stock requirements;
- Protection of fragile cliffs, heritage sites (Zuytdorp Wreck Site)
- Safety of road users (e.g. no vehicle refueling or repair locations along the 250 km length);
- Appropriate tourism development – e.g. staging of route for day trips, etc.;
- Murchison River crossing during periods of flood;
- Access through Reserves and World Heritage Areas;
- Environmental assessments – likely to require State and Australian Government approvals. The HGM (2001) Planning Study states: "It is probably that the assessment required will be at the level of Public Environmental Review. The environmental approvals process should be confirmed with the [Department of Environment Regulation] prior to formalising any proposal for the road";
- Detailed road survey and design; and
- Geotechnical appraisal of the route to minimise impacts on construction, and identify sources of road materials.

GHD will utilise the results of the review of the planning study, as well as the outcomes of the desktop EIA to inform the Shire of Northampton on the requirements needed to assist the project in obtaining the necessary approvals to commence.

GHD will supply the Shire of Northampton with preliminary estimates to complete additional works required deemed necessary to progress the project.

2.4 Advice on Timing to Achieve Project Requirements

In addition to the preliminary estimates deemed necessary to complete the works required, GHD will indicate the timing that project approvals are likely to take prior to the possible commencement of the project.



3 GHD Fees

GHD has supplied the following lump sum estimate (exclusive of GST) to complete the scope of works.

Task	Estimate
Client liaison and project management	\$ 950.00
Review of 2001 Planning Study	\$ 1,700.00
Desktop Information Updates	\$ 8,850.00
Gap Analysis Costing and Timing	\$ 1,450.00
Total (ex GST)	\$ 12,950.00

4 Notes to fee Estimate

4.1 Consultancy Agreement

The project will be undertaken under a signed GHD's Consultancy Agreement (attached). The project will commence upon receipt of approval from the Shire of Northampton and/or signed purchase order.

4.2 Changes to Scope

Should any changes to the existing scope be identified during the project that require additional works, discussion with the Shire of Northampton will occur and be agreed to, prior to proceeding.

4.3 Program

Works will commence within five working days of receipt of written instructions to proceed and/or purchase order.

5 Assumptions and Exclusions

We have prepared this proposal based on the following assumptions:

- GHD fee estimate are based on all works being completed prior to 31 December 2016;
- Any additional work the Shire of Northampton proposes to include that is outside the scope of work indicated in this proposal will require a review of the fee estimate; and
- GHD cannot warrant or guarantee the success or otherwise of gaining approvals.

On advice from the Shire of Northampton, GHD has excluded any requirements for the project to undergo:

- Stakeholder consultation;



- Community consultation;
- Road design;
- Geotechnical advice;
- Safety and tourism advice; and
- Field works or any site visits.

We trust this proposal meets your requirements. If you have any questions regarding this proposal or require any clarification about the proposal please contact the undersigned.

Yours sincerely
GHD Pty Ltd



Joshua Foster
Principal Ecologist
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